6.1 INTRODUCTION

The purpose of this alternatives analysis is to describe a range of reasonable alternatives to the proposed City of Rancho Cordova General Plan. This analysis evaluates alternatives that would obtain most of the basic objectives of the project, and the comparative merits of those alternatives (State CEQA Guidelines, Section 15126.6[a]). In accordance with State CEQA Guidelines, an EIR does not need to consider every conceivable alternative to a project, nor is it required to consider alternatives that are clearly infeasible. State CEQA Guidelines Section 15126.6(b) states that an alternatives analysis shall focus on those alternatives that are capable of avoiding or substantially lessening any significant effects of the project, even if they impede to some degree the attainment of the project objectives or would be more costly.

CEQA requires an EIR to identify project alternatives and to indicate the manner in which a project's significant effects may be mitigated or avoided, but does not mandate that the EIR itself contain an analysis of the feasibility of the various project alternatives or mitigation measures that it identifies. (Pub. Resources Code, Sections 21002.1, subd. (a); 21100, subd. (b)(4); *Sierra Club v. County of Napa* (2004) 121 Cal.App.4th 1490, 1503, citing *San Franciscans Upholding the Downtown Plan v. City and County of San Francisco* (2002) 102 Cal.App.4th 656, 689-690.) As the lead agency, the City of Rancho Cordova bears the responsibility for the decisions that must be made before a project can go forward, including determinations of feasibility and whether the benefits of a project outweigh the significant effects the project will have on the environment. (Pub. Resources Code Sections 21002.1, subds. (b) & (c), 21081.) In addition, CEQA specifically provides that in making these determinations, the City shall base its findings on substantial evidence in the record, a provision reflecting an understanding that the City Council will not limit its review to matters set forth in the EIR, but will base its decision on evidence found anywhere in the record. (*Sierra Club v. County of Napa*, 121 Cal.App.4th at p. 1503; citing Pub. Resources Code, Section 21081.5.)

According to the State CEQA Guidelines, an EIR need only examine in detail those alternatives that could feasibly meet most of the basic objectives of the project. When addressing feasibility, the State CEQA Guidelines Section 15126.6 states that "among the factors that may be taken into account when addressing the feasibility of alternatives are site suitability, economic viability, availability of infrastructure, general plan consistency, jurisdictional boundaries, and whether the applicant can reasonably acquire, control or otherwise have access to alternative sites." The State CEQA Guidelines also specify that the alternatives discussion should not be remote or speculative; however, they need not be presented in the same level of detail as the assessment of the proposed project.

State CEQA Guidelines indicate that several factors need to be considered in determining the range of alternatives to be analyzed in an EIR and the level of analytical detail that should be provided for each alternative. These factors include: (1) the nature of the significant impacts of the proposed project; (2) ability of alternatives to avoid or lessen the significant impacts associated with the project; (3) the ability of the alternatives to meet the objectives of the project; and (4) the feasibility of the alternatives. These factors would be unique for each project.

The significant environmental impacts of the project that the alternatives will seek to eliminate or reduce were determined and based upon the findings contained within each technical section evaluated in Sections 4.1 through 4.13 of this DEIR.

LAND USE

- Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (Impact 4.1.3 and 4.1.5);

AGRICULTURE

- Loss and conversion of agricultural land under project and cumulative conditions (Impact 4.2.1and 4.2.4);

- Agricultural/urban interface and conflicts with Williamson Act contracts (Impact 4.2.2 and 4.2.3);

POPULATION/HOUSING/EMPLOYMENT

- Population, housing and employment increases under project and cumulative conditions (Impact 4.3.1 and 4.3.3);

HAZARDS AND HUMAN HEALTH

- Release of and exposure to hazardous materials (Impact 4.4.2);

TRANSPORTATION AND CIRCULATION

- Impacts to roadway segments (Impact 4.5.1);
- Impacts to freeway segments (Impact 4.5.2);
- Cumulative traffic impacts (Impact 4.5.6);

AIR QUALITY

- Air quality impacts under project and cumulative conditions (Impacts 4.6.1, 4.6.2, 4.6.3 and 4.6.6);

- Air toxic contaminant exposure under project and cumulative conditions (Impact 4.6.4 and 4.6.6);

- Possible exposure of sensitive receptors to odorous emissions (Impact 4.6.5);

NOISE

- Construction noise impacts (Impact 4.7.1);

- Traffic noise impacts under project and cumulative conditions (Impacts 4.7.2 and 4.7.6);

- Stationary noise impacts under project and cumulative conditions (Impact 4.7.3 and 4.7.7)

- Mather Airport noise impacts (Impact 4.7.4)

GEOLOGY AND SOILS

- Soil stability (Impact 4.8.3)
- Mineral resource conflicts under project and cumulative conditions (Impact 4.8.5 and 4.8.7))

HYDROLOGY AND WATER QUALITY

- Surface water quality impacts under project and cumulative conditions (Impacts 4.9.2 and 4.9.5);
- Groundwater quality impacts under project and cumulative conditions (Impact and 4.9.3 and 4.9.5);
- Increased water supply demand impacts under project and cumulative conditions (Impact 4.9.4 and 4.9.7)

BIOLOGICAL RESOURCES

- Impacts to endangered, threatened, and other listed species under project and cumulative conditions (Impact 4.10.1 and 4.10.8);
- Impacts to species of concern and other non-listed special status species under project and cumulative conditions (Impact 4.10.2 and 4.10.8);
- Loss of habitat under project and cumulative conditions (Impact 4.10.3 and 4.10.8);
- Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (Impact 4.10.4 and 4.10.8);
- Effects on wildlife movement corridors under project and cumulative conditions (Impact 4.10.5 and 4.10.8);
- Loss of trees under project and cumulative conditions (Impact 4.10.6 and 4.10.8);

CULTURAL AND PALEONTOLOGICAL RESOURCES

- Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (Impact 4.11.1 and 4.11.3);
- Impacts to paleontological resources under project and cumulative conditions (Impact 4.11.2 and 4.11.4);

PUBLIC SERVICES AND UTILITIES

- Water supply infrastructure under project and cumulative conditions (Impact 4.12.3.1 and 4.12.3.2);
- Wastewater conveyance and treatment under project and cumulative conditions (Impact 4.12.4.1 and 4.12.4.2);

- Potential conflicts with Kiefer Landfill (Impact 4.12.5.1);

VISUAL RESOURCES

- Alteration of visual character under project and cumulative conditions (Impact 4.13.3 and 4.13.5).

ALTERNATIVES CONSIDERED BUT NOT SELECTED FOR ANALYSIS

OFF-SITE ALTERNATIVE

Given the nature of the project (adoption of the General Plan for the City of Rancho Cordova) it would not be pertinent to address another area as the City boundaries have been established through incorporation. Further, this alternative would not meet the basic project objectives, again because consideration of another location would not address issues pertinent to the establishment of land use designations and policies to regulate the orderly development of the City of Rancho Cordova. For these reasons, an off-site alternative is considered infeasible pursuant to State CEQA Guidelines 15126.6(c).

RESTRICTED DEVELOPMENT ALTERNATIVE

This alternative is a variation of the No Project Alternative. This alternative would consist of prohibition of new development occurring in the City except where such development has already received its approvals and development that is allowed by right (no discretionary action). As with the Off-Site Alternative, this alternative would not meet the basic project objectives—in particular, the objectives to: establish the City as a vibrant destination place in the region; proactively seek beneficial changes in land use and the scope of the City's operations; obtain measurable fiscal success for the City from the implementation of its General Plan; plan for a balanced mix and integration of land uses that will make Rancho Cordova a desirable place to live, work and play; implement a land use strategy that intensifies development consistent with the Sacramento Area Council of Government (SACOG)'s Blueprint Plan; and to provide improved transportation and connection through the City by improved roadway facilities, enhanced pedestrian and bicycle facilities and trails and the expansion of various forms of transit throughout the City and Planning Area. Therefore, this is not considered a feasible alternative.

ENHANCED TRANSPORTATION ALTERNATIVE

The Enhanced Transportation Alternative includes the same land uses proposed in the City of Rancho Cordova General Plan. However, under this alternative the proposed General Plan roadway improvements identified in **Figure 3.0-19** would be further expanded to include the following additional improvements:

- Expansion of Sunrise Boulevard to 8 lanes from White Rock Road to U.S. 50, and 10 lanes on Sunrise Boulevard north of White Rock Road.

- New roadway extension and crossing of the American River either at Bradshaw Road, Mather Field Road, and/or future Rancho Cordova Parkway.

- Expansion of Zinfandel Drive to 8 lanes from White Rock Road to Folsom Boulevard.

- Expansion of Folsom Boulevard to 6 lanes from Mather Field Road to Sunrise Boulevard
- Expansion of Mather Field Road to 8 lanes from International Drive to Folsom Boulevard.
- Expansion of Hazel Avenue to 10 lanes north of U.S. 50.
- Expansion of Bradshaw Road to 8 lanes from Kiefer Road to U.S. 50.
- Widening of U.S. 50 to 10 lanes, with auxiliary lanes and high occupancy vehicle lanes.

Implementation of these improvements would improve the roadway and U.S. 50 segment operations. However, there are right-of-way constraints along these roadway segments associated with existing businesses and residential units and these additional roadway improvements would result in potentially significant impacts (e.g., biological resource and recreation impacts to the American River). In addition, during the development of the Roadway System Sizing Map and the General Plan, the City Council identified that no local roadway would be designed larger than a 6-lane facility, given that large roadway facilities (8 lanes and greater) conflicts with pedestrian and bicycle use and results in the "barrier effect" of such roadways dividing portions of the City. In addition, further expansion of Folsom Boulevard and Zinfandel Drive would conflict with the General Plan's vision of the Downtown Planning Area that is intended to be a pedestrian-friendly gathering place for daytime and nighttime activities, as well as the future design of Folsom Boulevard that intended to have a "main street feel". Given these circumstances and the fact that several of these roadway improvements are currently outside of the City's jurisdiction, this alternative was rejected from further consideration.

TRANSFER OF DEVELOPMENT POTENTIAL ALTERNATIVE

The Transfer of Development Potential Alternative would involve transferring development potential to other jurisdictions (e.g., Sacramento County, Elk Grove, Folsom Sphere of Influence). This alternative would not meet the project objectives of the City of Rancho Cordova, particularly the objectives to implement a land use strategy that intensifies development consistent with SACOG's Blueprint Plan and provide for housing opportunities proximate to existing and planned jobs and services.

6.2 PROJECT ALTERNATIVES EVALUATED

Based on the environmental analysis in Sections 4.1 through 4.13 of this DEIR, the project's alternatives were developed to provide decision-makers with a reasonable range of alternatives with which to compare to the proposed project. The following alternative scenarios were selected for evaluation in this analysis. This analysis utilizes the technical analysis provided in Sections 4.1 through 4.13 as well as input from the technical consultants (e.g., Fehr and Peers – traffic consultants) on each alternative's comparison to the proposed General Plan.

- ALTERNATIVE 1 – Sacramento County General Plan Alternative (No Project Alternative)
- ALTERNATIVE 2 – Existing City Boundary General Plan Alternative (No Project Alternative)
- ALTERNATIVE 3 – Natural Resources Conservation Alternative
- ALTERNATIVE 4 – Sacramento Area Council of Governments Preferred Blueprint Scenario Alternative

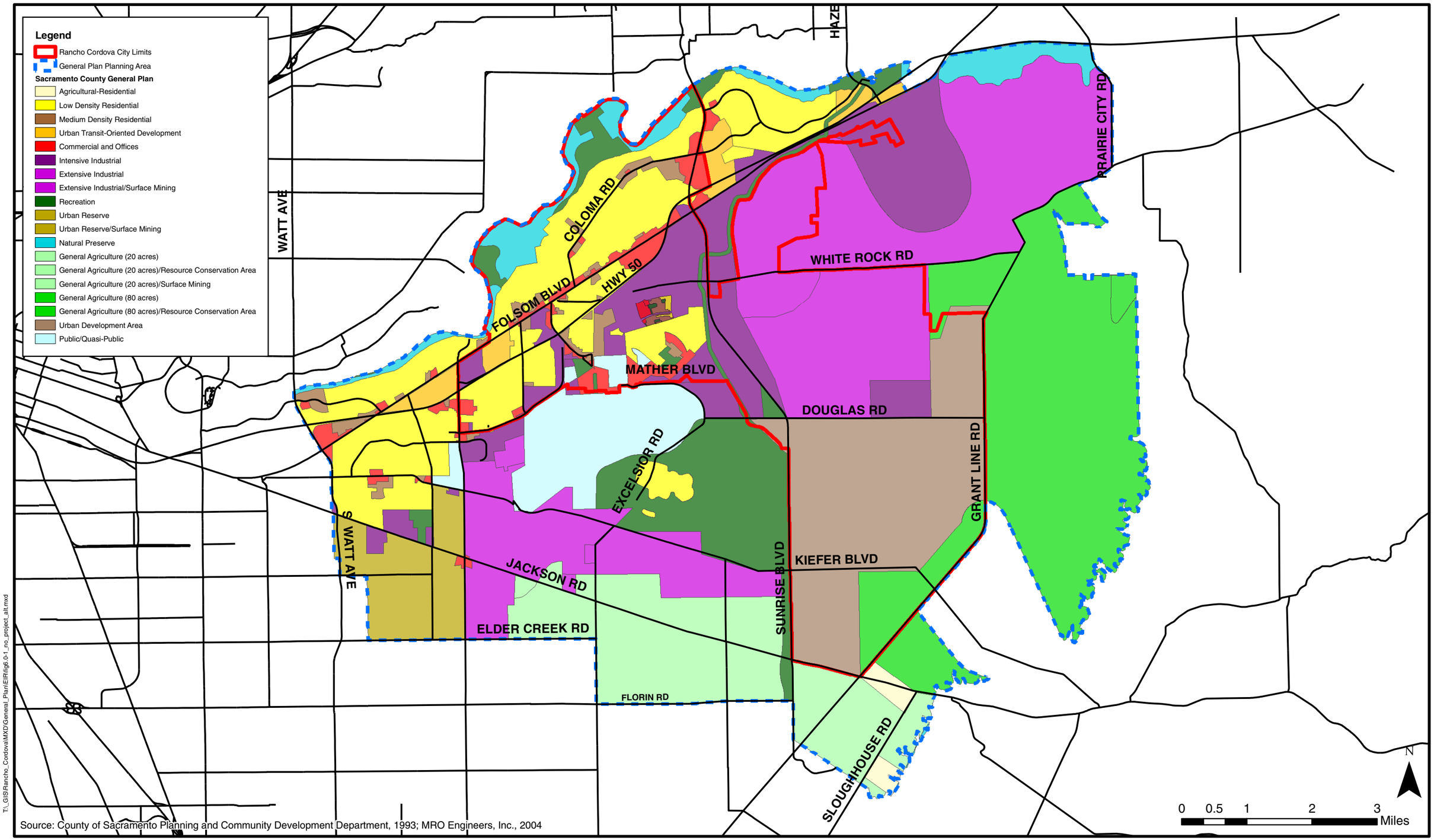
ALTERNATIVE 1 - SACRAMENTO COUNTY GENERAL PLAN ALTERNATIVE

Characteristics

Under this alternative, the proposed Rancho Cordova General Plan and its associated Land Use Policy Map would not be adopted and the City would revert to the Sacramento County General Plan (Land Use Map and policy document) that was initially adopted by the City upon incorporation as modified by recently approved General Plan amendments (Sunrise-Douglas Community Plan, Sunridge Specific Plan, Villages of Zinfandel, and Capital Village) (see **Figure 6.0-1**). This would also include the utilization of the transportation improvements identified in the Sacramento County General Plan Transportation Plan (also as modified by recently adopted General Plan amendments [Sunrise-Douglas Community Plan]), which includes the following major roadway improvements in the Planning Area for pre and post year 2010 conditions.

- SR 16 – 6 lanes
- Sunrise Reliever (now referred to as Rancho Cordova Parkway) – 6 lanes with a transit feeder line network
- Grant Line Road – 6 lanes
- Hazel Connection to Grant Line Road – 6 lanes
- Sunrise Boulevard – 6 lanes with a transit feeder line network
- Folsom Boulevard – 6 lanes with a transit trunk line network
- Douglas Road – 6 lanes
- International – 6 lanes
- White Rock Road – 6 lanes to Grant Line Road, 2 to 4 lanes east of Grant Line Road
- Future Sunrise Reliever (now referred to as Rancho Cordova Parkway) Interchange
- Kiefer Boulevard – 4 lanes
- Old Placerville Road – 4 lanes

Buildout under this Alternative could result in approximately 88,301 residential dwelling units and an associated population of 236,647 as well as 124,123 jobs within the Planning Area. This is identified as a possible "No Project Alternative" and is analyzed consistent with the requirements of State CEQA Guidelines 15126.6(e)(3)(A), which specifically identify that when the project under evaluation is the revision of an existing land use or regulatory plan, that the "no project" alternative will be the continuation of the existing plan.



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Source: County of Sacramento Planning and Community Development Department, 1993; MRO Engineers, Inc., 2004

City of Rancho Cordova
Planning Department

Figure 6.0-1
Alternative 1 - No Project Alternative
Sacramento County General Plan

Comparative Impacts

Land Use

Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (Impact 4.1.3 and 4.1.5)

As noted in Section 4.1 (Land Use), implementation of the proposed General Plan would result in more intense urban uses (more residential units, commercial, office and industrial uses) than Sacramento County General Plan anticipated in the Planning Area outside of current City limits associated with the Mather, Jackson, Glenborough, Westborough, Grant Line South, Grant Line West and East Planning Areas. The existing Sacramento County General Plan designates these areas as Industrial, Agriculture and Recreation and was not intended to experience urban development until after year 2010 (if at all). Thus, this impact was identified as significant and unavoidable. Conflicts would also occur with the Mather Specific Plan and Mather Airport CLUP.

Implementation of Alternative 1 would retain existing Sacramento County General Plan land use designations and policy provisions for these areas and would avoid this significant impact.

Agriculture

Loss and conversion of agricultural land and project and cumulative conditions (Impact 4.2.1and 4.2.4)

As noted in Section 4.2 (Agriculture), implementation of the proposed General Plan Land Use Map would result in the conversion of approximately 1,392.50 acres of important farmland (225.65-acres of Prime Farmland and 890.9 acres of Farmland of Statewide Importance and 276.56 acres of Unique Farmland). This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 1 would still result in some loss of important farmlands. However, important farmland areas along Grant Line Road in the Grant Line North Planning Area, west of Sunrise Boulevard in the Jackson Planning Area and immediately west of Excelsior Road in the Jackson Planning Area would be preserved under this Alternative (see **Figure 4.2-1**). This alternative would reduce important farmland impacts as compared to the proposed General Plan. However, this impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2).

Agricultural/urban interface and Williamson Act contracts conflicts (Impact 4.2.2 and 4.2.3)

Implementation of the proposed City of Rancho Cordova General Plan Land Use Map would place urbanized land uses adjacent to and would replace existing agricultural uses. It is anticipated that as the City builds out, agriculture/urban interface conflicts may occur and result in cancellations of existing Williamson Act contracts. These impacts were identified as significant and unavoidable.

Implementation of Alternative 1 would result in similar, though reduced, land use conflicts between urban/agricultural uses. This impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2). However, this Alternative would retain land use designations (General Agriculture) in the areas of existing Williamson Act contracts that would be protective of continued agricultural uses.

Population/Housing/Employment

Population, housing and employment increases under project and cumulative conditions (Impact 4.3.1 and 4.3.3)

At buildout under the proposed General Plan, a population of 310,241 persons, 126,241 housing units and 195,021 jobs are anticipated for the General Plan Planning Area. This represents substantial growth in the area and will have a significant physical effect on the environment. This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 1 could result in approximately 88,301 residential dwelling units and an associated population of 236,647 as well as 124,123 jobs within the Planning Area. While this Alternative would also represent substantial growth in the area, this level of development has been anticipated at this level since adoption of the Sacramento County General Plan in 1993. The significant environmental effects of this growth were addressed in the Sacramento County General Plan Update EIR. Overall, the direct environmental effects of this Alternative would be less than the proposed General Plan.

However, Alternative 1 would not accommodate the growth anticipated in the area identified in SACOG Blueprint, which would result in the displacement of this growth to other areas in the region that would result in other environmental effects (e.g., impacts associated with land conversion [agricultural and biological resource impacts] and increases in regional traffic). This growth displacement effect of Alternative 1 would significant as compared to the proposed General Plan.

Hazards and Human Health

Release and exposure to hazardous materials (Impact 4.4.2)

Implementation of the proposed General Plan with the proposed residential and non-residential uses would involve the storage, use, and transport of hazardous materials (e.g., jet fuel at Mather Airport, gasoline fuels, demolition materials, asphalt, lubricants, toxic solvents, pesticides and herbicides) during construction, demolition, and landscaping activities. In addition, certain commercial uses, including water treatment plants, swimming pool facilities, gas stations, and dry cleaners that store, use, and routinely transport hazardous material to and from their facilities could pose a potential hazard to the environment. Development of the Planning Area could also result in the exposure to existing contamination.

Implementation of Alternative 1 would result in similar potential for exposure to hazardous materials. However, this Alternative 1 would result reduced population that could be exposed to hazardous materials and would have reduced potential for new development to result in an accidental exposure to contamination from previous land uses. This impact would mitigated for Alternative 1 through utilization of policies, action items and mitigation identified for the proposed General Plan in Section 4.4 (Hazards and Human Health).

Transportation and Circulation

Impacts to roadway segments under project and cumulative conditions (Impact 4.5.1 and 4.5.6)

As noted in Section 4.5 (Transportation and Circulation), the proposed General Plan's significant and unavoidable level of service impacts consisted of the following roadway segments under

the three analysis scenarios conducted. This impact was identified as significant and unavoidable under project and cumulative conditions.

- Folsom Boulevard - Mather Field Road to Coloma Road
- Mather Field Road - U.S. 50 Eastbound Ramps to International Drive
- Zinfandel Drive – U.S. 50 Eastbound Ramps to White Rock Road
- Sunrise Boulevard – Gold Country Boulevard to Coloma Road
- Sunrise Boulevard – Coloma Road to U.S. 50 Westbound Ramps
- Sunrise Boulevard – U.S. 50 Eastbound Ramps to Folsom Boulevard
- Sunrise Boulevard – Folsom Boulevard to White Rock Road
- Hazel Avenue – Winding Way to U.S. 50 Westbound Ramps
- Bradshaw Road – U.S. 50 to Old Placerville Road
- Bradshaw Road – Old Placerville Road to Kiefer Boulevard

Based on traffic modeling of Sacramento County General Plan traffic conditions for year 2030 conducted by Fehr and Peers, implementation of Alternative 1 would avoid significant level of service (LOS) traffic impacts to Folsom Boulevard (Mather Field Road to Coloma Road), Mather Field Road (U.S. 50 Eastbound Ramps to International Drive), and Sunrise Boulevard (U.S. 50 Eastbound Ramps to White Rock Road) under the Sacramento County General Plan LOS E standard. However, this Alternative would result in the following additional roadways to fail to meet the Sacramento County General Plan LOS E standards that are not identified as significant level of service impacts to the proposed General Plan and its LOS "D" standard. These failures are as a result of differing General Plan roadway system designs between the proposed General Plan and Alternative 1.

