

Behavioral Health Comprehensive Treatment Campus

Addendum No. 1 to the 2025 Mitigated Negative Declaration SCH#2025080148

April 2026

Prepared for:



San Bernardino County
620 South E Street
San Bernardino, California

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1.0 Introduction

This environmental document serves as an Addendum to the Behavioral Health Comprehensive Treatment Campus (Approved Project) Mitigated Negative Declaration (IS/MND), approved by San Bernardino County on November 4, 2025 (State Clearinghouse #2025080148). After filing the Notice of Determination, additional minor alternative modifications to site access have been considered while retaining the original option of sole access from Cobalt Road. These additional alternatives include sole use of the access driveway from Palmdale Boulevard and access from both Palmdale Road and Cobalt Road. Additional modifications include constructing a concrete masonry unit (CMU) wall along the Cobalt Road frontage, which was not originally included in the IS/MND, but included within the study areas of the adopted IS/MND. See Section 2.0 Project Description for more information. As demonstrated in this Addendum, there are no additional impacts resulting from this refinement of Project components and the IS/MND continues to serve as the appropriate document addressing the environmental impacts, pursuant to California Environmental Quality Act (CEQA).

1.1 Purpose of the Addendum

When a proposed project is changed or there are changes in the environmental setting, a determination must be made by the Lead Agency as to whether an Addendum or Subsequent MND is prepared. CEQA Guidelines Sections 15162 and 15164 set forth criteria to assess which environmental document is appropriate. The criteria for determining whether an Addendum or Subsequent MND is prepared are outlined below. If the criteria below are true, then an Addendum is the appropriate document:

- No new significant impacts will result from the Project or from new mitigation measures.
- No substantial increase in the severity of environmental impact will occur.
- No new feasible alternatives or mitigation measures that would reduce impacts previously found not to be feasible have, in fact, been found to be feasible.

Based upon the information provided in Section 3.0 CEQA Checklist of this document, implementation of the Approved Project will not result in new significant impacts or substantially increase the severity of impacts previously identified in the IS/MND, and there are no previously infeasible alternatives that are now feasible. None of the other factors set forth in Section 15162(a)(3) are present. In accordance with CEQA Guidelines Section 15164(e), the decision was made to not prepare a subsequent MND.

As such, an Addendum is appropriate, and this Addendum has been prepared to address the environmental effects of the project modifications.

1.2 Environmental Analysis and Conclusions

This Addendum addresses only the environmental effects associated with modifications to the Approved Project that have occurred since adoption of the IS/MND. The conclusions of the analysis in this Addendum remain consistent with those in the IS/MND. No new significant impacts will result, and no substantial increase in the severity of previously identified impacts will occur in the IS/MND.

1.3 Incorporation by Reference

In compliance with CEQA Guidelines Section 15150, this Addendum has incorporated by reference the following document:

- San Bernardino County Behavioral Health Comprehensive Treatment Campus IS/MND (including technical appendices), approved on November 4, 2025 (State Clearinghouse #2025080148), by San Bernardino County.

This document is available to the general public for review at the San Bernardino County, Project and Facilities Management Department, 620 South E Street, San Bernardino, California 92415. The document is also available through the State Clearinghouse via CEQAnet.

Information from this document incorporated by reference into this Addendum has been briefly summarized in the appropriate section(s) which follow, and the relationship between the incorporated part of the referenced document and this Addendum has been described.

1.4 Addendum Process

As described in Section 1.1 and CEQA Guidelines Section 15164(a), an addendum to an adopted IS/MND may be prepared if only minor technical changes or additions are necessary or none of the conditions described in Section 15162 calling for the preparation of a subsequent Environmental Impact Report (EIR) or Negative Declaration have occurred. According to CEQA Guidelines, Section 15164(c), an addendum need not be circulated for public review but can be included in or attached to the Mitigated Negative Declaration. Pursuant to CEQA Guidelines Section 15164(d), the decision-making body shall consider the addendum with the approved Negative Declaration prior to making a decision on the project. Once adopted, the Addendum, along with the original EIR or Negative Declaration, is placed in the Administrative Record, and the CEQA process is complete.

2.0 Project Description

2.1 Location and Setting

The Project Site is located southeast of the intersection of Palmdale Road and Cobalt Road at 13333 Palmdale Road in the City of Victorville: Accessor Parcel Numbers 3105-191-13 and 3105-191-14. The Project Site is within the jurisdiction of the City of Victorville on property owned and operated by San Bernardino County. As shown on the City of Victorville Zoning map, the Project Site is within the City of Victorville General Plan with the development code of Low Density Residential and is currently designated with the zoning Single Family Residential (R-1). The Project Site is generally depicted in the southwestern portion of the Victorville Quadrangle United States Geological Survey's (USGS) 7.5-minute topographic map. The following table lists the existing adjacent land uses and zoning.

2.2 Project Description

Original Project Description

The original project description is copied from the Behavioral Health Comprehensive Treatment Campus IS/MND as follows:

Summary

The Project Site is comprised of one (1) parcel, Accessor Parcel Numbers (APN) 3105-191-11. The total acreage for the site is 29.47 acres located in the City of Victorville on a parcel owned by San Bernardino County (Figure 1 – Project Vicinity). The Project Site is located at 13333 Palmdale Road in the City of Victorville southeast of the intersection of Palmdale Road and Cobalt Road (Figure 2 – Project Site). The Proponent of the Project and Lead Agency is San Bernardino County. The Project Site is within the City of Victorville General Plan with the development code of Low Density Residential and is currently designated with the zoning of Single Family Residential (R-1).

The proposed Project is the improvement and expansion of the St. John of God Health Care Services center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The County intends to develop this site with new treatment facilities and transitional housing for individuals in recovery under the Behavioral Health Continuum Infrastructure Program (BHCIP) and Community Care Expansion (CCE) program. The Project includes one 36-bed Adult Residential Treatment Facility; one 24-bed Adult Withdrawal Management building; one Outpatient building (contains three group rooms, offices, nurses station, examination room, commercial kitchen and reception); two Adolescent Residential and Psychiatric Residential Treatment Facilities (contains 32 beds, restroom facilities, staff offices,

group rooms, therapy rooms, psychiatrist office, exam room, medicine room, nurse station, dining room, living/game room, conference rooms, and family visiting room); and one Wellness Center containing a full size basketball court, commercial kitchen, group room, arts and crafts room, multipurpose room and offices. Additionally, the CCE facilities will provide 52 beds in one Recovery Residences Building. This Project would develop the Project Site with an additional 144 additional beds.

Additionally, new gates and perimeter fencing will be installed, along with a new access road off Cobalt Road. Landscaping will also be added throughout the campus. Parking will consist of the reconfiguration of the existing lot with 33 stalls and adding an additional 160 new stalls. Ingress and egress to the Project Site will be via Cobalt Road through two driveways: the northern driveway will be the primary entrance and exit, while the southern driveway will serve as a secondary access for emergency services only. Currently, the Project Site has an ingress and egress point on Palmdale Road, located to the north and crossing property not owned by the County. During construction, a temporary access road will be established to facilitate entry and exit until the permanent driveways are completed. The ingress and egress point on Palmdale Road will be discontinued.

Surrounding Land Uses and Setting

The Project Site is within the jurisdiction of the City of Victorville on property owned and operated by San Bernardino County. As shown on the City of Victorville Zoning map, the Project Site is within the City of Victorville General Plan with the development code of Low Density Residential and is currently designated with the zoning Single Family Residential (R-1). The Project Site is located southeast of the intersection of Palmdale Road and Cobalt Road at 13333 Palmdale Road in the City of Victorville: Accessor Parcel Number 3105-191-11. The Project Site is generally depicted in the southwestern portion of the Victorville Quadrangle United States Geological Survey’s (USGS) 7.5-minute topographic map. The following table lists the existing adjacent land uses and zoning.

Table 1. Existing Land Use and Land Use Zoning Districts

| Location | Existing Land Use | Land Use Zoning District |
|-----------------|---------------------------------------|---|
| Project | Site Health Care Center / Residential | Single Family Residential, City of Victorville |
| North | Vacant and Flowers Bakery Outlet | Commercial, City of Victorville |
| South | Larrea Middle School and Undeveloped | Single Family Residential, City of Victorville |
| East | Undeveloped | Commercial and Single Family Residential, City of Victorville |
| West | Silverado High School | Public Institutional, City of Victorville |

The Project Site is within the City of Victorville General Plan with the development code of Low Density Residential and is currently designated with the zoning Single Family Residential (R-1) (Figure 3 – Land Use and Zoning). The R-1 zoning district is intended to protect established neighborhoods of single-family dwellings and to provide space for suitable locations for additional developments of this kind, with appropriate community facilities. R-1 districts may be divided into several density categories, and the suffix number shall indicate a minimum lot area in each density class. Single-family residential districts are intended to correlate with the low-density residential designation expressed by the general plan which allows up to five dwelling units per gross residential acre.

The development of the proposed Project is not constrained by the restrictions set forth in the applicable zoning and general plan regulations for the City of Victorville. Since the County possesses ownership of the land, they may exercise plenary authority over entitlements and permitting. Additionally, the County's land use authority is bolstered by the Behavioral Health Continuum Infrastructure Program (BHCIP) authorizing legislation (California Welfare & Institutions Code, § 5960.3 (a)), which specifies that a project funded by BHCIP grants 'shall be deemed consistent and in conformity with any applicable local plan, standard, or requirement, and allowed as a permitted use, within the zone in which the structure is located, and shall not be subject to a conditional use permit, discretionary permit, or to any other discretionary reviews or approvals.'

Statement of Objectives

The expansion of the St. John of God Health Care Services center into the San Bernardino County Department of Behavioral Health Comprehensive Treatment Campus will greatly enhance access to substance use disorder treatment and recovery care for both the community and individuals in poverty. Currently, this facility is the only provider of such specialized treatment in the High Desert region. Expanding the facility is essential to ensure these vital services continue without interruption and to protect the well-being of residents. The Project will increase bed capacity in a high-need area where one-third of all substance use disorder clients in treatment come from the High Desert. Importantly, while the facility will address regional needs, it will also serve all beneficiaries across San Bernardino County, with an estimated capacity to assist 1,052 individuals annually. This expansion will strengthen the facility's ability to meet the growing demand for effective treatment and support, thereby enhancing community health and stability. The San Bernardino County Department of Behavioral Health Comprehensive Treatment Campus will prioritize serving two targeted populations: adolescents aged 12-17 including youth in foster care, and adult-aged individuals including justice-involved persons and individuals who are homeless or at risk of homeless. More specifically, Department of Behavioral Health is concentrating its efforts on youth who received intensive home-based or community-based services but were not sufficient in meeting all their behavioral health needs. Department of Behavioral Health has extensive experience working with

children and youth who are experiencing severe mental illness and substance use disorder, as well as behavioral health crises.

As for the adult targeted population, Department of Behavioral Health has assisted adults through substance use disorder treatment by providing a safe and stable living environment in order to develop and demonstrate sufficient recovery skills, so they do not relapse or continue to use in imminently dangerous situations upon transfer to a less intensive level of care. Adult residential substance use disorder beds will serve individuals who require a moderate withdrawal and can safely be managed at this level of care. These individuals may require withdrawal management from opioids, stimulants, or alcohol in a setting in which medical protocols are in place to determine when a transfer to a medically monitored facility or acute care hospital is necessary.

In the FY 2021-2022, 5,187 unduplicated consumers were served in Department of Behavioral Health's substance use disorder continuum of care and received multiple services, accounting for 9,236 episodes of substance use disorder services throughout the year. Of these unduplicated consumers, 1,674 (32%) were from the High Desert region, wherein the Project Site is located.

Project Site Location, Existing Site Land Uses and Conditions

The Project Site is located at 13333 Palmdale Road, Victorville, California. The current land use is transitional housing with an addiction treatment center. The facility currently has 66 treatment and recovery beds and an additional 16 beds to house children of patients (De la Cruz, 2023). There are between 28 to 32 clients living on site at a given time. The existing treatment facility consists of six buildings for the drug and alcohol rehabilitation facility and daycare center, asphalt-paved parking areas (33 stalls), a swimming pool, a concrete-paved recreation area, and utilities. The 6 single-story concrete block buildings total approximately 24,550 square feet. The site is currently occupied by St. John of God Drug and Alcohol Rehabilitation Facility and Alpha Tots Daycare, and operations consist of general building and facility maintenance, including landscaping, painting, plumbing, and basic repairs. The Project Site is relatively flat with an elevation of approximately 3,104 feet above sea level.

Site Development

The Project consists of the improvement and expansion of the St. John of God Health Care Services center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The County intends to develop this site with new treatment facilities and transitional housing for individuals in recovery under the Behavioral Health Continuum Infrastructure Program (BHCIP) and Community Care Expansion (CCE) program. BHCIP facilities being developed include an Adult Substance Use Disorder (SUD) Residential Treatment Facility building, Adult Withdrawal Management Building, Adolescent SUD Residential Treatment Facility building, Adolescent Psychiatric Residential Treatment Facility (PRTF), Wellness

Center, and Outpatient Facility. CCE facilities include Recovery Residences. The BHCIP Facilities will have a total of 92 beds, allocated as follows: 36 beds in the Adult SUD Residential Treatment Building, 24 beds in the Adult Withdrawal Management building, 16 beds in the Adolescent SUD Residential Treatment Building, and 16 beds in the Adolescent Psychiatric Residential Treatment Facility. Additionally, the CCE Recovery Residences will provide 52 beds. This brings the total number of beds included in the expansion to 144. Additionally, new gates and perimeter fencing will be installed, along with a new access road off Cobalt Road. Landscaping will also be added throughout the campus.

During construction, the existing treatment campus will remain operational and will only undergo minor interior improvements. The expansion of the campus will take place to the west of the existing treatment campus. Grading will consist of disturbing approximately 13 acres. The vacant land to the north and east of the planned expansion will remain as open space until additional funding is acquired, and future needs are assessed.

Buildings and Facilities

The following new buildings and facilities are to be constructed:

- Adult Substance Use Disorder Residential Treatment Facility building approximately 10,963 square feet with 36 beds
- Adult Withdrawal Management building approximately 8,535 square feet with 24 beds
- Adolescent Substance Use Disorder Residential Treatment Facility building approximately 11,156 square feet with 16 beds
- Adolescent Psychiatric Residential Treatment Facility approximately 14,350 square feet with 16 beds
- Wellness Center approximately 11,675 square feet
- Outpatient Facility approximately 6,894 square feet
- Adult Recovery Residences approximately 10,478 square feet with 52 beds
- The seven buildings would total approximately 76,000 square feet. Overall, the proposed Project would develop the Project Site with an additional 144 additional beds.

Operational Characteristics

The operation of the San Bernardino County Behavioral Health Comprehensive Treatment Campus will be open and staffed 24/7 with shift changes for employees only. The resident intake hours will be normal business hours. The operator of the

campus will be available in the administration building. All deliveries to the cafeteria, such as food and supplies, as well as trash pick-up will be through 1-way directional traffic entering and exiting from the main entrance gate on Cobalt Road. Facilities will be managed by a third party.

Parking and Circulation

For traffic and parking assumptions, there will be approximately 160 new stalls split between the Adult Campus in the western portion of the site and the Adolescent Campus in the southern portion of the site, eight of which will be handicapped and van accessible. The existing treatment center in the northwest of the campus has 33 stalls which will be reconfigured. The ingress and egress to the Project Site will be from Cobalt Road through two driveways: the northern driveway will be the primary entrance and exit, while the southern driveway will serve as emergency access only. Currently, the Project Site has an ingress and egress point on Palmdale Road, located to the north and crossing property not owned by the County. During construction, a temporary access road will be established in the northwest portion of the Project Site on Cobalt Road to facilitate entry and exit until the permanent driveways are complete as part of this development.

During construction, vehicles will use a laydown yard in the vacant undeveloped area in the northwest portion of the Project Site. The construction vehicles will enter and exit from a temporary access road off Cobalt Road.

Construction

The expansion and construction of the San Bernardino County Behavioral Health Comprehensive Treatment Campus is expected to begin November 2025. Operations of the new facility are anticipated to begin on April 30, 2027. Construction will follow San Bernardino County guidelines regarding noise and time of construction.

Utilities

- Water – City of Victorville Water District
- Wastewater – Victor Valley Wastewater Reclamation Authority
- Electric Power – Southern California Edison
- Natural Gas – Southwest Gas
- Telecommunication – Frontier

Landscaping

The current vegetation on site is primarily creosote bush – white bursage scrub community throughout the site comprising 22.40 acres of the study area. The proposed Project would develop approximately 13.0 acres of the site, allowing for the surrounding vegetation to stay intact. Western Joshua trees are present on site and

will be incorporated into the landscaping and left undisturbed on site. A 50-ft no work buffer as well as avoidance and minimization measures as outlined by the California Department of Fish and Wildlife will be implemented to protect the Western Joshua trees in place. Landscaping will emphasize a connection with nature and include a plant palette of high-desert appropriate trees and shrubs that focus on blending in with the surrounding native vegetation and includes natural features such as decorative bioswales and mounded planting areas through the Project Site. Seasonal plantings and wildlife-attracting species will be arranged throughout the outdoor spaces with denser plantings near buildings that gradually transition into the natural landscape.

Land Use

The Project Site is within the City of Victorville General Plan with the development code of Low Density Residential and is currently designated with the zoning Single Family Residential (R-1). The R-1 zoning district is intended to protect established neighborhoods of single-family dwellings and to provide space for suitable locations for additional developments of this kind, with appropriate community facilities. R-1 districts may be divided into several density categories, and the suffix number shall indicate a minimum lot area in each density class. Single-family residential districts are intended to correlate with the low-density residential designation expressed by the general plan which allows up to five dwelling units per gross residential acre.

The development of the proposed Project is not constrained by the restrictions set forth in the applicable zoning and general plan regulations for the City of Victorville. Since the County possesses ownership of the land, they may exercise plenary authority over entitlements and permitting. Additionally, the County's land use authority is bolstered by the Behavioral Health Continuum Infrastructure Program (BHCIP) authorizing legislation (California Welfare & Institutions Code, § 5960.3 (a)), which specifies that a project funded by BHCIP grants 'shall be deemed consistent and in conformity with any applicable local plan, standard, or requirement, and allowed as a permitted use, within the zone in which the structure is located, and shall not be subject to a conditional use permit, discretionary permit, or to any other discretionary reviews or approvals.'"

Additional Minor Alternative Modifications to the Original Project Description

Option 1

- Public ingress and egress will occur from Palmdale Road, with two emergency access driveways off Cobalt Road.
- The site has been split into two APNs: 3105-191-14 and 3105-191-13.
- A concrete masonry unit (CMU) wall will be constructed along the Cobalt Road frontage.
- Construction will occur as plans and funding are in place and is expected to start in 2026. All construction staging of equipment and materials for the improvements will be onsite.
- Operations of the new facility are anticipated to begin on June 30, 2027.

The updated site plans for Option 1 are included in Figure 1.

Option 2

- Public ingress and egress will occur from both Cobalt Road and Palmdale Road, with two emergency access driveways off Cobalt Road.
- The site has been split into two APNs: 3105-191-14 and 3105-191-13.
- A concrete masonry unit (CMU) wall will be constructed along the Cobalt Road frontage.
- Construction will occur as plans and funding are in place and is expected to start in 2026. All construction staging of equipment and materials for the improvements will be onsite.
- Operations of the new facility are anticipated to begin on June 30, 2027.

The updated site plans for Option 2 are included in Figure 2.

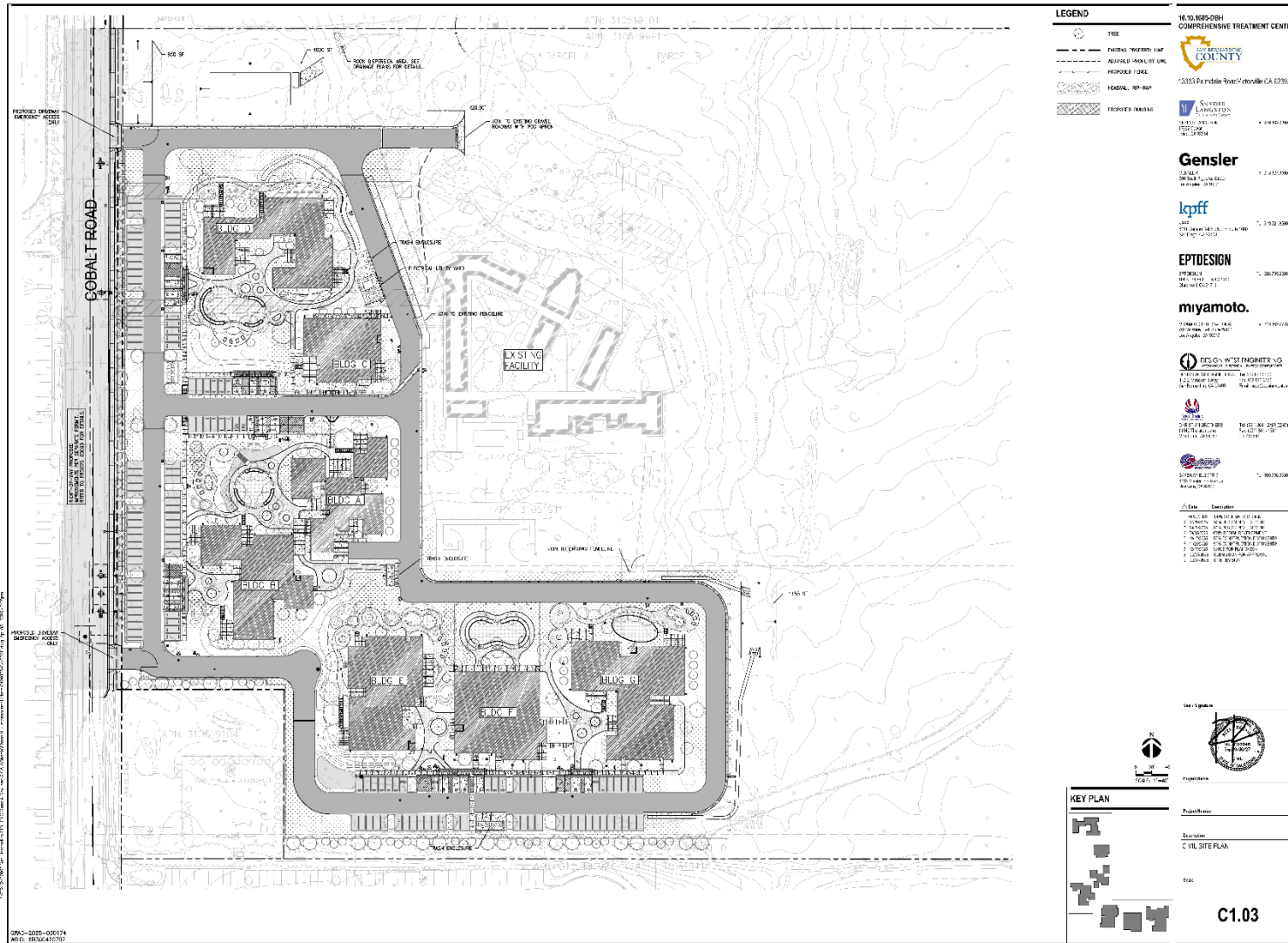


Figure 1. Updated Overall Site Plans (Option 1)

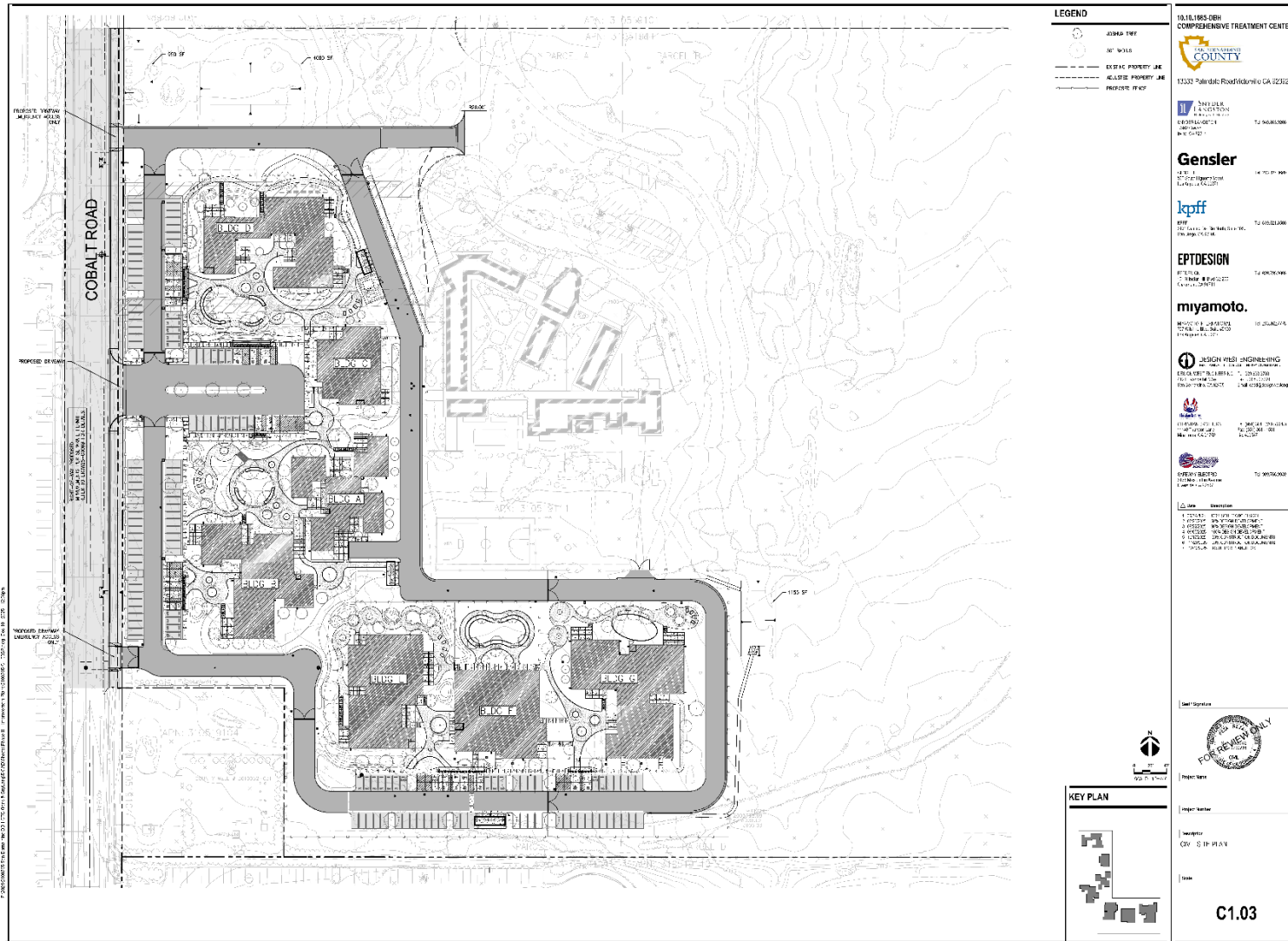


Figure 2. Updated Overall Site Plans (Option 2)

3.0 CEQA Checklist

Pursuant to CEQA Guidelines Section 15162, the checklist evaluates whether any substantial project changes, changes in circumstances, or new information of substantial importance have arisen since certification or adoption of the prior CEQA document. Such changes are evaluated to determine whether they could result in new significant environmental impacts or a substantial increase in the severity of previously identified significant effects requiring additional environmental review.

The questions posed in the checklist come from Appendix G of the CEQA Guidelines. A “no” answer does not necessarily mean that there are no potential impacts relative to the environmental category, but that the proposed project does not introduce changes that would result in modification to the conclusion of the adopted IS/MND.

3.1 Checklist Evaluation Categories

Each topic within the CEQA checklist is reviewed to evaluate whether the changes to the original project would result in a new environmental impact. Each evaluation section includes the following:

- **Adopted IS/MND Conclusion** – This column provides a cross reference to the section of the IS/MND where the conclusion may be found relative to the environmental issue listed under each topic.
- **Do Proposed Changes Involve New Impacts?** – Pursuant to CEQA Guidelines Section 15162(a)(1), this column indicates whether the changes represented by the revised project will result in new significant environmental impacts not previously identified or mitigated by the IS/MND, or whether the changes will result in a substantial increase in the severity of a previously identified significant impact.
- **New Circumstances Involving New Impacts?** – Pursuant to CEQA Guidelines Section 15162(a)(2), this column indicates where there have been substantial changes with respect to the circumstances under which the project is undertaken that will require major revisions to the IS/MND, due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects.
- **New Information Requiring Analysis or Verification?** – Pursuant to CEQA Guidelines Section 15162(a)(3)(a-d), this column indicates whether new information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time of the previous FEIR or MND was certified as complete.

- **Adopted IS/MND Mitigation Measures** – Pursuant to CEQA Guidelines Section 15162(a)(3), this column indicates whether the IS/MND provides mitigation measures to address effects in the related impact category.

3.2 Environmental Analysis

As explained in Section 1.0 Introduction, this comparative analysis has been prepared pursuant to CEQA Statutes and Guidelines Sections 15162 and 15164 to provide the County with the factual basis for determining whether changes to the project, changes in circumstances, or new information since the adoption of the IS/MND require additional environmental review or the preparation of a Subsequent MND or EIR.

3.2.1 Aesthetics

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|---------------------------|--|--|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Have a substantial adverse effect on a scenic vista? | No Impact. | No. There are no identified scenic vistas in the area. | No. Palmdale Road access is an existing condition, emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus, and the CMU wall replacing the fence along Cobalt Road does not have new impacts. | No. There are no identified scenic vistas in the area. | None. |
| b. Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway? | No Impact. | No. There are no scenic resources in the project area. | No. Palmdale Road access is an existing condition, emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus, and the CMU wall replacing the fence | No. There are no scenic resources in the project area. | None. |

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|---|------------------------|---|--|---|-------|
| | | | along Cobalt Road does not have new impacts. | | |
| c. In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from a publicly accessible vantage point). If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality? | Less Than Significant. | No. The project would not substantially degrade site existing visual character. | No. Palmdale Road access is an existing condition, emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus, and the CMU wall replacing the fence along Cobalt Road does not have new impacts. | No. The project would not substantially degrade site existing visual character. | None. |
| d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area? | Less Than Significant. | No. The project would not create a source of substantial light or glare. | No. Palmdale Road access is an existing condition, emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus, and the CMU wall replacing the fence along Cobalt Road does not have new impacts. | No. The project would not create a source of substantial light or glare. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have no impact on aesthetic resources. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not substantially degrade the existing visual character or quality of the area or its surroundings. Therefore, the Project will continue to have no aesthetic impact.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.2 Agriculture and Forestry Resources

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|---------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use? | No Impact. | No. The project will not remove any land from agricultural production. | No. Palmdale Road access is an existing condition and emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The proposed project remains the same concerning agricultural resources. | None. |
| b. Conflict with existing zoning for agricultural use, or a Williamson Act contract? | No Impact. | No. The project will not remove any land from agricultural production. | No. Palmdale Road access is an existing condition and emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The proposed project remains the same concerning agricultural resources. | None. |
| c. Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code Section 12220(g)), timberland (as defined by Public Resources Code | No Impact. | No. The project will not remove any land from agricultural production. | No. Palmdale Road access is an existing condition and emergency access from Cobalt Road was included in the evaluation | No. The proposed project remains the same concerning agricultural resources. | None. |

| | | | | | |
|--|------------|--|---|--|-------|
| Section 4526), or timberland zoned Timberland Production (as defined by Government Code Section 51104(g))? | | | area for the Behavioral Health Comprehensive Treatment Campus. | | |
| d. Result in the loss of forest land or conversion of forest land to non-forest use? | No Impact. | No. There is no forest land on site. | No. Palmdale Road access is an existing condition and emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The proposed project remains the same concerning agricultural resources. | None. |
| e. Involve other changes in the existing environment which due to their location or nature, could result in conversion of Farmland, to non-agricultural use or conversion of forestland to non-forest use? | No Impact. | No. The project will not remove any land from agricultural production. | No. Palmdale Road access is an existing condition and emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The proposed project remains the same concerning agricultural resources. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have no impact on agricultural or forest resources. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road

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only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not remove any forest land or land from agricultural production. Therefore, the Project will continue to have no agricultural or forest resource impacts.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.3 Air Quality

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|-------------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Conflict with or obstruct implementation of the applicable air quality plan? | Less Than Significant Impact. | No. The project would not create new significant increases in air emissions that would conflict or obstruct implementation of an available air quality plan. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The project would not create new significant increases in air emissions that would conflict or obstruct implementation of an available air quality plan. | None. |
| b. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard? | Less Than Significant Impact. | No. The project would not introduce any new impacts related to air quality standards or violations not previously disclosed. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The project would not introduce any new impacts related to air quality standards or violations not previously disclosed. | None. |

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| <p>c. Expose sensitive receptors to substantial pollutant concentrations?</p> | <p>Less Than Significant Impact.</p> | <p>No. The project would not result in a cumulatively considerable net increase of any criteria pollutant for which the project region is nonattainment under an applicable federal or state ambient air quality standard.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The project would not result in a cumulatively considerable net increase of any criteria pollutant for which the project region is nonattainment under an applicable federal or state ambient air quality standard.</p> | <p>None.</p> |
| <p>d. Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?</p> | <p>Less Than Significant Impact.</p> | <p>No. The project does not involve any land uses that would create additional objectionable odors.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The project does not involve any land uses that would create additional objectionable odors.</p> | <p>None.</p> |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus IS/MND* determined that the Project would have less than significant impacts to air quality. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along

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Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of air quality impacts or result in a significant increase in emissions.

