

**CITY OF PASADENA
PLANNING DIVISION
HALE BUILDING
175 NORTH GARFIELD AVENUE
PASADENA, CA 91101-1704**

ATTACHMENT B

INITIAL STUDY

In accordance with the Environmental Policy Guidelines of the City of Pasadena, this analysis, the associated "Master Application Form," and/or Environmental Assessment Form (EAF) and supporting data constitute the Initial Study for the subject project. This Initial Study provides the assessment for a determination whether the project may have a significant effect on the environment.

SECTION I – PROJECT INFORMATION

1. Project Title: **Hillside Re-Zoning Study**
2. Lead Agency Name and Address: **City of Pasadena – Planning and Development Dept.
175 N. Garfield Avenue
Pasadena, CA 91101**
3. Contact Person and Phone Number: **Antonio Gardea, Planner
(626) 744-6725**
4. Project Location: **Hillside Development (HD) zones citywide (see
attached maps – Attachments A.1-3)**
5. Project Sponsor's Name and Address: **City of Pasadena – Planning and Development Dept.
175 N. Garfield Avenue
Pasadena, CA 91101**
6. General Plan Designation: **Low Density Residential (0-6 dwelling units per net
acre)**
7. Zoning: **RS-1-HD, RS-2-HD, RS-4-HD, and RS-6-HD (Single-
family Residential, Hillside District Overlay)**
8. Description of the Project: The City of Pasadena is considering revisions to the existing Hillside Overlay District (PMC 17.29) and modifications to the zoning designations for single-family residential properties within designated study areas. Nine study areas within the Hillside Overlay District (HD) have been identified and evaluated (see maps in file and attached to Initial Environmental Study). Properties within the study areas that have little or no slope and do not exhibit traits of a hillside area may be removed from the HD and properties with hillside characteristics may be added to the HD. Areas added to the Hillside Overlay District will be subject to the additional development standards of the HD. Areas removed from the HD will no longer be subject to the HD standards. The proposed Zoning Code amendment is to allow a process to review modifications to the allowable floor area limits applicable to properties with an average slope of less than 15%.
9. Surrounding Land Uses and Setting: The City of Pasadena's Hillside District encompasses 3,829 parcels throughout the City limits. The areas zoned HD within the City limits include four general areas: the Linda Vista area west of the Arroyo Seco, north of the 134 Freeway; the San Rafael Hills

area west of the Arroyo Seco south of the 134 Freeway; the Eaton Canyon area in the northeast corner of the City limits east of the Eaton Canyon Golf Course; and the area around the Ritz Carlton Huntington Hotel in the southern portion of Pasadena. (Please see the attached map (Exhibit A) for the nine designated study areas for more information.) Pasadena's hillside areas have unique characteristics but all share exceptional views of natural features and areas in the proximity of Pasadena (e.g San Gabriel Mountains, Arroyo Seco, Eaton Canyon). As a general rule, most Hillside properties have an average slope of more than 15%. While this is not a pre-requisite for being zoned HD, many of the lots are steeply sloped or have portions which are of a slope greater than 2:1. Some of the lots zoned HD include ridgelines, riparian areas, protected and/or native vegetation, habitat for wildlife, and unstable soils. From a regulatory standpoint, hillside parcels are subject to additional City review to evaluate erosion concerns, fire safety issues, stormwater drainage and flow, traffic access and egress, and view preservation. This project focuses on Hillside District areas that are typically less than a 15% average slope and do not exhibit the listed environmental characteristics.

10. Other public agencies whose approval is required (e.g. permits, financing approval, or participation agreement): The proposed project is the re-zoning of certain properties within the Hillside Development Overlay District (HD). Projects that require a discretionary review (Hillside Development Permit) will need approval from the Pasadena Department of Public Works, Department of Transportation, Pasadena Building Division, and Pasadena Fire Department.

