

5.15 Recreation

Based on Appendix G of the *State CEQA Guidelines* and comments received during the Notice of Preparation (NOP) public review comment period, the focus of the following analysis addresses the Project's potential to include, require the construction, or expansion of parks and recreational facilities within the City. Copies of all comment letters received during the NOP public review comment period are located in Appendix A of this EIR.

5.15.1 Setting

5.15.1.1 Parks

There are nine categories of parks and recreational facilities in the City, which include: pocket parks, neighborhood parks, community parks, special use parks, wilderness reserve park, regional park, signature park, county and other parks, and joint-use parks. Current City standards for parkland distribution recommend 3 developed acres per 1,000 persons. The standards are further broken down to favor parks with 2 acres of neighborhood park per 1,000 persons and 1 acre of community park per 1,000 persons for a 2-to-1 ratio. Riverside's current distribution has instead evolved toward a 1-to-2 ratio, favoring community parks. (GP 2025 FPEIR, pp. 5.14-2 – 5.14-3) Larger parks contain features such as sport facilities, picnic areas, restrooms, and playgrounds. Smaller parks typically include basic landscaping, playgrounds, and picnic facilities. (GP 2025, p. PR-3)

The City maintains approximately 62 developed and undeveloped park sites including pocket parks, neighborhood parks, community parks, special use parks, and reserve/open space parks totaling approximately 2,928 acres. Additionally, there are six non-City owned/maintained regional parks and facilities within the City that total approximately 12,854 acres. (GP 2025, Table PR-1) The City also has various joint-use agreements with Riverside County Flood Control and Water Conservation District, Alvord Unified School District, Riverside Community College, and the University of California at Riverside. Shared facilities include ball fields, tennis courts, swimming pools, and a sports complex (GP 2025, p. PR-10). The locations of these parks throughout the City are shown on Figure PR-1 in the GP 2025. The Sycamore Canyon Wilderness Park, which is located immediately west of the Project site is categorized as a reserve/open space park and includes the following amenities: wilderness reserve, core reserve habitat for Stephens' Kangaroo Rat, nature center with on-site parking (accessed from Central Avenue), and over three miles of bike and hiking trails.

5.15.1.2 Recreational Facilities

In addition to the developed and undeveloped park sites, the City offers a number of recreational programs and opportunities including golf courses, community centers, trails, parkways, cultural and historic recreation sites and recreational partnerships (GP 2025, p. PR-13).

Trails

The City currently maintains trails for equestrian, off-road bicycling, hiking, and other pedestrian-oriented uses. The intent of the multipurpose recreational trails is to connect the major open space and recreational sites that surround the City; specifically the Santa Ana River, Box Springs Mountain, Sycamore Canyon, the Citrus State Historic Park, the green belt, and the La Sierra/Norco Hills, to ring the entire City (Figure LU-6 – Tying the Connections of the GP 2025). In addition, the City’s plan is to connect local parks and scenic parkways to the trail system as is feasible. Trails provide connections to open space areas, as well as providing recreational opportunities. Existing trails in the City include primary City trails along the Santa Ana River along the northwestern part of the City, through Sycamore Canyon Wilderness Park, and along sections of Wood Road, Bradley Street and Washington Street in the southwestern part of the GP 2025 planning area; and secondary City trails in the south. (GP 2025 FPEIR, p. 5.14-9) According to Figure PR-1 in the GP 2025, a Riverside County Regional Trail has been identified as traversing north and west of the Project site, and a generally north-south trending City Primary – Equestrian, Trail, Bike & Pedestrian Trail is located immediately west of the Project site within the Sycamore Canyon Wilderness Park.

