



**PIZZUTO RESIDENCE
2755 NORTH DEER SPRINGS ROAD,
SAN MARCOS
MERRIAM MOUNTAINS AREA
SAN DIEGO COUNTY, CALIFORNIA
PDS2015-ENFGCO-000164
PDS2018-LDGRMN-20216
APN: 178-100-07-00**

GRADING VIOLATION BIOLOGICAL ASSESSMENT

UTM: 11-S: 486,482mE; 3,673,276mN

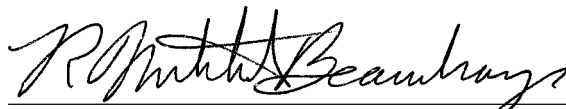
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PSBS #W535

2 May 2023


R Mitchel Beauchamp, M. Sc., President



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GRADING PERMIT APPLICATION
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3 April 2023

SUMMARY

This report focuses on the issue of a Grading Violation that occurred on the project site. Pacific Southwest Biological Services, Inc., (Pacific Southwest) staff biologists conducted a biological assessment on this 41.14-acre site (site) proposed in 2005 for a proposed minor subdivision of the property into three residential parcels. However, this subdivision was not accomplished. A grading violation was then issued on the site in 2015. A review of site conditions of the violation area was made on 1 June 2020 by Pacific Southwest staff.

The site is located in the southern portion of the Merriam Mountains in north-central San Diego County north of the city of Escondido, and northwest of the intersection of Deer Springs Road and Interstate 15 (see Figures 1 and 2). A survey of the graded site and adjacent areas was performed to document the graded site's biological resources prior to the clearing, with special focus on assessing biological resources and/or sensitive species that would have been impacted by activity. The survey identified two vegetation/habitat types occurring on the proposed project site: Disturbed Habitat and Granitic Southern Mixed Chaparral (Figure 7). One special status plants species, Summer Holly (*Comarostaphylos diversifolia* ssp. *diversifolia*, County List A) was observed during the 2005 biological assessment and the 2020 biological assessment, but outside the project site. Sensitive wildlife species observed on the site include the Cooper's hawk (*Accipiter cooperi*, County Group 1), red-shouldered hawk (*Butio lineatus*, County Group 1), and San Diego black-tailed jackrabbit (*Lepus californicus bennettii*, County Group 2). The biological assessment determined impacts have occurred to 0.7 acres of southern mixed chaparral habitat. Mitigation measures including the purchase of mitigation credits are recommended to reduce these impacts to less than significant effects under the California Environmental Quality Act (CEQA).

This document includes information from the initial 2005 biological assessment of the entire Pizzuto holdings in order to put the graded area impact in perspective. The site currently has no open space easements since no subdivision of the parcel occurred.

INTRODUCTION

PURPOSE OF THE STUDY

Pacific Southwest Biological Services, Inc. (Pacific Southwest), at the request of the property owner, conducted a survey of the affected area and adjacent vegetation. The purpose of the survey was to identify and quantify the biological resources, with special attention to any sensitive biological resources occurring on the proposed project site and identify potential impacts from the proposed project. This report summarizes the results of the survey. It is anticipated that the information herein will be available for public agency review.

PROJECT DESCRIPTION

The proposed project is a minor grading permit of 0.75 acre due to the issuance of a grading violation (PDS2015-ENDGCO-000164) by the County of San Diego on November 20, 2015.

PROJECT LOCATION

The site is located in the Merriam Mountains area, north of the city of Escondido, and north-central San Diego County, California (Figure 1). The map location is in Section 24, Township 11 South, Range 3 West, of the San Bernardino Base and Meridian of the USGS 7.5' San Marcos, California quadrangle (UTM: 11-S: 486,482mE; 3,673,276mN) (Figure 2). Access to the project site is from Interstate Highway 15 (I-15), west on Deer Springs Road, then north on Deer Springs Place. This road eventually runs through the property, entering at the southern end of the site. The site is located within the County's draft North County Multiple Species Conservation Program (NCMSCP) in land designated as Pre-Approved Mitigation Area (PAMA).

SURVEY METHODS, LIMITATIONS AND DEFINITIONS

METHODS

Prior to the field surveys, a search was made of the California Department of Fish and Game's (CDFG) California Natural Diversity Data Base (CNDDB) for the USGS 7.5' San Marcos, Valley Center, Bonsall and Pala California quadrangles. This search revealed several federally-or state-listed or otherwise sensitive species reported from the quadrangles (Appendices 3 and 4). Pacific Southwest also reviewed a U.S. Geological Survey aerial photograph (1995) for potential drainage patterns and extent of vegetation cover.

The initial site assessment was completed by Pacific Southwest staff biologist Jason H. Kurnow, who conducted the zoological survey of the site 15 April 2004. Methods consisted of walking slowly over the entire site while watching and listening for wildlife and observing indirect wildlife signs. "Pishing," a technique commonly used to attract the interest of passerines and draw them into view, was occasionally employed. Indirect indicators of presence such as scat, tracks, burrows, and diggings supplemented direct observations. Binoculars (8.5x44) were used to assist in the detection and identification of wildlife. Directed searches were made for species identified by the CNDDB as potentially occurring on the site.

Pacific Southwest principal botanist, R. Mitchel Beauchamp, performed the botanical survey and vegetation mapping of the site on 18 April 2004 and of the graded saddle of the site on 1 June 2020. The 2020 site assessment looked at the graded area and the adjacent natural vegetation to determine what vegetation had been cleared. The initial and subsequent on-foot surveys covered all slope aspects, soil types, vegetation types and drainages. Each plant observed was identified and recorded. An additional field search for sensitive plants occurred on 22 July 2005. A topographic map (1 inch = 100 feet) of the site was used to aid in mapping the vegetation communities located on-site.

Figure 1. Regional Map



Table 1. Summary of Zoological and Botanical Field Survey Conditions

Date	Personnel	Survey Type	Time	Conditions
4/15/04	Jason H. Kurnow	Zoological	0730-1030	Start: 59°F 100% CC, calm End: 65°F 0% CC, calm
4/18/04	Mitchel Beauchamp	Botanical	NR	NR
7/22/05	C. W. Bouscaren	Botanical	0615-0930	NR
11/15/05	Jason H. Kurnow Douglas W. Allen	Reconnaissance	0800-1015	NR
6/1/20	Mitchel Beauchamp	Botanical	1100-1200	73°F, light breeze, clouds

Survey Limitations

Complete biological inventories of sites often require a large number of field hours during different seasons, as well as nocturnal sampling for some animal groups such as small mammals. Depending on the season during which the field visit is conducted, amphibians, snakes, mammals, owls and other nocturnal birds, and annual plants can be difficult to inventory. Many groups of vertebrates are difficult to find during short-term field surveys. Some, such as migratory or nomadic birds, may be absent from the site while the fieldwork is being conducted. Other species occur at low densities and may easily have been missed. Species that are declining or have naturally patchy distribution may not be present in areas of what appears to be suitable habitat. However, through literature review, study of museum records, and knowledge of the habitat requirements and distribution patterns of individual species, the probability of a given species being present on a site can often be quite accurately predicted.

DEFINITIONS

Vegetation Communities

Vegetation habitats or communities are assemblages of plant species that usually coexist in the same area. The classification of vegetation communities is based upon the life form of the dominant species within the community and the associated flora. The nomenclature for vegetation communities follows Holland's Preliminary Descriptions of the Terrestrial Natural Communities of California (1986), as modified by Oberbauer (1996).

