

### I-281 Ronald and Lynne Mikulka

- I-281-1** The comment states that San Marcos is a City, where thousands of commuters pass through to and from work, which makes it difficult for residents to get around.

The County acknowledges the comment as an introduction to comments that follow. This comment is included in the Final EIR for review and consideration by the decision-makers prior to a final decision on the project. No further response is required or necessary.

- I-281-2** The comment describes traffic conditions on the SR 78, San Marcos Boulevard, Rancho Santa Fe Road, and Twin Oaks Valley Road and explains that it can generally take half an hour or more to get through San Marcos with all the traffic and stop lights.

Traffic impacts and proposed improvements are disclosed in Section 2.13 Traffic and Transportation. There are a number of roadway, interchange, and signal improvements that are included as part of the proposed project. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. The County will include the comment as part of the Final EIR for review and consideration by the decision-makers prior to a final decision on the project.

- I-281-3** The comment states that the northbound I-15 traffic backs up into Escondido which ties up the Deer Springs I-15 overpass.

Traffic impacts and proposed improvements are disclosed in Section 2.13 Traffic and Transportation. There are a number of roadway, interchange, and signal improvements that are included as part of the proposed project. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. The County will include the comment as part of the Final EIR for review and consideration by the decision-makers prior to a final decision on the project.

- I-281-4** The comment states that there is not enough water and not enough electricity to support the Project.

Water supply and energy use impacts are disclosed in Section 2.14 Utilities and Service Systems and 3.1 Energy, respectively. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. The County will include the comment as part of the Final EIR for review and consideration by the decision-makers prior to a final decision on the project.

## Comment Letter Responses

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**I-281-5** The comment states that it would be a disaster to build 2,100 new homes, with 4,200 cars, and have them access Twin Oaks Valley Road and Deer Springs Road.

Traffic impacts and proposed improvements are disclosed in Section 2.13 Traffic and Transportation. There are a number of roadway, interchange, and signal improvements that are included as part of the proposed project. The comment does not raise any specific issue regarding that analysis and, therefore, no more specific response can be provided or is required. The County will include the comment as part of the Final EIR for review and consideration by the decision-makers prior to a final decision on the project.

**I-281-6** The comment states that growth is allowed to occur without adequate infrastructure. The commenter requests that the County consider the tax-paying citizens who already live in the area.

As stated in Section 1.0 Project Description on page 1-20, build out of the Community is anticipated to occur in two phases over approximately 10 years in response to market demands and in accordance with a logical and orderly expansion of roadways, public utilities, and infrastructure. Figure 1-32, Phasing Plan, illustrates the anticipated sequence of planning area development, although sub-areas may not develop in that order. Backbone infrastructure and roadway improvements would be constructed in phases, as needed, to ensure that improvements are in place at the time of need. Refer also to **Topical Response TR-2**.