Parkways

Parkways are specialized open spaces that typically allow limited recreational uses. Even though parkways have park-like attributes, they are not parks defined by the Parks and Recreation Master Plan, and therefore, do not belong to an official park category, department funds are not used to build or maintain them, and they are often developer-built. However, parkways are considered valuable assets by the City, and they serve primarily as a safe and aesthetically pleasing corridor for pedestrian, cyclists, and equestrians. (GP 2025 FPEIR, p. 5.14-9)

Golf Courses

The City also owns two public golf courses: Fairmount Municipal Golf Course, a 9-hole golf course, which is part of Fairmount Park under the City’s Parks, Recreation and Community Services Department management, and Riverside Golf Club, an 18-hole golf course which is managed by Riverside Public Utilities (currently closed). Also within the City are two private golf courses: Canyon Crest Country Club and Victoria Country Club. A third private facility just west of the Riverside Municipal Airport offers additional golf opportunities. (GP 2025 FPEIR, p. 5.14-9)

Community Centers

The City operates a number of community centers, multi-purpose rooms, and activity rooms. These facilities allow the Parks, Recreation and Community Services Department to provide a wide variety of recreational, educational, and human service programs for a diverse population. To appeal to this diverse population, the programs are tailored to specific age groups, interests, and abilities. There are currently ten community centers, three senior centers, two social service centers, and one nature center in the City. (GP 2025 FPEIR, p. 5.14-11)

5.15.2 Related Regulations

Federal Regulations

There are no federal regulations applicable to parkland or recreational facilities with respect to this Project.

State Regulations

Quimby Act (California Government Code 66477)

The Quimby Act was established by California legislature in 1965 to provide parks for the growing communities in California. The Act authorizes cities to adopt ordinances addressing parkland and/or fees for residential subdivisions for the purpose of providing and preserving open space and recreational facilities and improvements. The Act requires the provision of 3 acres of park area per 1,000 persons residing within a subdivision, unless the amount of existing neighborhood and community park area exceeds that limit, in which case the City may adopt a higher standard not to exceed 5 acres per 1,000 residents. The Act also specifies acceptable uses and expenditures of such funds. Because the City of Riverside is a Charter City, it is not subject to the Quimby Act, but the City does base their analysis and imposition of appropriate Park Development Impact Fees from the requirements of the Quimby Act.

Proposition 40 Park Bond Act

Proposition 40 is intended to maintain a high quality of life for California's growing population by providing a continuing investment in park and recreational facilities. Specifically, it is for the acquisition and development of neighborhood, community, and regional parks and recreation land, as well as facilities in urban and rural areas. Eligible projects for Proposition 40 funding include the acquisition, development, improvement, rehabilitation, restoration, or enhancement of interpretive facilities, local parks, recreational land, or other related facilities. Funds are distributed based on the City's population.

Local Regulations

Riverside General Plan 2025

The GP 2025 contains objectives and policies related to parkland and recreational facilities in the City that are applicable to the Project in the Open Space and Conservation Element and the Parks and Recreation Element. Appendix M of this DEIR summarizes the Project's consistency with the applicable GP 2025 policies.

Riverside Municipal Code

Chapter 16.60, Local Park Development Fees, in the City's Municipal Code was created to enable the acquisition, development, or improvement of neighborhood and community parks to provide both passive and active recreational opportunities to the residents of the City in order to improve the quality of life for the public. New development within the City generates a need for added facilities and an increased demand upon existing facilities, and the imposition of the Local Park Development Fee for new development provides funding for new and improved facilities to meet established standards. Additionally, Chapter 16.44, Regional Parks

and Reserve Parks Development Fee, in the City's Municipal Code was created to provide for the payment of a development fee to be utilized for the acquisition and development of regional parks and reserve parks, and if necessary, to be utilized for interfund borrowing for local parks. Chapter 16.76 – Trails Development Fee was created to provide for the payment of a development fee to be utilized for the acquisition and development of trails. The Local Park Development Fees, Regional Park and Reserve Park Development Fee, and Trails Development Fee are all applicable to the Project (RMC).