Wildlife Habitats

Wildlife habitats differ from vegetation communities in that a wildlife habitat may contain several vegetation communities that are similar in structure but different in the plant species composition, location, and soil substrate. This distinction becomes an important factor when assessing the sensitivity of a particular wildlife habitat. In addition, the interaction of various wildlife species occurs between many different wildlife habitats. This becomes more evident where these habitats overlap in areas known as ecotones. These ecotones support a combination of species from two or more adjoining habitats that generally increases the number and diversity of species within these areas. Wildlife habitats encountered on the project site approximate the vegetation communities discussed below.

Species Nomenclature

The scientific nomenclature used in this report is from the following standard references: vascular plants (Beauchamp 1986, Hickman 1993); vegetation communities (Holland 1986, Oberbauer 1996); wildlife habitats (Mayer *et al.* 1988); amphibians and reptiles (Crother 2000) birds (American Ornithologists' Union 1998); and mammals (Jameson and Peeters 1988).

SURVEY RESULTS

PHYSICAL CHARACTERISTICS OF THE SITE

The graded site is rectangular-shaped saddle area and was bordered by an avocado grove to the east. Granitic Southern Mixed Chaparral borders the remainder of the site. A paved road enters the site from the south, exiting to the east. A small north-facing slope encompasses most of the area graded. Slopes adjacent to the graded areas are steep and relatively rocky.

The geology of the project site is mapped as Mesozoic Granitic Rocks, and Pre-Cretaceous Metamorphic Rocks (Jenkins 1973). Soils occurring on the site are characterized as Visalia Sandy Loam and Cienega-Fallbrook Rocky Sandy Loams (Bowman 1973). Elevation range varies between approximately 875-1198 feet above mean sea level. The graded site has an elevation range of 1115 feet to 1150 feet.

ON-SITE AND SURROUNDING LAND USES (BIOLOGICAL CONTEXT)

The northern half of the site had been disturbed in the past by the construction of an access road through the saddle area to serve the subject property and the property to the east, which then supported an active avocado grove. The remainder of the graded saddle area was cleared between 2014 and 2016.

JURISDICTIONAL DRAINAGES AND/OR WATERS OF THE UNITED STATES

The field assessment revealed that neither jurisdictional drainages nor wetlands occur on-site, based on U. S. Army Corps of Engineers or the California Fish and Game Code definitions.

BOTANICAL RESOURCES

Vegetation Communities

Two vegetation type/habitat communities occur on-site at the graded area: Granitic Southern Mixed Chaparral and Disturbed Habitat (Figure 7). Descriptions of the communities, the Holland Element Code Numbers (#), and approximate extents follow.

Disturbed Habitat (#11300) 0.05 acre

A northern area of the saddle was previously graded by the construction of an access road, as mentioned above. The subsequent grading to the south, uphill, affected an area of chaparral. Additionally, there were two areas of orchard access roads involved with the cleared area.

Granitic Southern Mixed Chaparral (#37121) 0.70 acre

Based upon observations of vegetation adjacent to the graded areas, which consist of Southern Mixed Chaparral with dominance of Chamise (*Adenostoma fasciculatum*), Mission Manzanita (*Xylococcus bicolor*) and Rock-rose (*Crocanthemum aldersonii*), it was determined the site also contained this vegetation prior to the unauthorized grading. On north-facing slopes, Scrub Oaks (*Quercus berberidifolia* and *Q. wislizenii*) are more frequent. Generally, the chaparral is impenetrable except for trails and roadways. This vegetation type is considered sensitive under County guidelines and requires a 0.5:1 compensation for loss.

