Exhibit B

Mitigation Monitoring and Reporting Program

Roseland Creek Community Park
Master Plan Project

September 2024

MITIGATION MONITORING AND REPORTING PROGRAM
Roseland Creek Community Park Master Plan Project

Impacts	Mitigation and/or Standard Measure(s)	Timeframe and Responsibility for Implementation	Method of Compliance	Oversight of Implementation
Air Quality				
Construction dust	**Standard Measures:** The City would implement the following best management practices as recommend by BAAQMD for all projects during construction to reduce dust impacts: • All exposed surfaces (e.g., parking areas, staging areas, soil piles, graded areas, and unpaved access roads) shall be watered two times per day. • All haul trucks transporting soil, sand, or other loose material off-site shall be covered. • All visible mud or dirt track-out onto adjacent public roads shall be removed using wet power vacuum street sweepers at least once per day. The use of dry power sweeping is prohibited. • All vehicle speeds on unpaved roads shall be limited to 15 mph. • All roadways, driveways, and sidewalks to be paved shall be completed as soon as possible. Building pads shall be laid as soon as possible after grading unless seeding or soil binders are used.	The City and contractors shall be responsible for implementing this standard measure during all phases of construction.	This standard measure shall be printed on all construction documents, contracts, and project plans and shall be reviewed and approved by the Director of Recreation and Parks prior to the issuance of grading and building permits.	Director of Recreation and Parks or designee

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	• Idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to five minutes (as required by the California airborne toxics control measure Title 13, Section 2485 of California Code of Regulations [CCR]). Clear signage shall be provided for construction workers at all access points. • All construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified mechanic and determined to be running in proper condition prior to operation. • Post a publicly visible sign with the telephone number and person to contact at the Lead Agency regarding dust complaints. This person shall respond and take corrective action within 48 hours. The Air District's phone number shall also be visible to ensure compliance with applicable regulations.			

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Biological Resources				
Replacement of trees	**Standard Measures:** As a condition of approval for tree removal permits, replacement trees shall be planted in accordance with the following criteria from the Ordinance: • For each six inches or fraction thereof of the diameter of a tree which was approved for removal, two trees of the same genus and species as the removed tree (or another species, if approved by the City), each of a minimum 15-gallon container size, shall be planted on the project site, provided however, that an increased number of smaller size trees of the same genus and species may be planted if approved by the City, or a fewer number of such trees of a larger size if approved by the City. • If the development site is inadequate in size to accommodate the replacement trees, the trees shall be planted on public property with the approval of the Director of the City's Recreation and Parks Department. Upon the request of the developer and the approval of the Director, the City may accept an in-lieu payment of $100.00	The City would ensure the standard measures are implemented prior to issuance of grading permits.	All measures shall be printed on all construction documents and reviewed and approved by the Director of Recreation and Parks or designee prior to any tree removal and the issuance of grading and building permits.	Director of Recreation and Parks or designee

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	per 15-gallon replacement tree on condition that all such payments shall be used for tree-related educational projects and/or planting programs of the City. The following relevant tree protection measures during construction are required as a condition of approval, as excerpted from Section 17-24.050 of the Tree Ordinance: • Before the start of any clearing, excavation, construction or other work on the site, every protected tree shall be securely fenced off at the "protected perimeter," which shall be either the drip line or other limit as may be established by the City. Such fences shall remain continuously in place for the duration of all work undertaken in connection with the development. The area so fenced off shall not be used as a storage area or altered or disturbed except as may be permitted under this subsection. • If the proposed development, including any site work for the development, will encroach upon the protected perimeter of a protected tree, special			

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	measures shall be utilized, as approved by the Director, to allow the roots to obtain oxygen, water, and nutrients as needed. Any excavation, cutting, filling, or compaction of the existing ground surface within the protected perimeter, if authorized at all by the Director, shall be minimized and subject to such conditions as may be imposed by the Director. No significant change in existing ground level shall be made within the drip line of a protected tree. No burning or use of equipment with an open flame shall occur near or within the protected perimeter. All brush, earth and other debris shall be removed in a manner which prevents injury to the protected tree. • No oil, gas, chemicals or other substances that may be harmful to trees shall be stored or dumped within the protected perimeter of any protected tree, or at any other location on the site from which such substances might enter the perimeter of a protected tree. No construction materials shall be stored within the protected perimeter of a protected tree. • Underground trenching for utilities shall avoid major support and absorbing tree roots of			