The estimated annual construction and operational emissions from the expansion of the health center were calculated using the California Emissions Estimator (CalEEMod), Version 2022.1.1.29. The CEQA document provided air emission estimates that were below any established thresholds. The continued use of Palmdale Road would not result in significant impacts. Therefore, the less than significant impact remains.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.4 Biological Resources

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|--|--|---|---|--|
| <i>Would the project:</i> | | | | | |
| a. Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service? | Less Than Significant Impact with Mitigation Incorporated. | No. The existing facility entrance from Palmdale Road was included in the biological resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road and the emergency access driveways from Cobalt Road were included in the biological resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | Three measures were identified, including: <ul style="list-style-type: none"> • BIO-1 • BIO-2 • BIO-3 |
| b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service? | No Impact. | No. The site does not contain any biologically unique or riparian habitat. | No. The existing facility entrance from Palmdale Road and the emergency access driveways from Cobalt Road were included in the biological resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The site does not contain any biologically unique or riparian habitat. | None. |

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| <p>c. Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?</p> | <p>No Impact.</p> | <p>No. There are no wetlands or protected waters associated with the project.</p> | <p>No. The existing facility entrance from Palmdale Road and the emergency access driveways from Cobalt Road were included in the biological resources survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. There are no wetlands or protected waters associated with the project.</p> | <p>None.</p> |
| <p>d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?</p> | <p>No Impact.</p> | <p>No. The project will not interfere with any fish or wildlife movement or corridors.</p> | <p>No. The existing facility entrance from Palmdale Road and the emergency access driveways from Cobalt Road were included in the biological resources survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The project will not interfere with any fish or wildlife movement or corridors.</p> | <p>None.</p> |
| <p>e. Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?</p> | <p>No Impact.</p> | <p>No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive</p> | <p>No. The existing facility entrance from Palmdale Road and the emergency access driveways from Cobalt Road were included in the biological resources survey area for the</p> | <p>No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No Project activities are anticipated to occur within 50 feet of the Joshua trees present on site. If Project activities do occur within 50</p> |

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| | | Treatment Campus. | Behavioral Health Comprehensive Treatment Campus. | | feet of a Joshua tree, one mitigation measure is identified: BIO-4 |
| f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan? | No Impact. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road and the emergency access driveways from Cobalt Road were included in the biological resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus IS/MND* determined that the Project would have less than significant impacts to biological resources with mitigation. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of biological impacts.

The mitigation measures remain applicable to the Project.

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Final IS/MND Mitigation Measures

Mitigation Measure BIO-1 (Implementation of a WEAP)

Mitigation Measure BIO-2 (Protection of migratory nesting birds)

Mitigation Measure BIO-3 (Protection of Swainson's hawk, loggerhead shrike, and Le Conte's thrasher)

Mitigation Measure BIO-4 (Protection of western Joshua trees)

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.5 Cultural Resources

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|--|--|---|---|---|
| <i>Would the project:</i> | | | | | |
| a. Cause a substantial adverse change in the significance of a historical resource pursuant to § 15064.5? | Less Than Significant Impact with Mitigation Incorporated. | No. The existing facility entrance from Palmdale Road was included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road and emergency access driveways from Cobalt Road were included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | Two measures were identified, including: <ul style="list-style-type: none"> • CR-1 • CR-2 |
| b. Cause a substantial adverse change in the significance of an archeological resource pursuant to § 15064.5? | Less Than Significant Impact with Mitigation Incorporated. | No. The existing facility entrance from Palmdale Road was included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road and emergency access driveways from Cobalt Road were included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | Three measures were identified, including: <ul style="list-style-type: none"> • CR-1 • CR-2 • CR-3 |

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| <p>c. Disturb any human remains, including those interred outside of dedicated cemeteries?</p> | <p>Less Than Significant Impact with Mitigation Incorporated.</p> | <p>No. The existing facility entrance from Palmdale Road was included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The existing facility entrance from Palmdale Road and emergency access driveways from Cobalt Road were included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>One measure was identified: CR-3: Unplanned Discovery of Remains</p> |
|--|---|---|--|--|--|

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus IS/MND* determined that the Project would have less than significant impacts to cultural resources with mitigation. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of cultural resource impacts.

The mitigation measures remain applicable to the Project.

Final IS/MND Mitigation Measures

Mitigation Measure CR-1 (Cultural resource discovery and coordination with Tribes)

Mitigation Measure CR-2 (Monitoring and treatment plan)

Mitigation Measure CR-3 (Unplanned discovery of remains)

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Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.6 Energy

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|-------------------------------|--|---|---|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation? | Less Than Significant Impact. | No. The Project would not result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation. | No. The existing facility entrance from Palmdale Road and emergency access driveways from Cobalt Road were included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | None. |
| b. Conflict with or obstruct a state or local plan for renewable energy or energy efficiency? | Less Than Significant Impact. | No. The Project would not conflict with or obstruct a state or local plan for renewable energy or energy efficiency. | No. The existing facility entrance from Palmdale Road and emergency access driveways from Cobalt Road were included in the cultural resources survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts to energy. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of energy impacts.

The mitigation measures remain applicable to the Project.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.7 Geology and Soils

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|----------------------------------|--|---|---|---|
| <i>Would the project:</i> | | | | | |
| a. Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving: | | | | | |
| i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42. | No Impact. | No. The Project site would not be exposed to fault rupture. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project site would not be exposed to fault rupture | None. |
| ii. Strong seismic ground shaking? | Less Than Significant Impact. | No. The project would no increase exposure to risks associated with strong seismic ground shaking. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not increase exposure to risks associated with strong seismic ground sharing. | None. |

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| <p>iii. Seismic-related ground failure, including liquefaction?</p> | <p>No Impact.</p> | <p>No, the Project would not increase exposure to seismic-related ground failure including liquefaction.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No, the Project would not increase exposure to seismic-related ground failure including liquefaction.</p> | <p>None.</p> |
| <p>iv. Landslides?</p> | <p>No Impact.</p> | <p>No. The Project would not increase exposure to landslides.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not increase exposure to landslides.</p> | <p>None.</p> |
| <p>b. Result in substantial soil erosion or the loss of topsoil?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would not result in soil erosion or the loss of topsoil.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not result in soil erosion or the loss of topsoil.</p> | <p>None.</p> |

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| <p>c. Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would not increase the risk associated with unstable geologic units or soils.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not increase the risk associated with unstable geologic units or soils.</p> | <p>None.</p> |
| <p>d. Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?</p> | <p>No Impact.</p> | <p>No. The Project would not increase exposure to risks associated with expansive soil.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not increase exposure to risks associated with expansive soil.</p> | <p>None.</p> |
| <p>e. Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater?</p> | <p>Less Than Significant.</p> | <p>No. The Project would not implement septic tanks or alternative wastewater disposal systems.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not implement septic tanks or alternative wastewater disposal systems.</p> | <p>None.</p> |

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| f. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature? | Less Than Significant Impact With Mitigation Incorporated. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The existing facility entrance from Palmdale Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | One measure was identified: <ul style="list-style-type: none"> • GEO-1 |
|---|--|---|---|---|---|

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts pertaining to geology and soils with mitigation. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of impacts on geology and soils.

The mitigation measures remain applicable to the Project.

Final IS/MND Mitigation Measures

Mitigation Measure GEO-1 (Paleontological monitoring and preservation)

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.8 Greenhouse Gas Emissions

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|-------------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Generate greenhouse gas emissions, either directly, or indirectly, that may have a significant impact on the environment? | Less Than Significant Impact. | No. The Project would not generate a significant amount of greenhouse gas emissions. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not generate a significant amount of greenhouse gas emissions. | None. |
| b. Conflict with an applicable plan, policy, or regulation, adopted for the purpose of reducing the emissions of greenhouse gases? | Less Than Significant Impact. | No. The Project would not conflict with an applicable GHG reduction plan. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the survey area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not conflict with an applicable GHG reduction plan. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts to greenhouse gas emissions. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of greenhouse gas emission impacts or result in significant increase emissions.

The estimated annual construction and operational emissions from the expansion of the health center were calculated using the California Emissions Estimator (CalEEMod), Version 2022.1.1.29. The CEQA document provided greenhouse gas emission estimates that were so far below any established thresholds that the continued use of the Palmdale Road would not result in any significant impacts. Therefore, there remains a less than significant impact.

Final IS/MND Mitigation Measures

None.

Conclusion

Any impacts resulting from greenhouse gas emissions remain less than significant.

3.2.9 Hazards and Hazardous Materials

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|----------------------------------|--|--|--|---|
| <i>Would the project:</i> | | | | | |
| a. Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials? | Less Than Significant Impact. | No. The Project would not create new or increased impact involving hazardous materials. | No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not create new or increased impact involving hazardous materials. | None. |
| b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment? | Less Than Significant Impact. | No. The Project would not create additional significant hazards to the public or environment through reasonably foreseeable upset and accident conditions. | No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not create additional significant hazards to the public or environment through reasonably foreseeable upset and accident conditions. | None. |

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| <p>c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?</p> | <p>Less Than Significant Impact.</p> | <p>No. There continues to be no school within one-quarter mile of the site.</p> | <p>No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. There continues to be no school within one-quarter mile of the site.</p> | <p>None.</p> |
| <p>d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code § 65962.5 and, as a result, would it create a significant hazard to the public or the environment?</p> | <p>No Impact.</p> | <p>No. The Project is not designated as a site which is included on a list of hazardous material sites compiled pursuant to Government Code Section 65962.5</p> | <p>No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project is not designated as a site which is included on a list of hazardous material sites compiled pursuant to Government Code Section 65962.5</p> | <p>None.</p> |
| <p>e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive</p> | <p>No Impact.</p> | <p>No. The Project site is not within two miles of a public or private airport.</p> | <p>No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site</p> | <p>No. The Project site is not within two miles of a public or private airport.</p> | <p>None.</p> |

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| noise for people residing or working in the project area? | | | Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus. | | |
| f. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan? | Less Than Significant Impact. | No. The Project would not impair emergency evacuation or response. | No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not impair emergency evacuation or response. | None. |
| g. Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires? | Less Than Significant Impact. | The Project site is not located in an area susceptible to extreme fire hazards or wildland fires. | No. The existing facility entrance from Palmdale Road and the emergency access from Cobalt Road were included in the Phase I Environmental Site Assessment evaluation area for the Behavioral Health Comprehensive Treatment Campus. | The Project site is not located in an area susceptible to extreme fire hazards or wildland fires. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts to hazards and hazardous materials. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of hazardous impacts, as there were no significant hazardous impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.10 Hydrology and Water Quality

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|-------------------------------|---|---|---|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality? | Less Than Significant Impact. | No. The Project would not violate water quality standards or waste discharge requirements. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not violate water quality standards or waste discharge requirements. | None. |
| b. Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin? | Less Than Significant Impact. | No. The Project would not substantially deplete groundwater resources or impair groundwater recharge. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not substantially deplete groundwater resources or impair groundwater recharge. | None. |
| c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of | Less Than Significant Impact. | No. The project would not substantially alter the existing site drainage pattern, and it | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included | No. The project would not substantially alter the existing site drainage pattern, and it would not | None. |

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| <p>impervious surfaces, in a manner which would:</p> | | <p>would not alter the course of a stream or river or result in erosion or siltation on or off site.</p> | <p>in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>alter the course of a stream or river or result in erosion or siltation on or off site.</p> | |
| <p>i. Result in substantial erosion or siltation on- or off-site?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would not substantially alter the existing site drainage pattern, and it would not alter the course of a stream or river or result in erosion or siltation on or off site.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not substantially alter the existing site drainage pattern, and it would not alter the course of a stream or river or result in erosion or siltation on or off site.</p> | <p>None.</p> |
| <p>ii. Substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or offsite?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would not substantially alter the existing site drainage pattern on the site or area, and it would not alter the course of a stream or river or substantially increase the rate of runoff in a manner that would result in</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not substantially alter the existing site drainage pattern on the site or area, and it would not alter the course of a stream or river or substantially increase the rate of runoff in a manner that would result in flooding on- or offsite.</p> | <p>None.</p> |

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| | | flooding on- or offsite. | | | |
| iii. Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of runoff? | Less Than Significant Impact. | No. The Project would not increase the rate of runoff in a manner that would result in flooding on- or off-site. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not increase the rate of runoff in a manner that would result in flooding on- or off-site. | None. |
| iv. Impede or redirect flood flows? | Less Than Significant Impact. | No. The Project would not impede or redirect flood flows. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not impede or redirect flood flows. | None. |
| d. In flood hazard, tsunami, or seiche zones, would the project risk release of pollutants due to project inundation? | No Impact. | No. The Project is not located within a seiche, tsunami, or mudflow inundation zone. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project is not located within a seiche, tsunami, or mudflow inundation zone. | None. |

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| e. Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan? | No Impact. | No. The Project would not conflict or obstruct implementation of a water quality control plan or sustainable groundwater management plan. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not conflict or obstruct implementation of a water quality control plan or sustainable groundwater management plan. | None. |
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Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts to hydrology and water quality. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of hydrology and water quality impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.11 Land Use and Planning

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|-------------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Physically divide an established community? | No Impact. | No. The Project would not divide an established community. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not divide an established community. | None. |
| b. Cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect? | Less Than Significant Impact. | No. The Project is consistent with the allowable land use. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project is consistent with the allowable land use. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts pertaining to land use. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly change the land use of the site, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.12 Mineral Resources

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|---------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state? | No Impact. | No. The Project would not result in the loss of known mineral resources. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in the loss of known mineral resources. | None. |
| b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan? | No Impact. | No. The Project would not result in the loss of known mineral resources. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in the loss of known mineral resources. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts to mineral resources. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of mineral resource impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.13 Noise

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|-------------------------------|---|---|---|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Result in generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies? | Less Than Significant Impact. | No. The Project would not expose persons to or generate noise levels in excess of standards established by applicable local, regional, or national regulations. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not expose persons to or generate noise levels in excess of standards established by applicable local, regional, or national regulations. | None. |
| b. Result in generation of excessive groundborne vibration or groundborne noise levels? | Less Than Significant Impact. | No. The Project would not expose persons to excessive groundborne vibration. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not expose persons to excessive groundborne vibration. | None. |

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| <p>c. For a project located within the vicinity of a private airstrip or an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would not be exposed to aviation noise.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not be exposed to aviation noise.</p> | <p>None.</p> |
|--|--------------------------------------|--|--|--|--------------|

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts pertaining to noise. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of noise impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.14 Population and Housing

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|---|-------------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)? | Less Than Significant Impact. | No. The Project would not induce substantial growth in the Project area. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not induce substantial growth in the Project area. | None. |
| b. Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere? | No Impact. | No. The Project will not displace people. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project will not displace people. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have no impact pertaining to population and housing. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of population and housing impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.15 Public Services

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|-------------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times, or other performance objectives for any of the public services: | | | | | |
| Fire protection? | Less Than Significant Impact. | No. The Project would not result in a need for new or expanded fire protection facilities. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in a need for new or expanded fire protection facilities. | None. |
| Police protection? | Less Than Significant Impact. | No. The Project would not result in a need for new or expanded police protection facilities. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in a need for new or expanded police protection facilities. | None. |

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| Schools? | No Impact. | No. The Project would not result in a need for new or expanded school facilities. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in a need for new or expanded school facilities. | None. |
| Parks? | No Impact. | No. The Project would not result in a need for new or expanded park facilities. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in a need for new or expanded park facilities. | None. |
| Other public facilities? | No Impact. | No. The Project would not result in a need for new or expanded other facilities. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in a need for new or expanded other facilities. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts pertaining to public service. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of public service impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from this IS/MND remain unchanged.

3.2.16 Recreation

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|-------------------------------|---|---|---|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated? | No Impact. | No. The Project would not result in the deterioration of an existing park. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in the deterioration of an existing park. | None. |
| b. Include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment? | Less Than Significant Impact. | No. The Project would not result in a need for new or expanded park facilities. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not result in a need for new or expanded park facilities. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus IS/MND* determined that the Project would have less than significant impacts pertaining to recreation. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of recreation impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.17 Transportation

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|-------------------------------|---|---|---|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Conflict with a program, plan, ordinance, or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities? | Less Than Significant Impact. | No. The Project would not conflict with an applicable plan, ordinance or policy regarding intersections, streets, highways and freeways, pedestrian and bicycle paths, or mass transit. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was evaluated in the updated traffic studies. | No. The Project would not conflict with an applicable plan, ordinance or policy regarding intersections, streets, highways and freeways, pedestrian and bicycle paths, or mass transit. | None. |
| b) Conflict or be inconsistent with CEQA Guidelines § 15064.3, subdivision (b)? | Less Than Significant Impact. | No. The Project would not exceed the Vehicle Miles Travel threshold for weekday daily trips. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was evaluated in the updated traffic studies. | No. The Project would not exceed the Vehicle Miles Travel threshold for weekday daily trips. | None. |
| c. Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)? | No Impact. | No. The Project would not increase hazards due to geometric design features or incompatible uses. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was evaluated | No. The Project would not increase hazards due to geometric design features or incompatible uses. | None. |

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| | | | in the updated traffic studies. | | |
| d. Result in inadequate emergency access? | No Impact. | No. The Project would not result in inadequate emergency access. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was evaluated in the updated traffic studies. | No. The Project would not result in inadequate emergency access. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts pertaining to transportation. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of transportation impacts, as there were no significant impacts originally identified within the Project area.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.18 Tribal Cultural Resources

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|---|--|--|---|--|
| <i>Would the project:</i> | | | | | |
| a. Would the project cause a substantial adverse change in the significance of a tribal cultural resource defined in Public Resource Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of size and scope of the landscape, sacred place, or object with cultural value to a California Native American Tribe, and that is: | | | | | |
| i. Listed or eligible for listing in the California Register of Historical Resources, on in the local register of historical resources as defined in Public Resources Code Section 5020.1(k), or | No Impact. | No. The passage of time will not create any new impacts. No identified historic or archaeological resources exist on the site. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the Cultural Resources evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project footprint remains the same. | None. |
| ii. Be a resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1, the lead agency shall consider the | Less Than Significant with Mitigation Incorporated. | No. The passage of time will not create any new impacts. No identified historic or archaeological resources exist on the site. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the Cultural Resources evaluation area for the Behavioral Health | No. The Project footprint remains the same. | Two measures were identified, including: TCR-1: Tribal Coordination TCR-2: Review of Archaeological and Cultural Documents |

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| significance of the resource to a California Native American Tribe? | | | Comprehensive Treatment Campus. | | |
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Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus IS/MND* determined that the Project would have less than significant impacts to tribal cultural resources with mitigation. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of tribal cultural resource impacts.

The mitigation measures remain applicable to the Project.

Final IS/MND Mitigation Measures

Mitigation Measure TCR-1 (Tribal Coordination)

Mitigation Measure TCR-2 (Review of Archaeological and Cultural Documents)

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.19 Utilities and Services Systems

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|----------------------------------|---|---|---|---|
| <i>Would the project:</i> | | | | | |
| a. Require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects? | Less Than Significant Impact. | No. The Project would not exceed the capacity of available utilities in the area. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not exceed the capacity of available utilities in the area. | None. |
| b. Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years? | Less Than Significant Impact. | No. The Project would be served by adequate water supplies. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would be served by adequate water supplies. | None. |

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| <p>c. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?</p> | <p>Less Than Significant Impact.</p> | <p>No. There is adequate wastewater treatment capacity to serve the Project.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would not require the construction of new water or wastewater facilities.</p> | <p>None.</p> |
| <p>d. Generate solid waste in excess of state or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would be served by a landfill with sufficient capacity.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would be served by a landfill with sufficient capacity.</p> | <p>None.</p> |
| <p>e. Comply with federal, state, and local management and reduction statutes and regulations related to solid waste?</p> | <p>Less Than Significant Impact.</p> | <p>No. The Project would comply with applicable statutes and regulations related to solid waste.</p> | <p>No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus.</p> | <p>No. The Project would comply with applicable statutes and regulations related to solid waste.</p> | <p>None.</p> |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have less than significant impacts to utilities. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not significantly increase the severity of utility impacts.

Final IS/MND Mitigation Measures

None.

Conclusion

The conclusions from the IS/MND remain unchanged.

3.2.20 Wildfire

| Environmental Issue Area | Adopted IS/MND Conclusion | Do Proposed Changes Involve New Impacts? | New Circumstances Involving New Impacts? | New Information Requiring Analysis or Verification? | Adopted IS/MND Mitigation Measures |
|--|---------------------------|--|---|--|------------------------------------|
| <i>Would the project:</i> | | | | | |
| a. Substantially impair an adopted emergency response plan or emergency evacuation plan? | No Impact. | No. The Project would not impair an emergency response plan or evacuation plan. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not impair an emergency response plan or evacuation plan. | None. |
| b. Due to slope, prevailing winds, and other factors, would the project exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire? | No Impact. | No. The changes to the Project do not involve new impacts that would exacerbate wildfire risk, or increase pollutant concentrations from a wildfire. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The changes to the Project do not involve new impacts that would exacerbate wildfire risk, or increase pollutant concentrations from a wildfire. | None. |
| c. Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) | No Impact. | No. The installation and maintenance of additional infrastructure will not exacerbate | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included | No. The installation and maintenance of additional infrastructure will not exacerbate the | None. |

| | | | | | |
|---|------------|--|---|--|-------|
| that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment? | | the fire risk or result in impacts to the environment. | in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | fire risk or result in impacts to the environment. | |
| d. Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes? | No Impact. | No. The Project would not expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes. | No. Palmdale Road access is an existing condition and the emergency access from Cobalt Road was included in the evaluation area for the Behavioral Health Comprehensive Treatment Campus. | No. The Project would not expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes. | None. |

Discussion

The September 2025 *Behavioral Health Comprehensive Treatment Campus* IS/MND determined that the Project would have no impact on wildfire. The Project consists of the expansion of the St. John of God Health Care Services Center into the San Bernardino County Behavioral Health Comprehensive Treatment Campus. The Project anticipated closing access from Palmdale Road, however, since the time of the IS/MND approval the County has considered several other access options that involve maintaining access from Palmdale Road. Option 1 includes public ingress and egress from Palmdale Road only and Option 2 includes public ingress and egress from Palmdale Road and Cobalt Road. Both options include replacement of the fence along Cobalt Road with a CMU wall and two emergency access driveways from Cobalt Road. As such, the proposed Project will not change the significance of the wildfire impacts.

Final IS/MND Mitigation Measures

None.

Behavioral Health Comprehensive Treatment Campus
Addendum No. 1 to the 2025 Mitigated Negative Declaration SCH#2025080148
April 2026

Conclusion

The conclusions from the IS/MND remain unchanged.

Appendix A

**Traffic Studies (Trip Generation and VMT Screening
Assessment)**



INTEGRATED ENGINEERING GROUP

TRANSPORTATION PLANNING AND ENGINEERING

Date: April 23, 2026

To: Moe Yousif, Interim Director, San Bernardino County

From: George Ghossain, Principal Engineer, Integrated Engineering Group

Subject: **TRIP GENERATION ASSESSMENT FOR SAN BERNARDINO COUNTY BEHAVIORAL HEALTH COMPREHENSIVE TREATMENT CAMPUS PROJECT**

Integrated Engineering Group (IEG) is pleased to submit this trip generation assessment for the San Bernardino County Behavioral Health Comprehensive Treatment Campus project (Project) located at 13333 Palmdale Road, southeast of the intersection of Palmdale Road and Cobalt Road in the City of Victorville, California. The Project is proposing the expansion of St. John of God Health Care Services with new treatment facilities and transitional housing under the following programs which consists of 144 beds total:

- Behavioral Health Continuum Infrastructure Program (BHCIP) – 92 total beds
 - 36 beds in the Adult Substance Use Disorder (SUD) Residential Treatment Building
 - 24 beds in the Adult Withdrawal Management Building
 - 16 beds in the Adolescent SUD Residential Treatment Building
 - 16 beds in the Adolescent Psychiatric Residential Treatment Facility
- Community Care Expansion (CCE) Program – 52 total beds in the Recovery Residence building

This memo has been prepared per the City of Victorville *General Guidelines For Conducting Traffic Studies and Determination of Intersection Level of Service and Improvement Needs* (January 2005). These guidelines are a supplement to the *SANBAG Congestion Management Plan Guidelines* (June 2016). Therefore, the more recent San Bernardino County Transportation Authority *Recommended Traffic Impact Analysis Guidelines for Vehicle Miles Traveled and Level of Service Assessment* (Guidelines, February 2020) will be utilized.

The Addendum evaluates two additional and alternative ingress and egress options: Option 1 provides that public ingress and egress will occur from Palmdale Road, with two emergency access driveways off Cobalt Road; Option 2, provides that public ingress and egress will occur from both Cobalt Road and Palmdale Road, with two emergency access driveways off Cobalt Road.

The site plans, which depict the two access options, are included in **Attachment 1**.



TRIP GENERATION

Trip generation is a measure or forecast of the number of trips that begin or end at the project site. The traffic generated is a function of the extent and type of development proposed for the site. These trips will result in some traffic increases on the streets where they occur. Per the Guidelines, trip generation for proposed uses must be calculated based on rates from the *Trip Generation Manual (TGM), 12th Edition*, published by the Institute of Transportation Engineers (ITE), to determine if this project satisfies the thresholds to be exempt from preparing a transportation analysis. ITE average trip generation rates and trip calculations summary for the Project land uses are presented in **Table 1** and **Table 2**, respectively.

Table 1 – Project Trip Generation Rates

| Land Use ¹ | Units | ITE LU Code | AM Peak Hour | | | PM Peak Hour | | | Daily |
|-----------------------|-------|-------------|--------------|------|-------|--------------|------|-------|-------|
| | | | In | Out | Total | In | Out | Total | |
| Assisted Living | Bed | 254 | 0.11 | 0.08 | 0.19 | 0.09 | 0.15 | 0.24 | 4.14 |

¹Trip Generation Source: Institute of Transportation Engineers (ITE), *Trip Generation Manual*, 12th Edition (2025). Included in Attachment 2.

Table 3-2 – Project Trip Generation Summary

| Land Use ¹ | Intensity | Units | AM Peak Hour | | | PM Peak Hour | | | Daily |
|-----------------------|-----------|-------|--------------|-----|-------|--------------|-----|-------|-------|
| | | | In | Out | Total | In | Out | Total | |
| Assisted Living | 144 | Bed | 16 | 12 | 28 | 13 | 22 | 35 | 596 |

¹Trip Generation Source: Institute of Transportation Engineers (ITE), *Trip Generation Manual*, 12th Edition (2025). Included in Attachment 2.

As shown in **Table 2**, the Project is anticipated to generate approximately 596 daily trips, 28 AM peak hour trips and 35 PM peak hour trips.

LEVEL OF SERVICE TRAFFIC STUDY EXEMPTION

Per the Guidelines, a TIA must be prepared when a Project generates more than 250 two-way peak hour trips. **Table 2** demonstrated that the Project would generate less than this threshold. Therefore, this memo is considered sufficient and no additional level of service traffic analysis is necessary.