Figure 2. Project Location

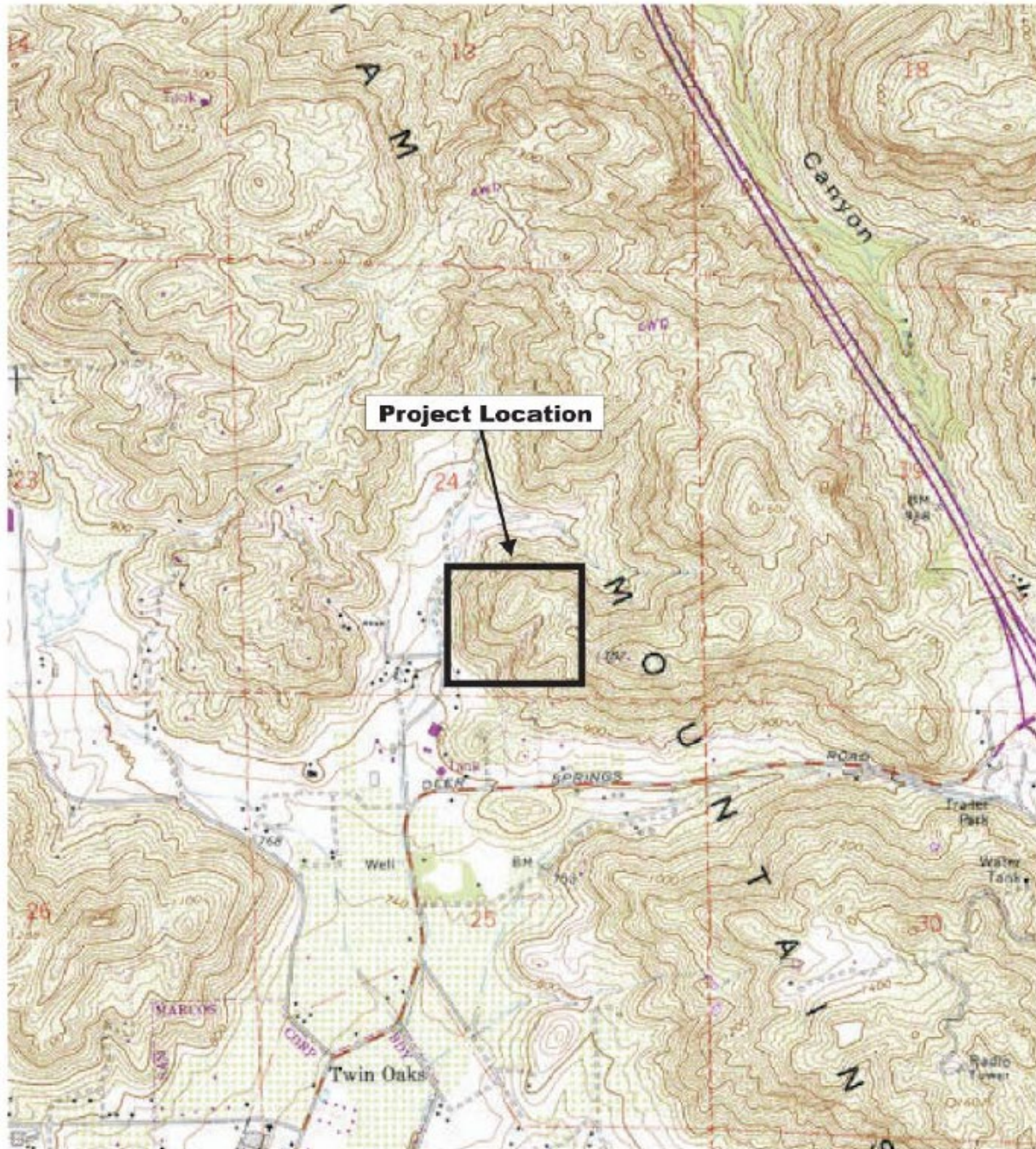


Figure 3. Aerial photograph of site prior to removal of trailers



Figure 4. Detail of Disturbed Areas

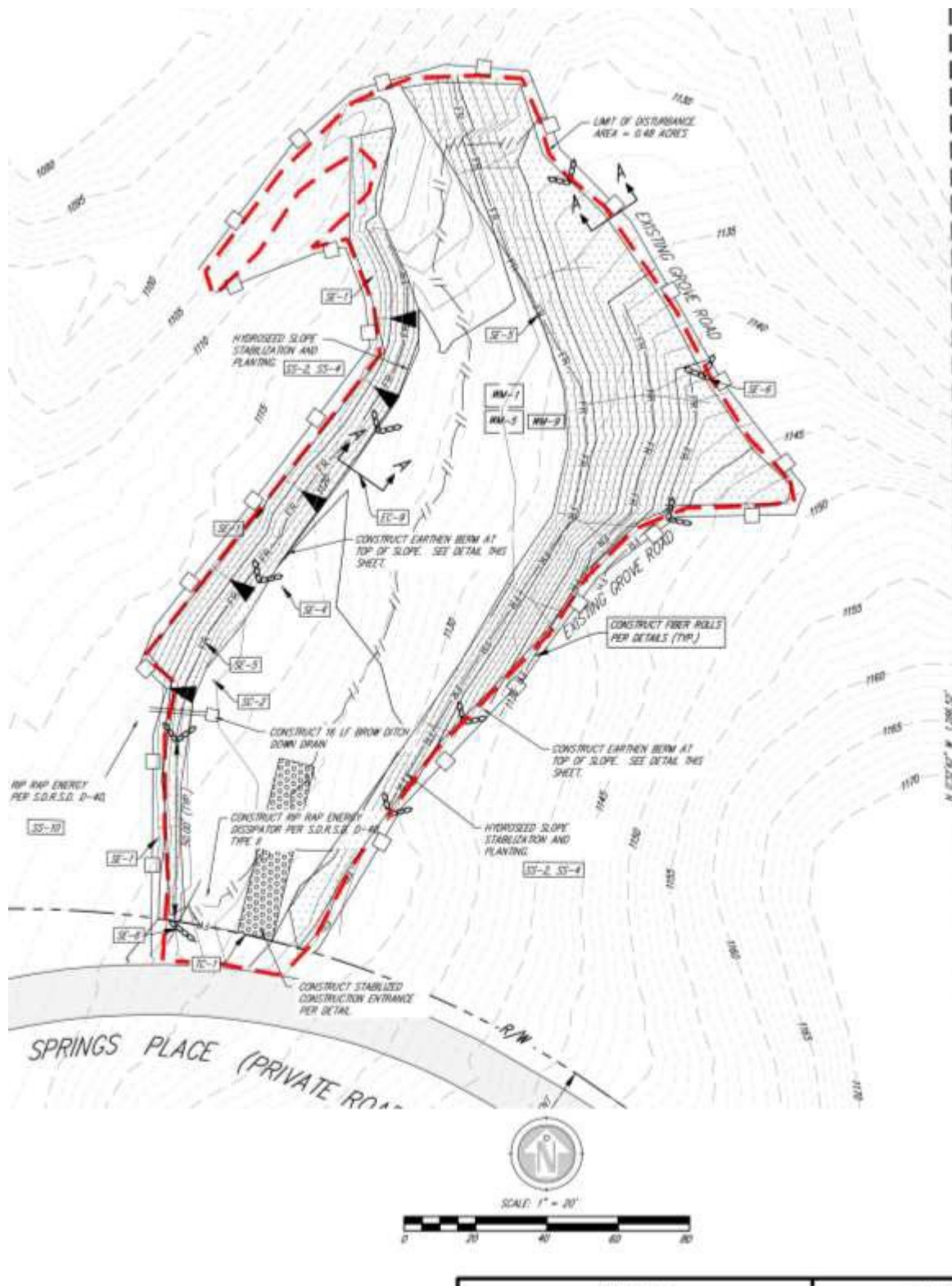
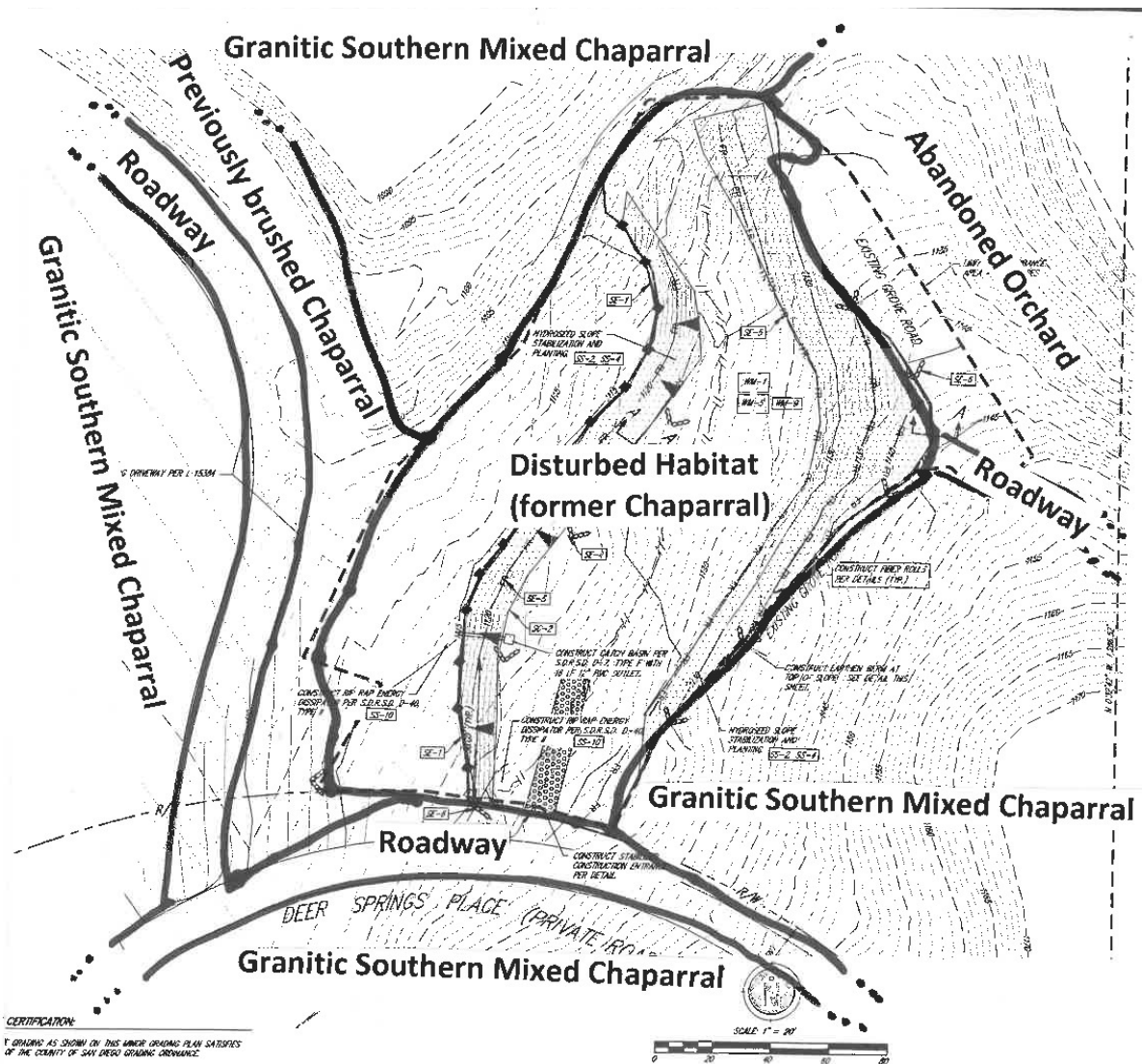


Figure 5. Vegetation Map or Present Site Conditions



Flora

The observed flora of the entire site involves 50 plant taxa of which 6 (12%) are non-native. A complete list of plants observed or detected on the site is included in Appendix 1. Two lists are given, one is the entire site as inventoried in 2005 and the second is the disturbed area, observed in 2020. The floral listing of the graded area has a total of 32 taxa, of which 22 (68%) are non-native due to the site disturbance. These Non-native plants are associated with the roadway adjacent to the eastern avocado grove, as well as the cleared area in the upper saddle and southwest corner. The native component of the flora is representative of the Granitic Southern Mixed Chaparral conditions found in the undeveloped areas to the adjacent north. With the rather limited extent of habitat types on the subject property, the total of 44 taxa indicates a rich floristic mix for the chaparral. The 44 taxa are those associated with the immediate periphery of the subject site and the disturbance-associated non-native plants.

