



BOARD OF SUPERVISORS AGENDA ITEM REPORT

Requested Board Meeting Date: 4/16/2024

*= Mandatory, information must be provided

Click or tap the boxes to enter text. If not applicable, indicate "N/A".

***Title:**

Quarterly Report of District Approved Riparian Habitat Mitigation Plans

***Introduction/Background:**

Section 16.30.050(B) of the Floodplain Management Ordinance requires:
"The Chief Engineer shall provide a quarterly report to the Board that states the number of Riparian Habitat Mitigation Plans that the Chief Engineer approved during the previous quarter. The quarterly report must include the number of approved plans that used mitigation banking and the number of approved plans that disturbed more than 5% of Important Riparian Area on a property."

During its November 7, 2023 meeting, the Board of Directors requested that District staff present the quarterly report on the Board's Consent Calendar and include in the report a summary of the District's use of in-lieu fees during the quarter.

***Discussion:**

The attached report describes the Districts actions to approve Riparian Habitat Mitigation Plans as well as District actions to utilize the In-lieu Fee revenue.

***Conclusion:**

NA

***Recommendation:**

This item is for the Board's information.

***Fiscal Impact:**

None

***Board of Supervisor District:**

1 2 3 4 5 All

Department: Regional Flood Control District

Telephone: 520-724-4600

Contact: Patricia Gilbert

Telephone: 520-724-4606

Department Director Signature: _____

Date: 3/28/24

Deputy County Administrator Signature: _____

Date: 3/29/2024

County Administrator Signature: _____

Date: 3/29/2024

DATE: March 28, 2024

TO: Flood Control District Board of Directors

FROM: Eric Shepp, P.E.
Director

SUBJECT: Quarterly Report of Riparian Habitat Mitigation Plans Approved by the Pima County Regional Flood Control District Chief Engineer for the First Quarter of 2024

On November 7, 2023, the Board of Directors adopted Ordinance 2023-FC2 that amended Section 16.30.050(B) of the Floodplain Management Ordinance to require:

“The chief engineer shall provide a quarterly report to the board that states the number of riparian habitat mitigation plans that the chief engineer approved during the previous quarter. The quarterly report must include the number of approved plans that used mitigation banking and the number of approved plans that disturbed more than 5% of important riparian area on a property.”

I am submitting the following Quarterly Report of riparian mitigation plans approved during the first quarter of 2024 as well as the plans approved after December 7, 2023, the effective date of Ordinance 2023-FC2. Attached are the Riparian Habitat Mitigation plans as Exhibit A to the report. This report also includes a summary of the District’s use of in-lieu fees during the quarter.

Mitigation Plans Approved by the Chief Engineer for the First Quarter of 2024

Approval Date	District	FPUP Record	Address or Tax Code	Disturbance Amount (ac)	On-site Mitigation (ac)	IRA Disturbance	In-Lieu Fee	Exhibit
12/28/2023	2	P23FC01074	140-46-002B	7.1	NO	NO	36,532	A
12/29/2023	1	P23FC00799	5000 W Oasis Rd	1.14	NO	YES	10,650	B
1/08/2024	4	P24FC00016	305-53-0250	1.98	NO	NO	27,720	C
1/23/2024	3	P23FC00654	7551, 7553, 7555 W Illinois	0.52	NO	NO	1,397	D
1/24/2024	3	P24FC00070	208-13-005D	0.4	NO	NO	4,370	E
3/13/2024	1	P24FC00141	220-203-050	0.38	NO	YES	3,099	F
3/19/2024	4	P24FC00157	114-570-640	1.5	NO	YES	1,797	G

Use of In-Lieu Fees During the First Quarter of 2024

During the last quarter, the District spent approximately \$114,000 on restoration activities. This includes \$85,000 for fencing to protect the District’s open space properties from degradation, and \$29,000 to the Tucson Audubon Society for invasive species removal from the Santa Cruz River, primarily tamarisk.

