

**ADDENDUM TO INITIAL STUDY/
MITIGATED NEGATIVE DECLARATION
(SCH No. 2020059018)**

**SAN MATEO UNION HIGH SCHOOL DISTRICT
CAPUCHINO HIGH SCHOOL ATHLETICS COMPLEX PROJECT**

December 2021

Prepared For:
San Mateo Union High School District
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1.0 INTRODUCTION AND BACKGROUND

1.1 INTRODUCTION

This environmental document is an Addendum to the San Mateo Union High School District's (SMUHSD or District) Capuchino High School Athletics Complex Project Initial Study/Mitigated Negative Declaration (IS/MND), State Clearinghouse No. 2020059018, adopted in October 2020 by the SMUHSD. The SMUHSD is the lead agency under CEQA.

This Addendum addresses refinements to the project plans that result in the removal of three additional trees. As demonstrated in this Addendum, the IS/MND continues to serve as the appropriate document addressing the environmental impacts of these improvements pursuant to California Environmental Quality Act (CEQA).

1.2 BACKGROUND

The IS/MND was prepared to address construction and operational impacts of the proposed Capuchino High School Athletics Complex Project (Approved Project). The IS/MND evaluated potential environmental effects on aesthetics, agriculture and forestry resources, air quality, biological resources, cultural resources, geology and soils, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, mineral resources, noise, population and housing, public services, recreation, transportation/traffic, utilities and service systems, and mandatory findings of significance. All impacts identified in the IS/MND were either less than significant or have been mitigated to below a level of significance through implementation of mitigation measures identified in the document and subsequently incorporated into the project by IS/MND the District. Two of the mitigation measures, Mitigation BIO-1 and BIO-2, addressed loss of bird nests and bat roosting habitat associated from the previously proposed tree removal. The aesthetics analysis in the IS/MND also addressed the impacts of tree removal on visual quality.

1.3 PURPOSE OF ADDENDUM TO THE IS/MND

When a proposed project is changed, there are changes in environmental setting, or additional analysis is required, a determination must be made by the Lead Agency as to whether an Addendum or Subsequent EIR or MND is prepared. CEQA Guidelines Sections 15162 and 15164 set forth criteria to assess which environmental document is appropriate. The criteria for determining whether an Addendum or Subsequent MND is prepared are outlined below. If the criteria below are true, then an Addendum is the appropriate document:

- No new significant impacts will result from the project or from new mitigation measures.
- No substantial increase in the severity of environmental impact will occur.
- No new feasible alternatives or mitigation measures that would reduce impacts previously found not to be feasible have, in fact, been found to be feasible.

Based upon the information provided in Section 3.0 of this document, the changes to the Approved Project will not result in new significant impacts or substantially increase the severity of impacts previously identified in the IS/MND, and there are no previously infeasible alternatives that are now feasible. None of the other factors set forth in Section 15162(a)(3) are present. Therefore, an Addendum is appropriate. This Addendum addresses the environmental effects of the revised tree removal plan.

2.0 PROJECT DESCRIPTION

2.1 Project Location And Setting

Capuchino High School is located at 1501 Magnolia Avenue in the southern area of City of San Bruno, in San Mateo County. While the campus is within the San Bruno City limits, it is surrounded by land within the City of Millbrae. Regionally, the campus is accessed via from US Highway 101, via El Camino Real and Park Boulevard. The Capuchino High School campus is located north of Barcelona Drive and Millwood Drive, south and east of Park Boulevard, and southwest of Magnolia Avenue.

The high school campus is bounded on all sides by residential land uses across Park Boulevard, Barcelona Drive, Magnolia Avenue, and Millwood Drive. The athletic facilities that comprise the project area are located at the northeastern and northwestern edges of the campus.