Rare, Threatened, Endangered, Endemic and/or Special-Status Plant Species

The CNDDDB search revealed sensitive plant species reported from the USGS 7.5' San Marcos, Valley Center, Bonsall and Pala California, California quadrangles. Appendix 3 lists these plants, their conservation status, their typical habitat requirements, and probability for occurrence on the project site.

During the 2005 biological assessment, three individual Summer Holly (*Comarostaphylos diversifolia* ssp. *diversifolia*), a County List A plant species, were found adjacent to the western side of the project site (Figure 7). During the 2020 biological assessment, Summer Holly was observed offsite to the west of the graded area. No other special status plant species were observed on the project site.

Figure 7. Summer-Holly Locations to adjacent west of Project site.



Sensitive Vegetation Communities Observed On-Site

Mapping for the North County MSCP subarea plan (San Diego County 2008) indicates that the majority of the Merriam Mountains are covered with chaparral vegetation. The Pizzuto site's Southern Mixed Chaparral is considered sensitive under County regulations.

ZOOLOGICAL RESOURCES**Fauna**

Twenty-eight animal species were detected on the property, including one reptile, twenty bird species, and five mammals. A complete list of animals observed or detected on the site is included in Appendix 2. All of the fauna observed or expected on the site are typical of their associated communities occurring in Southern California. Pacific Southwest conducted no small mammal or pit fall trapping on the property; nor is it deemed necessary, based on the fauna expected to occur on the site.

Butterflies

Two common butterflies, the Common White (*Pontia protodice*) and Acmon Blue (*Icaricia acmon*), were observed on-site. On the site, the holly-leaf form of Redberry (*Endotropisilicifolia*) and its related variety, *E. crocea*, which are a host for the Hermes Copper butterfly, are present.

Reptiles

One common reptile, the Western Fence Lizard (*Sceloporus occidentalis*), was observed on-site.

Birds

Those species observed included such common and widespread species such as the Common Raven (*Corvus corax*), House Finch (*Carpodacus mexicanus*) and Northern Mockingbird (*Mimus polyglottos*). Other species located on site, such as the California Quail (*Callipepla californica*) and Blue-gray Gnatcatcher (*Poliophtila caeruleus*), have more specific habitat requirements, but are common within the appropriate habitat types. A single Red-tailed Hawk (*Buteo jamaicensis*), Red-shouldered Hawk (*Buteo lineatus*) and Cooper's Hawk (*Accipiter cooperii*) were observed on the site. No nests were observed on-site. The dense nature of the chaparral cover on the site largely precludes foraging on the site. However, the orchards and open grassland of the Merriam Mountain proposed development would support such activity.

Mammals

Five mammal species were detected during the survey. These included the Cottontail (*Sylvilagus* sp.), California Ground Squirrel (*Spermophilus beecheyi*), a single San Diego Black-tailed Jackrabbit (*Lepus californicus bennettii*), Botta's Pocket Gopher (*Thomomys bottae*), and Coyote (*Canis latrans*). All these species are common and typical of the habitats found on the site.

Rare, Threatened, Endangered, Endemic and/or Sensitive Animal Species

The CNDDDB search revealed sensitive animal species reported from the USGS 7.5' San Marcos, Valley Center, Bonsall and Pala California, California topographic quadrangles. Appendix 4 lists these animals, their conservation status, their typical habitat requirements, and probability for occurrence on the project site.

Three special status wildlife species were observed flying overhead on the project site. Cooper's Hawk (County Group 1 Species and California Species of Special Concern), is relatively common in a wide variety of non-desert habitats in San Diego County, including urban neighborhoods (Unitt 2004). No large trees occur in the study area and only a single individual was seen flying to the east, over the avocado grove which existed there at the time of the initial survey. A single Red-shouldered Hawk (County Group 1 Species), another common species in San Diego County (Unitt 2004), was sighted from the project site, also flying overhead. A single San Diego Black-tailed Jackrabbit (County Group 2 Species), a species with a somewhat diminished distribution because of habitat conversion, but is still common in San Diego County, was also found on the site utilizing the open area about the grade portion.

In addition, a few of the species not detected during the survey, but listed in the CNDDDB search for the above-referenced quadrangles have a low to moderate potential of occurring on-site. The Coastal California Gnatcatcher, a federal Threatened species, is known from north-central inland San Diego County, but is not expected on the site because of the small size of the DCSS patch on site. The species does not regularly occur in Granitic Southern Mixed Chaparral. Specific searches for this species did not reveal its presence.

BIOLOGICAL RESOURCE EVALUATION

REGIONAL CONTEXT

The site is located at the south-central portion of the Merriam Mountains. This area is part of the unapproved North County MSCP in land designated as PAMA. The northern half of the Merriam Mountains represents a largely undeveloped island of native habitats (mostly chaparral-dominated), which is mainly surrounded by "Urban/ Development" (actually rural residential and agricultural use) areas associated with unincorporated San Diego County. The San Marcos Mountains are located adjacent to and to the west of the Merriam Mountains. It is possible that avian species and other animal species could move between the Merriam Mountains and the undeveloped portions of the San Marcos Mountains. According to fire maps prepared by the California Division of Forestry, the site has not burned in over 100 years.

LOCAL CONTEXT

The project is located near the western terminus of a rocky ridge running east-west, from I-15 to the east, to a valley to the west (see Figure 4). Parallel and to the south of this ridge is Deer Springs Road, with scattered large residential lots taking access directly off of Deer Springs Road. An unnamed dirt road, running parallel to Deer Springs Road presently delimits the southern area with large lot residential uses from the steeper, northern native slopes. This open area of steep, chaparral-covered slopes above Deer Springs to a single-family house, about half-way up the slope occupies about 72 acres east of the project. This area, combined with the majority of the eastern portion of the south-facing slope approaching I-15 amounts to about 44 acres. It is unlikely that this area will be developed in the future because of the steep slopes and extremely rocky terrain.

Immediately adjacent to east of the project site is a large single-family house, formerly surrounded by extensive avocado grove plantings on the north and south sides of the ridge. To the immediate west of the project site lies a proposed access road for the formerly proposed 2,327-acre Merriam Mountain Specific Plan.

ANTICIPATED PROJECT IMPACTS TO BIOLOGICAL RESOURCES
DIRECT BIOLOGICAL RESOURCE IMPACTS
Vegetation/Habitat Impacts

The County will consider all portions of the site not located within an open space easement potentially impacted, with the exception of easements occurring on-site not associated and not impacted by the project.

The areas disturbed during the illegal activity include 0.75 acres, as described in the table below.

Table 3. Grading Site Habitats, Areas Existing, Impacted, Mitigation Ratio and Mitigation

Habitat Type	Existing on Site	Impacted	Mitigation Ratio	Mitigation Needed
Disturbed Habitat	0.05 acre	0.05 acre	N/A	N/A
Granitic S. Mixed Chaparral	0.70 acre	0.70 acre	1:1	0.70 acre
Total	0.75 acre	0.75 acre	--	0.70 acres

CUMULATIVE IMPACTS

The limited clearing of vegetation is not of a significant magnitude to consider in this context. At the time of the initial survey, the development of the Merriam Mountains, to the adjacent north, was pending. Since that time, however, that project has been cancelled due to a referendum vote. The 20 individual parcels which constituted that project are now released to pursue separate development schemes. Commercial development about the Eucalyptus grove at the northeastern corner of Interstate 15 and Deer Springs and Mountain Meadows is in processing. All impacts that have occurred will be mitigated for in accordance with the County's MSCP and BMO.