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:

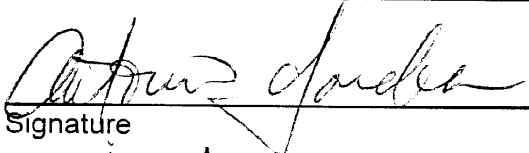
The environmental factors checked below would involve at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages:

	Aesthetics		Geology and Soils		Population and Housing
	Agricultural Resources		Hazards and Hazardous Materials		Public Services
	Air Quality		Hydrology and Water Quality		Recreation
	Biological Resources		Land Use and Planning		Transportation/Traffic
	Cultural Resources		Mineral Resources		Utilities and Service Systems
	Energy		Noise		Mandatory Findings of Significance

DETERMINATION: (to be completed by the Lead Agency)

On the basis of this initial evaluation:


I find that the proposed project DOES NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.	X
I find that, although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the mitigation measures described on an attached sheet have been added to the project. A MITIGATED NEGATIVE DECLARATION will be prepared.	
I find that the proposed project MAY have a significant effect(s) on the environment. -Analysis in the Initial Study shows that one or more impact areas will have a "Potentially Significant Impact" An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that were not analyzed in a previously approved EIR or Negative Declaration for the project at hand.	
I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.	



 Signature
 ANTONIO CARDESA

 Printed Name

Aug 30, 2005

 Date
 8/30/05

 Reviewed By / Date

EVALUATION OF ENVIRONMENTAL IMPACTS:

- 1) A brief explanation is required for all answers except "No Impact" answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A "No Impact" answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A "No Impact" answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).
- 2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- 3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less than significant with mitigation, or less than significant. "Potentially Significant Impact" is appropriate if there is substantial evidence that an effect is significant. If there are one or more "Potentially Significant Impact" entries when the determination is made, an EIR is required.
- 4) "Negative Declaration: Less Than Significant With Mitigation Incorporated" applies where the incorporation of mitigation measures has reduced an effect from "Potentially Significant Unless Mitigation Incorporated" applies where the incorporation of mitigation measures has reduced an effect from "Potentially Significant Impact" to a "Less than Significant Impact." The Lead Agency must describe the mitigation measures and briefly explain how they reduce the effect to a less than significant level (mitigation measures from Section 20, "Earlier Analysis," may be cross-referenced).
- 5) Earlier analysis may be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR or negative declaration. See CEQA Guidelines Section 15063(c)(3)(D). Earlier analyses are discussed in Section 20 at the end of the checklist.
 - a) Earlier Analysis Used. Identify and state where they are available for review.

- b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
 - c) Mitigation Measures. For effects that are "less than Significant with Mitigation Measures Incorporated," describe the mitigation measures which were incorporated or refined from the earlier documents and the extent to which address site-specific conditions for the project.
- 6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated. A source list should be attached, and other sources used or individuals contacted should be cited in the discussion.
 - 7) Supporting Information Sources: A source list should be attached, and other sources used or individuals contacted should be cited in the discussion.
 - 8) The explanation of each issue should identify:
 - a) The significance criteria or threshold, if any, used to evaluate each question; and
 - b) The mitigation measure identified, if any, to reduce the impact to less than significant
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No Impact

SECTION II - ENVIRONMENTAL CHECKLIST FORM

1. BACKGROUND.

Date checklist submitted: August 31, 2005

Department requiring checklist: Planning and Development

Planner assigned: Antonio Gardea

2. ENVIRONMENTAL IMPACTS. (explanations of all answers are required):

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No Impact

3. AESTHETICS. Would the project:

a. *Have a substantial adverse effect on a scenic vista?* ()

WHY? The proposed project is a re-zoning of certain properties in the Hillside Development Overlay District (HD). If an area is removed from the HD district, a discretionary review will no longer be necessary for new homes or major additions. Properties that are added to the HD district will require a discretionary review (Hillside Development Permit) for additions of 500 square feet or greater or 20% of the floor area of the existing dwelling unit. Projects that require a Hillside Development Permit will be analyzed individually to determine if any scenic vistas are impacted. Properties that are removed exhibit no characteristics of a hillside lot, including view issues. For these reasons, the re-zoning will have no adverse impacts on scenic vistas.

b. *Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?* ()

WHY? The project does not substantially impact an Official State Scenic Highway, L.A. County Recommended Scenic Highway, or unofficial City Designated Scenic corridor. The proposed re-zoning of properties in the Hillside Development Overlay District would not result in the destruction of any landmark eligible tree, stand of trees, rock outcropping or natural feature recognized as having significant aesthetic value. However, projects applying for a Hillside Development Permit or a building permit will be analyzed to determine if there are any impacts to any natural feature recognized as having significant aesthetic value. Applicants applying for hillside projects must submit landscape plans for review and approval by the Zoning Administrator and the Fire Department prior to the issuance of any building permits. Any negative impacts caused by the proposed destruction of trees, rock outcropping or other desirable aesthetic natural features will be reduced to a level of insignificant by conditions imposed during this review. Although the Hillside Development Permit process requires additional identification of mature trees, the City's Tree Protection Ordinance applies to all single-family zones in the City. Therefore, there will be no impact to trees as a result of any proposed re-zoning.