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	protected trees. If avoidance is impractical, tunnels shall be made below the roots. Trenches shall be consolidated to service as many units as possible. Trenching within the drip line of protected trees shall be avoided to the greatest extent possible and shall only be done under the on-site directions of a Certified Arborist. • No concrete or asphalt paving shall be placed within the dripline of protected trees [selected for preservation]. No artificial irrigation shall occur within the root zone of oaks. • No compaction of the soil within the root zone of protected trees [selected for preservation] shall occur. The Tree Ordinance also allows the Director to impose additional conditions for work encroaching on the protected perimeter of a protected tree. Where construction activities overlap with heritage tree dripline the following protection measures will be required as conditions of approval: • A Tree Protection Zone (TPZ) equal to the dripline radius plus 10 feet shall be the standard			

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	TPZ for heritage trees selected for preservation in which ground disturbance shall be limited to the maximum extent feasible. • Where possible, temporary protective fencing shall be installed around the TPZ of each tree designated for preservation prior to commencement of any construction activity conducted within 25 feet of the TPZ, of a tree designated for preservation. • Many existing trees in the project area selected for preservation are situated too close to project improvements (e.g., trail alignments), where fencing around the TPZ is infeasible. In those cases, high visibility temporary fencing shall be wrapped around the tree trunk to signify the tree is to be saved and to alert machine operators to avoid damaging the tree. Extreme caution shall be taken to avoid mechanical injury to tree trunks, scaffold branches and root flares. As soon as required work is complete within the TPZ, temporary protective fencing shall be installed around the TPZ and shall remain in place as long as ground disturbance activities are taking place.			

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	• The fence shall consist of highly visible material (e.g., orange safety fencing) to prevent inadvertent encroachment by heavy machinery. Heavy equipment use, excavation, fill, grading, trenching, drainage changes or other soil disturbance shall be limited within the TPZ. Material storage, vehicle parking, and trash disposal shall not occur within the TPZ. • Grading and soil compacting shall be restricted within the TPZ to the maximum extent feasible. If any significant roots (2-inch diameter or greater) are uncovered within the TPZ they shall be kept moist at all times with use of damp burlap fabric, and buried as soon as feasible. • Grading and/or trail construction within the TPZ of heritage trees shall be monitored periodically by a Certified Arborist. All necessary tree work should be performed by an ISA-Certified Arborist or comparable tree specialist. Improper pruning can be harmful to health and structure of trees. No tree pruning will be permitted unless approved by a Certified Arborist. Any pruning of existing trees shall be performed by a licensed tree care professional and shall comply with the ANSI			

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	A300 standards and International Society of Arboriculture (ISA) Best Management Practices for Tree Pruning. All tree pruning tools must be cleaned prior to and after use. All branches being removed shall be cut to, but not beyond, the branch collar. All pruning shall be done in a way that maintains the balance and structure of the tree. • Site drainage should be designed to create positive drainage away from the trunk of preserved trees, and to prevent ponding within the TPZ. Supplemental irrigation of 1 to 2 inches monthly, may be necessary within the TPZ of preserved trees during construction within the dry season.			
Impact BIO-1a: Demolition of the footbridge and tree removal on the project site could potentially impact special-status bat species that may use them as a roost, and could result in the direct	**MM BIO-1a.1:** A qualified biologist shall conduct a roost assessment survey of trees and structures located within the project site prior to removal. The survey will assess use of the features for roosting as well as potential presence of bats. To prove absence, one to two nocturnal surveys with appropriate night vision equipment must be conducted during those times when bats would be occupying a roost (i.e., during the maternity season). If the biologist finds no evidence of,	The City will ensure implementation of MM BIO-1a.1 occurs prior to issuance of grading permits and during construction.	A final report documenting the survey effort and any protection measures implemented by the project shall be submitted to the Director of	Director of Recreation and Parks or designee

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removal, abandonment, or destruction of the maternity roost.	or potential to support bat roosting, no further measures are recommended as long as removal occurs within seven days of the survey. If evidence of bat roosting is present, additional measures described below shall be implemented: • If evidence of bat roosting is discovered during the pre-construction roost assessment and demolition is planned March 1 through April 14, or September 1 through October 14 (outside the winter hibernation, and bat maternity roosting season), a qualified biologist should implement passive exclusion measures to prevent bats from re-entering the structures. After sufficient time to allow bats to escape and a follow-up survey to determine if bats have vacated the roost, demolition may continue and impacts to special-status bat species will be avoided. For tree removal that occurs during this time, trees should be felled in a two-step method as follows: o Remove limbs of trees first and leave them unprocessed on the site for at least 24 hours. o After the 24 hour period passes, the remainder of the tree can be felled and debris can be processed.		Recreation and Parks or designee prior to the start of any grading and demolition activity or tree removal.	