RECOMMENDED MITIGATION/MONITORING MEASURES**DIRECT IMPACTS**

County regulations note Granitic Southern Mixed Chaparral as sensitive and requires mitigation at 1:1 ratio. Acquisition of 0.70-acre acres of Granitic Southern Mixed Chaparral at a County approved mitigation bank would satisfy mitigation requirement.

INDIRECT IMPACTS

No mitigation measures are recommended for indirect impacts.

CUMULATIVE IMPACTS

No mitigation measures are recommended for cumulative impacts.

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APPENDIX 1A. FLORAL CHECKLIST OF SPECIES OBSERVED AT THE PIZZUTO SITE-ADJACENT AREAS TO GRADED SITE
DICOTYLEDONS**Adoxaceae** – Adoxus Family

Sambucus mexicana DC. Blue Elderberry

Anacardiaceae - Sumac Family

Malosma laurina (Torr. & Gray) Abrams Laurel-leaf Sumac

Asteraceae - Sunflower Family

Artemisia californica Less. California Sagebrush

Baccharis pilularis DC. Coyote Brush

Brickellia californica (Torrey & Gray) Gray California Brickellbush

**Centaurea melitensis* L. Tocalote

Deniandra fasciculata

Eriophyllum confertiflorum (DC.) Gray var. *confertiflorum* Golden-yarrow

Gnaphalium bicolor Bioletti Bicolor Cudweed

Gnaphalium californicum DC. California Everlasting

Gnaphalium canescens DC. ssp. *beneolens* (Davids.) Stebb. & Keil Fragrant Everlasting

Gnaphalium canescens DC. ssp. *microcephalum* (Nutt.) Stebb. & Keil White Everlasting

Gnaphalium palustre Nutt. Lowland Cudweed

Gutierrezia californica (DC.) Torrey & Gray Broom Matchweed

Hazardia squarrosa ssp. *grindelioides* (DC.) Clarke Saw-toothed Goldenbush

Helianthus gracilentus Gray Slender Sunflower

Heterotheca grandiflora Nutt. Telegraph Weed

Stephanomeria virgata Benth. ssp. *virgata* Virgate Wreath-plant

Boraginaceae - Borage Family

Cryptantha intermedia (Gray) Greene Nievitas Cryptantha

Caprifoliaceae - Honeysuckle Family

Lonicera subspicata var. *denudata* Rehd. San Diego Honeysuckle

Caryophyllaceae - Pink Family

**Polycarpon tetraphyllum* (L.) L. Four-leaf Polycarp

**Silene gallica* L. Common Catchfly

**Stellaria media* (L.) Villars Common Chickweed

Cistaceae - Rock-Rose Family

Crocanthemum aldersonii Greene. peak rush-rose

Cucurbitaceae - Gourd Family

Marah macrocarpus (Greene) Greene var. *macrocarpus* Cucamonga manroot, wild-cucumber

Ericaceae - Heath Family

Comarostaphylis diversifolia (Parry) Greene ssp. *diversifolia* Summer-Holly

Xylococcus bicolor Nutt. Mission manzanita

Euphorbiaceae - Spurge Family*Chamaesyce polycarpa* (Benth.) Millsp. small-seed sandmat*Eremocarpus setigerus* (Hook.) Benth. doveweed**Fabaceae** - Legume Family*Acmispon glaber* (Nutt.) Bruml. Coastal Deerweed**Fagaceae** - Oak Family*Quercus agrifolia* Neé Coast Live Oak*Quercus wislizenii* DC. var. *frutescens* Engelm. Scrub Live Oak**Geraniaceae** - Geranium Family**Erodium cicutarium* (L.) L'Hér. red-stem filaree**Lamiaceae** - Mint Family*Salvia apiana* Jeps. white sage*Salvia mellifera* Greene black sage**Polemoniaceae** - Phlox Family*Navarretia atractylloides* (Benth.) Greene holly-leaf skunkweed**Polygonaceae** - Buckwheat Family*Eriogonum fasciculatum* Benth. var. *fasciculatum* flat-top buckwheat**Rhamnaceae** - Buckthorn Family*Ceanothus tomentosus* C. Parry Ramona ceanothus*Endotropus ilicifolia* holly-leaf redberry**Rosaceae** - Rose Family*Adenostoma fasciculatum* Hook & Arn. chamise*Cercocarpus minutiflorus* Abrams San Diego mountain-mahogany*Heteromeles arbutifolia* (Ait.) M. Roem. Toyon**Rubiaceae** - Madder Family*Galium angustifolium* Nutt. ex Torrey & Gray ssp. *angustifolium* narrow-leaf bedstraw*Galium nuttallii* Gray ssp. *nuttallii* Nuttall's bedstraw**Scrophulariaceae** - Figwort Family*Diplacus aurantiacus* (Curt.) Jeps. ssp. *australis* (McMinn) R.M. Beeks ex Thorne. S D Monkey Flower**MONOCOTYLEDONS****Liliaceae** - Lily Family*Hesperoyucca whipplei* (Torr.) Baker Our Lord's Candle*Yucca schidigera* Ortgies Mojave Yucca**Poaceae** - Grass Family*Agropyron parishii* Scribn. & Sm.*Nassella lepida* (A.S. Hitchcock) Barkworth foothill needlegrass**Vulpia myuros* (L.) Gmelin var. *hirsuta* (Hacketl) Asch & Graebner Foxtail Fescue

* - Denotes non-native plant taxa

APPENDIX 1B. FLORAL CHECKLIST OF SPECIES OBSERVED AT THE PIZZUTO GRADED SITE**Apiaceae** - Carrot Family

**Foeniculum vulgare* Mill. Fennel

Asteraceae - Sunflower Family

**Carduus pycnocephalus*

**Centaurea melitensis* L. Tocalote

**Ditrichia graveolens*

**Encelia farinosa*

Eriophyllum confertiflorum (DC.) Gray var. *confertiflorum* Golden-yarrow

**Filago gallica* L. Narrow-leaf Filago

Heterotheca grandiflora Nutt. Telegraph Weed

**Hypochoeris glabra* L.

**Lactuca serriola* L. Wild Lettuce

Pseudognaphalium bicolor Bioletti Bicolor Cudweed

Pseudognaphalium californicum DC. California Everlasting

Pseudognaphalium beneolens (Davids.) Fragrant Everlasting

Pseudognaphalium canescens DC. ssp. *microcephalum* (Nutt.) Stebb. & Keil White Everlasting

Pseudognaphalium palustre Nutt. Lowland Cudweed

**Sonchus asper* (L.) Hill Prickly Sow Thistle

Stephanomeria virgata Benth. ssp. *virgata* Virgate Wreath-plant

Brassicaceae - Mustard Family

**Hirschfeldia incana* (L.) Lagr.-Fossat Short-pod Mustard

Caryophyllaceae - Pink Family

**Polycarpon tetraphyllum* (L.) L. Four-leaf Polycarp

Fabaceae - Legume Family

Acemisson glaber (Nutt.) Coastal Deerweed

Geraniaceae - Geranium Family

**Erodium cicutarium* (L.) L'Hér. red-stem filaree

Lamiaceae - Mint Family

**Marrubium vulgare* L. horehound

Polygonaceae - Buckwheat Family

Eriogonum fasciculatum Benth. var. *fasciculatum* flat-top buckwheat

Primulaceae - Primrose Family

**Anagallis arvensis* L. scarlet pimpernel

Solanaceae - Nightshade Family

**Nicotiana glauca* Grah. tree tobacco

MONOCOTYLEDONS**Poaceae** - Grass Family

**Bromus madritensis* L. ssp. *rubens* (L.) Husnot red brome

- **Cortaderia jubata* (Lem.) Stapf pampas grass
- **Hordeum murinum* ssp. *leporinum* (Link) Arcang. hare barley
- **Pennisetum setaceum* Forsk. fountain grass
- **Piptatherum miliaceum* (L.) Cosson smilo grass
- **Schismus barbatus* (L.) Thell. Mediterranean schismus
- **Vulpia myuros* (L.) Gmelin var. *hirsuta* (Hacketl) Asch & Graetoner foxtail fescue