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Less Than Significant Impact

No Impact

c. Substantially degrade the existing visual character or quality of the site and its surroundings? ()

WHY? The majority of Pasadena's Hillside District is made up of established residential neighborhoods, with few exceptions that certain areas were subdivided many years ago but were never developed. Submittal requirements for new hillside homes and additions to existing homes require information on views from neighboring properties. The project is the re-zoning of certain properties within the Hillside Development Overlay District (HD) zone. Properties that exhibit hillside characteristics will be rezoned to HD and properties that are flat and not within a hillside neighborhood will be removed from the HD zone district. Properties that apply for a Hillside Development Permit will be analyzed to determine if there are any impacts to the visual character and its surrounding site. This study will have no impact on visual character.

d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area? ()

WHY? The project, re-zoning certain properties within the Hillside Development Overlay District (HD), would not create new sources of light and glare. Properties that are added to the HD zone would have to comply with the HD development standards, and properties that are removed from the HD zone would have to comply with the underlying zoning district. Properties that apply for a Hillside Development Permit will be analyzed to determine if there are any light and glare impacts that would adversely affect day or nighttime views in area. The City's light and glare performance standards apply to all single-family zones in the City. Therefore, there will be no impact from the proposed re-zoning.

4. AGRICULTURAL RESOURCES. Would the project:

a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use? ()

WHY? The City of Pasadena is a developed urban area surrounded by hillsides to the north and northwest. The western portion of the City contains the Arroyo Seco, which runs from north to south through the City. It has commercial recreation, park, natural and open space. There is no prime farmland, unique farmland, or farmland of statewide importance, as shown on maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency.

b. Conflict with existing zoning for agricultural use, or a Williamson Act contract? ()

WHY? The City of Pasadena has no land zoned for agricultural use other than commercial nurseries being allowed by right in the CG (General Commercial) and IG (General Industrial) zones and conditionally in the CO (Office Commercial), CL (Limited Commercial), OS (Open Space) and PS (Public-Semi Public) Zoning Districts.

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Less Than Significant Impact

No Impact

c. Involve other changes in the existing environment, which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use? ()

WHY? There is no known farmland in the City of Pasadena; therefore the proposed project would not result in the conversion of farmland to a non-agricultural use.

5. AIR QUALITY. Would the project:

a. Conflict with or obstruct implementation of the applicable air quality plan? ()

WHY? The project, in and of itself, does not propose any new development. All new hillside homes and additions that meet established criteria for a discretionary action must receive specific environmental clearance. Following approval of the re-zoning of properties in the HD zone, properties that apply for a Hillside Development Permit must comply with the Federal Clean Air Act, the California Clean Air Act and the regional Air Quality Management Plan (AQMP) adopted by the South Coast Air Quality Management District and Southern California Association of Governments. The AQMP contains measures to meet federal and state requirements. The City of Pasadena is also part of the West San Gabriel Valley Planning Council, which adopted the West San Gabriel Valley Air Quality Plan. The project does not propose any change in zoning which increases density or air quality impacts.

b. Violate any air quality standard or contribute to an existing or projected air quality violation? ()

WHY? Due to its geographical location and the prevailing off shore daytime winds, Pasadena receives smog from downtown Los Angeles and other areas in the Los Angeles basin. The prevailing winds, from the southwest, carry smog from wide areas of Los Angeles and adjacent cities, to the San Fernando Valley and to Pasadena in the San Gabriel Valley where it is trapped against the foothills. For these reasons the potential for adverse air quality in Pasadena is high.

Pasadena is located in a non-attainment area, an area that frequently exceeds national ambient air quality standards. However, the project itself does (or does not) meet the South Coast Air Quality Management District's (SCAQMD) land use threshold for significant air emissions, according to the 1993 updated SCAQMD's CEQA Air Quality Handbook. The project, in and of itself, will not cause any development. Each future residential hillside project and non-hillside residential project submitted to the City will be reviewed against the air quality standards. The hillside areas of Pasadena have always been zoned for single-family development, so this type of development has always been contemplated through the development of the City's air quality calculations.

c. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard (including releasing emissions which exceed quantitative thresholds for ozone precursors)? ()