- White Rock Road - Sunrise Boulevard to Grant Line Road
- Sunrise Boulevard – Douglas Road to SR-16
- Grant Line Road – White Rock Road to Douglas Road
- Rancho Cordova Parkway – U.S. 50 to White Rock Road

Impacts to freeway segments under project and cumulative conditions (Impact 4.5.2 and 4.5.6)

The proposed General Plan increases in traffic volumes to the highway would contribute to deficient operation of U.S. 50 (eastbound and westbound) from Folsom Boulevard to Bradshaw Road interchanges during a.m. and p.m. peak periods. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would result in similar traffic impacts to U.S. 50 based on traffic modeling of Sacramento County General Plan traffic conditions for year 2030 conducted by Fehr and Peers. While this Alternative would provide improved LOS conditions on eastbound U.S. 50 during the a.m. peak hour (between Zinfandel Drive to Sunrise Boulevard) (LOS D) and westbound U.S. 50 during the a.m. (between Hazel Avenue and Zinfandel Drive) (LOS E), it would result in worse LOS conditions on eastbound U.S. 50 during the p.m. (between Bradshaw Road and Mather Field Road) (LOS F) and eastbound U.S. 50 during the p.m. (between Hazel Avenue and Folsom Boulevard) (LOS D). These impacts would be significant and unavoidable for Alternative 1.

Air Quality

Air quality impacts under project and cumulative conditions (Impacts 4.6.1, 4.6.2, 4.6.3 and 4.6.6)

As identified in Section 4.6 (Air Quality), implementation of the proposed General Plan would result increased air pollutant emissions from construction and operational activities in the

Planning Area. Under buildout conditions, uses in the Planning Area may produce 14,296.66 tons of ROG, 3,168.86 tons of NOx, and 8,420.85 tons of PM_{10} per year. As discussed under Impact 4.6.1, the increase in potential air pollutant emission sources in the Planning Area has the possibility to conflict with the Regional Ozone Attainment Plan, as well as exceed state and federal air quality thresholds. These impacts were identified as significant and unavoidable.

Implementation of Alternative 1 would result in reduced emissions (approximately 9,579 tons of ROG, 2,123 tons of NOx, and 5,642 tons of PM_{10} per year under this alternative – 33 percent reduction in emissions). These emission levels would still be considered significant (even with application of the proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]), but development under this Alternative would be within the projections being utilized by SMAQMD in its process of updating the Attainment Plan (332,000 persons, 112,290 housing units, and 144,406 jobs for the area).

Air toxic contaminant exposure under project and cumulative conditions (Impact 4.6.4 and 4.6.6)

Implementation of the proposed General Plan would include land uses that are potential sources of Toxic Air Contaminants (TACs) as well as exposure of sensitive land uses to mobile sources of TACs. This was identified as a significant and unavoidable impact.

Alternative 1 would have a similar potential to include land uses that are potential sources of TACs as well as expose future sensitive land uses to mobile sources to TACs. Thus, this impact would be considered significant and unavoidable for this Alternative as well (even with the application of proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]). However, Alternative 1 would result in a reduced population that could be exposed to TACs.

Possible exposure of sensitive receptors to odorous emissions (Impact 4.6.5)

Implementation of the proposed General Plan would allow for the development of uses that have the potential to produce odorous emissions either during the construction or operation of the development. Additionally, implementation of the proposed General Plan may allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions, as specific land use designations are not yet determined for the Planning Area.

Alternative 1 would have a similar potential to include land uses that have potential to produce odorous emissions or allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions. This impact for Alternative 1 could be mitigated similar to the proposed General Plan through the application of proposed policies, action items and mitigation identified in Section 4.6 (Air Quality). However, this Alternative 1 would result in a reduced population that could be exposed to objectionable odors.

Noise

Construction noise impacts (Impact 4.7.1)

Construction activities associated with the buildout of the proposed General Plan would typically generate maximum noise levels ranging from 85 to 95 dB at a distance of 50 feet. Depending on the timing of the buildout of the General Plan planning areas, existing and future

residents may be exposed to these excessive noise levels. This impact was identified as significant and unavoidable.

Alternative 1 would have a similar potential for construction noise impacts and would be significant and unavoidable.

Traffic noise impacts under project and cumulative conditions (Impact 4.7.2 and 4.7.6)

Implementation of the proposed General Plan would result in increased traffic noise levels from additional vehicle traffic on existing and future roadways. Implementation of the proposed General Plan would also result in new noise-sensitive land uses throughout the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Implementation of Alternative 1 would result in similar traffic noise impacts as the proposed General Plan. Alternative 1 noise standards (Sacramento County General Plan Noise Element) for traffic noise are similar to the proposed General Plan. However, neither of these provisions would fully mitigate this impact. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 1 as well.

Stationary noise impacts under project and cumulative conditions (Impact 4.7.3 and 4.7.7)

Implementation of the proposed General Plan could result in the future development of land uses that generate noise levels in excess of applicable City of Rancho Cordova noise standards for non-transportation noise sources or expose new noise-sensitive land uses to existing excessive noise levels.

Implementation of Alternative 1 would result in similar stationary noise impacts as the proposed General Plan. Alternative 1 noise standards (Sacramento County General Plan Noise Element) for stationary noise are similar to the proposed General Plan. However, neither of these provisions would fully mitigate this impact given that some noise sources cannot be regulated by the City (park and school sites). Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 1 as well.

Mather Airport noise impacts (Impact 4.7.4)

The proposed General Plan has five planning areas affected by the existing Mather Airport CLUP boundaries and 60 to 65 dB CNEL contour ranges, including: Mather Planning Area; Jackson Planning Area; Sunrise Boulevard South Planning Area; Rio del Oro Planning Area; and the Aerojet Planning Area. The Rio del Oro Planning Area is the only planning area that proposes some residential uses within the 65 dB CNEL (where the noise contour curves to the south). Residential uses are not permitted in the 60 or 65 dB CNEL noise contour of the Mather Airport CLUP. However, it should be noted that the project site design for Rio del Oro was based on the proposed noise contours for Mather Airport and not the existing contours. Because the General Plan would locate noise-sensitive land uses (e.g., residential) within the 60 dB CNEL noise contours contained in the Mather Airport CLUP, this would be a significant impact if the current CLUP contours were considered accurate. These noise contours, however, have been proposed for revision as part of the development of the Mather Airport Master Plan, which is currently being prepared by the Sacramento County Airport System. The noise contours are being revised to account for existing and projected changes in aircraft operations that have occurred since development of the Mather Airport CLUP. The future land uses under the proposed General Plan would be exposed to excessive noise from single-event noise levels for aircraft overflights.

Alternative 1 would avoid this impact given that the Rio del Oro Planning Area would be designated as Industrial, which would comply with the existing adopted CLUP and would not be sensitive land use to single-event noise levels for aircraft overflights.

Geology and Soils

Soil stability (Impact 4.8.3)

Areas of the Planning Area could contain layers of highly expansive soils, which could pose development constraints under the proposed General Plan as structures or improvements constructed on expansive soils could suffer severe damage from the expansion.

Implementation of Alternative 1 would result in similar impacts as the proposed General Plan and could be mitigated through application of Mitigation Measure MM 4.8.3 identified for the proposed General Plan.

Mineral resource conflicts under project and cumulative conditions (Impact 4.8.5)

As noted in Section 4.8 (Geology and Soils), implementation of the proposed General Plan would convert areas identified to contain important mineral resources (aggregates) to urban uses and conflict with the Mineral Overlay Designations that are currently designated under the Sacramento County General Plan. This impact was identified as significant and unavoidable even with the application of mitigation measures.

Alternative 1 would retain the land use designations for identified mineral resource areas in the Planning Area and would avoid this impact.

Hydrology and Water Quality

Surface water quality impacts under project and cumulative conditions (Impacts 4.9.2 and 4.9.5)

Implementation of the proposed General Plan would consist of new development that includes construction, residential, commercial, recreation, and landscaping practices that could potentially impact water quality. Approximately 18,142 acres within the City and 47,074 acres of the entire the Planning Area (including the City) are anticipated to be disturbed and altered with urban levels of development at buildout.

Implementation of Alternative 1 would result in a reduced potential for water quality impacts given the extent of urban development would be reduced. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 1.

Groundwater quality impacts under project and cumulative conditions (Impact and 4.9.3 and 4.9.5)

Development of the Planning Area under the proposed General Plan could generate runoff containing oils, grease, fuel, antifreeze, byproducts of combustion (such as lead, cadmium, nickel, and other metals), household pollutants, nutrients (i.e., fertilizers), and other chemicals from landscaped areas. These pollutants could potentially contaminate groundwater conditions (if not properly treated with water quality controls).

Implementation of Alternative 1 would result in a reduced potential for water quality impacts given the extent of urban development would be reduced. Implementation of proposed

policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 1.

Increased water supply demand impacts under project and cumulative conditions (Impact 4.9.4 and 4.9.7)

As identified under Impact 4.9.4, buildout under the proposed General Plan water supply demands (approximately 128,709 acre-feet annually) would exceed currently available water supply sources as well as contribute to significant and unavoidable environmental effects associated with planned major water supply infrastructure projects.

Water demands associated Alternative 1 would be substantially reduced (approximately 77,200 acre-feet annually). This water demand would be within currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), but would contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 1 under project and cumulative conditions.

Biological Resources

Impacts to endangered, threatened, and other listed species under project and cumulative conditions (Impact 4.10.1 and 4.10.8)

Suitable habitat for plant and animal species listed as endangered, threatened, rare, proposed, candidate, or List 1B (collectively referred to in this EIR as "listed species" is found within the Planning Area. Development under the proposed General Plan would directly and indirectly impact such habitat. Most direct impacts would occur from development of large areas of generally undeveloped land in the southern half of the Planning Area. However, additional impacts would occur from infill development and redevelopment in the City's center and northern portions. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would likely result in reduced impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Impacts to species of concern and other non-listed special status species under project and cumulative conditions (Impact 4.10.2 and 4.10.8)

In addition to the 28,581.0 acres of habitat for listed species that may be directly impacted by development under the proposed General Plan Land Use Map (see Impact 4.10.1), an additional 11,269.6 acres of high density development cover type, 435.7 acres of low density development type and 10,275.0 acres of the mine tailings cover type could be potentially impacted. Non-listed special status species have been found in both of these cover types and

could also be directly and indirectly impacted. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would likely result in reduced impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of habitat under project and cumulative conditions (Impact 4.10.3 and 4.10.8)

Wetlands, riparian corridors, as well as large areas of open grassland and other suitable foraging habitat for special-status bird species found within the Planning Area, also provide important habitat for a non-listed special status species as well common wildlife including variety of shore birds, waterfowl, and migratory passerines. Additionally, some mammal species such as coyote and black-tailed hare utilize these cover types as forage and denning habitat. Implementation of the General Plan, specifically development in line with the proposed General Plan as well as construction and improvement of roadways identified in the proposed Circulation Element could result in the loss of this habitat, causing a significant impact to occur. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would likely result in reduced impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (Impact 4.10.4 and 4.10.8)

Implementation of the proposed General Plan, specifically development identified in the General Plan Land Use Map and roadway construction and improvement identified in the Circulation Element could result in direct and indirect impacts to jurisdictional waters within the Planning Area. Improvements identified in proposed General Plan roadway improvements (see **Figure 3.0-19**) could impact as much as 120.5 acres of vernal pools, 27.50 acres of fresh water marsh, 11.4 acres of open water, 478.90 acres of streams, and 60.70 acres of aqueduct. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would likely result in reduced impacts to jurisdictional waters by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over

7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats, which contain various jurisdictional water features. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Effects on wildlife movement corridors under project and cumulative conditions (Impact 4.10.5 and 4.10.8)

Large complexes of ephemeral drainage, such as those that feed Morrison Creek and Laguna Creek, exist within the Planning Area. Ephemeral Drainage provides key movement corridors for both migratory and local species of wildlife. Streams themselves also provide major movement corridors for species in the Planning Area. Major streams found in the Planning Area include the Alder, Buffalo, Morrison, Laguna, Frye and Elder Creeks. Corridors provided by these streams and drainages provide important routes for species moving through the area as well as local species that use these corridors to spread to new habitat, to mate, and to disperse genetic material. Large riparian areas such as the American River Parkway and the Consumnes River provide movement corridors as well. In addition to ephemeral drainages, streams, and rivers, large areas of undeveloped land such as those found in the southern half of the Planning Area provide habitat and cover for other species moving through the area and between habitats within the Planning Area. Large-scale development of the Planning Area identified in the proposed General Plan could isolate these areas from one another and adversely impact these areas and movement corridors. Additionally, construction of roadways and improvement of existing roadways as identified in the proposed Circulation Element could sever and/or further sever connections between habitats and cover types in the Planning Area. Roadway improvement and construction also could negatively impact ephemeral drainages and jurisdictional waters of the U.S. Engineered drainages, such as those that would result from proposed roadway improvement and construction, have been shown to reduce opportunities for some species' movement. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would likely result in reduced movement corridor impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats as well as potentially block wildlife movement. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of trees under project and cumulative conditions (Impact 4.10.6 and 4.10.8)

While large portions of the Planning Area, including those undeveloped areas in the southern half of the City, do not contain large numbers of trees, many other areas of the Planning Area

do include many trees that are not special-status species but still provide many benefits to species in the area. Urban trees are a major source of nesting habitat for local bird species. In addition to providing forage, shelter, cover, and other habitat for many bird and mammal species, trees have other benefits for the City including aesthetic impacts due to the removal of large stands of trees. Trees also provide shade and stabilize the soil. Additionally, many native trees such as blue oak and California sycamore are found in stands of and would be adversely impacted by the removal of surrounding trees. There is currently an estimated 246 acres of blue oak woodland, 76 acres of blue oak savannah, 132 acres of cottonwood woodland, and 50 acres of valley oak riparian woodland in the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would have reduced potential for tree removal by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). However, it is acknowledged that agricultural operations could still result in tree removal similar to urban development. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Cultural and Paleontological Resources

Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (Impact 4.11.1 and 4.11.3)

Implementation of the proposed General Plan roadway improvements is expected to result in significant impacts to at least one known historic resource site considered as potentially eligible under the National Register of Historic Places in the Rio del Oro Planning Area. Development under the City of Rancho Cordova General Plan would cause a substantial adverse impact on the significance of known cultural resources, and could also adversely impact undiscovered cultural resources and/or human remains. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 1 would have reduced potential for impacts to undiscovered cultural resources by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). However, it is acknowledged that agricultural operations could still result in impacts to undiscovered cultural resources and industrial development of the Rio del Oro Planning Area could also impact the historic site potentially eligible under the National Register of Historic Places. This impact is considered significant and unavoidable for Alternative 1 (even with implementation of the proposed policies, action items identified in Section 4.11 [Cultural and Paleontological Resources]).

Impacts to paleontological resources under project and cumulative conditions (Impact 4.11.2 and 4.11.4)

A search of the University of California, Berkeley Museum of Paleontology collections database did not identify any evidence of the existence of paleontological resources or potential in the Planning Area. Development under the proposed General Plan could impact undiscovered paleontological resources, though the likelihood of such paleontological resources existing in the Planning Area is considered low. This impact was identified significant and mitigatable.

Alternative 1 would have reduced potential for impacts to undiscovered paleontological resources by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line North Planning Area (approximately half of this area [923 acres] would be designated General Agriculture), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). However, it is acknowledged that agricultural operations could still result in impacts to undiscovered paleontological resources. This impact would be mitigated through the implementation of the proposed policies, action items and mitigation identified in Section 4.11 (Cultural and Paleontological Resources).

Public Services and Utilities

Water supply infrastructure under project and cumulative conditions (Impact 4.12.3.1 and 4.12.3.2)

Buildout of the proposed General Plan would require timely expansion of these facilities in order to maintain adequate service and meet projected water supply demands (approximately 128,709 acre-feet annually). These water supply distribution improvements would result in environmental effects to support General Plan and other regional growth. The environmental effects of water supply expansion and improvements have been considered in SCWA Zone 40 Water Supply Master Plan EIR, Water Forum Agreement EIR, and Sunrise Douglas Community Plan and the Sun Ridge Specific Plan EIR, which have identified significant and unavoidable effects of developing water supplies.

Water demands associated Alternative 1 would be substantially reduced (approximately 77,200 acre-feet annually). This water demand would be within currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), but would contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 1 under project and cumulative conditions.

Wastewater conveyance and treatment under project and cumulative conditions (Impact 4.12.4.1 and 4.12.4.2)

Implementation of the proposed General Plan would allow for increased development which would require improvements and modifications to existing SRCSD and CSD-1 facilities and require new wastewater conveyance infrastructure including collectors, trunks and interceptor sewer lines and appurtenances. Wastewater flow estimates and ultimate buildout wastewater demands are calculated using equivalent single family dwelling units (ESDs) per acre, with one ESD representing the effluent generated by one single family residence. The ESD projections are used to determine the location and capacity of future wastewater conveyance facilities and trunk sheds. Projected wastewater generation rates by year 2030 are estimated to be 36.5 million gallons per day (mgd) and under buildout conditions 42.2 mgd. This service demand

would result significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion (Sacramento Regional Wastewater Treatment Plant 2020 Master Plan Final EIR, CSD-1 Sewerage Facilities Expansion Master Plan Final EIR and Sacramento Regional County Sanitation District Interceptor Master Plan 2000, Final Program EIR) as well as additional infrastructure expansion required to serve proposed General Plan development wastewater demands not currently planned for by SRCSD and CSD-1. These environmental effects of wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions.

Wastewater service demands associated with Alternative 1 would be substantially reduced (approximately 30.3 mgd of wastewater generation). This service demand would also result significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion. The environmental effects of planned wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions for Alternative 1.

Potential conflicts with Kiefer Landfill (Impact 4.12.5.1)

The Kiefer Landfill has a 2,000-foot buffer around the permitted footprint of the landfill, which was established with the recent expansion. Development under the proposed General Plan could be placed within this buffer and result in conflicts with landfill operations.

Alternative 1 would retain Sacramento County General Plan Policy PF-21 that establishes the 2,000-foot buffer around the landfill and would avoid this impact.

Visual Resources/Light and Glare

Alteration of visual character under project and cumulative conditions (Impact 4.13.3 and 4.13.5)

Implementation of the proposed General Plan would change the visual character of the Planning Area through intensification of urban uses within the existing city limits and introduction of urban uses within the Planning Area. This impact was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 1 would have reduced visual impacts by retaining less intensive land uses that are consistent with the existing rural/agricultural/open space landscape characteristics of the southern portion of the Planning Area as well as avoidance of high-rise development potential along U.S. 50 (as compared to the proposed General Plan). However, urban development allowed under this Alternative would still result in significant alteration of existing rural/agricultural/open space landscape characteristics along Sunrise Boulevard south of Douglas Road. This impact would be significant and unavoidable for Alternative 1.

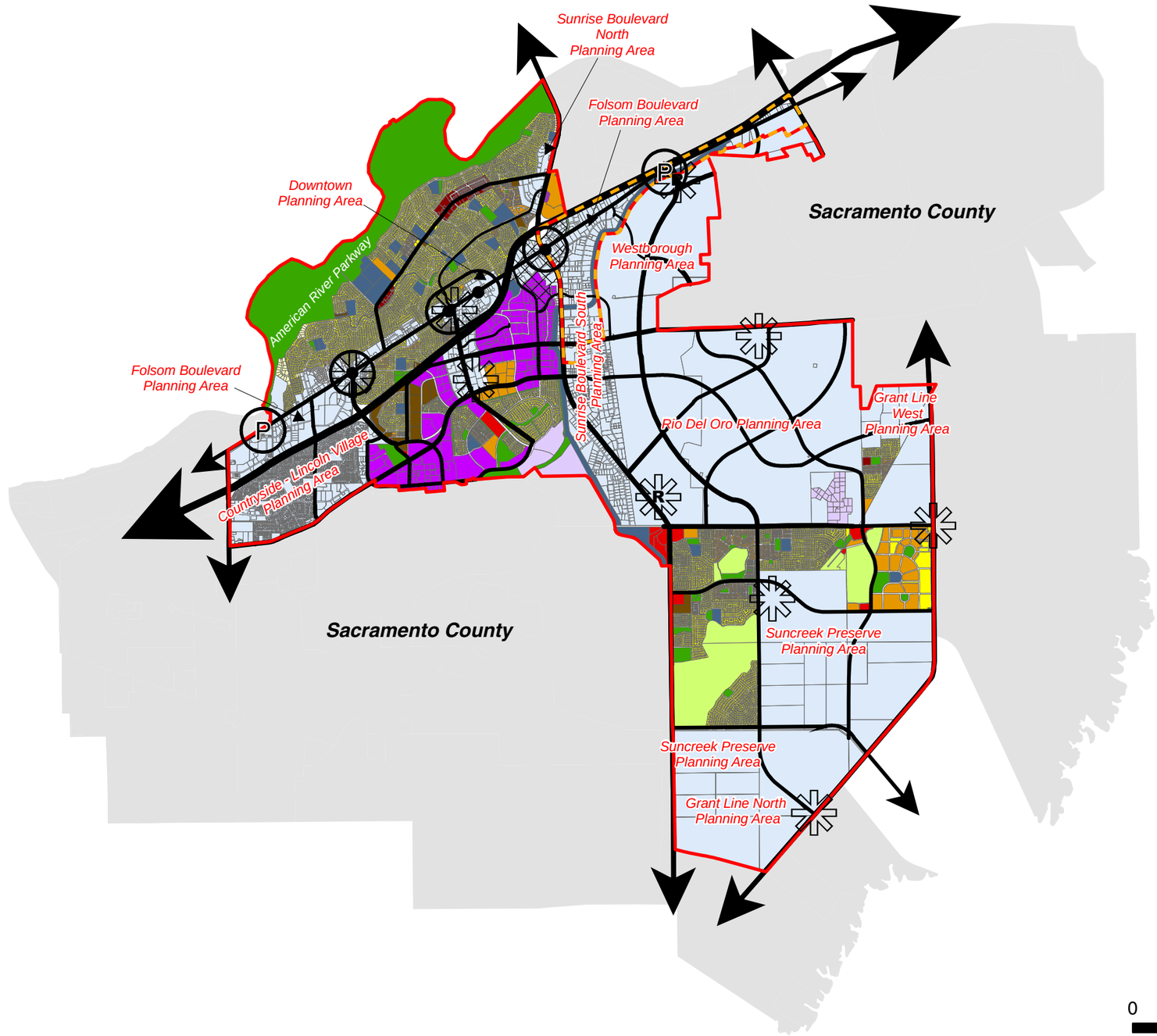
ALTERNATIVE 2 – EXISTING CITY BOUNDARY GENERAL PLAN ALTERNATIVE

Characteristics

Under this alternative, the proposed City of Rancho Cordova General Plan (Land Use Map and policy document) would only be implemented within the existing City boundaries and existing sphere of influence. The Sacramento County General Plan would guide development in regions of the Planning Area outside of the City (see **Figures 6.0-2a** and **6.0-2b**). The Grant Line West and Westborough Planning Area conceptual land use plans would modified (see **Figures 6.0-2c** and **6.0-2d**).

