

# 1.0 INTRODUCTION AND STATEMENT OF PURPOSE AND NEED

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## 1.1 INTRODUCTION AND PROJECT REQUIRING ENVIRONMENTAL ANALYSIS

This document is an Environmental Impact Statement (EIS) prepared pursuant to the National Environmental Policy Act (NEPA) that analyzes and discloses the effects of the development of approximately 1,612 acres (652 hectares) in western Roseville under the Sierra Vista Specific Plan (SVSP) for which the project proponents are seeking permits under Section 404 of the Clean Water Act (33 USC Sec.1344). As approved by the Roseville City Council in May 2010, the SVSP provides for a large-scale, mixed-use, mixed-density master-planned community that includes the following uses.

- 820 acres (332 hectares) of residential uses totaling 6,650 single- and multi-family residential units at buildout
- 216 acres (87 hectares) of commercial and office uses
- 61 acres (25 hectares) of public/quasi-public uses, such as schools
- 91 acres (37 hectares) of parks
- 234 acres (95 hectares) of open space
- 177 acres (72 hectares) of roadways and paseos

Development under the proposed SVSP, if authorized, would fill approximately 24.81 acres (10.04 hectares) of wetlands and other jurisdictional waters of the United States. This discharge of fill material requires approval from the US Army Corps of Engineers (USACE) pursuant to Section 404 of the federal Clean Water Act, under which the USACE issues or denies Department of the Army (DA) permits for activities involving a discharge of dredged or fill materials into the waters of the United States, including wetlands.

The USACE's general regulatory policies and approach are defined in 33 CFR Parts 320-325 and 332. In its regulatory capacity, the USACE is neither a proponent nor an opponent of projects seeking federal approvals; rather, as identified in 33 CFR Sec. 320.19(a)(1), USACE conducts a "public interest review" that seeks to balance a proposed action's favorable impacts against its detrimental impacts. Additionally, as identified in 33 CFR Sec.325.2(a)(6), the USACE is also required to review actions in accordance with regulations developed by the USEPA under Section 404(b)(1) of the Clean Water Act (33 USC. Sec. 1344[b][1]) (hereinafter "404(b)(1) Guidelines"). The USACE's permit review and decision making triggers a requirement for environmental review under NEPA. The USACE has determined that the DA permit decision for the proposed SVSP constitutes a "major federal action significantly affecting the quality of the human environment," requiring the preparation of an EIS.

The USACE's permit action under Section 404 of the Clean Water Act is the proposed federal action analyzed in this EIS. As SVSP implementation is a reasonably foreseeable outcome of federal permit

approval, this EIS analyzes the environmental effects of full buildout of the project site under the SVSP, and for brevity, the SVSP as proposed by the applicants is referred to as the Proposed Action throughout this EIS. The USACE is the federal lead agency under NEPA for the Proposed Action (see **Lead and Cooperating Agencies**, below).

The City of Roseville, the lead agency for the SVSP under the California Environmental Quality Act (CEQA), completed the state environmental review for the SVSP in May 2010. Annexation of the project site to bring the SVSP area within City limits was approved by the Placer County Local Agency Formation Commission (LAFCO) in October 2011.

## 1.2 PROJECT LOCATION

The project site is located northwest of the intersection of Fiddyment Road and Baseline Road in the western portion of the City of Roseville (**Figure 1.0-1 Regional Setting** and **Figure 1.0-2, Project Location**). As shown in **Figure 1.0-3, Site Ownership**, the project site is made up of nine properties controlled by the following six entities: CGB Investments; D.F. Properties, Inc.; Mourier Investment, LLC (MILLC); Baseline P&R, LLC; Baybrook LP.; and Westpark Associates. The nine properties and the Placer County assessor's parcel numbers (APNs) for the parcels they comprise are shown on **Figure 1.0-3**.<sup>1</sup>

