

# Table of Contents

<b>0</b>	<b>Executive Summary .....</b>	<b>ES-1</b>
	Proposed Project.....	ES-1
	Alternatives to the Proposed General Plan.....	ES-5
	Areas of Controversy.....	ES-7
	Impacts Summary and Environmentally Superior Alternative.....	ES-9
<b>1</b>	<b>Introduction.....</b>	<b>1-1</b>
	1.1 Purpose of this Program EIR .....	1-1
	1.2 Approach to the Program EIR .....	1-3
	1.3 Scope of the Program EIR.....	1-4
	1.4 Other Relevant Plans and Studies .....	1-5
	1.5 Organization of the Program EIR .....	1-5
<b>2</b>	<b>Project Description.....</b>	<b>2-1</b>
	2.1 Regional Location and Local Setting .....	2-1
	2.2 Purpose and Objectives of the Proposed General Plan.....	2-6
	2.3 Key Strategies .....	2-15
	2.4 General Plan Buildout .....	2-17
	2.5 General Plan Implementation .....	2-19
<b>3.1</b>	<b>Aesthetics .....</b>	<b>3.1-1</b>
	Environmental Setting.....	3.1-1
	Regulatory Setting .....	3.1-4
	Impact Analysis.....	3.1-8
<b>3.2</b>	<b>Air Quality .....</b>	<b>3.2-1</b>
	Environmental Setting.....	3.2-1
	Impact Analysis.....	3.2-16

<b>3.3</b>	<b>Biological Resources</b> .....	<b>3.3-1</b>
	Environmental Setting.....	3.3-1
	Impact Analysis.....	3.3-19
<b>3.4</b>	<b>Energy, Greenhouse Gases, and Climate Change</b> .....	<b>3.4-1</b>
	Environmental Setting.....	3.4-1
	Impact Analysis.....	3.4-27
<b>3.5</b>	<b>Geology, Soils, and Seismicity</b> .....	<b>3.5-1</b>
	Environmental Setting.....	3.5-1
	Impact Analysis.....	3.5-15
<b>3.6</b>	<b>Hazardous Materials, Airport Safety, and Wildfires</b> .....	<b>3.6-1</b>
	Environmental Setting.....	3.6-1
	Impact Analysis.....	3.6-25
<b>3.7</b>	<b>Historical, Archaeological, and Paleontological Resources</b> .....	<b>3.7-1</b>
	Environmental Setting.....	3.7-1
	Impact Analysis.....	3.7-18
<b>3.8</b>	<b>Hydrology and Flooding/Water Quality</b> .....	<b>3.8-1</b>
	Environmental Setting.....	3.8-1
	Impact Analysis.....	3.8-20
<b>3.9</b>	<b>Land Use, Housing, and Population</b> .....	<b>3.9-1</b>
	Environmental Setting.....	3.9-1
	Impact Analysis.....	3.9-11
<b>3.10</b>	<b>Noise</b> .....	<b>3.10-1</b>
	Environmental Setting.....	3.10-1
	Impact Analysis.....	3.10-21
<b>3.11</b>	<b>Public Facilities and Services</b> .....	<b>3.11-1</b>
	Environmental Setting.....	3.11-1
	Impact Analysis.....	3.11-21
<b>3.12</b>	<b>Public Utilities and Infrastructure</b> .....	<b>3.12-1</b>
	Environmental Setting.....	3.12-1

