



County of San Diego

DEPARTMENT OF PUBLIC WORKS

JOHN L. SNYDER
DIRECTOR

5555 OVERLAND AVE, SAN DIEGO, CALIFORNIA 92123-1295

(858) 694-2212 FAX: (858) 268-0461
Web Site: sdcpw.org

NOTICE OF PREPARATION ENVIRONMENTAL IMPACT REPORT FOR LAS COLINAS DETENTION FACILITY September 11, 2006

The County of San Diego (County) is the lead agency in the preparation of an Environmental Impact Report (EIR) for the Las Colinas Detention Facility as specified by sections 15120-15131 of the California Environmental Quality Act (CEQA) Guidelines.

This notice is issued pursuant to Section 15082 of the State CEQA Guidelines. It is intended to inform those persons and organizations that may be concerned with the environmental effects of the project. Those public agencies with specific statutory responsibilities are requested to indicate their specific role in the project approval process.

Because of the time limits mandated by state law, responses should be sent at the earliest possible date, but no later than 30 days after receipt of this notice. Please send your response to:

County of San Diego
Department of Public Works,
Environmental Services Unit
5469 Kearny Villa Road, Suite 305
San Diego, CA 92123

Attn: Esther Daigneault
Fax: (858) 874-4043
E-mail: esther.daigneault@sdcounty.ca.gov

This notice also serves as notice of a public scoping meeting for the project. The meeting will be held on **Wednesday September 20, 2006 from 6:30-8pm at the Santee City Hall Civic Center Building #8P 10601 N. Magnolia St. Santee California 92071**. All interested parties are encouraged to attend.

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ENVIRONMENTAL DOCUMENT

The environmental document prepared will be an EIR and is intended to allow the County to examine the environmental effects of the construction of the proposed Las Colinas Women's Detention Facility and to take steps to avoid unnecessary environmental impacts.

PROJECT LOCATION

The existing Las Colinas Detention Facility (Facility) is located on Cottonwood Avenue, north of Mission Gorge Road on County of San Diego-owned land that lies within the boundaries of the City of Santee. The Facility is operated on a 15.98-acre site due west of the 42.3-acre Edgemoor Skilled Nursing Center. The location for the proposed new Facility includes the existing Las Colinas site and a portion of the adjacent Edgemoor site to total approximately 45 acres. The area of the Facility and proposed project can be found on Thomas Brothers Guide (2004) page 1231, gridlines D6 and E6. See Figure 1 and 2.

PROJECT DESCRIPTION

This project proposes the construction of a replacement Las Colinas Detention Facility consisting of a 45-acre open campus-style development with multiple buildings. The purpose of this project is to correct the deficiencies at the existing Las Colinas Detention Facility, to meet the County's projected needs for multi-custody women offenders to the year 2020, and to meet the specific needs of women offenders and County staff with regard to security, services, programs, living and working environment.

In 1999, the County began a study to determine the need for a new women's detention facility and found that the existing capacity would not be able to meet future projected populations. The current population generally fluctuates between 700 and 800 inmates. A development plan completed for the Sheriff's Department in 2003 indicated that even if population increases were not projected, many of the existing campus buildings have reached the end of their useful life.

The new Facility would be constructed as a 1,216-bed state-of-the-art multi-custody women's detention facility (Figure 3). The buildings at the proposed new campus-style Facility would include inmate housing, support facilities, inmate industries and training, and administrative **services, encompassing approximately 458,000 square feet.** The new Facility would also include parking for 300-400 vehicles for staff members and visitors, administrative and training offices, and a perimeter patrol road, security fencing, and lighting. It is anticipated that both off-site and on-site improvements may be necessary to complete this project including but not limited to roads and utilities.

The specific needs of women offenders can be met by maintaining the campus-style living environment at the new Facility. The campus will foster a high degree of social interaction among the women while allowing for incorporation of a variety of specialized programs. These programs should emphasize women taking responsibility for their behavior and personal development and be geared toward integrating inmates back into society. The development plan correlates closely to the operating plan, which is intended to keep inmates "fully occupied throughout the day with constructive involvement in employment, education, training, treatment,

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and recreational programs.”¹ Engaging with family and other visitors will be encouraged and facilitated via a new visitation center; therefore, sighting the new facility near access to public transportation is critical.