Park and Recreation Master Plan

The Park and Recreation Master Plan (PMP) is a comprehensive report addressing the adequacy of the City's park and recreation facilities, as well as future needs and opportunities. The report also addresses the Trails Master Plan and makes recommendations to the trails system as it pertains to park, recreation, and open space conditions. The purpose of the Master Plan is to:

- Provide an inventory and assessment of existing park components and resources;
- Examine the existing park system and its ability to meet community needs;
- Function as a decision-making tool for the City and the public by setting forth goals, objectives, and implementation programs regarding parks and facilities;
- Provide general recommendations for park and recreation services throughout the City;
- Establish policies and directives for implementation of the Master Plan; and
- Provide funding goals and strategies for park and recreation development.

To address the issues of parkland shortage, overuse of facilities, deferred maintenance, and negative public perception, the Parks and Recreation Master Plan calls for the following primary actions:

- Revise the City's park standards to reflect the current ratio of 1.0 to 2.0 in favor of community parks;
- Establish new park designations and categories to eliminate redundancy and confusion;
- Acquire key remaining open space areas, including La Sierra/Norco Hills, Alessandro and Prenda Arroyos, and wildlife corridors;
- Create seven new park sites in underserved areas of the City;
- Revitalize existing parks, including Fairmount Park;
- Consider Tequesquite Arroyo for a potential neighborhood park site and Arlington Heights for a potential community park site;
- Partner with schools to increase the areas served by recreation programs; and
- Improve and create connections between park facilities and increase the safety of the bicycle, equestrian, and pedestrian trail systems.

The City is committed to alleviating parkland shortages and providing park facilities in underserved areas of the City. The City also strives to preserve its natural resources and open spaces of the highest quality and in a cost-effective manner to enhance the living environment of all residents.

Sycamore Canyon Business Park Specific Plan

The Sycamore Canyon Business Park Specific Plan is intended to guide development and maintain open space within the Plan's boundaries. The intent of the Plan is to establish a high quality industrial development for the City that would strengthen the City's economic base. The Plan recommends development of light industry, distribution warehousing, and/or product assembly. The Plan also includes 250 acres within Sycamore Canyon to be preserved as open space. In addition to designating land uses and intensities, the Plan establishes development standards and other implementation measures. Design guidelines for streets, landscaping, site layout, and the building envelope all focus on preserving the natural character of the area. Appendix M of this DEIR summarizes the Project's consistency with the applicable goals and objectives of the *Sycamore Canyon Business Park Specific Plan*.

Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan

The *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan* was prepared with two purposes: update the park's conceptual development plan and provide a coordinated Maintenance/Management Plan for the endangered Stephens' kangaroo rat (SKR). Because the Sycamore Canyon Wilderness Park was designated as a core reserve in the Habitat Conservation Plan (HCP) for the SKR, the City was required to prepare a Maintenance/Management Plan for the core reserve. (SCWP SKR and Dev Plan, p. 1)

The *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan* considers fire from two different perspectives, control of wildland fire and fire as a management tool. This plan also examines a variety of alternatives for trailheads, edge treatments, and interpretive day-use facilities that will avoid impacts to the SKR habitat. (SCWP SKR and Dev Plan, p. 163). The location of one of the proposed trailhead/emergency vehicle access points identified in the *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan* is Kangaroo Court, which would provide a logical emergency access point to the entire east half of the park. (SCWP SKR and Dev Plan, p. 173)

The Project will eliminate Kangaroo Court; however, the Project proposes an on-site trail easement and a Fire Access/Parks Maintenance Road to ensure that access from the Project site to Sycamore Canyon Wilderness Park is maintained. Additionally, a parking area will be provided for recreational users of the Sycamore Canyon Wilderness Park in the southeastern corner of the Project site on Lot B of Tentative Parcel Map 36879 (**Figure 3.8 – Tentative Parcel Map**).

The *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan* also identifies appropriate edge treatments between the park and other uses. This includes installation of either a 7-foot high masonry wall or fence constructed per City of Riverside Parks, Recreation, and Community Services Department Standard Detail No. 5520 and specifications with a 100-foot wide stubble management zone, or firebreak, on the park side of the fence to be maintained by the City. Compliance with mitigation measure **MM AES 2** will ensure that the fence between the Project site and the Wilderness Park is consistent with the *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan*.