Legend

- Estate Residential (0.51-2.0 du/acre = minimum half-acre to 2-acre lots)
- Low Density Residential (2.1-6.0 du/acre)
- Medium Density Residential (6.1-18.0 du/acre)
- High Density Residential (18.1-40.0 du/acre)
- Commercial Mixed Use
- Village Center Mixed Use
- Office Mixed Use
- Light Industry
- Heavy Industry
- Public/Quasi-Public
- Parks and Open Space
- Natural Resources
- Local Town Center
- Regional Town Center
- Transit Oriented Town Center
- Light Rail Stations
- Proposed/Potential Light Rail Stations
- Rancho Cordova City Limits
- Rancho Cordova Sphere of Influence
- Convention Overlay
- Planning Areas
- Roads
- Roads Foreseeable After 2030



Source: City of Rancho Cordova Planning Department, 2006

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City of Rancho Cordova
Planning Department

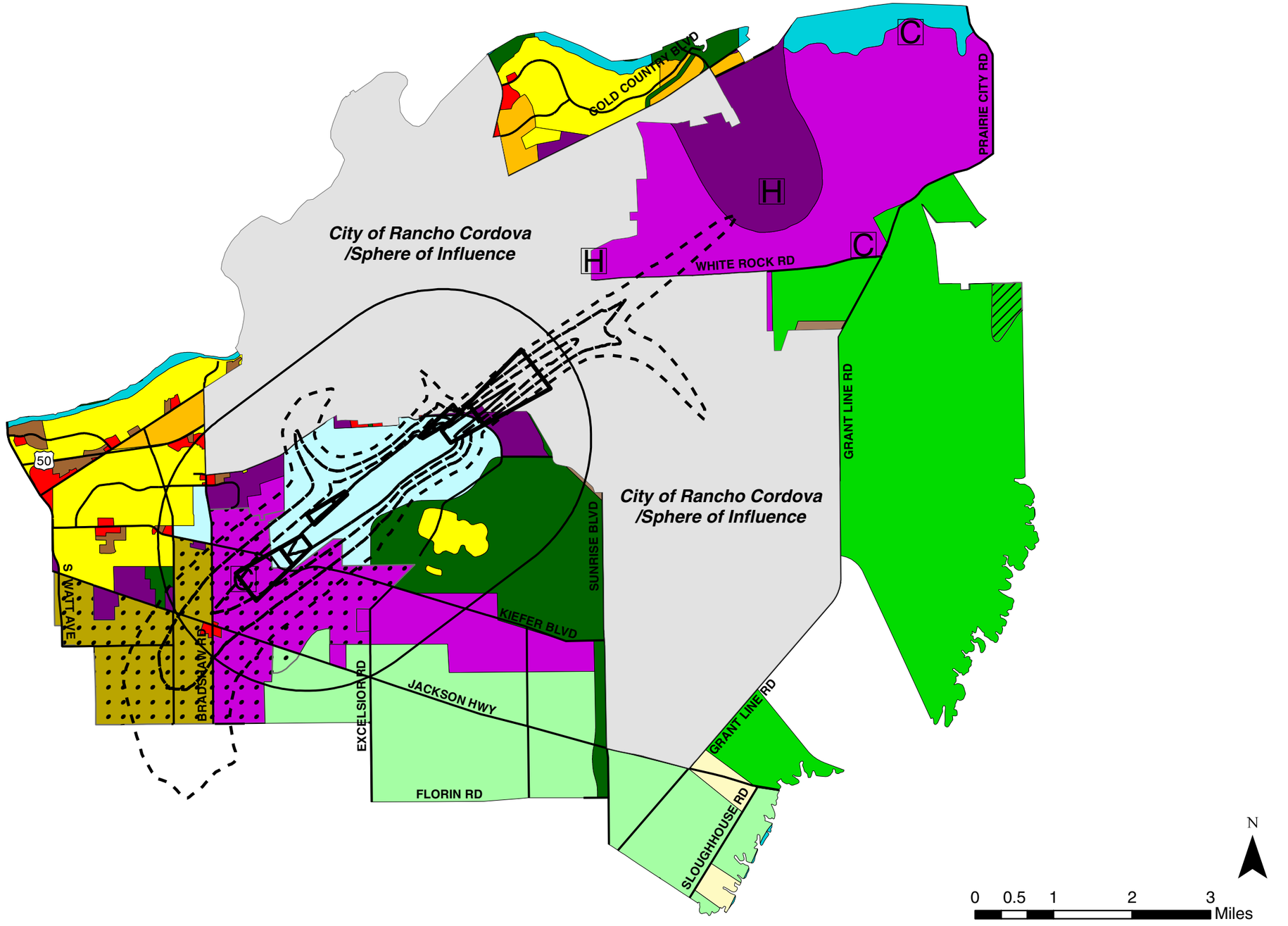
Figure 6.0-2a
Alternative 2 - Existing City Boundary General Plan Alternative
Proposed City of Rancho Cordova Land Use Designations

Legend

- Agricultural-Residential
- Low Density Residential
- Medium Density Residential
- Urban Transit-Oriented Development
- Commercial and Offices
- Intensive Industrial
- Extensive Industrial
- Extensive Industrial/Surface Mining
- Recreation
- Urban Reserve
- Urban Reserve/Surface Mining
- Natural Preserve
- General Agriculture (20 acres)
- General Agriculture (20 acres)/Surface Mining
- General Agriculture (80 acres)
- General Agriculture (80 acres)/Resource Conservation Area
- Urban Development Area
- Public/Quasi-Public
- Mather Airport Noise Contours
- Mather Airport Safety Zones
- Mather Airport Overflight Zone

Disposal Facilities

- C — Closed Landfill
- H — Hazardous Waste



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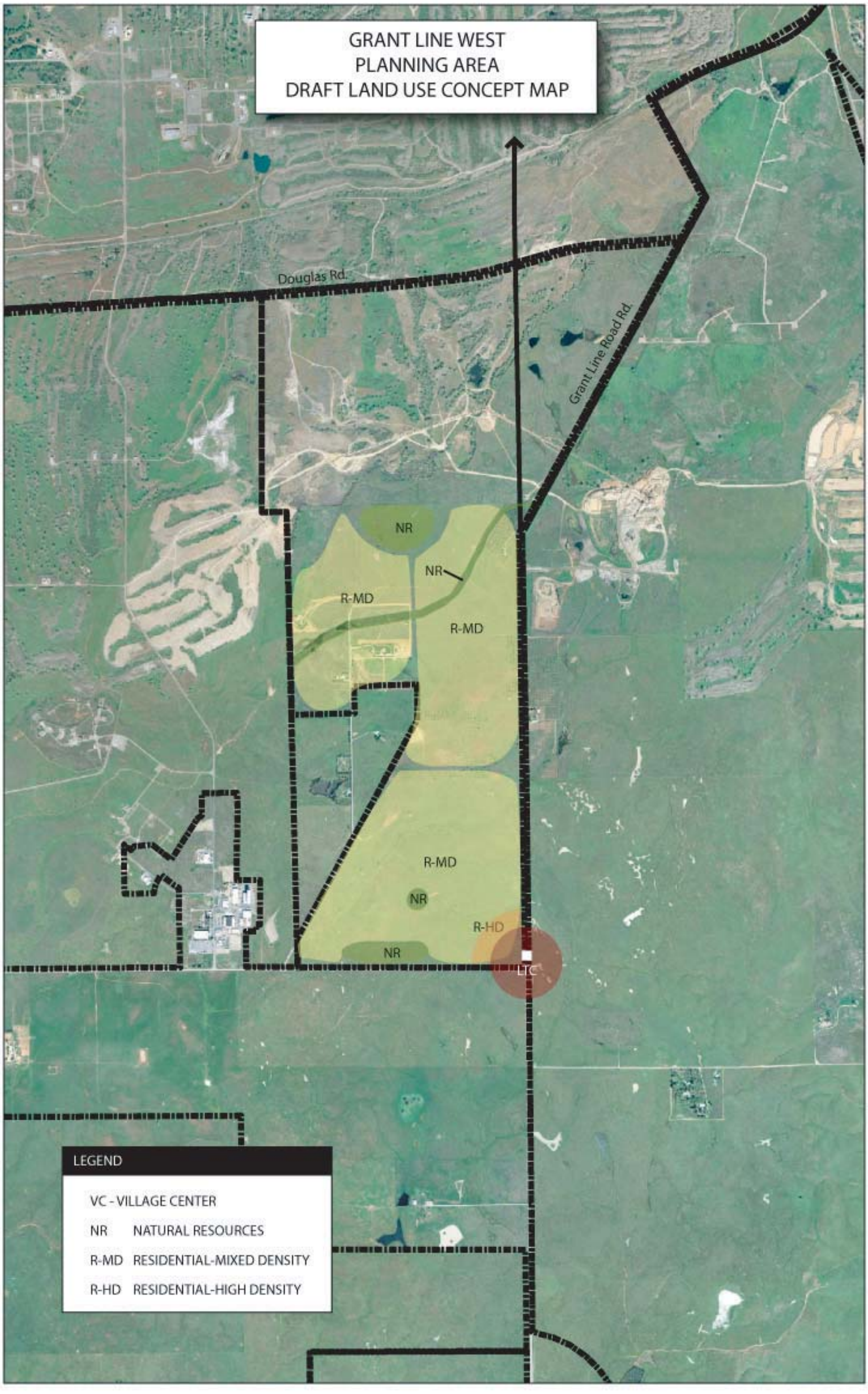
Source: County of Sacramento Planning and Community Development Department, 1998; SACOG, 2005

City of Rancho Cordova
Planning Department

Figure 6.0-2b
Alternative 2 - Existing City Boundary General Plan Alternative
Sacramento County Land Use Designations

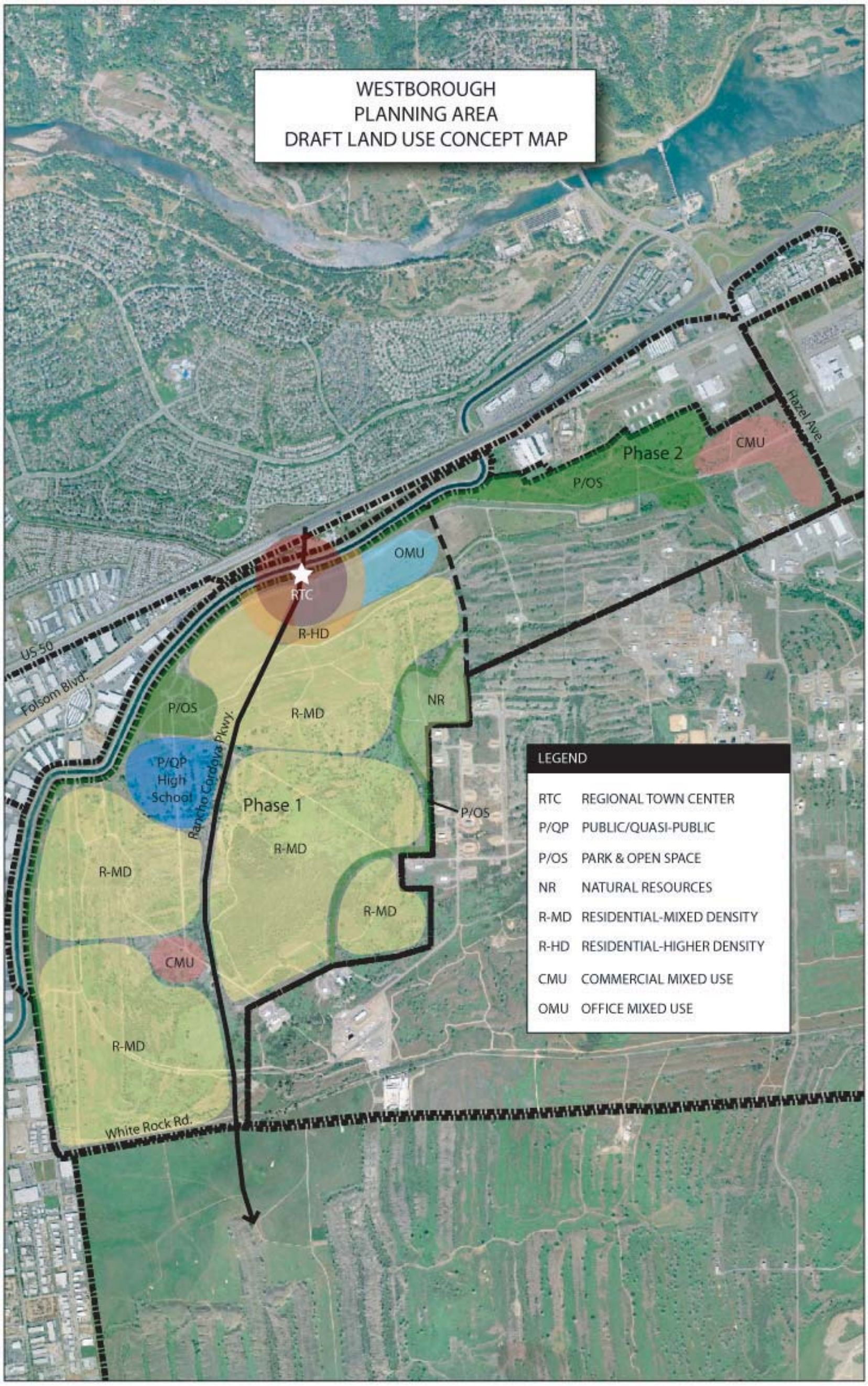


Source: AirPhoto USA, 2004

T:\Rancho Cordova\General Plan EIR\AI Files\Figure 6.0-2c.ai, March 2006

City of Rancho Cordova
Planning Department

Figure 6.0-2c
Alternative 2 - Existing City Boundary General Plan Alternative
Grant Line West Planning Area



T:\Rancho Cordova\General Plan EIR\AI Files\Figure 6.0-2d.ai, March 2006

Source: AirPhoto USA, 2004

City of Rancho Cordova
Planning Department

Figure 6.0-2d
Alternative 2 - Existing City Boundary General Plan Alternative
Westborough Planning Area

The City's Circulation Plan would only be implemented within the existing city limits and sphere of influence. Buildout under this Alternative would result in approximately 78,777 residential dwelling units and an associated population of 190,798 as well as 118,193 jobs. This Alternative is a variation of the "No Project Alternative" given that the City has been utilizing the earlier drafts of the proposed General Plan for land use and circulation policy direction since May 16, 2005 when the City Council adopted Resolution No. 57-2005 (as provided for under California Government Code Section 65360(b)(1).

Comparative Impacts

Land Use

Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (Impact 4.1.3 and 4.1.5)

As noted in Section 4.1 (Land Use), implementation of the proposed General Plan would result in more intense urban uses (more residential units, commercial, office and industrial uses) than Sacramento County General Plan anticipated in the Planning Area outside of current City limits associated with the Mather, Jackson, Glenborough, Westborough, Grant Line South, Grant Line West and East Planning Areas. The existing Sacramento County General Plan designates these areas as Industrial, Agriculture and Recreation and was not intended to experience urban development until after year 2010 (if at all). Thus, this impact was identified as significant and unavoidable. Conflicts would also occur with the Mather Specific Plan and Mather Airport CLUP.

Implementation of Alternative 2 would retain existing Sacramento County General Plan land use designations and policy provisions for these areas and would avoid this significant impact with the exception of the conflict with the CLUP and the Rio del Oro Planning Area.

Agriculture

Loss and conversion of agricultural land and project and cumulative conditions (Impact 4.2.1and 4.2.4)

As noted in Section 4.2 (Agriculture), implementation of the proposed General Plan Land Use Map would result in the conversion of approximately 1,392.50 acres of important farmland (225.65-acres of Prime Farmland and 890.9 acres of Farmland of Statewide Importance and 276.56 acres of Unique Farmland). This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 2 would still result in some loss of important farmlands. However, important farmland areas west of Sunrise Boulevard in the Jackson Planning Area and immediately west of Excelsior Road in the Jackson Planning Area would be preserved under this Alternative (see **Figure 4.2-1**). This alternative would reduce important farmland impacts as compared to the proposed General Plan. However, this impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2).

Agricultural/urban interface and Williamson Act contracts conflicts (Impact 4.2.2 and 4.2.3)

Implementation of the proposed City of Rancho Cordova General Plan Land Use Map would place urbanized land uses adjacent to and would replace existing agricultural uses. It is anticipated that as the City builds out, agriculture/urban interface conflicts may occur and

result in cancellations of existing Williamson Act contracts. These impacts were identified as significant and unavoidable.

Implementation of Alternative 2 would result in similar, though reduced, land use conflicts between urban/agricultural uses. This impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2). However, this Alternative would retain land use designations (General Agriculture) in the areas of most (though not all) existing Williamson Act contracts that would be protective of continued agricultural uses.

Population/Housing/Employment

Population, housing and employment increases under project and cumulative conditions (Impact 4.3.1 and 4.3.3)

At buildout under the proposed General Plan, a population of 310,241 persons, 126,241 housing units and 195,021 jobs are anticipated for the General Plan Planning Area. This represents substantial growth in the area and will have a significant physical effect on the environment. This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 2 could result in approximately 78,777 residential dwelling units and an associated population of 190,798 as well as 118,193 jobs in the City. While this Alternative would also represent substantial growth in the area, this level of development is less than the proposed General Plan. The direct environmental effects of this Alternative would be less than the proposed General Plan.

However, Alternative 2 would not fully accommodate the growth anticipated in the area identified in SACOG Blueprint, which would result in the displacement of this growth to other areas in the region that would result in other environmental effects (e.g., impacts associated with land conversion [agricultural and biological resource impacts] and increases in regional traffic). This growth displacement effect of Alternative 2 would significant as compared to the proposed General Plan.

Hazards and Human Health

Release and exposure to hazardous materials (Impact 4.4.2)

Implementation of the proposed General Plan with the proposed residential and non-residential uses would involve the storage, use, and transport of hazardous materials (e.g., jet fuel at Mather Airport, gasoline fuels, demolition materials, asphalt, lubricants, toxic solvents, pesticides and herbicides) during construction, demolition, and landscaping activities. In addition, certain commercial uses, including water treatment plants, swimming pool facilities, gas stations, and dry cleaners that store, use, and routinely transport hazardous material to and from their facilities could pose a potential hazard to the environment. Development of the Planning Area could also result in the exposure to existing contamination.

Implementation of Alternative 2 would result in similar potential for exposure to hazardous materials. However, this Alternative 2 would result reduced population that could be exposed to hazardous materials and would have reduced potential for new development to result in an accidental exposure to contamination from previous land uses. This impact would mitigated for

Alternative 2 through utilization of policies, action items and mitigation identified for the proposed General Plan in Section 4.4 (Hazards and Human Health).

Transportation and Circulation

Impacts to roadway segments under project and cumulative conditions (Impact 4.5.1 and 4.5.6)

As noted in Section 4.5 (Transportation and Circulation), the proposed General Plan's significant and unavoidable level of service impacts consisted of the following roadway segments under the three analysis scenarios conducted. This impact was identified as significant and unavoidable under project and cumulative conditions.

- Folsom Boulevard - Mather Field Road to Coloma Road
- Mather Field Road - U.S. 50 Eastbound Ramps to International Drive
- Zinfandel Drive – U.S. 50 Eastbound Ramps to White Rock Road
- Sunrise Boulevard – Gold Country Boulevard to Coloma Road
- Sunrise Boulevard – Coloma Road to U.S. 50 Westbound Ramps
- Sunrise Boulevard – U.S. 50 Eastbound Ramps to Folsom Boulevard
- Sunrise Boulevard – Folsom Boulevard to White Rock Road
- Hazel Avenue – Winding Way to U.S. 50 Westbound Ramps
- Bradshaw Road – U.S. 50 to Old Placerville Road
- Bradshaw Road – Old Placerville Road to Kiefer Boulevard

Alternative 2 traffic impacts would generally be similar to the proposed General Plan Year 2030 Conditions with Year 2030 Roadway Network. However, under this Alternative City roadway improvements would be limited to the City limits and sphere of influence, while roadway improvements outside of the City would be consistent with Tier 1 improvements under the Metropolitan Transportation Plan (2025) as well as funded roadway improvements identified in the Sacramento County General Plan. As a result of this roadway modification, the extent of north-south and east-west connections in the Mather Planning Area and in the Aerojet Planning Area would be lessened. This reduction in north-south and east-west connections would likely result in worse congestion and operating conditions for S.R. 16, Sunrise Boulevard, White Rock Road and Grant Line Road, Kiefer Boulevard (generally similar to impacts identified for Alternative 1). Thus, this Alternative would also result in significant and unavoidable impacts under project and cumulative conditions.

Impacts to freeway segments under project and cumulative conditions (Impact 4.5.2 and 4.5.6)

The proposed General Plan increases in traffic volumes to the highway would contribute to deficient operation of U.S. 50 (eastbound and westbound) from Folsom Boulevard to Bradshaw Road interchanges during a.m. and p.m. peak periods. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 traffic impacts would generally be similar to the proposed General Plan Year 2030 Conditions with Year 2030 Roadway Network. However, under this Alternative City roadway improvements would be limited to the City limits and sphere of influence, while roadway improvements outside of the City would be consistent with Tier 1 improvements under the Metropolitan Transportation Plan (2025) as well as funded roadway improvements identified in the Sacramento County General Plan. As a result of this roadway modification, the extent of north-south and west connections in the Mather Planning Area and in the Aerojet Planning Area would be lessened. This reduction in north-south and east-west connections would likely result in

worse congestion and operating conditions for U.S. 50. This Alternative would also result in significant and unavoidable impacts under project and cumulative conditions.

Air Quality

Air quality impacts under project and cumulative conditions (Impacts 4.6.1, 4.6.2, 4.6.3 and 4.6.6)

As identified in Section 4.6 (Air Quality), implementation of the proposed General Plan would result increased air pollutant emissions from construction and operational activities in the Planning Area. Under buildout conditions, uses in the Planning Area may produce 14,296.66 tons of ROG, 3,168.86 tons of NOx, and 8,420.85 tons of PM_{10} per year. As discussed under Impact 4.6.1, the increase in potential air pollutant emission sources in the Planning Area has the possibility to conflict with the Regional Ozone Attainment Plan, as well as exceed state and federal air quality thresholds. These impacts were identified as significant and unavoidable.

Implementation of Alternative 2 would result in reduced emissions (approximately 8,864 tons of ROG, 1,965 tons of NOx, and 5,221 tons of PM_{10} per year under this alternative – 38 percent reduction in emissions). These emission levels would still be considered significant (even with application of the proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]), but development under this Alternative would be within the projections being utilized by SMAQMD in its process of updating the Attainment Plan (332,000 persons, 112,290 housing units, and 144,406 jobs for the area).

Air toxic contaminant exposure under project and cumulative conditions (Impact 4.6.4 and 4.6.6)

Implementation of the proposed General Plan would include land uses that are potential sources of Toxic Air Contaminants (TACs) as well as exposure of sensitive land uses to mobile sources of TACs. This was identified as a significant and unavoidable impact.