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No Impact

WHY? The City of Pasadena is within the South Coast Air Basin (SCAB). This basin is a non-attainment area for Nitrogen Dioxide (NO2) and fine particulates matter (PM10). This project will not cause direct development. Homes constructed in hillside district and non-hillside district may result in temporary short-term increases in particulate matter due to routine construction activities. However, development of individual single-family homes is not expected to noticeably contribute to cumulative air quality impacts.

d. Expose sensitive receptors to substantial pollutant concentrations? ()

WHY? According to Figure 5-1 and Table 5-1 of the 1993 updated SCAQMD's CEQA Air Quality Handbook all of the designated study areas are located near sensitive receptors (the entire HD area is zoned for single-family residences). However, the proposed uses that would be allowed following the project implementation are also single-family residences, and will therefore not generate any significant toxic air emissions.

e. Create objectionable odors affecting a substantial number of people? ()

WHY? This type of use associated with the project (single-family residences) is not shown on the 1993 updated SCAQMD's CEQA Air Quality Handbook Figure 5-5 "Land Uses Associated with Odor Complaints."

6. BIOLOGICAL RESOURCES. Would the project:

a. Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service? ()

WHY? The project involves re-zoning properties within the Hillside Development Overlay Zoning District and single-family properties that exhibit hillside characteristics in the City (see attached map – Exhibit A). The city's hillside areas contain wildlife habitat, native vegetation, and wildlife corridors. The hillside areas also contain mammals common with human habitations – coyote, squirrel, striped skunk, mule deer, raccoon, etc. A variety of reptiles and birds are also common to the area and are not considered rare or endangered by local, state or federal listings. As specific projects within the Hillside District are proposed, the staff requires biology studies and/or flora and fauna studies when applicable. The Department of Fish and Game is consulted on projects that are determined to have biological resources, wildlife corridors, or habitat issues. Impact analysis and mitigation measures are required as projects are processed by the staff. Individual projects applying for a Hillside Development Permit will be analyzed to determine if there are any adverse effects on habitat modifications. The project, in and of itself, will not have any adverse effects on habitat modifications as any area proposed to be removed from the hillside does not exhibit the traits of a hillside lot.

b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, and regulations or by the California Department of Fish and Game or U.S. Fish and Wildlife Service? ()

Potentially Significant Impact

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Less Than Significant Impact

No Impact

WHY? The city's hillside areas have portions of riparian habitat. The Final Environmental Impact Report of the adopted 1994 Land Use and Mobility Elements maps the natural communities within the City's boundaries. Projects that are submitted for a Hillside Development Permit will be reviewed for riparian areas. If riparian areas exist, the Department of Fish and Game will be consulted to provide comments on the site-specific project. Findings from the Department of Fish and Game will need to be made that individual projects will not substantially affect an existing stream, river, lake or channel, will not use material from a streambed and will not adversely affect existing fish or wildlife resources. The project will not, in and of itself, have any impact on riparian habitat or other sensitive natural community. Areas proposed to be removed from the Hillside District do not have riparian area.

c. Have a substantial adverse effect of federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means? ()

WHY? The City's hillside areas contain portions of wetlands. The Zoning Code requires that new construction be subject to submittal of a landscape plan, which emphasizes the use and management of native plants. Individual property owners submitting for a Hillside Development Permit will be reviewed for wetlands area. The project does not impact any wetland area.

d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites? ()

WHY? The project will not, in and of itself, interfere with the movement of any native resident or migratory fish or wildlife species, or with established native resident or migratory wildlife corridors. See also 6.a.

e. Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance? ()

WHY? The Hillside Development standards contain direct linkages to the city's Tree Protection Ordinance. The project is re-zoning certain properties within the Hillside Development Overlay District (HD). Properties that exhibit hillside characteristics will be rezoned to HD and properties that are flat will be removed from the HD zone district. Individual property owners applying for a Hillside Development permit will be required to submit a tree inventory and tree protection plan for hillside homes. The project, in and of itself, will not have any impact on biological resources, such as a tree preservation policy or ordinance as these regulations apply to all single-family zoned areas. The areas proposed for removal from the Hillside District do not reflect areas typically associated with hillside property. This includes property with significant slopes or tree coverage. The Tree Protection Ordinance will continue to apply to all properties affected.

f. Conflict with the provisions of an adopted Habitat Conservation Plan (HCP), Natural Community Conservation Plan (NCCP), or other approved local, regional, or state habitat conservation plan? ()

Potentially Significant Impact

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Less Than Significant Impact

No Impact

WHY? As of June 2003, there was no adopted Habitat Conservation or Natural Community Conservation Plans within the City of Pasadena. There were also no approved local, regional or state habitat conservation plans.

