GENERAL BIOLOGICAL ASSESSMENT FOR VESTING TENTATIVE TRACT NO. 61553, A 6.19 ACRE PROPERTY LOCATED IN THE CITY OF LOS ANGELES, CALIFORNIA

Located in Section 24 of Township 1 north, Range 17 west, of the Canoga Park, California 7.5 Minute Series U.S.G.S. Topographical Quadrangle

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TERACOR
RESOURCE MANAGEMENT

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1.0 INTRODUCTION

Purpose

The purpose of this biological assessment is to evaluate the biological resources which have been detected or determined to be potentially present within the 6.19 acre subject property. The site has been proposed for residential use as Vesting Tentative Tract No. 61553. This assessment discusses the potential impacts to biological resources as determined from on-site field reconnaissance, available scientific literature, and TERACOR's knowledge of the greater Santa Monica Mountains and San Fernando Valley area.

Property Location

The 6.19 acre property is generally located in the foothills and north slope of the Santa Monica Mountains, in the City of Los Angeles within the community of Woodland Hills. The property is located on the northeast corner of Mulholland Drive and San Feliciano Drive. *Exhibit 1 - Regional Location Map*, attached, depicts the location of the project area relative to the region's cities and primary thoroughfares.

The site is specifically located in Section 24 of Township 1 North, Range 17 West, of the *Canoga Park, California 7.5 Minute Series U.S.G.S. Topographic Quadrangle. Exhibit 2 - U.S.G.S. Topographic Map*, attached, illustrates the precise location and topography of the site. (U.S.G.S. Topographic Map, 1967).

Site Description and Background

The property is situated at the lower transition zone between the Santa Monica Mountains and the San Fernando Valley. Generally hilly terrain is present both on-site and in the general vicinity. The property, which appears to have formerly been a residential equestrian estate, is in various states of disrepair. The residential home does not appear occupied, and the horse barn and various outbuildings are in deteriorating structural condition.

Though there are disturbances throughout the site, the property has not been substantially graded and substrates appeared to be relatively natural. The estate was developed within a coast live oak woodland (CLO), much of which remains on the site. Understory elements of the oak woodland are absent and have probably been removed over many years of residential/equestrian use. Natural understory components of the property have been replaced with non-native grassland in the western half of the site and ornamental trees and typical residential landscaping in the approximate eastern half of the property. One small knoll at the west

edge of the site remains vegetated with mixed native grassland (NG) and coastal sage scrub (CSS) elements (Mixed NG/CSS). This relictual CSS patch is very small (less than 0.25 acre).

A USGS-designated blue line stream is depicted on-site on the *Canoga Park, CA USGS Quadrangle*. The former stream is modified on-site and off-site and no longer is connected to the project site as it is intercepted under Mulholland Drive and conveyed into a subdrain. The only water which enters the site now is street runoff from Mulholland Drive which enters the site via several incipient gullies on a slope leading down from the road. A curb on Mulholland Drive would likely eliminate runoff. Presently, leaf litter and debris from this incipient runoff is lodged against chainlink fencing at the bottom of the slope. On-site, a former pond is discernable but no longer retains water. Emergent willow scrub vegetation developed in two small areas on-site. Downstream of the former pond, the watercourse was only partially visible with no evidence of recent flow Though a delineation was not performed, these features did not appear to be jurisdictional under provisions of the Clean Water Act, the Harbors and Rivers Navigation Act, or the California Fish and Game Code.

Topography on-site ranges from gently-sloping in lower areas to hilly in the western and eastern central portions. Elevation on-site ranges from approximately 1,000 feet above mean sea level (msl) at the northern edge to approximately 1,048 feet above msl at the southwestern edge of the subject site. The physical condition of the subject site and surrounding properties is shown in *Exhibit 3 - Aerial Photograph - 2004*, attached.

The following characteristics of the soil present on-site is stated in the *Geologic and Soils Engineering Exploration* produced by The J. Byer Group, Inc., dated 22 March 2005. Earth materials present on-site generally consists of fill, alluvium, and bedrock. Fill, associated with previous grading, blankets the majority of the site. The fill generally consists of silty sand, and does not appear to be compacted. Natural alluvium underlies the majority of the western and eastern portions of the subject site. The alluvium consists of silty sand, clayey sand, and sand which ranges from moist to saturated. In addition, bedrock is present on the ridge in the southern portion of the property. This bedrock is comprised of siltstone and sandstone mapped as part of the Modelo Formation by T.W. Dibblee, 1992 (*Geologic Map of the Topanga and Canoga Park (South ½) Quadrangles*).

Project Description

The project includes the subdivision of the subject site into two (2) lots and the development of 37 residential condominium homes. The 37 residential units will be comprised of three (3) plan types, (Plan Types: A, B, and C). Project implementation will additionally involve the construction of vehicle access ways and driveways for the proposed units, and associated infrastructure.

2.0 STUDY METHODOLOGIES

Literature Review

Existing biological conditions for the project site were investigated directly through field surveys and a review of existing biological information for the property and pertinent scientific literature. Literature reviewed in determining community names and vegetation associations and descriptions for the project area were derived from: *The Jepson Manual, Higher Plants of California*, Hickman, ed., 1993, *Preliminary Descriptions of the Terrestrial Natural Communities of California*, Holland, 1986 and *A Manual of California Vegetation*, Sawyer and Keeler-Wolf, 1995. Floral and faunal inventories, with current scientific names for each species, are provided in Appendix A and Appendix B, respectively of this report.

The State of California maintains the *Natural Diversity Data Base* (*CNDDB*), which is a computerized inventory of information on the location of California's rare, threatened, endangered, and otherwise sensitive plants, animals, and natural communities. Updates to the *CNDDB* are issued twice annually. Valuable information regarding the species occurrence, population numbers, observers, occurrence dates and potential threats to the organism(s) are included for each occurrence record. TERACOR maintains a subscription to this CDFG service and queried the *Canoga Park Quadrangle* for local records of sensitive organisms and habitats. The results of the query are presented below in Chapter 5.0, Sensitive Species Analysis.

Historical records of species occurrence are found not only in the *CNDDB* records, but also in other well-known publications including Schoenherr, 1992, Hall, 1981, Garrett and Dunn, 1981; Small 1994; Williams 1986; and Thelander, et al, 1994. Therefore, potential occurrence for rare, non-listed species is, in part, predicated on the presence of appropriate support resources, species mobility, extent of habitat disturbance, connectedness to adjoining habitats, and other facilitating or constraining factors.

Field Surveys Conducted in 2006

The information contained herein summarizes field reconnaissance conducted by TERACOR Resource Management. Survey field work was conducted on 21 January and 12 February 2006. During the surveys, the property's biological resources were assessed for both general biological resources and for specific support resources for several rare species with potential to occur on-site or in the area. Weather conditions during the surveys were suitable for identifying species and organisms. Vegetation communities were field-mapped during the surveys.

Field work was conducted on foot by site investigators, through all habitat areas within the project site. Plant species presented in Appendix A - Floral Compendium were identified in the field by S. Reed, F. Perez,

and J. Reed with uncertain identifications confirmed by A. Sanders (UCR Herbarium). Reptile and amphibian species were inventoried by turning debris, and scanning sunning and foraging areas. Bird species were identified by call and by use of 10x42 binoculars, with nomenclature following Sibley (2003). Common mammals were identified by sight or sign evidence. Faunal species encountered and those that are expected to occur are presented in Appendix B - Faunal Compendium.

With regard to determining the presence of animal species, this assessment is habitat based and, in part, predictive. The evaluation for presence for sensitive organisms (e.g., considered rare or otherwise sensitive by the USFWS, CDFG, or the California Native Plant Society) included such variables as availability of support resources (such as rock outcrops, flowing water, specific host plants, nesting sites, etc.), the size of the property and the history of disturbance. The likelihood of potential occurrences is further predicated on the known distributions of species, and their overall habitat requirements and preferences.

3.0 VEGETATION AND PLANT COMMUNITIES

Vegetation

References to on-site vegetation reflects information contained in *The Vegetation Classification and Mapping Program* (California Department of Fish and Game 2003), Preliminary Descriptions of the Terrestrial Natural Communities of California, (Holland, 1986 and updated in 1992); *A Manual of California Vegetation* (Sawyer and Keeler-Wolf, 1995); and *The Jepson Manual - Higher Plants of California* (Hickman, 1993). Vegetation communities noted with an asterisk (*) are either known or believed to be of high priority for inventory. The sensitivity designation by the CNDDB is "Highest Inventory Priority Community."

Geographically, the project area is located within the California Floristic Provinces Southwestern California region. Specifically, the site is contained within the South Coast subregion. Plant assemblages found on-site include coast live oak woodland, mixed coastal sage scrub with native grassland, annual non-native grassland, and mixed ornamentals. These communities and areas are described below utilizing the previously-referenced classification system.

When plant community conditions on the ground were too mixed or too small to be mapped, we classified areas as such by combining community types on the vegetation mapping, as depicted in *Exhibit 4 - Vegetation Communities*, attached. Conditions on-site as encountered by site investigators have been presented in *Exhibit 5 - Site Photographs*, attached.

Coast Live Oak Forest and Woodland (CNDDB Code No. 71.060.00)

Coast live oak (*Quercus agrifolia*) woodland is located throughout the project site in fairly descent formations or cells. This vegetation community type is dominated by one tree species, coast live oak, and is comprised mainly of mature trees. The understory component consists of non-native grassland. The site contains 145 coast live oaks, according to the *Horticultural Tree Report Proposed Residential 22255 Mulholland Drive, Los Angeles, California* (Project No. 504-1-03), prepared by Trees, etc. dated 19 April 2004.

Mixed Coastal Sage Scrub (CNDDB Code No. 32.000.00) with Purple Needlegrass (CNDDB Code No. 41.150.00)

Remnant coastal sage scrub (CSS) mixed with purple needlegrass (NG) on-site is limited to a small knoll located in the western portion of the property along San Feliciano Drive. The CSS on-site is comprised primarily of goldenbush (*Isocoma menziesii*), goldenbush (*Ericameria palmeri*), deerweed (*Lotus scoparius*), and California cudweed (*Gnaphalium californicum*). There is a strong native grass component, consisting of purple needlegrass (*Nasella pulchra*), intermixed with the CSS in this area. Purple needlegrass grassland is considered a rare vegetation community by the CNDDB.

Non-native Grassland (CNDDB Code No. 42.000.00)

Non-native grassland (NNG) mapped on the property contained various species of grasses; mapping distinctions between brome (CNDDB Code No. 42.070.00) or other grassland associations were not possible or particularly relevant. Grasses recorded within open areas of the assessment area included ripgut grass (*Bromus diandrus*), foxtail chess (*Bromus madritensis ssp. rubens*), and barley (*Hordeum* sp.). Other non-native species detected within the NNG on-site consisted of horehound (*Marrubium vulgare*), London rocket (*Sisymbrium irio*), and prickly sow thistle (*Sonchus asper*). Habitat values were moderately low in non-native grassland areas. Isolated patches of NNG provide little value to wildlife as compared to naturally-occurring scrub and native grassland systems.