Alternative 2 would have a similar potential to include land uses that are potential sources of TACs as well as expose future sensitive land uses to mobile sources to TACs. Thus, this impact would be considered significant and unavoidable for this Alternative as well (even with the application of proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]). However, Alternative 2 would result in a reduced population that could be exposed to TACs.

Possible exposure of sensitive receptors to odorous emissions (Impact 4.6.5)

Implementation of the proposed General Plan would allow for the development of uses that have the potential to produce odorous emissions either during the construction or operation of the development. Additionally, implementation of the proposed General Plan may allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions, as specific land use designations are not yet determined for the Planning Area.

Alternative 2 would have a similar potential to include land uses that have potential to produce odorous emissions or allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions. This impact for Alternative 2 could be mitigated similar to the proposed General Plan through the application of proposed policies, action items and mitigation identified in Section 4.6 (Air Quality). However, this Alternative 2 would result in a reduced population that could be exposed to objectionable odors.

Noise

Construction noise impacts (Impact 4.7.1)

Construction activities associated with the buildout of the proposed General Plan would typically generate maximum noise levels ranging from 85 to 95 dB at a distance of 50 feet. Depending on the timing of the buildout of the General Plan planning areas, existing and future residents may be exposed to these excessive noise levels. This impact was identified as significant and unavoidable.

Alternative 2 would have a similar potential for construction noise impacts and would be significant and unavoidable.

Traffic noise impacts under project and cumulative conditions (Impact 4.7.2 and 4.7.6)

Implementation of the proposed General Plan would result in increased traffic noise levels from additional vehicle traffic on existing and future roadways. Implementation of the proposed General Plan would also result in new noise-sensitive land uses throughout the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Implementation of Alternative 2 would result in similar traffic noise impacts as the proposed General Plan. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 2 as well.

Stationary noise impacts under project and cumulative conditions (Impact 4.7.3 and 4.7.7)

Implementation of the proposed General Plan could result in the future development of land uses that generate noise levels in excess of applicable City of Rancho Cordova noise standards for non-transportation noise sources or expose new noise-sensitive land uses to existing excessive noise levels.

Implementation of Alternative 2 would result in similar stationary noise impacts as the proposed General Plan. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 2 as well.

Mather Airport noise impacts (Impact 4.7.4)

The proposed General Plan has five planning areas affected by the existing Mather Airport CLUP boundaries and 60 to 65 dB CNEL contour ranges, including: Mather Planning Area; Jackson Planning Area; Sunrise Boulevard South Planning Area; Rio del Oro Planning Area; and the Aerojet Planning Area. The Rio del Oro Planning Area is the only planning area that proposes some residential uses within the 65 dB CNEL (where the noise contour curves to the south). Residential uses are not permitted in the 60 or 65 dB CNEL noise contour of the Mather Airport CLUP. However, it should be noted that the project site design for Rio del Oro was based on the proposed noise contours for Mather Airport and not the existing contours. Because the General Plan would locate noise-sensitive land uses (e.g., residential) within the 60 dB CNEL noise contours contained in the Mather Airport CLUP, this would be a significant impact if the current CLUP contours were considered accurate. These noise contours, however, have been proposed for revision as part of the development of the Mather Airport Master Plan, which is currently being prepared by the Sacramento County Airport System. The noise contours are being revised to account for existing and projected changes in aircraft operations that have occurred since

development of the Mather Airport CLUP. The future land uses under the proposed General Plan would be exposed to excessive noise from single-event noise levels for aircraft overflights.

Alternative 2 would result in the same impact, given the proposed land uses for the Rio del Oro Planning Area would be the same as the proposed General Plan.

Geology and Soils

Soil stability (Impact 4.8.3)

Areas of the Planning Area could contain layers of highly expansive soils, which could pose development constraints under the proposed General Plan as structures or improvements constructed on expansive soils could suffer severe damage from the expansion.

Implementation of Alternative 2 would result in similar impacts as the proposed General Plan and could be mitigated through application of Mitigation Measure MM 4.8.3 identified for the proposed General Plan.

Mineral resource conflicts under project and cumulative conditions (Impact 4.8.5)

As noted in Section 4.8 (Geology and Soils), implementation of the proposed General Plan would convert areas identified to contain important mineral resources (aggregates) to urban uses and conflict with the Mineral Overlay Designations that are currently designated under the Sacramento County General Plan. This impact was identified as significant and unavoidable even with the application of mitigation measures.

Alternative 2 would retain the land use designations for identified mineral resource areas under the Sacramento County General Plan in the Planning Area and would avoid this impact.

Hydrology and Water Quality

Surface water quality impacts under project and cumulative conditions (Impacts 4.9.2 and 4.9.5)

Implementation of the proposed General Plan would consist of new development that includes construction, residential, commercial, recreation, and landscaping practices that could potentially impact water quality. Approximately 18,142 acres within the City and 47,074 acres of the entire the Planning Area (including the City) are anticipated to be disturbed and altered with urban levels of development at buildout.

Implementation of Alternative 2 would result in a reduced potential for water quality impacts given the extent of urban development would be reduced. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 2.

Groundwater quality impacts under project and cumulative conditions (Impact and 4.9.3 and 4.9.5)

Development of the Planning Area under the proposed General Plan could generate runoff containing oils, grease, fuel, antifreeze, byproducts of combustion (such as lead, cadmium, nickel, and other metals), household pollutants, nutrients (i.e., fertilizers), and other chemicals from landscaped areas. These pollutants could potentially contaminate groundwater conditions (if not properly treated with water quality controls).

Implementation of Alternative 2 would result in a reduced potential for water quality impacts given the extent of urban development would be reduced. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 2.

Increased water supply demand impacts under project and cumulative conditions (Impact 4.9.4 and 4.9.7)

As identified under Impact 4.9.4, buildout under the proposed General Plan water supply demands (approximately 128,709 acre-feet annually) would exceed currently available water supply sources as well as contribute to significant and unavoidable environmental effects associated with planned major water supply infrastructure projects.

Water demands associated with Alternative 2 would be substantially reduced (approximately 63,030 acre-feet annually). This water demand would be within currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), but would also contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 2 under project and cumulative conditions.

Biological Resources

Impacts to endangered, threatened, and other listed species under project and cumulative conditions (Impact 4.10.1 and 4.10.8)

Suitable habitat for plant and animal species listed as endangered, threatened, rare, proposed, candidate, or List 1B (collectively referred to in this EIR as "listed species" is found within the Planning Area. Development under the proposed General Plan would directly and indirectly impact such habitat. Most direct impacts would occur from development of large areas of generally undeveloped land in the southern half of the Planning Area. However, additional impacts would occur from infill development and redevelopment in the City's center and northern portions. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would likely result in reduced impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Impacts to species of concern and other non-listed special status species under project and cumulative conditions (Impact 4.10.2 and 4.10.8)

In addition to the 28,581.0 acres of habitat for listed species that may be directly impacted by development under the proposed General Plan Land Use Map (see Impact 4.10.1), an additional 11,269.6 acres of high density development cover type, 435.7 acres of low density development type and 10,275.0 acres of the mine tailings cover type could be potentially impacted. Non-listed special status species have been found in both of these cover types and

could also be directly and indirectly impacted. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would likely result in reduced impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of habitat under project and cumulative conditions (Impact 4.10.3 and 4.10.8)

Wetlands, riparian corridors, as well as large areas of open grassland and other suitable foraging habitat for special-status bird species found within the Planning Area, also provide important habitat for a non-listed special status species as well common wildlife including variety of shore birds, waterfowl, and migratory passerines. Additionally, some mammal species such as coyote and black-tailed hare utilize these cover types as forage and denning habitat. Implementation of the General Plan, specifically development in line with the proposed General Plan as well as construction and improvement of roadways identified in the proposed Circulation Element could result in the loss of this habitat, causing a significant impact to occur. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would likely result in reduced impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (Impact 4.10.4 and 4.10.8)

Implementation of the proposed General Plan, specifically development identified in the General Plan Land Use Map and roadway construction and improvement identified in the Circulation Element could result in direct and indirect impacts to jurisdictional waters within the Planning Area. Improvements identified in proposed General Plan roadway improvements (see **Figure 3.0-19**) could impact as much as 120.5 acres of vernal pools, 27.50 acres of fresh water marsh, 11.4 acres of open water, 478.90 acres of streams, and 60.70 acres of aqueduct. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would likely result in reduced impacts to jurisdictional waters by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats, which

contain various jurisdictional water features. However, it is acknowledged that agricultural operations could still result in the impacts to these habitats. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Effects on wildlife movement corridors under project and cumulative conditions (Impact 4.10.5 and 4.10.8)

Large complexes of ephemeral drainage, such as those that feed Morrison Creek and Laguna Creek, exist within the Planning Area. Ephemeral Drainage provides key movement corridors for both migratory and local species of wildlife. Streams themselves also provide major movement corridors for species in the Planning Area. Major streams found in the Planning Area include the Alder, Buffalo, Morrison, Laguna, Frye and Elder Creeks. Corridors provided by these streams and drainages provide important routes for species moving through the area as well as local species that use these corridors to spread to new habitat, to mate, and to disperse genetic material. Large riparian areas such as the American River Parkway and the Consumnes River provide movement corridors as well. In addition to ephemeral drainages, streams, and rivers, large areas of undeveloped land such as those found in the southern half of the Planning Area provide habitat and cover for other species moving through the area and between habitats within the Planning Area. Large-scale development of the Planning Area identified in the proposed General Plan could isolate these areas from one another and adversely impact these areas and movement corridors. Additionally, construction of roadways and improvement of existing roadways as identified in the proposed Circulation Element could sever and/or further sever connections between habitats and cover types in the Planning Area. Roadway improvement and construction also could negatively impact ephemeral drainages and jurisdictional waters of the U.S. Engineered drainages, such as those that would result from proposed roadway improvement and construction, have been shown to reduce opportunities for some species' movement. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would likely result in reduced movement corridor impacts by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). As identified in **Figure 4.10-1**, these areas contain pasture grassland, vernal pool grassland, vernal pool habitats. However, it is acknowledged that agricultural operations could still result in impacts to these habitats as well as potentially block wildlife movement. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of trees under project and cumulative conditions (Impact 4.10.6 and 4.10.8)

While large portions of the Planning Area, including those undeveloped areas in the southern half of the City, do not contain large numbers of trees, many other areas of the Planning Area do include many trees that are not special-status species but still provide many benefits to species in the area. Urban trees are a major source of nesting habitat for local bird species. In addition to providing forage, shelter, cover, and other habitat for many bird and mammal species, trees have other benefits for the City including aesthetic impacts due to the removal of large stands of trees. Trees also provide shade and stabilize the soil. Additionally, many native trees such as blue oak and California sycamore are found in stands of and would be adversely impacted by the removal of surrounding trees. There is currently an estimated 246 acres of blue

oak woodland, 76 acres of blue oak savannah, 132 acres of cottonwood woodland, and 50 acres of valley oak riparian woodland in the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would have reduced potential for tree removal by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). However, it is acknowledged that agricultural operations could still result in tree removal similar to urban development. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Cultural and Paleontological Resources

Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (Impact 4.11.1 and 4.11.3)

Implementation of the proposed General Plan roadway improvements is expected to result in significant impacts to at least one known historic resource site considered as potentially eligible under the National Register of Historic Places in the Rio del Oro Planning Area. Development under the City of Rancho Cordova General Plan would cause a substantial adverse impact on the significance of known cultural resources, and could also adversely impact undiscovered cultural resources and/or human remains. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 2 would have reduced potential for impacts to undiscovered cultural resources by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). However, it is acknowledged that agricultural operations could still result in impacts to undiscovered cultural resources. This impact is considered significant and unavoidable for Alternative 2 (even with implementation of the proposed policies, action items identified in Section 4.11 [Cultural and Paleontological Resources]).

Impacts to paleontological resources under project and cumulative conditions (Impact 4.11.2 and 4.11.4)

A search of the University of California, Berkeley Museum of Paleontology collections database did not identify any evidence of the existence of paleontological resources or potential in the Planning Area. Development under the proposed General Plan could impact undiscovered paleontological resources, though the likelihood of such paleontological resources existing in the Planning Area is considered low. This impact was identified significant and mitigatable.

Alternative 2 would have reduced potential for impacts to undiscovered paleontological resources by retaining less intensive land uses in the East Planning Area (General Agriculture land use designation over 7,404 acres), Grant Line South Planning Area (General Agriculture and Agricultural-Residential land use designations over 2,549 acres), and Jackson Planning Area (approximately 40 percent of this area [3,400 acres] would be designated General Agriculture). However, it is acknowledged that agricultural operations could still result in impacts to undiscovered paleontological resources. This impact would be mitigated through the

implementation of the proposed policies, action items and mitigation identified in Section 4.11 (Cultural and Paleontological Resources) for Alternative 2.

Public Services and Utilities

Water supply infrastructure under project and cumulative conditions (Impact 4.12.3.1 and 4.12.3.2)

Buildout of the proposed General Plan would require timely expansion of these facilities in order to maintain adequate service and meet projected water supply demands (approximately 128,709 acre-feet annually of water supply demand). These water supply distribution improvements would result in environmental effects to support General Plan and other regional growth. The environmental effects of water supply expansion and improvements have been considered in SCWA Zone 40 Water Supply Master Plan EIR, Water Forum Agreement EIR, and Sunrise Douglas Community Plan and the Sun Ridge Specific Plan EIR, which have identified significant and unavoidable effects of developing water supplies.

Water demands associated with Alternative 2 would be substantially reduced (approximately 63,030 acre-feet annually). This water demand would be within currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), but would also contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 2 under project and cumulative conditions.

Wastewater conveyance and treatment under project and cumulative conditions (Impact 4.12.4.1 and 4.12.4.2)

Implementation of the proposed General Plan would allow for increased development which would require improvements and modifications to existing SRCSD and CSD-1 facilities and require new wastewater conveyance infrastructure including collectors, trunks and interceptor sewer lines and appurtenances. Wastewater flow estimates and ultimate buildout wastewater demands are calculated using equivalent single family dwelling units (ESDs) per acre, with one ESD representing the effluent generated by one single family residence. The ESD projections are used to determine the located and capacity of future wastewater conveyance facilities and trunk sheds. Projected wastewater generation rates by year 2030 are estimated to be 36.5 mgd and under buildout conditions 42.2 mgd. This service demand would result significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion (Sacramento Regional Wastewater Treatment Plant 2020 Master Plan Final EIR, CSD-1 Sewerage Facilities Expansion Master Plan Final EIR and Sacramento Regional County Sanitation District Interceptor Master Plan 2000, Final Program EIR) as well as additional infrastructure expansion required to serve proposed General Plan development wastewater demands not currently planned for by SRCSD and CSD-1. These environmental effects of wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions.

Wastewater service demands associated with Alternative 2 would be substantially reduced (approximately 28.1 mgd of wastewater generation). This service demand would also result in significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion. The environmental effects of planned wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions for Alternative 2.

Potential conflicts with Kiefer Landfill (Impact 4.12.5.1)

The Kiefer Landfill has a 2,000-foot buffer around the permitted footprint of the landfill, which was established with the recent expansion. Development under the proposed General Plan could be placed within this buffer and result in conflicts with landfill operations.

Alternative 2 could result in a similar impact that would be mitigated through proposed General Plan policies, action items and mitigation identified in Section 4.12 (Public Services and Utilities).

Visual Resources/Light and Glare

Alteration of visual character under project and cumulative conditions (Impact 4.13.3 and 4.13.5)

Implementation of the proposed General Plan would change the visual character of the Planning Area through intensification of urban uses within the existing city limits and introduction of urban uses within the Planning Area. This impact was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 2 would have reduced visual impacts by retaining less intensive land uses that are consistent with the existing rural/agricultural/open space landscape characteristics of the southern portion of the Planning Area (outside of current City limits). However, urban development allowed under this Alternative would still result in significant alteration of existing rural/agricultural/open space landscape characteristics along Sunrise Boulevard south of Douglas Road. This impact would be significant and unavoidable for Alternative 2.

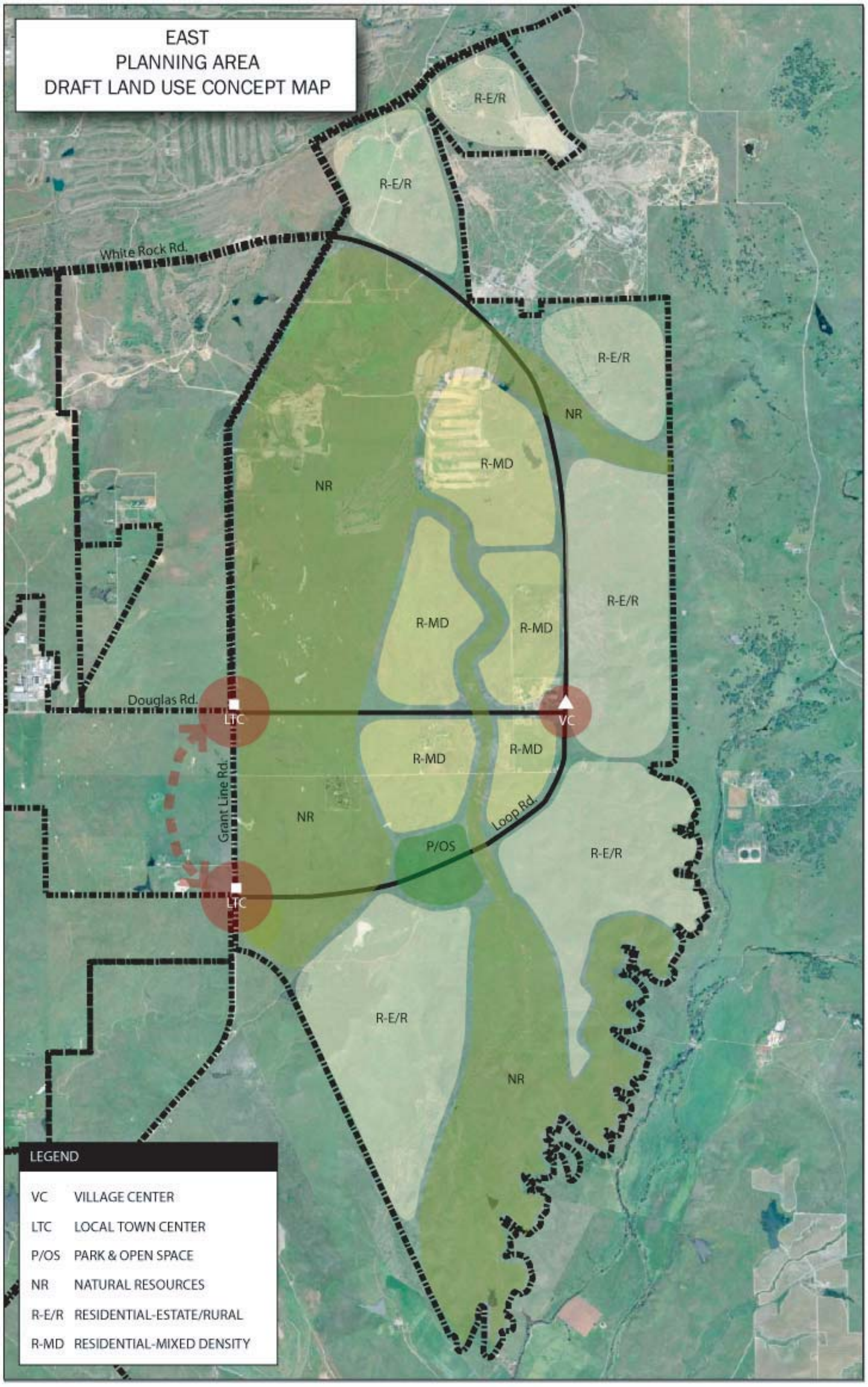
ALTERNATIVE 3 – NATURAL RESOURCES CONSERVATION ALTERNATIVE

Characteristics

This alternative would generally consist of the same land use concept associated with the proposed General Plan. However, this Alternative modifies the conceptual land plans for the following Planning Areas in order to provide further protection of wetland resources and associated habitats.

- East Planning Area (see **Figure 6.0-3a**)
- Grant Line North Planning Area (see **Figure 6.0-3b**)
- Grant Line South Planning Area (see **Figure 6.0-3c**)
- Grant Line West Planning Area (see **Figure 6.0-3d**)
- Jackson Planning Area (see **Figure 6.0-3e**)
- Mather Planning Area (see **Figure 6.0-3f**)
- Rio del Oro Planning Area (see **Figure 6.0-3g**)
- Suncreek/Preserve Planning Area (see **Figure 6.0-3h**)

These modifications are based on consultations with Sacramento County staff currently preparing the South Sacramento Habitat Conservation Plan (SSHCP) and utilization of a conceptual-level strategy for the Sunrise-Douglas Community Plan Area developed by the U.S. Fish and Wildlife Service, the U.S. Environmental Protection Agency and the U.S. Army Corps of Engineers. The intent of this strategy is to formulate an avoidance, minimization, and preservation strategy for the aquatic resources within the Sunrise-Douglas Community Plan Area.