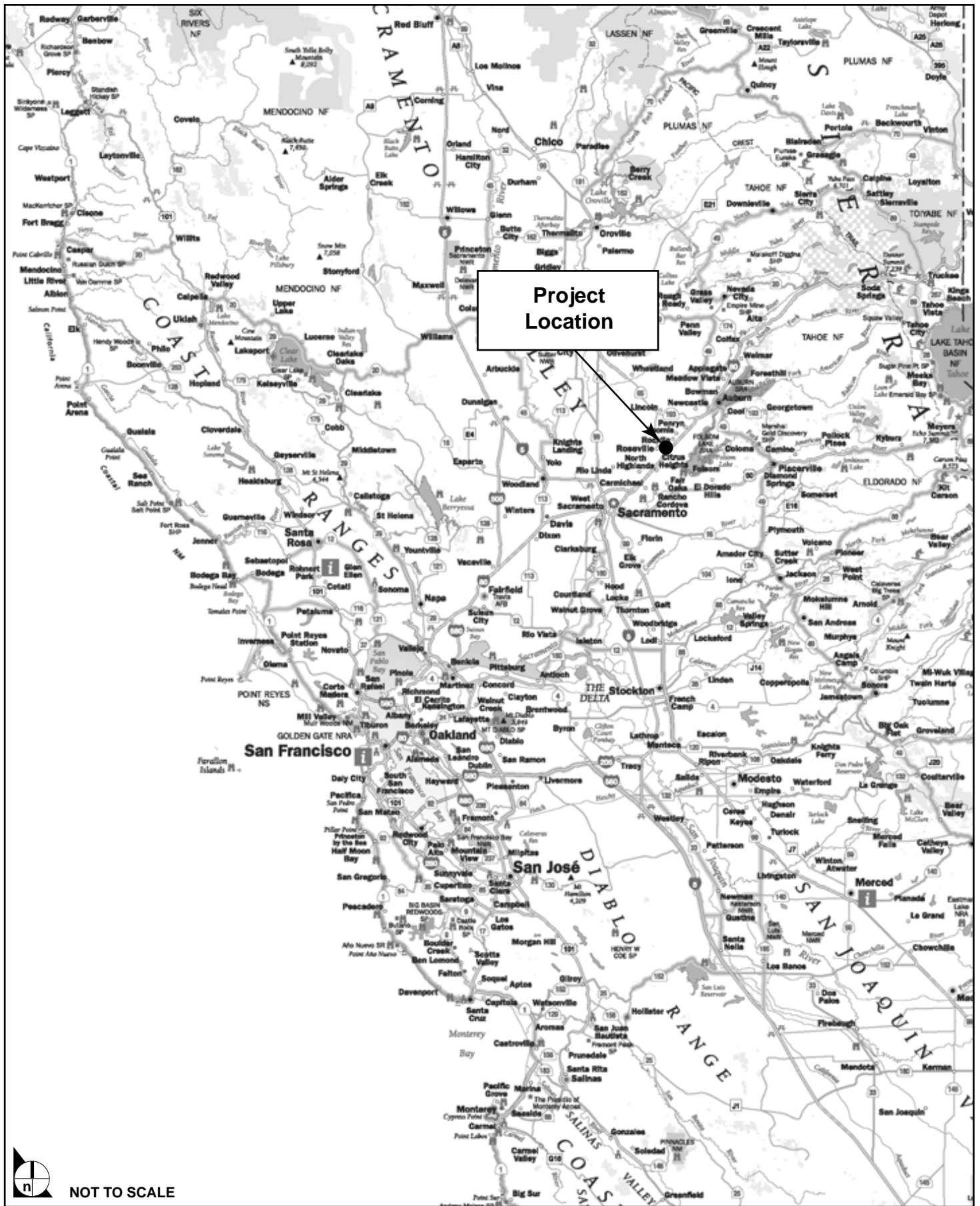
## 1.3 HISTORY OF PROPOSED FEDERAL ACTION

The USACE verified the first wetland delineation within the SVSP site in 2003 (SPK-2003-00183, Baseline 430). Four additional delineations were verified in 2005 (SPK-2005-00957, Centex 80; SPK-2005-00781, Federico Property; SPK-2005-01062, Placer 366/Baseline P&R; SPK-2005-00938, Richland). Two additional delineations were verified in 2006 (SPK-2006-00331, Baybrook/Placer 2780; SPK-2006-00689, Conley Property). The SVSP permit applications were submitted in 2006; however, Richland withdrew its application in 2008. The SVSP permit applications include a total of 10 Section 404 permit applications. Nine applications cover development on the nine properties and one application covers the construction of the proposed infrastructure needed to support the development of the proposed mixed-use community.

The USACE determined that even though parcels may be developed separately by each entity, the mixed-use, mixed-density master planned community that is proposed under the SVSP is one project. Therefore, this EIS evaluates the environmental effects of the Proposed Action as a whole, and does not separately analyze the effects from the development under each of these individual permit applications.

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<sup>1</sup> There are land parcels to the north and west of the SVSP area that were formerly proposed for development as part of the SVSP. However, the owners of those properties did not participate in the environmental review of the Specific Plan and those parcels, known as the Chan and the Westbrook (previously Richland) properties, are not part of the Proposed Action. As the development of those lands is considered foreseeable, development of those properties will be included in the evaluation of cumulative impacts in this EIS.