Coast Live Oak Woodland (CNDDB Code No. 71.060.00) / Ornamental (No Corresponding CNDDB Code)

Ornamental species were observed in close proximity to the home and other structures on-site. Ornamental vegetation on-site consists of various species including Mexican fan palm (*Washingtonia robusta*), bottle tree (*Brachychiton populneus*), and fig tree (*Ficus carica*). A complete inventory of ornamental tree species on the property is depicted in the *Horticultural Tree Report Proposed Residential 22255 Mulholland Drive, Los Angeles, California* (Project No. 504-1-03), prepared by Trees, etc. dated 19 April 2004. The non-native ornamental vegetation is considered to be low in ecological value to wildlife due to 1) displacement of

native plant species, 2) alleopathic suppression of understory plants, and 3) lowered potential for utilization by wildlife for cover and foraging.

Willow Scrub (CNDDB Code No. 63.100.00)

Two small patches of riparian scrub vegetation on-site; both patches are within the historic alignment of the blueline stream on the site. One patch is located at the south edge of the site, along Mulholland Drive at the location of a presumed drainage outlet into the property. The second patch is found in the vicinity of the pond in the southwest corner of the property. These willow scrub areas are very small in extent, and would not support the range of riparian species normally associated with this vegetation type. We identified the willows with leaves remaining as arroyo willow (*Salix lasiolepis*).

4.0 WILDLIFE, BIOGEOGRAPHY AND WILDLIFE CORRIDORS

Wildlife in the Vicinity of the Project Area

Wildlife values in areas surrounding the project site are moderately low. Urbanization surrounds the property due to many decades of development in the Woodland Hills area. There are few native communities remaining within this area, and those which remain have little to no value to wildlife due to lack of connectivity. Urban areas are considered to be of little value to wildlife, other than to those that are adapted to urbanized areas (e. g. European starling, house sparrow, and rock pigeon).

Wildlife within the Project Area

Though the project area is disturbed and is considered to have a moderately low value to wildlife, a number of common and urban-tolerant species probably utilize the property for foraging. Appendix B - Faunal Compendium records those species observed and those which have the potential to occur. Some species (those adapted to urbanized areas) with high mobility, such as coyote (*Canis latrans*), red-tailed hawk (*Buteo jamaicensis*), great horned owl (*Bubo virginiensis*), and urban-tolerant songbirds utilize the project area on a transitory and sometimes regular basis, depending on environmental factors present within their primary habitat and their degree of fear of humans and human activities. TERACOR field personnel detected several urban-tolerant bird species during field surveys which included but was not limited to black phoebe (*Sayornis nigricans*), house sparrow (*Passer domesitcus*), mourning dove (*Zenaida macroura*), and house finch (*Carpodacus mexicanus*).

Habitat values within the site are substantially diminished because the areas adjacent to the site have become developed. Although the coast live oak woodland on-site remains relatively intact, the isolated nature of the woodland and habitat conversion of the understory to mainly non-native grassland and ornamental species displaces native habitat and introduces exotic species. Wildlife usage of the site is probably largely restricted to common mammals, reptiles, and avian species.

These organisms, and their utilization of the project area, are discussed more specifically in the sections that follow. Also discussed are those wildlife species potentially present which are considered sensitive due to their general rarity or human-induced population declines.

Wildlife Corridors and Habitat Linkages

Wildlife use of corridors may be fixed or flexible, depending upon the type of organism and the size and complexity of the corridor zone. Animals that move along corridors as part of an evolutionary-based pattern of migration or dispersal may be genetically programmed to follow predetermined, and sometimes ancient migration routes and may have little or no individual ability to modify their behavior, even in the face of abrupt physical changes or barriers. When confronted with impassible barriers, they may have no appropriate avoidance or alternative choice response behaviorally. In such cases, actions that physically obstruct corridors may result in population dislocation, inability to reach essential seasonal resource areas, loss of individual animals, and overall population declines.

Organisms are generally driven to disperse through mechanisms such as the scarcity of support resources (such as food, water, microhabitats, shelter, etc.), migratory genetic programming, and accidental dispersal, such as flooding events carrying individuals to downstream locations, fire-driven flight, or similar mechanisms. They sometimes do so along well-defined corridors (for example, the Pacific flyway for migratory birds or through connected stream systems in the case of amphibians dependent on moist environments). Terrestrial generalists (for example, black bear, deer, rattlesnakes, coyote, bobcat, woodrats, pocket mice, etc.) usually do not migrate or move substantially unless seasonal behaviors or ecological factors necessitate movement in order to locate and exploit critical support resources.

Biogeographic theory maintains that any habitat patch, or island, which experiences genetic isolation will undergo eventual extinction if the habitat unit is too small to support genetic variability in any given species. In the Los Angeles area today, the most common type of "corridor" is actually a remnant habitat patch which serves to connect two or more otherwise isolated habitat areas. It is not the movement of the animal which is important; it is the movement of genetic material on a per species basis through an ecosystem which is important over time. The connection is vital not so that individual animals can move freely (although that can

be true with predators like bobcats) but so that genetic exchange and corresponding genetic variability can be achieved incrementally throughout the habitat through reproductive processes.

Biogeographic Conclusions

The project site is 6.19 acres, and is comprised primarily of an isolated oak woodland and non-native grassland. It is located in the City of Los Angeles, and is surrounded by existing development, heavily-traveled roadways, and highly disturbed areas. Though remnant coastal sage scrub plant species are located on-site, the site is relatively isolated and does not appear to function as a "corridor" or connective habitat. The project site is depicted in relation to surrounding areas in the attached, *Exhibit 6 - Biogeographic Aerial - 2005.* We noted patches of discontinuous open space in various conditions, including natural ravines, graded open areas, and suburban parkland on the 2005 aerial photograph. Because the site in question is isolated from any larger blocks of similar habitat, the limited extent of native vegetation communities on-site, and the corresponding low potential for movement through these disjunct parcels, we concluded that no significant impediment to wildlife movement could occur as a result of project implementation.

5.0 SENSITIVE SPECIES ANALYSIS

Federal and State Protected Species

Protected sensitive species are usually classified by both state and federal resource management agencies as threatened or endangered, under provisions of the state and federal Endangered Species Acts. Vulnerable or "at-risk" species which have been proposed or are being considered for listing as threatened or endangered or "species of special concern" are categorized administratively by the United States Fish and Wildlife Service (USFWS). The California Department of Fish and Game (CDFG) uses various terminology and classifications to describe vulnerable species. There are also other species classifications and categories used in this report; all are described below.

Federal Protection and Classifications

The federal Endangered Species Act of 1973 (ESA) defines an endangered species as "any species which is in danger of extinction throughout all or a significant portion of its range.... ." Threatened species are defined as "any species which is likely to become an endangered species in the foreseeable future throughout all or significant portions of its range.... ."

Federal listing status is as follows:

Federally listed as Endangered	= **FE**
Federally listed as Threatened	= **FT**
Federally Proposed as Threatened	= **FPT**
Federally Proposed as Endangered	= **FPE**
Federally Proposed for delisting	= **FPD**
Federal Candidate Species	= **FC**
Former Federal Species of Concern	= **FSC**

The Sacramento, California U.S. Fish and Wildlife Field Office describes Federal Species of Concern (FSC) as a sensitive species that has not been listed, proposed for listing, or placed in candidate status. Species of Concern (Federal) is an informal term used by various U.S. Fish and Wildlife Service field offices. Species of Concern (Federal) receive no legal protection and use of the term does not necessarily mean the species will eventually be proposed for listing as a Threatened (Federal) or Endangered (Federal) species (*Animal Species of Concern*, Updated 21 October, 2003).

State of California Protection and Classifications

California's Endangered Species Act (CESA) defines an endangered species as "...a native species or subspecies of a bird, mammal, fish, amphibian, reptile, or plant which is in serious danger of becoming extinct throughout all, or a significant portion, of its range due to one or more causes, including loss of habitat, change in habitat, overexploitation, predation, competition, or disease." The state defines a threatened species as "... a native species or subspecies of a bird, mammal, fish, amphibian, reptile, or plant that, although not presently threatened with extinction, is likely to become an endangered species in the foreseeable future in the absence of the special protection and management efforts required by this chapter. Any animal determined by the commission as rare on or before January 1, 1985 is a threatened species."

Candidate species are defined as "...a native species or subspecies of a bird, mammal, fish, amphibian, reptile, or plant that the commission has formally noticed as being under review by the department for addition to either the list of endangered species or the list of threatened species, or a species for which the commission has published a notice of proposed regulation to add the species to either list." Candidate species may be afforded temporary protection as though they were already listed as threatened or endangered at the discretion of the Fish and Game Commission. Unlike FESA, CESA does not include listing provisions for invertebrate species.

State listing status is as follows:

State listed as Endangered	= **SE**
State listed as Threatened	= **ST**

State listed as Rare (Plants only)	= **SR**
California Species of Special Concern	= **CSC**
Fully Protected	= **SFP**
State Candidate for Endangered	= **SCE**
State Candidate for Threatened	= **SCT**
CNDDB Special Animal	= **Special Animal**

"Special Animal" is a general term that refers to all of the taxa the CNDDB is interested in tracking, regardless of their legal protection status. The California Department of Fish and Game (CDFG) notes that these taxa generally fall into one or more of the following categories: 1) Official listed or proposed for listing under State or Federal Endangered Species Acts; 2) State of Federal candidate for possible listing; 3) Taxa which meet the criteria for listing, even if not currently included on any list, as described by Section 15380 of CEQA; 4) Taxa considered by the CDFG to be a Species of Special Concern; 5) Taxa that are biologically rare with very restricted distribution, declining throughout their range, or have a critical, vulnerable stage in their life cycle that warrants monitoring; 6) Populations in California that may be on the periphery of the taxon's range, but are threatened with extirpation in California; 7) Taxa closely associated with a habitat which is declining in California at an alarming rate; and/or 8) Taxa designated as a special status, sensitive, or declining species by other state or federal agencies, or non-government organization.

California Native Plant Society Listed = **CNPS**

The CNPS codes presented for sensitive flora below include the following:

List 1A:	Presumed Extinct in California
List 1B:	Rare, Threatened, or Endangered in CA and elsewhere;
List 2:	Rare, Threatened, or Endangered in CA but more common elsewhere;
List 3:	Plants about which more information is needed - a review list;
List 4:	Plants of Limited Distribution - a watch list.

The **Threat Code** is as follows:

.1 - Seriously endangered in California (over 80% of occurrences threatened / high degree and immediacy of threat).
.2 - Fairly endangered in California (20 - 80% occurrences threatened).
.3 - Not very endangered in California (<20% of occurrences threatened or no current threats known).

Associated Suitable Habitats On-Site and Probability of Occurrence

As described in Section 3.0 of this Analysis, the site consists of four (4) plant communities. Each species will, therefore, be designated as occurring within the community or as none, which means that the species would not occur on-site.

TERACOR based its predictive analysis on each species' known distribution or range including elevation, site disturbance levels, history of disturbance, and remnant site resources. Each individual is listed in common and scientific name, with habitat and distributional information. An "occurrence probability rating" has been designated for each species based on the above described factors. Species occurrence has been: 1) **Confirmed Present**, 2) determined **Not Present**, or 3) determined to be one of the following:

Low - The subject property is within the known range or distribution of the species. Suitable habitat on-site is marginal to non-existent. Site factors, such as disturbance or other human factors, likely preclude species occurrence. Focused investigation for the species is not warranted.