Exhibit A

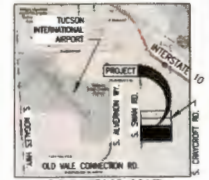
GRANITE CONSTRUCTION PARCEL #3 REVISED In-Lieu Fee Plan

PARCEL #140-46-002B
TAX CODE: 14046002B

BACKGROUND:

TO MEET THE REQUIREMENTS OF THE RIPARIAN ORDINANCE AN IN-LIEU FEE PLAN WAS PREPARED IN 2019 FOR THE MINING OPERATION LOCATED ON PARCEL 3 OF APN 140-46-002B WITH A VALUE OF \$85,003.89. PIMA COUNTY BRIDGE #568640 DATED 7-9-19.

THE COUNTY HAS REQUESTED A REVISION TO THE IN-LIEU FEE PLAN TO ADDRESS THE PROPOSED PLANT EXPANSION THAT WILL IMPACT AN ADDITIONAL CLASS C AREA AND LEAVE ANOTHER PREVIOUSLY PROPOSED DISTURBED CLASS C AREA UNTOUCHED. THIS ALTERNATE IN LIEU FEE PLAN WILL CALCULATE THE REVISED FEE BASED ON-SITE PLANT DENSITY AND THEIR BUILT REPLACEMENT VALUE USING SURVEY DATA TO REFLECT THE PLANT DENSITY ON SITE, WHICH IS LOWER THAN THE DESIGNATED CLASS C RATE OF 45 TREES PER ACRE.



LOCATION MAP
Not to Scale

NATIVE PLANT PRESERVATION KEY

- PROPERTY LIMITS
- ▨ XERORIPARIAN C (PRESERVED)
- - - EXCAVATION EXPANSION LIMIT
- ▨ PROPOSED DISTURBED CLASS C
- NATIVE PLANT
- 6 INVENTORIED NATIVE PLANT NUMBER
- ◇ PHOTO POINT

NATIVE SEED MIX

Botanical Name	Common Name	PLR per Acre
Shrubs:		
<i>Argyrea conchensis</i>	Four Wing Saltbush	1.0
<i>Baccharis arborescens</i>	(Brittonia)	2.0
<i>Larrea tridentata</i>	Crocoite Bush	1.0
Small Perennials:		
<i>Halimolobos laetiflora</i>	Desert Margold	1.0
<i>Sarcobatus vermiculatus</i>	Desert Cholla	1.0
<i>Cholla</i>	Cholla	1.0
Grasses:		
<i>Arctostaphylos</i>	Purple Three Awn	1.0
<i>Stipa capensis</i>	Stipa Grass	2.0
<i>Setaria macrochaeta</i>	Plains Bristle Grass	1.0
<i>Sporobolus cryptandrus</i>	Sand Chusquea	1.0
Annual Herbs:		
<i>Chenopodium album</i>	Madroño Poppy	1.0
<i>Penstemon parryi</i>	Parry's Penstemon	1.0
<i>Phacelia campanularia</i>	Desert Bluebell	1.0
<i>Plantago ovata</i>	Indian Wheat	1.0
<i>Sphaeralcea ambigua</i>	Desert Clobanella	1.0

PLAN NOTES

- THE PROJECT'S PARCEL BOUNDARIES AND RIPARIAN AREA BOUNDARY WERE OBTAINED FROM PIMA MAPS.
- THE ORTHOPHOTO SHOWN IN THE AREA OF THE PROPOSED EXCAVATION EXPANSION WAS TAKEN ON SEPTEMBER OF 2023. THE REMAINING AREA IS THE LATEST AVAILABLE ORTHOPHOTO ON PIMA MAPS.
- PLANT DATA WAS TAKEN BY FIELD SURVEY IN NOVEMBER OF 2023.
- THE SHRUBS ON SITE (AS SEEN IN THE SITE PHOTOS) ARE ALMOST EXCLUSIVELY CREOSOTE. RESTORATION OF THIS SHRUB IS ADDRESSED BY INCLUDING CREOSOTE IN THE HYDROSEED MIX.