2.2. Previously Approved Project

The previously approved project is a reconfigured and improved athletics complex for the school including:

- Replacement of the existing baseball field grass surface with an artificial turf system and renovating/improving/expanding ancillary field facilities, and adding lighting and a PA system;
- Replacement of the existing softball field grass surface with an artificial turf system and renovating/improving/expanding ancillary field facilities, and adding lighting and a PA system;
- Replacing the tennis courts with a new soccer and softball field, with a PA system and lighting;

- Replacement of the existing practice field grass surface with an artificial turf system and adding lighting, and a PA system;
- Adding lighting to the swimming pool complex
- Seven of the eight existing tennis courts would be resurfaced and one of the tennis courts would be eliminated to provide space for an Americans with Disabilities Act (ADA)

With respect to trees, the Final IS/MND included the following description:

Tree Planting and Removal. An arborist report¹ was prepared for the project which determined the following:

- There are seven trees that are located in and around the project area including three are blackwood acacias (*Acacia melanoxylon*), three Monterey pines (*Pinus radiata*), and one unidentified pine (*Pinus* sp.)
- Up to two trees may be removed as a result of the project. These trees, both Monterey Pines, are located near the softball field, south of the baseball field along Park Boulevard. One is currently recommended for removal because it is in very poor condition and another may conflict with the project design. Six trees would be transplanted and 13 existing trees would be protected.
- Fifty-seven new trees would be planted as part of the project, resulting in a net increase of 55 trees.

2.2 PROPOSED PROJECT REVISIONS

The current project proposes minor adjustments to the site plan described in the IS that would result in the removal of three additional trees (see Attachment 1 to this Addendum). These include one tree at the softball field, adjacent to Park Blvd., one tree in a group of four trees at the edge of the baseball field near Magnolia Ave., and one tree near the practice field, along Magnolia Ave. No other changes to the project would occur.

Additional analysis has been conducted on the potential impact of this tree removal on aesthetics and biological resources. The results of this analysis are discussed below.

¹ “Tree Protection for Proposed Sports Field Reconstruction at Capuchino High School”, Aesculus Arboricultural Consulting, February 14, 2020. A copy is on file at the District offices.

3.0 ENVIRONMENTAL ANALYSIS

As explained in Section 1.0, this Addendum has been undertaken pursuant to the provisions of CEQA Sections 15162 and 15164 to provide the District with the factual basis for determining whether any changes in the project, any changes in circumstances, or any new information since the IS/MND was certified require additional environmental review or preparation of a Subsequent MND or EIR to the IS/MND previously prepared.

The environmental analysis provided in the IS/MND remains current and applicable to the proposed project in all areas, as summarized below:

Aesthetics – Regarding trees, the IS/MND concluded:

IS Aesthetics Question I c): The project would also result in the removal of several trees adjacent to and north of the softball field and the planting of 57 new trees in the project area.

Overall there was no significant change in visual impact from the project improvements, including tree removal.

Removal of the three additional trees would not substantively affect overall views of the school frontages- one is in a group of trees, and the other two are isolated and minor components of the visual environment. In no views are all three trees visible, so their removal would represent minor alterations to visual character in from off-campus viewpoints. Additionally, proposed planting plans, as described in the IS/MND, would substantially exceed the trees to be removed.

Biological Resources – regarding trees, the Biological Resources analysis in the IS/MND stated:

IS Bio Resources Question IV a) The project has the potential to affect migratory and nesting protected bird species by tree removal and noise impacts on active nests. Roosting or nesting special-status bat species also may be affected. Thirteen trees would be protected, two trees would be removed, six trees would be transplanted, and 57 replacement trees would be planted. This potentially significant impact would be reduced to a less-than-significant level by implementation of Mitigation Measures BIO- 1 and BIO-2, below.

IV. e) The project would remove two mature Monterey pine trees and transplant six other protected trees. In addition, the proposed basketball complex lies within the tree protection zone (TPZ) of tree #1 (a non-native black acacia). The proposed tennis complex lies within the TPZ of tree #2 (a pine). Some grading and/or excavation appears necessary in these areas. The City of San Bruno regulates the removal or alteration of

trees to preserve scenic beauty, maintain property values, minimize erosion problems. The City's Heritage Tree Ordinance applies to:

Native Bay (Umbellularia californica), Buckeye (Aesculus species), Oak (Quercus species), Redwood (Sequoia sempervirens), or Pine (Pinus radiata) tree that has a diameter of six (6) inches or more measured at fifty-four (54) inches above natural grade;

Any tree or stand of trees designated by resolution of the city council to be of special historical value or of significant community benefit;

A stand of trees, the nature of which makes each dependent on the others for survival; or Any other tree with a trunk diameter of ten (10) inches or more, measured at fifty-four (54) inches above natural grade.