Moderately Low - The survey site is within the historic range of the species. Site factors may be somewhat suitable but other conditions may exist (adjacent urbanization, isolation, etc.) to suggest a fairly low probability of occurrence. The species has not recently been detected within the vicinity, or site conditions are such that sustained presence is unlikely.

Moderate - The species has a reasonable possibility of occurrence on-site. Habitats are generally suitable and the species is known to occur in the area.

Moderately High - Habitats on the site are structurally suitable for the species and occurrence is recently confirmed in the vicinity of the site.

High - The site contains highly suitable habitat for the species and disturbances, if present, would not likely affect occurrence. The organism has recently been detected either on-site or in the vicinity, or ecological conditions are such that qualified personnel can reasonably anticipate presence.

Sensitive Species

Because the property's natural resources are isolated from larger blocks of Santa Monica Mountain native habitats and the property is bounded by urbanization, the probability that sensitive organisms could utilize the site is not considered possible, or otherwise very low. We nonetheless evaluated the species known to occur in the area based on CNDDB-listed occurrences published by the California Department of Fish and

Game and our knowledge of sensitive organisms in the area. Endemic and rare fauna and flora occur in the South Coast subregion in isolated populations. Our analysis included a consideration of the potential for the following rare taxa to occur on-site based on their life history, distribution and habitat requirements in light of the substantial disturbance factors present on-site. The results of this analysis are presented below in *Table 1 - Sensitive Species Probability of Occurrence.*