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	• If a pre-construction roost assessment discovers evidence of bat roosting in structures or trees during the maternity roosting season (April 15 through August 31) or winter hibernation season (October 15 to February 28), and determines maternity roosting bats or hibernating bats are present, demolition of maternity roost or hibernation structures will be avoided during the maternity roosting and hibernation seasons or until a qualified biologist determines the roost has been vacated. Any trees removed during this time shall follow the two-step method of removal described above.			
Impact BIO-1b: Construction activities associated with the project could potentially impact Northwestern Pond Turtle (NPT) adjacent to Roseland Creek.	**MM BIO-1b.1:** To avoid impacting NPT, a pre-construction survey shall determine if the species or its nests are present within work impact areas within 300 feet of Roseland Creek. The pre-construction survey shall be completed within 48 hours prior to commencement of work to locate any NPT nests or individual turtles. If no NPT are located, the work may proceed without further actions. If NPT or active NPT nests are found within the work area, they shall be avoided by 50 feet and be allowed to leave on their own accord. If NPT is in a work area that cannot be	The City will ensure implementation of MM BIO-1b.1 occurs prior to issuance of grading permits and during construction.	A final report documenting the survey effort and any protection measures implemented by the project shall be submitted to the Director of Recreation and Parks or designee	Director of Recreation and Parks or designee

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	avoided and/or does not leave the area, CDFW shall be consulted to determine the procedure for relocation. Any active NPT nest shall be avoided by 15 feet and if it cannot be avoided, CDFW shall be consulted to determine next steps. If NPT is listed under the Federal endangered species act, and cannot be avoided, CDFW and USFWS shall be consulted to determine next steps, as no "take" can occur without USFWS authorization.		prior to the start of any grading activity.	
Impact BIO-1c: Construction activities associated with the project could potentially impact California Tiger Salamander (CTS) occurring on the site and 1.37 acres of upland dispersal habitat.	**MM BIO-1c.1:** The project shall implement the following avoidance and mitigation measures contained in the Santa Rosa Plan Conservation Strategy: • No ground disturbing activities shall be conducted during the wet season (October 15 through June 15) when CTS migrate to and from breeding habitats. • The City or the project biologist shall consult the 72-hour weather forecast from the National Weather Service (NWS) prior to the start of ground disturbing activities. Ground disturbing activities shall not begin unless a no precipitation	The City will ensure implementation of MM BIO-1c.1 to MM BIO-1c.2 occurs prior to issuance of grading permits and during construction.	Work restrictions shall be reflected on all plans. Mitigation credits, if needed/required, shall be purchased prior to the initiation of grading activity on the site.	Director of Recreation and Parks or designee

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	forecast is obtained and necessary erosion control measures are implemented. • Prior to the commencement of ground disturbing activities, the site shall be inspected for burrows or other refugia that could support CTS. If none are detected, work can proceed without further measures. If burrows or other refugia with potential to support CTS are detected and cannot be avoided, the project shall consult with CDFW to determine if any additional measures, including an incidental take permit, may be required. • To substantiate that no CTS are present and/or affected by the project, a qualified biological monitor will be present during initial ground disturbance. The biological monitor will conduct a training session for all construction workers before work is started on the project. If any CTS are encountered during ground disturbing activities, all work will stop and not commence until authorization to commence work has been given by CDFW and USFWS. Such authorization may come in the form of take permits, if required.			