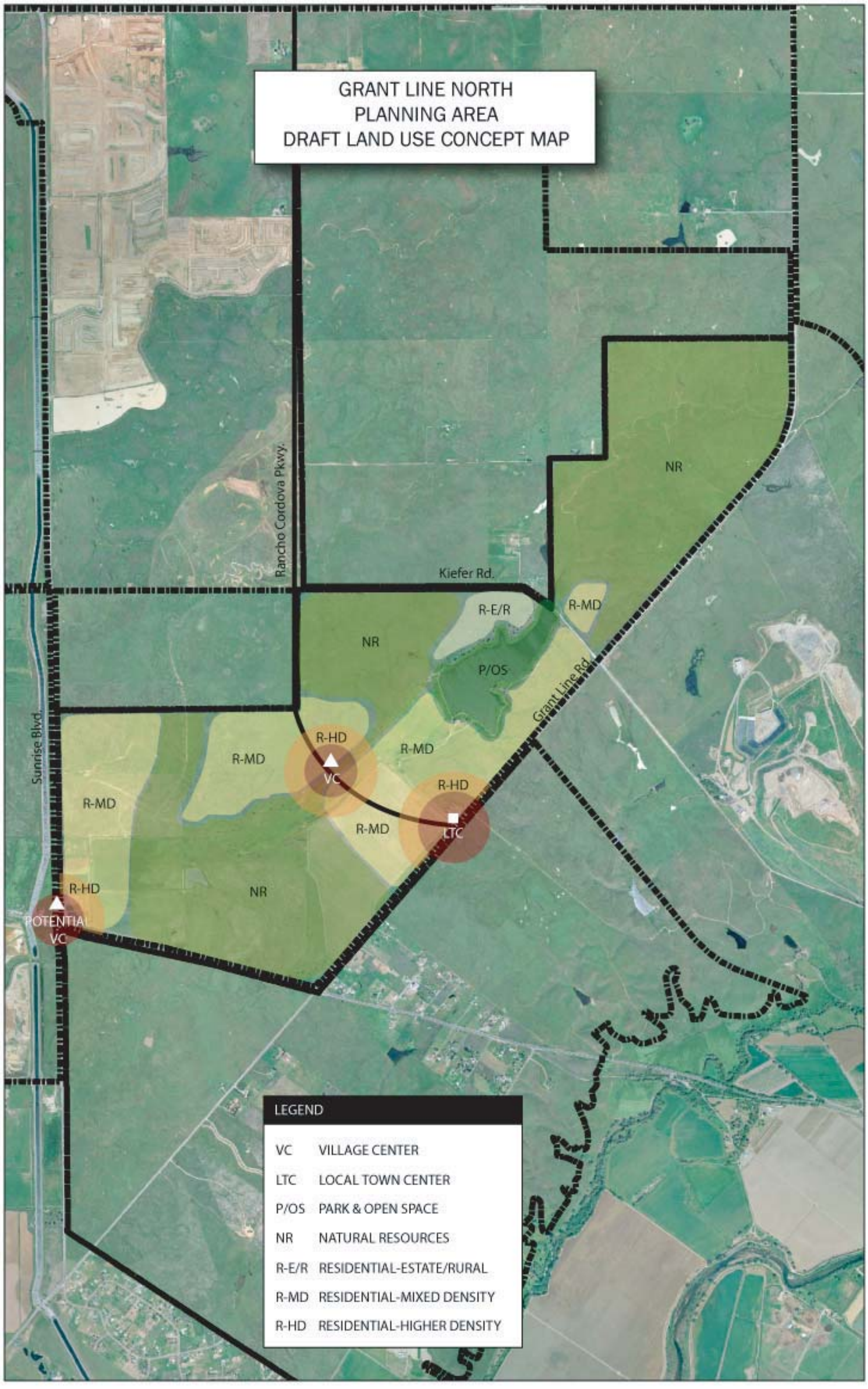


Source: AirPhoto USA, 2004

T:\Rancho Cordova\General Plan EIR\AI Files\Figure 6.0-3a.ai, March 2006

City of Rancho Cordova
Planning Department

Figure 6.0-3a
Alternative 3 - Natural Resources Conservation Alternative
East Planning Area



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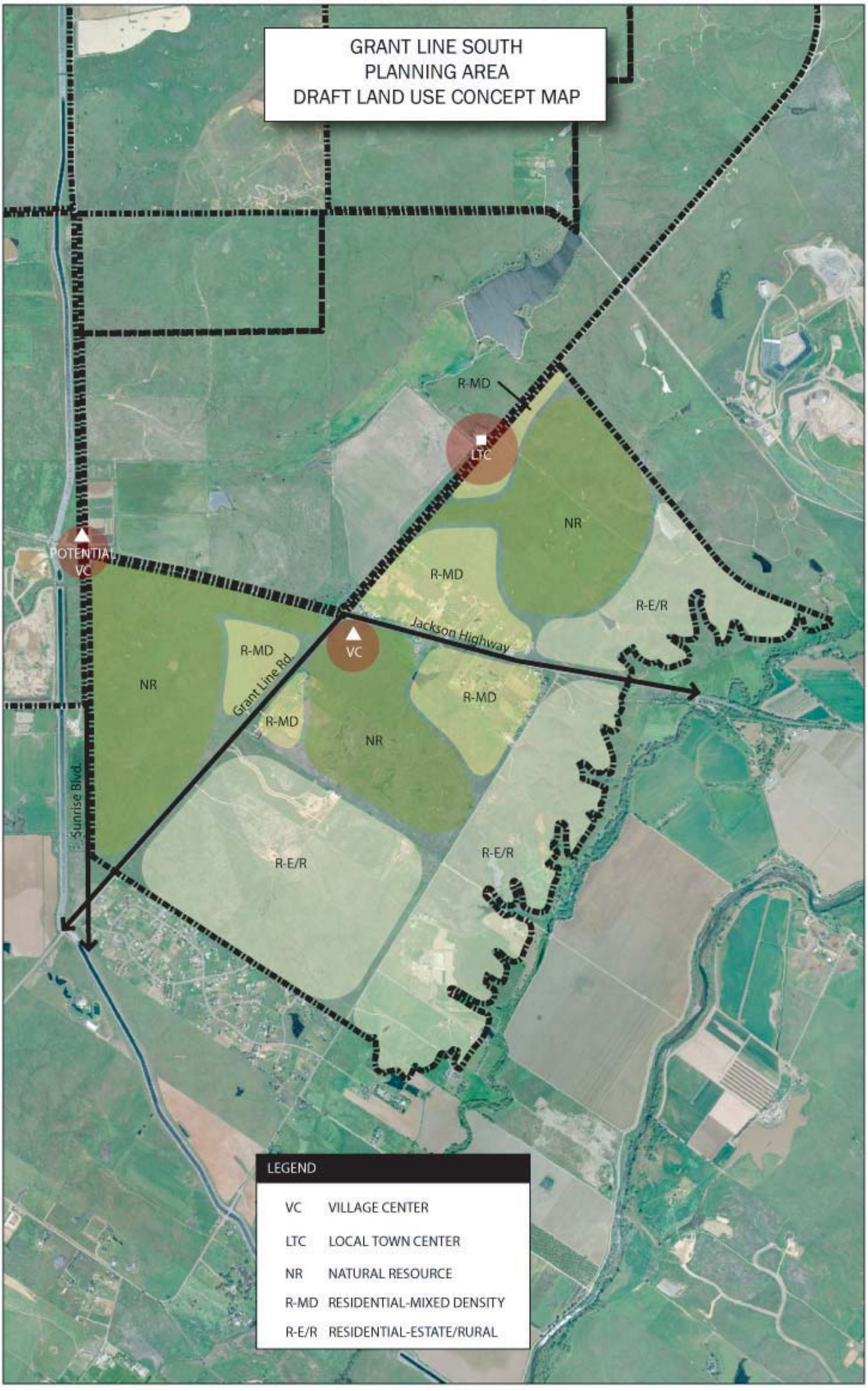
Source: AirPhoto USA, 2004

City of Rancho Cordova
Planning Department

Figure 6.0-3b
Alternative 3 - Natural Resources Conservation Alternative
Grant Line North Planning Area



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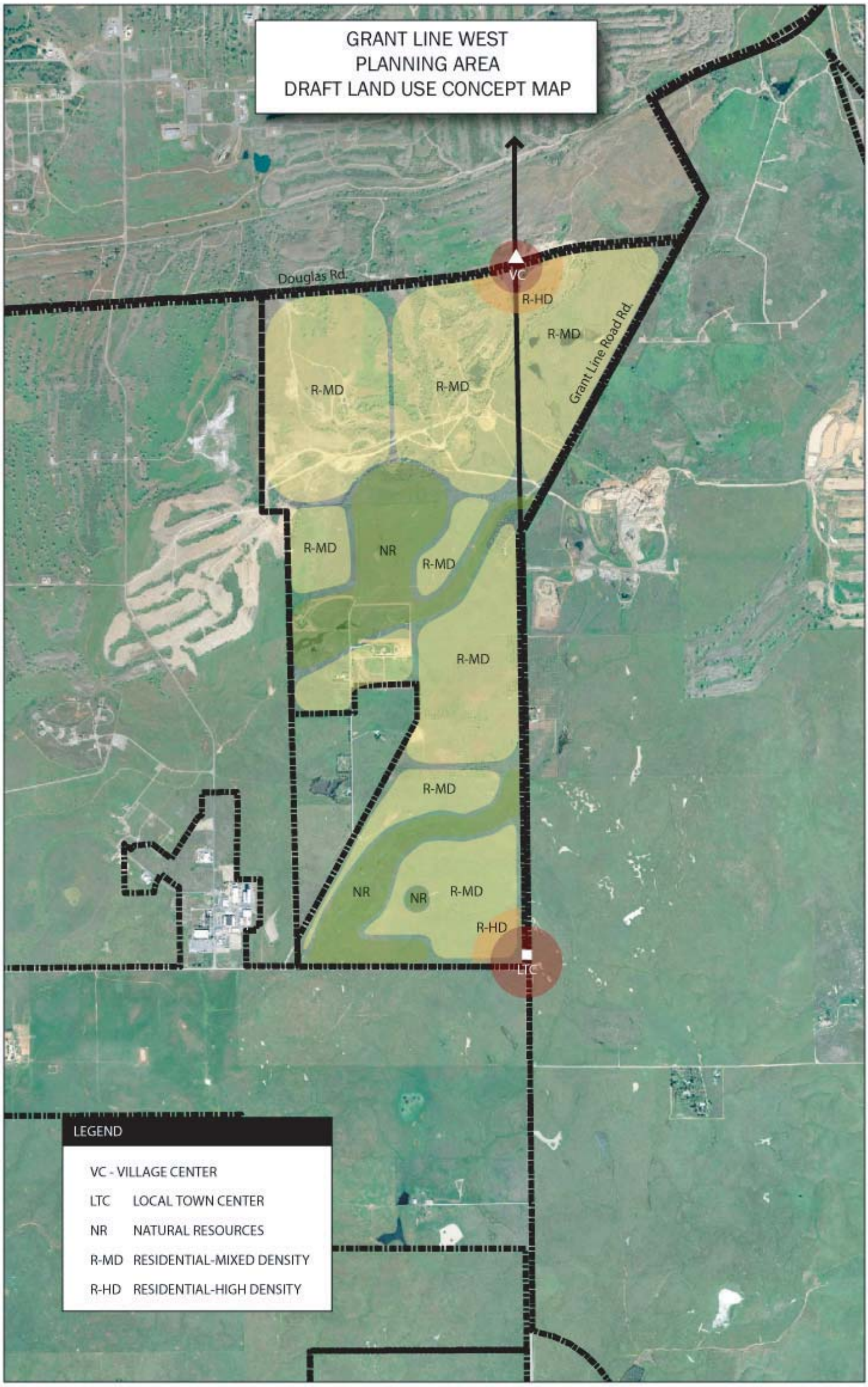
Source: AirPhoto USA, 2004

City of Rancho Cordova
Planning Department

Figure 6.0-3c
Alternative 3 - Natural Resources Conservation Alternative
Grant Line South Planning Area



Source: AirPhoto USA, 2004

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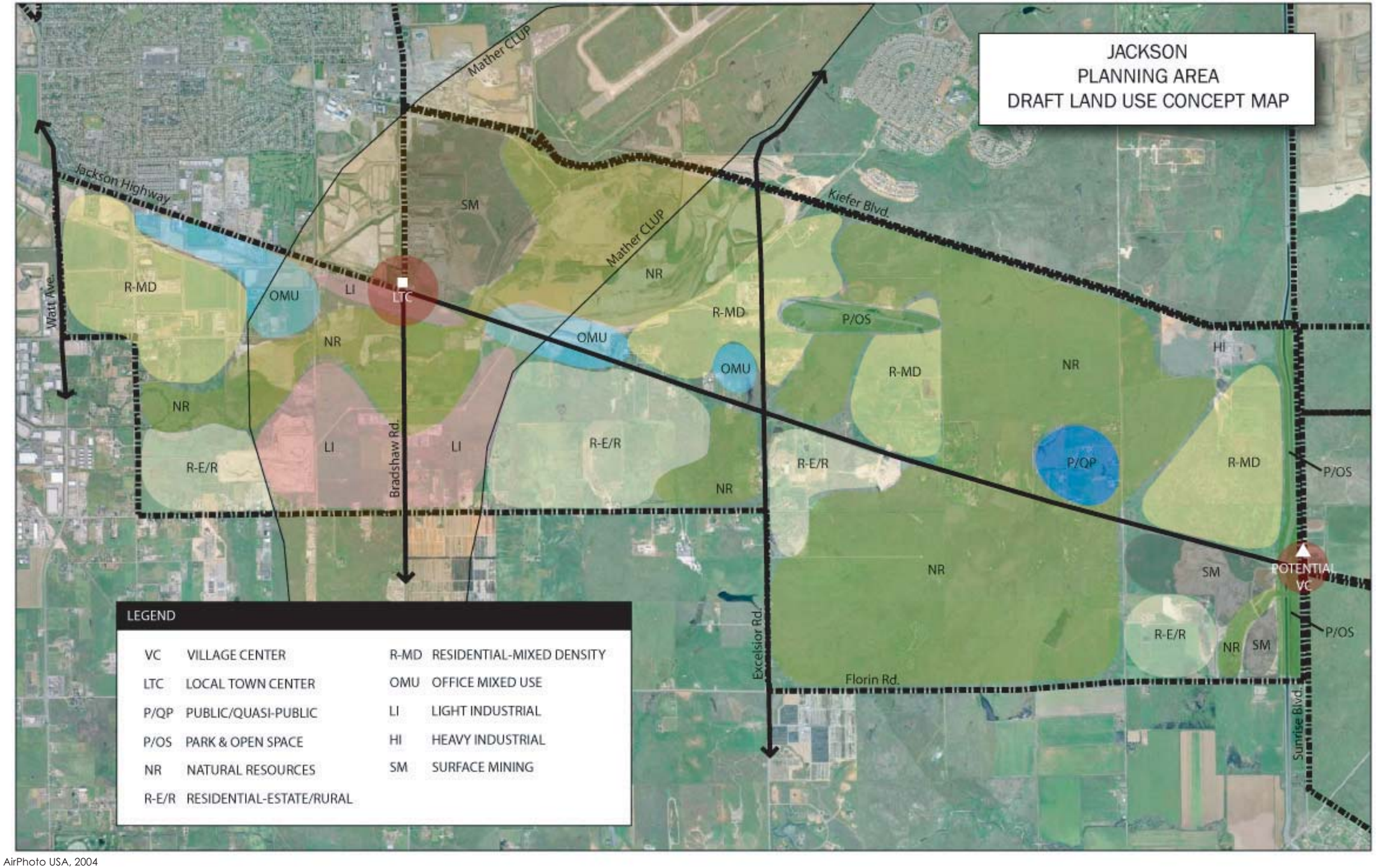
City of Rancho Cordova
Planning Department

Figure 6.0-3d
Alternative 3 - Natural Resources Conservation Alternative
Grant Line West Planning Area



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Source: AirPhoto USA, 2004

City of Rancho Cordova
Planning Department

Figure 6.0-3e
Alternative 3 - Natural Resources Conservation Alternative
Jackson Planning Area

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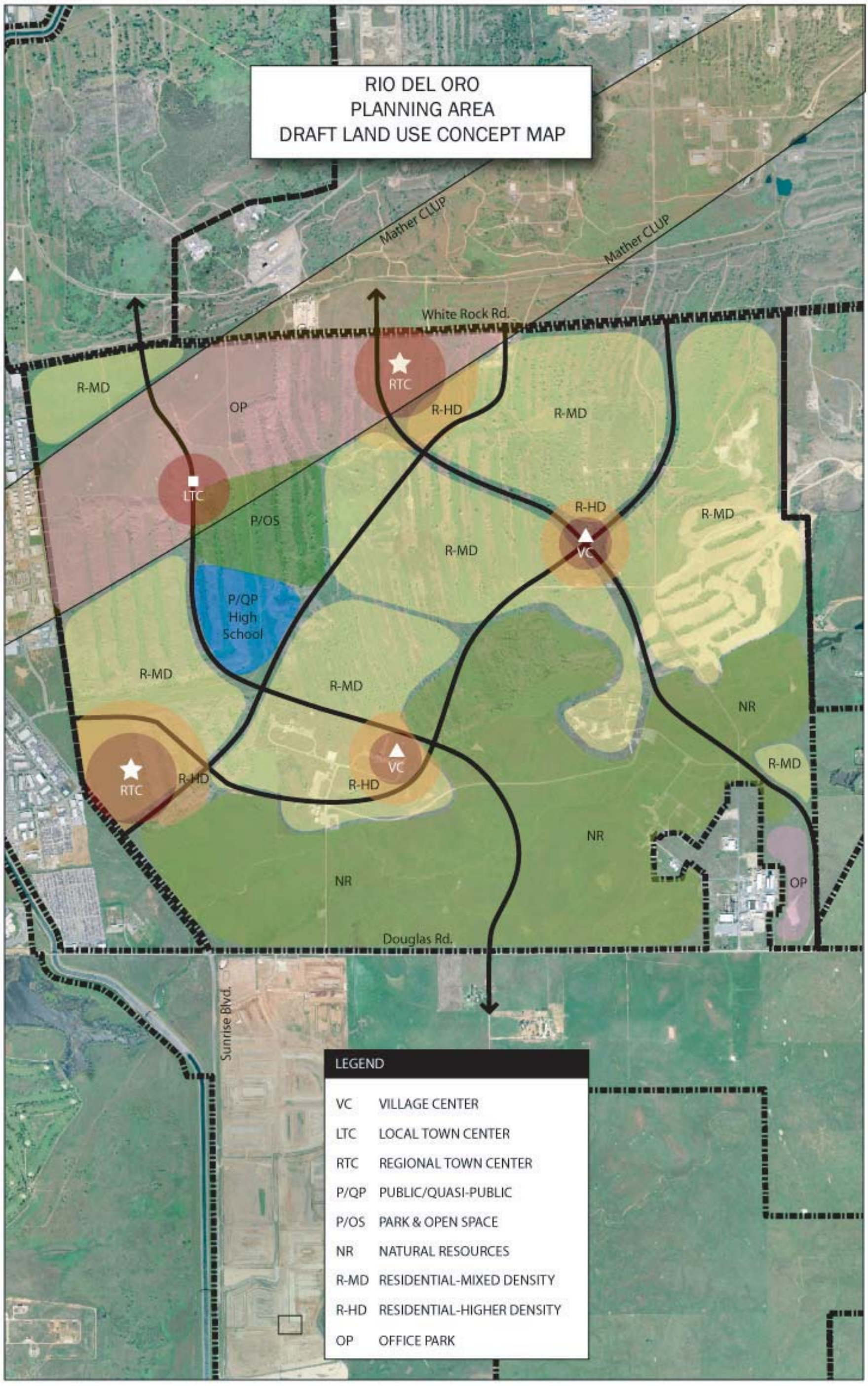
Source: AirPhoto USA, 2004

City of Rancho Cordova
Planning Department

Figure 6.0-3f
Alternative 3 - Natural Resources Conservation Alternative
Mather Planning Area



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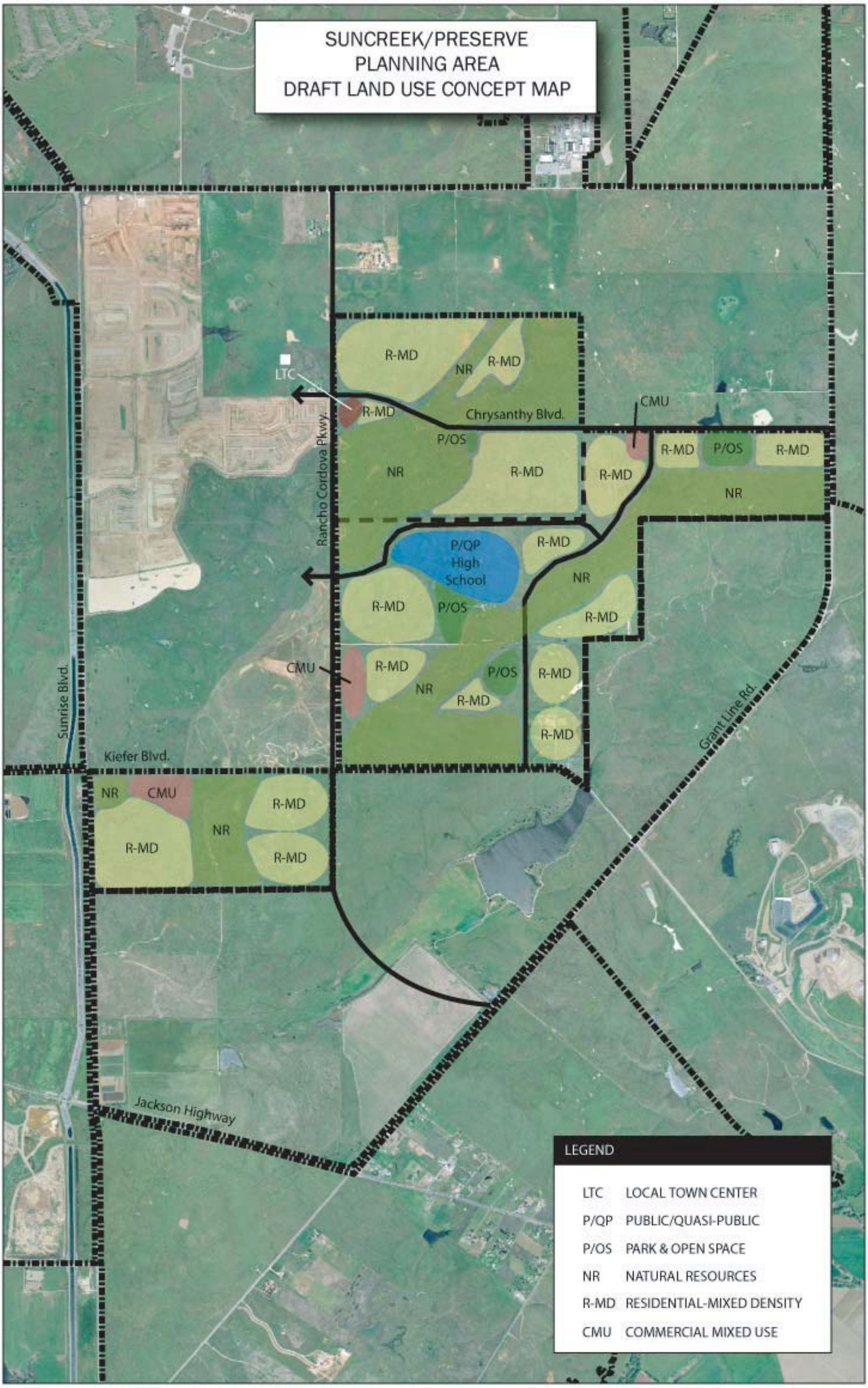
Source: AirPhoto USA, 2004

City of Rancho Cordova
Planning Department

Figure 6.0-3g
Alternative 3 - Natural Resources Conservation Alternative
Rio del Oro Planning Area



Source: AirPhoto USA, 2004

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City of Rancho Cordova
Planning Department

Figure 6.0-3h
Alternative 3 - Natural Resources Conservation Alternative
Suncreek/Preserve Planning Area

Development potential lost from these modifications were re-allocated where it was consistent with the land use concepts of the proposed General Plan (see Section 3.0 [Project Description]). All other aspects of the proposed General Plan would remain under this alternative (proposed General Plan land use mapping for other portions of the proposed General Plan Planning Area, policy document and the proposed Roadway System Map). Buildout under this Alternative would result in approximately 120,663 residential dwelling units and an associated population of 293,596 as well as 189,847 jobs.

Comparative Impacts

Land Use

Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (Impact 4.1.3 and 4.1.5)

As noted in Section 4.1 (Land Use), implementation of the proposed General Plan would result in more intense urban uses (more residential units, commercial, office and industrial uses) than Sacramento County General Plan anticipated in the Planning Area outside of current City limits associated with the Mather, Jackson, Glenborough, Westborough, Grant Line South, Grant Line West and East Planning Areas. The existing Sacramento County General Plan designates these areas as Industrial, Agriculture and Recreation and was not intended to experience urban development until after year 2010 (if at all). Thus, this impact was identified as significant and unavoidable. Conflicts would also occur with the Mather Specific Plan and Mather Airport CLUP.