POTENTIALLY SIGNIFICANT EFFECTS

Potential issues and impacts to the existing environment include those listed below. No determinations have yet been made as to the significance of these potential impacts. Such determinations will be made in the EIR. These issues along with an analysis of the project alternatives including the no project, reduced development and alternative site alternative, cumulative effects, and potential for growth inducement, will be analyzed and discussed in the EIR.

<i>Environmental Issue Area</i>	<i>Potential Issues or Impacts</i>
Aesthetics	<ul style="list-style-type: none"> ▪ The proposed facilities including security lighting could degrade views or intersect sightlines. ▪ Duration of visibility of construction materials, equipment and debris may impact views. Consistency with visual resource goals, objectives and policies of the General Plans of the City of Santee.
Agricultural Resources	<ul style="list-style-type: none"> ▪ The proposed facility could result in conversion of agricultural resources to non-agricultural use.
Air Quality	<ul style="list-style-type: none"> ▪ Project construction will produce short-term air emissions (fugitive dust and vehicle equipment exhaust). ▪ Project operation will produce long-term air emissions due to increased traffic. ▪ Exposure by sensitive receptors including residences to pollutant emissions from project construction and operation. ▪ Violation of air quality standards during construction and operation.
Biological Resources	<ul style="list-style-type: none"> ▪ Project construction could have an indirect impact to sensitive biological resources associated with increase noise, lighting, and fugitive emissions.
Cultural Resources	<ul style="list-style-type: none"> ▪ Potential constructed-related impacts to known historic resources.
Geology and Soils	<ul style="list-style-type: none"> ▪ Exposure by people or structures to risk of ground shaking, liquefaction, seismic ground failure, landslides, unstable soils, lateral spreading, expansive soil, and rupture of known earthquake fault.
Hazards and Hazardous Materials	<ul style="list-style-type: none"> ▪ Pre-existing soil contamination and proposed demolition activities could affect construction workers and the public during project construction. ▪ Potential release of fuel, hydraulic fluid, and lubricants during construction.
Hydrology and Water Quality	<ul style="list-style-type: none"> ▪ Project construction could affect surface water flow and erosion rates causing subsequent downstream sedimentation and reduced surface water quality. ▪ Stormwater runoff from permanent structures/access road and temporary work areas may degrade surface water quality. ▪ Construction of permanent structures/facilities may alter drainage patterns, which may result in increased runoff, erosion, siltation and flooding offsite. ▪ Accidental release of hazardous materials during construction may affect surface water and ground water quality.
Land Use and	<ul style="list-style-type: none"> ▪ Consistency with planned land uses in the City of Santee.