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	• Access routes and number and size of staging and work areas will be limited to the minimum necessary. • All foods and food-related trash items will be enclosed in sealed trash containers at the end of each day, and removed completely from the site once every three days. • No pets will be allowed anywhere in the project site during construction. • All equipment will be maintained such that there will be no leaks of automotive fluids such as gasoline, oils, or solvents. • Hazardous materials such as fuels, oils, solvents, etc., will be stored in sealable containers in a designated location that is at least 200 feet from Roseland Creek. All fueling and maintenance of vehicles and other equipment and staging areas will occur at least 200 feet from Roseland Creek. **MM BIO-1c.2:** If it is determined that an incidental take permit is needed because a reasonable expectation of take has been found and cannot be avoided, mitigation for impacts to CTS may be determined to be necessary. In this case, CTS habitat			

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	that is permanently and adversely impacted by the project would be mitigated in accordance with the ratios described in the Santa Rosa Plain Conservation Strategy. The applicable ratio for mitigation in this area is one to one. This ratio would be applied to the net loss of suitable CTS habitat that results from the project. The square footage of developed areas on-site that would be removed (resulting in temporary impacts of approximately 1.88 acres), and restored to their natural state, may be used to offset novel impacts that result from the project. A maximum of 1.37 acres of permanent impacts are expected to result from the project, however, final mitigation ratio and acreage requirements shall be finalized in consultation with CDFW and/or the USFWS. Permanent loss of CTS habitat shall be mitigated at a one to one ratio.			
Impact BIO-4: Construction activities and tree removal associated with the proposed project could result in the loss of fertile eggs, nesting raptors or other migratory birds,	**MM BIO-4.1:** Construction shall be scheduled to avoid the nesting season to the extent feasible. The nesting season for most birds, including most raptors in the San Francisco Bay area, extends from February 1 through September 1. **MM BIO-4.2:** If it is not possible to schedule demolition and construction between September and	The City shall ensure measures MM BIO-4.1 through MM BIO-4.2 are implemented prior to issuance of grading permits.	The biologist shall complete (if construction occurs during breeding season) a survey and submit the results of the survey to the City and CDFW, as	Director of Recreation and Parks or designee

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and bat maternity roosts. Nest abandonment could also occur.	January, pre-construction surveys for nesting birds shall be completed by a qualified ornithologist no more than seven (7) days prior to the start of work to ensure that no nests will be disturbed during project implementation. During this survey, the ornithologist will inspect all trees and other possible nesting habitats immediately adjacent to the construction areas for nests. If an active nest is found sufficiently close to work areas to be disturbed by construction, the ornithologist, in consultation with CDFW, will determine the extent of a construction-free buffer zone to be established around the nest, typically 50 to 250 feet with the lesser distance for smaller passerine birds and the greater distance for raptors, to ensure that raptor or migratory bird nests will not be disturbed during project construction. Project activities may resume within the buffer zone only after the young have fledged the nest or the nest otherwise becomes inactive. If disturbance does not commence within 7 days of the completed nesting survey, the survey should be repeated to ensure that active nesting has not begun since the previous survey.		necessary, for review and approval.	

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Cultural Resources				
Impact CUL-3: Construction activities associated with the proposed project could result in the disturbance of subsurface prehistoric and/or historic resources, including a 19th century cemetery.	**MM CUL-3.1:** No prehistoric or historical archaeological sites were found within the study area but a 19th century cemetery is reported to be within the study area. Therefore, any ground disturbing activities in the northeast part of the parcel at 1400 Burbank Avenue (APN 125-331-001) shall be monitored by a professional archaeologist and/or a tribal monitor from culturally affiliated Tribe(s). Implementation of the following mitigation measures will reduce potential impacts to prehistoric and historic resources to less than significant levels. • If cultural resources are discovered during the project construction (inadvertent discoveries), all work in the area of the find shall cease and a qualified archaeologist and representatives of the culturally affiliated tribe(s) shall be retained by the project sponsor to investigate the find and make recommendations as to treatment and mitigation of any impacts to those resources. A qualified archaeological monitor will be present and will have the authority to stop and redirect grading activities, in consultation with any designated tribal monitors, to evaluate the significance of any	The City and contractors shall be responsible for implementing the mitigation measures during all phases of construction.	All measures shall be printed on all construction documents, contracts, and project plans and shall be reviewed and approved by the Director of Recreation and Parks or designee prior to the initiation of construction activities.	Director of Recreation and Parks or designee

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	archaeological resources discovered on the property. • If human remains are encountered, consistent with California Health and Safety Code Section 7050.5, no further disturbance shall occur until the Sonoma County Coroner has made the necessary findings as to origin of the remains. Further, consistent with California Public Resources Code Section 5097.98(b), human remains shall be left in place and free from disturbance until a final decision as to the treatment and disposition has been made. • If the Sonoma County Coroner determines the remains to be Native American, the Native American Heritage Commission shall be contacted within twenty-four (24) hours. The Native American Heritage Commission shall immediately identify the "most likely descendant(s)" and notify them of the discovery. The "most likely descendant(s)" shall make recommendations within forty-eight (48) hours, and engage in consultations with the landowner concerning the treatment of the remains, as provided in Public Resources Code Section 5097.98.			