Table 1 - Sensitive Species Probability of Occurrence

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Plants		
California androsace (*Androsace elongata* ssp. *acuta*)	CNPS List 4.2 This species has no formal governmental status.	**Not Present.** Rare in southern California, this annual herb is found in chaparral, cismontone woodland, and coastal scrub. It is believed extirpated from LA County; Jepson reports a historic broad distribution, occurring from Oregon to Baja California, specifically in the South Coast region, on dry grassy slopes below 1200 meters. The CNPS specifically notes the Los Angeles County extirpation. It was not detected and its occurrence within the proposed project area seems improbable due to likely extirpation.
Aphanisma (*Aphanisma blitoides*)	CNPS List 1B.2 **FSC**	**Low.** This annual herb blossoms in April and May in coastal bluff scrub and coastal scrub. With a fairly wide historical distribution across more than one dozen coastal counties in California, aphanisma is in steep decline in the mainland as well as the Channel Islands. It currently is known from three (3) occurrences on San Nicholas Island and it only occurs below 100 meters above sea level. This species is not expected to occur due to the site being approximately 300 meters and greater above sea level. Focused surveys are not warranted.
Braunton's milk-vetch (*Astragalus brauntonii*)	CNPS List 1B.1 **FE**	**Low.** This perennial herb blooms from February to July. It was listed as federally endangered on 29 January 1997. It is known to occur in disturbed or burned areas of chaparral with gravelly clay soils, below 450 meters in elevation in the central south coast and the north Peninsular range (Los Angeles Basin). This species was not detected, nor would it be expected to occur due to a lack of suitable support habitat. Focused surveys are not warranted.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Coulter's saltbush (*Atriplex coulteri*)	CNPS List 1B.2 The species has no formal governmental listing.	**Not Present.** This perennial herb blooms from March through October in oceanside environments below 50 meters in elevation. It occurs in alkaline and clay conditions in a variety of habitat types. including coastal bluff scrub, coastal dunes, coastal scrub, and valley grasslands. According to the CNDDB, this species was last observed within Topanga Canyon near Fernwood in 1941. It would not be expected to occur on-site due to the site being approximately 300 meters and greater above sea level.
South Coast saltscale (*Atriplex pacifica*)	CNPS List 1B.2 **FSC**	**Not Present.** An annual herb which occurs in coastal bluff scrub and coastal scrub below 100 meters in elevation and blooms March through October. It would not occur on-site due to its distance from the coast and higher elevation.
Parish's brittlescale (*Atriplex parishii*)	CNPS List 1B.1 The species has no formal governmental listing.	**Not Present.** This species occurs in chenopod scrub, playas, and vernal pools from 20 to 1900 meters. It blooms from June to October. Parish's brittlescale is threatened by development, agriculture, and grazing. Siting of this species along the northern foot of the Santa Monica Mountains north of Griffith Park is documented in the CNDDB, however the year of the siting is not known. It was not detected and it is not expected to occur due to a lack of suitable support habitat.
Davidson's saltscale (*Atriplex serenana* var. *davidsonii*)	CNPS List 1B.2 The species has no formal governmental listing.	**Not Present.** Davidson's saltscale is an annual herb which blooms from April through October, and is believed extirpated from Los Angeles County. It occurs below 200 meters in alkaline conditions in coastal bluff scrub and coastal scrub. This species is not expected to occur due to the property's elevation being approximately 300 meters and above.
Plummer's baccharis (*Baccharis plummerae* ssp. *plummerae*)	CNPS List 4.3 This species has no governmental listing status.	**Not Present.** This shrub is known to occur in rocky chaparral, or coastal scrub, and cismontane woodland habitats between 0 - 425 meters. It occurs on the central and south coast, the north Channel Islands, and the western Transverse Range. It was not detected within the proposed project area.
Nevin's barberry (*Berberis nevinii*)	CNPS List 1B.1 **FE, SE**	**Not Present.** This evergreen shrub blooms from March through April. It occurs in sandy or gravelly conditions in coastal scrub, chaparral, cismontane woodland, and riparian scrub below 350 meters. According to the draft Griffith Park Master Plan (2004), this species occurs in two (2) separate areas within Griffith Park. It was not detected on-site.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Brewer's calandrinia (*Calandrinia breweri*)	CNPS List 4.2 No formal governmental listing.	**Low**. Brewer's calandrinia is an annual herb which flowers from March through June. It is found most often in sandy to loamy soil, disturbed sites, and burns. The plant has a broad distribution throughout the western Transverse range and along the California coast from San Francisco to Baja, but is considered uncommon where it still occurs. It is not expected to occur on-site. Focused surveys are not warranted.
Catalina mariposa lily (*Calochortus catalinae*)	CNPS List 4.2 This species has no governmental listing status.	**Moderately Low**. This perennial bulbiferous herb is found in heavy soils, coastal scrub, and open grasslands below 700 meters and blooms from February through May. It is distributed in the south central coast and the west south coast, especially in the Channel Islands. It was not detected on-site, nor would it be expected to occur due to the highly disturbed condition of the site. Remnant CSS/NG on-site represents potential support habitat, though it consists of less than 0.25 acre. Focused surveys are not warranted.
Plummer's mariposa lily (*Calochortus plummerae*)	CNPS List 1B.2 No formal governmental listing.	**Moderately Low**. This perennial herb is considered to be rare by the *Jepson Manual*. This plant is generally found on dry, rocky slopes within chaparral communities from the Santa Monica Mountains to the San Jacintos usually below 5000'. This species blooms from May to July. According to the CNDDB, this species was last observed in 1992 at the intersection of Mulholland Drive and Encino Road (Encino Hills Drive?). This species would not have been detected during Winter surveys on-site. It would not be expected to occur on-site due to the highly disturbed condition of the site. Remnant CSS/NG on-site represents potential support habitat, though it consists of less than 0.25 acre. Focused surveys are not warranted.
Alkali mariposa lily (*Calochortus striatus*)	CNPS List 1B.2 **FSC**	**Not Present**. As the common name implies, this mariposa lily is generally found in alkaline conditions, a sub-habitat type not present on-site.
Intermediate mariposa lily (*Calochortus weedii* var. *intermedius*)	CNPS List 1B.2 **FSC**	**Not Present**. This plant occurs from the central south coast and north Peninsula Ranges, therefore, is not within the region. The plant blooms from May through July, in rocky environments in chaparral, coastal scrub and valley grasslands below 680 meters. This species would not have been detected during Winter surveys on-site. It would not be expected to occur on-site due to the highly disturbed condition of the site. Remnant CSS/NG on-site represents potential support habitat, though it consists of less than 0.25 acre and lacks rocky substrates. Focused surveys are not warranted.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Santa Barbara morning glory (*Calystegia sepium* ssp. *binghamiae*)	CNPS List 1A No formal governmental listing.	**Not Present**. Believed to be extirpated from Los Angeles County, this plant occurs only in salt marshes, therefore, it would not occur on-site.
Lewis's evening primrose (*Camissonia lewisii*)	CNPS List 3 No formal governmental listing.	**Low**. This coastal annual herb occurs in grasslands in sandy or clay soils between sea level and 300 meters in elevation on the south coast, west Peninsular Range, and northern Baja. The blooming period is from March to June. Degraded ecological conditions of the site would likely preclude this species from occurring.
San Fernando Valley spineflower (*Chorizanthe parryi var. fernandina*)	CNPS List 1B.1 **FC, SE**	**Not Present**. The CNDDB reports that this species is believed to be extirpated from the Los Angeles area and, was last observed in 1901 near the Chatsworth Park. Found in coastal sage scrub habitats with sandy soils. It was not detected and its occurrence within the proposed project area seems improbable due to substrate composition and likely extirpation from the Los Angeles area.
Santa Susana tarplant (*Deinandra minthornii*)	CNPS List 1B.2 **SR**	**Low**. The CNDDB reports that this species was last observed in 1995 north of the Chatsworth Reservoir, approximately 0.6 mile north of Valley Circle Boulevard. Found in chaparral and coastal scrub habitats with rocky substrates. It blooms from July to November, and occurs between 280 to 760 meters. This species would not have been detected during Winter surveys on-site. It is not expected to occur within the proposed project area due to the lack of rocky substrates. Focused surveys are not warranted.
slender-horned spineflower (*Dodecahema leptoceras*)	CNPS List 1B.1 **FE, SE**	**Low**. This species requires flood deposited terraces and washes in chaparral/coastal scrub. It is considered to be extirpated from much of the Los Angeles area. It was not detected within the subject site. This species would not have been detected during Winter surveys on-site. It is not expected to occur within the proposed project area due to probable extirpation from the Los Angeles area. Focused surveys are not warranted.
Blochman's dudleya (*Dudleya blochmaniae* ssp. *blochmaniae*)	CNPS List 1B.1 No formal governmental listing.	**Not Present**. This *Dudleya* grows in clayey or serpentine soils within coastal bluff scrub, coastal scrub, and chaparral communities between 5 and 450 meters. The CNDDB reports this species being observed near the Chatsworth Reservoir, though the date and specific location of the sighting are not listed. No *Dudleya* sp. were detected on-site during field surveys.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Many-stemmed dudleya (*Dudleya multicaulis*)	CNPS List 1B.2 **FSC**	**Not Present.** This *Dudleya* grows in heavy or clayey soils near the coastal plain, below 600 meters throughout the south coast (Los Angeles, Orange, San Bernardino, San Diego, and Riverside counties). This species was last observed in 1925 in the vicinity of Hollywood Reservoir. No *Dudleya* sp. were detected on-site during field surveys.
round-leaved filaree (*Erodium macrophyllum*)	CNPS List 2.1 The species was rejected for government listing status.	**Low.** Round-leaved filaree occurs in cismontane woodlands and valley and foothill grasslands. It is found in clay soils between 15 and 1200 meters above sea level and blooms from March to May. Substrates on-site would not be expected to support this species. Focused surveys are not warranted.
Palmer's grappling hook (*Harpagonella palmeri*)	CNPS List 4.2 **FSC**	**Low.** This annual herb grows in dry sites in chaparral, coastal scrub, and grassland below 450 meters. The species has a broad distribution throughout the south coast, Peninsular ranges, Arizona, and into Mexico. This species would not have been detected during Winter surveys on-site. It would not be expected to occur on-site due to the highly disturbed condition of the site. Focused surveys are not warranted.
Los Angeles sunflower (*Helianthus nuttallii* ssp. *parishii*)	CNPS List 1A **FSC**	**Not Present.** This plant was last observed in 1937 and, until recently, was believed extinct. A possible occurrence in Santa Clarita has been recently reported. It was not detected on-site.
Vernal barley (*Hordeum intercedens*)	CNPS List 3.2 This species has no formal governmental listing status.	**Not Present.** This species occurs in vernal pools, alkali flats and ephermeral saline streams below 1000 meters throughout southwestern California. It would not occur on-site due to a lack of suitable support habitat.
Mesa horkelia (*Horkelia cuneata puberula*)	CNPS List 1B.1 This species has no formal governmental listing status.	**Not Present.** Requires sandy or gravelly sites within either chaparral, cismontane woodland, or coastal sage scrub. Mesa horkelia is presumed extirpated from the Los Angeles area due to development. The last recorded observation of this species was approximately 1.5 miles northwest of the Glendale Freeway and Highway 210 intersection in 1948. This perennial herb blooms from February through September, and was not detected during field surveys.
Southern California black walnut (*Juglans californica*)	CNPS List 4.2 This species has no formal governmental listing status.	**Confirmed Present.** This species occurs on slopes and in canyons between 50 - 900 meters along the south coast, south Transverse ranges, and north Peninsular ranges. Walnut forest is a much fragmented, declining natural community. Seven (7) walnut trees were detected on the property.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Coutler's goldfields (*Lasthenia glabrata* ssp. *coulteri*)	CNPS List 1B.1 **FSC**	**Not present**. Although now quite rare, this subspecies was historically widely distributed across southwestern California and into the western Mojave desert. It blossoms February through June. It was not detected on-site, nor would it be expected to occur due to the lack of marshes. playas, vernal pools, or broad floodplains.
fragrant pitcher sage (*Lepechinia fragrans*)	CNPS List 4.2 This species has no formal governmental listing status.	**Not Present**. This shrub species is known to occur, but considered uncommon in the south coast area, in chaparral below 1100 meters in elevation. It was not detected during field surveys.
Robinson's pepper-grass (*Lepidium virginicum* var. *robinsonii*)	CNPS List 1B.2 This species has no formal governmental listing status.	**Low**. This species is found in dry shrublands throughout the southwest region below 500 meters. It is an annual herb that blooms from January through July. It was not detected during Winter field surveys, nor would it be expected to occur due to the highly disturbed condition of the site.
ocellated Humboldt lily (*Lilium humboldti ocellatum*)	CNPS List 4.2 **FSC**	**Not Present**. Species favors dense, shaded riparian habitats with abundant moisture and little disturbance. Often growing from canyon walls or in dense leaf litter flowering in June and July. No lilies were detected, nor is it expected to occur due to a lack of suitable support habitat.
Davidson's bush mallow (*Malacothamnus davidsonii*)	CNPS List 1B.2 This species has no formal governmental listing status.	**Not Present.** This species requires sandy washes within coastal sage scrub, riparian woodlands, or chaparral. According to the CNDDB, 100-200 plants of this species were found in Cabrini Canyon. This species was not detected on-site.
small-flowered microseris (*Microseris douglasii* var. *platycarpha*)	CNPS List 4.2 This subspecies has no formal governmental listing status.	**Not Present**. Found in clayey soils associated with vernal pools, grasslands and similar habitats, this subspecies occurs below 1000 meters in the south coast region, probably including coastal Los Angeles County. This species is not expected to occur due to a lack of clay soils.
California spineflower (*Mucronea californica*)	CNPS List 4.2 This species has no formal governmental listing status.	**Low.** The California spineflower occurs in a relatively broad distribution across south central and southern coastal California, in sandy conditions below 1400 meters. This species would not have been detected during Winter surveys on-site. It would not be expected to occur on-site due to the highly disturbed condition of the site. Focused surveys are not warranted.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
California muhly (*Muhlenbergia californica*)	CNPS List 4.3 This species has no government listing status.	**Low.** This now uncommon species occurs in wet habitats, in chaparral, forests, scrub and meadows throughout the western Transverse and south coast regions with an elevational range between 100 and 2000 meters, making its natural distribution quite broad. This species is not expected to occur due to a lack of suitable support habitat.
Prostrate navarretia (*Navarretia prostrata*)	CNPS List 1B.1 No formal governmental listing status.	**Low.** This species was found historically on alkali soils in vernal pools or grasslands. It is thought to be extirpated from the Los Angeles area, and would not be expected to occur on-site due a lack of support habitat.
Lyon's Pentacheata (*Pentacheata lyonii*)	CNPS List 1B.1 FE, SE	**Low.** This species is most often found on open, sandy or gravelly substrates in native grassland or around the margins of exposed granitic rocks, occurring in chaparral, grassland, and coastal sage scrub. It has been detected along Malibu Creek in the vicinity of Tapia Park. This species would not have been detected during Winter surveys on-site. It would not be expected to occur on-site due to the highly disturbed condition of the site. Focused surveys are not warranted.
Gairdner's yampah (*Perideridia gairdneri* ssp. *gairdneri*)	CNPS List 4.2 FSC	**Low.** Thought to be extirpated from Los Angeles County, this perennial herb occurs in grasslands, broad-leaved upland forests, chaparral, and coastal flats below 350 meters. This species would not have been detected during Winter surveys on-site. It would not be expected to occur on-site due to site conditions being generally unsuitable. Focused surveys are not warranted.
Brand's phacelia (*Phacelia stellaris*)	CNPS List 1B.1 FC	**Low.** This plant is probably extirpated from Los Angeles County according to the *CNPS Inventory*, as historical occurrences have been lost to development. It occurs in coastal dunes and coastal scrub, below 400 meters. It is not likely to occur within the site due to disturbance factors.
Rayless ragwort (*Senecio aphanactis*)	CNPS List 2.2 The species has no formal governmental status.	**Not Present.** The distribution of this species includes central western California, the south coast region, the Channel Islands, and Baja California, however, its habitat is limited to drying alkaline flats below 400 meters. The CNPS Inventory describes its habitat as including cismontane woodlands, which seems somewhat at odds with its alkaline condition requirements. It is reported as rare in Los Angeles County, and is not expected to occur on-site due to a lack of suitable support habitat.
Sonoran maiden fern (*Thelypteris puberula var. sonorensis*)	CNPS List 2.2 The species has no government listing status.	**Not Present.** Found primarily along stream courses, seepage areas, stream banks, and meadows, this species prefers undisturbed wetland habitats that are open and exposed. This species is not expected to occur on-site due to a lack of suitable support habitat. No ferns were identified on-site.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Invertebrates		
monarch butterfly (*Danaus plexippus*)	The monarch is considered a **Special Animal** in the *CNDDB* while present at winter roost sites, otherwise, it has no formal state or federal listing status.	**Not Present (Roosting Sites).** The subject site is not coastal, rather, it lies within an interior valley which occasionally freezes in the winter, making it an unlikely roost site. The monarch butterfly's winter roost sites extend along the coast from northern Mendocino County to Baja California, Mexico. Typically, all roost sites are in tall dense groves of trees (such as oaks, pines, cypress, or *Eucalyptus*), in wind-sheltered sites near the coast. The *CNDDB* lists several localities for winter roosts for this butterfly locally, but specific locational information on winter roost sites is limited.
Santa Monica shieldback katydid (*Neduba longipennis*)	**FSC**	**Low.** This species is often difficult to detect without focused surveys and its presence cannot be adequately determined or interpreted without such surveys due to insufficient life history data. From what is known about this organism, it is known to feed on chaparral vegetation and non-native ice-plant. Focused surveys not warranted.
Santa Monica mountains hairstreak butterfly (*Satyrium auretorum fumosum*)	**FSC**	**Low.** This subspecies was described from the vicinity Malibu Lake, and is only known from a few local colonies in the Santa Monica Mountains. The larval host, coastal scrub oak (*Quercus berberidifolia*), does not occur on-site, therefore, this species likely does not occur.
wandering (saltmarsh) **skipper** (*Panoquina errans*)	**FSC**	**Not Present.** The highly localized skipper is found entirely along the coastal strand of southern California. It favors dune and marsh habitats that are grown to saltgrass (*Distichlis spicata*), which serves as its larval host. No suitable habitat exists on the subject site.
Reptiles		
southwestern pond turtle (*Clemmys marmorata pallida*)	**CSC**	**Not Present.** The western pond turtle inhabits permanent or nearly permanent bodies of water in a number of habitat types below 1800 meters. It requires basking sites such as logs, rocks, vegetation mats, or open mud banks. According to the CNDDB, this species was last observed in 1917. However, information for this species is suppressed due to the high sensitive nature of this species. No suitable habitat is present on-site.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
horned lizard (*Phrynosoma coronatum* ssp.)	FSC, CSC	**Moderate**. Favorable habitat for this lizard includes open, flat, sandy areas in which several colonies of harvester ants (*Pogonomermex* sp.) are established, as ants are the horned lizard's preferred food item. Plant communities associated with habitation of the horned lizard include coastal sage scrub. Although the date of the sighting is not specified, this species was observed approximately 2.5 miles southwest of the subject site near Topanga Canyon. Marginally suitable habitat is present on-site.
coast patch-nosed snake (*Salvadora hexalepis virgultea*)	FSC, CSC	**Moderately High**. The coast patch-nosed snake is mostly active during early morning hours, basking until temperatures get too warm. This species is infrequently encountered, and is found in the lower slopes of dry scrub, chaparral, and oak woodland habitats, in rocky, sandy areas. It feeds upon lizards and small mammals. Suitable habitat is present on-site.
San Bernardino ringneck snake (*Diadophis punctatus modestus*)	FSC	**Moderately High.** The San Bernardino ringneck snake occurs in shaded oak forest canyons, where it is most often found beneath rocks and logs, but also occurs in scrub habitats. It feeds upon smaller amphibians and invertebrates. This species is primarily active above ground in Spring and early Summer, after which time it retreats to subterranean burrows and crevices. Suitable habitat is present within the subject site.
San Diego mountain kingsnake (*Lampropeltis zonata pulchra*)	CSC	**Moderate**. The San Diego mountain kingsnake inhabits mountainous regions across Southern California. It prefers moist woods, coniferous forests, oak woodlands, and chaparral. It not only inhabits mountainous areas, but canyons down to sea level in the Santa Monicas. They are quite secretive, residing in rock crevices or beneath rock and debris piles. Moderately suitable habitat is present on-site.
silvery legless lizard (*Aniella pulchra*)	FSC, CSC	**Moderate.** This burrowing species feeds upon small, soft-bodied arthropods, often in the lower layers of chaparral or oak woodland leaf duff, less often along stream courses in loose alluvium. Moderately suitable habitat is present within on-site.
coastal whiptail (*Cnemidophorus tigris stejnegeri*)	FSC	**Confirmed Present**. The coastal western whiptail usually inhabits dryer, scrub environments, and is somewhat tolerant of disturbances. It is often active later in the year, from May to late September, and usually during hotter times of the day, when other lizards are inactive. This species was detected during field surveys.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Hammond two-striped garter snake (*Thamnophis hammondii hammondii*)	FSC, CSC	**Low.** This species habitat preferences are stream-side habitats that form pools where amphibian larvae concentrate, allowing the garter snake to gorge itself on this prey. Year-round surface water is not required for this species' presence, however, it is most often found in riparian systems in which surface water is present through the Summer. This species likely does not occur on-site due to a lack of suitable support habitat.
Amphibians		
arroyo toad (*Bufo californicus*)	FE, CSC	**Not Present.** The arroyo toad is a habitat specialist in that it requires slow-flowing water, and pools no more than four inches deep for egg deposition. Habitat on-site is not suitable for this species.
California red-legged frog (*Rana aurora draytonii*)	FT, CSC	**Not Present.** This species requires dense riparian habitat (willows, cattails, and sedge) with slow-flowing water. Habitat on-site is not suitable for this species.
western spadefoot toad (*Spea hammondi*)	FSC, CSC	**Moderately Low.** This species is generally found in washes, lowlands, stream courses, floodplains, vernal pools and other xeric areas. Preferred habitat association include chaparral, oak woodland, coastal sage scrub, riparian woodland, and grassland. The spadefoot toad breeds in seasonal ponds and vernal pools in both upland and lowland areas. This toad is active later in the season than other amphibians (e.g. February - June). Marginal breeding habitat is present on-site, but surrounding habitats are highly degraded due to urbanization.
coast range newt (*Taricha torosa torosa*)	CSC	**Not Present.** Populations of the coast range newt are scattered throughout the Santa Monica Mountains, and are confined to slow-moving streams and pools in which surface flows last year-round, as their larvae require one year to develop. Habitat on-site is not suitable for this species.
Birds		
Bell's sage sparrow (*Amphispiza belli belli*)	FSC, CSC	**Moderate.** This species is typically found in coastal sage scrub and chaparral habitats and it may occur adjacent to the proposed project work areas. Sage sparrows occur in the general vicinity of the subject site but were not, however, observed on-site.
Cooper's hawk (*Accipiter cooperii*)	CSC	**Moderately High.** This species is a widespread predator that specializes on other birds as prey species. The oak woodland on-site constitutes suitable habitat for the Coopers' hawk, therefore, the occurrence of this species on-site is likely.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Golden eagle (*Aquila chrysaetos*)	**CSC** The species is also protected under the Bald Eagle Protection Act.	**Low.** These large birds of prey likely do not utilize the subject site due to the frequency of human disturbance.
Southern California rufous-crowned sparrow (*Aimophila ruficeps canescens*)	**CSC**	**Moderately Low.** This subspecies is typically found in coastal sage scrub and chaparral habitats. It has a fairly wide distribution in southern California. Although marginal suitable habitat is present, this species is likely not a resident on-site, though it may utilize the site as a migratory stopover.
Burrowing Owl (*Athene cunicularia*)	**CSC**	**Not Present.** This species of owl is unique in that it utilizes the burrows of large, fossorial mammals (i.e. California ground squirrel) for both wintering and nesting. It is usually found in open grasslands or scrublands with low-growing vegetation. According to the CNDDB, it was last observed near the property in 1921. No burrowing owl or burrowing owl sign (i. e., feathers, pellets, and wash) were detected on-site.
western yellow-billed cuckoo (*Coccyzus americanus occidentalis*)	**SE**	**Not Present.** Habitat within the subject site is not suitable for western yellow-billed cuckoo, which inhabits dense riverine woodlands.
yellow warbler (*Dendroica petechia brewsteri*)	**CSC (nesting)**	**Not Present.** This species breeds locally in the dense understory of riparian thickets. This species is not expected to nest on-site due to a lack of suitable support habitat.
willow flycatcher (*Empidonax trailli* all subspecies)	**FE, SE**	**Not Present.** This species breeds in the dense understory of riparian thickets. This species is not expected to occur on-site due to a lack of suitable support habitat.
yellow breasted chat (*Icteria virens*)	**CSC**	**Not Present.** This species breeds in the dense understory of riparian thickets. This species is not expected to occur on-site due to a lack of suitable support habitat.
coastal California gnatcatcher (*Polioptila californica californica*)	**FT, CSC**	**Low.** The California gnatcatcher is a habitat specialist in that it requires coastal sage scrub. There is a recorded sighting of an individual in 1991 at Verdugo Mountain Park, across the San Fernando Valley. Though records exist for California gnatcatcher (CAGN) in the Cahuenga Pass area, no CAGN have been observed in this area for decades. Although a small pocket of degraded coastal sage scrub persists on the property, CAGN is not expected to occur.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
least Bell's vireo (*Vireo bellii pusillus*)	FE, SE	**Not Present.** This riparian-obligate species generally requires less-disturbed areas of dense willow-associated riparian habitat and prefers areas with standing water. No suitable habitat is present on-site.
Mammals		
California leaf-nosed bat (*Macrotus californicus*), **Pallid bat** (*Antrozous pallidus*), **Pale big-eared bat** (*Plecotus townsendi pallescens*), and a number of species in the genus *Myotis*, including **small-footed bat, long-eared bat, fringed bat, long-legged bat** and the **Yuma bat**, **Western yellow bat** (*Lasiurus xanthinus*), and **big free-tailed bat** (*Nyctinomops macrotis*)	The listing status of the **California leaf-nosed bat** is **FSC, CSC**. The listing status of the **Pallid bat** is **CSC**. The listing status of the **Pale big-eared bat is FSC, CSC**. The listing status of the **small-footed bat is FSC**. The listing status of the **long-eared bat** is **FSC**. The listing status of the **fringed bat** is **FSC**. The listing status of the **long-legged bat** is **FSC**. The listing status of the **Yuma bat** is **FSC**. **Western yellow bat** and **big free-tailed bat** have no formal governmental listing status.	**Moderately Low.** Several bat species might forage for flying insects over or within the subject site. Rock outcrops off-site locally would serve as suitable roosting locations, but we did not detect potential roost sites within the project area. None of the bat species potentially-occurring in the area would be dependent upon resources which would be altered with the implementation of the proposed project.
Ringtail (*Bassariscus astutus octavus*)	SFP	**Low.** The secretive, nocturnal ringtail is difficult to detect, but has been recorded historically from sites in the Santa Monica Mountains. Ringtails usually forage and move in riparian areas, therefore, this species likely would not occur on-site.
San Diego desert woodrat (*Neotoma lepida intermedia*)	FSC, CSC	**Moderate.** This species is rather widely distributed throughout southern California in sage scrub, chaparral and desert regions. It prefers rocky areas, nesting in cracks and crevices, while the sympatric dusky-footed woodrat (*N. fuscipes*) nests in shrubs and occasionally in trees. A woodrat nest was detected within a coast live oak, which *N. fuscipes* likely inhabits.
southern grasshopper mouse (*Onychomys torridus ramona*)	CSC	**Low.** According to the CNDDB, this species was last observed in the Los Angeles area in the Tujunga Valley in 1904. It is a predatory mouse feeding primarily on invertebrates, but will also feed upon lizards, salamanders, and other mice. Inhabits scrub in desert areas with friable soils for digging. Likelihood of occurrence within the proposed project site is low due to limited support habitat.