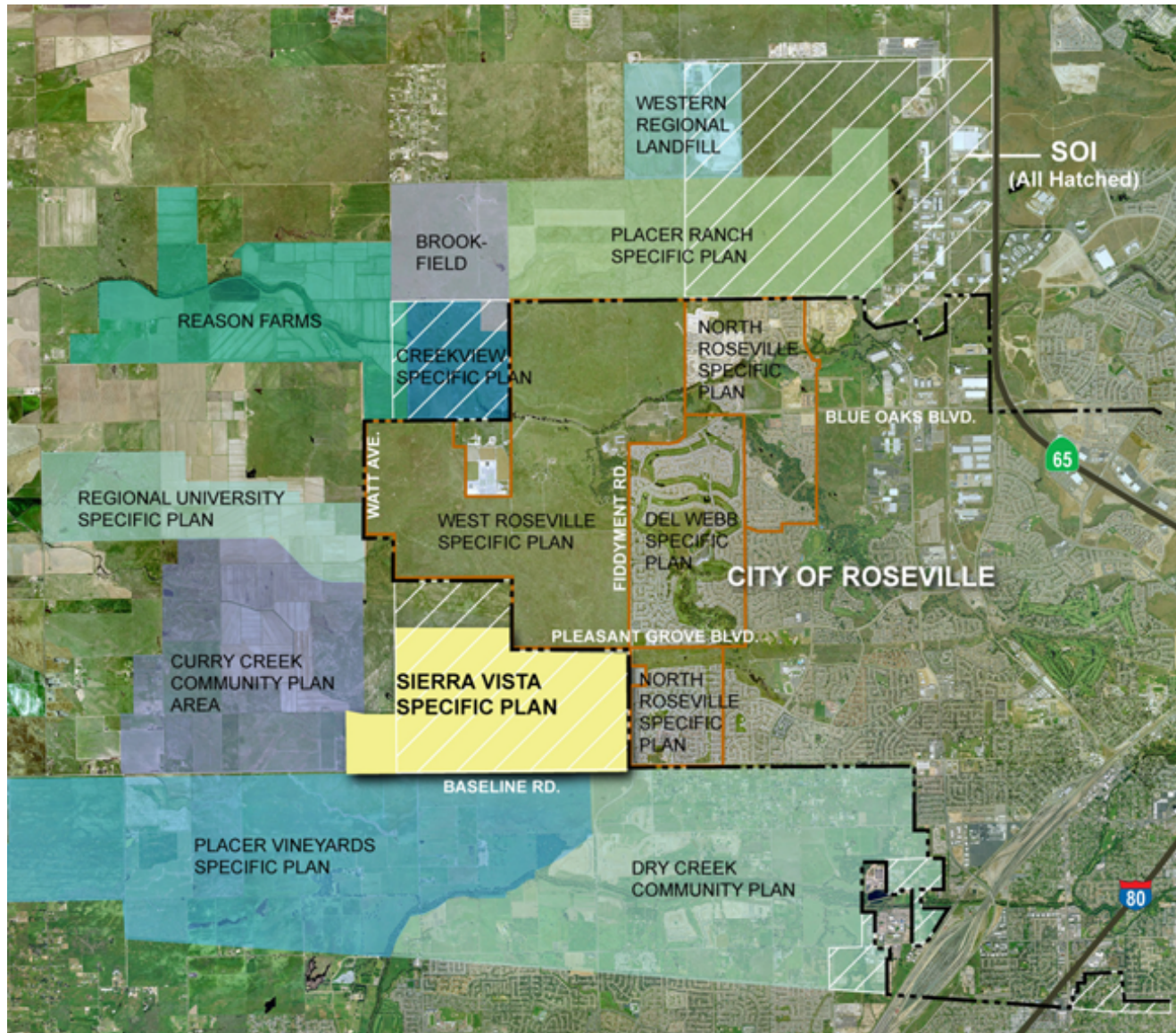


 NOT TO SCALE

SOURCE: Google Earth - 2011, Impact Sciences, Inc. - May 2011

FIGURE 1.0-1

# Regional Setting

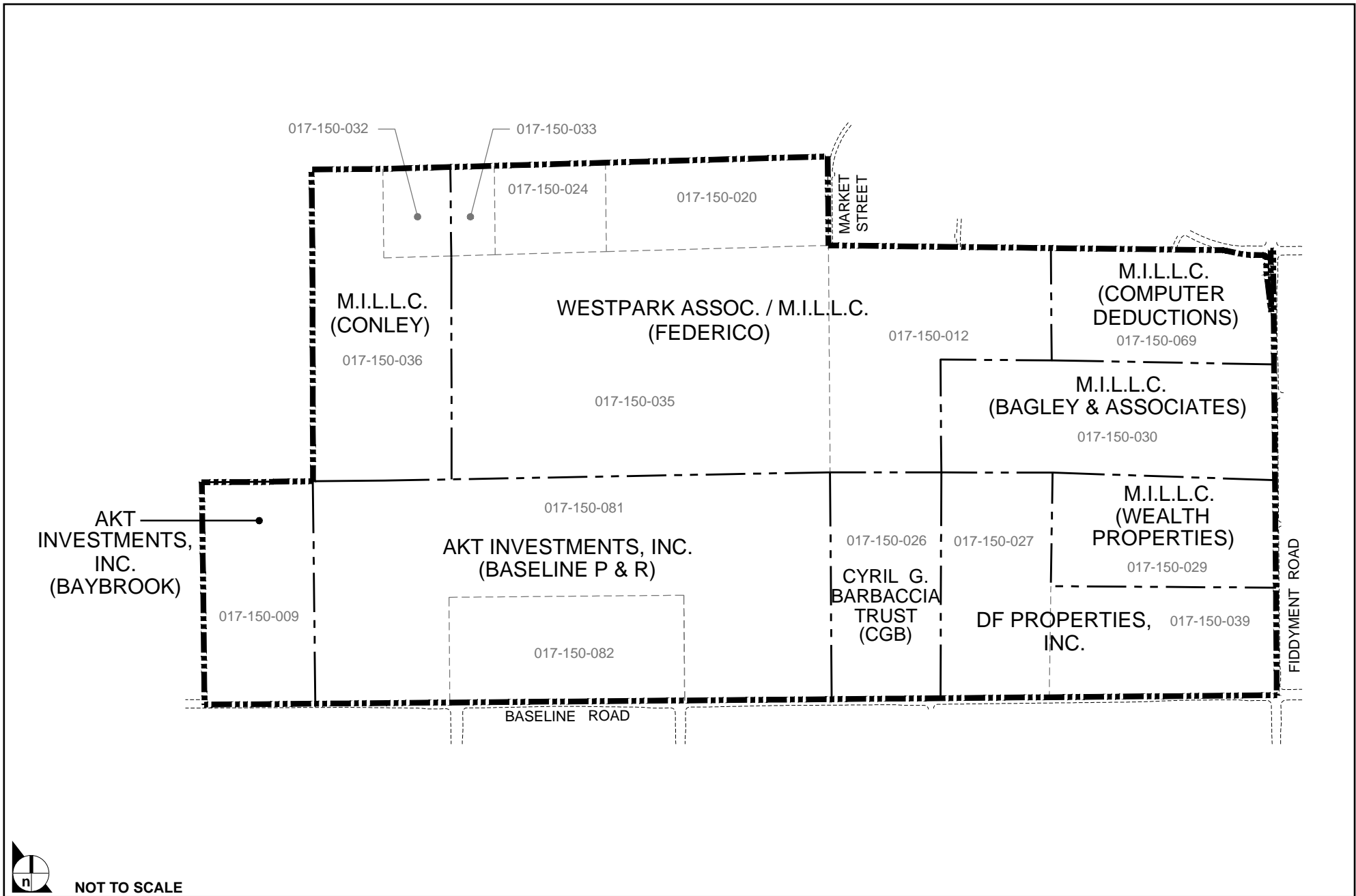


NOT TO SCALE

SOURCE: MacKay & Soms, February 2011

FIGURE 1.0-2

Project Location



SOURCE: MacKay & Soms, February 2011

FIGURE 1.0-3

Site Ownership

## 1.4 PROJECT PURPOSE AND NEED

The USACE has determined that the project purpose for the Proposed Action is to implement a large-scale, mixed-use, mixed-density master-planned community in western Placer County.

The Proposed Action is defined in the statement of project purpose as a large-scale community in western Placer County. Western Placer County is generally defined as the portion of Placer County west of Interstate 80 (I-80) and Highway 65.

For purposes of this EIS, the Proposed Action is defined as a “large scale” master-planned community project because it would develop approximately 1,612 acres (652 hectares) of land. Based on a review of the history of land development proposals in Placer County between 1990 and 2011, a large-scale development project is typically one comprising at least 1,000 acres (405 hectares) of land development.

The Proposed Action is defined as a “mixed-use” community as it comprises not only residential but also commercial uses, public and quasi-public uses, parks, and open space. The residential component of the project is proposed to help meet the foreseeable regional housing demand based on Sacramento Area Council of Government’s (SACOG’s) projections that the region will add approximately 2 million people by 2050.

The Proposed Action is defined as a “mixed-density” community because a range of housing types and residential densities are proposed in order to serve the diverse housing needs of the region.