	Impact Analysis.....	3.12-25
<b>3.13</b>	<b>Transportation .....</b>	<b>3.13-1</b>
	Environmental Setting.....	3.13-1
	Impact Analysis.....	3.13-24
<b>3.14</b>	<b>Agricultural Resources .....</b>	<b>3.14-1</b>
	Environmental Setting.....	3.14-1
	Regulatory Setting .....	3.14-5
	Impact Analysis.....	3.14-9
<b>3.15</b>	<b>Impacts Not Potentially Significant .....</b>	<b>3.15-1</b>
	Mineral Resources .....	3.15-1
<b>4</b>	<b>Analysis of Alternatives.....</b>	<b>4-1</b>
	4.1 Background on Development of Alternatives .....	4-1
	4.2 Description of Alternatives.....	4-2
	4.3 Environmentally Superior Alternative .....	4-33
<b>5</b>	<b>CEQA Required Conclusions.....</b>	<b>5-1</b>
	5.1 Growth-Inducing Impacts.....	5-1
	5.2 Cumulative Impacts .....	5-4
	5.3 Significant and Unavoidable Impacts .....	5-6
	5.4 Significant Irreversible Environmental Change .....	5-8
	5.5 Impacts Found Not to Be Significant.....	5-9
<b>6</b>	<b>Bibliography.....</b>	<b>6-1</b>
<b>7</b>	<b>Organizations Consulted .....</b>	<b>7-1</b>
<b>8</b>	<b>Report Authors .....</b>	<b>8-1</b>
<b>9</b>	<b>Glossary .....</b>	<b>9-1</b>
<b>10</b>	<b>List of Acronyms.....</b>	<b>10-1</b>

**Appendices**

- Appendix A: Notice of Preparation and Comment Letters
- Appendix B: Air Quality Modeling Information
- Appendix C: Hazardous Materials

*Draft Program Environmental Impact Report for the Carlsbad General Plan Update*  
*Table of Contents*

Appendix D: Noise Modeling Information

Appendix E: Fire Station Response Times

Appendix F: Pedestrian, Biking and Transit Multimodal Level of Service

Appendix G: 2012 Carlsbad Land Use Concepts

## List of Figures

Figure 2.1-1:	Regional Setting.....	2-3
Figure 2.2-1:	Proposed General Plan Land Use.....	2-9
Figure 3.3-1:	HMP Preserve Areas .....	3.3-15
Figure 3.5-1:	Geologic Map of the Oceanside Quadrangle.....	3.5-3
Figure 3.5-2:	Earthquake Faults.....	3.5-7
Figure 3.5-3:	Liquefaction Hazards.....	3.5-9
Figure 3.6-1:	Electric and Gas Transmission Lines.....	3.6-3
Figure 3.6-2:	Ranked Hazardous Materials Sites.....	3.6-11
Figure 3.6-3:	McClellan-Palomar Airport Influence Area/Safety Zones.....	3.6-15
Figure 3.6-4:	Structure Fire/Wildfire Threat.....	3.6-17
Figure 3.7-1:	Historic and Cultural Arts Resources .....	3.7-9
Figure 3.8-1:	Potential Flood Hazards.....	3.8-7
Figure 3.8-2:	Dam Inundation Zones.....	3.8-9
Figure 3.8-3:	Maximum Tsunami Projected Run-up.....	3.8-13
Figure 3.9-1:	Existing Land Use.....	3.9-3
Figure 3.10-1:	Noise Measurement Locations.....	3.10-11
Figure 3.10-2:	Existing Noise Contours.....	3.10-15
Figure 3.10-3:	Future Noise Contours.....	3.10-25
Figure 3.11-1:	Parks and Recreation.....	3.11-3
Figure 3.11-2:	School Districts and Facilities .....	3.11-11

*Draft Program Environmental Impact Report for the Carlsbad General Plan Update*  
*Table of Contents*

Figure 3.11-3: Public Safety Services .....	3.11-15
Figure 3.13-1: Existing Street System .....	3.13-5
Figure 3.13-2: Bicycle System .....	3.13-9
Figure 3.14-1: Existing Agricultural Resources.....	3.14-3
Figure 4.2-1: Alternative 1 Concept A: Centers .....	4-5
Figure 4.2-2: Alternative 2 Concept B: Active Waterfront .....	4-9
Figure 4.2-3: Alternative 3 Concept C: Core Focus .....	4-13
Figure 4.2-4: No Project Alternative.....	4-17