NOV 20 2023

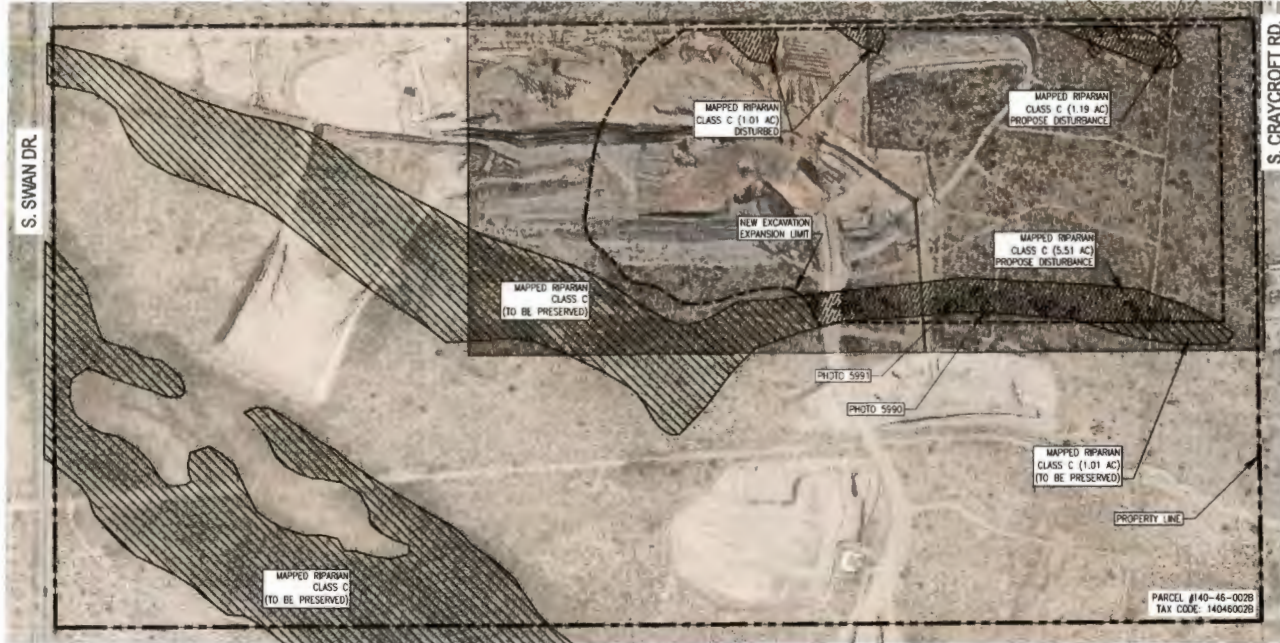
Novak Environmental, Inc.
4034 North First Avenue #100 • Tucson, AZ 85719
Phone: (520) 282-8888 Fax: (520) 282-2888

Landscape Architecture • Natural Resources • Planning • Mapping

**GRANITE CONSTRUCTION - PARCEL #3
REVISED IN-LIEU FEE PLAN**

SE 1/4 OF TOWNSHIP 13S, RANGE 16E, GRANITE, PIMA COUNTY, ARIZONA

NO.	REVISION	DATE	DESIGNED	DRAWN	CHECKED	SHEET
	RA		RA	YC	ILF-1	1
DATE:		PROJECT NO:		SCALE:		
DEC 13, 2023		23058		SEE PLAN		



PLANT DATA

Plant ID	Species	Common Name
1	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
2	<i>Prosopis juliflora</i>	Velvet Mesquite
3	<i>Prosopis juliflora</i>	Velvet Mesquite
4	<i>Prosopis juliflora</i>	Velvet Mesquite
5	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
6	<i>Prosopis juliflora</i>	Velvet Mesquite
7	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
8	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
9	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
10	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
11	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
12	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
13	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
14	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
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17	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
18	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
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62	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
63	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
64	<i>Parthenocissus vitacea</i>	Footbills Palo Verde
65	<i>Parthenocissus vitacea</i>	Footbills Palo Verde

PLANT CALCS.

THERE ARE 36 TREES IN THE 6.7 ACRES RIPARIAN AREA SURVEYED
DENSITY = 5.4 TREES PER ACRE

THE TOTAL RIPARIAN AREA IMPACTED (CLASS C) IS 7.71 ACRES

7.71 ACRES X 5.4 TREES = 41.8 (42 TREES)

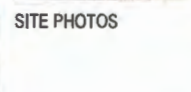
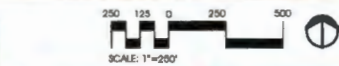
HYDROSEED AREA CALCULATED AS 70% OF TOTAL AREA DISTURBED

MITIGATION CONSTRUCTION COST ESTIMATE:

No.	Item Description	Quantity	Units	Unit Price	Subtotal
1	15 Gal Tree	21	EACH	\$150	\$3,150
2	5 Gal Tree	21	EACH	\$78	\$1,638
3	Native Hydroseed	235,000	BF	\$0.08	\$19,000
4	Irripartan	1	L.S.	\$8,000	\$8,000
5	Monitoring/Maintenance	5	1 Year	\$1,000	\$5,000
TOTAL					\$36,833

HYDROSEED AREA CALCULATED AS 70% OF THE TOTAL DISTURBED RIPARIAN AREA
7.71 ACRES X 70% = 5.40 ACRES (235,000 SF)

REVISED IN-LIEU FEE = \$36,532



SITE PHOTOS



Exhibit B










PRE-ORDINANCE DISTURBANCE BASED ON 2005 AERIAL



CURRENT DISTURBANCE BASED ON 2023 AERIAL

RIPARIAN LEGEND

-  Gross Site Area
-  Total Important Riparian Area with Underlying "C" (IRA-C) Habitat on Site
-  Pre-Ordinance IRA-C Disturbance on Site
-  New IRA-C Disturbance to be Mitigated
-  Total Xeroriparian "C" Habitat on Site
-  Pre-Ordinance Xeroriparian "C" Disturbance (None)
-  New Xeroriparian "C" Disturbance to be Mitigated

RIPARIAN NOTES

1. Zoning = RR
2. Gross Site Area = 588,097 sf (13.50 acres)
3. Land Use = Residential
4. Area Calculations:
 - a. Gross Site Area = 588,097 sf (13.50 acres)
 - b. Total IRA-C Riparian Habitat on Site = 286,243 sf (6.11 acres)
 - c. Pre-Ordinance IRA-C Disturbance on Site = 39,465 sf (0.91 acres)
 - d. Total New IRA-C Disturbance to be Mitigated = 47,313 sf (1.08 acres)
 - e. Total Xeroriparian "C" Habitat on Site = 8,343 sf (0.19 acres)
 - f. Pre-Ordinance Xeroriparian "C" Disturbance on Site = 0 sf (0.00 acres)
 - g. Total New Disturbance of Xeroriparian "C" Habitat = 2,223 sf (0.05 acres)
5. Mitigation will be per In-Lieu fees.

RIPARIAN METHODOLOGY

1. This property contained disturbance prior to the Riparian Ordinance. The disturbance has been mapped on a 2005 Aerial and included on the plan. The total Pre-Ordinance Disturbance, located within the limits of this project, is 39,465 sf. The Total Disturbance required for construction has been mapped on the 2023 aerial. Disturbance requiring mitigation is calculated as Total Disturbance minus Pre-Ordinance Disturbance where they overlap.
2. The owner proposes to provide mitigation via an In Lieu Fee. The In Lieu Fee has been calculated using the Flat Fee Table.

CALCULATIONS

IRA with Underlying Xeroriparian "C"	
Total Regulated IRA-C Riparian Habitat On-Site	286,243 sf (6.11 acres)
Total Area of New Disturbed Riparian Habitat	47,313 sf (1.08 ac)
Total In-Lieu Fee Required = \$6,500.00 x 1.08 =	\$10,918.50

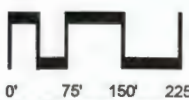
Xeroriparian "C" Riparian Habitat	
Total Regulated Riparian "C" Habitat On-Site	8,343 sf (0.19 acres)
Total Area of New Disturbed Riparian Habitat	2,223 sf (0.05 ac)
Total In-Lieu Fee Required = \$6,500.00 x 0.05 =	\$331.72

Total In-Lieu Fee Required = \$10,850.22

RIPARIAN IN LIEU FEE NOTES

1. The Owner wishes to provide mitigation via the In Lieu Fee Calculation.
2. Total IRA-C Disturbance of the site since 2005 is 47,313 sf or 1.08 acres. Total Xero C Disturbance of the site since 2005 is 2,223 sf or 0.05 acres.
3. Per the Flat Fee Calculation, IRA-C disturbance is calculated at \$6,500 per acre. Xeroriparian C disturbance is calculated at \$6,500 per acre.