Commercial uses are an element of the mixed-use community. The commercial component is proposed because the commercial land uses would ensure that the local jurisdiction will collect sufficient tax revenue from the proposed community to provide necessary public services. A large-scale residential-only development would not be fiscally sustainable because the tax revenue from property taxes alone would be insufficient to provide the needed City or County services. The types of commercial uses included in the Proposed Action range from neighborhood commercial uses such as grocery stores to community commercial uses, including “power centers.”<sup>2</sup> Under the Proposed Action, up to two power centers would be developed, in addition to neighborhood-serving retail (grocery stores, drug stores, etc.) and business professional commercial uses. In order for the proposed mixed-use community to be fiscally sustainable, conservatively it is assumed for this EIS that at least one power center needs to be included in the development plan.

The mix of land uses and the densities and intensities of the SVSP are also consistent with SACOG’s “Preferred Blueprint Scenario,” which advocates densities and intensities higher than those traditionally seen in the Sacramento Region as a means of reducing the severity of long-term environmental impacts. By making a more efficient use of land and facilitating pedestrian travel, bicycle use, and transit use, the combination of mixed uses and more compact development patterns would likely reduce per capita

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<sup>2</sup> A power center is defined as a commercial/shopping center dominated by several large anchors, including discount department stores, off-price stores, warehouse clubs, or “category killers,” i.e., stores that offer tremendous selection in a particular merchandise category at low prices (ICSC 1999). A power center typically occupies at least 50 acres although some centers can be twice that size.



resource consumption (e.g., land, water, electricity, vehicle fuel, energy) and per capita pollution generation (e.g., traditional air pollutants and greenhouse gases).