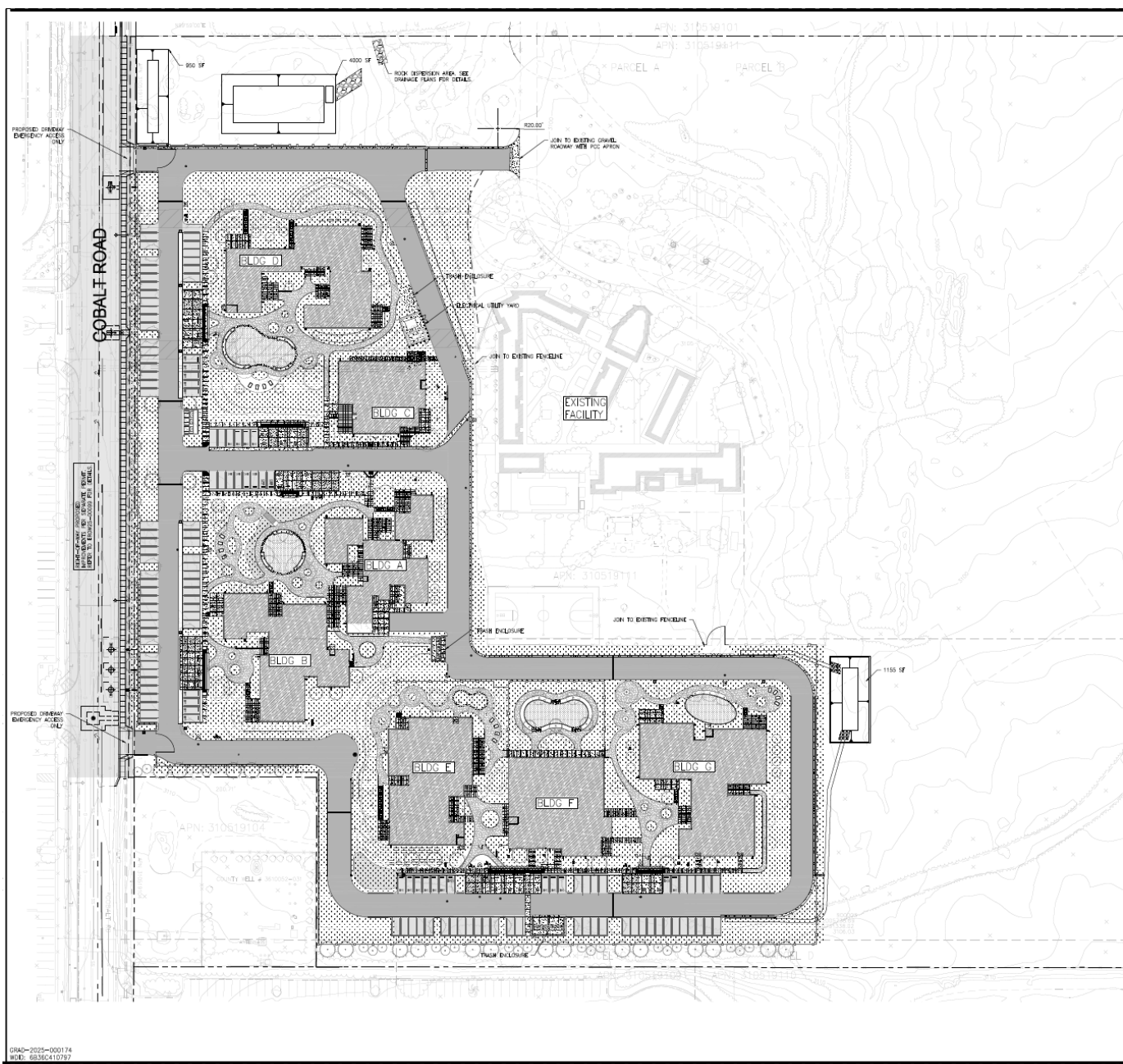
- Attachments: 1 – Project Site Plans (Options 1 & 2)
 2 – ITE 12th Edition Trip Generation Excerpts



INTEGRATED ENGINEERING GROUP

TRANSPORTATION PLANNING AND ENGINEERING

Attachment 1
Project Site Plans (Options 1 & 2)



LEGEND

- TITLE
- EXISTING PROPERTY LINE
- ADJUSTED PROPERTY LINE
- PROPOSED FENCE
- HEADWALL 18"-34"
- PROPOSED BUILDING

10.10.1685-DBH
COMPREHENSIVE TREATMENT CENTER

13333 Palmblair Road/Victoria CA 92392

SNYDER LANGSTON
SNYDER LANGSTON
1780 Cross
Irvine, CA 92614
Tel 949.863.8020

Gensler
GENSLER
500 South Flower Street
Los Angeles, CA 90071
Tel 213.537.3800

kpff
KPFF
3233 Camino Del Rio North, Suite 1000
San Diego, CA 92108
Tel 619.521.8500

EPTDESIGN
EPTDESIGN
101 N. Hudson St. Box C3-200
Channahon, IL 61515
Tel 815.790.2008

miyamoto.
MIYAMOTO INTERNATIONAL
707 Wilshire Blvd. Suite #1100
Los Angeles, CA 90017
Tel 213.362.7778

DESIGN WEST ENGINEERING
DESIGN WEST ENGINEERING
4232 MacArthur Blvd.
San Bernardino, CA 92410
Tel 909.886.3300
Fax 909.886.3370
Email: info@designwesteng.com

CHRISTIAN BROTHERS
CHRISTIAN BROTHERS
1140 Thurston Lane
Milpitas, CA 95035
Tel (650) 381-2048 (2047)
Fax (650) 381-1581
US: 650.381.1581

SEAWAY ELECTRIC
SEAWAY ELECTRIC
3753 Mission Via
Fremont, CA 94537
Tel 908.786.8020

| Date | Description |
|------------|----------------------------|
| 08/07/2015 | 10% SCHEDULING DESIGN |
| 07/20/2015 | 30% DESIGN DEVELOPMENT |
| 06/22/2015 | 50% DESIGN DEVELOPMENT |
| 06/05/2015 | 60% DESIGN DEVELOPMENT |
| 05/17/2015 | 70% CONSTRUCTION DOCUMENTS |
| 05/12/2015 | 80% CONSTRUCTION DOCUMENTS |
| 05/08/2015 | ISSUE FOR PLAN CHECK |
| 05/05/2015 | SUBMISSION FOR APPROVAL |
| 05/02/2015 | SITE REVISION |

Scale / Signature

SCALE: 1"=40'

Project Name

Project Number

Description
CIVIL SITE PLAN

Scale



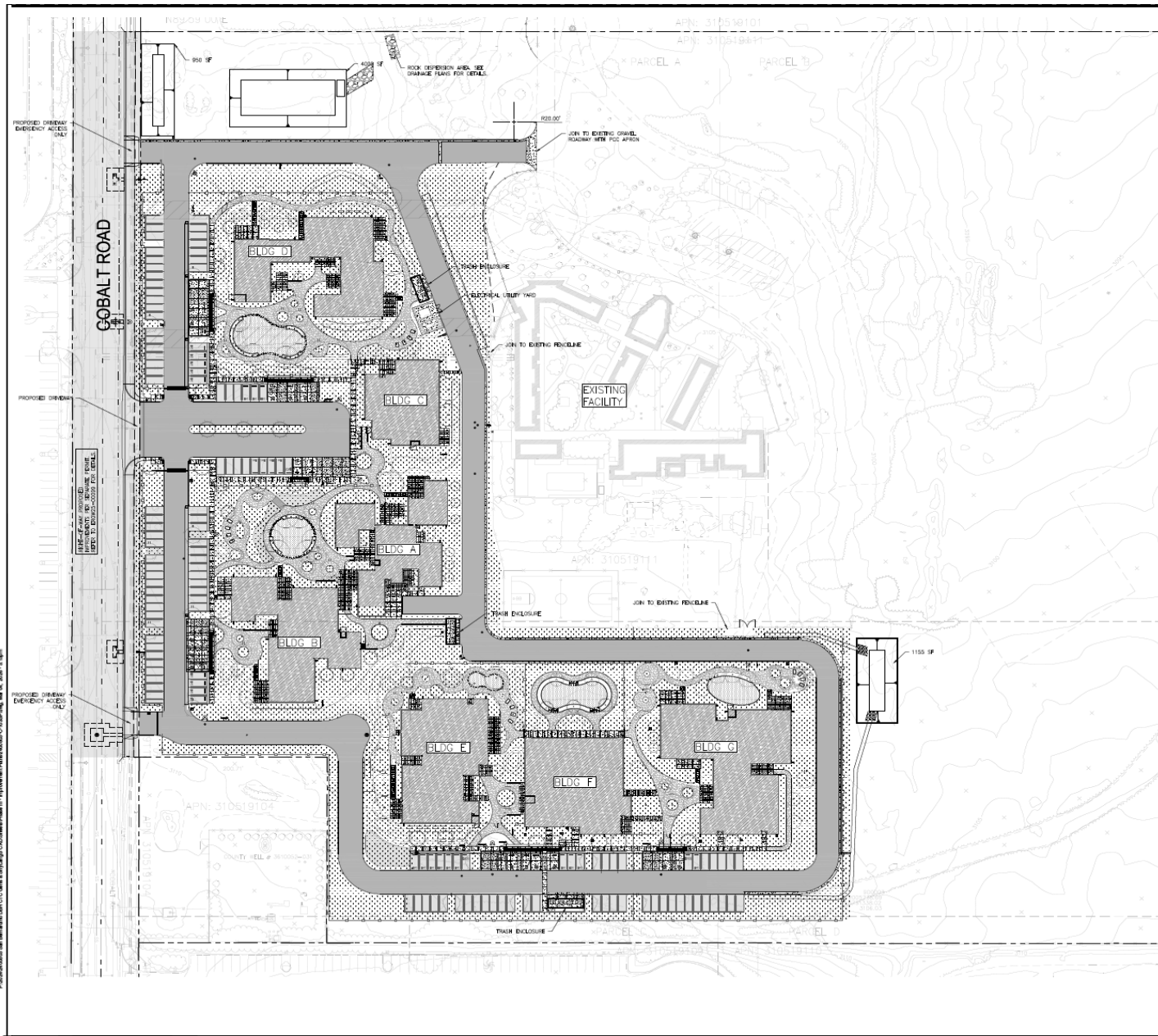
KEY PLAN

C1.03

CRAC-2015-001174
MOD: 6636C410797



San Bernardino County Behavioral Health Comprehensive Treatment Campus
Project Site Plan (Option 1)
Attachment 1a



LEGEND

| | |
|--|------------------------|
| | TREE |
| | EXISTING PROPERTY LINE |
| | ADJUSTED PROPERTY LINE |
| | PROPOSED FENCE |
| | SEASHELL IMP-IMP |
| | PROPOSED BUILDING |

- 10.10.1685-DBH
COMPREHENSIVE TREATMENT CENTER
- SAN BERNARDINO COUNTY**
- 13333 Palmblair Road/Victorville CA 92392
- SAVIER LANGSTON**
17600 Van Nuys Blvd
Van Nuys, CA 91414
Tel: 818.863.0200
- Gensler**
GENSLER
555 South Figueroa Street
Los Angeles, CA 90071
Tel: 213.327.3900
- lqpf**
lqpf
3517 Center Outlets North, Suite 100
San Diego, CA 92108
Tel: 619.521.6500
- EPTDESIGN**
EPTDESIGN
101 Madison Hill Blvd C2-200
Channaham, CA 91711
Tel: 626.795.2066
- miyamoto.**
MIYAMOTO INTERNATIONAL
177 Wilshire Blvd Suite 4010
Los Angeles, CA 90017
Tel: 213.362.7778
- DESIGN WEST ENGINEERING**
DESIGN WEST ENGINEERING
412 E. Verdugo Way
Los Angeles, CA 91043
Tel: 800.886.3700
Fax: 800.886.3770
Email: east@designwesteng.com
- ORPHEAN BUSINESS**
ORPHEAN BUSINESS
11487 Theoria Lane
New Canaan, CA 91622
Tel: (916) 381-1840 (USAT)
Fax: (916) 381-1581
Lic: 46567
- SAVIER LANGSTON**
SAVIER LANGSTON
1313 March Ave Marina
Marina, CA 90277
Tel: 909.768.9000

| Date | Description |
|--------------|----------------------------|
| 1 06/20/2015 | 10% SCHEMATIC DESIGN |
| 2 07/02/2015 | 30% DESIGN DEVELOPMENT |
| 3 08/03/2015 | 60% DESIGN DEVELOPMENT |
| 4 09/10/2015 | 90% CONSTRUCTION DOCUMENTS |
| 5 10/15/2015 | 90% CONSTRUCTION DOCUMENTS |
| 6 11/02/2015 | ISSUE FOR PLANNING |
| 7 12/09/2015 | ISSUE FOR PLANNING |
| 08/20/2016 | SUBMISSION FOR APPROVAL |

Seal / Signature

Project Name

Project Number

KEY PLAN

C1.03

GRAB-2015-000174
W01: 6836C410797



INTEGRATED ENGINEERING GROUP

TRANSPORTATION PLANNING AND ENGINEERING

Attachment 2
ITE 12th Edition Trip Generation Excerpts

Land Use: 254 Assisted Living

Description

An assisted living complex is a residential setting that provides either routine general protective oversight or assistance with activities necessary for independent living to persons with mental or physical limitations. The typical resident has difficulty managing in an independent living arrangement but does not require nursing home care. Its centralized services typically include dining, housekeeping, social and physical activities, medication administration, and communal transportation.

The complex commonly provides separate living quarters for each resident. Alzheimer's and ALS care are commonly offered at assisted living facilities. Living quarters for these patients may be located separately from the other residents. Assisted care commonly bridges the gap between independent living and a nursing home. In some areas, an assisted living residence may be called personal care, residential care, or domiciliary care. Staff may be available at an assisted care facility 24 hours a day, but skilled medical care—which is limited in nature—is not required. Nursing home (Land Use 620) is a related use.

Additional Data

The sites were surveyed in the 1990s, the 2000s, the 2010s, and the 2020s in Connecticut, New Jersey, New York, Oregon, Tennessee, Texas, and Utah.

Source Numbers

573, 581, 611, 725, 876, 877, 912, 1016, 1029, 1219

Assisted Living (254)

Vehicle Trip Ends vs: Beds
On a: Weekday

Setting/Location: General Urban/Suburban

Number of Studies: 1

Avg. Num. of Beds: 87

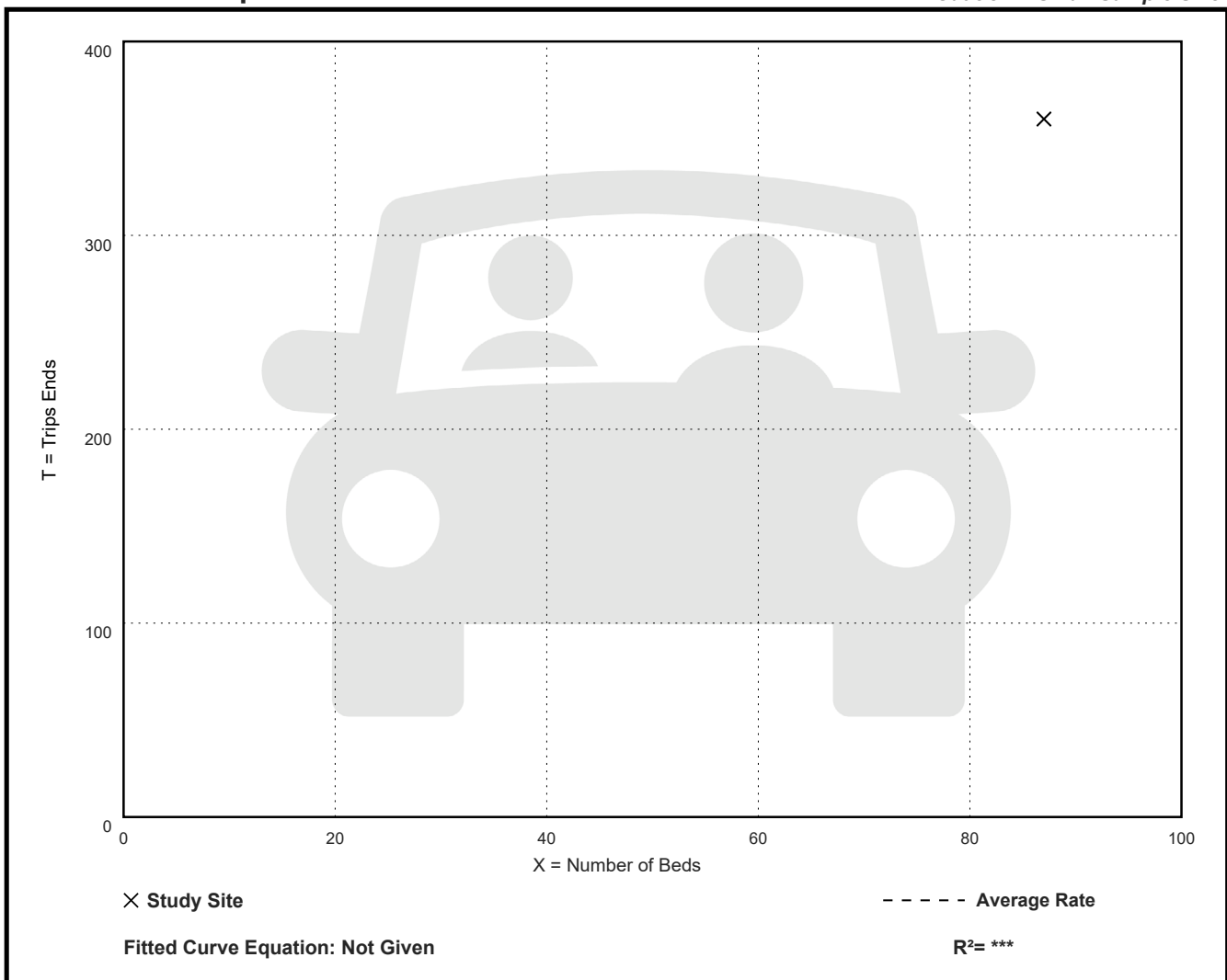
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 4.14 | 4.14 - 4.14 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 13

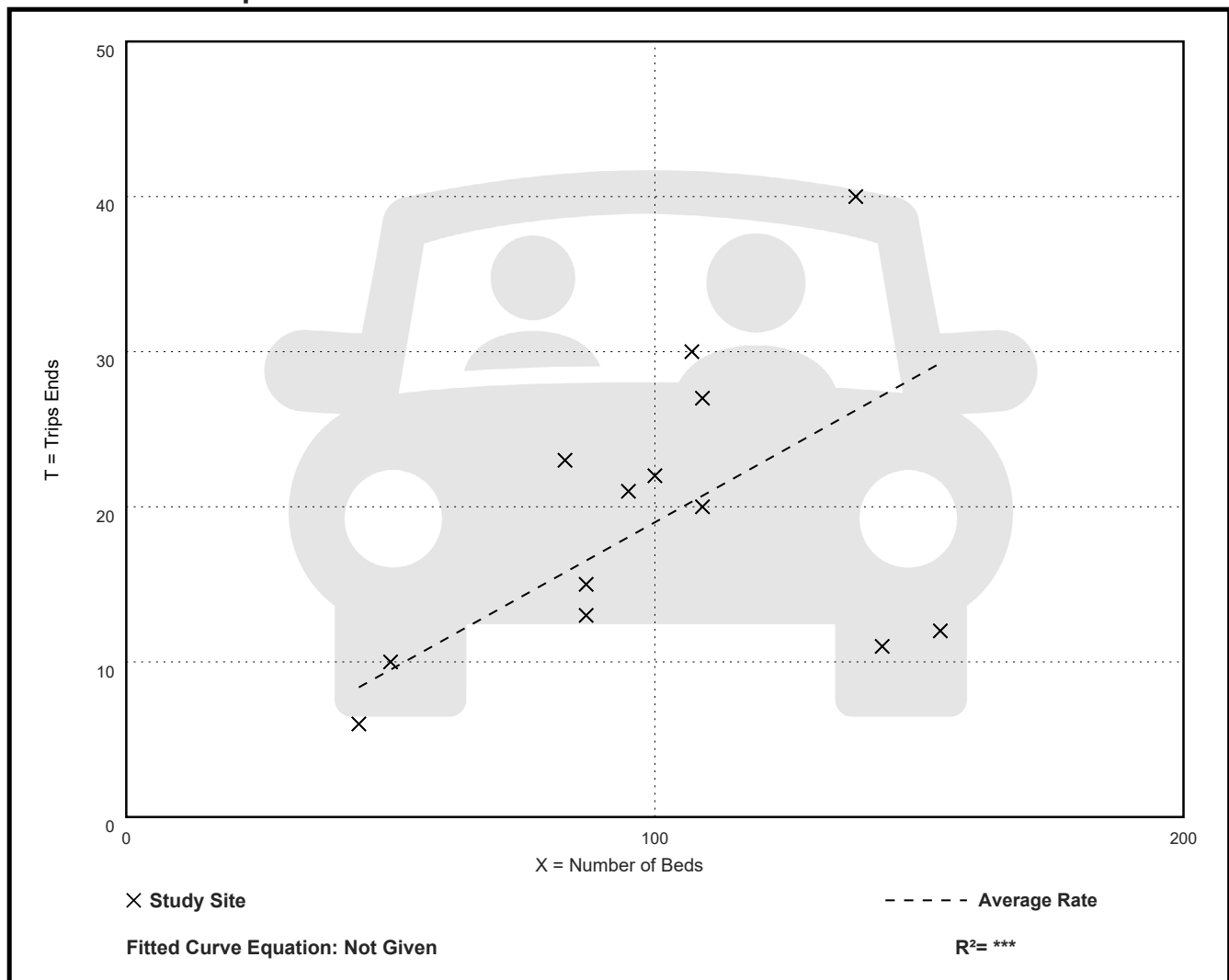
Avg. Num. of Beds: 100

Directional Distribution: 59% entering, 41% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.19 | 0.08 - 0.29 | 0.08 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

Peak Hour of Adjacent Street Traffic,
One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 13

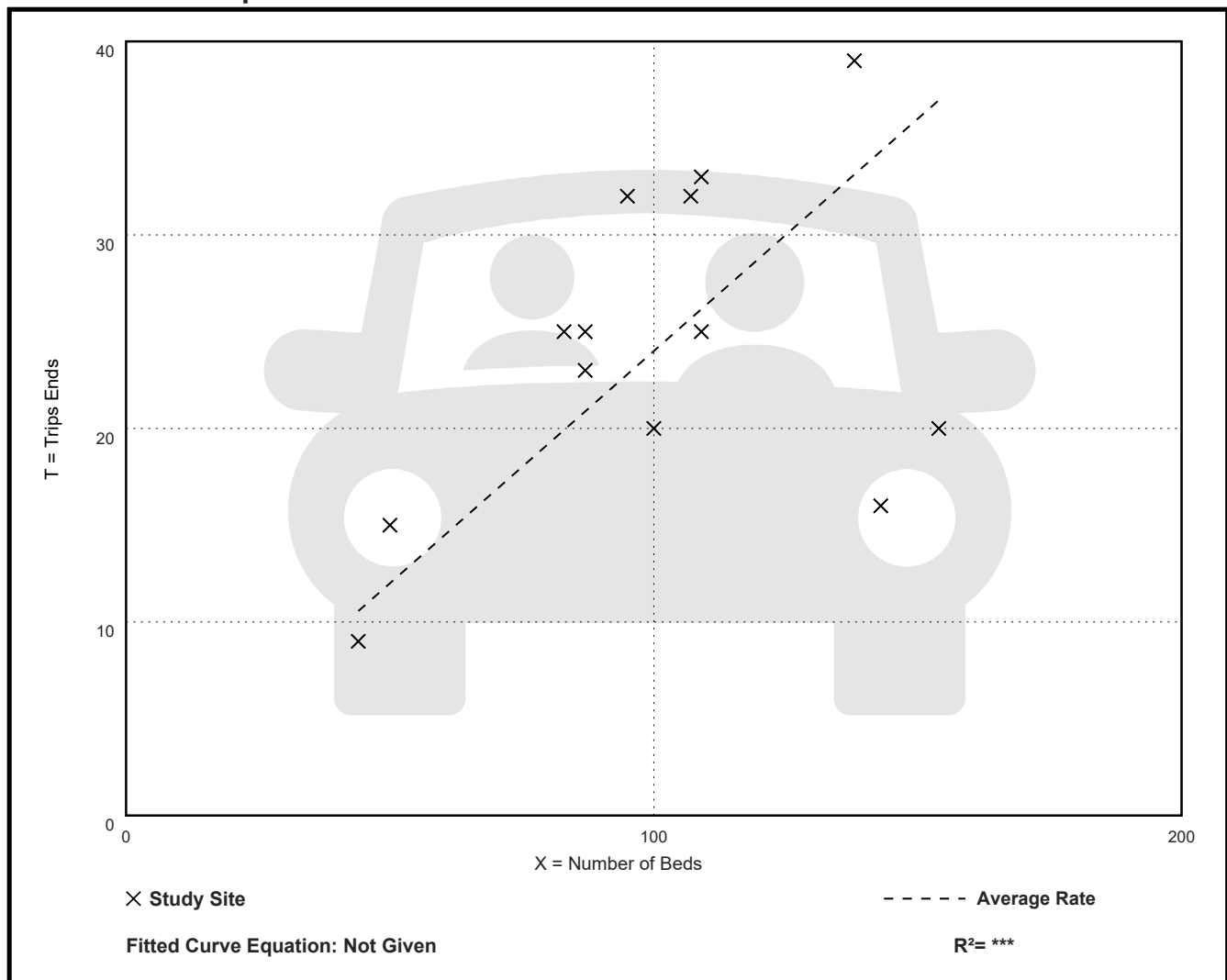
Avg. Num. of Beds: 100

Directional Distribution: 38% entering, 62% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.24 | 0.11 - 0.34 | 0.08 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: **Beds**

On a: **Weekday,**

AM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 11

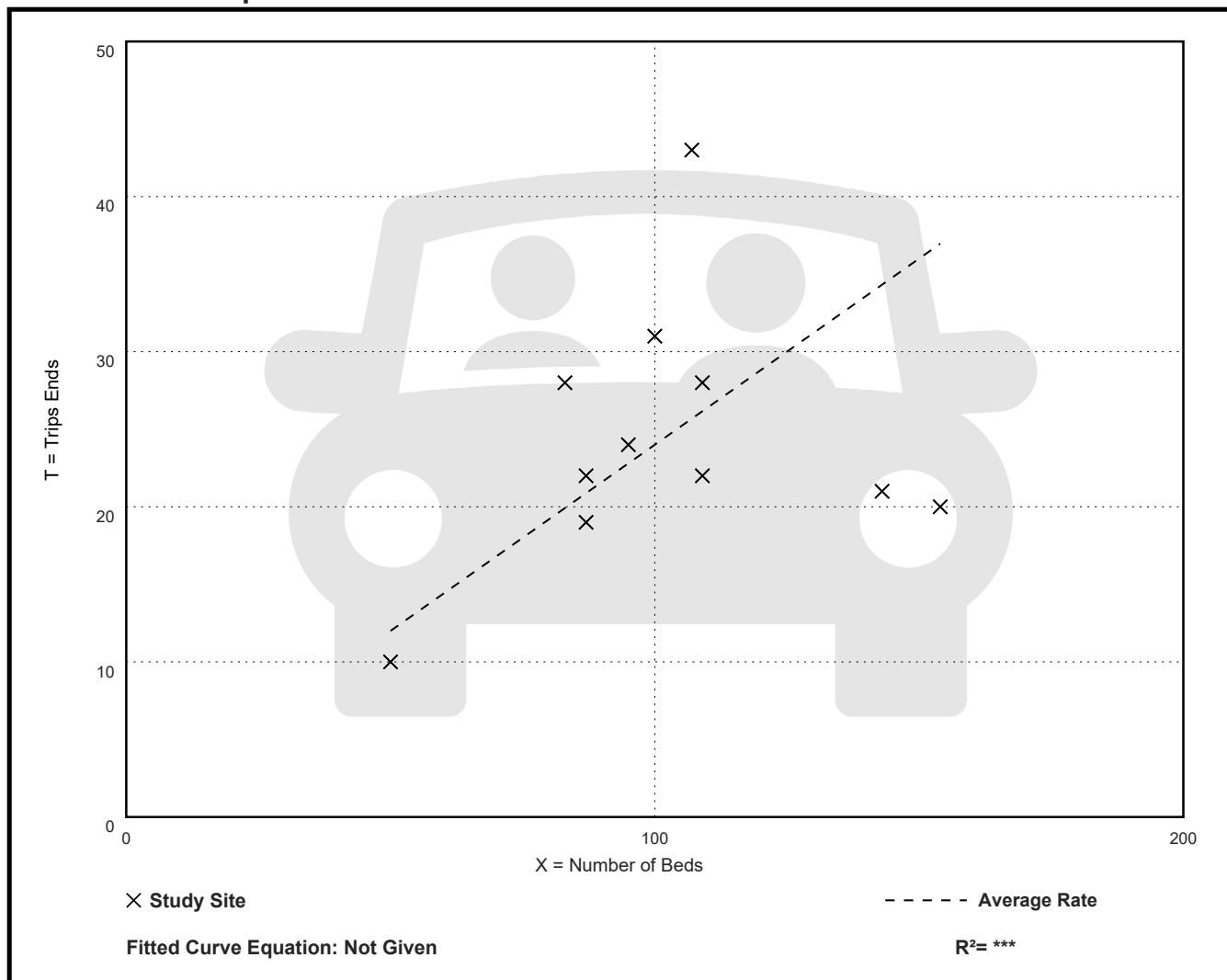
Avg. Num. of Beds: 102

Directional Distribution: 66% entering, 34% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.24 | 0.13 - 0.40 | 0.09 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

PM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 15

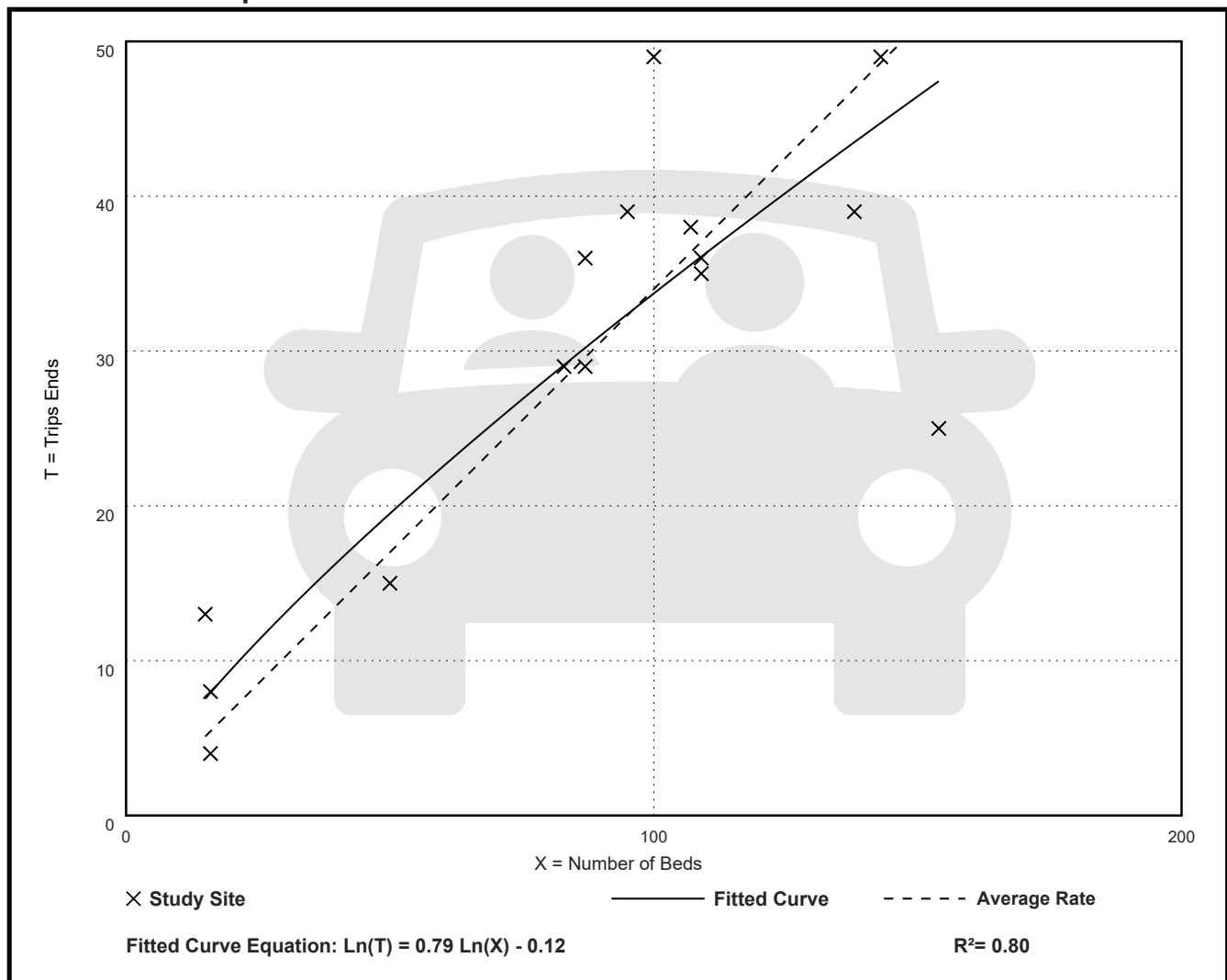
Avg. Num. of Beds: 87

Directional Distribution: 45% entering, 55% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.34 | 0.16 - 0.87 | 0.10 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: **Beds**
On a: **Saturday**

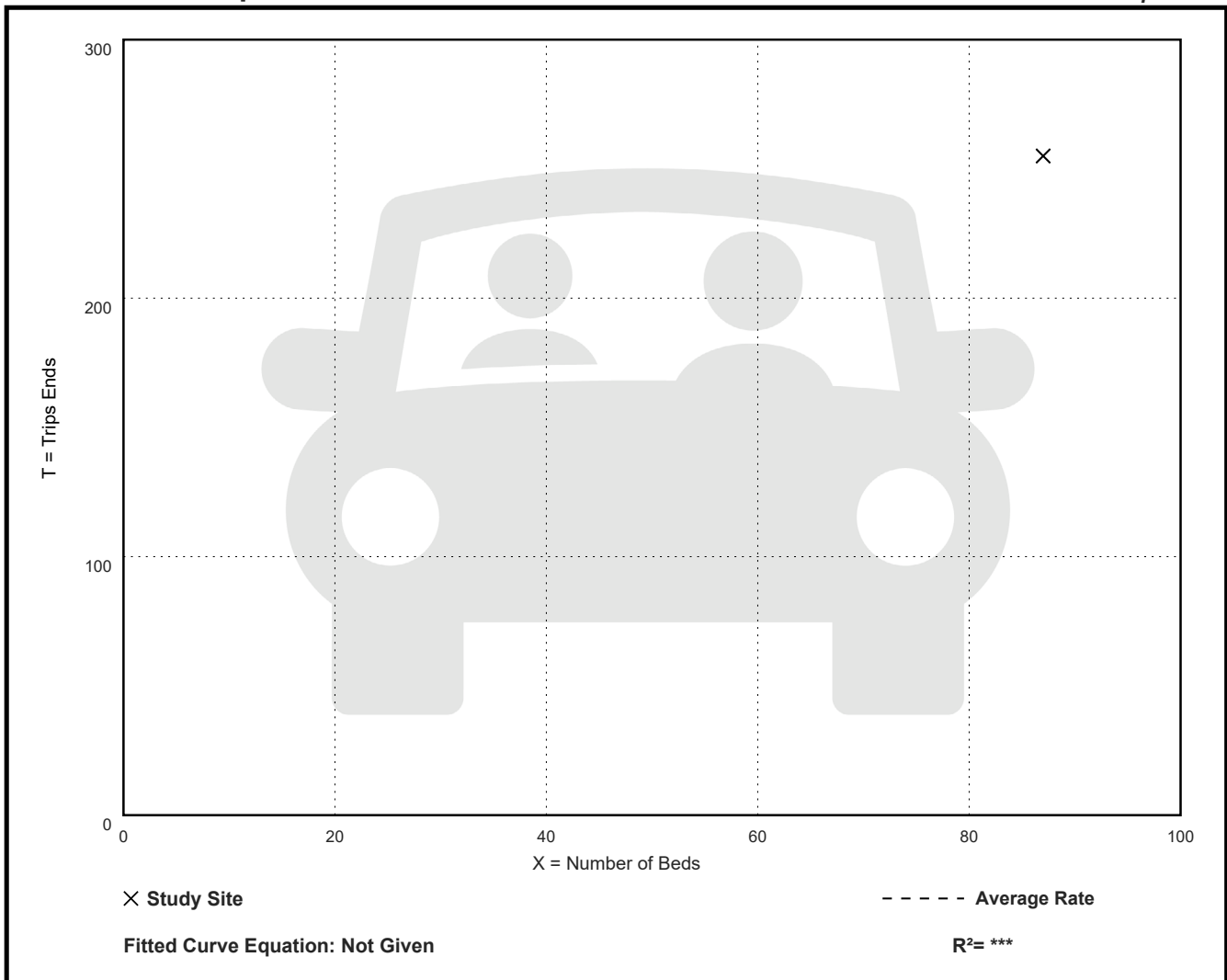
Setting/Location: General Urban/Suburban
Number of Studies: 1
Avg. Num. of Beds: 87
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 2.93 | 2.93 - 2.93 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Saturday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 6