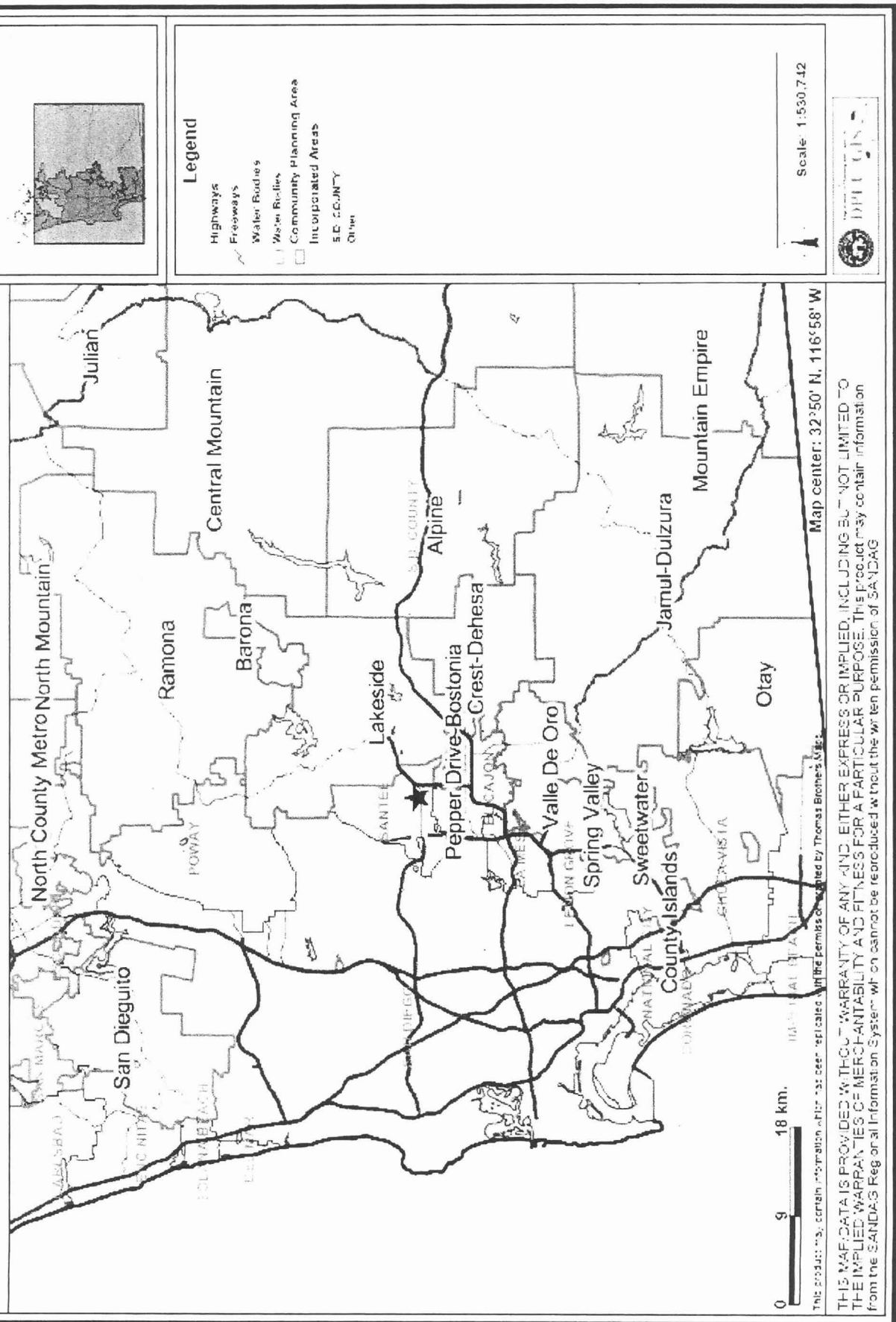
¹ Carter Goble Associates, Inc. in association with TRG Consulting, Inc. *Las Colinas Women's Facility Development Plan, Final Report – August 2003.*

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<i>Environmental Issue Area</i>	<i>Potential Issues or Impacts</i>
Planning	<ul style="list-style-type: none">▪ Conflict with environmental plans, policies or regulations, including City of Santee General Plan and Santee Town Center Specific Plan.
Noise	<ul style="list-style-type: none">▪ Construction would generate noise for a few months in several locations, including in the vicinity of residences.▪ Concern about groundborne vibration, because the project would require excavation work near residences.▪ Long-term noise impacts due to increased traffic.
Population and Housing	<ul style="list-style-type: none">▪ Potential for proposed project to encourage or accelerate growth in the region.
Public Services and Utilities	<ul style="list-style-type: none">▪ Potential for proposed project to require additional public services and utilities.
Transportation and Circulation	<ul style="list-style-type: none">▪ Potential for individual and/or cumulative traffic impacts to vicinity intersections.▪ Potential traffic impacts resulting from closing a segment of Cottonwood Avenue.

Figure 1 - Las Colinas Detention Facility - Regional View



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Figure 2 - Project Location



— Approximate Project Boundary
Parcels

Eagle Airial
SanGIS
Other project-related logos and text.

Figure 3 - Las Colinas Detention Facility - Conceptual Plan