Species	Sensitive Species Status	Probability of Occurrence within Proposed Project
Los Angeles pocket mouse (*Perognathus longimembris brevinasus*)	FSC, CSC	**Moderately Low.** Pocket mice are the smallest members of the family Heteromyidae. Los Angeles pocket mouse is generally believed to occur in low elevation grasslands and sage scrub. Marginally suitable habitat is present on-site, however, the probability of occurrence is not considered likely.

6.0 IMPACTS AND PROPOSED MITIGATION MEASURES

Purpose

The purpose of this section is to assess the impacts which are likely to occur to biological resources present on and near the proposed development area. This section identifies the potential impacts and recommended mitigation measures of the proposed project on natural habitats and organisms found within or in close proximity to the project site.

In response to these potential impacts, mitigation measures identified below have been proposed for consideration in order to avoid or minimize these effects. Proposed mitigation measures in this assessment are considered preliminary and subject to modification until such time as responsible, trustee and/or advisory agencies have determined that relevant impacts associated with the project have been avoided, or substantially reduced and mitigated.

Potential Impacts

1. Removal of natural habitat on-site contributes incrementally to the loss of natural habitats in the City of Los Angeles. Continuing urbanization in the Woodland Hills area displaces and destroys wildlife and permanently removes native plant communities.

2. Implementation of the project would result in the removal of several coast live oak trees *(Quercus agrifolia*) as defined by the City of Los Angeles at the time the Oak Tree Report was prepared. The removal of any oak tree as defined by the City requires an oak tree permit from the City of Los Angeles, along with appropriate mitigation. The removal of several coast live oaks, with City-approved mitigation, is not considered a significant impact.

3. Construction personnel have the potential to be destructive to all forms of plant and animal life. Small mammals and reptiles are particularly subject to disturbance from harassment, capture, or destruction. This temporary direct effect can be minimized to a level of non-significance by providing written and verbal instructions to all personnel on-site and contractually obligating these personnel to respect the natural environment. Construction fencing (orange safety fencing) is recommended around the perimeter of the work site.

4. Removal of natural habitat areas and trees on-site, if performed during bird nesting season, could constitute a violation of the Migratory Bird Treaty Act should nesting birds be present.