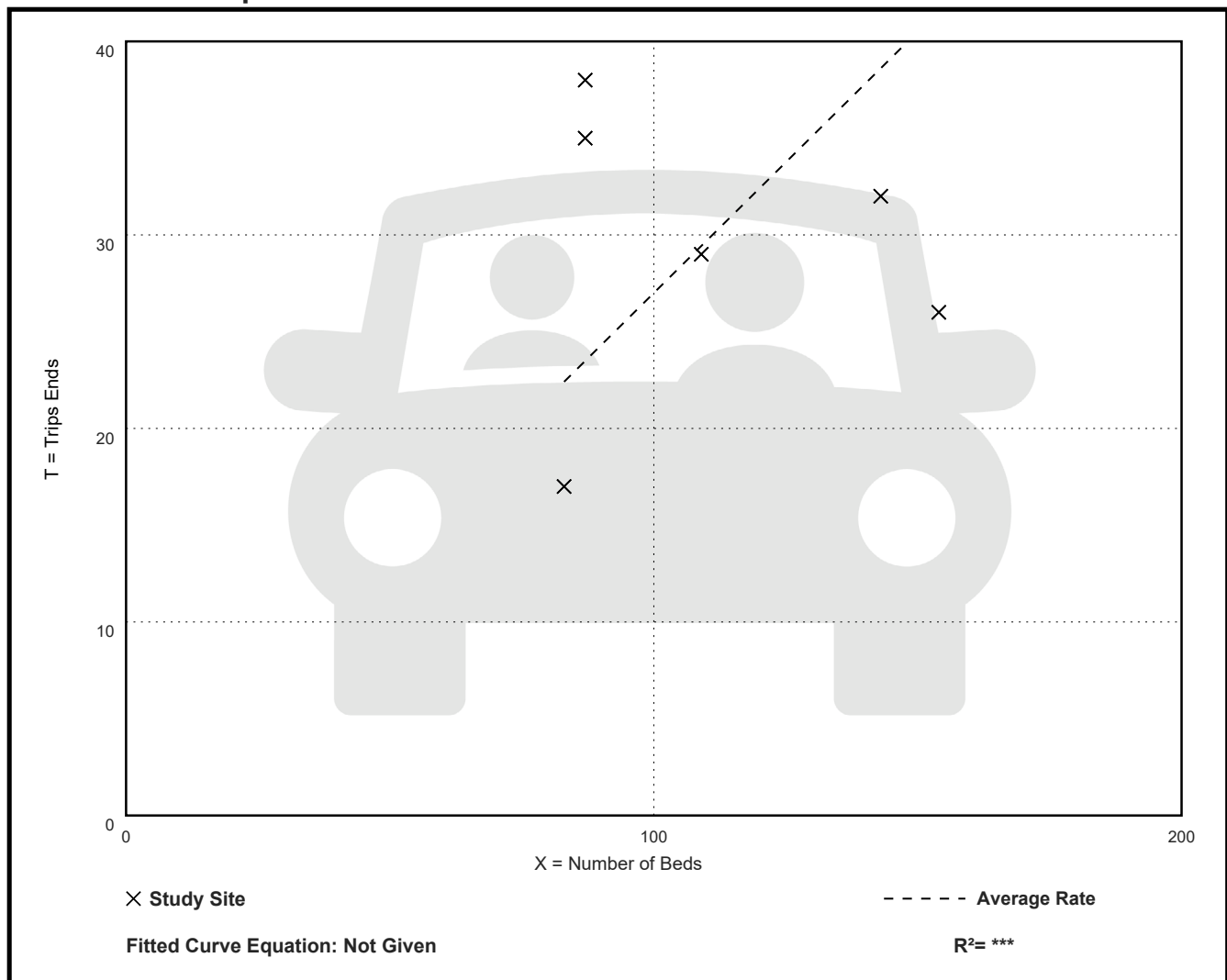
Avg. Num. of Beds: 111

Directional Distribution: 46% entering, 54% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.27 | 0.17 - 0.44 | 0.11 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds
On a: Sunday

Setting/Location: General Urban/Suburban

Number of Studies: 1

Avg. Num. of Beds: 87

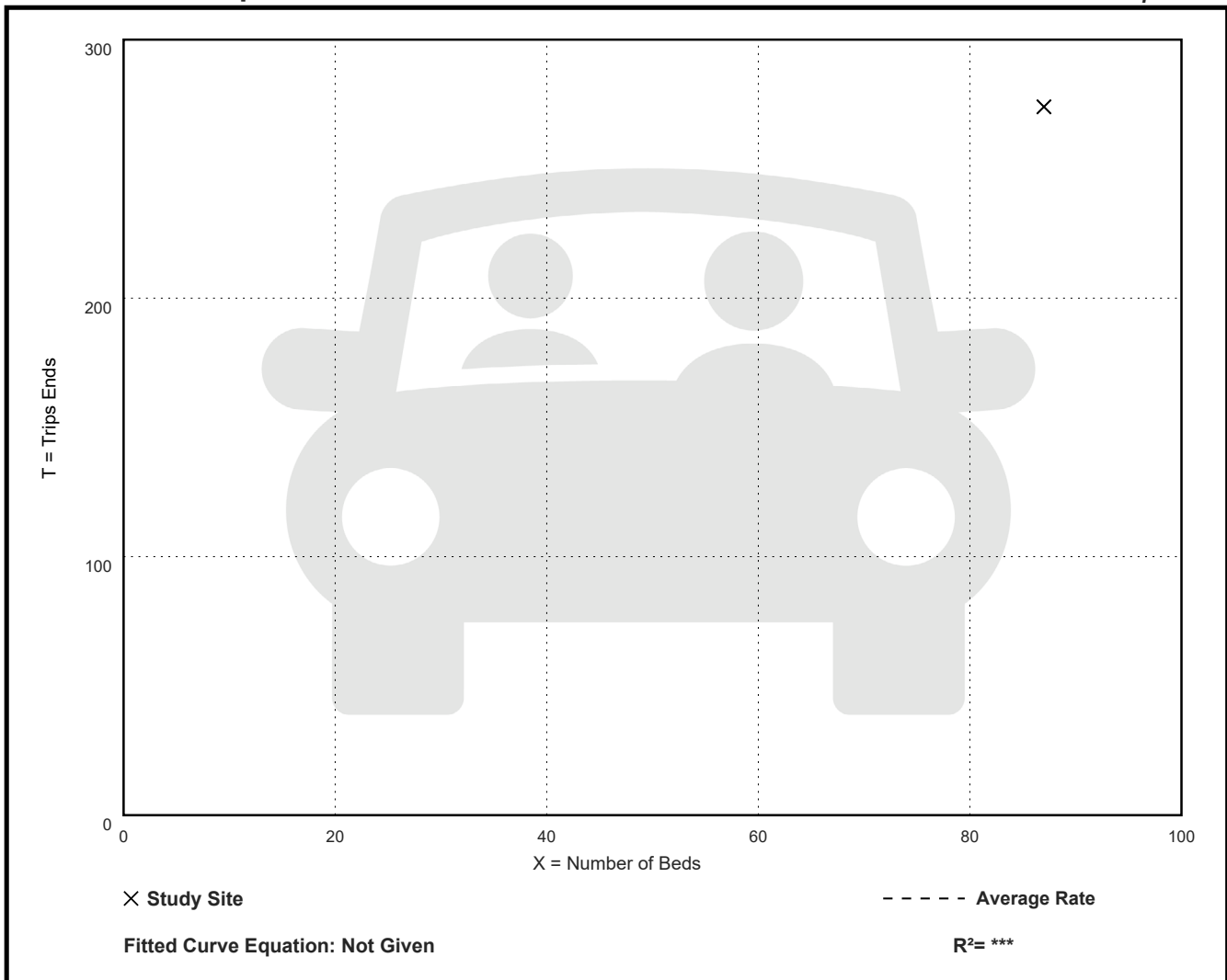
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 3.15 | 3.15 - 3.15 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Sunday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 7

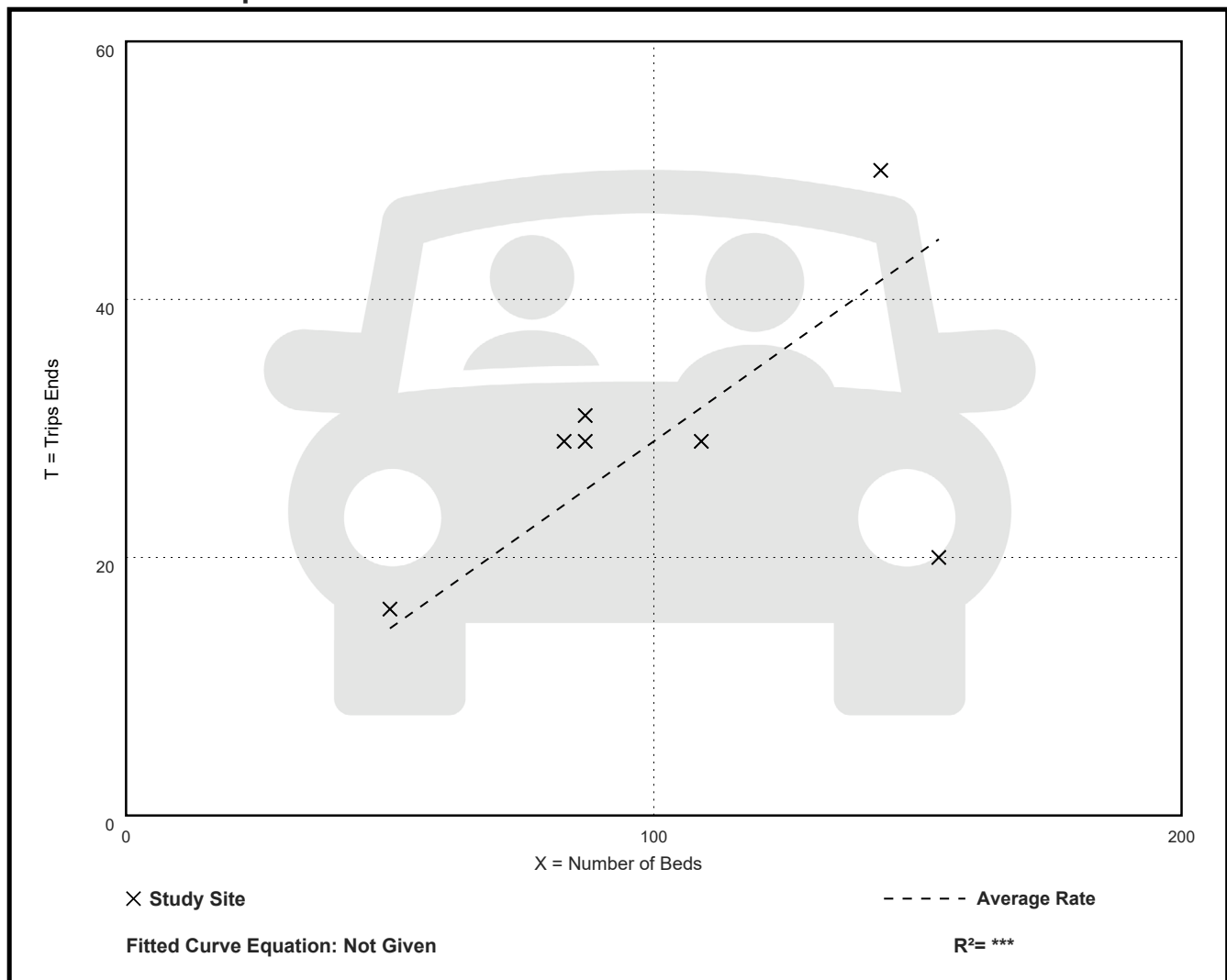
Avg. Num. of Beds: 102

Directional Distribution: 43% entering, 57% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.29 | 0.13 - 0.36 | 0.09 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA
On a: Weekday

Setting/Location: General Urban/Suburban

Number of Studies: 4

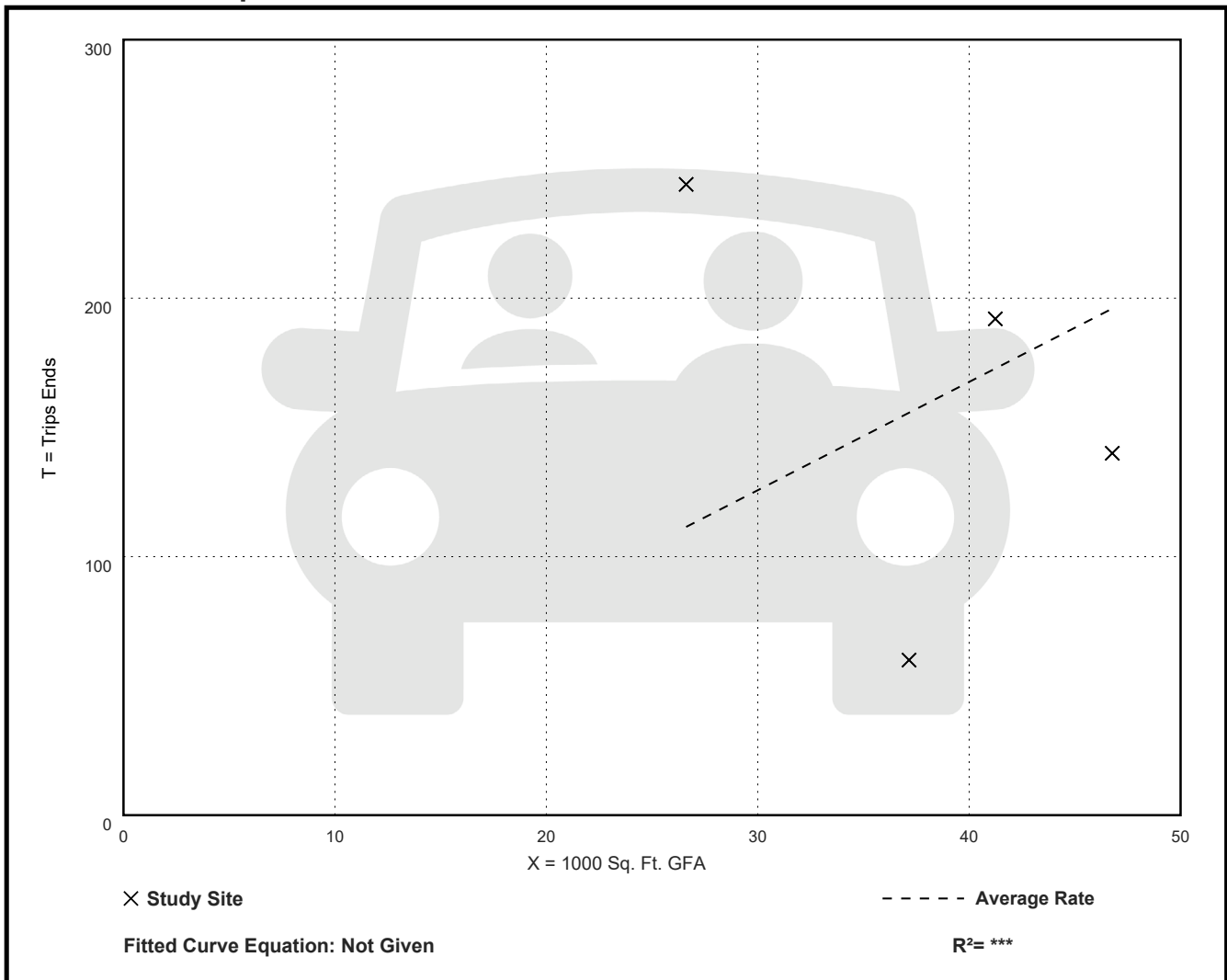
Avg. 1000 Sq. Ft. GFA: 38

Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 4.19 | 1.61 - 9.17 | 2.94 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 6

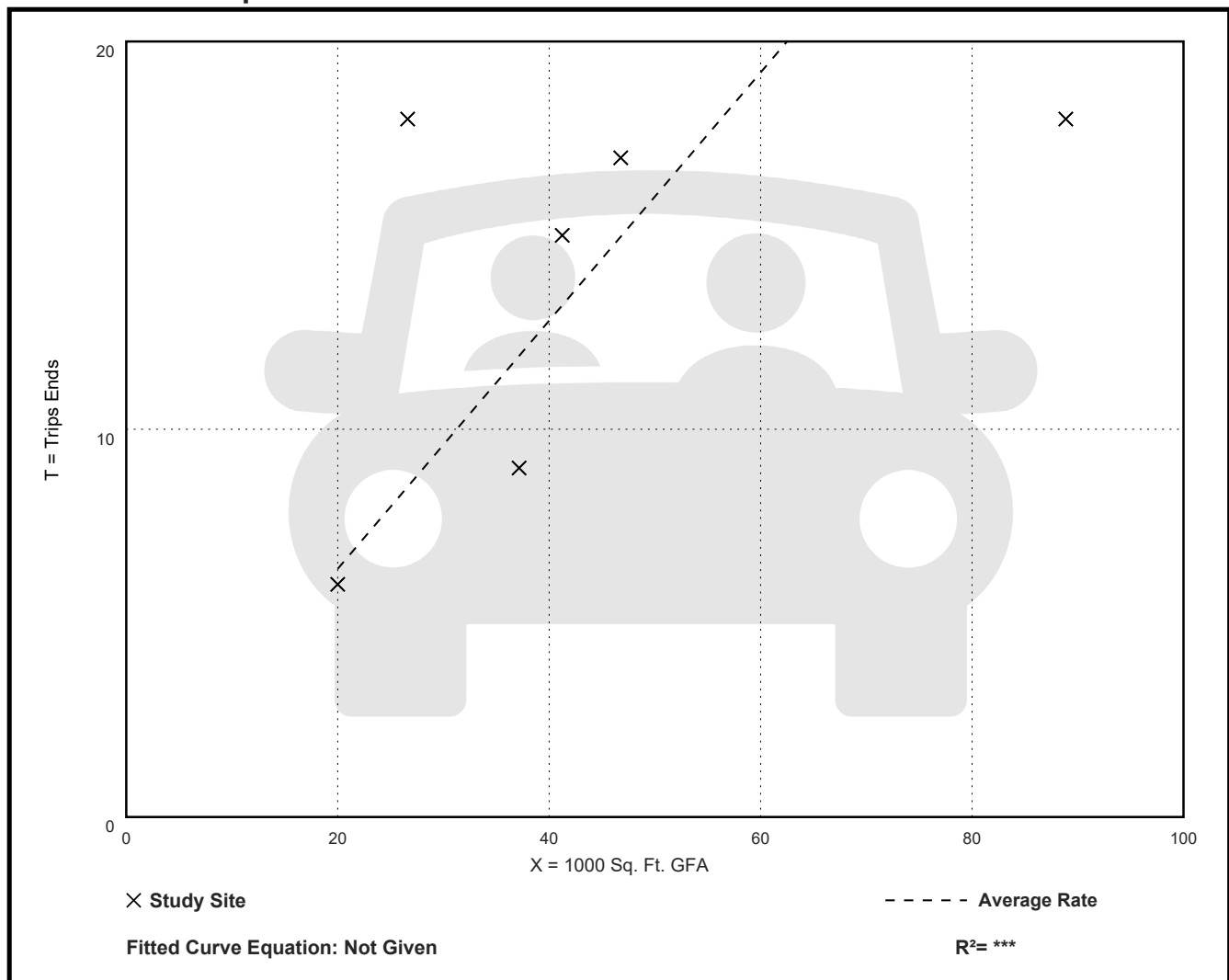
Avg. 1000 Sq. Ft. GFA: 43

Directional Distribution: 75% entering, 25% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.32 | 0.20 - 0.68 | 0.15 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 6

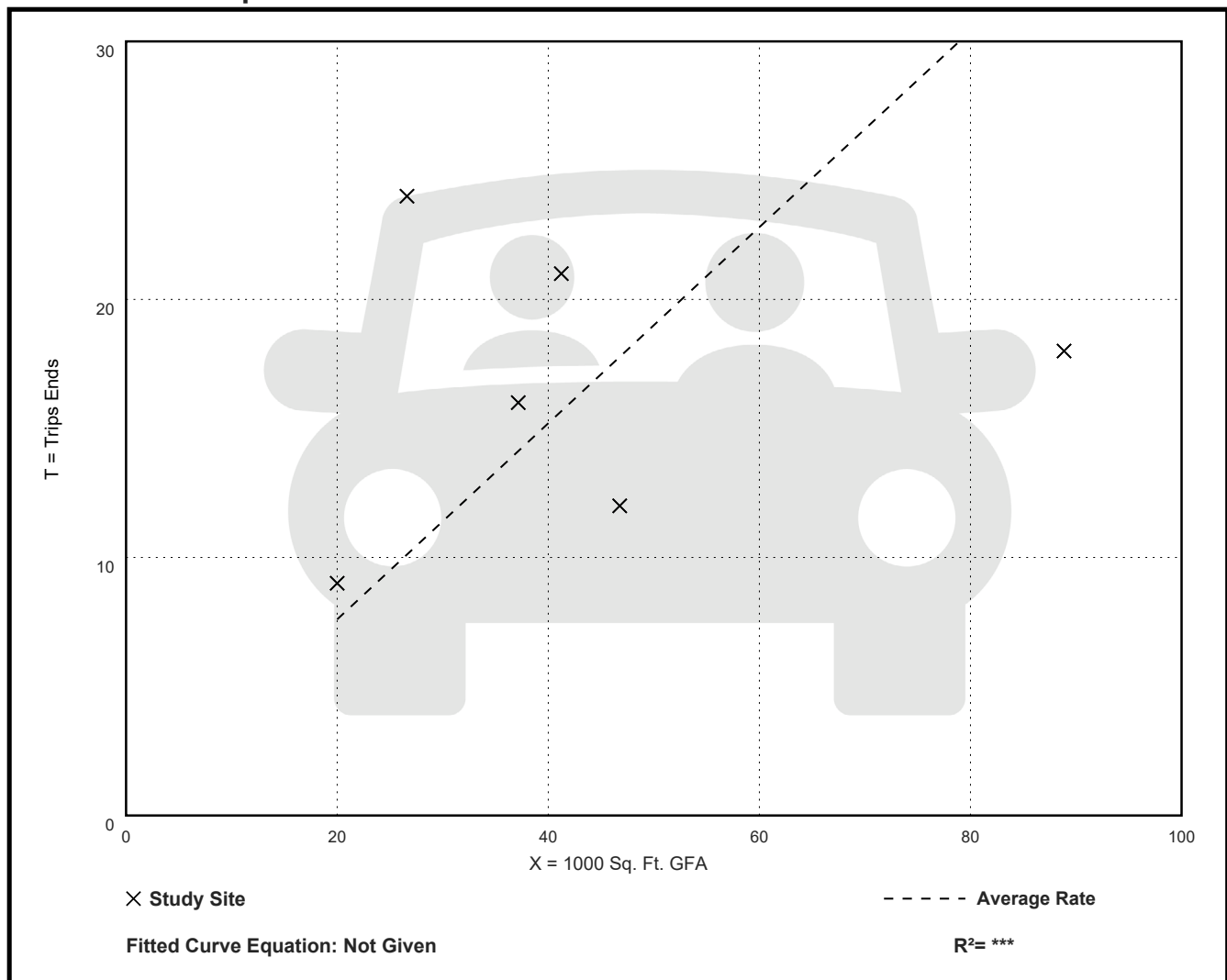
Avg. 1000 Sq. Ft. GFA: 43

Directional Distribution: 32% entering, 68% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.38 | 0.20 - 0.90 | 0.23 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
AM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 4

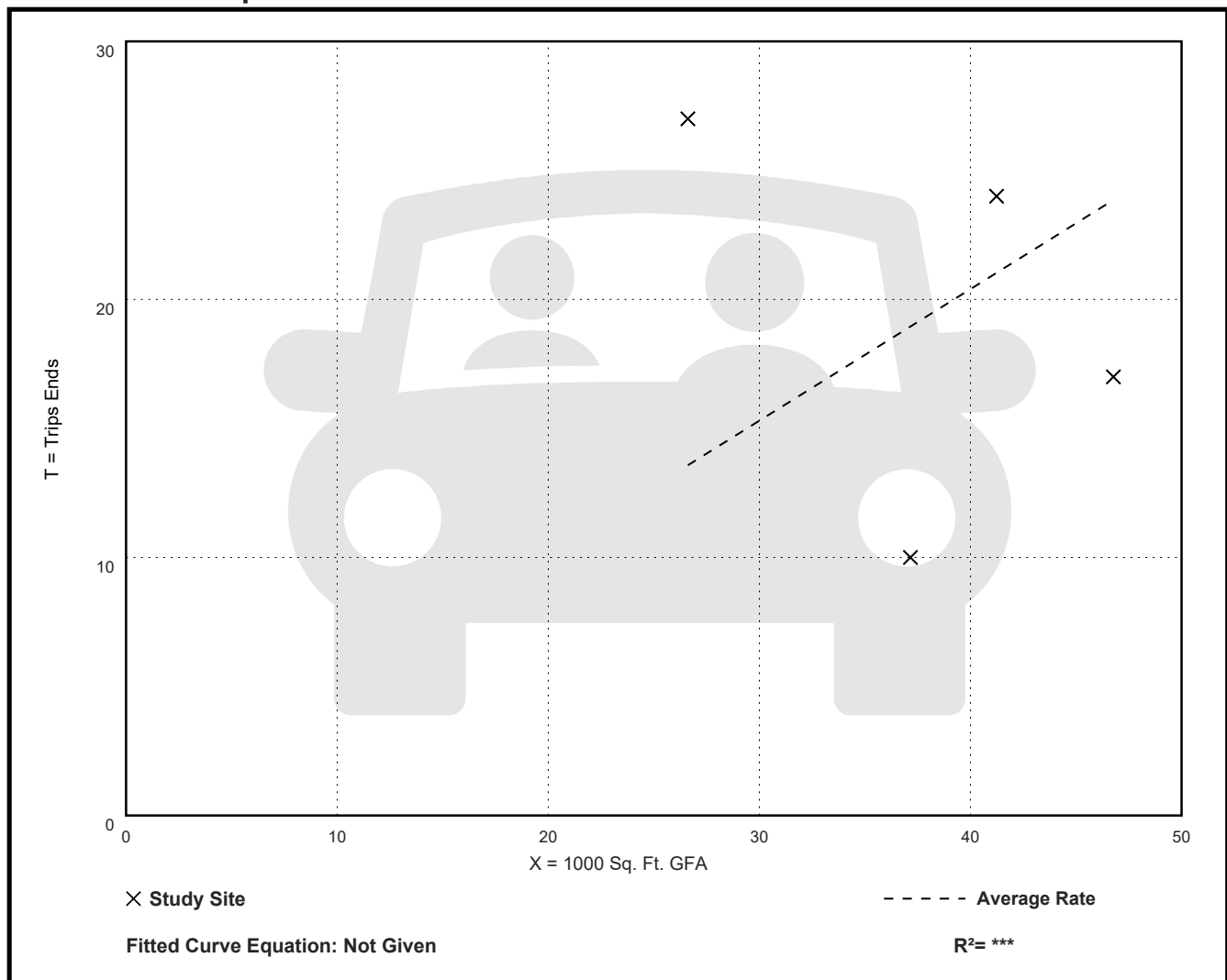
Avg. 1000 Sq. Ft. GFA: 38

Directional Distribution: 65% entering, 35% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.51 | 0.27 - 1.01 | 0.30 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
PM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 4

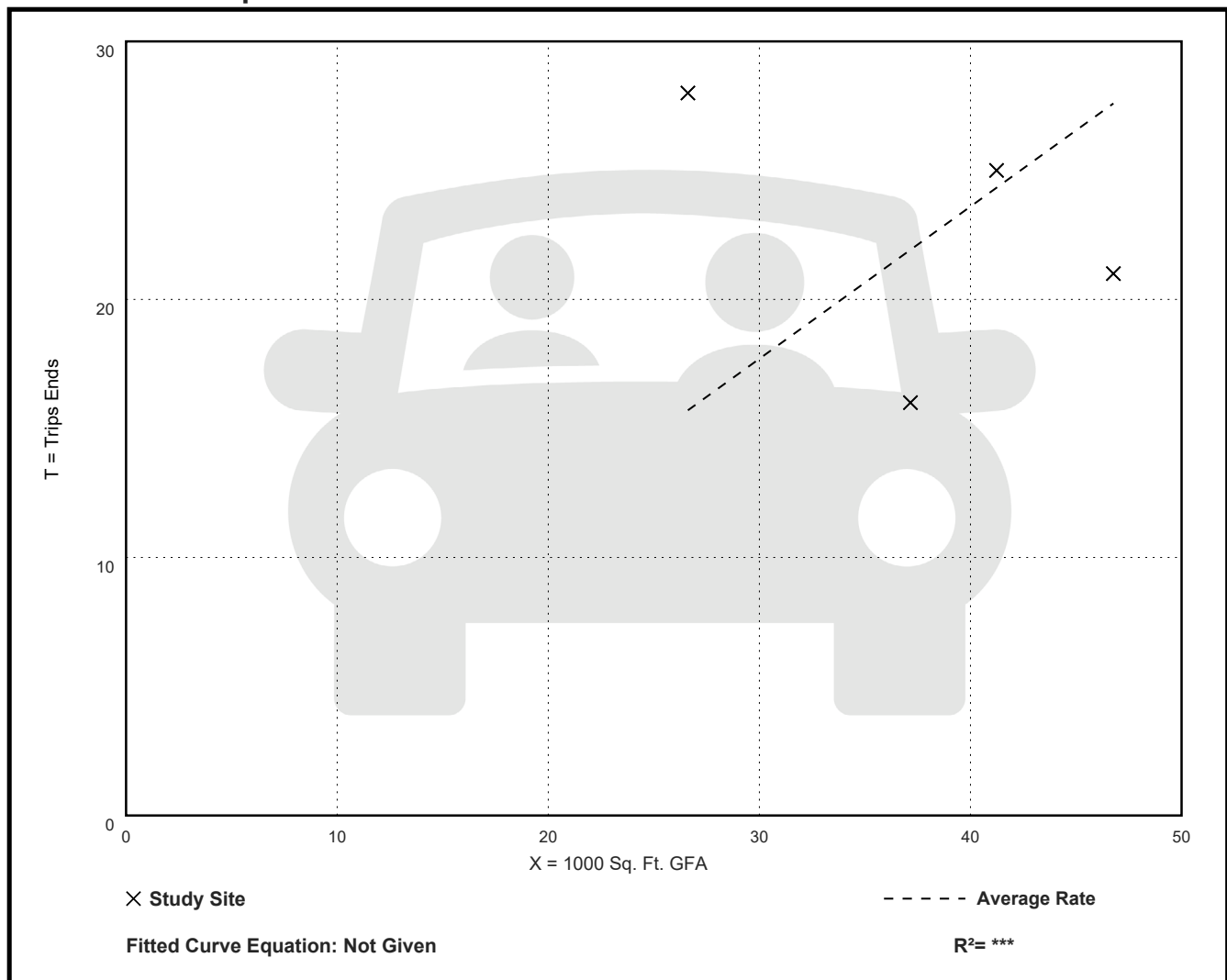
Avg. 1000 Sq. Ft. GFA: 38

Directional Distribution: 39% entering, 61% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.59 | 0.43 - 1.05 | 0.26 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Saturday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 1