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Hazards and Hazardous Materials				
Impact HAZ-2: The presence of lead in soils adjacent to previous structures on the site and a reported refuse dump on the northwest side of Roseland Creek containing glass containers and household debris including automobile parts could present a material threat of a potential release of hazardous substances.	**MM HAZ-2.1:** Any debris or soil containing lead-based paint or coatings or known to contain elevated lead concentrations would be disposed of at landfills that meet acceptance criteria for the waste being disposed. Soil sampling and analytical testing shall be performed on that portion of the site identified as the "refuse dump" in the report entitled Phase I Environmental Site Assessment, Roseland Creek Community Park, 1400 Burbank Avenue, APN 125-331-001, Santa Rosa, California, prepared by Econ, dated February 19, 2010. If hazardous materials are detected at levels that exceed regulatory thresholds, the extent of the contamination shall be identified, and recommendations for a Health and Safety Plan (HSP), Soil Management Plan (SMP), and methods for a cleanup shall be implemented, as applicable. This work shall be performed under the oversight of a regulatory agency such as the Sonoma County Department of Environmental Health and Safety or the Department of Toxic Substances Control.	The City shall ensure measure MM HAZ-2.1 is implemented prior to issuance of grading permits.	The contractor shall perform surveys prior to grading and provide the results to the City for review and approval.	Director of Recreation and Parks or designee

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Noise				
Impact NOI-1: The project would construct a proposed park adjacent to noise sensitive, residential and educational uses which could result in temporary disturbances during construction.	**MM NOI – 1.1:** The City's contractor will develop a construction noise mitigation plan to ensure noise levels would be reduced to 80 dBA L_{eq} at sensitive receptors. The construction noise mitigation plan may incorporate, but would not be limited to, the following best management practices: • Maximize the physical separation between noise generators and noise receptors. Such separation includes, but is not limited to, the following measures: o Locate stationary equipment to minimize noise impacts on the community; o Minimize backing movements of equipment; • Construct temporary noise barriers, where feasible, to screen noise-generating equipment. Temporary noise barrier fences would provide a five dBA noise reduction where the noise barrier interrupts the line-of-sight between the noise source and receptor when constructed in a manner that eliminates any cracks or gaps. • Use quiet construction equipment whenever possible and properly maintained and muffled internal combustion engine-driven construction equipment;	The City shall ensure implementation of MM NOI-1.1 occurs during all phases of construction. Copies of the advance notice of construction activity shall be provided to the City prior to issuance of a grading permit.	The Director of Recreation and Parks or designee shall designate a "disturbance coordinator" for construction activities and notify local residents regarding the proposed construction schedule.	Director of Recreation and Parks or designee

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	• Impact equipment (e.g., jack hammers and pavement breakers) shall be hydraulically or electrically powered wherever possible to avoid noise associated with compressed air exhaust from pneumatically-powered tools. • Compressed air exhaust silencers shall be used on other equipment. • Prohibit unnecessary idling of internal combustion engines. • Limit construction hours from 7:00 am to 7:00 pm Mondays through Saturdays, and 10:00 am to 6:00 pm on Sundays and holidays. • The Director of Recreation and Parks shall designate a "disturbance coordinator" for construction activities. The coordinator would be responsible for responding to any local complaints regarding construction noise and vibration. The coordinator would determine the cause of the noise or vibration complaint and would implement reasonable measures to correct the problem. • The construction contractor shall send advance notice in conjunction with the City of Santa Rosa Recreation and Parks Department to neighborhood residents within 300 feet of the project site as well			

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	as the Roseland Elementary School and Roseland Accelerated Middle School administrators regarding the construction schedule and including the telephone number for the disturbance coordinator at the construction site.			

Source: *Roseland Creek Community Park Final Environmental Impact Report*. September 2024.