Recommended Mitigation Measures

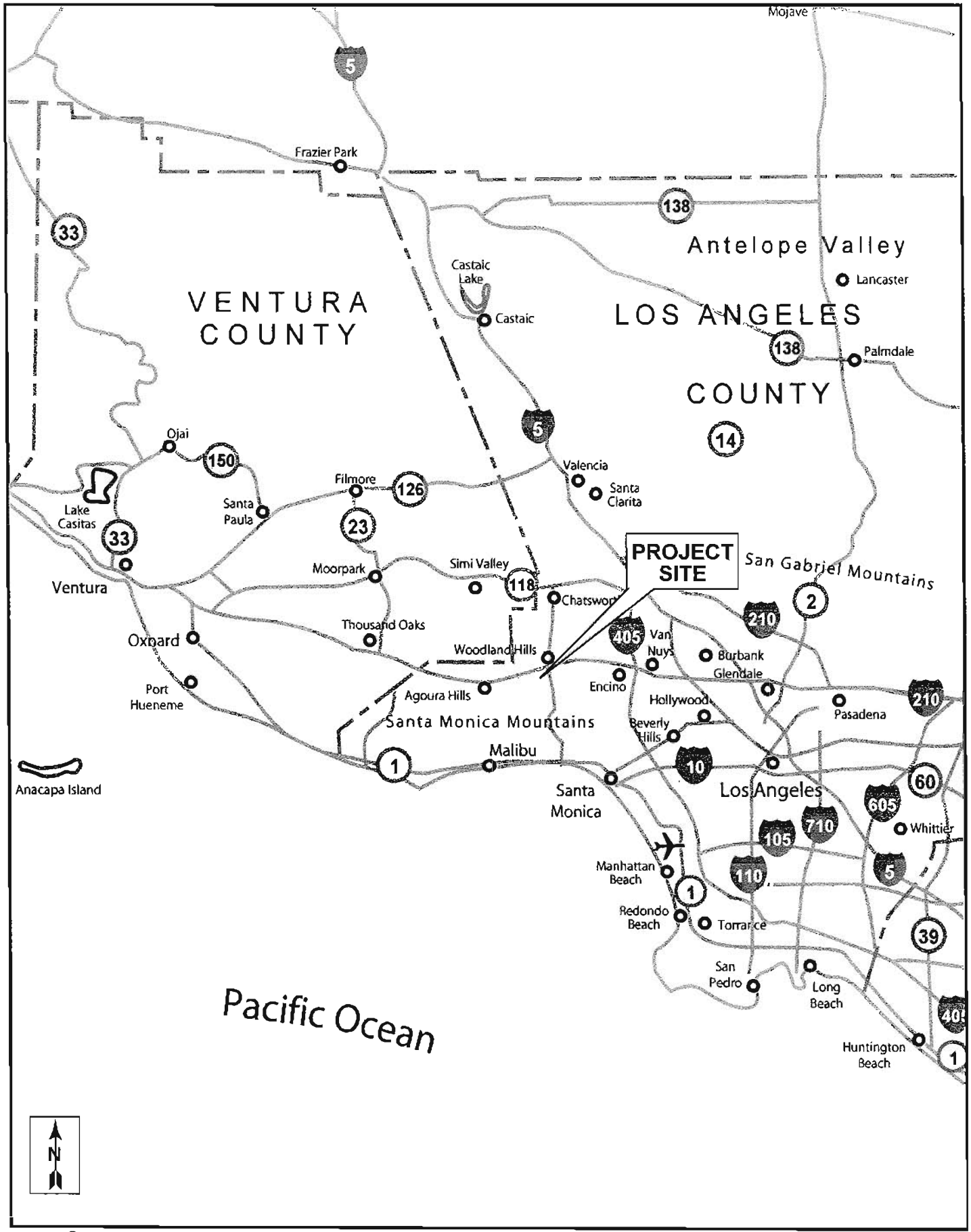
1. In order to offset the impacts caused by the removal of several coast live oak trees, it is recommended that these removals be replaced with 24" box coast live oaks with a 3:1 mitigation ratio.

2. Native trees and shrubs should be utilized on-site in the landscape plan. Commercially available ornamental trees may be utilized on-site as long as 1) the species is not prohibited for installation by the City of Los Angeles Public Works Department along right-of-ways, and 2) the species has not been identified by the California Invasive Plant Council as an invasive risk in southern California.

3. Habitat alteration or removal should be performed outside of the bird nesting season which extends approximately from March 1 through July 30. Should habitat need to be removed during bird nesting season, a detailed nesting survey must be performed by a qualified biologist to determine if active nests are present prior to removal of support resources.

Determination of Significance With Mitigation Measures

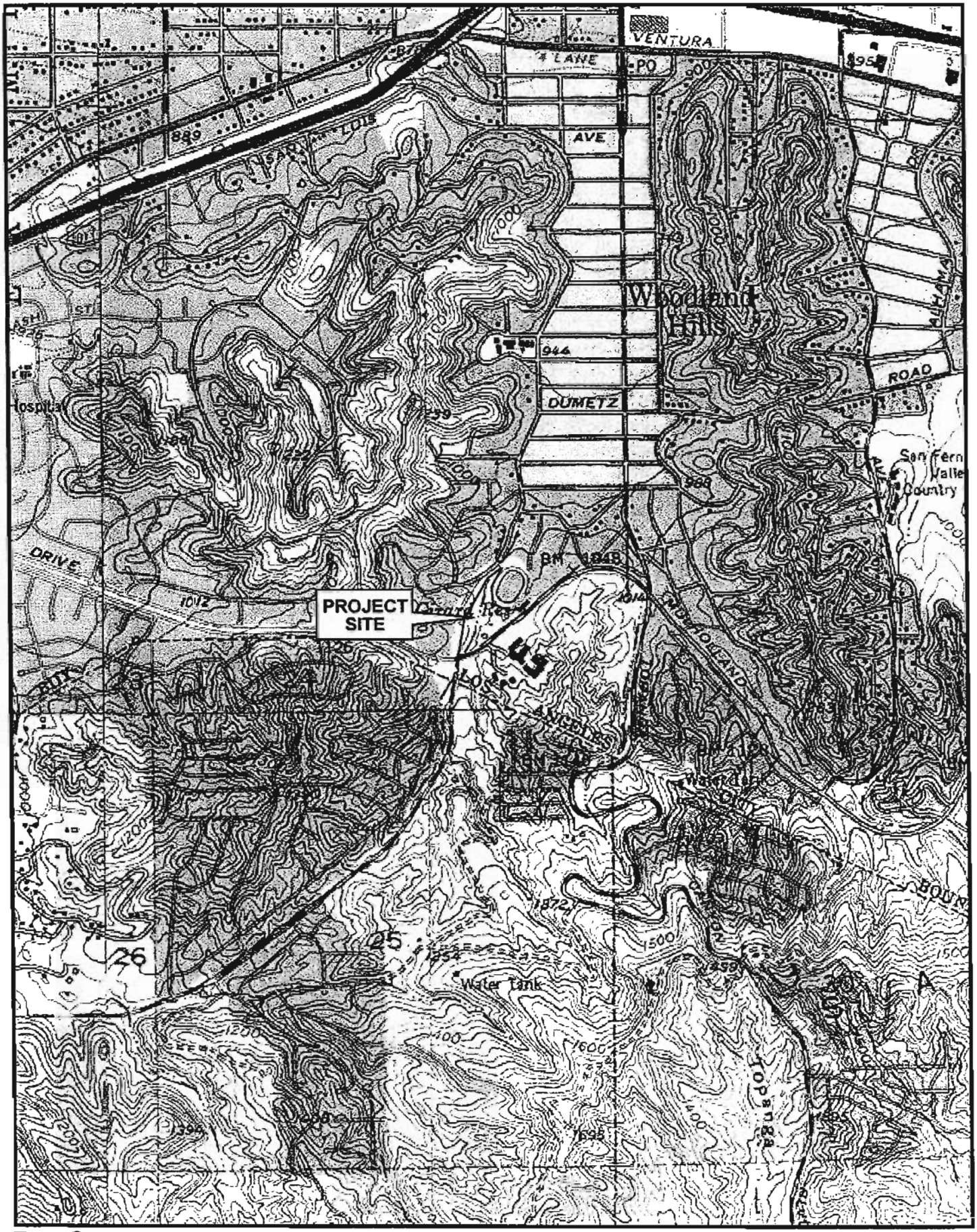
With the implementation of the mitigation measures above, or similar measures which may be required by the City of Los Angeles, the environmental effects anticipated to occur from the proposed project can be reduced and mitigated to a level considered not significant.



