

**Exhibit 3
Services**

The Services are conducting all appropriate research, investigations, analysis, modeling, sampling, and testing to prepare a Mitigated Negative Declarations for the Proposed Projects and associated documentation that are fully compliant with the California Environmental Quality Act. The Services also require Consultant to prepare and submit a draft environmental document; prepare, publish, and file all necessary notices; consult with responsible agencies, trustee agencies, and other local state or federal agencies; evaluate and prepare written, comprehensive responses to public comments; prepare the final environmental document, if necessary, prepare a mitigation monitoring and reporting program, and provide support at the District's public and Board meetings (2 total). Consultant shall ensure that it will satisfy the following minimum specific requirements:

CEQA Requirements	
Regulation/Code	Description
Project Description	
CEQA Guideline § 15124	Determine project description and develop project objectives. [District Provided]
CEQA Guideline § 15124	Provide design, proposed construction schedule, and proposed operational uses of facilities. (Consult with District's Architect to develop necessary details.) [District Provided]
CEQA Guideline § 15063	Conduct an Initial Study. (Use CEQA Guidelines, Appendix G at a minimum.)
CEQA Guideline §§ 15063; 15064	Perform all relevant, necessary impact studies including, but not limited to:
CEQA Guideline §§ 15063; 15064	· Conduct aesthetics studies that includes a Night Lighting Impact Assessment that includes measurements of existing night lighting levels in the surrounding neighborhood and photometric modeling of the Proposed Project's light spill, glare, and skyglow, all presented in tables and contour maps depicting results and significant impact threshold line(s). [District Provided]
CEQA Guideline §§ 15063; 15064	· Analyze air quality impacts
CEQA Guideline §§ 15063; 15064 [District Provided]	· Conduct Geotechnical Study evaluating risk of loss, injury or death involving:
IS VII(a)(i)	➢ Rupture of known fault mapped on Alquist-Priolo Earthquake Fault Zoning Map or otherwise
IS VII(a)(ii)	➢ Strong seismic ground shaking
IS VII(a)(iii)	➢ Seismic-related ground failure, including liquefaction
IS VII(a)(iv)	➢ Landslides
IS VII(b)	➢ Soil erosion or loss of topsoil
IS VII(c)	➢ Unstable geologic unit or soil
IS VII(d)	➢ On expansive soil
IS VII(e)	➢ Support septic or alternative water treatment system where sewer unavailable
IS VII(f)	➢ Unique paleontological feature or unique geological feature
CEQA Guideline §§ 15063; 15064	· Analyze potentially significant impacts from hazards and hazardous material exposure as a result of the Proposed Project to include asbestos, lead, PCBs, and termiticides.
CEQA Guideline §§ 15063; 15064.5	· Identify and determine potentially significant impacts to historical and archeological resources
CEQA Guideline §§ 15063; 15064	· Analyze hydrology and water quality impacts
CEQA Guideline §§ 15063; 15064	· Conduct land use and planning consistency analysis
CEQA Guideline §§ 15063; 15064	· Conduct a Noise Impact Assessment that includes measuring existing noise levels in the surrounding neighborhood, predicts Project noise levels in the surrounding neighborhood, and displays results in contour maps with delineated significant noise threshold line(s).
CEQA Guideline §§ 15063; 15064	· Conduct transportation impact analysis that includes a Traffic Impact Assessment that determines existing and Proposed Project VMT, queuing, and pedestrian and vehicular safety impacts, and adequacy of parking supplies.
CEQA Guideline §§ 15063; 15064	· Analyze utility and service system impacts
CEQA Guideline § 15064.4	· Analyze Greenhouse Gas Emissions impacts
CEQA Guideline § 15065	Prepare Mandatory Findings of Significance
CEQA Guideline § 15082	Prepare, publish, file, and distribute a Notice of Intent to Adopt to newspaper, responsible and trustee agencies, County Clerk, OPR, and other interested parties

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CEQA Guideline §§ 15063; 15064	· Conduct aesthetics studies that includes a Night Lighting Impact Assessment that includes measurements of existing night lighting levels in the surrounding neighborhood and photometric modeling of the Proposed Project's light spill, glare, and skyglow, all presented in tables and contour maps depicting results and significant impact threshold line(s). [District Provided]
CEQA Guideline § 15083	For each Prproposed Project, attend one public meeting during the public comment period and support the District at its Board meeting to adopt the environmental document and approve the Proposed Project