Scale: 1" = 75'



35974 S. Desert Sun Drive
Tucson, AZ 85739
(520) 908-4678
greg@grslandscapearchitects.com

Date: 12/28/23
Drawn by: LMW
Checked by: GRS

- Design Review
- Construction Documents
- Agency Submitted
- Construction Set
- Not for Construction

5000 W OASIS ROAD

This RHMP comprises two parcels: 216-29-025D and 216-29-025E
G&SRM, Pima County, AZ

RIPARIAN HABITAT MITIGATION PLAN

In Lieu Fee Calculations

Exhibit C

Note:

- The width 40 ft.
- Max. grade is <10%.
- Grade road to invert drainage (no cut/fill)

Legend

- Property Boundary
- Existing Roads
- Drainage (>100 CFS)
- Right of Way Perimeter
- Right of Way Road
- PLSS_Section_Boundary
- Contour
- Power Lines (Existing)
- Power Poles (Existing)
- Riparian (Pima County Mapping)

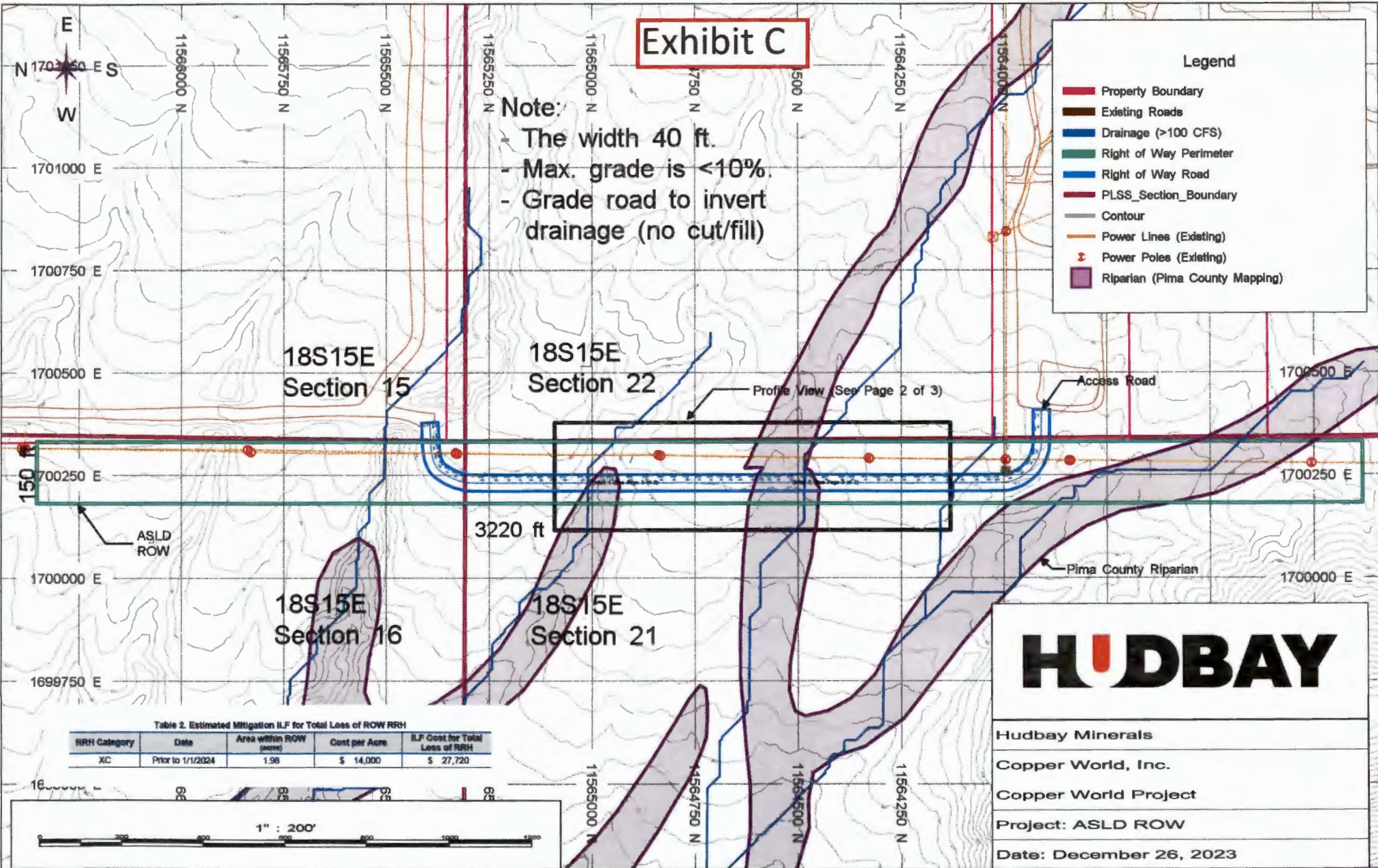


Table 2. Estimated Mitigation ILF for Total Loss of ROW RRH

RRH Category	Date	Area within ROW (acres)	Cost per Acre	ILF Cost for Total Loss of RRH
XC	Prior to 1/1/2024	1.98	\$ 14,000	\$ 27,720



HUBBAY

Hubbay Minerals
 Copper World, Inc.
 Copper World Project
 Project: ASLD ROW
 Date: December 26, 2023

Exhibit D

**(3) PROPERTIES W. ILLINOIS ST.
RIPARIAN IN-LIEU FEE PLAN**

212-401-15A - 7553 W ILLINOIS ST (PROPOSED RESIDENCE)
212-401-15B - 7555 W ILLINOIS ST
212-40-115C - 7551 W ILLINOIS ST

THIS PLAN IS FOR AN IN-LIEU FEE PAID FOR IMPACTS TO RIPARIAN HABITAT ON THREE ADJACENT PROPERTIES WITH THE SAME OWNER. THE FEE COVERS IMPACTS WHICH OCCURRED IN THE PAST AND THOSE RESULTING FROM THE NEW RESIDENCE PROPOSED ON PARCEL 212-401-15A.