* - Denotes non-native plant taxa

APPENDIX 2. ANIMALS OBSERVED OR DETECTED AT PIZZUTO SITE**COMMON NAME****SCIENTIFIC NAME****BUTTERFLIES****Pieridae** (Whites, Sulfurs, Marbles, and Orange-tips)

Common White

*Pontia protodice***Lycaenidae** (Hairstreaks, Coppers, and Blues)

Acmon Blue

*Icaricia acmon***REPTILES****Phrynosomatidae**

Western Fence Lizard

*Sceloporus occidentalis***BIRDS****Accipitridae** (Hawks, Eagles, Harriers, Kites)

Cooper's Hawk

Accipiter cooperii

Red-shouldered Hawk

Buteo lineatus

Red-tailed Hawk

*Buteo jamaicensis***Columbidae** (Pigeons and Doves)

Mourning Dove

*Zenaida macroura***Trochilidae** (Hummingbirds)

Anna's Hummingbird

*Calypte anna***Tyrannidae** (Tyrant Flycatchers)

Ash-throated Flycatcher

*Myiarchus cinerascens***Corvidae** (Jays, Crows, Ravens, Magpies)

Western Scrub-Jay

Aphelocoma californica

American Crow

Corvus brachyrhynchos

Common Raven

*Corvus corax***Aegithalidae** (Bushtits)

Bushtit

*Psaltiriparus minimus***Troglodytidae** (Wrens)

Bewick's Wren

*Thryomanes bewickii***Mimidae** (Mockingbirds and Thrashers)

Northern Mockingbird

*Mimus polyglottos***Sylviidae**

Blue-gray Gnatcatcher

*Poliophtila caeruleus***Sturnidae** (Starlings)

European Starling

Sturnus vulgaris

Emberizidae (Towhees, Sparrows)

Spotted Towhee

California Towhee

White-crowned Sparrow

*Pipilo maculatus**Pipilo crissalis**Zonotrichia leucophrys***Fringillidae** (Finches)

House Finch

Lesser Goldfinch

*Carpodacus mexicanus**Carduelis psaltria***Odontophoridae**

California quail

*Callipepla californica***MAMMALS****Leporidae** (Rabbits and Hares)

Cottontail

San Diego Black-tailed Jackrabbit

Sylvilagus sp.*Lepus californicus bennettii***Sciuridae** (Squirrels, Chipmunks, and Marmots)

California Ground Squirrel

*Spermophilus beecheyi***Geomyidae** (Pocket Gophers)

Botta's Pocket Gopher

*Thomomys bottae***Canidae** (Foxes, Wolves, and Relatives)

Coyote

Canis latrans

APPENDIX 3. SENSITIVE PLANT SPECIES REPORTED FROM USGS 7.5' SAN MARCOS, VALLEYCENTER, BONSTALL AND PALA, CA

SPECIES NAME	STATUS Federal/State/CNPS	HABITAT REQUIREMENTS	PROBABILITY OF OCCURRENCE
<i>Acanthomintha ilicifolia</i> , San Diego Thorn-mint	FT/CE/1B (2-3-2)	Chaparral, coastal scrub, valley & foothill grassland, vernal pools, endemic to active vertisol clay soils of mesas & valleys, usually on clay lenses 2in grassland or chaparral communities, 10-935 m.	Absent. Site lacks clay or gabbroic substrates.
<i>Adophia californica</i> , California adolphia	None/None/2 (1-3-1)	Chaparral, coastal sage scrub, valley & foothill grassland, from sandy/gravelly to clay soils within grassland, coastal sage scrub, or chaparral; various exposures, 15-300m.	Absent. Site lacks clay or gabbroic substrates.
<i>Ambrosia pumila</i> , San Diego Ambrosia	FE/None/1B (3-3-2)	Chaparral, coastal scrub, valley & foothill grassland, vernal pools, especially in sandyloam or clay soil, in valleys; persists where disturbance has been superficial, 20-415 m.	Absent. Site lacks alluvial substrates.
<i>Arctostaphylos glandulosa</i> <i>ssp. crassifolia</i> , Del Mar Manzanita	FE/None/1B (3-3-2)	Chaparral, closed-cone coniferous forest, especially sandy coastal mesas & ocean bluffs, in chaparral or Torrey Pine Forest.	Absent. Manzanita present on-site is the common interior form.
<i>Arctostaphylos rainbowensis</i> Rainbow Manzanita	None/None/1B (3-3-3)	Chaparral: previously called <i>A. peninsularis</i> or considered a hybrid between <i>A. glandulosa</i> and <i>A. glauca</i> ; usually found in gabbro chaparral in Riverside & San Diego Counties, 270-790 m.	Absent. Manzanita present on-site is the common interior form.
<i>Brodiaea filifolia</i> , Thread-leaved Brodiaea	FT/CE/1B (3-3-30)	Cismontane woodland, coastal scrub, playas, valley & foothill grassland, vernal pools, usually associated with annual grassland & vernal pools, often surrounded by shrubland habitats, clay soils, 35-855m.	Absent. Site lacks clay or gabbroic substrates.

<i>Brodiaea orcuttii</i> , Orcutt's Brodiaea	FSC/None/1B (1-3-2)	Vernal pools, valley & foothill grassland, closed-cone coniferous forest, cismontane woodland, chaparral, meadows, mesic clay habitats, sometimes serpentine, in vernal pools & small drainages, 30-1615 m.	Absent. Site lacks clay or gabbroic substrates.
<i>Ceanothus verrucosus</i> , Wart-stemmed Ceanothus	FSC/None/2 (2-2-1)	Chaparral, 1-380 m.	Absent. Not observed on-site.
<i>Centromadia parryi</i> ssp <i>australis</i> , Southern Tarplant	FSC/None/1B (3-3-2)	Marshes & swamps (margins), valley & foothill grassland, vernal pools, often in disturbed sites near the coast; also, in alkaline soils sometimes with saltgrass; also, vernal pools, 0-425 m.	Absent. Site lacks alkaline soils.
<i>Chaenactis glabriuscula</i> var. <i>orcuttiana</i> , Orcutt's Pincushion	None/None/1B (2-3-2)	Sandy, undisturbed open chaparral areas.	Absent. Interior form of <i>Chaenactis</i> seen.
<i>Chorizanthe procumbens</i> Prostrate Spineflower	None/None/None D	Coastal scrub, chaparral, 0-800 m.	Absent. Chaparral vegetation too dense.
<i>Clarkia delicata</i> Campo Clarkia	None/None/2 (1-2-1) A	Cismontane woodland, grassland, chaparral, only in SD Co., 235-1,000 m.	Absent. No Oak Woodland understory.
<i>Comarostaphylos diversifolia</i> ssp <i>diversifolia</i>, Summer Holly	FSC/None/1B (2-2-2)	Chaparral, often in mixed chaparral in California, sometimes post-burn, 30-550 m.	Detected adjacent to site.
<i>Dudleya viscida</i> Sticky Dudleya	FSC/None/1B (2-2-3) Covered, A	Coastal scrub, coastal bluff scrub, chaparral, especially on north & south-facing cliffs & banks	Absent. No suitable rocky habitat.
<i>Ericameria palmeri palmeri</i> Palmer's Goldenbush	None/None/1B (3-2-1) Covered, Narrow Endemic, B	Coastal scrub, chaparral, granitic soils, steep hillsides, mesic areas; 100-600 m.	Absent. A conspicuous shrub, not observed.
<i>Eryngium aristulatum</i> var <i>parishii</i> , San Diego Button-celery	FE/CE/1B (2-3-2)	Vernal pools, coastal scrub, valley & foothill grassland, especially in San Diego mesa hardpan, claypan vernal pools, and southern interior basalt flow vernal pools; usually surrounded by scrub, 15-620 m.	Absent. Site lacks ephemeral ponds.
<i>Horkelia truncata</i> , Ramona Horkelia	None/None/1B (3-1-2)	Chaparral, cismontane woodland, especially in habitats mixed chaparral, vernal streams, and disturbed areas near roads, clay soil, 400- 1300 m.	Absent. Present on the property off-site to the north, but not observed on-site.
<i>Lepidium virginicum</i> var <i>robinsonii</i> , Robinson's Pepper-grass	None/None/1B (3-2-2)	Chaparral, coastal scrub, dry soils, shrubland. 1- 945m.	Absent. Not observed on-site.
<i>Monardella hypoleuca</i> ssp <i>lanata</i> , Felt-leaved Monardella	None/None/1B (2-2-2)	Chaparral, cismontane woodland, especially in understory in mixed chaparral, chamise chaparral, and so. Oak woodland; especially sandy soil, 300-1190 m.	Absent. Not observed on-site.