Avg. 1000 Sq. Ft. GFA: 89

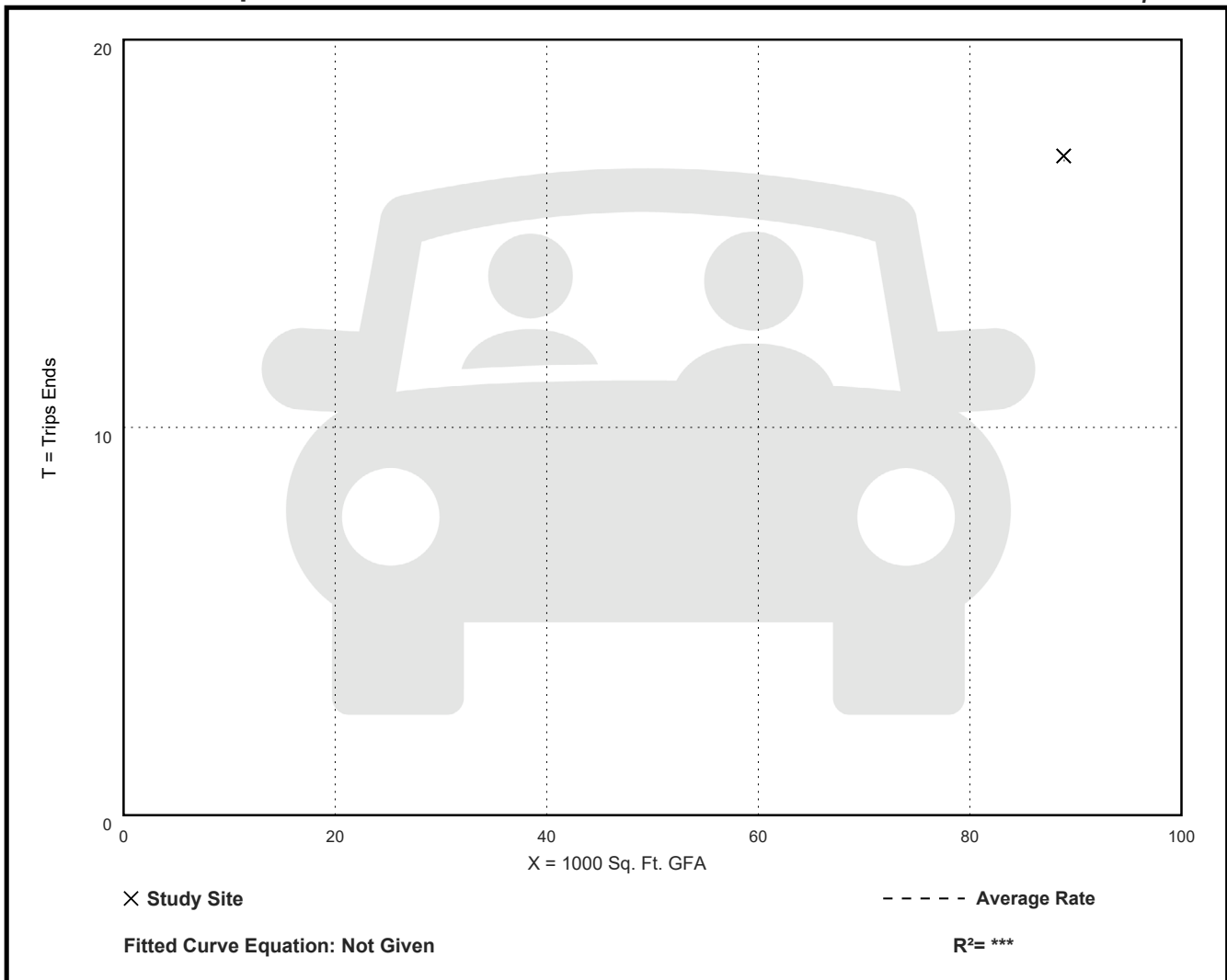
Directional Distribution: 41% entering, 59% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.19 | 0.19 - 0.19 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

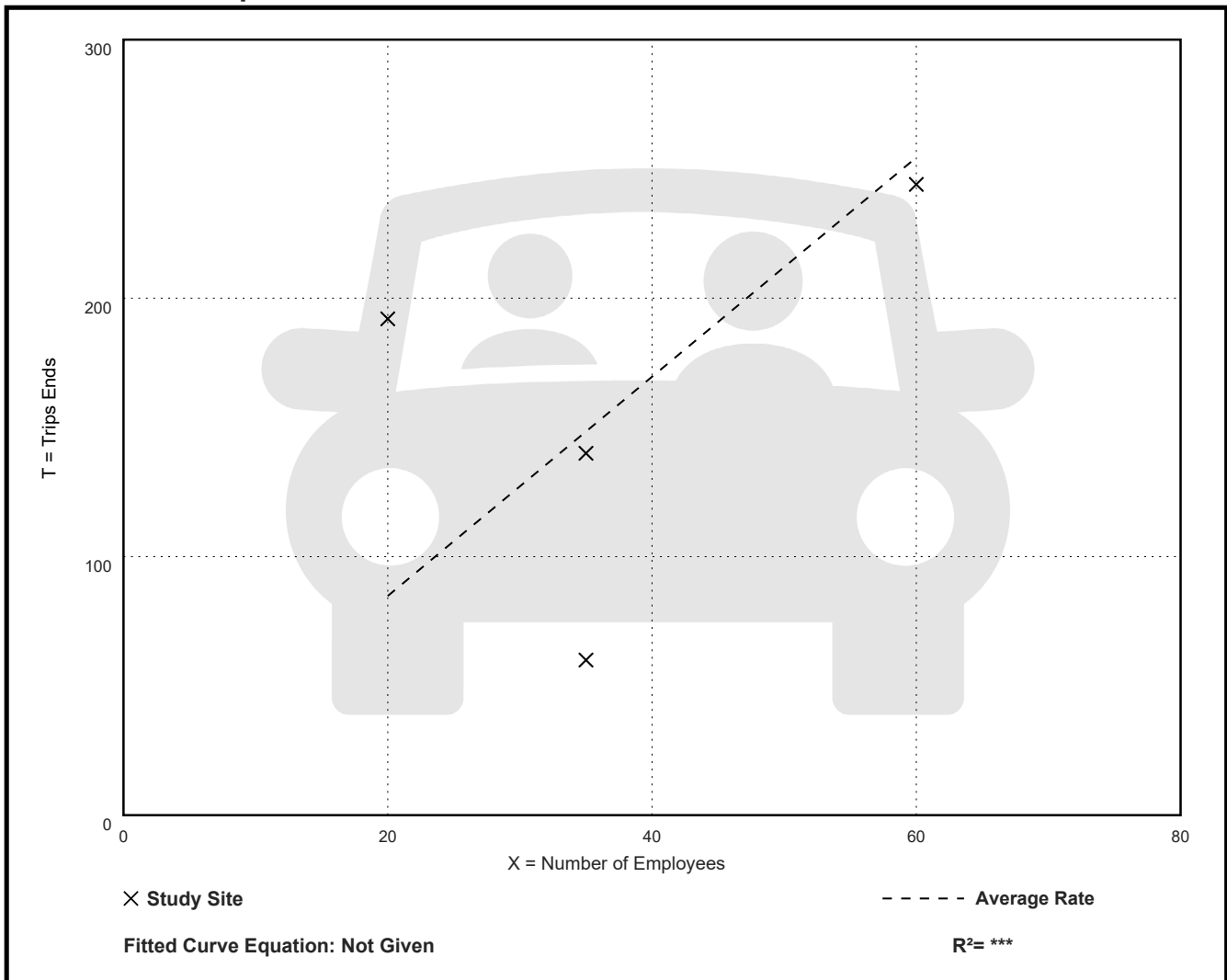
Vehicle Trip Ends vs: Employees
On a: Weekday

Setting/Location: General Urban/Suburban
Number of Studies: 4
Avg. Num. of Employees: 38
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 4.24 | 1.71 - 9.60 | 2.67 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: **Employees**

On a: **Weekday,**

Peak Hour of Adjacent Street Traffic,

One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 9

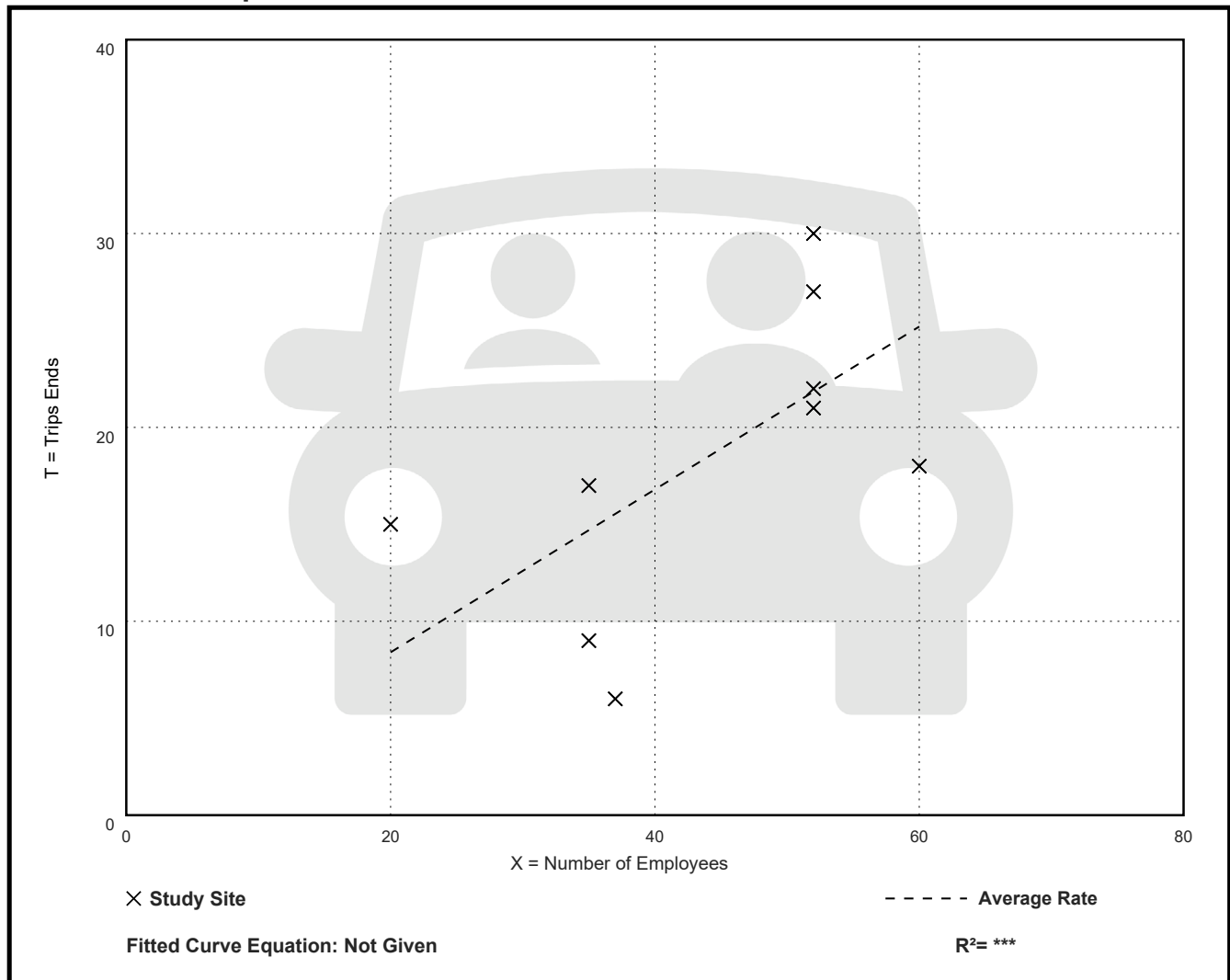
Avg. Num. of Employees: 44

Directional Distribution: 64% entering, 36% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.42 | 0.16 - 0.75 | 0.15 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Employees

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 9

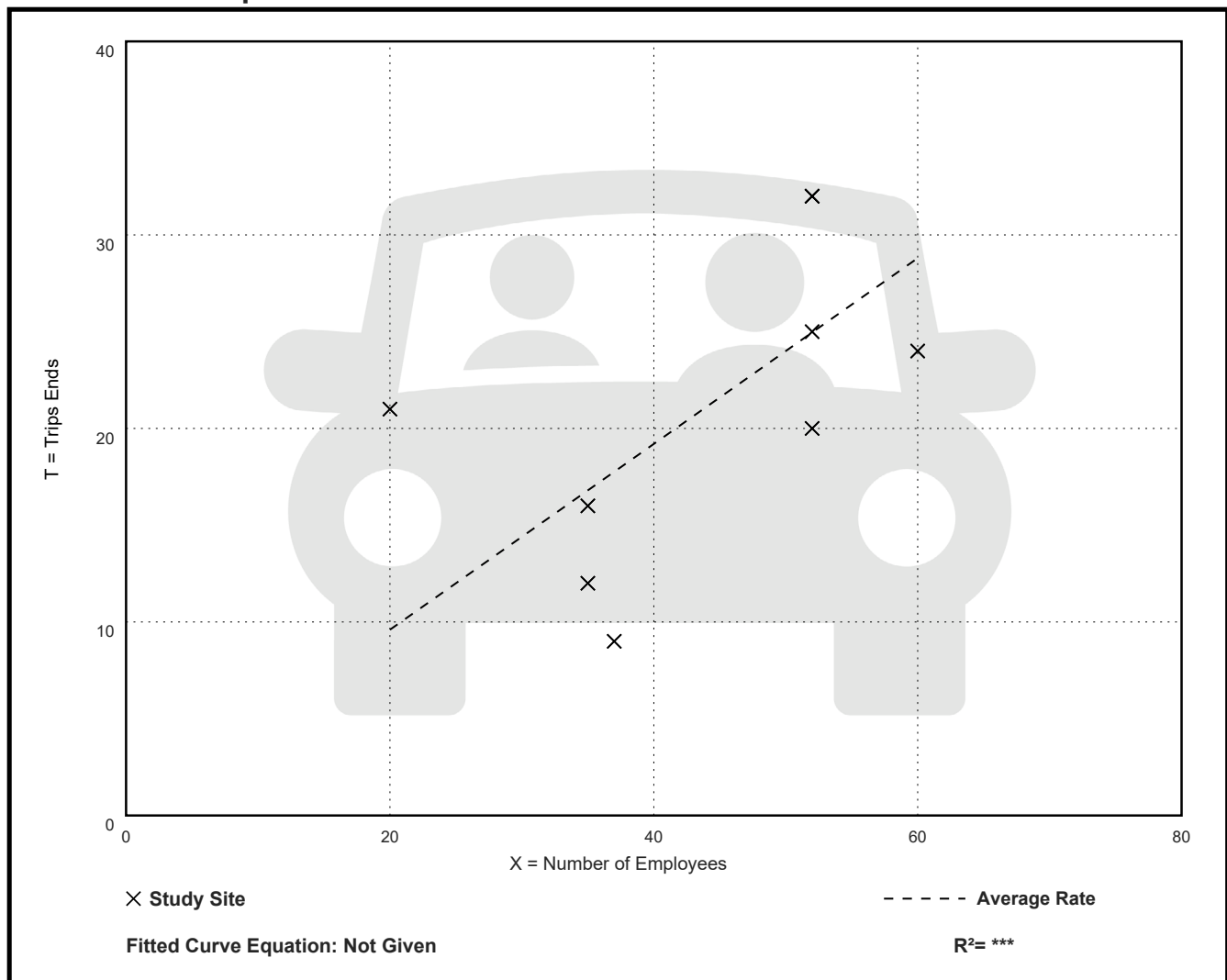
Avg. Num. of Employees: 44

Directional Distribution: 32% entering, 68% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.48 | 0.24 - 1.05 | 0.18 |

Data Plot and Equation



Assisted Living (254)

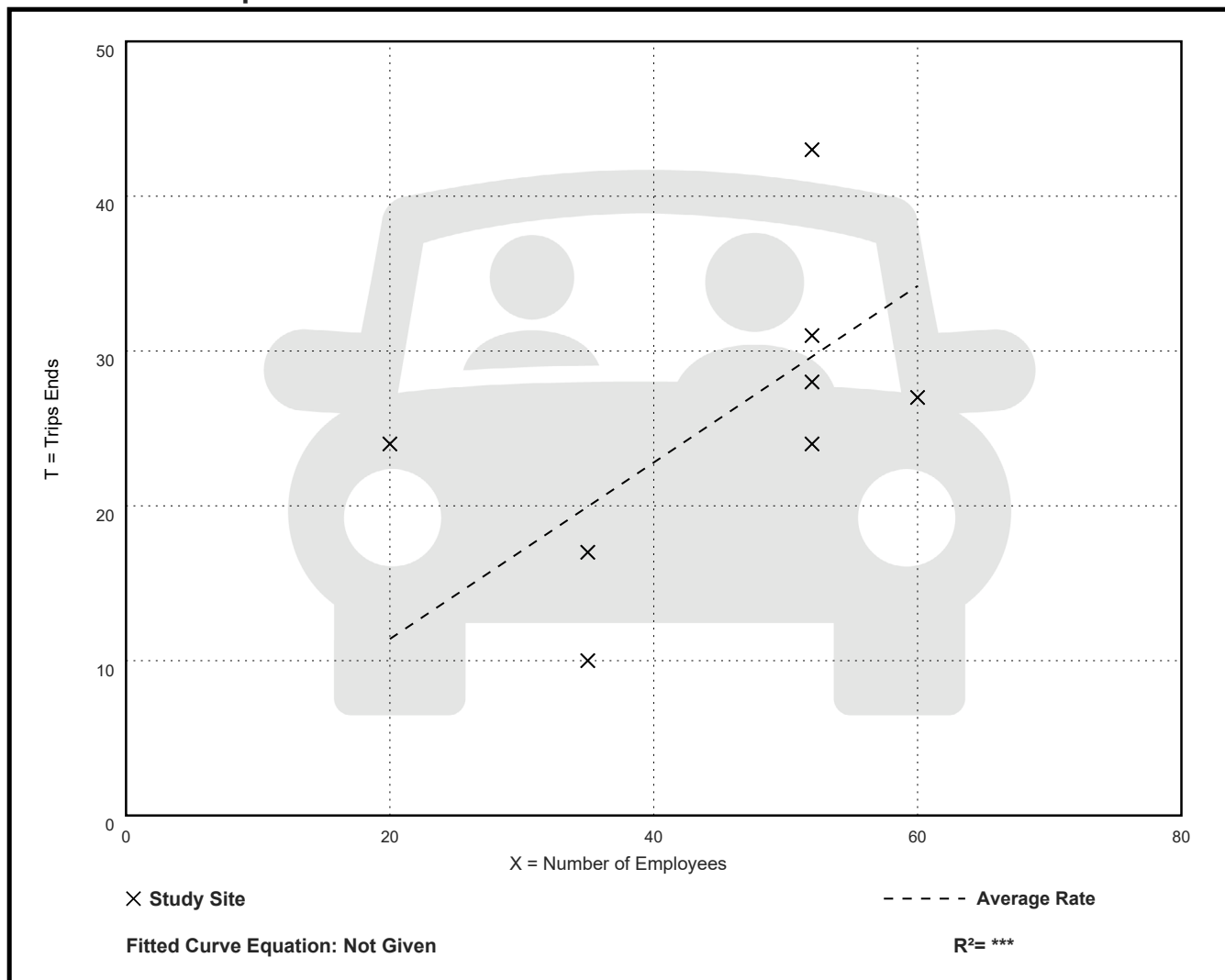
Vehicle Trip Ends vs: **Employees**
 On a: **Weekday,**
AM Peak Hour of Generator

Setting/Location: General Urban/Suburban
 Number of Studies: 8
 Avg. Num. of Employees: 45
 Directional Distribution: 65% entering, 35% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.57 | 0.29 - 1.20 | 0.23 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Employees

On a: Weekday,

PM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 11

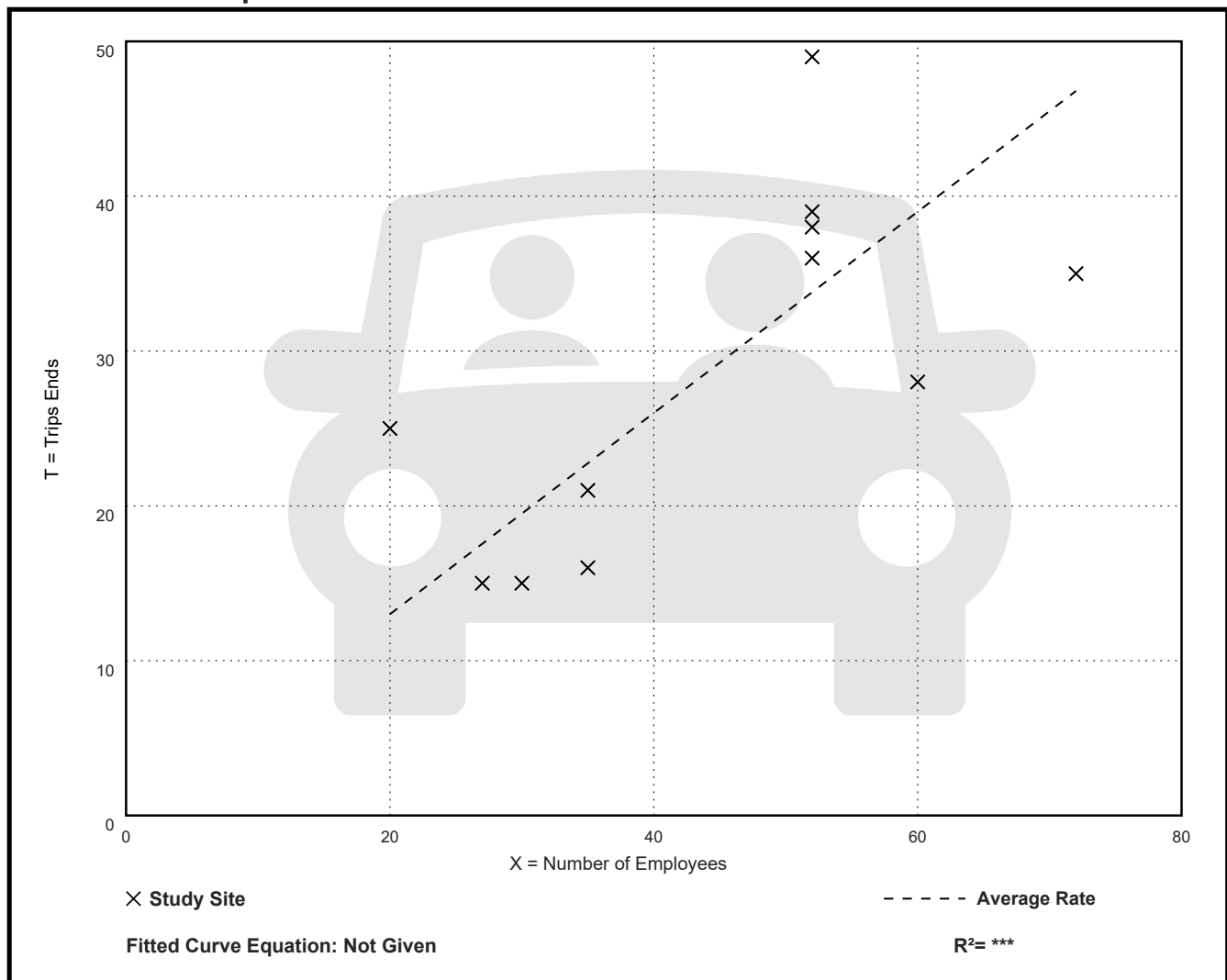
Avg. Num. of Employees: 44

Directional Distribution: 44% entering, 56% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.65 | 0.46 - 1.25 | 0.21 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Employees

On a: Sunday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 3

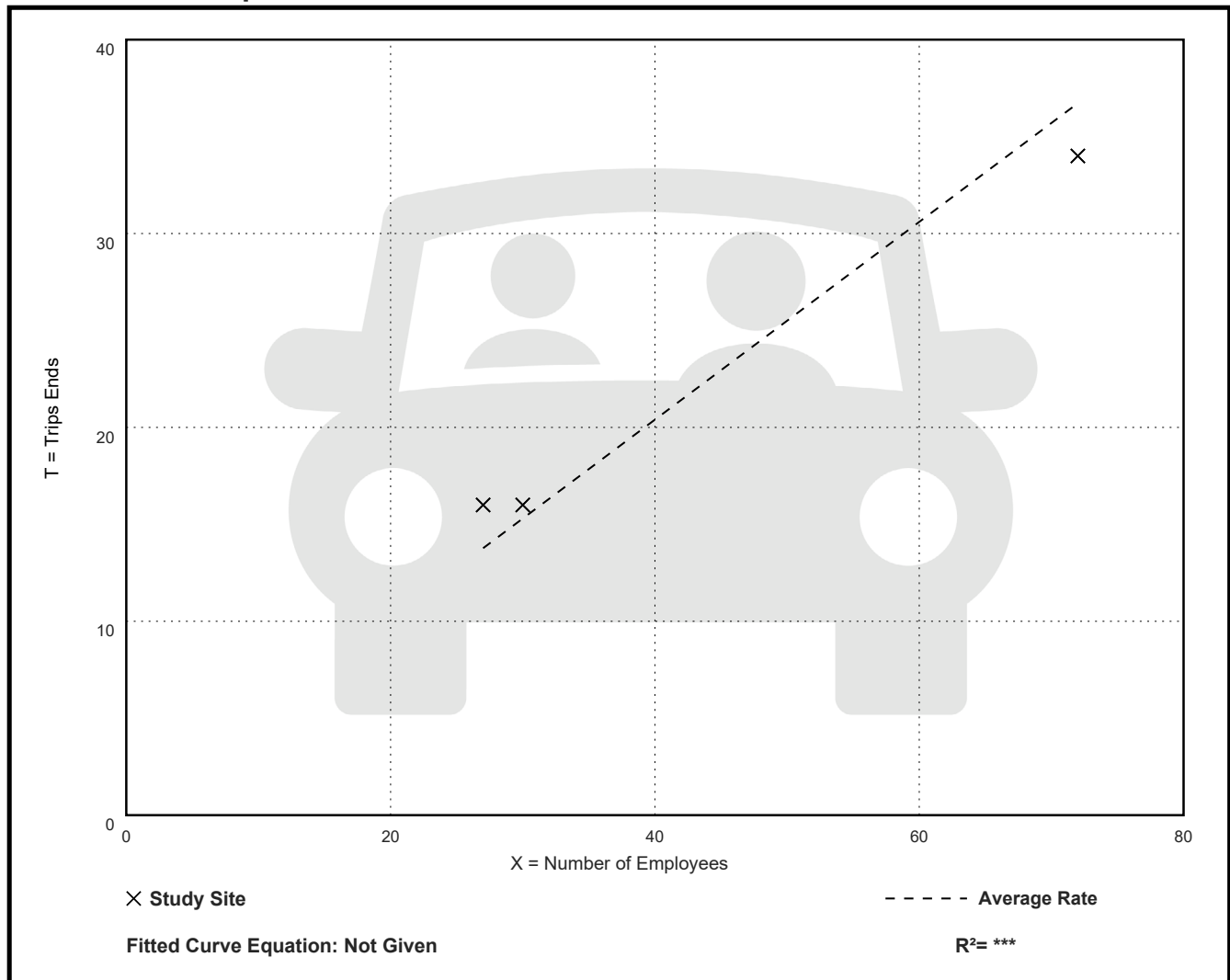
Avg. Num. of Employees: 43

Directional Distribution: 45% entering, 55% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.51 | 0.47 - 0.59 | 0.06 |

Data Plot and Equation



San Bernardino County Behavioral Health Comprehensive Treatment Campus Vehicle Miles Traveled Screening Assessment

Prepared for:

County of San Bernardino

Prepared by:



INTEGRATED ENGINEERING GROUP
TRANSPORTATION PLANNING AND ENGINEERING

23905 Clinton Keith 114-280
Wildomar, CA 92595

April 2026

1.0 PROJECT INTRODUCTION

The purpose of this report is to evaluate the San Bernardino County Behavioral Health Comprehensive Treatment Campus Project's VMT analysis requirements and compliance with Senate Bill 743 (SB 743) and the California Environmental Quality Act (CEQA).

1.1 PROJECT DESCRIPTION

The Project is located at 13333 Palmdale Road, southeast of the intersection of Palmdale Road and Cobalt Road within the City of Victorville, California. The Project is proposing the expansion of St. John of God Health Care Services with new treatment facilities and transitional housing under the following programs which consists of 144 beds total:

- Behavioral Health Continuum Infrastructure Program (BHCIP) – 92 total beds
 - 36 beds in the Adult Substance Use Disorder (SUD) Residential Treatment Building
 - 24 beds in the Adult Withdrawal Management Building
 - 16 beds in the Adolescent SUD Residential Treatment Building
 - 16 beds in the Adolescent Psychiatric Residential Treatment Facility
- Community Care Expansion (CCE) Program – 52 total beds in the Recovery Residence building

The Addendum evaluates two additional and alternative ingress and egress options: Option 1 provides that public ingress and egress will occur from Palmdale Road, with two emergency access driveways off Cobalt Road; Option 2, provides that public ingress and egress will occur from both Cobalt Road and Palmdale Road, with two emergency access driveways off Cobalt Road.

Figures 1-1a and 1-1b show the site plans which depict the two additional and alternative access options.