Given that the land use pattern under Alternative 3 is similar to the proposed General Plan, its impact would be the same.

Agriculture

Loss and conversion of agricultural land and project and cumulative conditions (Impact 4.2.1and 4.2.4)

As noted in Section 4.2 (Agriculture), implementation of the proposed General Plan Land Use Map would result in the conversion of approximately 1,392.50 acres of important farmland (225.65-acres of Prime Farmland and 890.9 acres of Farmland of Statewide Importance and 276.56 acres of Unique Farmland). This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 3 would result in similar conversion of important farmlands. However, modification of the Jackson Planning Area and Grant Line North Planning Area land uses would preserve a portions of important farmland areas located south of S.R. 16 and north of Grant Line Road. However, this impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2).

Agricultural/urban interface and Williamson Act contracts conflicts (Impact 4.2.2 and 4.2.3)

Implementation of the proposed City of Rancho Cordova General Plan Land Use Map would place urbanized land uses adjacent to and would replace existing agricultural uses. It is anticipated that as the City builds out, agriculture/urban interface conflicts may occur and result in cancellations of existing Williamson Act contracts. These impacts were identified as significant and unavoidable.

Implementation of Alternative 3 would result in similar, land use conflicts between urban/agricultural uses and Williamson Act contract lands. This impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2).

Population/Housing/Employment

Population, housing and employment increases under project and cumulative conditions (Impact 4.3.1 and 4.3.3)

At buildout under the proposed General Plan, a population of 310,241 persons, 126,241 housing units and 195,021 jobs are anticipated for the General Plan Planning Area. This represents substantial growth in the area and will have a significant physical effect on the environment. This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 3 could result in approximately 120,663 residential dwelling units and an associated population of 293,596 as well as 189,847 jobs in the Planning Area, which is similar in intensity as the proposed General Plan. Thus, this Alternative would result in similar impacts that are significant and unavoidable.

Hazards and Human Health

Release and exposure to hazardous materials (Impact 4.4.2)

Implementation of the proposed General Plan with the proposed residential and non-residential uses would involve the storage, use, and transport of hazardous materials (e.g., jet fuel at Mather Airport, gasoline fuels, demolition materials, asphalt, lubricants, toxic solvents, pesticides and herbicides) during construction, demolition, and landscaping activities. In addition, certain commercial uses, including water treatment plants, swimming pool facilities, gas stations, and dry cleaners that store, use, and routinely transport hazardous material to and from their facilities could pose a potential hazard to the environment. Development of the Planning Area could also result in the exposure to existing contamination.

Implementation of Alternative 3 would result in similar potential for exposure to hazardous materials. This impact would mitigated for Alternative 3 through utilization of policies, action items and mitigation identified for the proposed General Plan in Section 4.4 (Hazards and Human Health).

Transportation and Circulation

Impacts to roadway segments under project and cumulative conditions (Impact 4.5.1 and 4.5.6)

As noted in Section 4.5 (Transportation and Circulation), the proposed General Plan's significant and unavoidable level of service impacts consisted of the following roadway segments under the three analysis scenarios conducted. This impact was identified as significant and unavoidable under project and cumulative conditions.

- Folsom Boulevard - Mather Field Road to Coloma Road
- Mather Field Road - U.S. 50 Eastbound Ramps to International Drive
- Zinfandel Drive – U.S. 50 Eastbound Ramps to White Rock Road
- Sunrise Boulevard – Gold Country Boulevard to Coloma Road

- Sunrise Boulevard – Coloma Road to U.S. 50 Westbound Ramps
- Sunrise Boulevard – U.S. 50 Eastbound Ramps to Folsom Boulevard
- Sunrise Boulevard – Folsom Boulevard to White Rock Road
- Hazel Avenue – Winding Way to U.S. 50 Westbound Ramps
- Bradshaw Road – U.S. 50 to Old Placerville Road
- Bradshaw Road – Old Placerville Road to Kiefer Boulevard

Alternative 3 traffic impacts and general trip generation/distribution would generally be similar to the proposed General Plan. Thus, this Alternative would also result in significant and unavoidable impacts under project and cumulative conditions.

Impacts to freeway segments under project and cumulative conditions (Impact 4.5.2 and 4.5.6)

The proposed General Plan increases in traffic volumes to the highway would contribute to deficient operation of U.S. 50 (eastbound and westbound) from Folsom Boulevard to Bradshaw Road interchanges during a.m. and p.m. peak periods. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 traffic impacts and general trip generation/distribution would generally be similar to the proposed General Plan. Thus, this Alternative would also result in significant and unavoidable impacts under project and cumulative conditions.

Air Quality

Air quality impacts under project and cumulative conditions (Impacts 4.6.1, 4.6.2, 4.6.3 and 4.6.6)

As identified in Section 4.6 (Air Quality), implementation of the proposed General Plan would result increased air pollutant emissions from construction and operational activities in the Planning Area. Under buildout conditions, uses in the Planning Area may produce 14,296.66 tons of ROG, 3,168.86 tons of NOx, and 8,420.85 tons of PM_{10} per year. As discussed under Impact 4.6.1, the increase in potential air pollutant emission sources in the Planning Area has the possibility to conflict with the Regional Ozone Attainment Plan, as well as exceed state and federal air quality thresholds. These impacts were identified as significant and unavoidable.

Implementation of Alternative 3 would result in reduced emissions (approximately 13,868 tons of ROG, 3,074 tons of NOx, and 8,168 tons of PM_{10} per year under this alternative – 3 percent reduction in emissions). These emission levels would still be considered significant (even with application of the proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]).

Air toxic contaminant exposure under project and cumulative conditions (Impact 4.6.4 and 4.6.6)

Implementation of the proposed General Plan would include land uses that are potential sources of Toxic Air Contaminants (TACs) as well as exposure of sensitive land uses to mobile sources of TACs. This was identified as a significant and unavoidable impact.

Alternative 3 would have the same potential to include land uses that are potential sources of TACs as well as expose future sensitive land uses to mobile sources to TACs. Thus, this impact would be considered significant and unavoidable for this Alternative as well (even with the application of proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]). However, Alternative 3 would result in a reduced population that could be exposed to TACs.

Possible exposure of sensitive receptors to odorous emissions (Impact 4.6.5)

Implementation of the proposed General Plan would allow for the development of uses that have the potential to produce odorous emissions either during the construction or operation of the development. Additionally, implementation of the proposed General Plan may allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions, as specific land use designations are not yet determined for the Planning Area.

Alternative 3 would have the same potential to include land uses that have potential to produce odorous emissions or allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions. This impact for Alternative 3 could be mitigated similar to the proposed General Plan through the application of proposed policies, action items and mitigation identified in Section 4.6 (Air Quality). However, this Alternative 3 would result in reduced population that could be exposed to objectionable odors.

Noise

Construction noise impacts (Impact 4.7.1)

Construction activities associated with the buildout of the proposed General Plan would typically generate maximum noise levels ranging from 85 to 95 dB at a distance of 50 feet. Depending on the timing of the buildout of the General Plan planning areas, existing and future residents may be exposed to these excessive noise levels. This impact was identified as significant and unavoidable.

Alternative 3 would have the same potential for construction noise impacts and would be significant and unavoidable.

Traffic noise impacts under project and cumulative conditions (Impact 4.7.2 and 4.7.6)

Implementation of the proposed General Plan would result in increased traffic noise levels from additional vehicle traffic on existing and future roadways. Implementation of the proposed General Plan would also result in new noise-sensitive land uses throughout the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Implementation of Alternative 3 would result in similar traffic noise impacts as the proposed General Plan. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 3 as well.

Stationary noise impacts under project and cumulative conditions (Impact 4.7.3 and 4.7.7)

Implementation of the proposed General Plan could result in the future development of land uses that generate noise levels in excess of applicable City of Rancho Cordova noise standards for non-transportation noise sources or expose new noise-sensitive land uses to existing excessive noise levels.

Implementation of Alternative 3 would result in similar stationary noise impacts as the proposed General Plan. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 3 as well.

Mather Airport noise impacts (Impact 4.7.4)

The proposed General Plan has five planning areas affected by the existing Mather Airport CLUP boundaries and 60 to 65 dB CNEL contour ranges, including: Mather Planning Area; Jackson Planning Area; Sunrise Boulevard South Planning Area; Rio del Oro Planning Area; and the Aerojet Planning Area. The Rio del Oro Planning Area is the only planning area that proposes some residential uses within the 65 dB CNEL (where the noise contour curves to the south). Residential uses are not permitted in the 60 or 65 dB CNEL noise contour of the Mather Airport CLUP. However, it should be noted that the project site design for Rio del Oro was based on the proposed noise contours for Mather Airport and not the existing contours. Because the General Plan would locate noise-sensitive land uses (e.g., residential) within the 60 dB CNEL noise contours contained in the Mather Airport CLUP, this would be a significant impact if the current CLUP contours were considered accurate. These noise contours, however, have been proposed for revision as part of the development of the Mather Airport Master Plan, which is currently being prepared by the Sacramento County Airport System. The noise contours are being revised to account for existing and projected changes in aircraft operations that have occurred since development of the Mather Airport CLUP. The future land uses under the proposed General Plan would be exposed to excessive noise from single-event noise levels for aircraft overflights.

Alternative 3 would result in the same impact, given the proposed land uses for the Rio del Oro Planning Area would be the same as the proposed General Plan.

Geology and Soils

Soil stability (Impact 4.8.3)

Areas of the Planning Area could contain layers of highly expansive soils, which could pose development constraints under the proposed General Plan as structures or improvements constructed on expansive soils could suffer severe damage from the expansion.

Implementation of Alternative 3 would result in similar impacts as the proposed General Plan and could be mitigated through application of Mitigation Measure MM 4.8.3 identified for the proposed General Plan.

Mineral resource conflicts under project and cumulative conditions (Impact 4.8.5)

As noted in Section 4.8 (Geology and Soils), implementation of the proposed General Plan would convert areas identified to contain important mineral resources (aggregates) to urban uses and conflict with the Mineral Overlay Designations that are currently designated under the Sacramento County General Plan. This impact was identified as significant and unavoidable even with the application of mitigation measures.

Alternative 3 would have similar land uses as the proposed General Plan in these areas and would result in similar impact. This impact would also be significant and unavoidable for this Alternative.

Hydrology and Water Quality

Surface water quality impacts under project and cumulative conditions (Impacts 4.9.2 and 4.9.5)

Implementation of the proposed General Plan would consist of new development that includes construction, residential, commercial, recreation, and landscaping practices that could

potentially impact water quality. Approximately 18,142 acres within the City and 47,074 acres of the entire the Planning Area (including the City) are anticipated to be disturbed and altered with urban levels of development at buildout.

Implementation of Alternative 3 would result in similar water quality impacts given the extent of urban development would be the same. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 3.

Groundwater quality impacts under project and cumulative conditions (Impact and 4.9.3 and 4.9.5)

Development of the Planning Area under the proposed General Plan could generate runoff containing oils, grease, fuel, antifreeze, byproducts of combustion (such as lead, cadmium, nickel, and other metals), household pollutants, nutrients (i.e., fertilizers), and other chemicals from landscaped areas. These pollutants could potentially contaminate groundwater conditions (if not properly treated with water quality controls).

Implementation of Alternative 3 would result in a similar potential for water quality impacts given the extent of urban development would be the same. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 3.

Increased water supply demand impacts under project and cumulative conditions (Impact 4.9.4 and 4.9.7)

As identified under Impact 4.9.4, buildout under the proposed General Plan water supply demands (approximately 128,709 acre-feet annually of water supply demand) would exceed currently available water supply sources as well as contribute to significant and unavoidable environmental effects associated with planned major water supply infrastructure projects.

Water demands associated with Alternative 3 would be reduced (approximately 124,850 acre-feet annually). This water demand would be outside of currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), and would also contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 3 under project and cumulative conditions.

Biological Resources

Impacts to endangered, threatened, and other listed species under project and cumulative conditions (Impact 4.10.1 and 4.10.8)

Suitable habitat for plant and animal species listed as endangered, threatened, rare, proposed, candidate, or List 1B (collectively referred to in this EIR as "listed species" is found within the Planning Area. Development under the proposed General Plan would directly and indirectly impact such habitat. Most direct impacts would occur from development of large areas of generally undeveloped land in the southern half of the Planning Area. However, additional impacts would occur from infill development and redevelopment in the City's center and northern portions. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 would likely result in reduced impacts as a result of modification of the conceptual land use maps for the Planning Areas as shown in **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Impacts to species of concern and other non-listed special status species under project and cumulative conditions (Impact 4.10.2 and 4.10.8)

In addition to the 28,581.0 acres of habitat for listed species that may be directly impacted by development under the proposed General Plan Land Use Map (see Impact 4.10.1), an additional 11,269.6 acres of high density development cover type, 435.7 acres of low density development type and 10,275.0 acres of the mine tailings cover type could be potentially impacted. Non-listed special status species have been found in both of these cover types and could also be directly and indirectly impacted. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 would likely result in reduced impacts to pasture grassland, vernal pool grassland and vernal pool habitats as a result of modification of the conceptual land use maps for the Planning Areas as shown in **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of habitat under project and cumulative conditions (Impact 4.10.3 and 4.10.8)

Wetlands, riparian corridors, as well as large areas of open grassland and other suitable foraging habitat for special-status bird species found within the Planning Area, also provide important habitat for a non-listed special status species as well common wildlife including variety of shore birds, waterfowl, and migratory passerines. Additionally, some mammal species such as coyote and black-tailed hare utilize these cover types as forage and denning habitat. Implementation of the General Plan, specifically development in line with the proposed General Plan as well as construction and improvement of roadways identified in the proposed Circulation Element could result in the loss of this habitat, causing a significant impact to occur. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 would likely result in reduced impacts to pasture grassland, vernal pool grassland, vernal pool habitats as a result of modification of the conceptual land use maps for the Planning Areas as shown in **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (Impact 4.10.4 and 4.10.8)

Implementation of the proposed General Plan, specifically development identified in the General Plan Land Use Map and roadway construction and improvement identified in the Circulation Element could result in direct and indirect impacts to jurisdictional waters within the Planning Area. Improvements identified in proposed General Plan roadway improvements (see **Figure 3.0-19**) could impact as much as 120.5 acres of vernal pools, 27.50 acres of fresh water marsh, 11.4 acres of open water, 478.90 acres of streams, and 60.70 acres of aqueduct. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 would likely result in reduced impacts to pasture grassland, vernal pool grassland and vernal pool habitats (which contain various jurisdictional water features) as a result of modification of the conceptual land use maps for the Planning Areas as shown in **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Effects on wildlife movement corridors under project and cumulative conditions (Impact 4.10.5 and 4.10.8)

Large complexes of ephemeral drainage, such as those that feed Morrison Creek and Laguna Creek, exist within the Planning Area. Ephemeral Drainage provides key movement corridors for both migratory and local species of wildlife. Streams themselves also provide major movement corridors for species in the Planning Area. Major streams found in the Planning Area include the Alder, Buffalo, Morrison, Laguna, Frye and Elder Creeks. Corridors provided by these streams and drainages provide important routes for species moving through the area as well as local species that use these corridors to spread to new habitat, to mate, and to disperse genetic material. Large riparian areas such as the American River Parkway and the Consumnes River provide movement corridors as well. In addition to ephemeral drainages, streams, and rivers, large areas of undeveloped land such as those found in the southern half of the Planning Area provide habitat and cover for other species moving through the area and between habitats within the Planning Area. Large-scale development of the Planning Area identified in the proposed General Plan could isolate these areas from one another and adversely impact these areas and movement corridors. Additionally, construction of roadways and improvement of existing roadways as identified in the proposed Circulation Element could sever and/or further sever connections between habitats and cover types in the Planning Area. Roadway improvement and construction also could negatively impact ephemeral drainages and jurisdictional waters of the U.S. Engineered drainages, such as those that would result from proposed roadway improvement and construction, have been shown to reduce opportunities for some species' movement. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 would likely result in reduced impacts to pasture grassland, vernal pool grassland and vernal pool habitats (which provide for wildlife movement) as a result of modification of the conceptual land use maps for the Planning Areas as shown in **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of trees under project and cumulative conditions (Impact 4.10.6 and 4.10.8)

While large portions of the Planning Area, including those undeveloped areas in the southern half of the City, do not contain large numbers of trees, many other areas of the Planning Area do include many trees that are not special-status species but still provide many benefits to species in the area. Urban trees are a major source of nesting habitat for local bird species. In addition to providing forage, shelter, cover, and other habitat for many bird and mammal species, trees have other benefits for the City including aesthetic impacts due to the removal of large stands of trees. Trees also provide shade and stabilize the soil. Additionally, many native trees such as blue oak and California sycamore are found in stands of and would be adversely impacted by the removal of surrounding trees. There is currently an estimated 246 acres of blue oak woodland, 76 acres of blue oak savannah, 132 acres of cottonwood woodland, and 50

acres of valley oak riparian woodland in the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 3 would likely result in reduced impacts to pasture grassland, vernal pool grassland and vernal pool habitats as a result of modification of the conceptual land use maps for the Planning Areas as shown in **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Cultural and Paleontological Resources

Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (Impact 4.11.1 and 4.11.3)

Implementation of the proposed General Plan roadway improvements is expected to result in significant impacts to at least one known historic resource site considered as potentially eligible under the National Register of Historic Places in the Rio del Oro Planning Area. Development under the City of Rancho Cordova General Plan would cause a substantial adverse impact on the significance of known cultural resources, and could also adversely impact undiscovered cultural resources and/or human remains. This impact was identified as significant and unavoidable under project and cumulative conditions.

Implementation of Alternative 3 would result in a similar potential for similar impacts given the intensity of urban development would be similar, though slightly reduced from modifications in the conceptual land use maps (see **Figures 6.0-3a** through **6.0-3h**). This impact is considered significant and unavoidable for Alternative 3 (even with implementation of the proposed policies, action items identified in Section 4.11 [Cultural and Paleontological Resources]).

Impacts to paleontological resources under project and cumulative conditions (Impact 4.11.2 and 4.11.4)

A search of the University of California, Berkeley Museum of Paleontology collections database did not identify any evidence of the existence of paleontological resources or potential in the Planning Area. Development under the proposed General Plan could impact undiscovered paleontological resources, though the likelihood of such paleontological resources existing in the Planning Area is considered low. This impact was identified significant and mitigatable.

Implementation of Alternative 3 would result in a similar potential for impacts given the intensity of urban development would be similar, though slightly reduced from modifications in the conceptual land use maps (see **Figures 6.0-3a** through **6.0-3h**). This impact would be mitigated through the implementation of the proposed policies, action items and mitigation identified in Section 4.11 (Cultural and Paleontological Resources) for Alternative 3.

Public Services and Utilities

Water supply infrastructure under project and cumulative conditions (Impact 4.12.3.1 and 4.12.3.2)

Buildout of the proposed General Plan would require timely expansion of these facilities in order to maintain adequate service and meet projected water supply demands (approximately 128,709 acre-feet annually). These water supply distribution improvements would result in environmental effects to support General Plan and other regional growth. The environmental effects of water supply expansion and improvements have been considered in SCWA Zone 40

Water Supply Master Plan EIR, Water Forum Agreement EIR, and Sunrise Douglas Community Plan and the Sun Ridge Specific Plan EIR, which have identified significant and unavoidable effects of developing water supplies.

Water demands associated with Alternative 3 would be reduced (approximately 124,850 acre-feet annually). This water demand would not be within currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), and would contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 3 under project and cumulative conditions.

Wastewater conveyance and treatment under project and cumulative conditions (Impact 4.12.4.1 and 4.12.4.2)

Implementation of the proposed General Plan would allow for increased development which would require improvements and modifications to existing SRCSD and CSD-1 facilities and require new wastewater conveyance infrastructure including collectors, trunks and interceptor sewer lines and appurtenances. Wastewater flow estimates and ultimate buildout wastewater demands are calculated using equivalent single family dwelling units (ESDs) per acre, with one ESD representing the effluent generated by one single family residence. The ESD projections are used to determine the located and capacity of future wastewater conveyance facilities and trunk sheds. Projected wastewater generation rates by year 2030 are estimated to be 36.5 mgd and under buildout conditions 42.2 mgd. This service demand would result significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion (Sacramento Regional Wastewater Treatment Plant 2020 Master Plan Final EIR, CSD-1 Sewerage Facilities Expansion Master Plan Final EIR and Sacramento Regional County Sanitation District Interceptor Master Plan 2000, Final Program EIR) as well as additional infrastructure expansion required to serve proposed General Plan development wastewater demands not currently planned for by SRCSD and CSD-1. These environmental effects of wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions.

Wastewater service demands associated with Alternative 3 would be reduced (approximately 40.9 mgd of wastewater generation). This service demand would also result significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion as well as further wastewater infrastructure expansion not currently planned that would be required to meet demands. The environmental effects of planned wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions for Alternative 3.

Potential conflicts with Kiefer Landfill (Impact 4.12.5.1)

The Kiefer Landfill has a 2,000-foot buffer around the permitted footprint of the landfill, which was established with the recent expansion. Development under the proposed General Plan could be placed within this buffer and result in conflicts with landfill operations.

Alternative 3 would result in the same impact as the proposed General Plan that would be mitigated through proposed General Plan policies, action items and mitigation identified in Section 4.12 (Public Services and Utilities).

Visual Resources/Light and Glare

Alteration of visual character under project and cumulative conditions (Impact 4.13.3 and 4.13.5)

Implementation of the proposed General Plan would change the visual character of the Planning Area through intensification of urban uses within the existing city limits and introduction of urban uses within the Planning Area. This impact was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 3 would result in a similar potential for visual impacts given the extent of urban development would be the same. This impact would be significant and unavoidable for Alternative 3.

ALTERNATIVE 4 – SACRAMENTO AREA COUNCIL OF GOVERNMENTS PREFERRED BLUEPRINT SCENARIO ALTERNATIVE

Characteristics

The Sacramento Area Council of Governments (SACOG) adopted its Preferred Blueprint Scenario ("Scenario C" or "Blueprint Plan") in December 2004. The Blueprint process is a regional vision to accommodate the projected growth and long-term needs of the region over the next 50 years. The Blueprint Plan is intended to guide land use and transportation choices through the year 2050, during which time the region's population is projected to grow from its current population of 2 million to over 3.8 million, and the number of jobs is projected to double, to nearly 1.9 million. The Blueprint Plan proposes a concentrated, compact development pattern in the region with a balance of employment, residential, shopping, and recreational uses linked to transportation system improvements. Based on the growth projections, SACOG has concluded that unless higher density developments are implemented, the region will consume an additional 400,000 acres under current development patterns.