*The City's Heritage Tree Ordinance declares such trees, whether located on City or private property, to be an asset to the community at large and provides penalties for removing or improperly pruning these trees. However, the City does not have jurisdiction over on-site activities, as this site falls under SMUHSD jurisdiction. Therefore, the District would not be required to obtain a tree removal permit from the City of San Bruno for their removal. **No impact** would occur.*

The IS/MND also included the following mitigation measures for tree removal:

Mitigation Measures

Measure BIO-1: Prevent Loss of Active Bird Nests. *A pre-construction survey for nesting birds shall be conducted by a qualified biologist within two weeks of construction activities, if activities are to occur within nesting/breeding season of native bird species (February- August). If active nests are identified within 300 feet of construction, and would be exposed to prolonged construction-related noise above normal levels, a buffer shall be implemented around nests during the breeding season, or until a biologist determines the young have fledged. The size of the buffer and the type of construction activity will depend on multiple factors including relative change in noise and disturbance during construction activity, amount of vegetative screening between activity and nest, and sensitivity of species.*

Measure BIO-2: Prevent Loss of Roosting Habitat for Bat Species. *The potential of the large trees to provide suitable roosting habitat shall be assessed by a qualified bat biologist, and if necessary, a roosting bat protection plan shall be implemented. If bats are determined to be using the site, minimization measures shall include prohibiting*

night work activities (between 10pm and sunrise), and minimizing work activities to outside of the most sensitive breeding (non-volant) period of April to August.