TERACOR RESOURCE MANAGEMENT

CAJA - DS VENTURES
JANUARY 2006

Exhibit 1
Regional Location Map



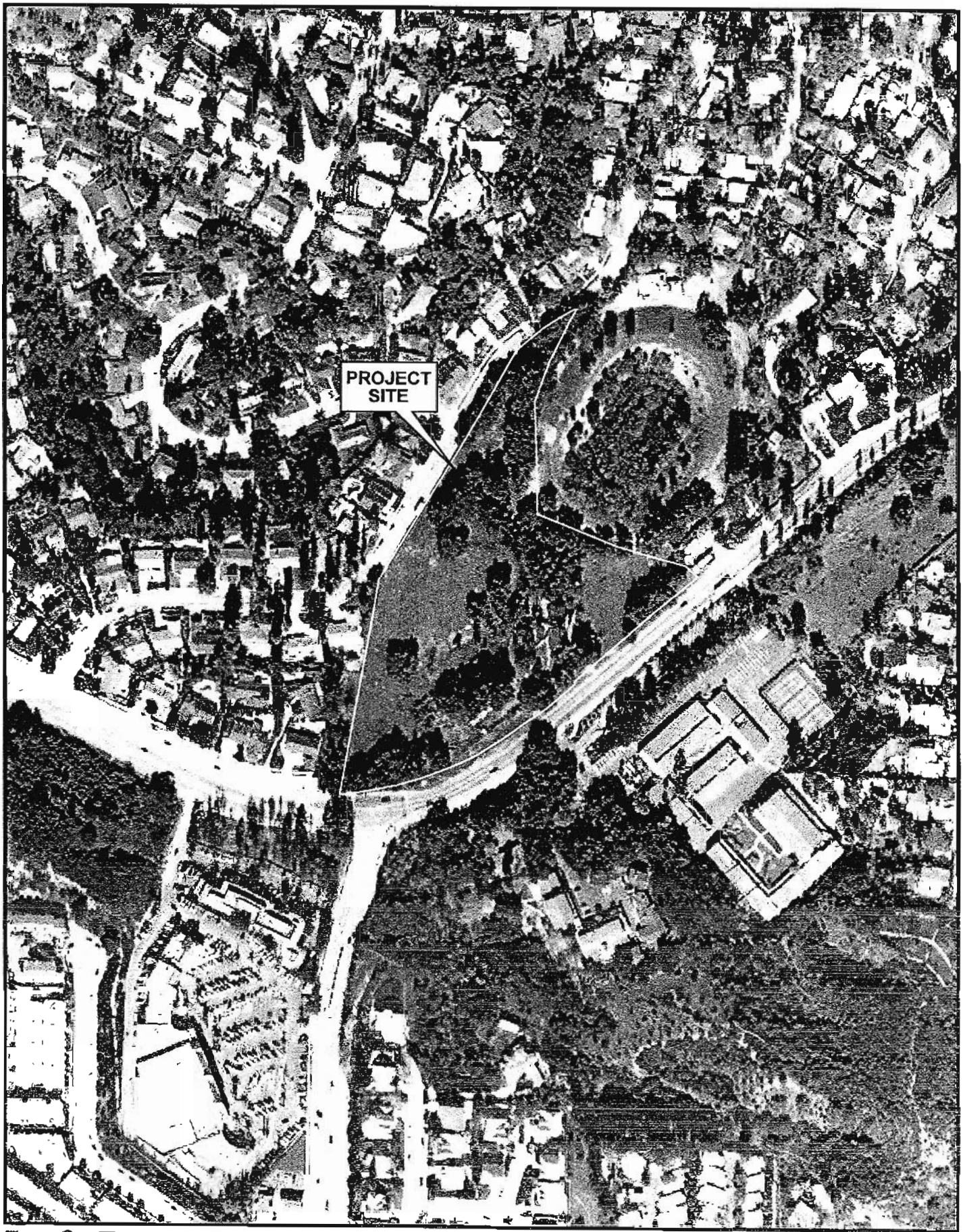
TERACOR RESOURCE MANAGEMENT

TN 13½° MN

CAJA - OS VENTURES - JANUARY 2006
SOURCE: CANOGA PARK, CALIFORNIA QUADRANGLE

0 5 1 MILE

Exhibit 2
USGS Topographic Map

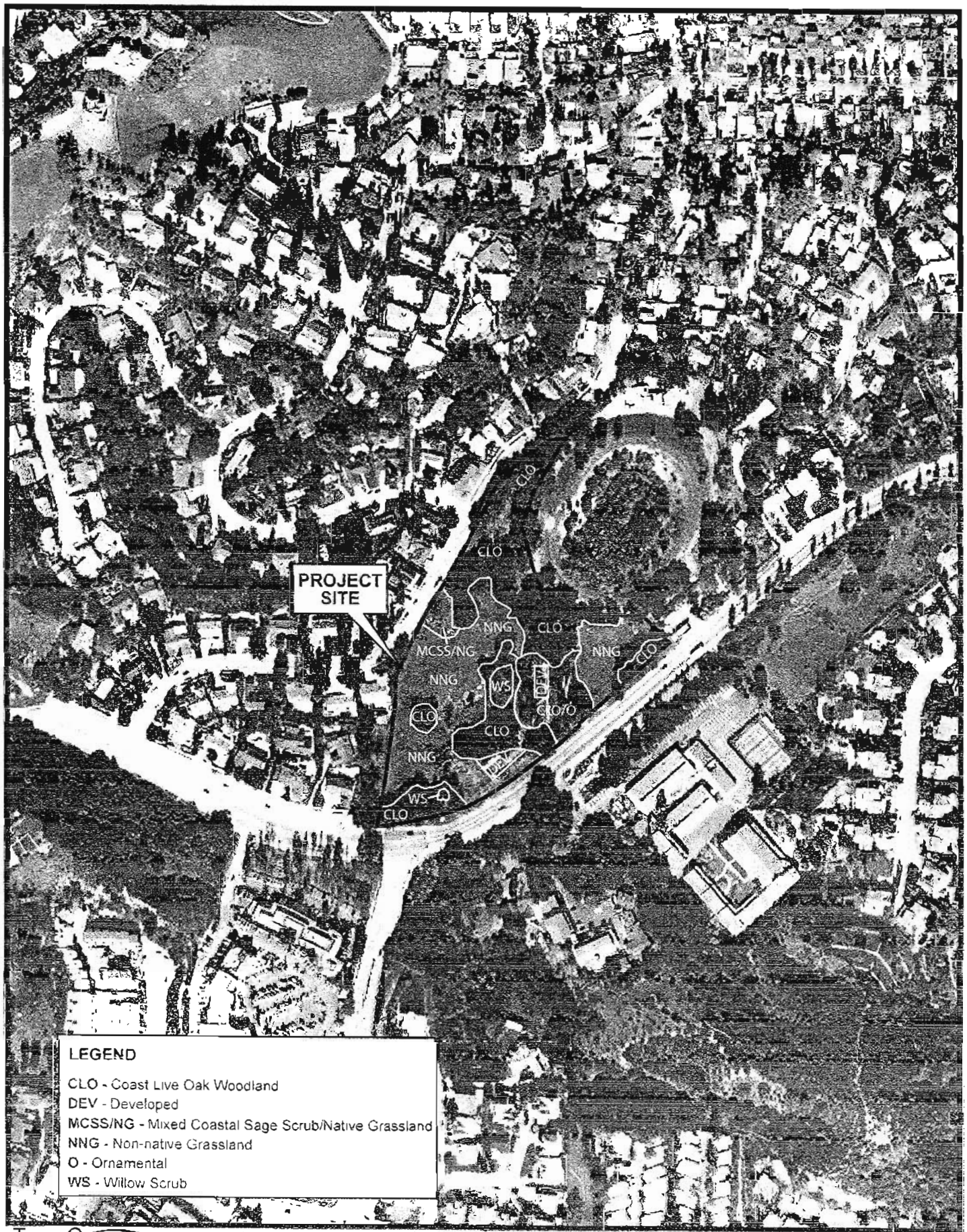


TERACOR RESOURCE MANAGEMENT

North

CAJA - DS VENTURES
JANUARY 2006

Exhibit 3
Aerial Photograph - 2005



TERACOR RESOURCE MANAGEMENT

North

CAJA - DS VENTURES
FEBRUARY 2006

Exhibit 4
Vegetation Communities
Aerial Photograph - 2005

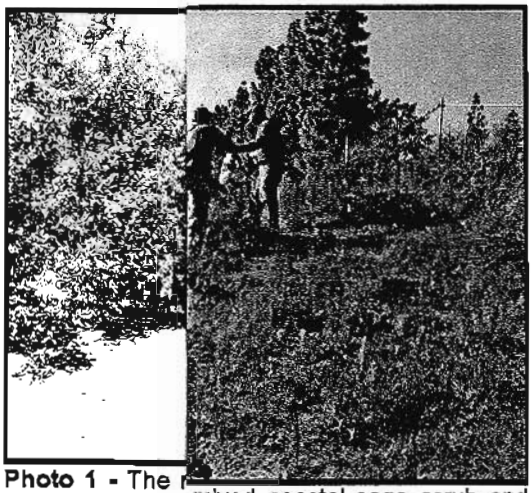


Photo 1 - The r mixed coastal sage scrub and coast live oak rthwest property line along San grassland. A dra present included goldenbush the property and *aphalium californicum*), purple eerweed (*Lotus scoparius*).

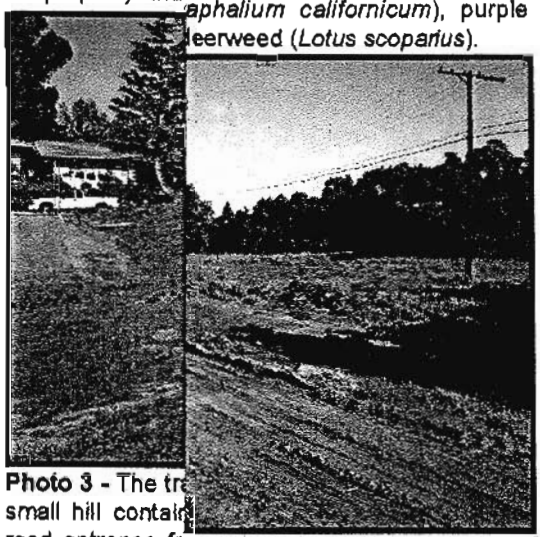


Photo 3 - The tr disturbed due to the presence of small hill contai within the northwestern portion of road entrance fr species observe brome (*Bromus s*

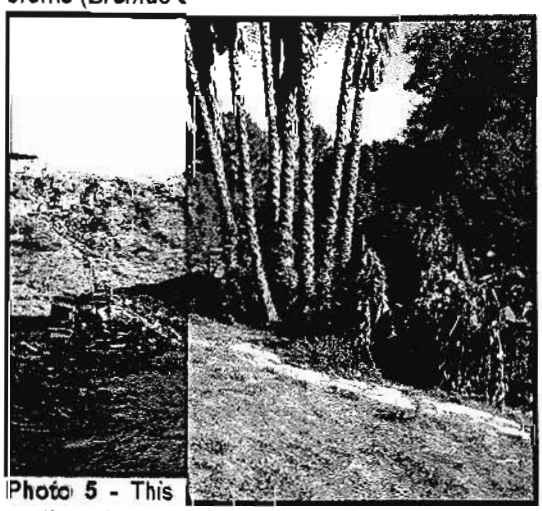
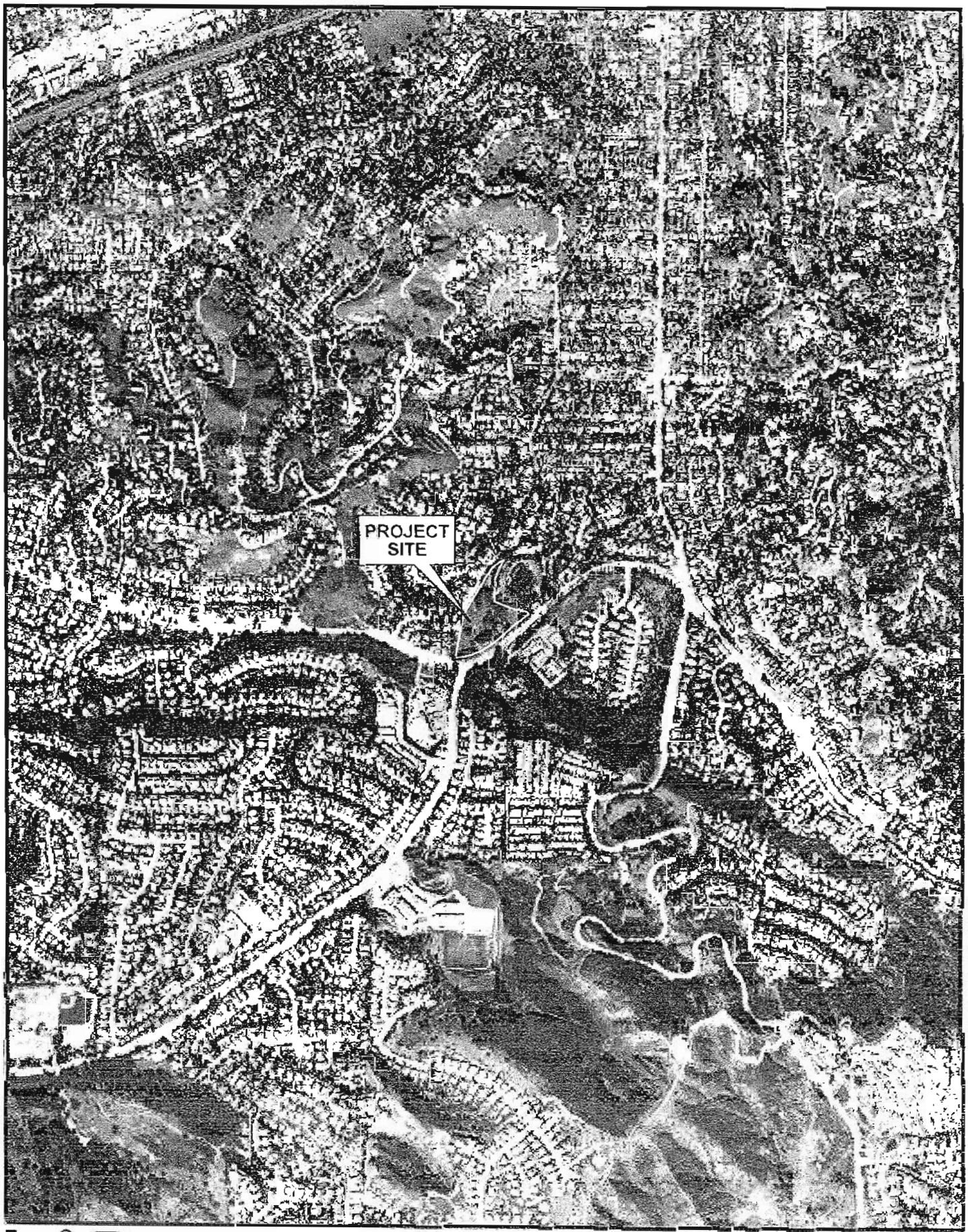


Photo 5 - This southwest corner present on a hill in the southern slope near Mulho this area generally consisted of over into the fenc



TERACOR
RESOURCE MANAGEMENT

North

CAVA. 'DS VENTURES
JANUARY 2005

Exhibit 6
Biogeographic Aerial
Photograph - 2005

APPENDIX A
FLORAL COMPENDIUM

Vegetation List

The species listed below were detected within the project area during the field survey in Winter 2006. Floral species were identified in the field by S. Reed, F. Perez, and J. Reed. Scientific names follow *The Jepson Manual*, 1993. Unless contained within natural areas, no attempt was made to inventory the species of ornamental trees and shrubs found around the abandoned residential structure. Where ornamental and/or invasive species were detected in natural habitat areas, specimens were usually identified to genus. Non-native species have been noted below with an asterisk (*) following the scientific name.