GRAPHIC IS COMPOSED OF THE LATEST PIMA MAPS AERIAL PHOTO OVERLAYED WITH LINEWORK FROM PROPERTY OWNERS SITE PLAN.



LOCATION MAP



SCALE: 3/4" = 1 MILE

PLAN LEGEND

- SUBJECT PROPERTIES
- OTHER PROPERTY LINES
- RIPARIAN CLASS D (PIMA MAPS)
- RIPARIAN CLASS C (PIMA MAPS)
- EXISTING RIPARIAN DISTURBANCE
- PROPOSED NEW RIPARIAN DISTURBANCE

IN-LIEU FEE CALCULATIONS

COMBINED PROPERTY AREA: 114,545 SF (2.63 AC)
TOTAL DISTURBANCE
 (RIPARIAN CLASS D): 7,610 SF. (.174 AC)
 (RIPARIAN CLASS C): 2,050 SF. (PREVIOUS) + 265 SF. (PROPOSED) = 2,315 SF. (.053 AC)
RIPARIAN COST PER ACRE
 CLASS D FEE= \$5,750/AC. (.174 AC x \$5,750 = \$1,000.50)
 CLASS C FEE= \$7,475/AC. (.053 AC x \$7,475 = \$396.16)
\$1,396.66

MITIGATION IN-LIEU FEE = \$1,396.68

ADDRESS: 7551, 7553 & 7555 W. ILLINOIS ST. TUCSON, ARIZONA 85735

	Novak Environmental, Inc. 4524 North First Avenue #100 Tucson, AZ 85714 Phone: 520.328.8200 Fax: 520.382.2000 Landscape Architects • Natural Resource Planning • Mitigation	
	<p align="center">RIPARIAN IN-LIEU FEE PLAN (3) PROPERTIES ON W. ILLINOIS ST. 1/4 SECTION 33, TOWNSHIP 14S, RANGE 12E, SECTION 33 GILSON, PIMA COUNTY, ARIZONA</p>	
NO. _____ REVISION _____ DATE _____	DRAWN: RA CHECKED: RA PROJECT NO.: 23077 DATE: JAN. 16, 2024	SHEET: 1 OF 1 SCALE: SEE PLAN



NOTICE: THIS PLAN IS FOR AN IN-LIEU FEE PAID FOR IMPACTS TO RIPARIAN HABITAT ON THREE ADJACENT PROPERTIES WITH THE SAME OWNER. THE FEE COVERS IMPACTS WHICH OCCURRED IN THE PAST AND THOSE RESULTING FROM THE NEW RESIDENCE PROPOSED ON PARCEL 212-401-15A.