## List of Tables

Table ES-1:	Estimated New Development (To Buildout <sup>1</sup> ).....	ES-4
Table ES-2:	Estimated Total Development (To Buildout) .....	ES-5
Table ES-3:	Summary of Significant Impacts and Proposed General Policies and Mitigation Measures that Reduce the Impact.....	ES-10
Table 2.1-1:	Proposition E – Growth Management.....	2-5
Table 2.2-1:	Organization of General Plan Elements .....	2-8
Table 2.4-1:	Estimated New Development (To Buildout <sup>1</sup> ).....	2-17
Table 2.4-2:	Estimated Total Development (To Buildout) .....	2-18
Table 3.2-1:	SDAB Attainment Classification.....	3.2-6
Table 3.2-2:	Ambient Air Quality Data (ppm unless otherwise indicated).....	3.2-7
Table 3.2-3:	Frequency of Air Quality Standard Violations .....	3.2-8
Table 3.2-4:	Ambient Air Quality Standards .....	3.2-10
Table 3.2-5:	SDAPCD Air Quality Significance Thresholds.....	3.2-17
Table 3.2-6:	Estimated Daily Maximum Operational Emissions (pounds/day) .....	3.2-24
Table 3.3-1:	Sensitive Species Listed in the Habitat Management Plan as Occurring or Potentially Occurring in Carlsbad.....	3.3-5
Table 3.3-2:	HMP Conservation Targets .....	3.3-13
Table 3.3-3:	Cumulative Habitat Gains inside the Habitat Preserve Planning Area (As of Oct. 31, 2012).....	3.3-14
Table 3.3-4:	Actively Managed HMP Preserves Over 100 Acres in Size, as of July 25, 2013.....	3.3-14
Table 3.4-1:	GHG Sources in California.....	3.4-7

Table 3.4-2:	2011 Community GHG Emissions Summary by Sector .....	3.4-7
Table 3.4-3:	2005 Emissions and Emissions Targets.....	3.4-32
Table 3.4-4:	Community Forecast Emissions by Sector, 2011 to 2035 (MTCO <sub>2e</sub> ).....	3.4-34
Table 3.4-5:	Government Operations Emissions Forecast (MTCO <sub>2e</sub> ).....	3.4-35
Table 3.4-6:	Community Forecast with State and Federal Actions (MTCO <sub>2e</sub> ).....	3.4-37
Table 3.4-7:	GHG Reductions from Additional General Plan Policies and Actions (MTCO <sub>2e</sub> ) .....	3.4-51
Table 3.4-8:	Modified Baseline Forecast (Forecast Community Emissions with General Plan Land Use and Roadways, State and Federal Actions, and Additional General Plan Policies and Actions).....	3.4-52
Table 3.4-9:	Draft Climate Action Plan GHG Reduction Measures Summary.....	3.4-53
Table 3.4-10:	Forecast Community Emissions with Draft Climate Action Plan GHG Reduction Measures and Targets.....	3.4-54
Table 3.6-1:	Site Ranking Criteria .....	3.6-5
Table 3.9-1:	Existing (2012) Land Uses.....	3.9-5
Table 3.9-2:	Proposition E – Growth Management.....	3.9-8
Table 3.10-1:	Typical Sound Levels in the Environment and Industry.....	3.10-3
Table 3.10-2:	Land Use Compatibility for Community Noise Environments .....	3.10-9
Table 3.10-3:	Allowable Noise Exposure.....	3.10-10
Table 3.10-4:	Performance Standards for Non-Transportation Sources (As Measured at Property Line of Source/Sensitive Use .....	3.10-10
Table 3.10-5:	Summary of Noise Measurement Survey Results (dBA).....	3.10-13
Table 3.10-6:	Summary of Modeled Existing Traffic Noise Levels .....	3.10-18
Table 3.10-7:	Summary of Results - Rail Noise.....	3.10-21
Table 3.10-8:	Summary of Modeled Existing and Future with General Plan Traffic Noise Levels (CNEL) .....	3.10-30
Table 3.11-1:	Existing Community Parks, Special Use Areas, and Special Resource Areas (2013) .....	3.11-5