## 1.5 PROJECT BACKGROUND

In 2004, the City annexed the West Roseville Specific Plan (WRSP) Area immediately north of the project site. At that time the boundary of the City's Sphere of Influence (SOI) was adjusted to align with that of the 5,500-acre (2,226-hectare) "Transition Area" between the City and Placer County. The Transition Area identified an area that was likely to develop in the future given its proximity to existing services and infrastructure, which had been defined in 1997 to foster cooperative land use planning under the terms of a Memorandum of Understanding (MOU) between the City and County. The majority of the SVSP site is located within this MOU area.

SACOG's Preferred Blueprint Scenario—adopted in December 2004 to promote compact mixed-use development and increased use of transit as an alternative to low-density "sprawl"—also identified the project site as appropriate to accommodate growth. In this context, the City envisions the SVSP, as completing the unfinished comprehensive planning process for the project site, in order to "implement a large-scale, mixed-use, mixed-density master planned community in the City consistent with the City's General Plan and Growth Management Guiding Principles related to new development west of Roseville and the City's Blueprint Implementation Strategies."<sup>3</sup>

In May 2010, the City of Roseville approved the Sierra Vista Specific Plan and certified an Environmental Impact Report (EIR) for the specific plan area. This EIR was the basis for Placer County LAFCO to approve the annexation of the entire SVSP site in January 2012. The entire SVSP site is now within the Roseville City limits.

## 1.6 NEPA REQUIREMENTS AND PROCESS

This EIS has been prepared in accordance with NEPA (42 USC Sec. 4321), the Council on Environmental Quality's (CEQ's) NEPA Implementing Regulations (40 CFR Parts 1500–1508), and the USACE NEPA Implementation Procedures for the Regulatory Program (33 CFR Part 325, Appendix B).

Under CEQ's NEPA Implementing Regulations, the purpose of an EIS is to provide "full and fair" discussion of a proposed action's significant environmental effects and to inform decision makers and the public of reasonable alternatives that would avoid or minimize the proposed action's adverse effects, or would enhance the quality of the human environment. Although such disclosure is a key aim of CEQ's NEPA Implementing Regulations, agencies are cautioned that an EIS is more than a disclosure document—it is intended to be used in conjunction with other relevant materials as a planning and decision making tool (40 CFR Sec. 1502.1).

The NEPA Implementing Regulations establish the following steps in the EIS process.

- Publication of a Notice of Intent in the Federal Register, announcing to interested individuals and agencies that an EIS is in preparation, and briefly describing the action it will analyze, as well as

<sup>3</sup> City of Roseville. 2010. *Sierra Vista Specific Plan*. Adopted May 5.

any alternatives that have been identified at that point in the planning process (40 CFR Sec. 1508.22).

- A “scoping” period during which the lead agency gathers input from the public and other agencies regarding the significant environmental issues the EIS will address, alternatives or mitigation approaches to reduce or avoid significant adverse effects, and issues that are not significant and can be excluded from detailed analysis (40 CFR Sec. 1501.7). The scoping period is generally initiated when the lead agency publishes its Notice of Intent.
- Development of the Draft EIS, consistent with content and format requirements of applicable portions of 40 CFR Sec. 1502.
- Circulation of the Draft EIS for review and comment by interested parties, including agency decision makers, other agencies, and the public (40 CFR Sec. 1502.19). Under 40 CFR Sec. 1503.1, the lead agency is required to obtain comments from federal agencies with jurisdiction or special expertise relevant to the identified environmental effects, and must also request comments from state and local agencies, agencies that have requested information on actions of the type analyzed, the applicant, and the general public.
- Preparation and circulation of a Final EIS that includes responses to the comments received on the Draft EIS (40 CFR Sec. 1503.4, 40 CFR Sec. 1502.19[b]).
- Preparation of the Record of Decision (ROD), a public document that announces the agency’s decision with regard to the proposed action, including the alternative selected for implementation. The ROD must describe the alternatives evaluated in the decision-making process and must identify whether the agency has adopted all practicable means to avoid or minimize the adverse environmental effects of its chosen alternative (or, if not, must explain why not). Where applicable, agencies are required to adopt a monitoring and enforcement program to ensure that mitigation is implemented as identified in the EIS (40 CFR Sec. 1502.2).

With certain exceptions, agencies may not take action to implement an approved action until 30 days after the ROD has been published (40 CFR Sec. 1506.10[b]).

## **1.7 SCOPE AND FOCUS OF THIS ENVIRONMENTAL IMPACT STATEMENT**

The USACE’s permit action under Clean Water Act Section 404 is the federal action analyzed in this EIS. Although development under the SVSP would not be a federal undertaking, SVSP implementation is a reasonably foreseeable outcome of federal permit approval; accordingly, to provide thorough analysis of the effects of approving the applicants’ 404 permit applications, this EIS analyzes the environmental effects of buildout under the SVSP. This should not be construed as an assumption that permits will be approved; that decision will be made by USACE following the completion and consideration of NEPA environmental review.