<i>Navarretia fossalis</i> , Spreading Navarretia	FT/None/1B (2-3-2)	Vernal pools, chenopod scrub, marshes & swamps, playas, especially in San Diego hardpan & San Diego claypan vernal pools, in swales & vernal pools, often surrounded by other habitat types, 30-1300 m.	Absent. Site lacks ephemeral ponds.
<i>Nolina cismontane</i> Chaparral Beargrass	None/None/1B (3-2-3) A	Chaparral, cismontane woodland, coastal scrub, esp. gabbroic or metavolcanic substrate, 120-1,005 m	Absent. A conspicuous shrub, not observed.
<i>Satureja (Clinopodium) chandleri</i> San Miguel Savory	None/None/4 (1-2-2) Covered, A	Chaparral, cismontane woodland, coastal scrub, riparian woodland, valley & foothill grassland, esp. gabbroic or metavolcanic substrate, 120-1005 m.	Absent. A conspicuous shrub, not observed.
<i>Senecio (Packera) ganderi</i> Gander's Butterweed	FSC/SR/1B (3-2-3) Covered, A	Chaparral, esp. recently burned sites, gabbroic outcrops, 400-1200 m.	Absent. An herbaceous perennial of gabbro soils, lacking on the site.
<i>Tetracoccus dioicus</i> , Parry's Tetracoccus	FSC/None/1B (3-2-2)	Chaparral, coastal scrub, especially stony fine sandy decomposed gabbro soil, 600-1500 ft.	Absent. Site lacks clay or gabbroic substrates.

APPENDIX 4. SENSITIVE ANIMAL SPECIES REPORTED FROM USGS 7.5' SAN MARCOS, VALLEY CENTER, BONSALE AND PALA, CA QUADRANGLES

SPECIES NAME	STATUS Federal/State/CDF G	HABITAT REQUIREMENTS	PROBABILITY OF OCCURRENCE
Hermes Copper <i>Lycaena herms</i>	FSC/None/SSC	Endemic to SD Co. Continuous stands of southern mixed chaparral/coastal sage scrub with both host plant <i>Rhamnus crocea</i> and primary nectaring plant <i>Eriogonum fasciculatum</i> in very close proximity. Species usually found along fairly open dirt roads/trails. Fallbrook is most northern record. Flight season: late May-early July.	Low. Redberry larval host population on site limited.
Western Spadefoot, <i>Scaphiopus [Spea] hammondi</i>	FSC/None/CSC	Grassland habitats, valley-foothill woodlands, requires vernal pools for breeding.	Low. Site lacks ephemeral ponds.
Arroyo Toad, <i>Bufo californicus</i>	FE/None/CSC	Semi-arid regions near washes or intermittent streams, including Valley-foothill & desert riparian, desert wash, etc., especially rivers with sandy banks, willows, cottonwoods, sycamores w/loose, gravelly areas.	None. Site lacks appropriate habitat.
California Red-legged Frog <i>Rana draytonii</i>	FT/None/SSC	Listing for populations in SGAB, San Jacinto, & SBD Mtns only; always found within a few feet of water; tadpoles may require up to 2 years to complete aquatic development.	None. Site lacks appropriate habitat.
Southwestern Pond Turtle, <i>Clemmys marmorata</i>	FSC/None/CSC	Permanent or nearly permanent water in many habitat types; below 6000ft, especially with basking sites.	None. Site lacks appropriate habitat.
San Diego Horned Lizard, <i>Phrynosoma coronatum blainvillei</i>	FSC/None/CSC	Coastal Sage Scrub, Chaparral in arid and semi-arid climate, esp. friable, rocky, or shallow sandy soils.	Moderate. Appropriate habitat located on-site, but primary food source not detected.
Coronado Skink, <i>Eumeces skiltonianus interparietalis</i>	FSC/None/CSC	Grassland, chaparral, pinon-juniper sage woodland, pine-oak & pineforests in coastal ranges in southern California, especially prefers early successional stages or open areas, found in rocky areas close to streams & on dry hillsides.	None. Site lacks appropriate habitat.
Orange-throated Whiptail, <i>Cnemidophorus hyperythrus beldingi</i>	FSC/None/CSC	Coastal Scrub (low elevation), Chaparral, Valley-foothill Hardwood, especially washes & sandy areas with patches of brush & rocks.	Moderate. Appropriate habitat located on-site but is dense.
Coastal Western Whiptail, <i>Cnemidophorus tigris multiscutatus</i>	FSC/None/None	Deserts & semiarid areas with sparse vegetation & open areas, also in woodland & riparian areas, especially where ground may be firm soil, sandy, or rocky.	Low-Moderate. Could occur within the chaparral habitat on-site.