In-Lieu Fee Proposal for Parcel 20813005D



Legend

- Parcels
- Riparian Habitat - Pima County Ord. 2005-FC2, Effective 10/20/2005
- IRA - Xeroriparian C

0.40 ac x IRA C
\$10,925 = \$4,370

Total disturbance = 0.69 ac
RRH disturbance = 0.40 ac



Notes: E111021, Poly 608

10/19/2023



This map is static output from an internet mapping site and no warranty is expressed or implied as to the accuracy, reliability, currency or completeness of the data, and is for reference only

Exhibit F

CALCULATIONS

THE SITE CONTAINS IMPORTANT RIPARIAN AREA WITH UNDERLYING CLASS B XERORIPARIAN HABITAT AND REGULATED RIPARIAN HABITAT XERORIPARIAN CLASS C.

TOTAL REGULATED RIPARIAN HABITAT ON-SITE =	2.33 ACRES
AREA OF DISTURBED REGULATED RIPARIAN HABITAT =	0.38 ACRES
AREA OF IMPORTANT RIPARIAN AREA XERORIPARIAN CLASS B =	0.25 ACRES
AREA OF REGULATED RIPARIAN HABITAT XERORIPARIAN CLASS C =	0.33 ACRES
AREAS OF MITIGATION = 0.38 ACRES X 1.5 =	0.57 ACRES
TOTAL # OF TREES REQUIRED = 43X0.57 =	26 TREES
TOTAL # OF SHRUBS REQUIRED = 100X0.57 =	57 SHRUBS

CALCULATIONS - IN-LIEU FEE OPTION

THE IN-LIEU FEE AMOUNT FOR REGULATED RIPARIAN HABITAT (RRR) XERORIPARIAN CLASS C (XC) USED WILL BE \$7,475 AND THE IMPORTANT RIPARIAN AREA WITH AN UNDERLYING XERORIPARIAN CLASS B (PVA XB) WILL BE \$12,850.

BASED OFF GRADING LIMITS AND CALCULATIONS FROM THE ORIGINAL SITE PLAN SUBMITTED:

RRR/XC = 12,850 SQFT (0.33 AC) IS DISTURBED
 PVA/XB = 2,229 SQ FT (0.05 AC) IS DISTURBED.

THEREFORE THE ILF CALCULATION IS AS FOLLOWS:

0.33 (AC) X \$7,475 = \$2,465.75
 0.05 (AC) X \$12,850 = \$632.50
 FOR A TOTAL OF = \$3,098.25



LEGEND

- IRRAXB IMPORTANT RIPARIAN AREA WITH UNDERLYING CLASS B XERORIPARIAN HABITAT
- IRRAXC REGULATED RIPARIAN HABITAT WITH UNDERLYING CLASS C XERORIPARIAN HABITAT
- RIPARIAN LIMIT
- GRADING LIMIT
- UTILITY
- PROJECT BOUNDARY

GENERAL NOTES

- MITIGATED AREA WILL BE HYDROSEEDING WITH A MINIMUM OF 12 SPECIES FROM THE APPROVED XERORIPARIAN PLANT LIST FOUND IN APPENDIX A OF THE "REGULATED RIPARIAN HABITAT MITIGATION STANDARDS AND IMPLEMENTATION GUIDELINES." IF PLANT SPECIES LISTED ARE UNAVAILABLE, REPLACEMENT SPECIES FROM THE APPROVED PLANT LIST MAY BE SELECTED BASED UPON AVAILABILITY OF THE 12 SPECIES. 4 SHALL BE SHRUBS, 4 SHALL BE ANNUAL/S PERENNIALS/VINES, AND 4 SHALL BE GRASSES.
- MITIGATION PLANTING TO BE IRRIGATED USING AN AUTOMATED DRIP SYSTEM.
- MITIGATION PLAN IMPLEMENTATION SHALL BE COMPLETED BY THE FIRST GROWING SEASON FOLLOWING COMPLETION OF CONSTRUCTION, WHICH IS PROJECT TO BE MARCH - MAY 2024.
- A MONITORING PLAN IN ACCORDANCE WITH THE GUIDELINES WILL BE SUBMITTED ANNUALLY FOR A PERIOD OF FIVE (5) YEARS FOLLOWING IMPLEMENTATION OF THE MITIGATION PLAN. ANY CHANGES FROM THE APPROVED MITIGATION PLAN SHALL BE NOTED ON THE MONITORING PLAN SUBMITTAL.