1.2 SENATE BILL 743

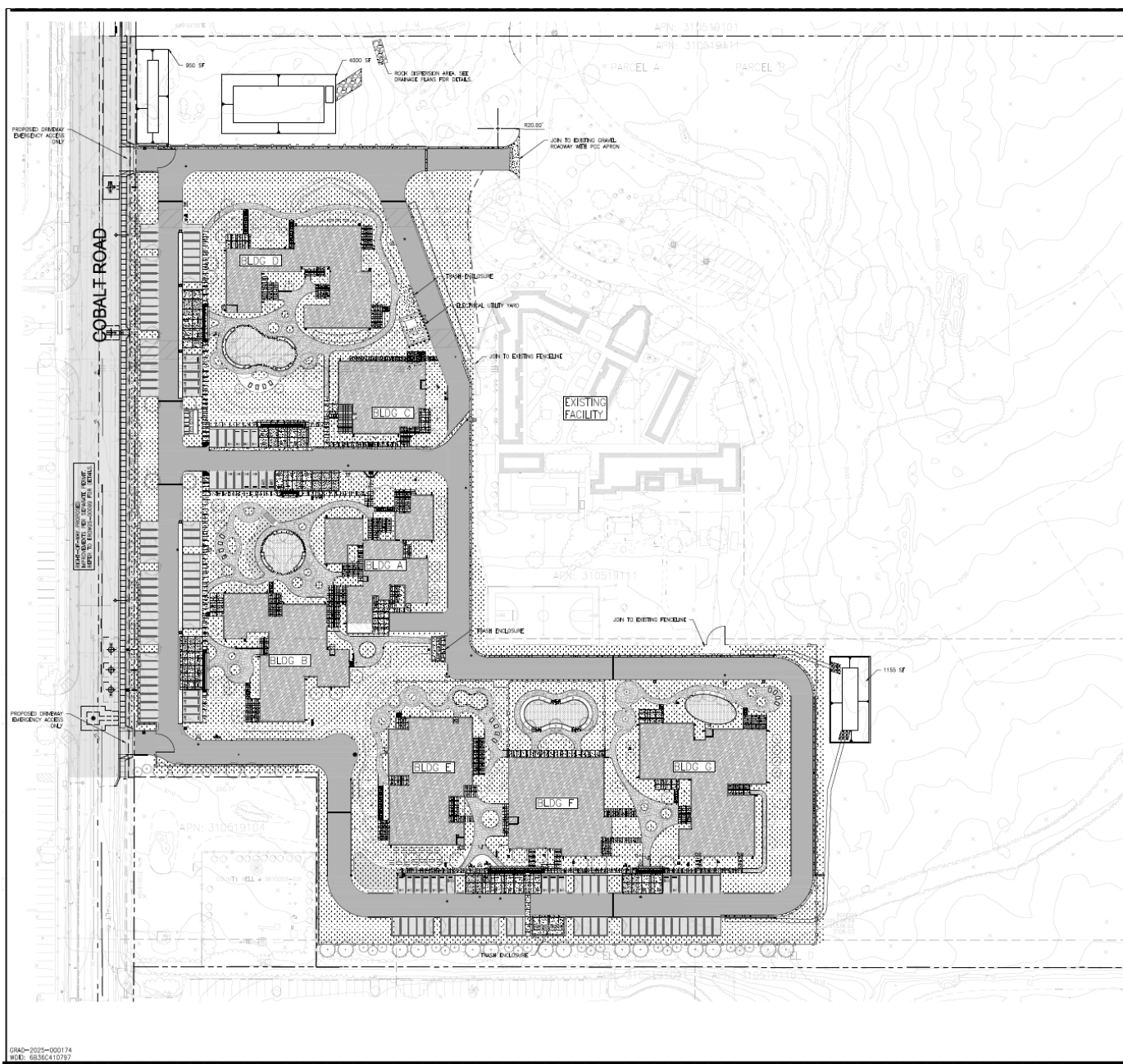
On September 27, 2013, SB 743 was signed into State law and started a process intended to fundamentally change transportation impact analysis as part of the CEQA compliance. The California Natural Resource Agency updated the CEQA transportation analysis guidelines in 2018. In this update automobile delay and LOS metrics are no longer to be used in determining transportation impacts. Instead VMT metrics will serve as the basis in determining impacts. Furthermore, the guidelines stated that after July 1, 2020, transportation analysis under CEQA must use VMT to determine impacts for land use projects.

1.3 GUIDANCE DOCUMENTS

The City of Victorville has adopted guidance on evaluating VMT for transportation impacts under CEQA through Resolution No. 20-031. Therefore, Exhibit 1 City of Victorville *Vehicle Miles Traveled Analysis Guidelines*, June 2020¹, hereafter referred to as "Guidelines", will be used for this analysis.

¹ https://files.ceganet.opr.ca.gov/254048-4/attachment/DP7ry4Y7vaT3ho2VpMk5yvE2jAcHEhp_P64HxaRXcUkzcMPnXFg7jZjNI7CRuyBlbuLFnhY-ovnka4zY0





LEGEND

- TIE
- - - - - EXISTING PROPERTY LINE
- - - - - ADJACENT PROPERTY LINE
- - - - - PROPOSED FENCE
- ▨ HEADWALL, 18" x 18"
- ▨ PROPOSED BUILDING

10.10.1685-DBH
COMPREHENSIVE TREATMENT CENTER

13333 Palmblair Road/Victoria CA 92392

SNYDER LANGSTON
SNYDER LANGSTON
1780 Cross
Irvine, CA 92614
Tel 949.863.8020

Gensler
GENSLER
300 South Figueroa Street
Los Angeles, CA 90071
Tel 213.327.3800

kpff
KPFF
3251 Camino Del Rio North, Suite 1000
San Diego, CA 92108
Tel 619.521.8500

EPTDESIGN
EPTDESIGN
101 N. Hudson St. Box C3-200
Channahon, CA 61711
Tel 815.790.2008

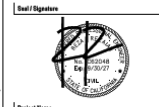
miyamoto.
MIYAMOTO INTERNATIONAL
707 Wilshire Blvd. Suite #1100
Los Angeles, CA 90017
Tel 213.362.7718

DESIGN WEST ENGINEERING
DESIGN WEST ENGINEERING
4222 MacArthur Blvd.
San Bernardino, CA 92410
Tel 909.886.3300
Fax 909.886.3370
Email: info@designwesteng.com

CHRISTIAN BROTHERS
CHRISTIAN BROTHERS
1140 Thurston Ave
Milpitas, CA 95026
Tel (650) 381-2048 (2047)
Fax (650) 381-1581
CA 65026

SHERMAN ELECTRIC
SHERMAN ELECTRIC
3753 Mission Via
Fremont, CA 94537
Tel 908.786.8020

| Date | Description |
|-----------|----------------------------|
| 1/20/2015 | 10% SCHEDULING DESIGN |
| 2/10/2015 | 30% DESIGN DEVELOPMENT |
| 3/10/2015 | 50% DESIGN DEVELOPMENT |
| 4/10/2015 | 70% DESIGN DEVELOPMENT |
| 5/10/2015 | 90% CONSTRUCTION DOCUMENTS |
| 6/10/2015 | 95% CONSTRUCTION DOCUMENTS |
| 7/10/2015 | ISSUE FOR PLAN CHECK |
| 8/10/2015 | SUBMISSION FOR APPROVAL |
| 9/10/2015 | SITE REVISION |



KEY PLAN

Project Name _____

Project Number _____

Description
CIVIL SITE PLAN

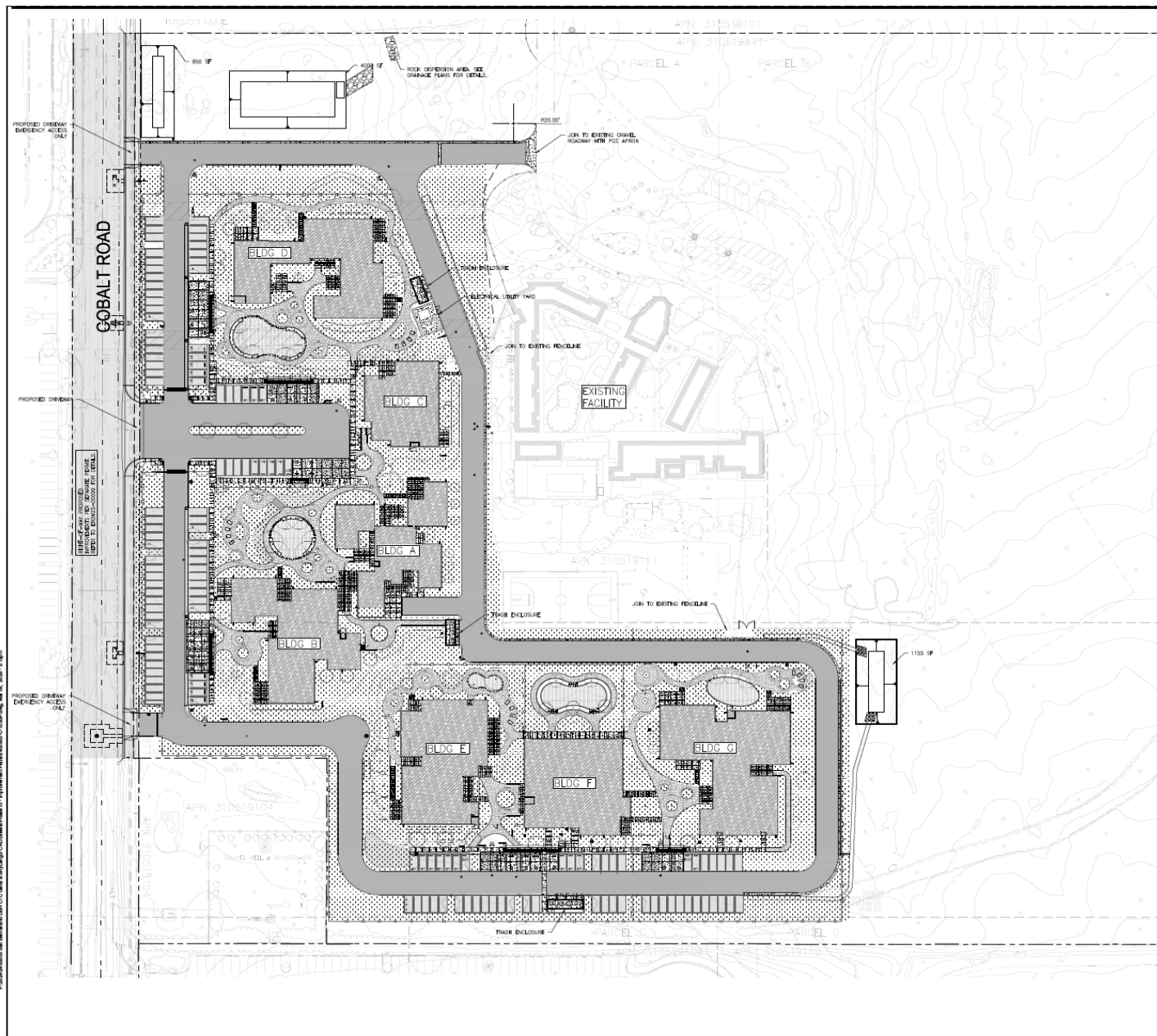
Scale _____

C1.03

CRAC-2015-001174
MOD: 6636C410797



San Bernardino County Behavioral Health Comprehensive Treatment Campus
Project Site Plan (Option 1)
Figure 1-1a



LEGEND

| | |
|--|------------------------|
| | TREE |
| | EXISTING PROPERTY LINE |
| | ADJUSTED PROPERTY LINE |
| | PROPOSED FENCE |
| | SEASHELL IMP-ASP |
| | PROPOSED BUILDING |

- 10.10.1685-DBH
COMPREHENSIVE TREATMENT CENTER
-
- 13333 Palmblair Road/Victorville CA 92392
-
- SNYDER LANGSTON
17905 LINDA
IRVINE, CA 92614
Tel: 949.863.0300
- Gensler**
- GENSLER
555 South Figueroa Street
Los Angeles, CA 90071
Tel: 213.327.3900
- lqpf**
- lqpf
3517 Camino Del Rio North, Suite 1000
San Diego, CA 92108
Tel: 619.521.6500
- EPTDESIGN**
- EPTDESIGN
101 Madison Hill Blvd C2-200
Channaham, CA 91711
Tel: 626.795.2066
- miyamoto.**
- MIYAMOTO INTERNATIONAL
177 Wilshire Blvd Suite 4010
Los Angeles, CA 90017
Tel: 213.362.7778
- DESIGN WEST ENGINEERING**
- DESIGN WEST ENGINEERING
412 E. Verdugo Way
Los Angeles, CA 91043
Tel: 800.886.3700
Fax: 800.886.3770
Email: west@designwest.com
- CRISTIANI BUSINESS**
- CRISTIANI BUSINESS
11487 Thurston Lane
New Canaan, CA 91622
Tel: (916) 361-1861 (USA)
Fax: (916) 361-1581
Tel: 465647
- WESTERN ELECTRIC**
- WESTERN ELECTRIC
3123 March Ave Marina
Marina, CA 94027
Tel: 909.768.9000

| Date | Description |
|--------------|----------------------------|
| 1 06/20/2015 | 10% SCHEMATIC DESIGN |
| 2 07/02/2015 | 30% DESIGN DEVELOPMENT |
| 3 08/03/2015 | 60% DESIGN DEVELOPMENT |
| 4 09/10/2015 | 90% CONSTRUCTION DOCUMENTS |
| 5 10/15/2015 | 90% CONSTRUCTION DOCUMENTS |
| 6 11/02/2015 | ISSUE FOR PLANNING REVIEW |
| 7 12/09/2015 | SUBMISSION FOR APPROVAL |
| 8 01/05/2016 | |

Seal / Signature

Project Name

Project Number

Description

CIVIL SITE PLAN

Date

KEY PLAN

C1.03

GRAB-2015-001174
W01: 6636C410797

2.0 ANALYSIS METHODOLOGY

The Guidelines provide the following process for VMT analysis:

1. Project Screening
2. Project Generated Methodology
3. Identify VMT Impact Threshold

2.1 SCREENING CRITERIA ASSESSMENT

The Guidelines provide two (2) types of screening to determine if a project could be screened out from conducting a detailed project level VMT analysis.

- *Daily Vehicle Trips* – The project results in a net increase of 1,285 or less weekday daily trips.
- *Land Use Types* – The following land use types will be used for screening:
 - Single family or Multifamily residential – 136 dwelling units or less
 - Office – 227,000 square feet (sf)
 - Retail – 122,000 sf
 - Warehousing – 829,000 sf
 - Light Industrial – 296,000 sf
 - K-12 Public School
 - Daycare/Childcare/Pre-K
 - Affordable housing
 - Student housing projects on or adjacent to college campuses
 - Community Institutions, Social Services and Public Buildings

2.2 PROJECT GENERATED METHODOLOGY

Projects that do not meet any of the screening criteria identified would need to perform a VMT analysis. The Production/Attraction method must be used for projects with a single land use and the Origin/Destination method must be used for projects with mixed land use types.

2.3 VMT THRESHOLDS

A project's VMT generation per service population shall be less than the City's VMT General Plan buildout per service population.

3.0 PROJECT VMT ASSESSMENT

The Project is proposing the construction of treatment facilities and transitional housing including 144 beds.

3.1 SCREENING CRITERIA ASSESSMENT

Daily Vehicle Trips – Per the Guidelines, trip generation for proposed uses must be calculated based on rates from the *Trip Generation Manual (TGM), 12th Edition*, published by the Institute of Transportation Engineers (ITE). ITE average trip generation rates and trip calculations summary for the Project land uses are presented in **Table 3-1** and **Table 3-2**, respectively.

Table 3-1 – Project Trip Generation Rates

| Land Use ¹ | Units ² | ITE LU Code | AM Peak Hour | | | PM Peak Hour | | | Daily |
|-----------------------|--------------------|-------------|--------------|------|-------|--------------|------|-------|-------|
| | | | In | Out | Total | In | Out | Total | |
| Assisted Living | Bed | 254 | 0.11 | 0.08 | 0.19 | 0.09 | 0.15 | 0.24 | 4.14 |

¹Trip Generation Source: Institute of Transportation Engineers (ITE), *Trip Generation Manual*, 12th Edition (2025). Included in **Attachment 1**.

Table 3-2 – Project Trip Generation Summary

| Land Use ¹ | Intensity | Units ² | AM Peak Hour | | | PM Peak Hour | | | Daily |
|-----------------------|-----------|--------------------|--------------|-----|-------|--------------|-----|-------|-------|
| | | | In | Out | Total | In | Out | Total | |
| Assisted Living | 144 | Bed | 16 | 12 | 28 | 13 | 22 | 35 | 596 |

¹Trip Generation Source: Institute of Transportation Engineers (ITE), *Trip Generation Manual*, 12th Edition (2025). Included in **Attachment 1**.

As shown in Table 3-2, the Project is anticipated to generate approximately 596 weekday daily trips, which is less than the threshold of 1,285 trips. **Therefore, the Project would be presumed to have a less than significant VMT impact under this criterion.**

Land Use Type – The Project includes assisted living and associated services provided by the County of San Bernardino, which is a social service. **Therefore, the Project would be presumed to have a less than significant VMT impact under this criterion.**

3.2 CONCLUSION

As concluded in Section 3.1 of this report, the Project screens out since it meets the *Daily Vehicle Trips* and *Land Use Type* screening criteria as a social service and therefore, is presumed to have a less than significant VMT impact. It is our recommendation that the project be approved with no additional project-level VMT analysis.

Attachment 1 – ITE 12th Edition Trip Generation Excerpts

Attachment 1 - ITE 12th Edition Trip Generation Excerpts



Land Use: 254 Assisted Living

Description

An assisted living complex is a residential setting that provides either routine general protective oversight or assistance with activities necessary for independent living to persons with mental or physical limitations. The typical resident has difficulty managing in an independent living arrangement but does not require nursing home care. Its centralized services typically include dining, housekeeping, social and physical activities, medication administration, and communal transportation.

The complex commonly provides separate living quarters for each resident. Alzheimer's and ALS care are commonly offered at assisted living facilities. Living quarters for these patients may be located separately from the other residents. Assisted care commonly bridges the gap between independent living and a nursing home. In some areas, an assisted living residence may be called personal care, residential care, or domiciliary care. Staff may be available at an assisted care facility 24 hours a day, but skilled medical care—which is limited in nature—is not required. Nursing home (Land Use 620) is a related use.

Additional Data

The sites were surveyed in the 1990s, the 2000s, the 2010s, and the 2020s in Connecticut, New Jersey, New York, Oregon, Tennessee, Texas, and Utah.

Source Numbers

573, 581, 611, 725, 876, 877, 912, 1016, 1029, 1219

Assisted Living (254)

Vehicle Trip Ends vs: **Beds**
On a: **Weekday**

Setting/Location: **General Urban/Suburban**

Number of Studies: 1

Avg. Num. of Beds: 87

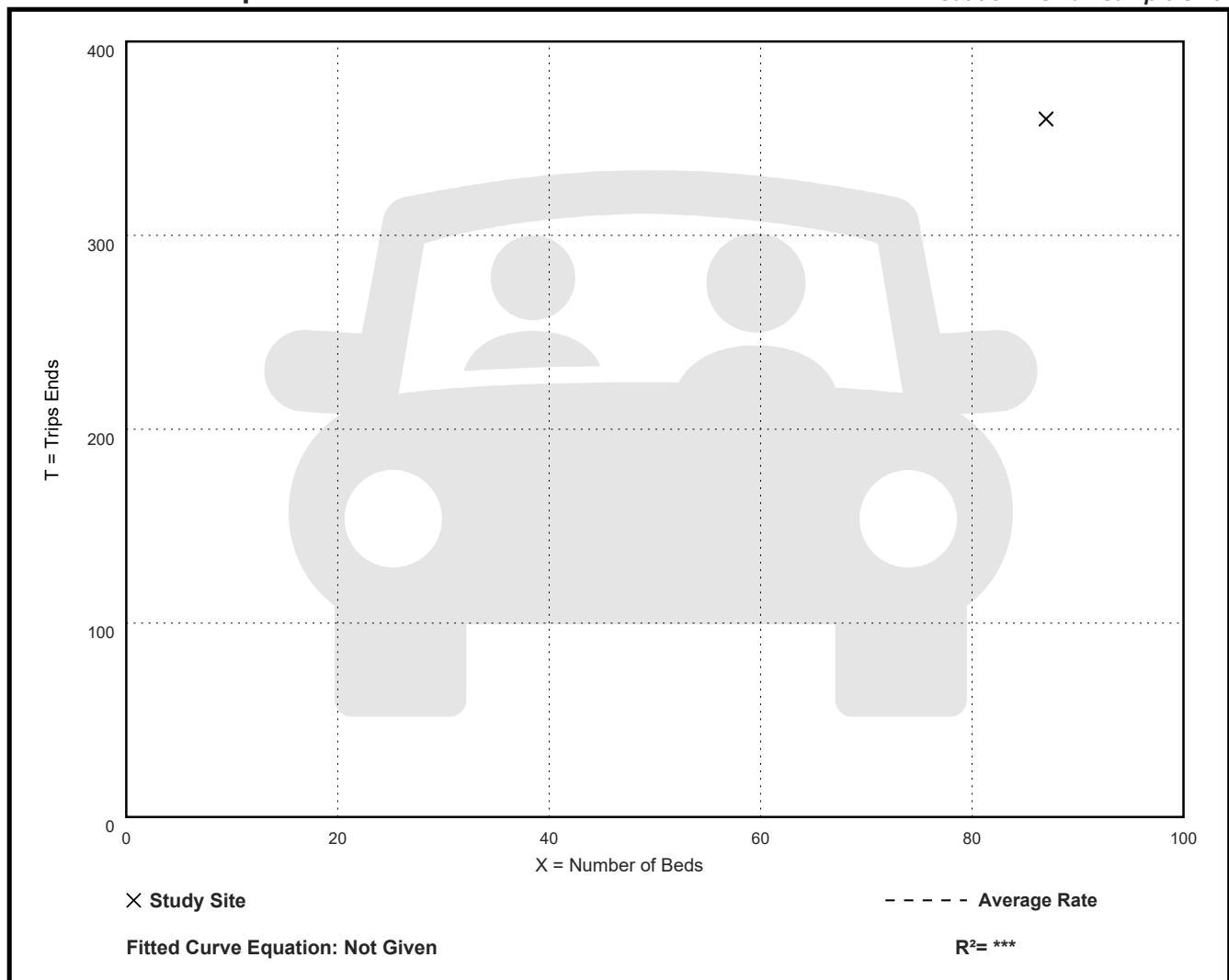
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 4.14 | 4.14 - 4.14 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 13

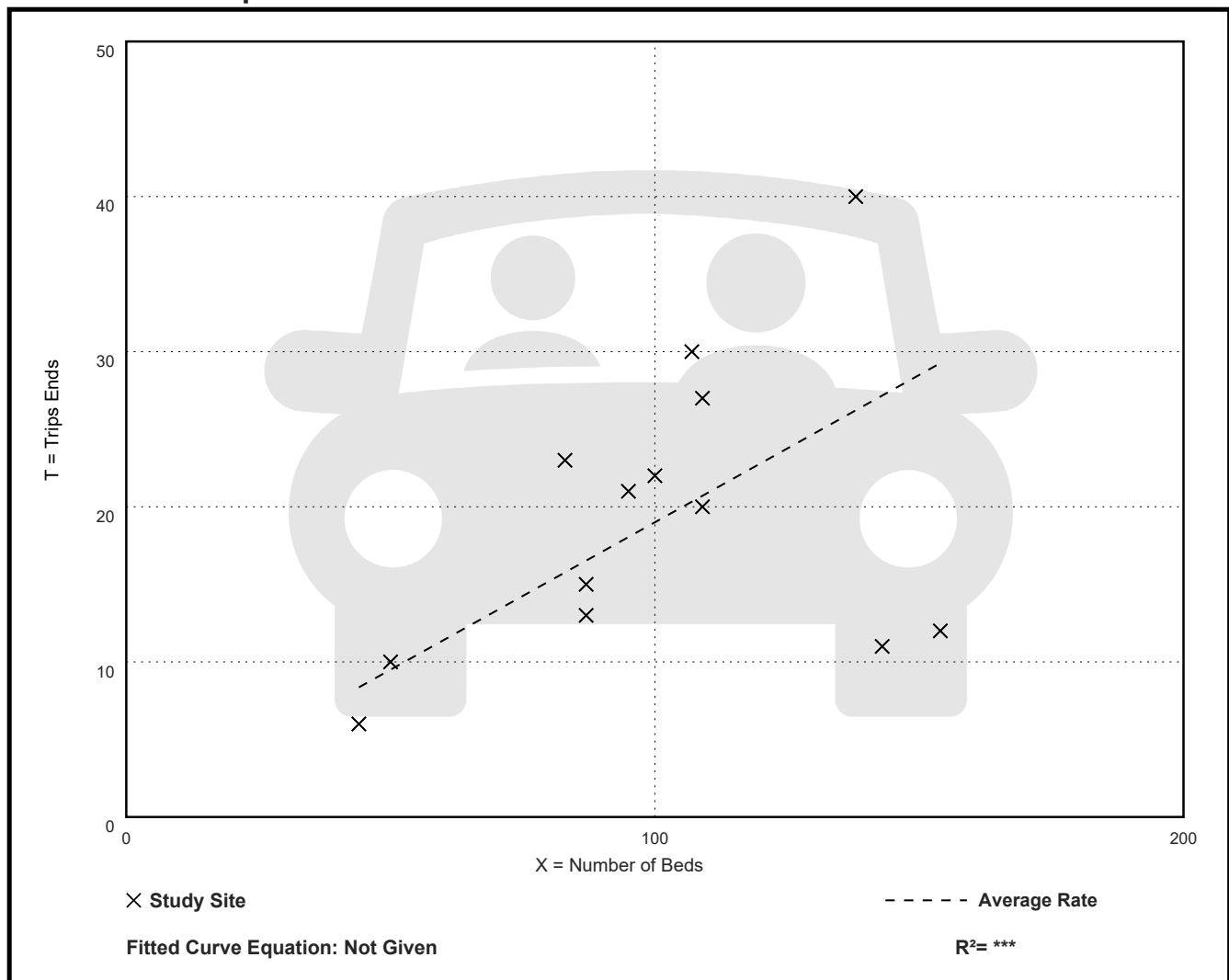
Avg. Num. of Beds: 100

Directional Distribution: 59% entering, 41% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.19 | 0.08 - 0.29 | 0.08 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 13

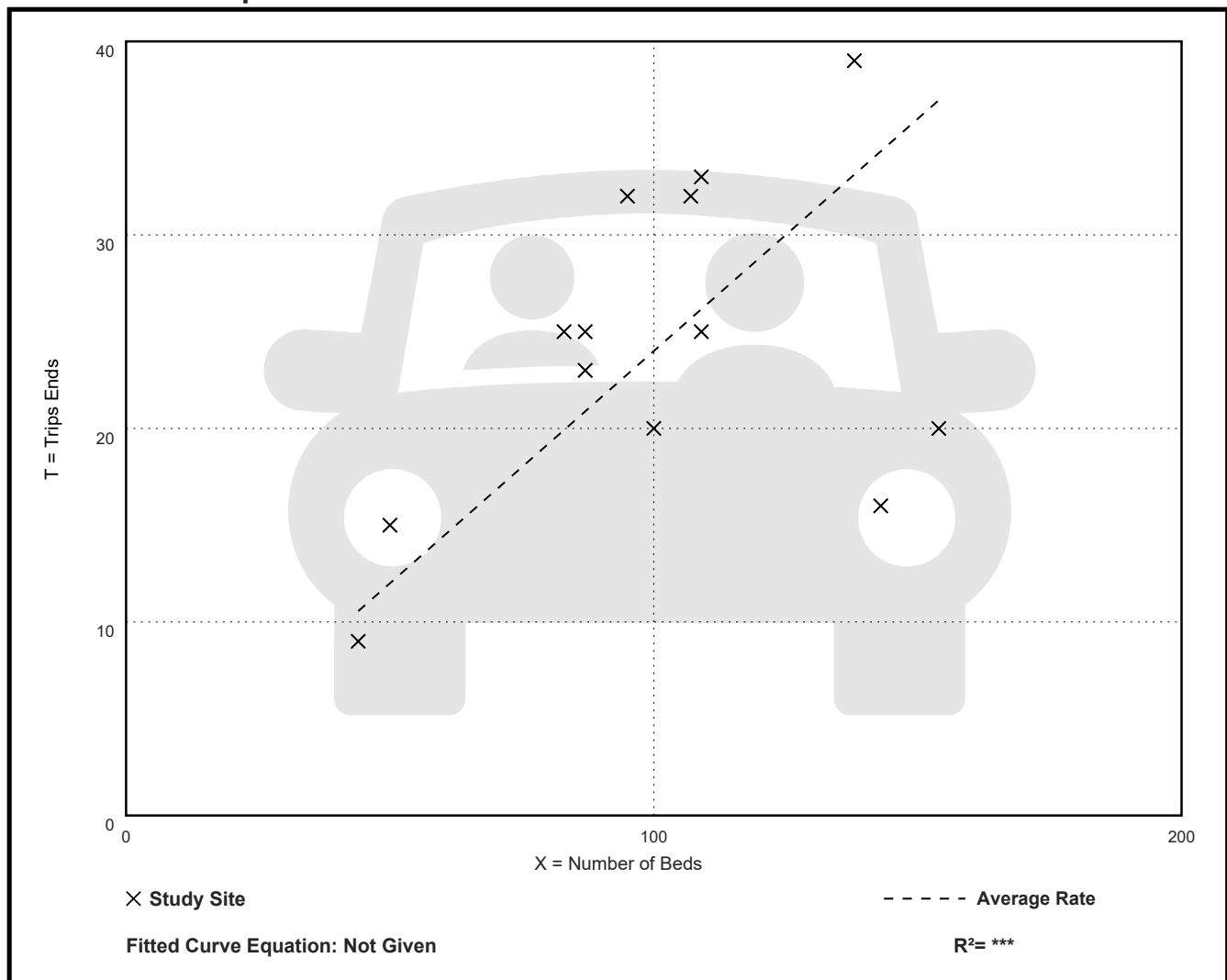
Avg. Num. of Beds: 100

Directional Distribution: 38% entering, 62% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.24 | 0.11 - 0.34 | 0.08 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

AM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 11

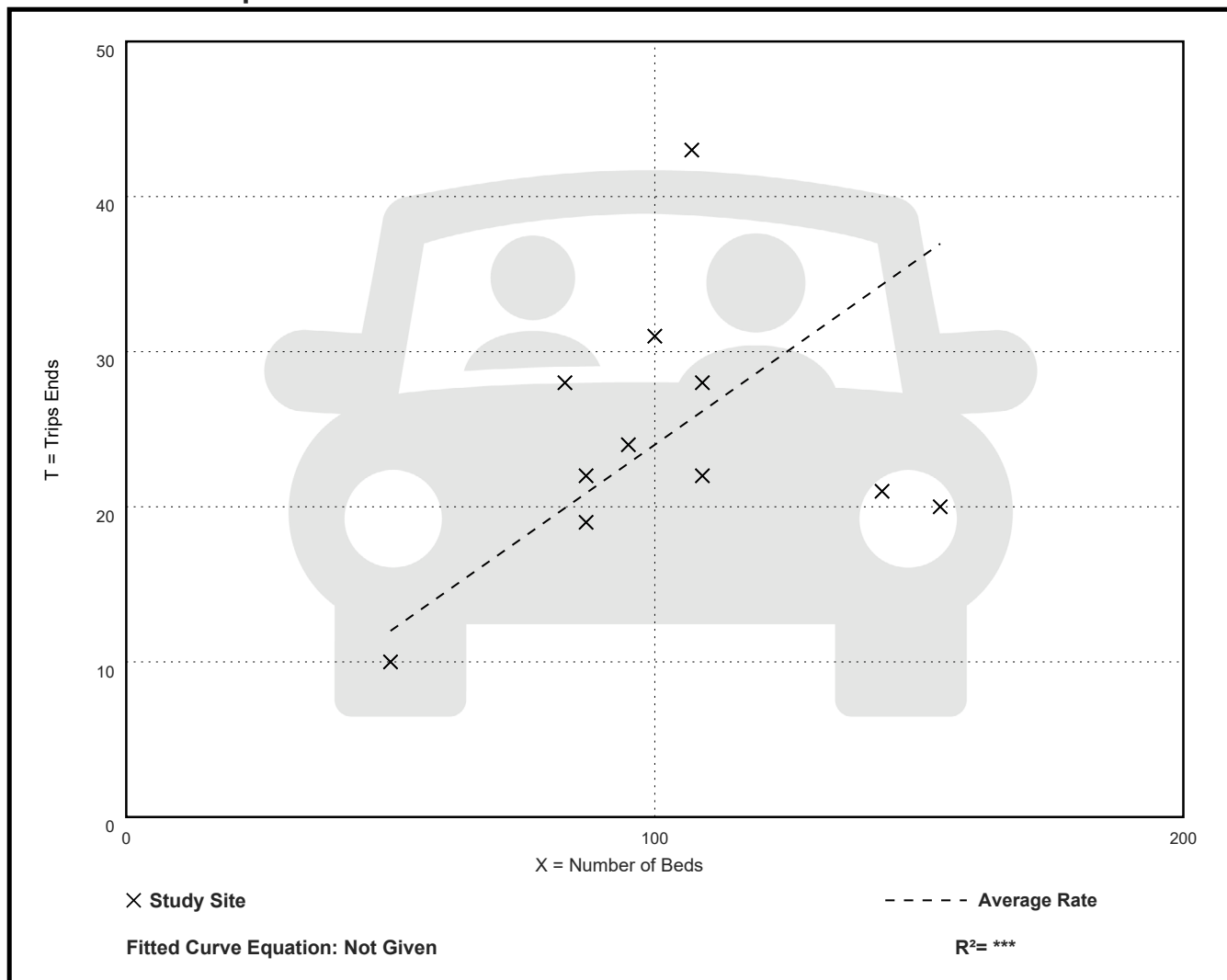
Avg. Num. of Beds: 102

Directional Distribution: 66% entering, 34% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.24 | 0.13 - 0.40 | 0.09 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Weekday,