5.15.3 Thresholds of Significance

The City has not established local CEQA significance thresholds as described in Section 15064.7 of the State *CEQA Guidelines*. Therefore, significance determinations utilized in this section are from Appendix G of the State *CEQA Guidelines*. A significant impact will occur if implementation of the proposed Project will:

- (Threshold A) increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated; and/or
- (Threshold B) include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment.

5.15.4 Project Design Features

The Project includes a trail and a 16-space parking lot on the southeast portion of the Project site which will provide access to a fully-improved trail that will be located in an easement along the southern perimeter of Parcel 1. The parking lot and trail will provide connectivity for recreational users of the Sycamore Canyon Wilderness Park from Lance Drive in the Sycamore Canyon Business Park. The parking lot will be constructed pursuant to California Building Code standards and include an entry gate as well as trail and parking signage with posted hours of operation as identified in mitigation measures **MM AES 5**. The construction of this parking area will be a turnkey project at no cost to the City with the parking lot paving only dedicated to the City in fee and the trail easement dedicated to the City as required by mitigation measure **MM AES 5**. Fencing will be provided around the perimeter of the Project site and adjacent open space to minimize unauthorized public access, domestic animal predation, or dumping, in accordance with the City's Parks, Recreation and Community Services Department specifications and the *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan*. As discussed in Section 5.1 – Aesthetics, landscaping will also shield views of the Project site from the Sycamore Canyon Wilderness Park.

With regard to firefighting access into the Sycamore Canyon Wilderness Park, the *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan* identifies a future paved cul-de-sac in the vicinity of Kangaroo Court as

providing a logical emergency access point to the entire east half of the park. With implementation of the Project as proposed, the General Plan 2025 Circulation Element and the Sycamore Canyon Business Park Specific Plan will both be amended to remove Kangaroo Court from the respective circulation plans and the cul-de-sac will not be constructed as contemplated in the *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan*. (See **Figure 3-6 – Proposed General Plan Amendment and Figures 3-7A through 3-7C – Proposed Specific Plan Amendment**.) The Project's proposed Fire Access/Parks Maintenance Road instead will be provided off the southernmost driveway of Parcel 1 and will provide access to the east half of the park (**Figure 3-11 – Conceptual Landscape Plan**). The Fire Access/Parks Maintenance Road will be constructed and maintained as set forth in mitigation measure **MM AES 6**.

5.15.5 Environmental Impacts before Mitigation

Note to reader: with regard to Sycamore Canyon Wilderness Park, the discussion in this section addresses potential impacts resulting from increased use of the park. Potential impacts to the biological resources of the Sycamore Canyon Wilderness Park are addressed in Section 5.4 – Biological Resources.

Threshold A: *Would the Project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?*

Increase in demand for neighborhood or regional parks or other recreational facilities generally occurs due to population increase. Because, as discussed in Section 5.14 – Population and Housing, any new Project-related employment opportunities are reasonably expected to be filled by residents that will already reside in the City and surrounding areas, regardless of implementation of the Project, the Project will not in and of itself result in the increased use of parks and other recreational facilities. Employees of the Project would not be expected to utilize recreational facilities during the work day.

Park users currently access the park by traveling across the site. The Project includes a trail easement along the southern portion of proposed Parcel 1¹ to maintain access to the park and formalize the existing path of travel to the park's existing trail system. The Project proposes a trail and parking lot at the southeastern portion of the Project site (Tentative Parcel Map 36879 Lot B). Since the Project will not contribute to the physical deterioration of existing park and recreational facilities as a result of increased usage, impacts are considered **less than significant** in this regard.

Threshold B: *Does the proposed Project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?*

¹ Parcel 1 as shown on Tentative Parcel Map 36879 (**Figure 3-8**).

