

**Addendum 1 to the IS/MND for the
El Dorado County
Historical Railroad Park Project**

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Introduction

This Addendum to the Initial Study/Mitigated Negative Declaration (IS/MND) for the El Dorado County Historical Railroad Park Project has been prepared by El Dorado County in compliance with the requirements of the California Environmental Quality Act (CEQA). The IS/MND was adopted by the Board of Supervisors on July 19, 2016, State Clearinghouse Number 2016022037. This Addendum identifies minor revisions in the project plan.

Project Location and Setting

The Historical Railroad Park Project is located north of Pleasant Valley Road within the Sacramento-Placerville Transportation Corridor (SPTC), adjacent to the Town of El Dorado in unincorporated El Dorado County, California (Figure A).

The SPTC is a 53-mile segment of the Southern Pacific Railway Corporation's Placerville Branch railroad right-of-way (Rail Corridor) from Sacramento to Placerville, California. The unincorporated community of El Dorado is adjacent and southeast of the project site and a Community Center is located near the southwest border. The project site is surrounded by commercial development to the south, oak woodland to the west, and non-native annual grassland and residential development to the east.

Project Background

The SPTC Joint Powers of Authority (SPTC-JPA) purchased the 53-mile Rail Corridor segment in 1996 and continues to own it for the purpose of preserving it for transportation uses and coordinating usage and maintenance by the member agencies. Upon acquiring the Rail Corridor, the SPTC-JPA and its member agencies entered into a Reciprocal Use and Funding Agreement (RUFA) to establish the joint rights and responsibilities for the member agencies with respect to the ownership and use of the Rail Corridor. Each member agency has primary usage rights and maintenance responsibility for its allocation of the Rail Corridor which has been granted through an easement to each member by the SPTC-JPA.¹

The Sacramento-Placerville Transportation Corridor Master Plan (SPTC Master Plan) and associated programmatic Environmental Impact Report were prepared over a period of five years from 1998 to 2003 under direction from the El Dorado County Board of Supervisors in order to identify alternative uses of the portion of the SPTC in El Dorado County. These documents address 28 miles of the corridor from the Sacramento County/ El Dorado County mine (milepost 19.4) to the community of Apex (milepost 147.6) west of the City of Placerville.²

In 2009, the El Dorado County Board of Supervisors approved a concept plan for the Historical Railroad Park to be located within the SPTC corridor along 2.2 miles of multi-use trail at Oriental Street as a satellite facility of the El Dorado County Museum.³

¹ Foothill Associates. (2016). Historical Railroad Park Project IS/MND.

² Foothill Associates. (2016). Historical Railroad Park Project IS/MND.

³ Foothill Associates. (2016). Historical Railroad Park Project IS/MND.

Improvements analyzed for the proposed Historical Railroad Park project included construction of new facilities, improvements to existing facilities, and trail construction (Figure B). Construction of the proposed project began with Phase 1 in the summer of 2016 with construction of the two-stall prefabricated restroom. Construction for Phase 2 would occur incrementally, with the parking lot and trails first, followed by museum improvements.

Minor Project Revisions

Subsequently, minor revisions have been proposed to the Historic Railroad Park Project (Figure C). The following is a summary of the revisions proposed:

Dog Park to replace equestrian lot

The modified project plan includes the addition of a dog park located on Oriental Street. The dog park would have chain link fencing installed to provide a protected area for dog owners and their off-leash dogs. The dog park would include a designated space for large dogs and designated space for small dogs. The previous project plan included an equestrian lot with five spaces located at the northwest end of the park. The new dog park facility is located at the proposed locations for the equestrian lot and paved spaces.

Parking

The previous project plan included ten paved spaces adjacent to the picnic area. The ten paved spaces will be moved to the northwest end and adjacent to the dog park. Due to space constraints the equestrian lot will not be developed, but roadside equestrian parking will be available.

Change of location for the Children's Playground

The previous project plan included a children's playground located next to the proposed static display building on Oriental Street. The new location of the children's play area is across Oriental Street perpendicular to the proposed static display building. The playground would include play equipment such as slides, swing set, climbing apparatus, etc.

Appropriate CEQA Documentation for The Proposed Revisions

In accordance with Section 15164(b) of the State CEQA Guidelines, "An addendum to an adopted negative declaration may be prepared if only minor technical changes or additions are necessary but none of the conditions described in Section 15162 calling for preparation of a subsequent EIR or Negative Declaration have occurred." Specifically, these conditions include:

1. Substantial changes are proposed in the project which will require major revisions of the previous EIR or Negative Declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or

2. Substantial changes occur with respect to the circumstances under which the project is undertaken which will require major revisions of the previous EIR or Negative Declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or
3. New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete or the Negative Declaration was adopted, shows any of the following:
 - A. The project will have one or more significant effects not discussed in the previous EIR or Negative Declaration;
 - B. Significant effects previously examined will be substantially more severe than shown in the previous EIR;
 - C. Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or
 - D. Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

In order to utilize an addendum as the appropriate CEQA document, the County, as the lead agency, must make a finding that changes to the project are necessary and that the project as revised would not result in any new significant or more severe environmental effects than previously identified in the 2016 IS/MND.

Environmental Analysis

As previously stated, the 2016 IS/MND prepared for the project concluded that all the project's impacts would be less than significant with the implementation of mitigation measures. The proposed project revisions would require a change to the project description but are not expected to result in new or substantial increase in significant impacts on the environment.