Table 3.11-2:	Anticipated Future Park Development Projects .....	3.11-6
Table 3.11-3:	Carlsbad Unified School District Facilities Summary .....	3.11-7
Table 3.11-4:	Other School District Facilities Serving Carlsbad.....	3.11-8
Table 3.11-5:	Carlsbad Unified School District Enrollment (2007-2012).....	3.11-9
Table 3.11-6:	School Districts Serving Carlsbad, Enrollment.....	3.11-10
Table 3.11-7:	City Administrative Facilities .....	3.11-17
Table 3.11-8:	Park Need and Provision by Quadrant .....	3.11-24
Table 3.11-9:	Projected Changes in Enrollment and Capacity at Buildout.....	3.11-29
Table 3.12-1:	Historical Recycled Water Demands Recycled Water Master Plan CMWD .....	3.12-6
Table 3.12-2:	Current and Projected Water Supplies (afy) .....	3.12-36
Table 3.12-3:	CMWD Normal Year & Single Dry Year Supply and Demand Comparison (afy).....	3.12-37
Table 3.12-4:	CMWD Supply and Demand Comparison – Multiple-Dry Year Events (afy).....	3.12-37
Table 3.12-5:	OMWD Supply and Demand Comparison for Normal Year and Single Dry Year Scenarios.....	3.12-39
Table 3.12-6:	OMWD Supply and Demand Comparison for Multiple Dry-Year Events.....	3.12-39
Table 3.12-7:	San Diego County Landfill Capacity .....	3.12-41
Table 3.12-8:	Carlsbad Disposal Tonnage Trend .....	3.12-43
Table 3.13-1:	Daily Street Segment Capacity .....	3.13-16
Table 3.13-2:	MMLOS Point System and LOS Rating.....	3.13-17
Table 3.13-3:	Pedestrian MMLOS Criteria.....	3.13-17
Table 3.13-4:	Bicycle MMLOS Criteria .....	3.13-18
Table 3.13-5:	Transit MMLOS Criteria.....	3.13-19
Table 3.13-6:	Existing Roadway Operations.....	3.13-20
Table 3.13-7:	Bicycle Operations .....	3.13-22

*Draft Program Environmental Impact Report for the Carlsbad General Plan Update*  
*Table of Contents*

Table 3.13-8:	Pedestrian Operations.....	3.13-23
Table 3.13-9:	Transit Operations.....	3.13-24
Table 3.13-10:	Future Street Operations.....	3.13-27
Table 3.14-1:	City of Carlsbad Important Farmland Classification.....	3.14-2
Table 4.2-1:	Alternative 1 (Centers) – New Development On Opportunity Sites Within Focus Areas.....	4-3
Table 4.2-2:	Alternative 2 (Active Waterfront) – New Development On Opportunity Sites Within Focus Areas.....	4-7
Table 4.2-3:	Alternative 3 – New Development on Opportunity Sites Within Focus Areas.....	4-11
Table 4.2-4:	Comparison of Change in VMT and Population Under the Alternatives.....	4-20
Table 4.2-5:	Transportation GHG Emission Estimates Comparison.....	4-22
Table 4.2-6:	Residential Capacity Comparison (Units).....	4-26
Table 4.2-7:	Estimated New Housing Unit Comparison Summary.....	4-26
Table 4.2-8:	Net Population Increase Comparison Summary <sup>1</sup> .....	4-27
Table 4.2-9:	Citywide Population at Buildout Comparison.....	4-27
Table 4.2-10:	Dwelling Unit Capacities and Proposition E - Growth Management.....	4-28
Table 4.2-13:	Citywide Annual Vehicle Miles Traveled (VMT) Per Service Population.....	4-31
Table 4.2-14:	Comparison of Relative Impacts by Resource Topic Among Alternatives.....	4-32