PM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 15

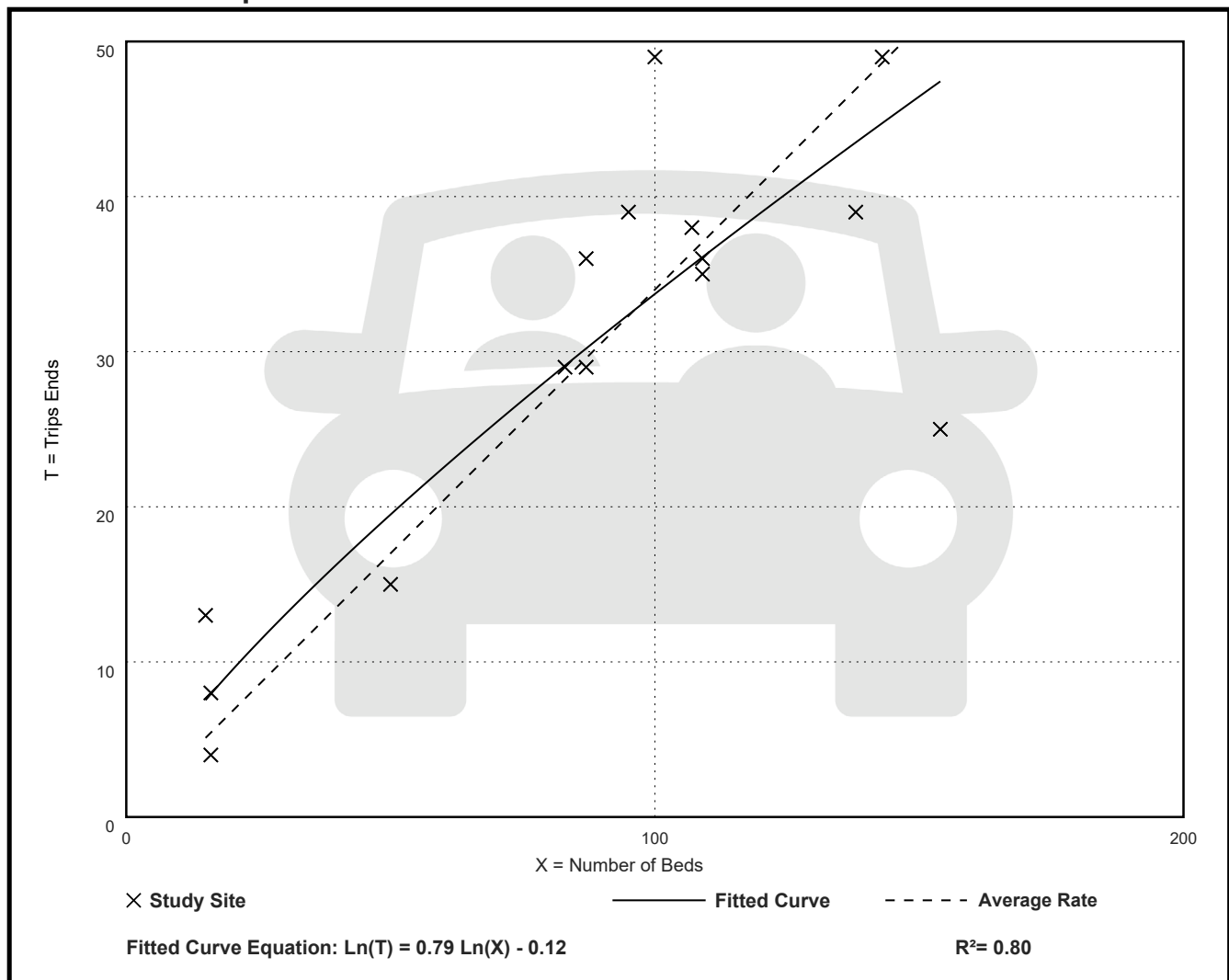
Avg. Num. of Beds: 87

Directional Distribution: 45% entering, 55% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.34 | 0.16 - 0.87 | 0.10 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: **Beds**
On a: **Saturday**

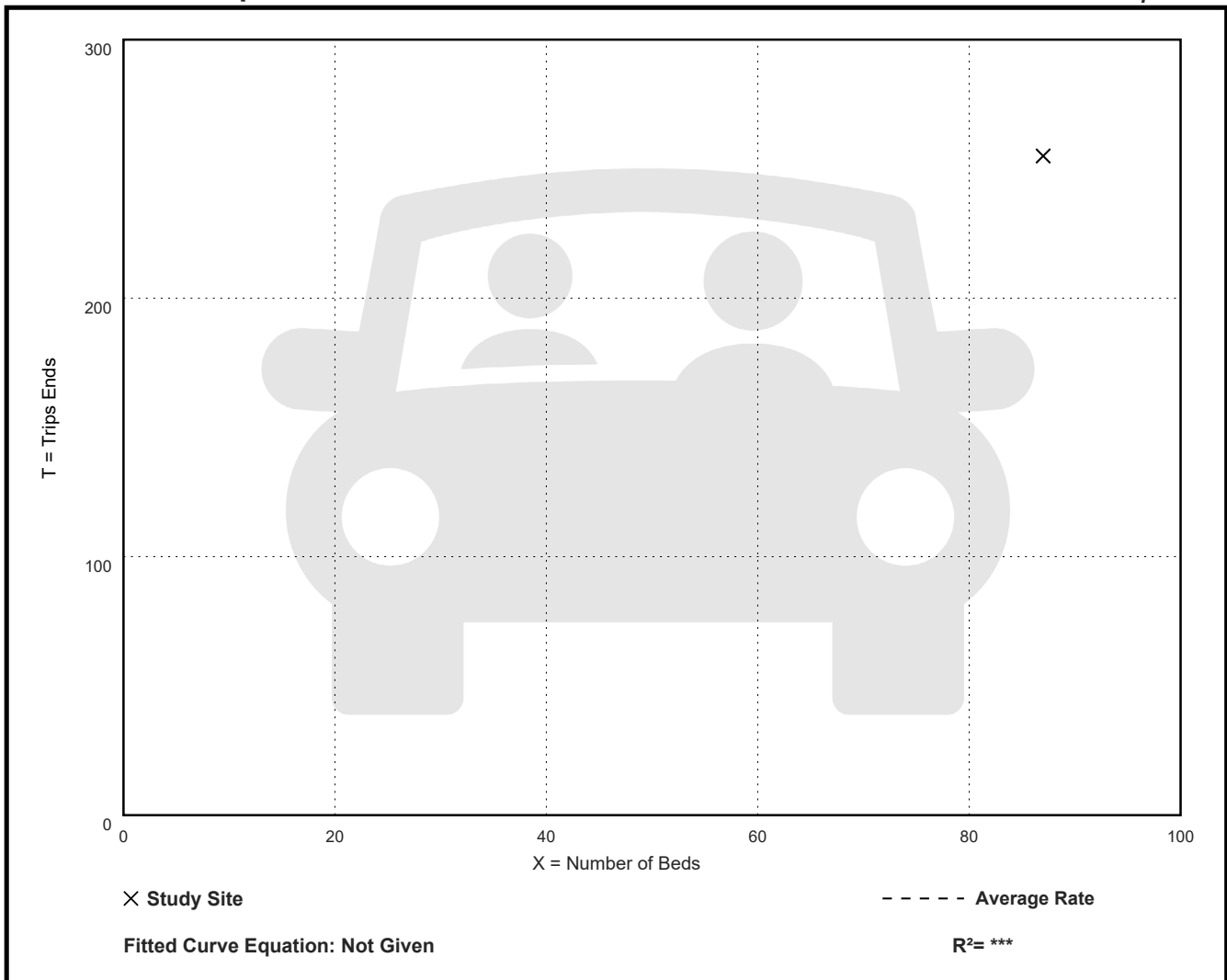
Setting/Location: General Urban/Suburban
Number of Studies: 1
Avg. Num. of Beds: 87
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 2.93 | 2.93 - 2.93 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Saturday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 6

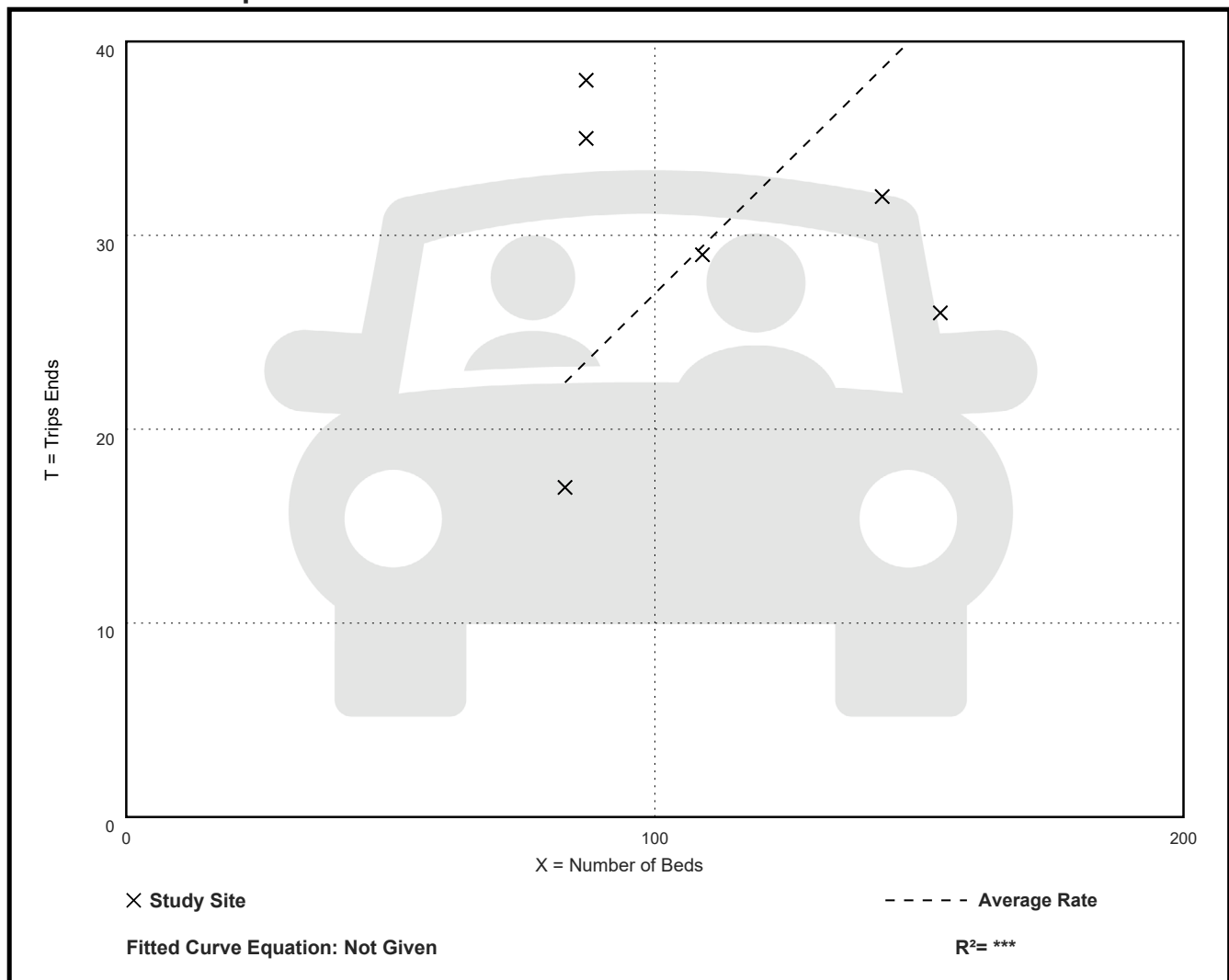
Avg. Num. of Beds: 111

Directional Distribution: 46% entering, 54% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.27 | 0.17 - 0.44 | 0.11 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Beds
On a: Sunday

Setting/Location: General Urban/Suburban

Number of Studies: 1

Avg. Num. of Beds: 87

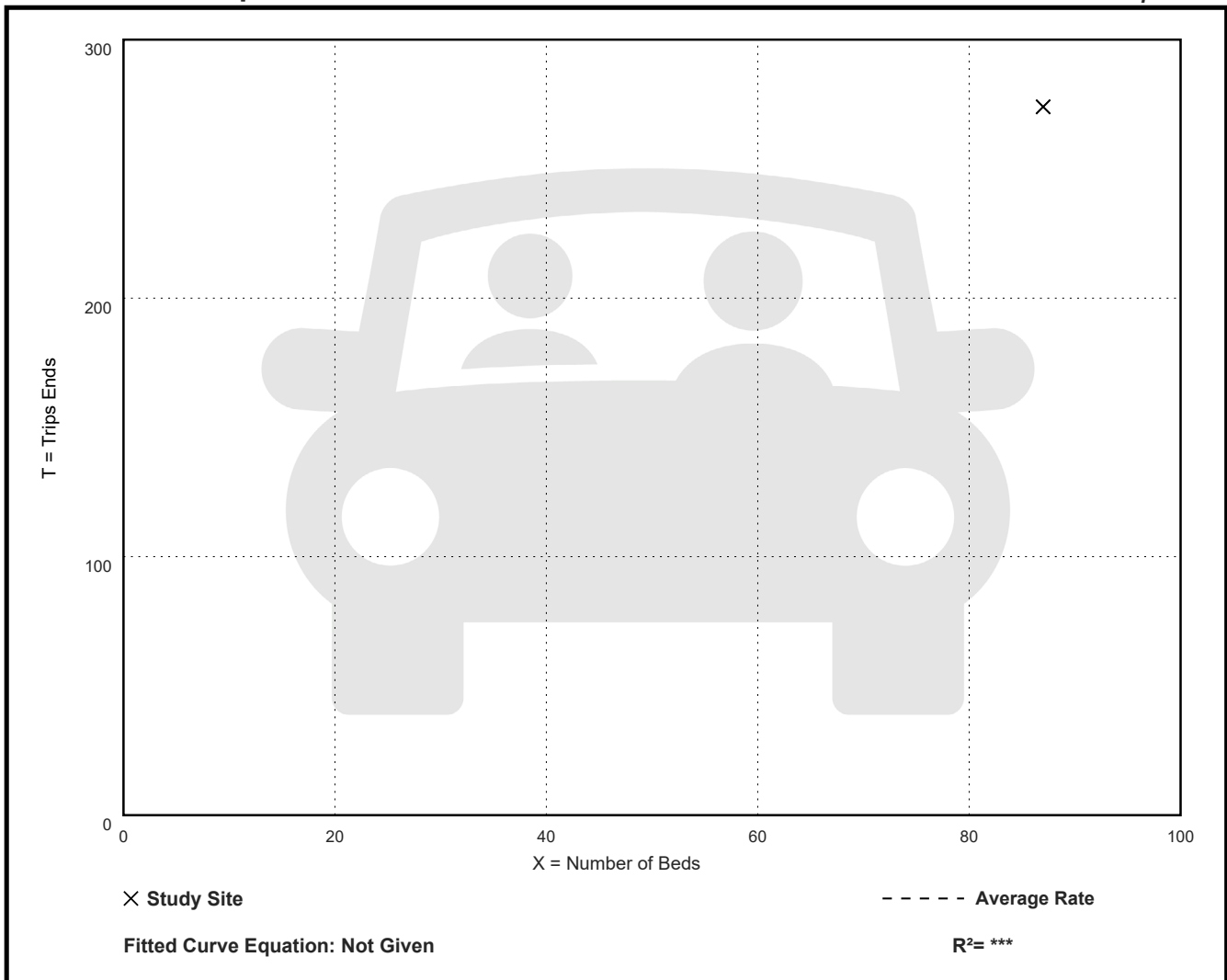
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 3.15 | 3.15 - 3.15 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

Vehicle Trip Ends vs: Beds

On a: Sunday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 7

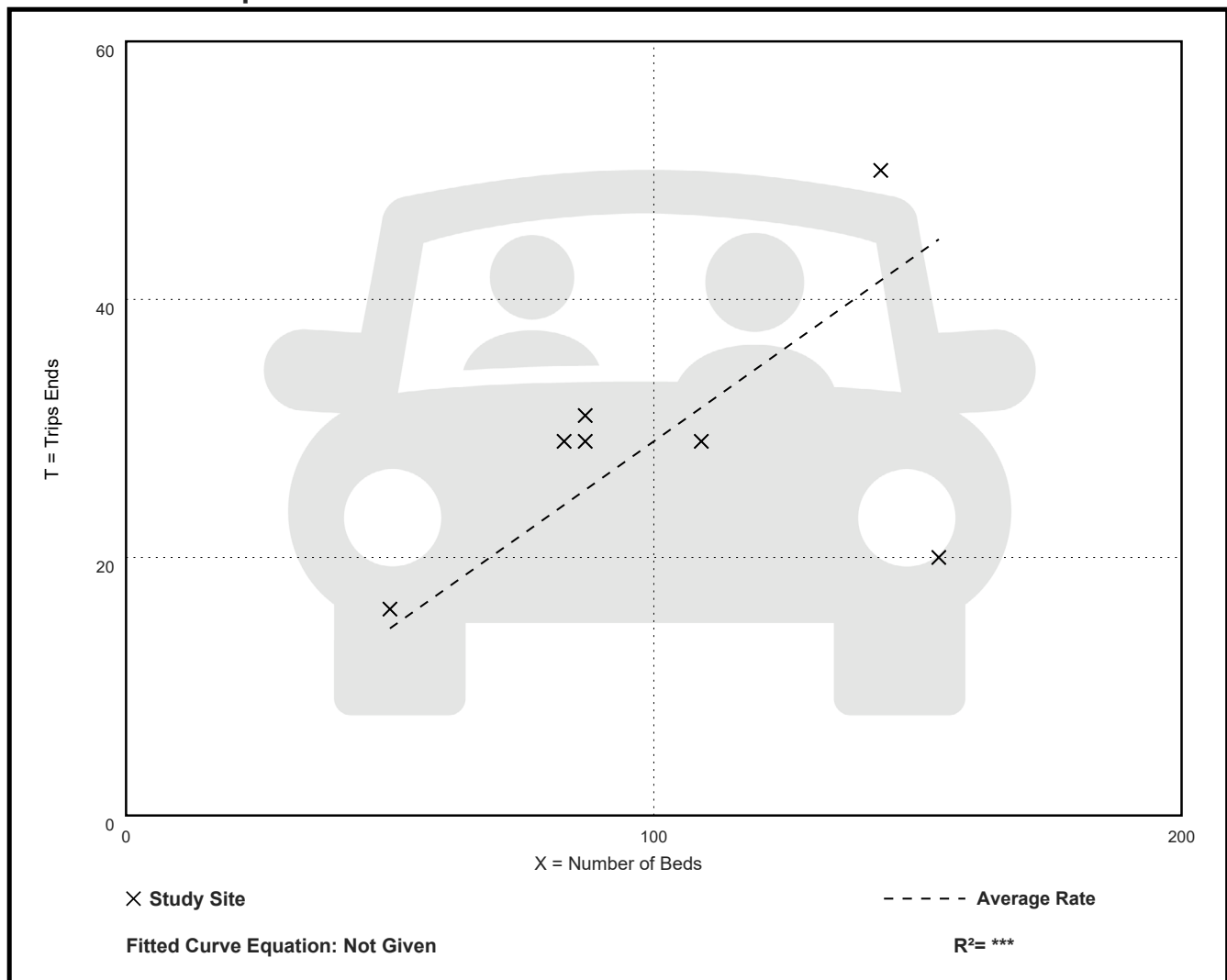
Avg. Num. of Beds: 102

Directional Distribution: 43% entering, 57% exiting

Vehicle Trip Generation per Bed

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.29 | 0.13 - 0.36 | 0.09 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA
On a: Weekday

Setting/Location: General Urban/Suburban

Number of Studies: 4

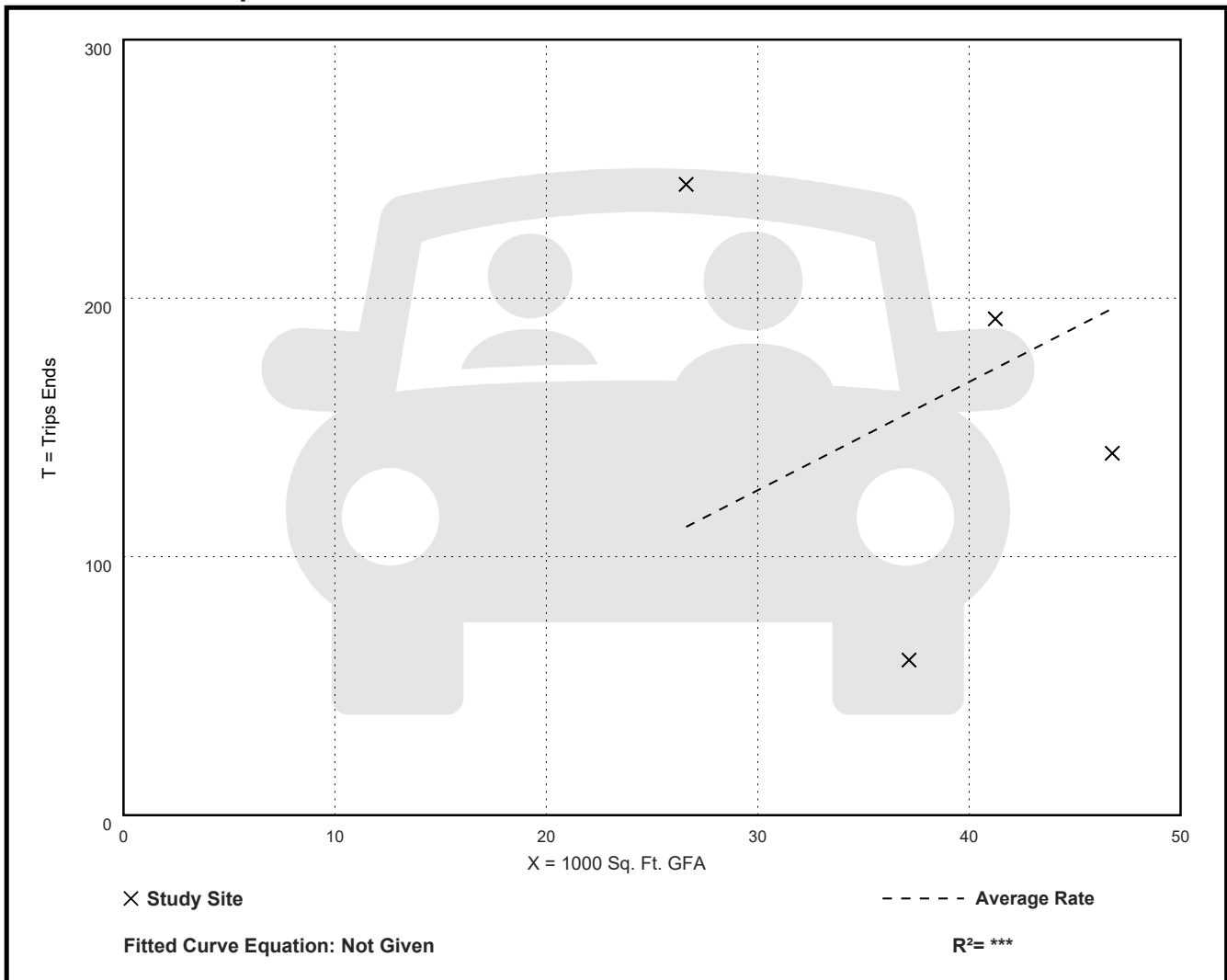
Avg. 1000 Sq. Ft. GFA: 38

Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 4.19 | 1.61 - 9.17 | 2.94 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 6

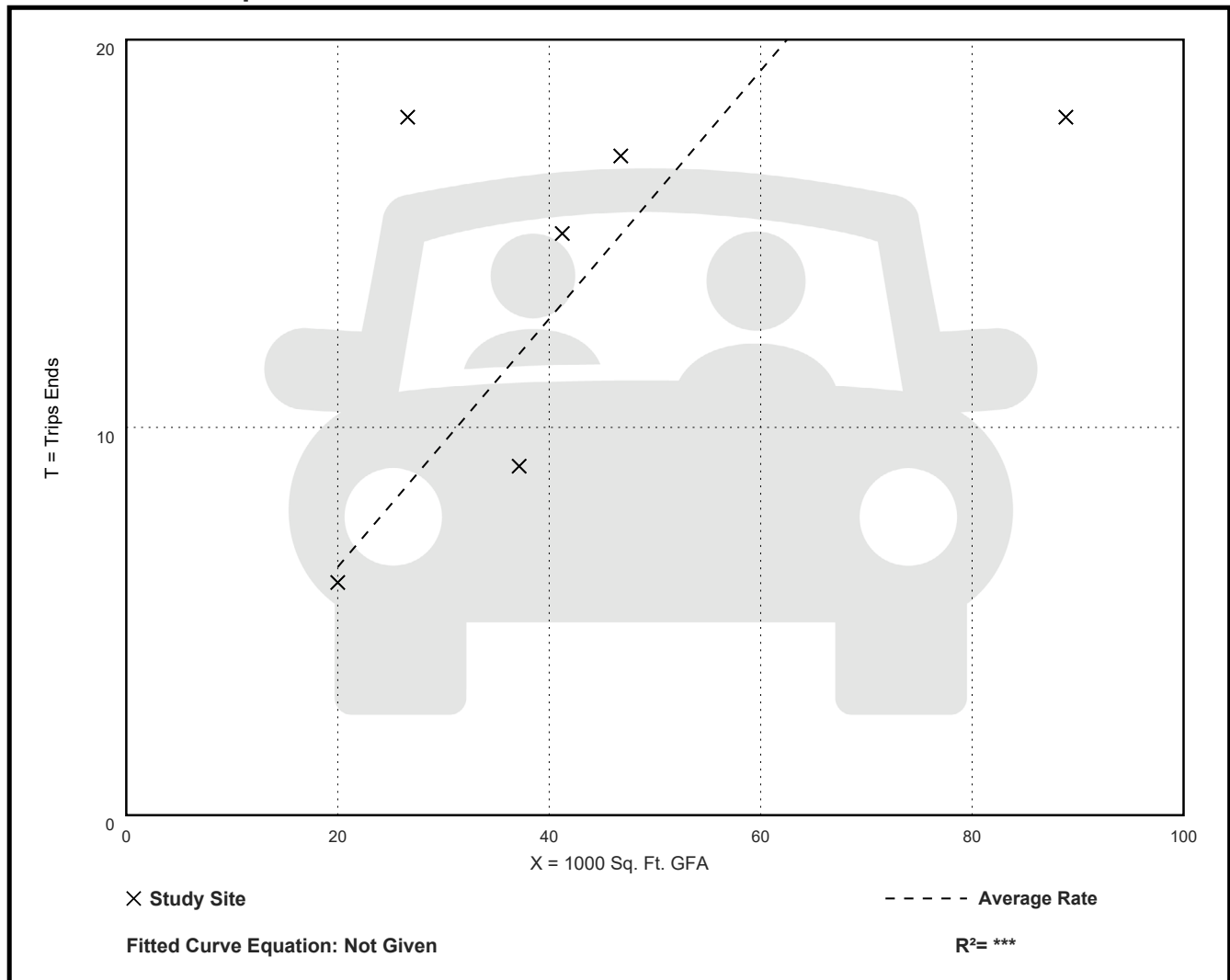
Avg. 1000 Sq. Ft. GFA: 43

Directional Distribution: 75% entering, 25% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.32 | 0.20 - 0.68 | 0.15 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 6

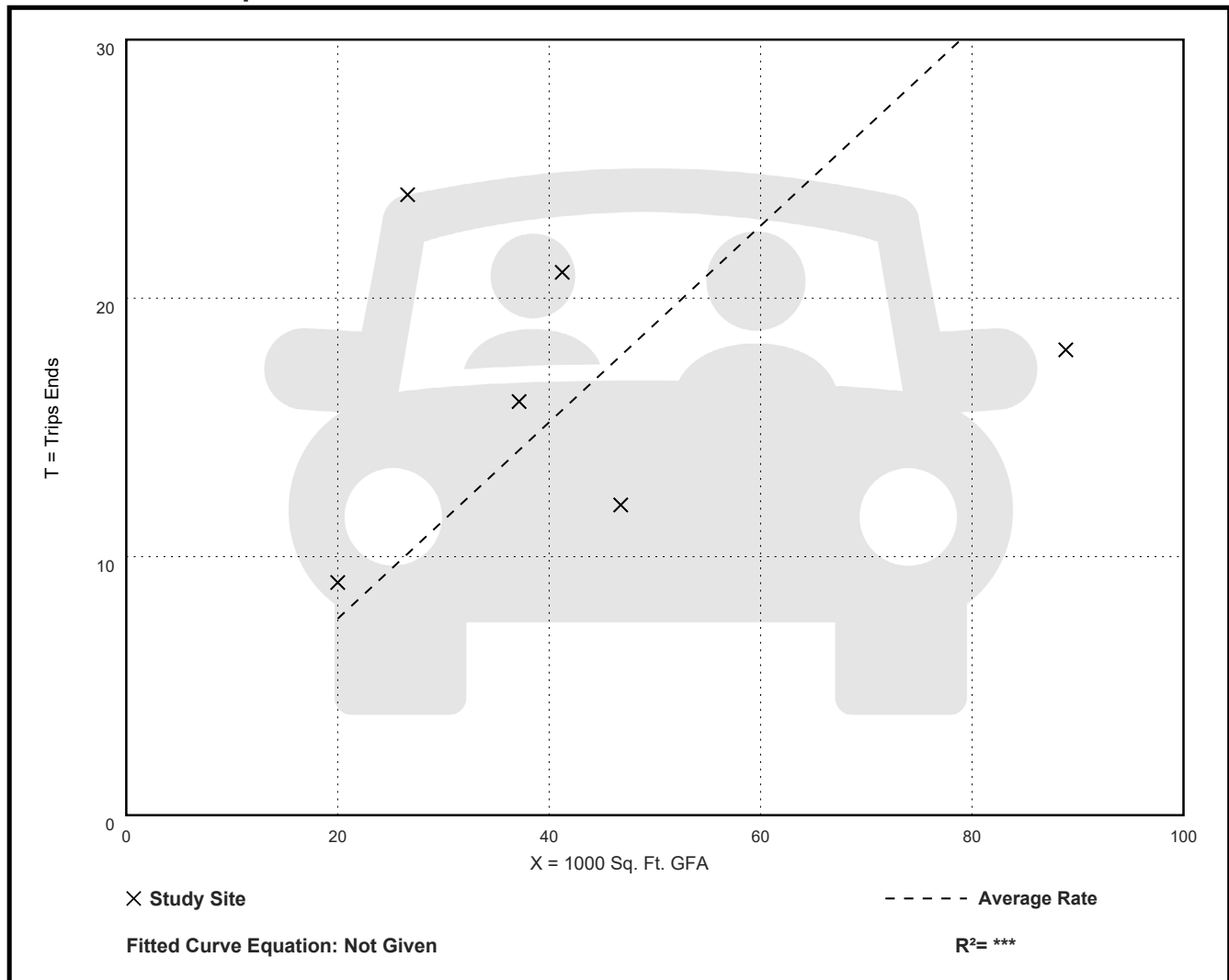
Avg. 1000 Sq. Ft. GFA: 43

Directional Distribution: 32% entering, 68% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.38 | 0.20 - 0.90 | 0.23 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
AM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 4

