

Table 2

Specific Local Policies Applicable to Each Issue Area for the Moorpark ILA Site

Aesthetics	Because the project involves the reuse of an existing industrial building, no local policies concerning visual resources or community appearance apply.
Agricultural Resources	There are no local policies for agricultural resources which apply to the project site.
Air Quality	For the City of Moorpark, the Ventura County Air Pollution Control District (VCACMD) sets the local air quality policy. VCAPCD recommends that significance be based on a consideration of the control measures to be implemented. VCAPCD specifies requirements for owners of emergency generators. VCAPCD recommends that significance for particulate matter for construction projects be based on a consideration of the control measures to be implemented. See Section III for a detailed discussion and presentation of these local policies.
Biological Resources	The City of Moorpark General Plan Open Space, Conservation And Recreation Element contains policies addressing biological resources. The City also has a Tree Ordinance. None of the adopted local policies for biological resources would apply to the proposed project or project site.
Cultural Resources	<p>The following policy in the City of Moorpark General Plan Land Use Element may apply to the proposed project or project site: Policy 15.3: Natural and cultural resources having significant educational, scientific, scenic, recreational or social value shall be protected and preserved.</p> <p>There are no other applicable policies in the City of Moorpark planning and development documents.</p>
Geology and Soils	The City of Moorpark General Plan contains policies for geology and soils in Volume 1 of its Safety Element. The project site is located in an area susceptible to liquefaction, moderate erosion activity, and highly expansive soils. None of the policies for geology and soils contained in the City of Moorpark Planning and Development Documents would directly apply to the project site. The policies deal with foundation design, and would not apply because the project would be located within an existing structure.
Hazards and Hazardous Materials	The City of Moorpark General Plan Safety Element contains policies dealing with the following hazards: flooding, dam inundation, and fire hazards. The policies do not apply to the proposed project because the site is not within a 100-year floodplain or a dam inundation area, and would be within an existing structure.

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Hydrology and Water Quality	The City of Moorpark General Plan contain policies for hydrology and water quality in three of its elements: Land Use; Open Space, Conservation, and Recreation; and Safety. The Land Use Element policies deal with protection of groundwater recharge areas. The Open Space, Conservation, and Recreation Element deals with conservation and protection of water quality. The Safety Element deals with flooding and dam inundation. Because the project site is not within a 100-year flood plain or dam inundation area, and would be located within an existing building on a developed industrial site, none of the policies for hydrology and water quality found in the City of Moorpark Planning and Development documents would apply.
Land Use Planning	The City of Moorpark designates the project site for industrial use. The proposed project is permitted in the M-1 zoning district subject to a Planning Commission approved Conditional Use Permit. The project would comply with any applicable land use policies during the required Conditional Use Permit process.
Mineral Resources	There are no local policies for mineral resources which apply to the proposed project or project site.
Noise	The City of Moorpark places no quantitative restrictions on construction noise levels between the hours of 7 am and 7 pm, Monday through Saturday (City of Moorpark Municipal Code, Section 17.53.100.E). Level 3 will restrict construction to these hours. Operational noise is subject to the limits imposed by City of Moorpark Municipal Code Section 17.53.080. For the zoning designation of the site and surrounding lands (Industrial Park), exterior noise levels may not exceed 65 dBA for any continuous noise source or 70 dBA for noises which occur for 30 minutes or less in any hour.
Population and Housing	There are no local policies for population and housing which apply to the project site.
Public Services	There are no local policies for public services which apply to the proposed project or project site.
Recreation	There are no local policies for recreation which apply to the proposed project or project site.

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Transportation/ Traffic	<p>The City of Moorpark General Plan Circulation Element contains the policies supporting alternative transportation. The following policies may apply to the proposed project:</p> <p style="padding-left: 40px;">Policy 5.1: New development and redevelopment projects shall be required to include safe, separate, and convenient paths for bicycles and pedestrians so as to encourage these alternative forms of non-polluting transportation.</p> <p style="padding-left: 40px;">Policy 5.6: Bicycle racks shall be required and storage facilities shall be encouraged at new or modified public, commercial, and industrial building sites.</p>
Utilities and Service Systems	<p>There are no local policies for utilities and service systems which apply to the proposed project or project site.</p>
Sources	<p>Austin-Foust Associates. <i>City of Moorpark General Plan: Circulation and Land Use Element</i>. May 13, 1992</p> <p>Joel Silverman & Associates. <i>City of Moorpark General Plan: Safety Element</i>. Volumes I and II.</p> <p>Michael Brandman Associates, Inc. <i>City of Moorpark General Plan Open Space, Conservation and Recreation Element</i>. August 4, 1986.</p> <p>Ochsenbein, Jeremy. Planning Technician, City of Moorpark (805) 529-6864, Interviewed by Cheryl Kuta, Chambers Group Inc., 8/31/1999 and 9/8/1999.</p> <p>---. <i>City of Moorpark Zoning Ordinance</i>. December 1998.</p>