The proposed Project does not include recreational facilities; however, the Project includes a trail and Fire Access/Parks Maintenance Road that provide controlled access to the Sycamore Canyon Wilderness Park.

Moreover, implementation of the Project will not require the construction or expansion of recreational facilities. As discussed under Threshold A, above, increase in demand for recreational facilities generally occurs due to population increase. Because the employment opportunities resulting from Project implementation are expected to be filled by residents that will already reside in the City and surrounding areas, the Project will not result in an increased demand use of parks and other recreational facilities that would necessitate the construction or expansion of these types of facilities (see Section 5.14 – Population and Housing). In addition, because park users are currently accessing the Sycamore Canyon Wilderness Park (in the form of trespass) across the Project site, the provision of the parking lot and trail easement on the Project site will not increase park use, rather controlling access to the Wilderness Park is a beneficial impact. Consequently, the Project will not have an increased demand use of parks and other recreational facilities that would necessitate the construction or expansion of these types of facilities; and impacts with regard to recreation facilities are **less than significant**.

It should be noted that the formal trail will provide more controlled access to the park via installation of a gate and fencing in accordance with mitigation measures **MM AES 2, MM AES 3, and MM AES 5**, which will improve user safety and reduce environmental damage from unrestricted access. The environmental effects associated with the trail easement and Fire Access and Parks/Maintenance Road are evaluated as part of the Project throughout this DEIR. In order to be consistent with the *Sycamore Canyon Wilderness Park Stephens Kangaroo Rat Management Plan and Updated Conceptual Development Plan*, the trail, fencing, and Fire Access/Parks Maintenance Road shall be installed, constructed, and maintained as set forth in mitigation measures **MM AES 2, MM AES 3, MM AES 5, MM AES 6 and MM AES 7**.

Further, prior to the issuance of an occupancy permit, the proposed Project developer will be required to pay development impact fees, including the Local Park Development Fees and Regional Parks and Reserve Park Development Fee pursuant to Chapters 16.60 and 16.44 of the Municipal Code, respectively. Because the Project will not generate new park users, it will not require the construction of new or the expansion of existing park and recreation facilities. Additionally, the Project developer will pay all required development impact fees, which will offset marginal impacts to existing park facilities by contributing to funding for new park facilities. Finally, the Project will implement mitigation measures **MM AES 2, MM AES 3, MM AES 5, MM AES 6, and MM AES 7**.

5.15.6 Proposed Mitigation Measures

An EIR is required to describe feasible mitigation measures which could minimize significant adverse impacts (State *CEQA Guidelines*, Section 15126.4). Although Project impacts with regard to the construction or expansion of parks or recreational facilities is less than significant.

The Project proposes a trail and Fire Access/Parks Maintenance Road that will provide controlled access to the Sycamore Canyon Wilderness Park. Implementation of mitigation measures **MM AES 2**, **MM AES 3**, **MM AES 5**, **MM AES 6**, and **MM AES 7**, will ensure the facilities are installed, constructed, and maintained consistent with the requirements of the *Sycamore Canyon Wilderness Park Stephens Kangaroo Rat Management Plan and Updated Conceptual Development Plan* and the standards of the City of Riverside Parks, Recreation, and Community Services Department and the City Fire Department. For the reader's convenience these mitigation measures are restated below.

MM AES 2: For consistency with the Sycamore Canyon Wilderness Park Management Plan, the Project developer shall install fencing along the western boundary of the Project site. The fence and gate shall be constructed per the specifications of the City of Riverside Parks, Recreation, and Community Services Department Standard Detail No. 5520 and specifications. If the developer chooses to install a taller fence, a maximum 8-foot high fence is permitted. Note that increased fence height may require increased post, footing and rail sizes, which shall be engineered and stamped approved by a structural engineer. As part of Design Review and prior to the issuance of a grading permit, the developer shall submit a revised site plan showing this fence, the modified standard detail (if a fence taller than 8 feet is proposed), and specifications to the City of Riverside Community and Economic Development Department, Planning Division and the Parks, Recreation, and Community Services Department for review and approval.