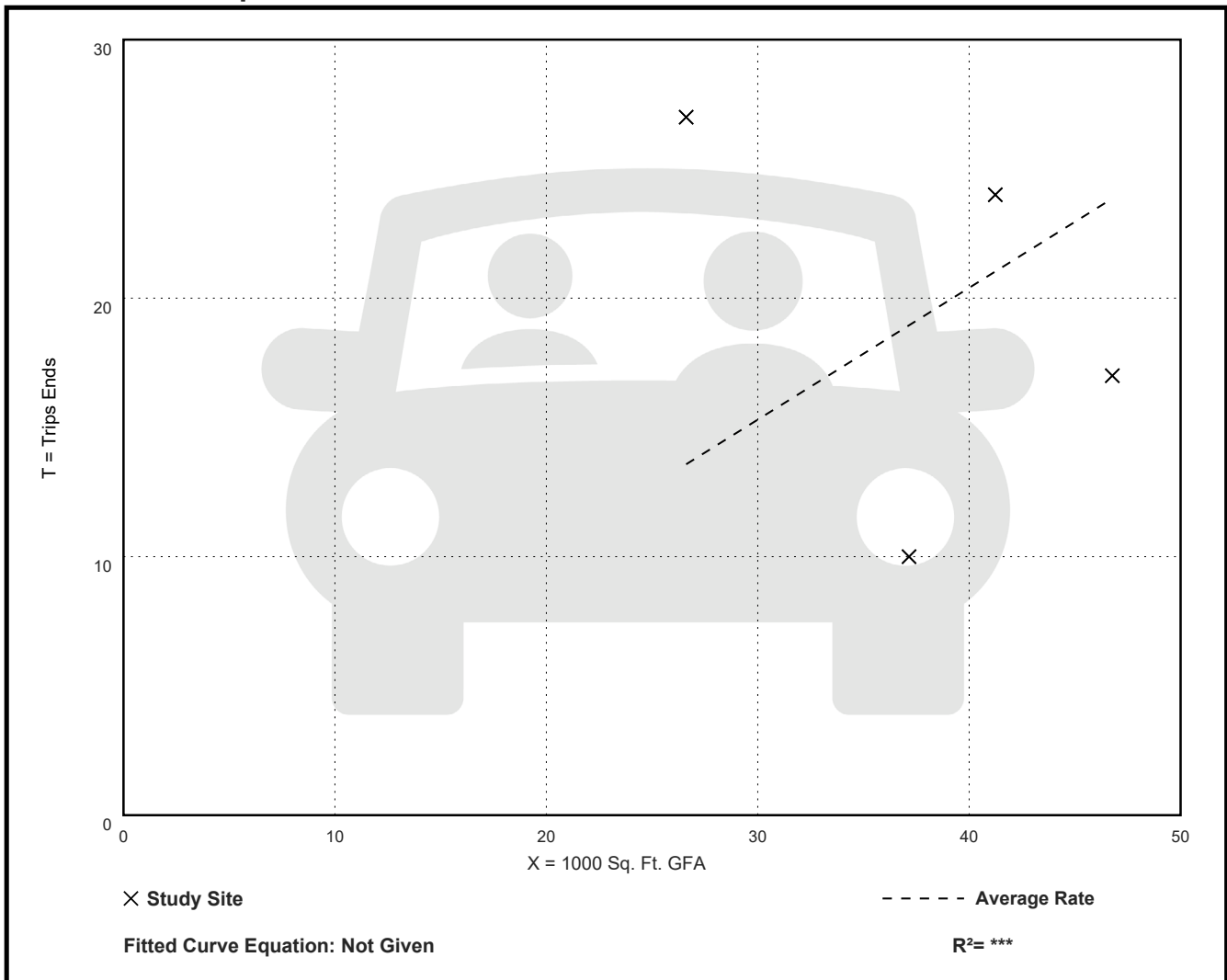
Avg. 1000 Sq. Ft. GFA: 38

Directional Distribution: 65% entering, 35% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.51 | 0.27 - 1.01 | 0.30 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Weekday,
PM Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 4

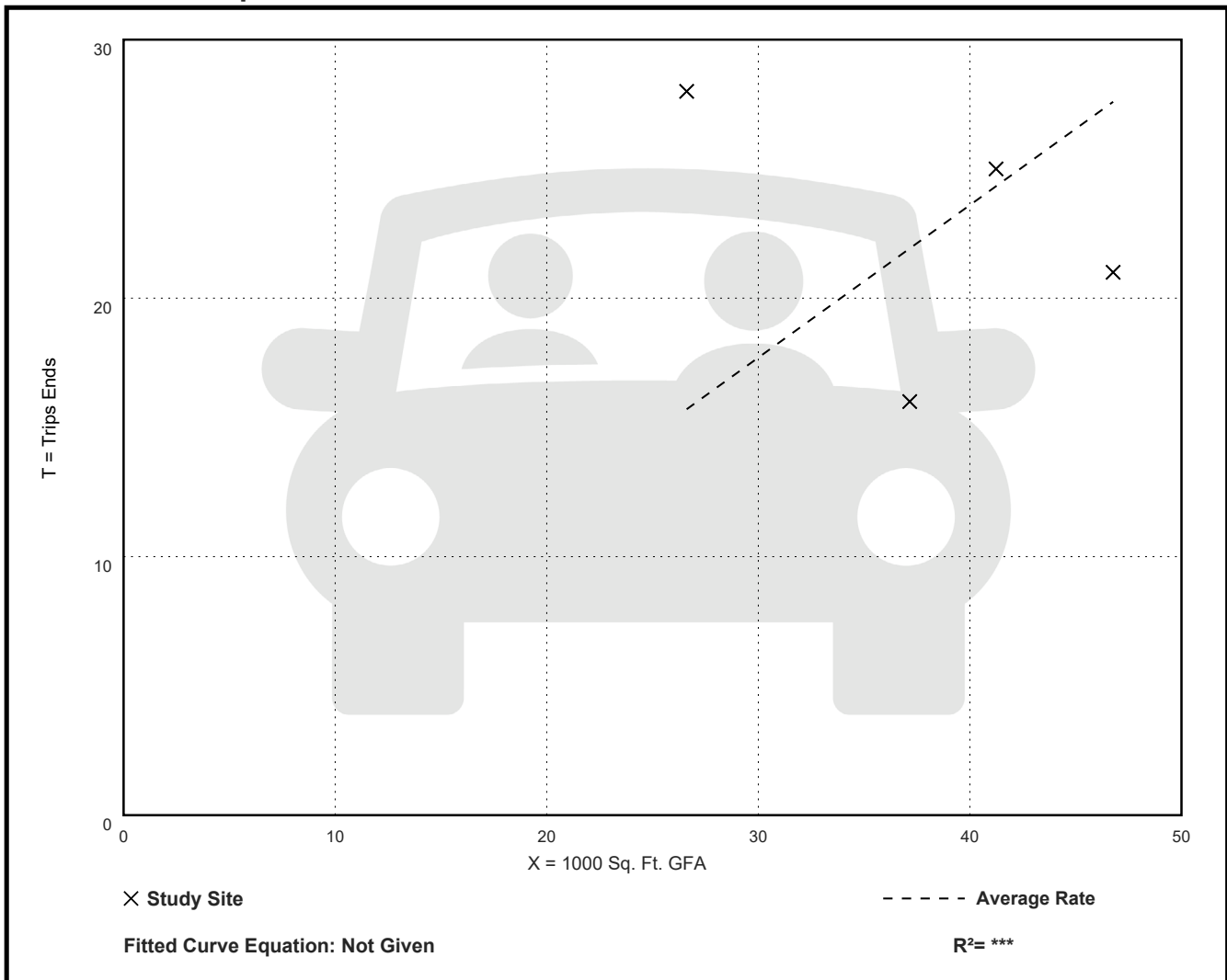
Avg. 1000 Sq. Ft. GFA: 38

Directional Distribution: 39% entering, 61% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.59 | 0.43 - 1.05 | 0.26 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: 1000 Sq. Ft. GFA

On a: Saturday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 1

Avg. 1000 Sq. Ft. GFA: 89

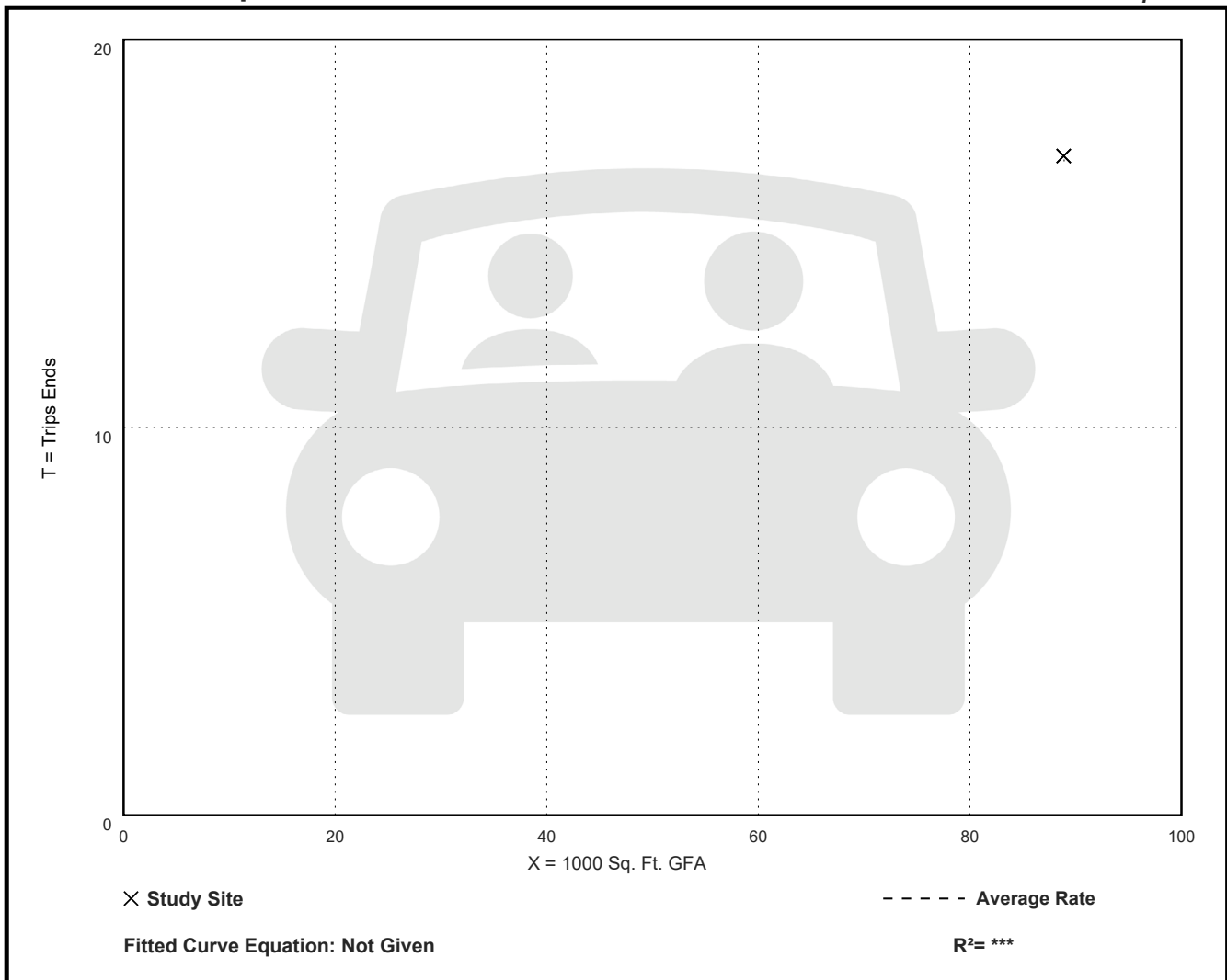
Directional Distribution: 41% entering, 59% exiting

Vehicle Trip Generation per 1000 Sq. Ft. GFA

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.19 | 0.19 - 0.19 | *** |

Data Plot and Equation

Caution – Small Sample Size



Assisted Living (254)

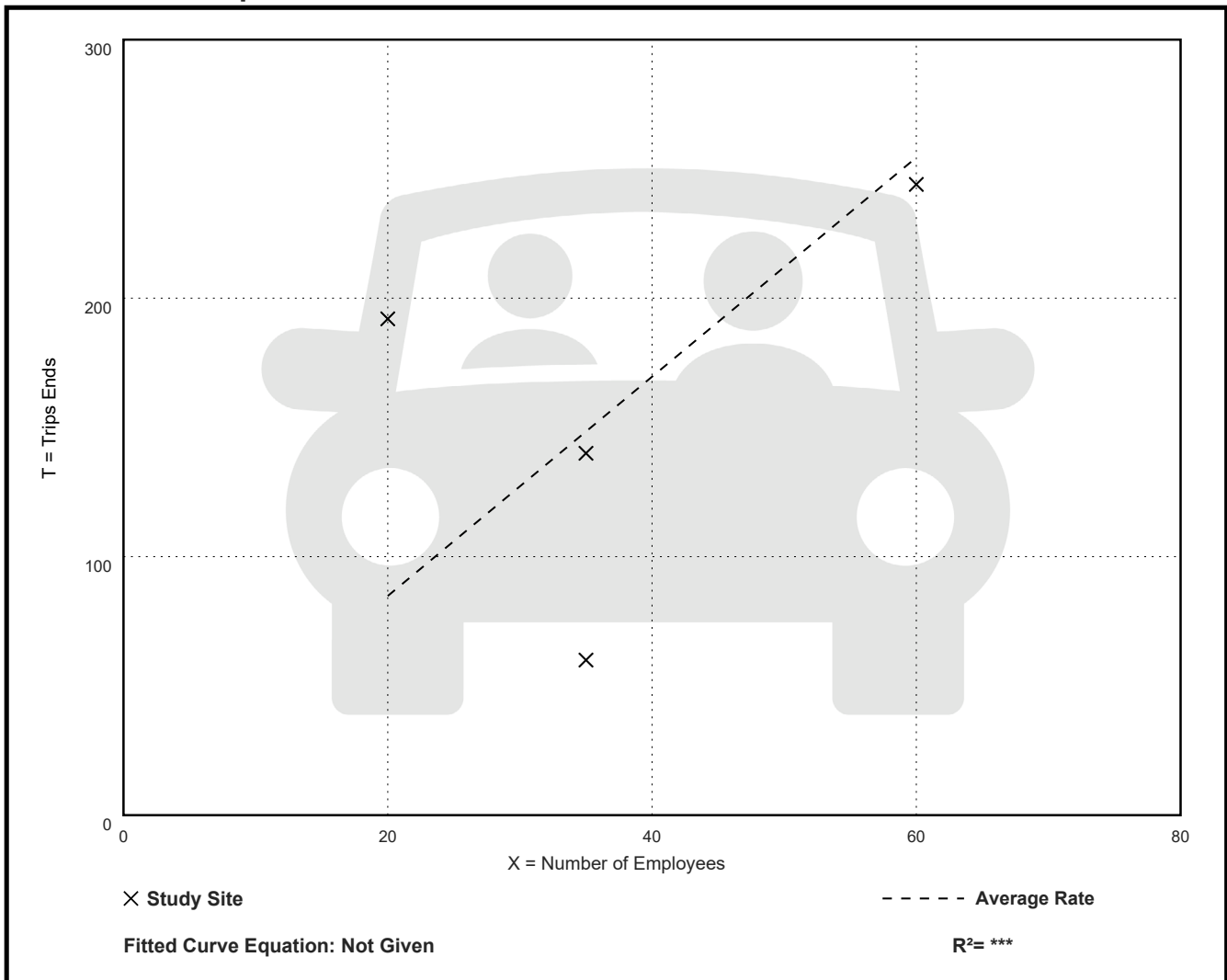
Vehicle Trip Ends vs: Employees
On a: Weekday

Setting/Location: General Urban/Suburban
Number of Studies: 4
Avg. Num. of Employees: 38
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 4.24 | 1.71 - 9.60 | 2.67 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: **Employees**

On a: **Weekday,**

Peak Hour of Adjacent Street Traffic,

One Hour Between 7 and 9 a.m.

Setting/Location: General Urban/Suburban

Number of Studies: 9

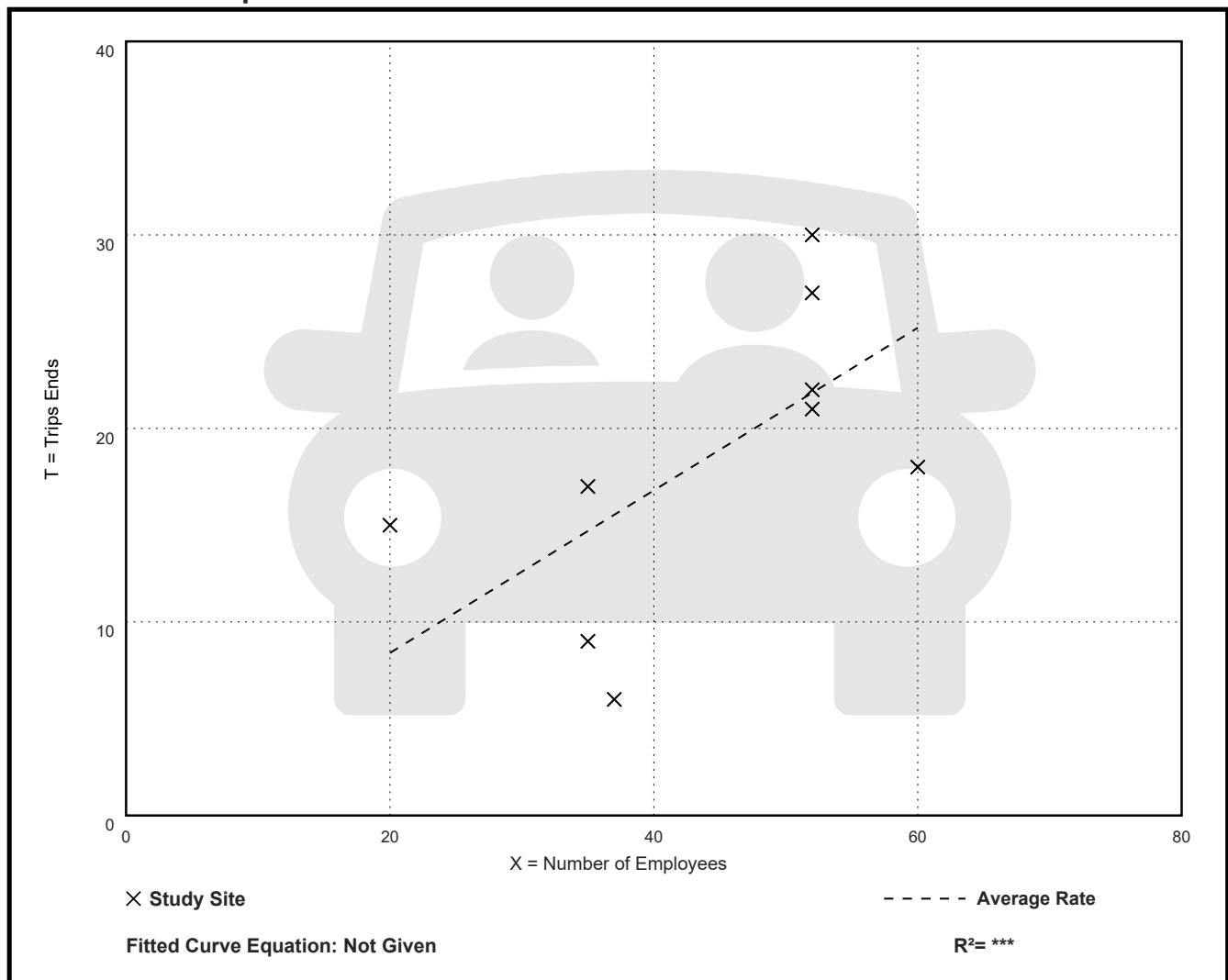
Avg. Num. of Employees: 44

Directional Distribution: 64% entering, 36% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.42 | 0.16 - 0.75 | 0.15 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Employees

On a: Weekday,

Peak Hour of Adjacent Street Traffic,

One Hour Between 4 and 6 p.m.

Setting/Location: General Urban/Suburban

Number of Studies: 9

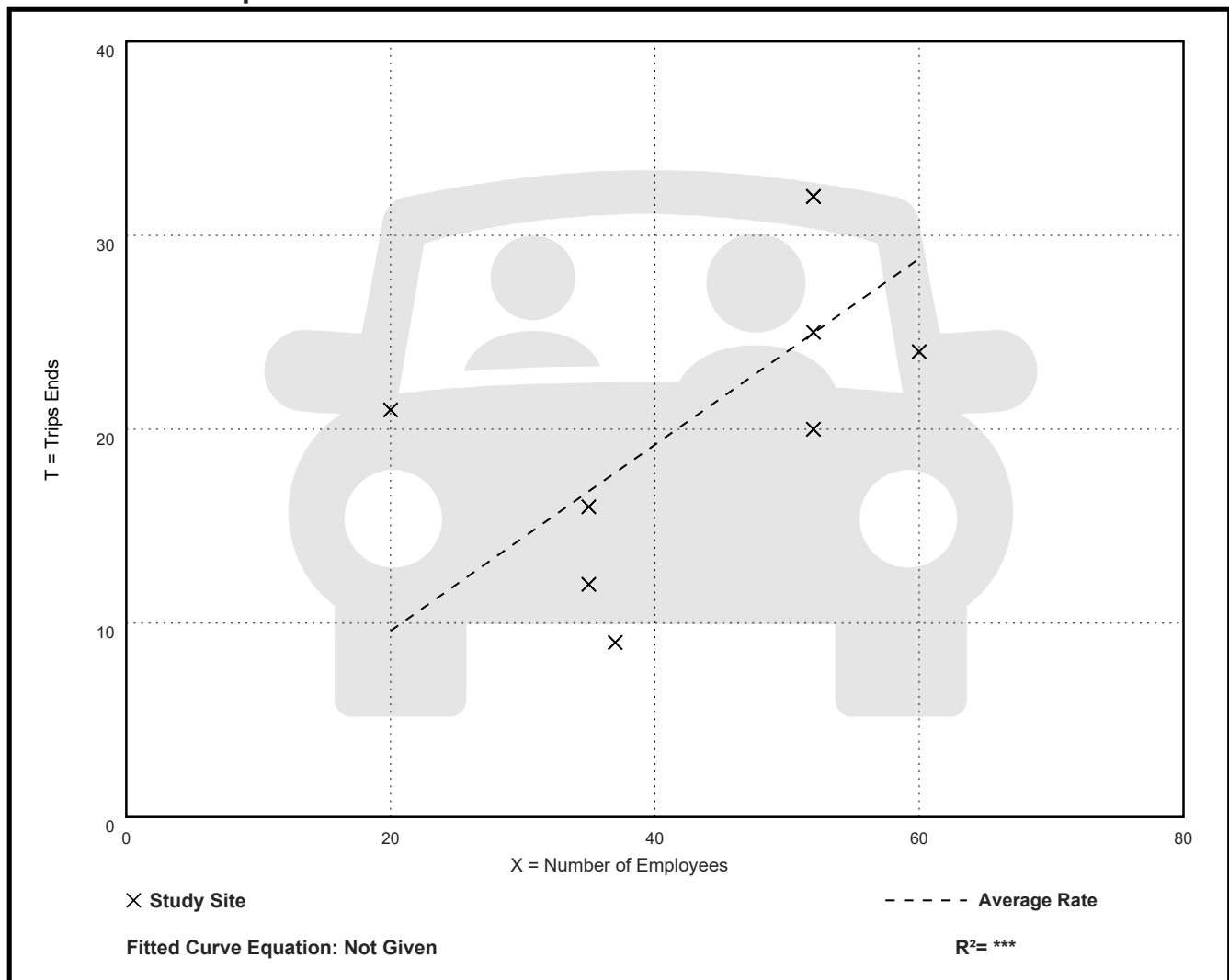
Avg. Num. of Employees: 44

Directional Distribution: 32% entering, 68% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.48 | 0.24 - 1.05 | 0.18 |

Data Plot and Equation



Assisted Living (254)

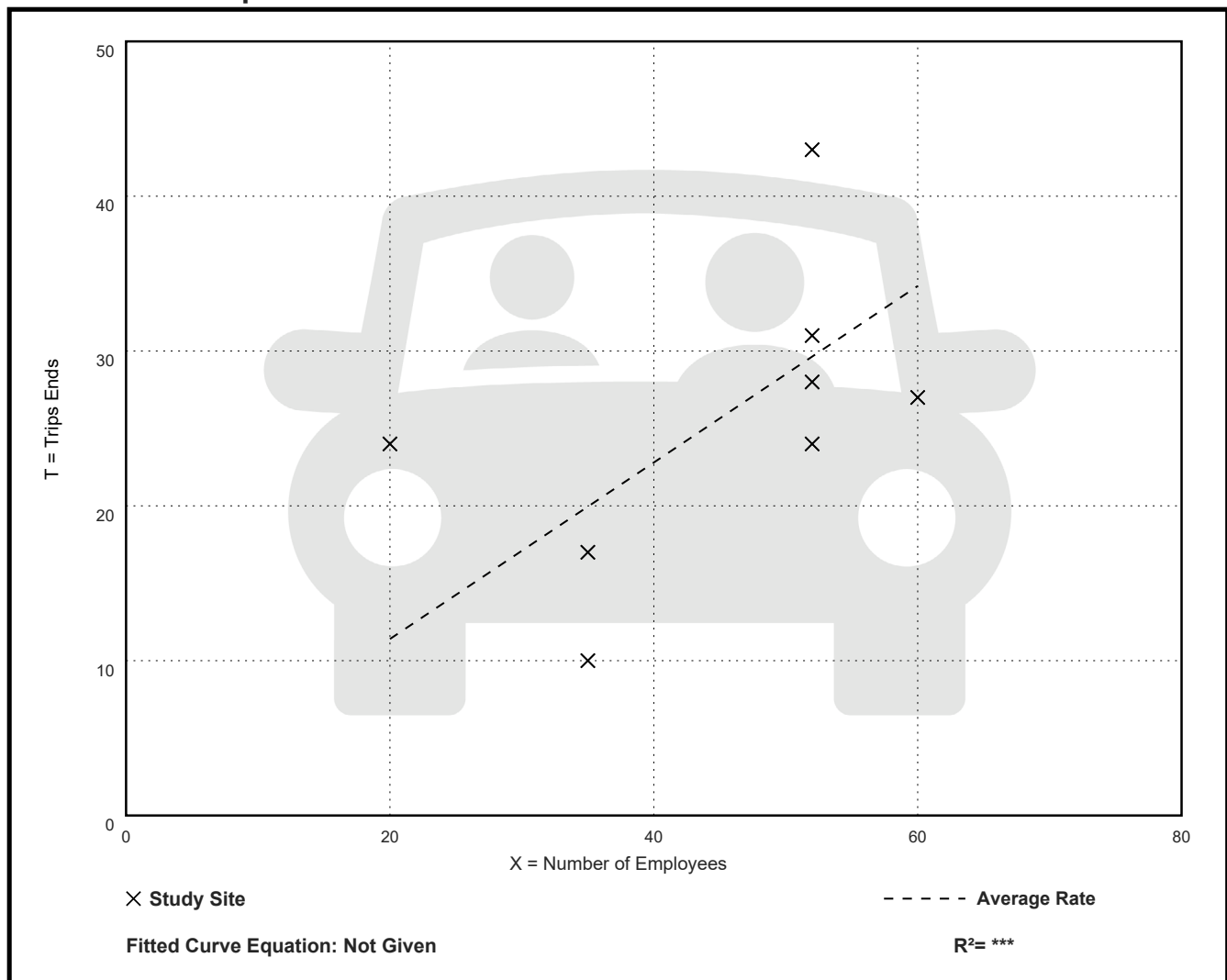
Vehicle Trip Ends vs: **Employees**
 On a: **Weekday,**
AM Peak Hour of Generator

Setting/Location: General Urban/Suburban
 Number of Studies: 8
 Avg. Num. of Employees: 45
 Directional Distribution: 65% entering, 35% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.57 | 0.29 - 1.20 | 0.23 |

Data Plot and Equation



Assisted Living (254)

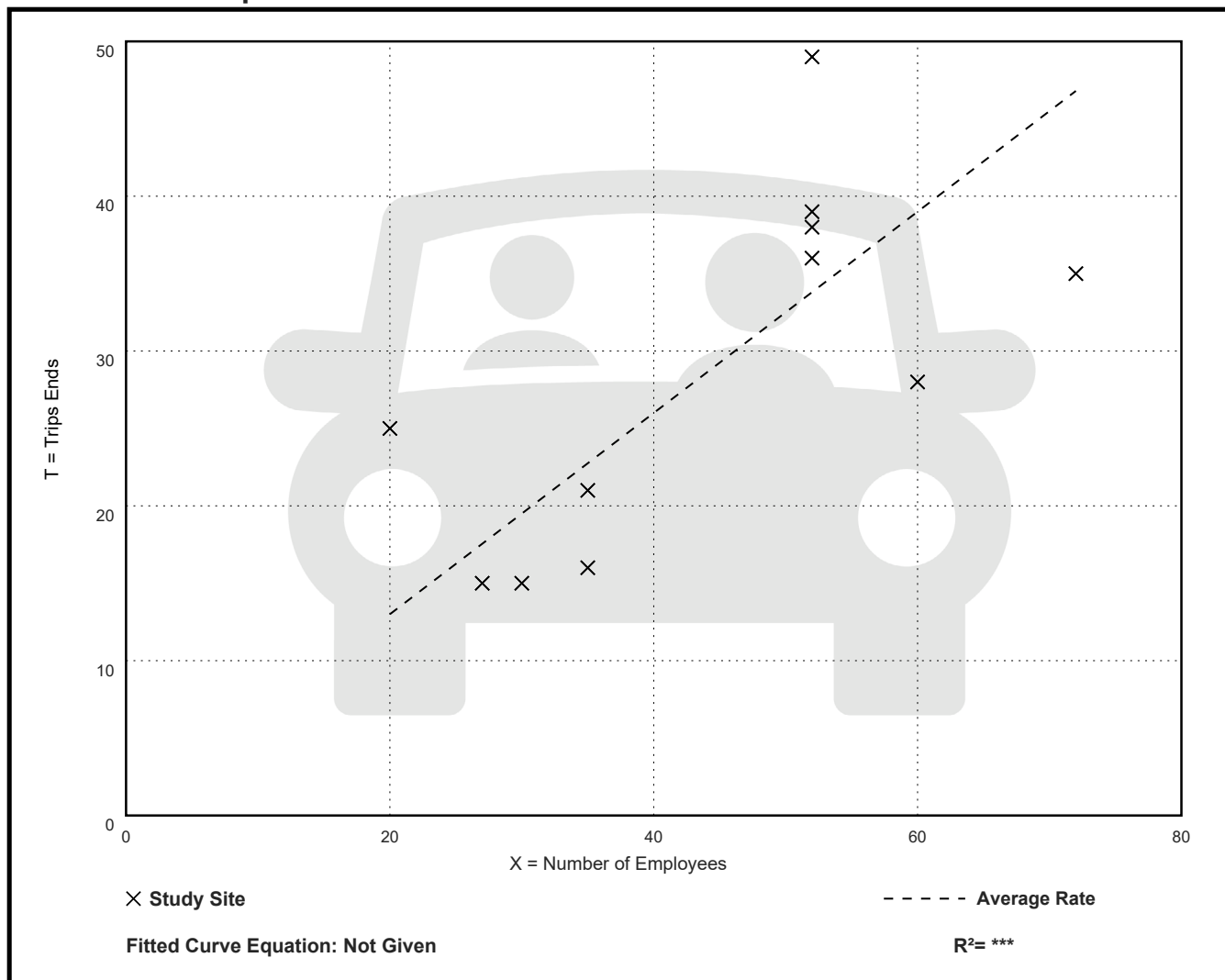
Vehicle Trip Ends vs: **Employees**
 On a: **Weekday,**
PM Peak Hour of Generator

Setting/Location: General Urban/Suburban
 Number of Studies: 11
 Avg. Num. of Employees: 44
 Directional Distribution: 44% entering, 56% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.65 | 0.46 - 1.25 | 0.21 |

Data Plot and Equation



Assisted Living (254)

Vehicle Trip Ends vs: Employees

On a: Sunday, Peak Hour of Generator

Setting/Location: General Urban/Suburban

Number of Studies: 3

Avg. Num. of Employees: 43

Directional Distribution: 45% entering, 55% exiting

Vehicle Trip Generation per Employee

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.51 | 0.47 - 0.59 | 0.06 |

Data Plot and Equation