As identified above, 10 DA permit applications have been submitted: one for the development of infrastructure proposed in the SVSP and one each for development on the nine properties making up the project site. It is possible that the USACE could elect to issue none or only some of the permits. However, the nine permits collectively would authorize implementation of 95 percent of the SVSP. As separate analysis of the individual permits might result in piecemeal analysis or segmentation, which is prohibited



under the CEQ NEPA Implementing Regulations (40 CFR Sec. 1502.4[a]) because of the potential to underestimate environmental effects. Even though multiple permits are involved, the permit decisions are treated as a single evaluative process and all of the permits are included in the single federal action evaluated in this EIS.

Consistent with Section 1502.1 of the CEQ NEPA Implementing Regulations, the purpose of this EIS is to provide thorough, objective analysis of the Proposed Action's significant environmental effects, along with mitigation measures and a range of reasonable alternatives that would avoid or minimize those effects. This EIS addresses the following environmental resources in detail: aesthetics (visual resources); agricultural resources; air quality; biological resources; climate change; cultural resources; geology, soils, and mineral resources; hazards and hazardous materials; hydrology and water quality; land use and planning; noise; public services; traffic and transportation; and utilities and service systems. More information on EIS content and organization is provided below in **Section 1.12**.

## 1.8 LEAD AGENCY AND OTHER AGENCIES WITH JURISDICTION OVER THE PROJECT

The USACE is serving as the lead agency for NEPA compliance.

The following agencies and entities also have discretionary authority or legal jurisdiction over part or all of the Proposed Action, or special expertise relevant to the Proposed Action.

- US Environmental Protection Agency (USEPA)
- US Fish and Wildlife Service (USFWS)
- California Department of Transportation
- California Department of Fish and Game (CDFG)
- Central Valley Regional Water Quality Control Board
- City of Roseville

The USEPA and USFWS were both invited to participate as cooperating agencies; neither accepted. When making decisions on the Proposed Action, state agencies including the California Department of Transportation, the California Department of Fish and Game, the Central Valley Regional Water Quality Control Board, and the City of Roseville can also rely on the EIR certified by the Roseville City Council in May 2010 rather than on this EIS.

## 1.9 EIS SCOPING

As discussed in **Section 1.7** above, scoping is the process through which the lead agency gathers input from the public and other agencies regarding EIS content, including potentially significant environmental issues; alternatives or mitigation approaches to address significant adverse effects; and issues that are not significant and can be excluded from the EIS (40 CFR Sec. 1501.7).

NEPA scoping for the Proposed Action was initiated by publication of the USACE's *Notice of Intent to Prepare an Environmental Impact Statement for the Proposed Sierra Vista Specific Plan Project, Corps Permit*

Application Number 200601050 on Friday March 28, 2008 (*Federal Register* Vol. 73, No. 61) and closed on April 29, 2009. A public meeting on April 16, 2008 was held jointly by USACE and the City to support scoping under both NEPA and CEQA. A description of the meeting is provided in the July 25, 2008 *Draft Scoping Summary Report* included as **Appendix 1.0** of this EIS. The scoping summary report also includes the text of all comments received during the scoping period.

## 1.10 AVAILABILITY OF ENVIRONMENTAL IMPACT STATEMENT

In accordance with the CEQ NEPA regulations (40 CFR Sec. 1506.10), this Draft EIS is being made available to agencies and the public for a 45-day review and comment period, beginning on date, 2012 and ending on date, 2012.

The Draft EIS can be reviewed at the following location.

City of Roseville Permit Center  
311 Vernon Street  
Roseville, California 95678

Members of the public can request a printed copy of this Draft EIS or a compact disc (CD) that contains the full text of the Draft EIS by contacting the USACE Sacramento District at USACE (916-557-5250). The Draft EIS is also available on the USACE website at <http://www.spk.usace.army.mil/Missions/Regulatory/Overview/EnvironmentalImpactStatements.aspx>.

Please provide your comments at the earliest date possible, but **not later than 5:00 PM on August 20, 2012**. All comments should reference SPK-2006-01050 in the subject line and be sent to the following contact.

US Army Corps of Engineers, Sacramento District  
Regulatory Division  
Attn: James Robb  
1325 J Street, Room 1350  
Sacramento, California 95814-2922  
  
Email: DLL-CESPK-RD-EIS-Comments@usace.army.mil

## 1.11 INTENDED USE OF THIS DOCUMENT

This document is designed to analyze the projects comprising Sierra Vista and its infrastructure. Specifically, the USACE intends to use this document to make one or more of the following decisions:

1. To issue or deny one or more DA permits for this project either in whole or in part.
2. To determine the most appropriate permitting structure for the project:
  - a. A single permit decision issued to the Applicants as a group;
  - b. Nine separate standard permit decisions issued to each individual applicant and a single infrastructure permit decision issued to the Applicants as a group;

- c. Nine separate standard permit decisions issued to each individual applicant and numerous standard permit decisions issued to the Applicants as a group comprised of functional segments of the infrastructure (estimated at 70 or more separate permits); or
  - d. Nine separate standard permit decisions issued to each individual applicant and a Regional General Permit establishing a flexible yet efficient permitting mechanism dealing with the uncertain timing of infrastructure needs and construction.
3. To make subsequent DA permit decisions.