MONITORING PLAN SHALL BE SUBMITTED TO THE RPOD AT:
 PIMA COUNTY REGIONAL FLOOR CONTROL DISTRICT
 ATTN: FLOORPLAN MGMT
 201 NORTH STONE AVE 8TH FLOOR
 TUCSON, ARIZONA 85701

- THE PROJECT OWNER, AND FOR THE OWNERS SUCCESSORS, AGREE TO PRESERVE AND PROTECT THE MITIGATION AREA FOR THE DURATION OF THE PROJECT. FURTHER, THE PROJECT OWNER AND/OR SUCCESSORS AGREE ACTIVELY MAINTAIN THE MITIGATED AREA FOR A PERIOD OF NOT LESS THAN FIVE (5) YEARS. MAINTENANCE ACTIVITIES SHALL INCLUDE, BUT NOT BE LIMITED TO, THE REGULAR OPERATION OF THE IRRIGATION SYSTEM, THE REPLACEMENT OF DEAD TREES AND SHRUBS AND THE REMOVAL OF NOXIOUS AND/OR INVASIVE PLANT SPECIES.
- MITIGATION AREA(S) TO BE LEFT IN A NATURAL STATE. NO DISTURBANCE SHALL OCCUR WITHIN THE MITIGATION AREA(S) WITHOUT RPOD REVIEW AND APPROVAL. SUCH DISTURBANCE INCLUDES BUT IS NOT LIMITED TO SECONDARY IMPACTS SUCH AS PRESENCE OF LIVESTOCK, FENCING, INTENSIVE LANDSCAPING, OUTDOOR PLAY AREA, ETC.
- RIPARIAN HABITAT THAT WILL REMAIN UNDISTURBED SHALL BE FENCED FOR PROTECTION DURING CONSTRUCTION USING MINIMUM 4-FOOT HIGH ORANGE MESH BARRICADE FENCING. PROTECTIVE FENCING MUST REMAIN IN PLACE THROUGHOUT THE CONSTRUCTION AND DEVELOPMENT PROCESS. (THE APPLICANT MAY PROPOSE AN ALTERNATIVE METHOD THAT IS ALSO SUITABLE FOR PROTECTING RIPARIAN HABITAT LEFT UNALTERED).

LYTLE RETREAT
 LOT 233, PIMA CANYON ESTATES
 1496 E. CANYON SPRING COURT
 TUCSON, AZ 85718
 JOB NO. 24-18

robbinette architects, inc.
 1870 West Fox Road, Suite 110
 Tucson, Arizona 85718
 (520) 522-3978
 www.robbinettearchitects.com

MITIGATION PLAN

SCALE 1" = 60'



RIPARIAN HABITAT MITIGATION PLAN PROPERTY OWNER: KARIN LYTLE PROPERTY ADDRESS: 1496 EAST CANYON SPRING COURT PARCEL TAX CODE: 230-30-3000 PUP NO. P24PC00141	DRAWN TAW
	CHECKED RWR
	DATE MARCH 8TH, 2024
	JOB NO. 24-18
	09-0887 MT1

Exhibit G

- Legend
- New RRH disturbance
 - Past-Mapped Disturbance Recorded for 18-307RP
 - Pre-Mapped Disturbance Recorded for 18-307RP

65,777 sqft = 1.5 ac of new RRH disturbance

David Lavin (Property Owner)
10521 & 10519 East Tanque Verde

ILF Calculation		
15-gallon trees		\$164.00
5-gallon trees		\$66.25
5-gallon shrubs		\$0.00
1-gallon shrubs		\$0.00
Hydroseed	1.50 Acres(s)	\$1,526.63
Irrigation system (materials and labor for installation)**	Acres(s)	\$0.00
5-year maintenance for Xeroriparian****	Acres(s)	\$0.00
5-year maintenance for H and/or IRA****	Acres(s)	\$0.00
Total Cost		\$1,796.88

approximately 3 trees removed