7. CULTURAL RESOURCES. Would the project:

- a. Cause a substantial adverse change in the significance of a historical resource as defined in CEQA Guidelines Section 15064.5? ()

WHY? The project is the re-zoning of certain properties in the Hillside Development Overlay District and will have no impact on any historic building, structure, natural feature, work of art or similar object. Individual property owners applying for a Hillside Development Permit or a building permit for demolition or modification to a single-family residential dwelling unit will be analyzed to determine if these homes have historic merit. Historic resources are outside the scope of the project.

- b. Cause a substantial adverse change in the significance of an archaeological resource pursuant to Section 15064.5? ()

WHY? There are no known prehistoric or historic archeological sites within the Hillside District. Cultural resources are outside the scope of the project. If any such sites are encountered during grading or construction of any project in the Hillside or single-family zone district, all grading or construction efforts, which would disturb these sites, shall cease. An archaeologist shall be notified and provisions for recording and excavating the site shall be made in compliance with Section 15064.5 of the California Environmental Quality Act Guidelines.

- c. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature? ()

WHY? There are no records of any significant paleontological resources in the City of Pasadena. Therefore, there are no known paleontological resources affected by the project. If any such sites are encountered during grading or construction of any subsequent project, all grading or construction efforts which would disturb these sites shall cease. An archaeologist shall be notified and provisions for recording and excavating the site shall be made in compliance with Section 15064.5 of the California Environmental Quality Act Guidelines.

- d. Disturb any human remains, including those interred outside of formal ceremonies? ()

Potentially Significant Impact	Significant Unless Mitigation is Incorporated	Less Than Significant Impact	No Impact
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WHY? The project itself will not lead to any specific development. If any remains are encountered during subsequent construction of new homes or additions, the Los Angeles County Coroner will be contacted.

8. ENERGY. Would the proposal:

a. *Conflict with adopted energy conservation plans?* ()

WHY? The project does not conflict with the 1983 adopted Energy Element of the General Plan. The project, re-zoning of certain properties in the Hillside Development Overlay District (HD) do not suggest a modification to the density allowed in the hillside and single-family areas. Thus, the proposed intensity of the project is within the intensity allowed by the Zoning Code and envisioned in the City's approved General Plan. Individual property owners applying for a Hillside Development permit or building permit for construction of single-family dwelling unit or additions, will comply with the energy standards in the California Energy Code, Part 6 of the California Building Standards Code (Title 24). Measures to meet these performance standards may include high-efficiency Heating Ventilation and Air Conditioning (HVAC) and hot water storage tank equipment, lighting conservation features, higher than required rated insulation and double-glazed windows.

b. *Use non-renewable resources in a wasteful and inefficient manner?* ()

Why? Oil-based products: Construction of homes and additions in the Hillside District and single-family zone district will result in a short-term insignificant consumption of oil-based energy products. However, the additional amount of resources used for single-family residence will not cause a significant reduction in available supplies. Each Hillside Development permit and building permit for new homes and additions will be evaluated on its own merits.

Energy: Supplies of electricity and gas are available from existing mains, lines and substations in most areas of the hillside. Future projects that apply for a Hillside Development permit and building permit for the construction of single-family dwelling unit and additions must meet the energy standard of the California Energy Code, Part 6 of the California Building Standards Code Title 24. Measures to meet these performance standards may include high efficiency Heating Ventilation and Air Conditioning (HVAC) and hot water storage tank equipment, lighting conservation features higher than required rated insulation and double-glazed windows. The energy conservation measures will be prepared by the developer for each subsequent project and shown on a building plan(s). Plans will be will be submitted to the Water and Power Department and Building Official for review and approval prior to the issuance of a building permit. Installation of energy-saving features will be inspected by a City Inspector prior to issuance of a Certificate of Occupancy.

Water: Water use will not be increased directly as a result of this project.

9. GEOLOGY AND SOILS. Would the project:

a. *Expose people or structures to potential substantial adverse effects, including the risk of loss, injury, or death involving:*

i. *Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other*

Potentially Significant Impact	Significant Unless Mitigation is Incorporated	Less Than Significant Impact	No Impact
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substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42. ()

WHY? According to the 2002 adopted Safety Element of the City of Pasadena’s General Plan, the San Andreas Fault is a “master” active fault and controls seismic hazard in Southern California. This fault is located approximately 21 miles north of Pasadena.