## 1.12 ORGANIZATION OF THIS ENVIRONMENTAL IMPACT STATEMENT

This EIS has been organized in the following manner:

**Cover Sheet** – provides lead agency and contact information, an abstract of the EIS, and comment submission information.

**Executive Summary** – presents an overview of the project and alternatives, environmental impacts, mitigation measures, and conclusions about the net effects.

**Chapter 1.0, Introduction and Statement of Purpose and Need** – introduces the Proposed Action, presents the purpose and need statement, and provides the background for the preparation of this EIS.

**Chapter 2.0, Project Action and Alternatives** – describes the development that would occur under the Proposed Action if it is implemented as proposed, as well as potential development under alternatives to the Proposed Action. **Chapter 2.0** also describes the process through which alternatives were developed and the rationale for selecting the alternatives to be analyzed in this EIS, which include several on-site alternatives; one off-site alternative that would entail developing a comparable community at another location; and a No Action Alternative that would develop the proposed site but avoid the need for DA permits.

**Chapter 3.0, Affected Environment and Environmental Consequences** – describes the existing environmental resources and conditions of the project site and alternate site, and analyzes the effects of the Proposed Action and alternatives on those resources. **Chapter 3.0** begins with a section that defines key terms used in the analysis and identifies the resource topics that would not be significantly affected by the Proposed Action. It then presents information on the following resources: aesthetics; agricultural resources; air quality; biological resources; climate change; cultural resources; environmental justice; geology, soils, minerals and paleontological resources; hazards and hazardous materials; hydrology and water quality; land use and planning; noise; public services; traffic and transportation; and utilities and service systems. Resource topics are organized alphabetically in **Chapter 3.0**.

**Chapter 4.0, Cumulative Impacts** – analyzes the effects of the Proposed Action in the context of other past, present, and reasonably foreseeable future projects in the area.

**Chapter 5.0, Other Statutory Requirements** – presents other analysis required by NEPA, including assessment of growth-related impacts.

**Chapter 6.0, Consultation and Coordination** – identifies the agencies and persons contacted for information during the preparation of this EIS.

**Chapter 7.0, List of Preparers** – identifies the USACE and consultant staff involved in the preparation of this EIS.

**Chapter 8.0, Index** – provides an index to specific topics within the EIS.

### 1.13 STANDARD TERMINOLOGY, ACRONYMS, AND ABBREVIATIONS

AADT	Annual Average Daily Traffic
ADWF	average dry weather flow
af	acre-feet
afy	acre-feet per year
AM	ante meridiem (morning)
APE	Area of Potential Effects
AQAP	Air Quality Attainment Plan
ASPEN	Assessment System for Population Exposure Nationwide
ASTM	American Society for Testing and Materials
BAT	Best Available Technology
BMPs	best management practices
BoR	(US) Bureau of Reclamation
BRS	Baseline Road Pressure Regulating Station
C	Celsius
CAA	Clean Air Act
Caltrans	California Department of Transportation
CAPCOA	California Air Pollution Control Officers Association
CARB	California Air Resources Board
CBSC	California Building Standards Code
CCAA	California Clean Air Act
CCR	California Code of Regulations
CD	Compact Disk
CDF	California Department of Forestry and Fire Protection
CDFG	California Department of Fish and Game
CDHS	California Department of Health Services
CEC	California Energy Commission
CERCLA	Comprehensive Environmental Response, Compensation, and Liability Act
CERCLIS	Comprehensive Environmental Response, Compensation, and Liability Information System
CESA	California Endangered Species Act
CEQ	Council on Environmental Quality
CEQA	California Environmental Quality Act
CFR	Code of Federal Regulations
CGS	California Geological Survey
CHP	California Highway Patrol
CIWMB	California Integrated Waste Management Board
CKH	Cortese-Knox Hertzberg Local Government Reorganization
CNDDB	California Natural Diversity Database