MM AES 3: If the Project developer wants to construct a private 8-foot tall tubular steel fence along the northern boundary of the trail, such fence shall be installed a minimum of three-feet from the edge of the trail and clear of the Fire Access/Parks Maintenance Road easement. If the Project developer chooses to construct said private fence, as part of Design Review and prior to the issuance of a grading permit the developer shall submit a revised site plan showing this fence as a separate graphic fence line and a materials board showing the proposed design and materials to the Community and Economic Development Department, Planning Division and the Parks, Recreation, and Community Services Department for review and approval. If the Project developer chooses not to construct this private fence, this mitigation measure does not apply.

MM AES 5: To provide safe and controlled pedestrian and bicycle access to the Sycamore Canyon Wilderness Park in a manner consistent with the design and materials of the fence in mitigation measure **MM AES 2**, the Project developer shall:

- a. Construct the proposed trail consistent with the City of Riverside Parks, Recreation, and Community Services Department trail standards. As part of Design Review and prior to the issuance of a grading permit, a revised site plan that identifies this standard and shows the Parks, Recreation, and Community Services Department Standard Trail Construction detail shall be submitted to

the Parks, Recreation, and Community Services Department for review and approval.

- b. Install a galvanized steel swing arm gate access gate that locks in the open and closed positions at the trail and parking lot driveway entry. As part of Design Review and prior to the issuance of a grading permit, a revised site plan that shows the detail for this gate and Standard Detail No. 5110 shall be submitted to the City of Riverside Community and Economic Development Department, Planning Division and the Parks, Recreation, and Community Services Department for review and approval.
- c. Install pedestrian/bicycle gates between the trail and parking lot and the beginning of the trail and between the western terminus of the trail and the Sycamore Canyon Wilderness Park per the City's standard pedestrian/bicycle gate. These gates shall be minimum 4-feet wide and constructed of material to match Standard Detail No. 5520 identified in mitigation measure **MM AES 2**. The pedestrian/bicycle gates shall be lockable in the open and closed position. As part of Design Review and prior to the issuance of a grading permit, a revised site plan that shows the detail for these gates shall be submitted to the City of Riverside Community and Economic Development Department, Planning Division and the Parks, Recreation, and Community Services Department for review and approval.
- d. Install Parks, Recreation, and Community Services Department Standard PVC trail fence along the northern side of the trail in-between the Fire Access/Parks Maintenance Road and along those portions of the southern side of the trail where the grade drops 3 feet or more. As part of Design Review and prior to the issuance of a grading permit, a revised site plan that references the Standard 3-rail PVC fence detail only and includes Parks, Recreation, and Community Services Department Standard PVC trail fence shall be submitted to the Parks, Recreation, and Community Services Department for review and approval.
- e. Install Parks, Recreation, and Community Services Department standard trail sign at the Project's western property line and at the proposed parking lot on Lot B of Tentative Parcel Map 36879. As part of Design Review and prior to the issuance of a grading permit, a revised site plan that includes a note that states "PRCSD standard trail sign" and Parks, Recreation, and Community Services Department standard trail sign detail 12 shall be submitted to the Parks, Recreation, and Community Services Department for review and approval.

MM AES 6: To provide access for fire and parks maintenance vehicles consistent with the intent of the Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan, the Project developer shall:

- a. Design and construct the Fire Access/Parks Maintenance Road per the City of Riverside Fire Department requirements, including but not limited to, providing a 36,000 pound wheel load. As part of Design Review and prior to the issuance of a grading permit, the Fire Access/Parks Maintenance Road detail shall be submitted to the Community and Economic Development Department, Planning Division, the Parks, Recreation, and Community Services Department, and the City Fire Department for review and approval.
- b. Install vehicular gates between the vehicular access road on the south end of the Project site and the eastern terminus of the Fire Access/Parks Maintenance Road and between the western terminus of the Fire Access/Parks Maintenance Road and the Sycamore Canyon Wilderness Park. The vehicular gates shall be double galvanized steel swing arm gates a minimum of 12-feet in width and provided with a Knox padlock. The gates shall lock in the open and closed positions per Park Standard Detail No. 5110. The gate at the western property line shall be constructed to match Standard Detail No. 5520. As part of Design Review and prior to the issuance of a grading permit, a revised site plan that shows the details of these gates and Park Standard Detail No. 5110 shall be submitted to the Community and Economic Development Department, Planning Division and the Parks, Recreation, and Community Services Department for review and approval.

MM AES 7: To ensure there is adequate clearance for the fire vehicles, prior to building permit issuance the landscape plans shall be revised to relocate the trees shown on the trail and the Fire Access/Parks Maintenance Road such that all trees shall be setback from the trail and Fire Access/Parks Maintenance Road easements a minimum of 5 feet. Once planted, the developer shall maintain all trees such that a minimum 13.5-foot vertical clearance over the Fire Access/Parks Maintenance Road and a minimum 8.5-foot vertical clearance over the trail is provided and maintained. The revised landscape plans shall be designed per the City's Water Efficient Landscape and Irrigation Ordinance adopted on December 1, 2015 (<http://aquarius.riversideca.gov/clerkdb/0/doc/215696/Page1.aspx>). The revised landscape plans shall be reviewed and approved by City Design Review staff and Western Municipal Water District as part of Design Review prior to the issuance of a grading permit.

5.15.7 Environmental Impacts after Mitigation Measures are Implemented

No mitigation measures are necessary because implementation of the proposed Project will result in a **less than significant impact** with regard to park and recreational facilities. As discussed in Section 5.15.6. above, mitigation measures **MM AES 2, MM AES 3, MM AES 5, MM AES 6, and MM AES 7** are restated in this section for the convenience of the reader. These mitigation measures will ensure the Project's proposed trail and Fire Access/Parks Maintenance Road are installed, constructed, and maintained consistent with the requirements of the *Sycamore Canyon Wilderness Park Stephens Kangaroo Rat Management Plan and Updated Conceptual Development Plan* and the standards of the City of Riverside Parks, Recreation, and Community Services Department and the City Fire Department

5.15.8 References

In addition to other documents, the following references were used in the preparation of this section of the DEIR:

- GP 2025 City of Riverside, *General Plan 2025*, certified November 2007 with subsequent amendments to various elements. (Available at <http://www.riversideca.gov/planning/gp2025program/general-plan.asp>, accessed July 14, 2016.)
- GP 2025 FPEIR City of Riverside, *General Plan 2025 Program Environmental Impact Report* (SCH# 2004021108), certified November 2007. (Available at <http://www.riversideca.gov/planning/gp2025program/>, accessed July 14, 2016.)
- PMP City of Riverside, *Parks and Recreation Master Plan Update 2003*. (Available at http://www.riversideca.gov/park_rec/plans.asp, accessed July 14, 2016.)
- RMC City of Riverside, *Municipal Code*, Title 16. (Available at <http://www.riversideca.gov/municode/title16.asp>, accessed July 14, 2016.)
- SCBPSP City of Riverside, *Sycamore Canyon Business Park Specific Plan*, adopted April 10, 1984, as amended through Amendment No. 14, January 23, 2007. (Available at <http://www.riversideca.gov/planning/cityplans-csp-sycanbp.asp>, accessed July 14, 2016.)
- SCWP SKR and Dev Plan Dangermond & Associates, O'Farrell Biological Consulting, Firewide 2000, Inc., Tierra Madre Consultants, Inc., *Sycamore Canyon Wilderness Park Stephens' Kangaroo Rat Management Plan and Updated Conceptual Development Plan*, March 1999. (Available at http://www.riversideca.gov/planning/pdf/SpecificPlans/SycCynMnmgtPlan_UpdatedConceptualPlan.pdf, accessed July 14, 2016.)