

I-346 Dan and Susan Seebach

- I-346-1** The comment states the commenter lives in Champagne Village, across the freeway from the project site. The comment states that, “all that will be gained from allowing Newland Sierra to further their objectives will be short sighted.” The comment states the commenter has attended several information meetings.

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-346-2** The comment states the surrounding area is “beautifully rural, which is why so many local communities have made their homes here.” The comment states that altering another rural area is criminal and “all this development must stop somewhere or be the best plan for the people as a whole.” The commenter states there hasn’t been a plan for the I-15 corridor for absorbing new traffic.

The County notes that the comment addresses general subject areas, (traffic on I-15), which received extensive analysis in Section 2.13 of the Draft EIR. 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-346-3** The comment states that allowing development of an additional 2,135 homes is irresponsible and that if the area must be developed, the General Plan is “in place already to implement and the impact of which will be less severe.”

The County notes the comment expresses the opinions of the commentator, and does not raise an issue related to the adequacy of any specific section or analysis of the Draft EIR. 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.

Nonetheless, the County directs the commenter to **Section 4.5, Existing General Plan Alternative**, for a comparative analysis of the Existing General Plan and the proposed Project. As analyzed in **Section 4.5**, the Existing General Plan would result in both increased and reduced impacts compared to the proposed Project. No further response is required or necessary.

- I-346-4** The comment restates information from the Draft EIR regarding significant, unavoidable impacts to aesthetics, air quality, mineral resources, noise, population and housing, and traffic and transportation. The comment asks a series of questions

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about whether the proposed project “is...the best we want to expect from future development? Would this be the best you could give us as our Planning Commission? Would you want to ensure this for 5-7 years before a home was even built?”

The comment restates information contained in the Draft EIR and does not raise an environmental issue within the meaning of CEQA. 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. No further response is required or necessary.

I-346-5 The comment states that the impacts of the proposed Project will “be our burden” and asks if the footprint “must...be this size and scale? Will it really answer the call for “affordable housing” or will it be enough developer money to make it worth it?”

The comment addresses general subject areas, including traffic, rural character, air pollution, water usage, rock crushing/blasting noise, wildlife corridors and fire evacuation, which received extensive analysis throughout the Draft EIR, including **Section 2.1, Aesthetics, Section 2.3, Air Quality, Section 2.4, Biological Resources, Section 2.8, Hazards and Hazardous Materials, Section 2.10, Noise, Section 2.13, Transportation and Traffic and Section 2.14, Utilities and Service Systems**. 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.

The County notes the comment provides concluding remarks that do not raise new or additional environmental issues concerning the adequacy of the Draft EIR. For that reason, the County provides no further response to this comment.