CNPS	California Native Plant Society
CNPPA	California Native Plant Protection Act
CO	carbon monoxide
CRHR	California Register of Historical Resources
CRLF	California red-legged frog
CSHP	California Scenic Highway Program
CTS	California tiger salamander
CUPA	Certified Unified Program Agency
CVP	Central Valley Project
CVRWQCB	Central Valley Regional Water Quality Control Board
CWA	Clean Water Act
DA	Department of the Army
Delta	Sacramento Delta
DHS	Department of Health Services
DOC	California Department of Conservation
DOE	US Department of Energy
DOF	Department of Finance
DOT	Department of Transportation
DSOD	Division of Safety of Dams
DTSC	Department of Toxic Substances Control
DWR	Department of Water Resources
EC	electromagnetic conductivity
EIR	Environmental Impact Report
EIS	Environmental Impact Statement
EMF	electromagnetic field
EMF-RAPID	Electric and Magnetic Fields Research and Public Information Dissemination
ESA	Federal Endangered Species Act
F	Fahrenheit
FAA	Federal Aviation Administration
FEMA	Federal Emergency Management Agency
FHWA	Federal Highway Administration
FIRM	Flood Insurance Rate Maps
FMMP	Farmland Mapping and Monitoring Program
FPPA	Farmland Protection Policy Act
GHG	greenhouse gases
gpm	gallons per minute
GWP	Global Warming Potential
HCP	habitat conservation plan
HRA	Health Risk Assessment

hp	horsepower pump
HWCA	Hazardous Waste Control Act
ILS	instrument landing system
ISAC	Invasive Species Advisory Committee
ISO	Insurance Services Office
kV	kilovolt
kW	Kilowatt
LAFCO	Local Agency Formation Commission
LEDPA	least environmentally damaging practicable alternative
LEED	Leadership in Energy and Environmental Design
LESA	Land Evaluation and Site Assessment
LID	low impact development
LOMR	Letter of Map Revision
LOS	level of service
maf	million acre-feet
MCE	maximum credible earthquake
MCLs	maximum concentration levels
mg/L	milligram per liter
mgd	million gallons per day
MILLC	Mourier Investment, LLC
MMBtu/hr	million British thermal units per hour
MMRP	Mitigation Monitoring and Reporting Plan
MOU	Memorandum of Understanding
MRZ	mineral resource zone
MS4	Municipal Separate Storm Sewer System
msl	mean sea level
NAHC	Native American Heritage Commission
NCCP	natural community conservation plan
NEMCD	Natomas East Main Drainage Canal
NEPA	National Environmental Policy Act
NFIP	National Flood Insurance Program
NHPA	National Historic Preservation
NHTSA	National Highway Traffic Safety Administration
NISC	National Invasive Species Council
NOAA	National Oceanic and Atmospheric Administration
NOI	Notice of Intent
NOx	nitrogen oxides
NPDES	National Pollutant Discharge Elimination System
NPL	National Priorities List

NPPA	California Native Plant Protection Act
NRCS	Natural Resources Conservation Service
NRHP	National Register of Historic Places
OPS	Office of Pipeline Safety
OSHA	Occupational Safety and Health Administration
PCAPCD	Placer County Air Pollution Control District
PCB	polychlorinated biphenyl
PCFCD	Placer County Flood Control and Water Conservation District
PG&E	Pacific Gas & Electric
PGWWTP	Pleasant Grove Wastewater Treatment Plan
PHMSA	Pipeline and Hazardous Materials Safety Administration
PM	post meridiem (evening)
PM10	particulate matter 10 microns or less in diameter
PM2.5	particulate matter 2.5 microns or less in diameter
RCRA	Resource Conservation and Recovery Act
REP	Roseville Energy Park
RM	River Mile
ROD	Record of Decision
ROG	organic gases
ROW	right of way
RWQCB	Regional Water Quality Control Board
SACOG	Sacramento Area Council of Governments
SARA	Superfund Amendments and Reauthorization Act
SB	Senate Bill
SIP	State Implementation Plan
SLC	State Lands Commission
SMAQMD	Sacramento Metropolitan Air Quality Management District
SOI	Sphere of Influence
SP	Specific Plan
SPCCP	spill prevention, control, and countermeasure program
SSC	Species of Special Concern SVSPSierra Vista Specific Plan
SWDA	Solid Waste Disposal Act
SWMM	Storm Water Management Manual
SWP	State Water Project
SWPPP	Storm Water Pollution Prevention Plan
SWRCB	State Water Resources Control Board
TAC	Toxic Air Contaminant
TAC/ALC	Technical Advisory Committee for Agricultural Land Conservation
TC	Town Center



TDM	transportation demand management
TDS	total dissolved solids
TMDL	Total Maximum Daily Load
TSCA	Toxic Substances Control Act
TZC	triple zero commitment
UBC	Uniform Building Code
umhos/cm	microsiemens per centimeter
UNEP	United Nations Environmental Program
US DOT	US Department of Transportation
US EPA	US Environmental Protection Agency
US	United States
USACE	US Army Corps of Engineers
USDA	United States Department of Agriculture
USFWS	US Fish and Wildlife Service
USGS	United States Geological Survey
UWMP	Urban Water Management Plan
VELB	valley elderberry longhorn beetle
VOC	volatile organic compound
WAPA	Western Area Power Administration
WMO	World Meteorological Organization
WPCGMP	Western Placer Groundwater Management Plan
WRSP	West Roseville Specific Plan
WWTP	wastewater treatment plant