San Diego Banded Gecko <i>Coleonyx variegatus abbotti</i>	None/None/None	Variety of habitats, associated with rocks & crevices	Area of project lacks suitable rock outcroppings.
Coastal Rosy Boa, <i>Charina trivirgata</i>	FSC/None/Protected	Desert & chaparral from coast to Mojave & Colorado deserts, especially in moderate to dense vegetation & rocky cover; habitats with mix of brushy cover & rocky soil like coastal canyons & hillsides, desert canyons, washes & mountains.	Low-Moderate. Could occur within the chaparral or sage scrub habitats on-site.
Northern Red-diamond Rattlesnake, <i>Crotalus ruber ruber</i>	FSC/None/CSC	Chaparral, woodland, grassland & desert areas, especially in rocky areas & dense vegetation.	Moderate. Chaparral on-site is extremely rocky.
California Least Tern, <i>Sterna antillarum browni</i>	FE/SE/None/C	Nests along coast, especially colonial breeder on bare flat substrates, sand beaches, alkali flats, paved areas.	None. Site lacks appropriate habitat.
Burrowing Owl, <i>Athene [Speotyto] cunicularia</i>	FSC/None/CSC	Found in open dry annual or perennial grasslands, desert and scrublands w/lowgrowing vegetation, uses ground squirrel burrows for nesting.	Low. The site lacks clearings and is extremely dense.
White-faced Ibis, <i>Plegadis chihi</i>	None/None/CSC	Freshwater marshes, occasional inhabits brackish water.	None. Site lacks appropriate habitat.
Cooper's Hawk <i>Accipiter cooperi</i>	None/None/CSC	Woodland, usually Open, interrupted, or marginal type, nests mainly in riparian areas.	Detected on-site.
Sharp-shinned Hawk <i>Accipiter striatus</i>	None/None/SSC	Riparian woodlands, forests; forages at edges of open habitats.	None. Not observed.
Tricolored Blackbird <i>Agelaius tricolor</i>	FSC/None/SSC	Breeds near fresh water in emergent wetlands w/dense cattails or tules. Feeds in grassland & cropland.	None. Site lacks Freshwater Marsh habitat.
Red-shouldered Hawk <i>Buteo lineatus</i>	None/None/None	Woodlands, forests, urban canyons; forages at edges of open habitats.	Detected on-site.
Golden Eagle, <i>Aquila chrysaetos</i>	None/None/SOC	Foothills, mountains grasslands, deserts, and shrub habitats.	None.
Grasshopper Sparrow <i>Ammodramus savannarum</i>	None/None/SSC	Dense grassland w/tall forbs & scattered shrubs for singing perches.	None. Site lack native, open habitat.
Bell's Sage Sparrow <i>Amphispiza belli</i>	FSC/None/SSC	Coastal chaparral, coastal sage scrub, and sagebrush desert habitat.	None. Habitat present, but not detected.
Long-eared Owl <i>Asio otus</i>	None/None/SSC	Riparian bottomlands grown to tall willows & cottonwoods, belts of live oak parallel to streams	No breeding habitat on site.

Turkey Vulture <i>Cathartes aura</i>	None/None/None	Specialized static soarer, forages over roads, fields, open forests, & other open habitats.	Not observed, but most likely foraging in the region.
Northern Harrier <i>Circus cyaneus hudsonius</i>	None/None/SSC	Coastal salt marsh & fresh-water marsh, nest and forage in grasslands and farmlands.	No nesting habitat on site.
Yellow-billed Cuckoo <i>Coccyzus americanus occidentalis</i>	None/SE/None	Riparian forest nester, along broad, lower flood-bottoms of larger river systems, especially nests in riparian jungles of willow, often w/cottonwoods.	No nesting habitat on site.
White-tailed Kite <i>Elanus leucurus</i>	None/None/CFP	Low rolling foothills/valley margins w/scattered oaks & river bottoms or marshes adj to deciduous woodland, esp. open grasslands, meadows, margins close to trees for nesting.	No nesting habitat on site.
Western Willow Flycatcher, <i>Empidonax traillii extimus</i>	FE/SE/None/CSC	Extensive thickets of low, dense willows, often near streams; 2000-8000ft elevation.	None. Site lacks appropriate habitat.
Prairie Falcon <i>Falco mexicanus</i>	None/None/SSC, SDCo	Dry, open terrain, level or hilly, breeding sites on cliffs	No suitable nesting habitat on site.
Coastal Cactus Wren, <i>Campylorhynchus brunneicapillus couesi</i>	None/None/CSC	Southern California coastal sage scrub, especially with tall opuntia cactus for nesting.	None. Site lacks appropriate habitat.
Loggerhead Shrike <i>Lanius ludovicianus</i>	FSC/None/SSC, SDCo	Open habitats with scattered shrubs & other perches.	None.
California Gnatcatcher, <i>Polioptila californica californica</i>	FT/None/CSC	Coastal sage scrub, below 2,500 ft in Southern California, especially low coastal scrub in arid washes, mesas & slopes.	Low. Sage scrub habitat on site is of low quality and habitat value.

Least Bell's Vireo, <i>Vireo bellii pusillus</i>	FE/CE/None	Summer resident in Southern California, inhabits low riparian growth in vicinity of water or in dry river bottoms, below 2000 ft, usually Willow, baccharis mesquite	None. Site lacks appropriate habitat.
Yellow Warbler, <i>Dendroica petechiabrewsteri</i>	None/None/SC	Riparian plant associations, prefers willows, cottonwoods, aspens, sycamores & alders for nesting and foraging, especially nests in montane shrubbery in open conifer forests.	None. Site lacks appropriate habitat.
Yellow-breasted Chat, <i>Icteria virens</i>	None/None/CSC	Summer resident in riparian thickets of willow & other brushy tangles near watercourses, nests in low, dense riparian habitat.	None. Site lacks appropriate habitat.
Southern California Rufous-crowned Sparrow, <i>Aimophila ruficeps canescens</i>	FSC/None/CSC	Coastal sage scrub, sparse chaparral, especially steep, often rocky hillsides with grass & forb patches.	Moderate. Could occur in either the sage scrub or chaparral located on-site.
Western Mastiff Bat, <i>Eumops perotis</i>	FSC/None/CSC	Small colonies in rocky cliffs or crevices. Variety of open habitats including woodlands, coastal sage scrub, grasslands, chaparral, desert scrub, and urban.	Low. Site is rocky, but rocks are more boulder and lack crevices for the most part.
Stephens' Kangaroo Rat, <i>Dipodomys stephensi</i>	E/T/None	Annual & perennial grasslands, also coastal scrub, sagebrush, especially with buckwheat, chamise, brome grass & filaree; will burrow into firm soil.	Low. Site does not contain grassland and sage scrub on site has low wildlife habitat value.
San Diego Desert Woodrat <i>Neotoma lepida intermedia</i>	FSC/None/FSC	Mixed and chaise- redshank chaparral, sagebrush and other habitats. Prefers rocky areas to build stick nest.	Moderate. Could occur in either the sage scrub or chaparral located on-site.
San Diego Black-tailed Jackrabbit <i>Lepus californicus bennettii</i>	FSC/None/CSC	Variety of habitats including coastal sage scrub, chaparral, & desert scrub.	Observed on the site.

DEFINITIONS OF SENSITIVITY RATINGS

CNPS Lists	
List 1A	Plants Presumed Extinct in California
List 1B	Plants Rare, Threatened, or Endangered in California and Elsewhere
List 2	Plants Rare, Threatened, or Endangered in California But More Common Elsewhere
List 3	Plants About Which We Need More Information--A Review List
List 4	Plants of Limited Distribution--A Watch List
CNPS R-E-D Code	
<u>R (Rarity)</u>	
1	Rare, but found in sufficient numbers and distributed widely enough that the potential for extinction is low at this time
2	Distributed in a limited number of occurrences, occasionally more if each occurrence is small
3	Distributed in one to several highly restricted occurrences, or present in such small numbers that it is seldom reported.
<u>E (Endangerment)</u>	
1	Not endangered
2	Endangered in a portion of its range
3	endangered throughout its range
<u>D (Distribution)</u>	
1	More or less widespread outside California
2	Rare outside California
3	Endemic to California
State-Listed/Designated Species	
CE	State-listed, endangered
CT	State-listed, threatened
CR	State-listed, rare
CC	Candidate for State listing
CSC	California Special Concern species (Department of Fish and Game
Federally-Listed/Designated Species	
FE	Federally-listed, endangered
FT	Federally-listed, threatened
FPT	Federally-proposed, endangered
FSC	Federal Special Concern Species

Site Photographs 1 June 2020



A-View to east of disturbed saddle area and abandoned, off-site orchards.



B- Close up of disturbed saddle area



C-Close up of disturbed saddle area



D-Disturbed saddle area from access road



E-Disturbed saddle area and road to west mesa



Sumac and Monkey flower in Chaparral



F-Toyon in Southern Mixed Chaparral



Stinkweed infestation in saddle area



G-Road to west mesa



Summer-Holly among boulders of west mesa