This Alternative would be based on land uses designated by SACOG Preferred Blueprint Scenario for the Planning Area (see **Figure 6.0-4**). All other aspects of the proposed General Plan would remain under this Alternative (policy document and the proposed Roadway System Map). Buildout under this Alternative would result in approximately 143,091 residential dwelling units and an associated population of 329,110 as well as 235,913 jobs.

Comparative Impacts

Land Use

Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (Impact 4.1.3 and 4.1.5)

As noted in Section 4.1 (Land Use), implementation of the proposed General Plan would result in more intense urban uses (more residential units, commercial, office and industrial uses) than Sacramento County General Plan anticipated in the Planning Area outside of current City limits associated with the Mather, Jackson, Glenborough, Westborough, Grant Line South, Grant Line West and East Planning Areas. The existing Sacramento County General Plan designates these areas as Industrial, Agriculture and Recreation and was not intended to experience urban development until after year 2010 (if at all). Thus, this impact was identified as significant and unavoidable. Conflicts would also occur with the Mather Specific Plan and Mather Airport CLUP.

Given that the land use pattern under Alternative 4 is similar to the proposed General Plan, its impact would be the same.

Agriculture

Loss and conversion of agricultural land and project and cumulative conditions (Impact 4.2.1and 4.2.4)

As noted in Section 4.2 (Agriculture), implementation of the proposed General Plan Land Use Map would result in the conversion of approximately 1,392.50 acres of important farmland (225.65-acres of Prime Farmland and 890.9 acres of Farmland of Statewide Importance and 276.56 acres of Unique Farmland). This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 4 would result in similar impacts to important farmlands. However, this Alternative would preserve a portion of important farmland west of Sunrise Boulevard and south of S.R. 16. However, this impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2) for Alternative 4.

Agricultural/urban interface and Williamson Act contracts conflicts (Impact 4.2.2 and 4.2.3)

Implementation of the proposed City of Rancho Cordova General Plan Land Use Map would place urbanized land uses adjacent to and would replace existing agricultural uses. It is anticipated that as the City builds out, agriculture/urban interface conflicts may occur and result in cancellations of existing Williamson Act contracts. These impacts were identified as significant and unavoidable.

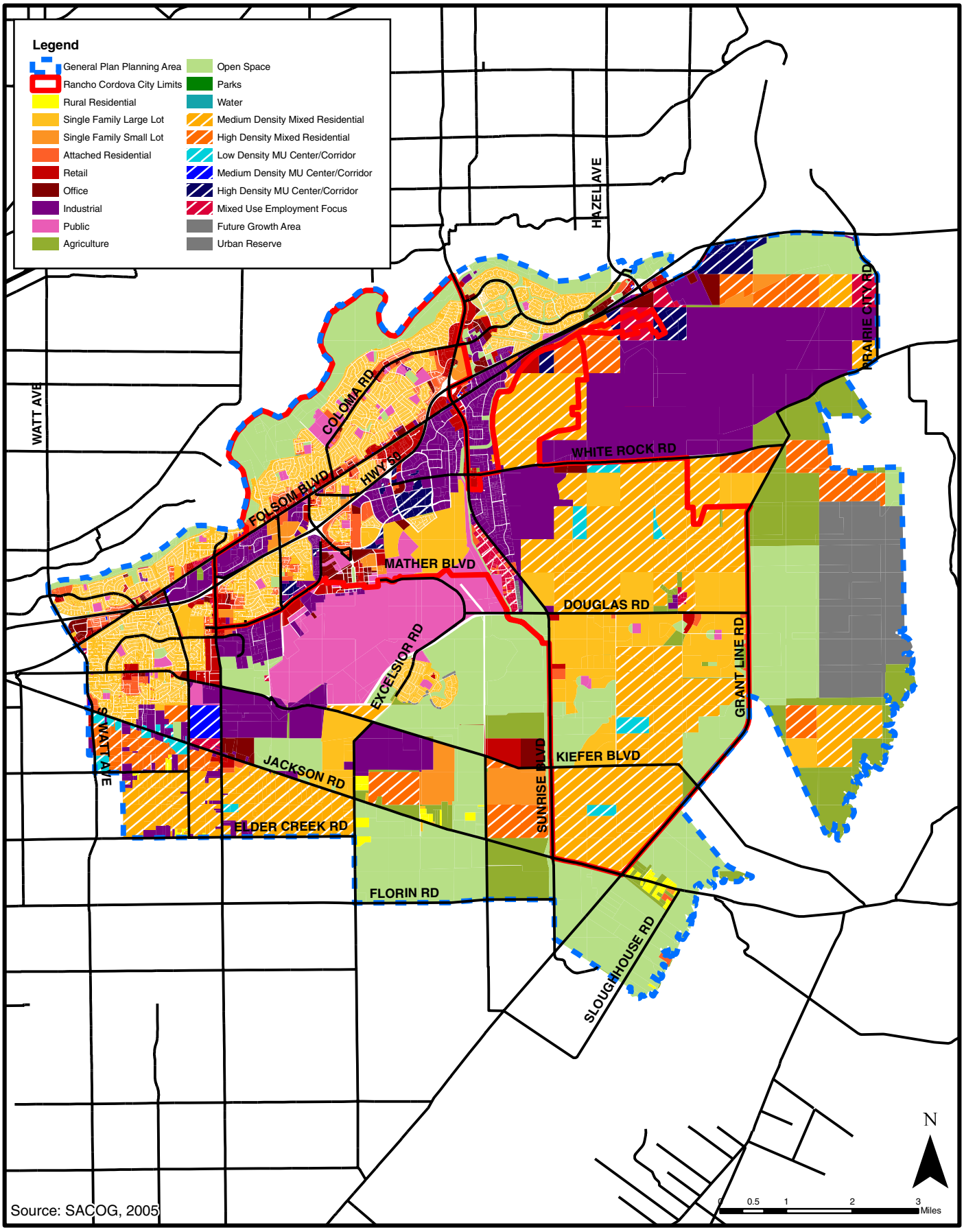
Implementation of Alternative 4 would result in similar, land use conflicts between urban/agricultural uses. However, this Alternative would retain Open Space and Agriculture land use designations in areas that would retain some Williamson Act contract lands east of Grant Line Road and south of S.R. 16. This impact would still be considered significant and unavoidable (even with application of mitigation measures identified in Section 4.2) for Alternative 4.

Population/Housing/Employment

Population, housing and employment increases under project and cumulative conditions (Impact 4.3.1 and 4.3.3)

At buildout under the proposed General Plan, a population of 310,241 persons, 126,241 housing units and 195,021 jobs are anticipated for the General Plan Planning Area. This represents substantial growth in the area and will have a significant physical effect on the environment. This was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 4 could result in approximately 143,097 residential dwelling units and an associated population of 329,110 and 235,913 jobs in the Planning Area, which is similar in intensity as the proposed General Plan. Thus, this Alternative would result in similar impacts that are significant and unavoidable.



City of Rancho Cordova
Planning Department

Figure 6.0-4
Alternative 4 - Blueprint Scenario

Hazards and Human Health

Release and exposure to hazardous materials (Impact 4.4.2)

Implementation of the proposed General Plan with the proposed residential and non-residential uses would involve the storage, use, and transport of hazardous materials (e.g., jet fuel at Mather Airport, gasoline fuels, demolition materials, asphalt, lubricants, toxic solvents, pesticides and herbicides) during construction, demolition, and landscaping activities. In addition, certain commercial uses, including water treatment plants, swimming pool facilities, gas stations, and dry cleaners that store, use, and routinely transport hazardous material to and from their facilities could pose a potential hazard to the environment. Development of the Planning Area could also result in the exposure to existing contamination.

Implementation of Alternative 4 would result in similar potential for exposure to hazardous materials. This impact would be mitigated for Alternative 4 through utilization of policies, action items and mitigation identified for the proposed General Plan in Section 4.4 (Hazards and Human Health).

Transportation and Circulation

Impacts to roadway segments under project and cumulative conditions (Impact 4.5.1 and 4.5.6)

As noted in Section 4.5 (Transportation and Circulation), the proposed General Plan's significant and unavoidable level of service impacts consisted of the following roadway segments under the three analysis scenarios conducted. This impact was identified as significant and unavoidable under project and cumulative conditions.

- Folsom Boulevard - Mather Field Road to Coloma Road
- Mather Field Road - U.S. 50 Eastbound Ramps to International Drive
- Zinfandel Drive – U.S. 50 Eastbound Ramps to White Rock Road
- Sunrise Boulevard – Gold Country Boulevard to Coloma Road
- Sunrise Boulevard – Coloma Road to U.S. 50 Westbound Ramps
- Sunrise Boulevard – U.S. 50 Eastbound Ramps to Folsom Boulevard
- Sunrise Boulevard – Folsom Boulevard to White Rock Road
- Hazel Avenue – Winding Way to U.S. 50 Westbound Ramps
- Bradshaw Road – U.S. 50 to Old Placerville Road
- Bradshaw Road – Old Placerville Road to Kiefer Boulevard

Alternative 4 traffic impacts and general trip generation/distribution would generally be similar to the proposed General Plan (see **Table 4.5-7** and **4.5-8**) given the similar intensity and distribution of urban land uses and future roadway network. Thus, this Alternative would also result in significant and unavoidable impacts under project and cumulative conditions.

Impacts to freeway segments under project and cumulative conditions (Impact 4.5.2 and 4.5.6)

The proposed General Plan increases in traffic volumes to the highway would contribute to deficient operation of U.S. 50 (eastbound and westbound) from Folsom Boulevard to Bradshaw Road interchanges during a.m. and p.m. peak periods. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 traffic impacts and general trip generation/distribution would generally be similar to the proposed General Plan (see **Table 4.5-7** and **4.5-8**) given the similar intensity and

distribution of urban land uses and future roadway network. Thus, this Alternative would also result in significant and unavoidable impacts under project and cumulative conditions.

Air Quality

Air quality impacts under project and cumulative conditions (Impacts 4.6.1, 4.6.2, 4.6.3 and 4.6.6)

As identified in Section 4.6 (Air Quality), implementation of the proposed General Plan would result increased air pollutant emissions from construction and operational activities in the Planning Area. Under buildout conditions, uses in the Planning Area may produce 14,296.66 tons of ROG, 3,168.86 tons of NOx, and 8,420.85 tons of PM_{10} per year. As discussed under Impact 4.6.1, the increase in potential air pollutant emission sources in the Planning Area has the possibility to conflict with the Regional Ozone Attainment Plan, as well as exceed state and federal air quality thresholds. These impacts were identified as significant and unavoidable.

Implementation of Alternative 4 would result in increased emissions (approximately 16,298 tons of ROG, 3,613 tons of NOx, and 9,600 tons of PM_{10} per year under this Alternative). These emission levels would be considered significant (even with application of the proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]).

Air toxic contaminant exposure under project and cumulative conditions (Impact 4.6.4 and 4.6.6)

Implementation of the proposed General Plan would include land uses that are potential sources of Toxic Air Contaminants (TACs) as well as exposure of sensitive land uses to mobile sources of TACs. This was identified as a significant and unavoidable impact.

Alternative 4 would have the same potential to include land uses that are potential sources of TACs as well as expose future sensitive land uses to mobile sources of TACs. Thus, this impact would be considered significant and unavoidable for this Alternative as well (even with the application of proposed policies, action items and mitigation identified in Section 4.6 [Air Quality]).

Possible exposure of sensitive receptors to odorous emissions (Impact 4.6.5)

Implementation of the proposed General Plan would allow for the development of uses that have the potential to produce odorous emissions either during the construction or operation of the development. Additionally, implementation of the proposed General Plan may allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions, as specific land use designations are not yet determined for the Planning Area.

Alternative 4 would have the same potential to include land uses that have potential to produce odorous emissions or allow for the construction of sensitive land uses (i.e. residential development, schools, parks, offices, etc.) near existing or future sources of odorous emissions. This impact for Alternative 4 could be mitigated similar to the proposed General Plan through the application of proposed policies, action items and mitigation identified in Section 4.6 (Air Quality).

Noise

Construction noise impacts (Impact 4.7.1)

Construction activities associated with the buildout of the proposed General Plan would typically generate maximum noise levels ranging from 85 to 95 dB at a distance of 50 feet. Depending on the timing of the buildout of the General Plan planning areas, existing and future residents may be exposed to these excessive noise levels. This impact was identified as significant and unavoidable.

Alternative 4 would have the same potential for construction noise impacts and would be significant and unavoidable.

Traffic noise impacts under project and cumulative conditions (Impact 4.7.2 and 4.7.6)

Implementation of the proposed General Plan would result in increased traffic noise levels from additional vehicle traffic on existing and future roadways. Implementation of the proposed General Plan would also result in new noise-sensitive land uses throughout the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Implementation of Alternative 4 would result in similar traffic noise impacts as the proposed General Plan. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 4 as well.

Stationary noise impacts under project and cumulative conditions (Impact 4.7.3 and 4.7.7)

Implementation of the proposed General Plan could result in the future development of land uses that generate noise levels in excess of applicable City of Rancho Cordova noise standards for non-transportation noise sources or expose new noise-sensitive land uses to existing excessive noise levels.

Implementation of Alternative 4 would result in similar stationary noise impacts as the proposed General Plan. Thus, this impact would be significant and unavoidable (under project and cumulative conditions) for Alternative 4 as well.

Mather Airport noise impacts (Impact 4.7.4)

The proposed General Plan has five planning areas affected by the existing Mather Airport CLUP boundaries and 60 to 65 dB CNEL contour ranges, including: Mather Planning Area; Jackson Planning Area; Sunrise Boulevard South Planning Area; Rio del Oro Planning Area; and the Aerojet Planning Area. The Rio del Oro Planning Area is the only planning area that proposes some residential uses within the 65 dB CNEL (where the noise contour curves to the south). Residential uses are not permitted in the 60 or 65 dB CNEL noise contour of the Mather Airport CLUP. However, it should be noted that the project site design for Rio del Oro was based on the proposed noise contours for Mather Airport and not the existing contours. Because the General Plan would locate noise-sensitive land uses (e.g., residential) within the 60 dB CNEL noise contours contained in the Mather Airport CLUP, this would be a significant impact if the current CLUP contours were considered accurate. These noise contours, however, have been proposed for revision as part of the development of the Mather Airport Master Plan, which is currently being prepared by the Sacramento County Airport System. The noise contours are being revised to account for existing and projected changes in aircraft operations that have occurred since development of the Mather Airport CLUP. The future land uses under the proposed General Plan would be exposed to excessive noise from single-event noise levels for aircraft overflights.

Alternative 4 would result in the same impact, given the proposed land uses for the Rio del Oro Planning Area would be similar to the proposed General Plan.

Geology and Soils

Soil stability (Impact 4.8.3)

Areas of the Planning Area could contain layers of highly expansive soils, which could pose development constraints under the proposed General Plan as structures or improvements constructed on expansive soils could suffer severe damage from the expansion.

Implementation of Alternative 4 would result in similar impacts as the proposed General Plan and could be mitigated through application of Mitigation Measure MM 4.8.3 identified for the proposed General Plan.

Mineral resource conflicts under project and cumulative conditions (Impact 4.8.5)

As noted in Section 4.8 (Geology and Soils), implementation of the proposed General Plan would convert areas identified to contain important mineral resources (aggregates) to urban uses and conflict with the Mineral Overlay Designations that are currently designated under the Sacramento County General Plan. This impact was identified as significant and unavoidable even with the application of mitigation measures.

Alternative 4 would have similar land uses as the proposed General Plan in these areas and would result in similar impact. However, Alternative 4 would retain the southwest corner of Sunrise Boulevard and S.R. 16 in an Agriculture land use designation that would protect this identified important mineral resource area from conversion. This impact would still be significant and unavoidable for this Alternative.

Hydrology and Water Quality

Surface water quality impacts under project and cumulative conditions (Impacts 4.9.2 and 4.9.5)

Implementation of the proposed General Plan would consist of new development that includes construction, residential, commercial, recreation, and landscaping practices that could potentially impact water quality. Approximately 18,142 acres within the City and 47,074 acres of the entire the Planning Area (including the City) are anticipated to be disturbed and altered with urban levels of development at buildout.

Implementation of Alternative 4 would result in similar water quality impacts given the extent of urban development would be same. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 4.

Groundwater quality impacts under project and cumulative conditions (Impact and 4.9.3 and 4.9.5)

Development of the Planning Area under the proposed General Plan could generate runoff containing oils, grease, fuel, antifreeze, byproducts of combustion (such as lead, cadmium, nickel, and other metals), household pollutants, nutrients (i.e., fertilizers), and other chemicals from landscaped areas. These pollutants could potentially contaminate groundwater conditions (if not properly treated with water quality controls).

Implementation of Alternative 4 would result in a similar potential for water quality impacts given the extent of urban development would be same. Implementation of proposed policies, action items and mitigation identified in Section 4.9 (Hydrology and Water Quality) would mitigate this impact for Alternative 4.

Increased water supply demand impacts under project and cumulative conditions (Impact 4.9.4 and 4.9.7)

As identified under Impact 4.9.4, buildout under the proposed General Plan water supply demands (approximately 128,709 acre-feet annually) would exceed currently available water supply sources as well as contribute to significant and unavoidable environmental effects associated with planned major water supply infrastructure projects.

Water demands associated with Alternative 4 would be increased (up to approximately 146,728 acre-feet annually). This water demand would be outside of currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), and would also contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 4 under project and cumulative conditions.

Biological Resources

Impacts to endangered, threatened, and other listed species under project and cumulative conditions (Impact 4.10.1 and 4.10.8)

Suitable habitat for plant and animal species listed as endangered, threatened, rare, proposed, candidate, or List 1B (collectively referred to in this EIR as "listed species" is found within the Planning Area. Development under the proposed General Plan would directly and indirectly impact such habitat. Most direct impacts would occur from development of large areas of generally undeveloped land in the southern half of the Planning Area. However, additional impacts would occur from infill development and redevelopment in the City's center and northern portions. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 would result in similar impacts as the proposed General Plan given the extent of urban development and habitat area impacted would be similar. This impact is considered significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Impacts to species of concern and other non-listed special status species under project and cumulative conditions (Impact 4.10.2 and 4.10.8)

In addition to the 28,581.0 acres of habitat for listed species that may be directly impacted by development under the proposed General Plan Land Use Map (see Impact 4.10.1), an additional 11,269.6 acres of high density development cover type, 435.7 acres of low density development type and 10,275.0 acres of the mine tailings cover type could be potentially impacted. Non-listed special status species have been found in both of these cover types and could also be directly and indirectly impacted. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 would result in similar impacts as the proposed General Plan given the extent of urban development and habitat area impacted would be similar. This impact is considered

significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of habitat under project and cumulative conditions (Impact 4.10.3 and 4.10.8)

Wetlands, riparian corridors, as well as large areas of open grassland and other suitable foraging habitat for special-status bird species found within the Planning Area, also provide important habitat for a non-listed special status species as well common wildlife including variety of shore birds, waterfowl, and migratory passerines. Additionally, some mammal species such as coyote and black-tailed hare utilize these cover types as forage and denning habitat. Implementation of the General Plan, specifically development in line with the proposed General Plan as well as construction and improvement of roadways identified in the proposed Circulation Element could result in the loss of this habitat, causing a significant impact to occur. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 would result in similar impacts as the proposed General Plan given the extent of urban development and habitat area impacted would be similar. This impact is considered significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (Impact 4.10.4 and 4.10.8)

Implementation of the proposed General Plan, specifically development identified in the General Plan Land Use Map and roadway construction and improvement identified in the Circulation Element could result in direct and indirect impacts to jurisdictional waters within the Planning Area. Improvements identified in proposed General Plan roadway improvements (see **Figure 3.0-19**) could impact as much as 120.5 acres of vernal pools, 27.50 acres of fresh water marsh, 11.4 acres of open water, 478.90 acres of streams, and 60.70 acres of aqueduct. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 would result in similar impacts as the proposed General Plan given the extent of urban development and habitat area impacted (including areas containing jurisdictional waters) would be similar. This impact is considered significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Effects on wildlife movement corridors under project and cumulative conditions (Impact 4.10.5 and 4.10.8)

Large complexes of ephemeral drainage, such as those that feed Morrison Creek and Laguna Creek, exist within the Planning Area. Ephemeral Drainage provides key movement corridors for both migratory and local species of wildlife. Streams themselves also provide major movement corridors for species in the Planning Area. Major streams found in the Planning Area include the Alder, Buffalo, Morrison, Laguna, Frye and Elder Creeks. Corridors provided by these streams and drainages provide important routes for species moving through the area as well as local species that use these corridors to spread to new habitat, to mate, and to disperse genetic material. Large riparian areas such as the American River Parkway and the Consumnes River provide movement corridors as well. In addition to ephemeral drainages, streams, and rivers, large areas of undeveloped land such as those found in the southern half of the Planning Area provide habitat and cover for other species moving through the area and between habitats within the Planning Area. Large-scale development of the Planning Area identified in the proposed General Plan could isolate these areas from one another and adversely impact these areas and movement corridors. Additionally, construction of roadways and improvement of existing roadways as identified in the proposed Circulation Element could sever and/or further sever connections between habitats and cover types in the Planning Area. Roadway improvement and construction also could negatively impact ephemeral drainages and jurisdictional waters of the U.S. Engineered drainages, such as those that would result from proposed roadway improvement and construction, have been shown to reduce opportunities for some species' movement. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 would result in similar impacts as the proposed General Plan given the extent of urban development and habitat area impacted would be similar. This impact is considered significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Loss of trees under project and cumulative conditions (Impact 4.10.6 and 4.10.8)

While large portions of the Planning Area, including those undeveloped areas in the southern half of the City, do not contain large numbers of trees, many other areas of the Planning Area do include many trees that are not special-status species but still provide many benefits to species in the area. Urban trees are a major source of nesting habitat for local bird species. In addition to providing forage, shelter, cover, and other habitat for many bird and mammal species, trees have other benefits for the City including aesthetic impacts due to the removal of large stands of trees. Trees also provide shade and stabilize the soil. Additionally, many native trees such as blue oak and California sycamore are found in stands of and would be adversely impacted by the removal of surrounding trees. There is currently an estimated 246 acres of blue oak woodland, 76 acres of blue oak savannah, 132 acres of cottonwood woodland, and 50 acres of valley oak riparian woodland in the Planning Area. This impact was identified as significant and unavoidable under project and cumulative conditions.

Alternative 4 would result in similar impacts as the proposed General Plan given the extent of urban development and habitat area impacted would be similar. This impact is considered significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items and mitigation identified in Section 4.10 [Biological Resources]).

Cultural and Paleontological Resources

Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (Impact 4.11.1 and 4.11.3)

Implementation of the proposed General Plan roadway improvements is expected to result in significant impacts to at least one known historic resource site considered as potentially eligible under the National Register of Historic Places in the Rio del Oro Planning Area. Development under the City of Rancho Cordova General Plan would cause a substantial adverse impact on the significance of known cultural resources, and could also adversely impact undiscovered cultural resources and/or human remains. This impact was identified as significant and unavoidable under project and cumulative conditions.

Implementation of Alternative 4 would result in a similar potential for similar impacts given the extent of urban development would be same. This impact is considered significant and unavoidable for Alternative 4 (even with implementation of the proposed policies, action items identified in Section 4.11 [Cultural and Paleontological Resources]).