The County of Los Angeles and the City of Pasadena are both affected by Alquist-Priolo Earthquake Fault Zones. Pasadena is in four USGS Quadrants, the Los Angeles, and the Mt. Wilson quadrants were mapped for earthquake fault zones under the Alquist-Priolo Act in 1977. The Pasadena and Condor Peak USGS Quadrangles have not yet been mapped per the Alquist-Priolo Act.

Adjacent to and partially in the City of Pasadena are two faults, considered active, the Sierra Madre primarily north of the City and the Raymond Fault primarily south of the City. The 2002 Safety Element of the General Plan considers the Sierra Madre Fault to be in a Fault Hazard Management Zone and the Raymond Fault to be in an Alquist-Priolo Earthquake Fault Zone. Within the southwest portion of the City, the Eagle Rock Fault is considered potentially active.

The Alquist-Priolo Act requires a geologic survey be done prior to any construction of a project within 50 feet any direction of an active fault. The Act defines a project to include habitable structures; as structures contemplated for human habitation in a subdivision under the Subdivision Map Act and/or structures for human occupancy exceeding two stories and single-family homes part of a project of four or more such homes.

The potential exists for people and property to be exposed to the hazards of seismic activity in most of California. This project will not increase the potential occurrence of earthquakes. The risk of earthquake damage is minimized because all new structures are required to be built according to the Uniform Building Code and other applicable codes, and are subject to inspection during construction. Structures for human habitation must be designed to meet or exceed California Uniform Building Code standards for Seismic Zone 4. The project will not directly result in new hillside development. However, applicants applying for Hillside Development Permit, construction of new single-family residential units, and additions to single-family residences will be reviewed and determined if they are located within any fault zones.

ii. *Strong seismic ground shaking? ()*

WHY? See 9.a.i. No impact is expected.

iii. *Seismic-related ground failure, including liquefaction as delineated on the most recent Seismic Hazards Zones Map issued by the State Geologist for the area or based on other substantial evidence of known areas of liquefaction? ()*

WHY? According to Plate P-1 of the City’s Safety Element of the General Plan (as based on the State’s Seismic Hazard Zone Maps) or Plate 1-3 of the Technical background Report to the Cities Safety Element of the General Plan, the Rosita Lane Study Area (See Attachment A.2) is in an area subject to liquefaction.

Potentially Significant Impact	Significant Unless Mitigation is Incorporated	Less Than Significant Impact	No Impact
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The study area contains properties that range from relatively flat to varying degrees of change in topography. Existing City Municipal Code and Building Code regulations will control any slope instability; therefore there will be no impact. Due to these codes and inspections there will be no increased exposure to seismic ground failure including liquefaction. In addition, this area has not been proposed for removal from the HD. Also see 9.a.i. No impact is expected.

iv. *Landslides as delineated on the most recent Seismic Hazards Zones Map issued by the State Geologist for the area or based on other substantial evidence of known areas of landslides?*
()

WHY? According to Plate P-1 of the Cities Safety Element of the General Plan (as based on the State's Seismic Hazard Zone Maps), the study areas are not in a Landside Hazard Zone. According to the Slope Instability Map (Plate 2-4 of the Technical Background Report of the adopted 2002 Safety Element of the General Plan) the study areas are not in an area of slope instability. According to these same sources there is not any known historic evidence of landslides in the study area. Existing City regulations will control any slope instability; therefore there will be no impact. In addition the Seismic Hazard map does not show these study areas to be located in an area where there is geologic evidence of past landslides.

b. *Result in substantial soil erosion or the loss of topsoil?* ()

WHY? The project will not directly result in construction. Individual property owners applying for a Hillside Development Permit or a building permit for demolition or modification to a single-family residential dwelling unit will be analyzed to determine if these projects will temporarily expose the soil to wind and/or water erosion. Erosion will be controlled by proper grading techniques as specified in the grading ordinance.

c. *Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?* ()

WHY? The project is the re-zoning of certain properties in the Hillside Development Overlay District and will not directly result in construction. See 9.a.i. No impact is expected.

d. *Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?* ()

WHY? The project is the re-zoning of certain properties in the Hillside Development Overlay District and will not directly result in construction. According to the 2002 adopted Safety Element of the City's General Plan, much of the City is underlain by alluvial material from the San Gabriel Mountains. This soil consists primarily of sand and gravel and is in the low to moderate range for expansion potential. No impact is expected.