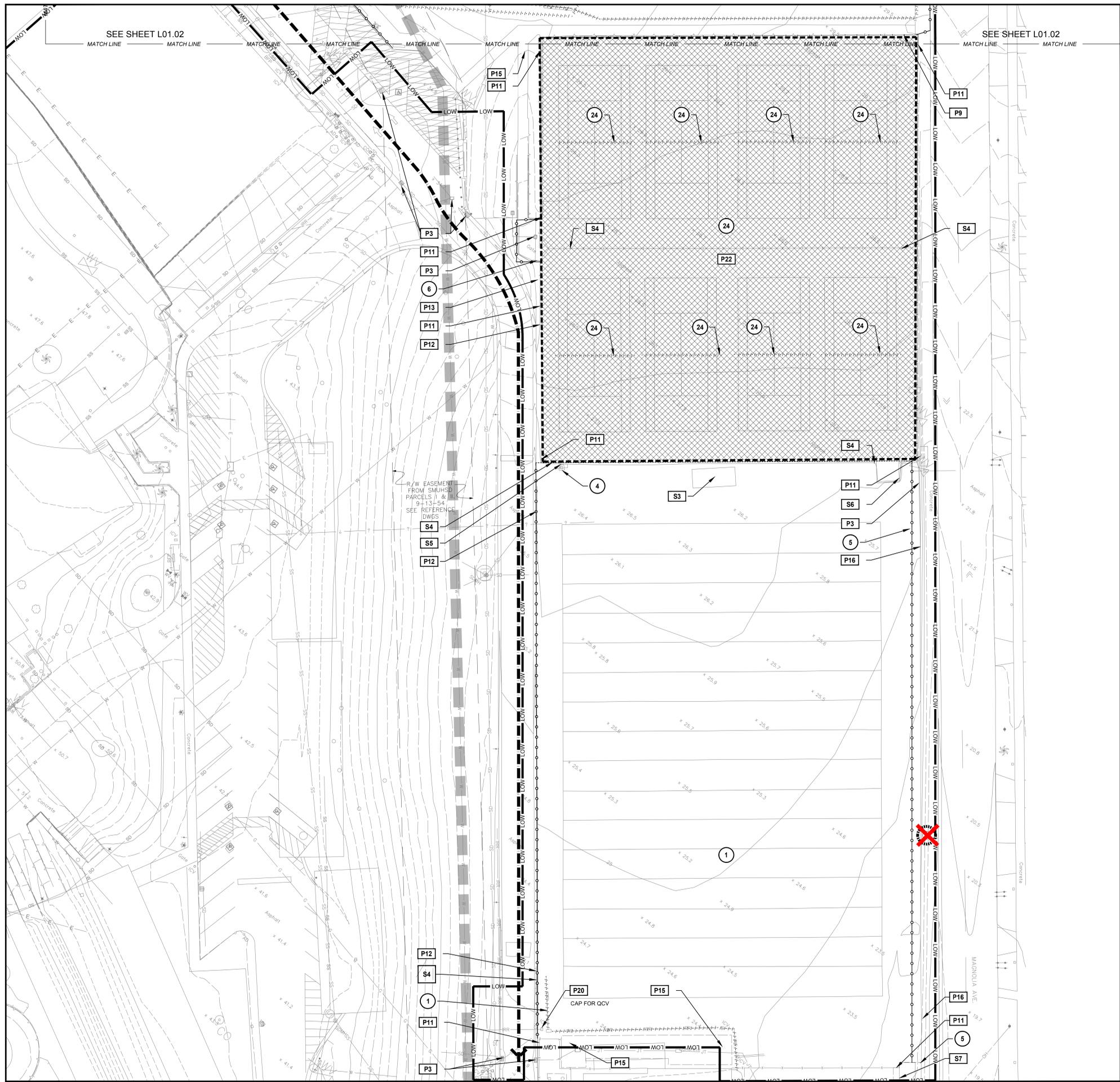
The trees proposed for removal have similar biological resource value as those previously proposed for removal. The primary biological values would be for nesting birds and bats. Mitigation measures BIO-1 and BIO-2, above, and in the adopted IS/MND, also would mitigate any impacts resulting from removal of these trees on these species. Therefore no new or substantially more severe biological resource impacts would occur from the proposed project.

3.1 CONCLUSIONS

Based on the information provided above, the newly evaluated impacts of the removal of the three additional trees would not substantially alter impacts previously identified in the adopted IS/MND for the project. Mitigation measures included in the adopted IS/MND also would apply to removal of these trees, and would reduce any impacts to a less-than-significant level. The conclusions of this Addendum remain consistent with those made in the IS/MND. No new significant impacts have been identified, nor is the severity of newly identified impacts substantially greater than the conclusions of the IS/MND.

Based upon the evidence included in the above analysis, the proposed project as described in Section 2.0 would not result in a substantial change in the conclusions and analysis included in the IS/MND, and no additional CEQA review is required.

**Attachment A- Site Plan Showing Previously Approved and Currently Proposed Tree
Removal**



IDENTIFICATION STAMP
 DIV. OF THE STATE ARCHITECT
 APP: 01-119155 INC.
 REVIEWED FOR
 SS FLS ACS
 DATE: 03/19/2021

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OWNER
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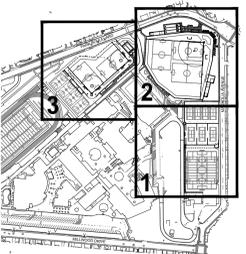
1501 MAGNOLIA AVENUE,
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PROJECT

DSA SUBMITTAL

FILE NUMBER 41-H4
 DSA APP NUMBER 01-119155

#	DESCRIPTION	DATE



CONTEXT MAP

DATE: 03.12.2021
 SCALE: AS SHOWN
 PROJECT NO: SMHS19-03

PROTECTION & DEMO PLAN

SHEET TITLE

L01.01
 (CHS)
 SHEET NO.

NOTE: SEE SHEET L01.00 FOR LEGEND AND NOTES PLAN 1" = 40 FEET NORTH