Scientific Name	Common Name
Anacardiaceae	**Sumac Family**
Malosma laurina	laurel sumac
*Schinus terebinthifolius**	Brazilian pepper tree
Apocynaceae	**Dogbane Family**
*Vinca major**	greater periwinkle
Arecaceae	**Palm Family**
*Washingtonia robusta**	Mexican fan palm

Scientific Name	Common Name
Asteraceae	**Sunflower Family**
Artemisia californica	California sagebrush
Baccharis salicifolia	mule fat
*Carduus pycnocephalus**	Italian thistle
*Cirsium vulgare**	bull thistle
*Conyza bonariensis**	asthmaweed
Ericameria palmeri	goldenbush
Gnaphalium californicum	California cudweed
Heterotheca grandiflora	telegraph weed
*Sonchus asper**	prickly sow thistle
*Taraxacum officinale**	dandelion
Brassicaceae	**Mustard Family**
*Brassica nigra**	black mustard
*Hirschfeldia incana**	shortpod mustard
*Raphanus sativus**	wild radish
*Sisymbrium irio**	London rocket
Caprifoliaceae	**Honeysuckle Family**
Sambucus mexicana	blue elderberry

Scientific Name	Common Name
Caryophyllaceae	**Pink Family**
*Stellaria media**	common chickweed
Euphorbiaceae	**Surge Family**
Croton setigerus	dove weed
*Euphorbia peplus**	petty spurge
Fabaceae	**Legume Family**
Lotus scoparius	deerweed
*Melilotus officinalis**	yellow sweetclover
Fagaceae	**Oak Family**
Quercus agrifolia	coast live oak
Geraniaceae	**Geranium Family**
Erodium sp.*	filaree
*Erodium cicutarium**	redstern filaree
Juglandaceae	**Walnut Family**
Juglans californica	southern California black walnut

Scientific Name	Common Name
Lamiaceae	**Mint Family**
*Marrubium vulgare**	horehound
Liliaceae	**Lily Family**
Dichelostemma capitatum	blue dicks
Plantaginaceae	**Plantain Family**
*Plantago major**	common plantain
Poaceae	**Grass Family**
*Bromus diandrus**	ripcut grass
*Bromus madritensis rubens**	foxtail chess
*Cynodon dactylon**	bermuda grass
Hordeum sp.*	barley
Nasella pulchra	purple needlegrass
Polygonaceae	**Buckwheat Family**
*Rumex crispus**	curly dock
Portulacaceae	**Purslane Family**
Claytonia perfoliata	miner's lettuce

Scientific Name	Common Name
Primulaceae	**Primrose Family**
*Anagallis arvensis**	scarlet pimpernel
Salicaceae	**Willow Family**
Salix lasiolepis	arroyo willow
Solanaceae	**Nightshade Family**
*Nicotiana glauca**	tree tobacco
Solanum sp.	nightshade
Solanum xanti	purple nightshade
Urticaceae	**Nettle Family**
Urtica sp.	stinging nettle
Verbenaceae	**Vervain Family**
Verbena lasiostachys	western vervain

APPENDIX B
FAUNAL COMPENDIUM

Birds

Birds were observed with 10x42 power binoculars and identified following Dunn, *National Geographic Field Guide to the Birds of North America*, Third Edition, and *The Sibley Field Guide to Birds of Western North America* (2003) updated to conform with changes in nomenclature consistent with the most recent American Ornithological Union checklist. Species observed on the property are noted by a (•). Species not observed, but expected to either nest on-site or utilize the site for foraging or seasonal activities, have also been included.

Scientific Name	Common Name
Accipitridae	**Hawks, Eagles, Kites**
Accipter cooperii	Cooper's hawk
Accipiter striatus	sharp-shinned hawk
Buteo jamaicensis	red-tailed hawk
Buteo lineatus	red-shouldered hawk
Aegithalidae	**Bushtits**
Psaltriparus minimus •	bushtit
Apodidae	**Swifts**
Aeronautes saxatalis	white-throated swift
Bombycilidae	**Waxwings**
Bombycilla cedrorum	cedar waxwing

Scientific Name	Common Name
Cardinalidae	**Cardinals**
Pheucticus melanocephalu	black-headed grosbeak
Charadriidae	**Lapwings, Plovers**
Charadrius vociferus	killdeer
Columbidae	**Pigeons, Doves**
*Columba livia**	rock pigeon
Zenaida macroura •	mourning dove
Corvidae	**Crows, Jays**
Corvus brachyrhynchos •	American crow
Corvus corax	common raven
Aphelocoma californica	western scrub-jay
Emberizidae	**Emberizids**
Junco hyemalis •	dark-eyed junco
Melospiza melodia	song sparrow
Passerculus sandwichensis	savannah sparrow
Pipilo crissalis •	California towhee
Zonotrichia atricapilla	golden-crowned sparrow
Zonotrichia leucophrys	white-crowned sparrow

Scientific Name	Common Name
Falconidae	**Falcons**
Falco sparverius	American kestrel
Fringillidae	**Finches**
Carduelis psaltria •	lesser goldfinch
Carduelis tristis	American goldfinch
Carpodacus mexicanus •	house finch
Hirundinidae	**Swallows, Martins**
Hirundo rustica	barn swallow
Stelgidopteryx serripennis	northern rough-winged swallow
Icteridae	**Blackbirds**
Euphagus cyanocephalus	Brewer's blackbird
Icterus bullockii	Bullock's oriole
Icterus cucullatus	hooded oriole
Molothrus ater	brown-headed cowbird
Sturnella neglecta	western meadowlark
Mimidae	**Mockingbirds, Thrashers**
Mimus polyglottos •	northern mockingbird

Scientific Name	Common Name
Paridae	**Chickadees, Titmice**
Baeolophus inornatus	oak titmouse
Parulidae	**Wood Warblers**
Dendroica coronata •	yellow-rumped warbler
Geothlypis trichas	common yellowthroat
Vermivora celata	orange-crowned warbler
Passeridae	**Old World Sparrows**
*Passer domesiticus** •	house sparrow
Picidae	**Woodpeckers**
Colaptes auratus	northern flicker
Picoides pubescens	downy woodpecker
Ptilogonatidae	**Silky-Flycatchers**
Phainopepla nitens	phainopepla
Strigidae	**Typical Owls**
Bubo virginiensis	great horned owl
Otus kennicottii	western screech-owl

Scientific Name	Common Name
Sturnidae	**Starlings**
*Sturnus vulgaris**	European starling
Sylviidae	**Gnatcatchers**
Polioptila caerulea	blue-gray gnatcatcher
Trochilidae	**Hummingbirds**
Calypte anna •	Anna's hummingbird
Selasphorus rufus	rufous hummingbird
Selasphorus sasin	Allen's hummingbird
Troglodytidae	**Wrens**
Troglodytes aedon •	house wren
Thryomanes bewickii	Bewick's wren
Turdidae	**Thrushes**
Turdus migratorius	American robin
Tyrannidae	**Tyrant Flycatchers**
Empidonax difficilis	pacific-slope flycatcher
Myiarchus tuberculifer	dusky-capped flycatcher
Sayornis nigricans •	black phoebe
Sayornis saya •	Say's phoebe

Scientific Name	Common Name
Tyrannus verticalis	western kingbird
Tyrannus vociferans	Cassin's kingbird
Tytonidae	**Barn Owls**
Tyto alba	barn owl

Mammals

Records included herein were derived from field observations and literature. Species seen or otherwise detected are noted with a **bold dot (•).** Nomenclature follows *Princeton Field Guides: Mammals of North America* (Kays and Wilson 2002). Non-native species are indicated as such with an asterisk (*).

Scientific Name	Common Name
Canidae	**Coyotes, Dogs, Foxes, Jackals, and Wolves**
Canis latrans	coyote
Crecetidae	**New World Rats and Mice, Voles, Hamsters, and Relatives**
Microtus californicus	California vole
Neotoma fuscipes •	dusky-footed woodrat
Neotoma lepida	desert woodrat
Peromyscus maniculatus	North American deer mouse
Reithrodontomys megalotis	western harvest mouse
Didelphidae	**American Opossums**
Didelphis virginiensis	Virginia opossum
Geomyidae	**Pocket Gophers**
Thomomys bottae •	Botta's pocket gopher
Leporidae	**Hares and Rabbits**
Sylvilagus audubonii	desert cottontail

Scientific Name	Common Name
Mephitidae	**Skunks and Skink Badgers**
Mephitis mephitis	striped skunk
Muridae	**Old World Mice, Rats, Gerbils, Whistling Rats and Relatives**
*Mus musculus**	house mouse
*Rattus norvegicus**	brown rat
*Rattus rattus**	house rat
Procyonidae	**Cacomistle, Coatis, Raccoons, and Relatives**
Procyon lotor	racoon
Sciuridae	**Chipmunks, Ground Squirrels, Marmots, and Tree Squirrels**
Spermophilus beecheyi •	California ground squirrel

Amphibians and Reptiles

Identification of amphibians and reptile species were made visually, with nomenclature following R.C. Stebbins (2003) *A Field Guide to Western Reptiles and Amphibians*, third edition, updated to conform with the most recent changes in nomenclature utilizing The Center for North American Herpetology (www.cnah.org). Species noted with a (•) were encountered during surveys. Non-native species are indicated as such with an asterisk (*).

Scientific Name	Common Name
Bufonidae	**True Toads**
Bufo boreas	western toad
Hylidae	**Treefrogs and Allies**
Pseudacris regilla	pacific chorus frog
Anguidae	**Alligator Lizards and Allies**
Elgaria multicarinatus	southern alligator lizard
Phrynosomatidae	**Zebra-tailed, Fringe-toed, Spiny, Tree, Side-Blotched, and Horned Lizards**
Sceloporus occidentalis •	western fence lizard
Uta stansburiana	side-blotched lizard
Teiidae	**Whiptails and Allies**
Cnemidophorus tigris •	western whiptail

Scientific Name	Common Name
Colubridae	**Colubrids**
Coluber constrictor	racer
Diadophis punctatus	ringneck snake
Lampropeltis getulus	common kingsnake
Masticophis lateralis	California whipsnake
Pituophis melanoleucus	gopher snake
Viperidae	**Vipers**
Crotalus oreganus	western rattlesnake

APPENDIX C
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