The 2016 IS/MND noted that based on the size of the project, types of activities proposed, site-specific environmental conditions, and the implementation of mitigation measures, the project would not be expected to result in impacts that would be cumulatively considerable. The proposed revisions would include a dog park not previously anticipated in the 2016 IS/MND and includes a change in location for the proposed children's playground.

The proposed revisions would not change the disturbance footprint or otherwise cause any physical changes to the site not already evaluated in the 2016 IS/MND. Operations of the additional dog park would not increase noise to surrounding properties above what was disclosed in the 2016 IS/MND because designated park hours of operation are from dawn to dusk. Additionally, the proposed dog park would replace equestrian trailer parking and trailhead access that was previously analyzed in the 2016 IS/MND.

Therefore, the proposed revisions would not alter any of the conclusions of the adopted 2016 IS/MND regarding the significance of environmental impacts and preparation of a subsequent MND is not required. No new significant effects would occur and the severity of previously identified effects will not be increased by the proposed project modifications.

Determination of Appropriate CEQA Documentation Section 15162 - Subsequent EIRs and Negative Declarations

- a) “When an EIR has been certified or a negative declaration adopted for a project, no subsequent EIR shall be prepared for that project unless the lead agency determines, on the basis of substantial evidence in light of the whole record, one of more of the following:”
- 1) “Substantial changes are proposed in the project which will require major revisions of the previous EIR or negative declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects;”

The proposed project revisions would not result in new or substantially more severe significant environmental effects because the development footprint would remain the same as the project analyzed in the 2016 IS/MND. The proposed revision to add a dog park to an existing park, with no expansion of park space, is a minor change which would not result in a new or more severe significant environmental effect.

- 2) “Substantial changes occur with respect to the circumstances under which the project is undertaken which will require major revisions of the previous EIR or negative declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or”

The proposed project revisions would not result in a new or more severe significant environmental effect.

- 3) “New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete or the Negative Declaration was adopted, shows any of the following:
- A) “The project will have one or more significant environmental effects not discussed in the previous EIR or negative declaration;”

No new significant environmental effects were identified compared to those identified in the adopted 2016 IS/MND.

- B) “Significant effects previously examined will be substantially more severe than shown in the previous EIR;”

The 2016 IS/MND concluded that the project would not result in any significant impacts with the application of mitigation measures. The proposed revisions would not create or increase any significant effects, as confirmed by the 2016 IS/MND and the analysis in this Addendum.

- C) “Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or”

Impacts have been avoided to the extent feasible and mitigation measures were adopted in the 2016 IS/MND.

- D) “Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.”

Impacts have been avoided to the extent feasible and several mitigation measures were required to address impacts that could not be avoided. As stated above, the addition of a dog park to replace equestrian trailer parking and trailhead access to an existing park would not result in additional impacts not anticipated in the 2016 IS/MND.

- b) “If changes to a project or its circumstances occur or new information becomes available after adoption of a negative declaration, the lead agency shall prepare a subsequent EIR if required under subsection (a). Otherwise, the lead agency shall determine whether to prepare a subsequent negative declaration, an addendum, or no further documentation.”

There have been no changes in the circumstances with the project that would trigger the need for subsequent environmental review. None of the conditions listed above would occur that would require preparation of a subsequent Negative Declaration; therefore, this Addendum is an appropriate level of documentation to update the environmental record.

- c) “Once a project has been approved, the lead agency’s role in project approval is completed, unless further discretionary approval on that project is required. Information appearing after an approval does not require reopening of that approval. If after the project is approved, any of the conditions described in subsection (a) occurs, a subsequent EIR or Negative Declaration shall only be prepared by the public agency which grants the next discretionary approval for the project, if any. In this situation no other Responsible Agency shall grant an approval for the project until the subsequent EIR has been certified or subsequent Negative Declaration adopted.”

None of the conditions listed in subsection (a) would occur due to the proposed revisions. No subsequent Negative Declaration is required.

Conclusions

This Addendum has been prepared in accordance with the provisions of the CEQA Guidelines and it documents that none of the conditions or circumstances that would require preparation of a subsequent Negative Declaration, pursuant to Sections 15162 and 15164 of the CEQA Guidelines, exist in connection with the currently proposed project. No major revisions would be required to the 2016 IS/MND due to the revisions. The proposed revisions would not increase the development footprint or operational impacts beyond what was analyzed in the 2016 IS/MND. No new or more severe significant environmental impacts have been identified and preparation of a subsequent Negative Declaration is not needed for the minor project revisions.

Pursuant to the provisions of California Public Resources Code Section 21082.1, the County has reviewed and analyzed the information contained in the Addendum and the 2016 IS/MND prepared pursuant to state CEQA Guidelines. The complete Addendum and 2016 IS/MND including discussions, environmental analysis, and conclusions reflects the independent judgment of the County as to those issues at the time of publication.

The Addendum and 2016 IS/MND will be maintained in the administrative record files at the County offices.

Attachments

- 1. 2016 Historical Railroad Park Project IS/MND**
- 2. Figure A – Project Site Map**
- 3. Figure B – Railroad Park Conceptual Plan**
- 4. Figure C – Railroad Park Conceptual Plan Revised 2024**