Impacts to paleontological resources under project and cumulative conditions (Impact 4.11.2 and 4.11.4)

A search of the University of California, Berkeley Museum of Paleontology collections database did not identify any evidence of the existence of paleontological resources or potential in the Planning Area. Development under the proposed General Plan could impact undiscovered paleontological resources, though the likelihood of such paleontological resources existing in the Planning Area is considered low. This impact was identified significant and mitigatable.

Implementation of Alternative 4 would result in a similar potential for impacts given the extent of urban development would be the same. This impact would be mitigated through the implementation of the proposed policies, action items and mitigation identified in Section 4.11 (Cultural and Paleontological Resources) for Alternative 4.

Public Services and Utilities

Water supply infrastructure under project and cumulative conditions (Impact 4.12.3.1 and 4.12.3.2)

Buildout of the proposed General Plan would require timely expansion of these facilities in order to maintain adequate service and meet projected water supply demands (approximately 128,709 acre-feet annually). These water supply distribution improvements would result in environmental effects to support General Plan and other regional growth. The environmental effects of water supply expansion and improvements have been considered in SCWA Zone 40 Water Supply Master Plan EIR, Water Forum Agreement EIR, and Sunrise Douglas Community Plan and the Sun Ridge Specific Plan EIR, which have identified significant and unavoidable effects of developing water supplies.

Water demands associated with Alternative 4 would be increased (up to approximately 146,728 acre-feet annually). This water demand would not be within currently identified available water sources in the Planning Area (approximately 77,620 acre-feet annually), and would contribute to the significant and unavoidable environmental effects associated with planned major water supply infrastructure projects. Thus, this impact would be significant and unavoidable for Alternative 4 under project and cumulative conditions.

Wastewater conveyance and treatment under project and cumulative conditions (Impact 4.12.4.1 and 4.12.4.2)

Implementation of the proposed General Plan would allow for increased development which would require improvements and modifications to existing SRCSD and CSD-1 facilities and require new wastewater conveyance infrastructure including collectors, trunks and interceptor sewer lines and appurtenances. Wastewater flow estimates and ultimate buildout wastewater demands are calculated using equivalent single family dwelling units (ESDs) per acre, with one ESD representing the effluent generated by one single family residence. The ESD projections are used to determine the located and capacity of future wastewater conveyance facilities and trunk sheds. Projected wastewater generation rates by year 2030 are estimated to be 36.5 mgd and under buildout conditions 42.2 mgd. This service demand would result significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion (Sacramento Regional Wastewater Treatment Plant 2020 Master Plan Final EIR, CSD-1 Sewerage Facilities Expansion Master Plan Final EIR and Sacramento Regional County Sanitation District Interceptor Master Plan 2000, Final Program EIR) as well as additional infrastructure expansion required to serve proposed General Plan development wastewater demands not currently planned for by SRCSD and CSD-1. These environmental effects of wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions.

Wastewater service demands associated with Alternative 4 would be increased (approximately 48.1 mgd of wastewater generation). This service demand would also result in significant environmental impacts that are anticipated as part of planned wastewater infrastructure expansion as well as further wastewater infrastructure expansion not currently planned that would be required to meet demands. The environmental effects of planned wastewater service expansion are identified as significant and unavoidable under project and cumulative conditions for Alternative 4.

Potential conflicts with Kiefer Landfill (Impact 4.12.5.1)

The Kiefer Landfill has a 2,000-foot buffer around the permitted footprint of the landfill, which was established with the recent expansion. Development under the proposed General Plan could be placed within this buffer and result in conflicts with landfill operations.

Alternative 4 could result in the similar impact as the proposed General Plan that would be mitigated through proposed General Plan policies, action items and mitigation identified in Section 4.12 (Public Services and Utilities). However, this Alternative would include an additional open space buffer north and southwest of the landfill site.

Visual Resources/Light and Glare

Alteration of visual character under project and cumulative conditions (Impact 4.13.3 and 4.13.5)

Implementation of the proposed General Plan would change the visual character of the Planning Area through intensification of urban uses within the existing city limits and introduction of urban uses within the Planning Area. This impact was identified as a significant and unavoidable impact under project and cumulative conditions.

Alternative 4 would result in a similar potential for visual impacts given the extent of urban development would be the same. This impact would be significant and unavoidable for Alternative 4.

6.3 CONSISTENCY WITH PROJECT OBJECTIVES

The following are the overall objectives of the General Plan based on the City of Rancho Cordova Vision Book, Revised Draft Land Use Map Book and the proposed General Plan:

- Establish the City of Rancho Cordova as a vibrant destination place in the region.
- Proactively seek beneficial changes in land use and the scope of the City's operations.
- Obtain measurable fiscal success for the City from the implementation of its General Plan.
- Plan for a balanced mix and integration of land uses that will make Rancho Cordova a desirable place to live, work and play.
- Implement a land use strategy for the Planning Area that generally reflects the types of intensity of Sacramento Council of Government's Blueprint Scenario C. Blueprint Scenario C, through a land use plan that intensifies development within Sacramento County's Urban Service Boundary, uses Smart Growth Principles that make efficient use of land use to accommodate anticipated growth, encourages use of non-automobile transportation opportunities (walking, bicycling and transit use), provides residential uses in close proximity to jobs and services and balances land uses. Preserve and minimize impacts to the Planning Area's natural resources in balance with the implementation of Smart Growth Principles.
- Provide improved transportation and connection through the City by improved roadway facilities, enhanced pedestrian and bicycle facilities and trails and the expansion of various forms of transit throughout the City and Planning Area.

ALTERNATIVE 1 - SACRAMENTO COUNTY GENERAL PLAN ALTERNATIVE

Alternative 1 would not be consistent with the several of the project objectives because it would not result in the provision of land uses that provide for "destinations" that are currently identified in the proposed General Plan (e.g., Downtown Planning Area, Convention Overlay, and provision of districts and centers [local town, transit-oriented and regional] – see Section 3.0 [Project Description]). This Alternative would also not be consistent with the SACOG's Blueprint Scenario C to accommodate projected growth in the area (thus resulting in growth displacement) or provide for improved transportation connection through the City and Planning Area (roadway, transit, pedestrian and bicycle enhancements).

ALTERNATIVE 2 – EXISTING CITY BOUNDARY GENERAL PLAN ALTERNATIVE

Alternative 2 would be consistent with project objectives associated with the provision of "destinations" within the City (e.g., Downtown Planning Area, Convention Overlay, and provision of districts and town centers – see Section 3.0 [Project Description]). This Alternative would also be partially consistent with the SACOG's Blueprint Scenario C and would provide for improved connection through the City (roadway, transit, pedestrian and bicycle enhancements). However, Alternative 2 would not implement a complete land use strategy consistent with SACOG's Blueprint Scenario C because the Planning Area outside of the City would remain under Sacramento County General Plan land use designations that are not consistent with Scenario C (thus resulting in growth displacement). In addition, this Alternative would limit transportation connection through the City and Planning Area (roadway, transit, pedestrian and

bicycle enhancements) in the areas of the Mather Planning Area and Aerojet Planning Area as compared to the proposed General Plan.

ALTERNATIVE 3 – NATURAL RESOURCES CONSERVATION ALTERNATIVE

Alternative 3 would generally meet most of the project objectives as well as provide for additional conservation of natural resources in the Planning Area. However, this Alternative would reallocate and relocate proposed General Plan development intensities throughout the City and Planning Area that would significantly impact the viability of designated "center" (local town, transit-oriented and regional) locations, especially in the East, Grant Line South and Jackson Planning Areas (see **Figures 6.0-3a** through **6.0-3h**). As noted in Section 3.0 (Project Description), one of the key visions of the proposed General Plan is the City "Building Blocks" – a system of neighborhoods, villages, and districts served by a range of "centers" that establish a more walkable, sustainable community. Each building block type is characterized by different levels and intensities of development that contribute to a greater City. These Building Blocks serve as the foundation for all new development/redevelopment and contribute to the overall function and character of the City.

ALTERNATIVE 4 – SACRAMENTO AREA COUNCIL OF GOVERNMENTS PREFERRED BLUEPRINT SCENARIO ALTERNATIVE

Alternative 4 would meet project objectives associated with implementing a complete land use strategy consistent with SACOG's Blueprint Scenario C as well as providing for improved connection through the City and Planning Area (roadway, transit, pedestrian and bicycle enhancements). However, this Alternative would not provide for "destinations" that are currently identified in the proposed General Plan (e.g., Downtown Planning Area, Convention Overlay, and provision of districts and centers [local town, transit-oriented and regional] – see Section 3.0 [Project Description]).

6.5 ENVIRONMENTALLY SUPERIOR ALTERNATIVE

Section 15326(d)(2) of the State CEQA Guidelines indicates that, if the No Project Alternative is the "environmentally superior" alternative, the EIR shall also identify an environmentally superior alternative among the other alternatives. **Table 6.0-1** provides a comparison of each of the project alternatives on an environmental topic-by-topic basis. Based on the foregoing analysis, Alternative 1 (Sacramento County General Plan Alternative) is considered the environmentally superior alternative. However, Alternative 1 is not consistent with the several of the project objectives. As indicated in **Table 6.0-1**, the Existing City Boundary General Plan Alternative (Alternative 2) and the Natural Resources Conservation Alternative are also considered environmentally superior to the proposed General Plan, but it also pose potential conflicts with the project objectives.

TABLE 6.0-1
COMPARISON OF PROJECT ALTERNATIVES TO THE PROPOSED GENERAL PLAN

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Land Use	**Project Impacts**	**B**	**B**	**S**	**S**
Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (Impact 4.1.3 and 4.1.5)	Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions. (S)	Alternative 1 would retain existing Sacramento County General Plan land use designations and policy provisions for these areas and would avoid this significant impact. (LTS)	Alternative 2 would retain existing Sacramento County General Plan land use designations in the Mather Planning Area. (S)	Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (S)	Conflicts with relevant land use plans, policies or regulations under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	LTS	SUI	SUI	SUI
Agriculture	**Project Impacts**	**B**	**B**	**B**	**B**
Loss and conversion of agricultural land and project and cumulative conditions (Impact 4.2.1and 4.2.4)	Loss and conversion of agricultural land and project and cumulative conditions (S)	Loss and conversion of agricultural land and project and cumulative conditions (S)	Loss and conversion of agricultural land and project and cumulative conditions (S)	Loss and conversion of agricultural land and project and cumulative conditions (S)	Loss and conversion of agricultural land and project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Agricultural/urban interface and Williamson Act contracts conflicts (Impact 4.2.2 and 4.2.3)	Agricultural/urban interface and Williamson Act contracts conflicts (S)	Agricultural/urban interface and Williamson Act contracts conflicts (S)	Agricultural/urban interface and Williamson Act contracts conflicts (S)	Agricultural/urban interface and Williamson Act contracts conflicts (S)	Agricultural/urban interface and Williamson Act contracts conflicts (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Pop/Housing	**Project Impacts**	**B/W**	**B/W**	**S**	**W**
Population, housing and employment increases under project and cumulative conditions (Impact 4.3.1 and 4.3.3)	Population, housing and employment increases under project and cumulative conditions (S)	Population, housing and employment increases under project and cumulative conditions. 37,940 fewer dwelling units and 70,898 fewer jobs than Proposed General Plan Would not fully accommodate the growth anticipated in the area identified in SACOG Blueprint, which would result in the displacement of this growth to other areas in the region (S)	Population, housing and employment increases under project and cumulative conditions. 47,464 fewer dwelling units and 8,084 fewer jobs than Proposed General Plan Would not fully accommodate the growth anticipated in the area identified in SACOG Blueprint, which would result in the displacement of this growth to other areas in the region. (S)	Population, housing and employment increases under project and cumulative conditions. 5,578 fewer dwelling units and 5,174 fewer jobs than Proposed General Plan (S)	Population, housing and employment increases under project and cumulative conditions. 16,856 more dwelling units and 40,892 more jobs than Proposed General Plan (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Hazards	**Project Impacts**	**B**	**B**	**S**	**S**
Release and exposure to hazardous materials (Impact 4.4.2)	Release and exposure to hazardous materials (S)	Release and exposure to hazardous materials (S)	Release and exposure to hazardous materials (S)	Release and exposure to hazardous materials (S)	Release and exposure to hazardous materials (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Traffic	**Project Impacts**	**S**	**W**	**S**	**S**
Impacts to roadway segments under project and cumulative conditions (Impact 4.5.1 and 4.5.6)	Impacts to roadway segments under project and cumulative conditions (S)	Impacts to roadway segments under project and cumulative conditions (S)	Impacts to roadway segments under project and cumulative conditions (S)	Impacts to roadway segments under project and cumulative conditions (S)	Impacts to roadway segments under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Impacts to freeway segments under project and cumulative conditions (Impact 4.5.2 and 4.5.6)	Impacts to freeway segments under project and cumulative conditions (S)	Impacts to freeway segments under project and cumulative conditions (S)	Impacts to freeway segments under project and cumulative conditions (S)	Impacts to freeway segments under project and cumulative conditions (S)	Impacts to freeway segments under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Air Quality	**Project Impacts**	**B**	**B**	**B**	**W**
Air quality impacts under project and cumulative conditions (Impacts 4.6.1, 4.6.2, 4.6.3 and 4.6.6)	Air quality impacts under project and cumulative conditions (S)	Air quality impacts under project and cumulative conditions. 33 percent reduction in air pollutant emissions as compared to the proposed General Plan (S)	Air quality impacts under project and cumulative conditions. 38 percent reduction in air pollutant emissions as compared to the proposed General Plan (S)	Air quality impacts under project and cumulative conditions. 3 percent reduction in air pollutant emissions as compared to the proposed General Plan (S)	Air quality impacts under project and cumulative conditions. Increased air pollutant emissions as compared to the proposed General Plan (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Air toxic contaminant exposure under project and cumulative conditions (Impact 4.6.4 and 4.6.6)	Air toxic contaminant exposure under project and cumulative conditions (S)	Air toxic contaminant exposure under project and cumulative conditions (S)	Air toxic contaminant exposure under project and cumulative conditions (S)	Air toxic contaminant exposure under project and cumulative conditions (S)	Air toxic contaminant exposure under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Possible exposure of sensitive receptors to odorous emissions (Impact 4.6.5)	Possible exposure of sensitive receptors to odorous emissions (S)	Possible exposure of sensitive receptors to odorous emissions (S)	Possible exposure of sensitive receptors to odorous emissions (S)	Possible exposure of sensitive receptors to odorous emissions (S)	Possible exposure of sensitive receptors to odorous emissions (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS
Noise	**Project Impacts**	**B**	**B**	**S**	**S**
Construction noise impacts (Impact 4.7.1)	Construction noise impacts (S)	Construction noise impacts Plan (S)	Construction noise impacts (S)	Construction noise impacts (S)	Construction noise impacts (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Traffic noise impacts under project and cumulative conditions (Impact 4.7.2 and 4.7.6)	Traffic noise impacts under project and cumulative conditions (S)	Traffic noise impacts under project and cumulative conditions (S)	Traffic noise impacts under project and cumulative conditions (S)	Traffic noise impacts under project and cumulative conditions (S)	Traffic noise impacts under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Stationary noise impacts under project and cumulative conditions (Impact 4.7.3 and 4.7.7)	Stationary noise impacts under project and cumulative conditions (S)	Stationary noise impacts under project and cumulative conditions (S)	Stationary noise impacts under project and cumulative conditions (S)	Stationary noise impacts under project and cumulative conditions (S)	Stationary noise impacts under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Mather Airport noise impacts (Impact 4.7.4)	Mather Airport noise impacts (S)	Mather Airport noise impacts are avoided (LTS)	Mather Airport noise impacts (S)	Mather Airport noise impacts (S)	Mather Airport noise impacts (S)
Level of Significance After Mitigation	SUI	LTS	LTS	SUI	SUI
Geology and Soils	**Project Impacts**	**B**	**B**	**S**	**B**
Soil stability (Impact 4.8.3)	Soil stability (S)	Soil stability (S)	Soil stability (S)	Soil stability (S)	Soil stability (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS
Mineral resource conflicts under project and cumulative conditions (Impact 4.8.5)	Mineral resource conflicts under project and cumulative conditions (S)	Mineral resource conflicts under project and cumulative conditions avoided (LTS)	Mineral resource conflicts under project and cumulative conditions avoided (LTS)	Mineral resource conflicts under project and cumulative conditions (S)	Mineral resource conflicts under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	LTS	LTS	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Hydrology and Water Quality	**Project Impacts**	**B**	**B**	**B**	**W**
Surface water quality impacts under project and cumulative conditions (Impacts 4.9.2 and 4.9.5)	Surface water quality impacts under project and cumulative conditions (S)	Surface water quality impacts under project and cumulative conditions (S)	Surface water quality impacts under project and cumulative conditions (S)	Surface water quality impacts under project and cumulative conditions (S)	Surface water quality impacts under project and cumulative conditions (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS
Groundwater quality impacts under project and cumulative conditions (Impact and 4.9.3 and 4.9.5)	Groundwater quality impacts under project and cumulative conditions (S)	Groundwater quality impacts under project and cumulative conditions (S)	Groundwater quality impacts under project and cumulative conditions (S)	Groundwater quality impacts under project and cumulative conditions (S)	Groundwater quality impacts under project and cumulative conditions (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS
Increased water supply demand impacts under project and cumulative conditions (Impact 4.9.4 and 4.9.7)	Increased water supply demand impacts under project and cumulative conditions. 128,709 acre-feet annually of water demand (S)	Increased water supply demand impacts under project and cumulative conditions. 77,200 acre-feet annually of water demand (S)	Increased water supply demand impacts under project and cumulative conditions. 63,030 acre-feet annually of water demand (S)	Increased water supply demand impacts under project and cumulative conditions. 124,850 acre-feet annually of water demand (S)	Increased water supply demand impacts under project and cumulative conditions. 146,728 acre-feet annually of water demand (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Biological Resources	**Project Impacts**	**B**	**B**	**B**	**S**
Impacts to endangered, threatened, and other listed species under project and cumulative conditions (Impact 4.10.1 and 4.10.8)	Impacts to endangered, threatened, and other listed species under project and cumulative conditions (S)	Impacts to endangered, threatened, and other listed species under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Impacts to endangered, threatened, and other listed species under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Impacts to endangered, threatened, and other listed species under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more habitat as compared to the proposed General Plan (S)	Impacts to endangered, threatened, and other listed species under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Impacts to species of concern and other non-listed special status species under project and cumulative conditions (Impact 4.10.2 and 4.10.8)	Impacts to species of concern and other non-listed special status species under project and cumulative conditions (S)	Impacts to species of concern and other non-listed special status species under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Impacts to species of concern and other non-listed special status species under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Impacts to species of concern and other non-listed special status species under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more habitat as compared to the proposed General Plan (S)	Impacts to species of concern and other non-listed special status species under project and cumulative conditions (S)

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Loss of habitat under project and cumulative conditions (Impact 4.10.3 and 4.10.8)	Loss of habitat under project and cumulative conditions (S)	Loss of habitat under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Loss of habitat under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Loss of habitat under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more habitat as compared to the proposed General Plan (S)	Loss of habitat under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (Impact 4.10.4 and 4.10.8)	Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (S)	Direct and indirect impacts to jurisdictional waters under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces jurisdictional waters impact as compared to the proposed General Plan (S)	Direct and indirect impacts to jurisdictional waters under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces jurisdictional waters impact as compared to the proposed General Plan (S)	Direct and indirect impacts to jurisdictional waters under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more jurisdictional waters as compared to the proposed General Plan (S)	Direct and indirect impacts to jurisdictional waters under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Effects on wildlife movement corridors under project and cumulative conditions (Impact 4.10.5 and 4.10.8)	Effects on wildlife movement corridors under project and cumulative conditions (S)	Effects on wildlife movement corridors under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Effects on wildlife movement corridors under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces habitat impact as compared to the proposed General Plan (S)	Effects on wildlife movement corridors under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more habitat as compared to the proposed General Plan (S)	Effects on wildlife movement corridors under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Loss of trees under project and cumulative conditions (Impact 4.10.6 and 4.10.8)	Loss of trees under project and cumulative conditions. (S)	Loss of trees under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces tree loss as compared to the proposed General Plan (S)	Loss of trees under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces tree loss as compared to the proposed General Plan (S)	Loss of trees under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more habitat as compared to the proposed General Plan (S)	Loss of trees under project and cumulative conditions. (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Cultural and Paleontological Resources	**Project Impacts**	**B**	**B**	**B**	**S**
Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (Impact 4.11.1 and 4.11.3)	Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (S)	Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces cultural resource impacts as compared to the proposed General Plan (S)	Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces cultural resource impacts as compared to the proposed General Plan (S)	Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more land area as compared to the proposed General Plan. (S)	Impacts to prehistoric resources, historic resources, and human remains under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Impacts to paleontological resources under project and cumulative conditions (Impact 4.11.2 and 4.11.4)	Impacts to paleontological resources under project and cumulative conditions (S)	Impacts to paleontological resources under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces paleontological resource impacts as compared to the proposed General Plan (S)	Impacts to paleontological resources under project and cumulative conditions. Reduced land use intensity in land areas outside of current City boundaries reduces paleontological resource impacts as compared to the proposed General Plan (S)	Impacts to paleontological resources under project and cumulative conditions. Modified land use plans for land areas outside of current City boundaries avoids more land area as compared to the proposed General Plan. (S)	Impacts to paleontological resources under project and cumulative conditions (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Public Services and Utilities	**Project Impacts**	**B**	**B**	**B**	**W**
Water supply infrastructure under project and cumulative conditions (Impact 4.12.3.1 and 4.12.3.2)	Water supply infrastructure under project and cumulative conditions. 128,709 acre-feet annually of water demand (S)	Water supply infrastructure under project and cumulative conditions. 77,200 acre-feet annually of water demand (S)	Water supply infrastructure under project and cumulative conditions. 63,030 acre-feet annually of water demand (S)	Water supply infrastructure under project and cumulative conditions. 124,850 acre-feet annually of water demand (S)	Water supply infrastructure under project and cumulative conditions. 146,728 acre-feet annually of water demand (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Wastewater conveyance and treatment under project and cumulative conditions (Impact 4.12.4.1 and 4.12.4.2)	Wastewater conveyance and treatment under project and cumulative conditions. 42.2 mgd of wastewater generation. (S)	Wastewater conveyance and treatment under project and cumulative conditions. 30.3 mgd of wastewater generation. (S)	Wastewater conveyance and treatment under project and cumulative conditions. 28.1 mgd of wastewater generation. (S)	Wastewater conveyance and treatment under project and cumulative conditions. 40.9 mgd of wastewater generation. (S)	Wastewater conveyance and treatment under project and cumulative conditions. 48.1 mgd of wastewater generation. (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI
Potential conflicts with Kiefer Landfill (Impact 4.12.5.1)	Potential conflicts with Kiefer Landfill (S)	Potential conflicts with Kiefer Landfill is avoided (LTS)	Potential conflicts with Kiefer Landfill (S)	Potential conflicts with Kiefer Landfill (S)	Potential conflicts with Kiefer Landfill (S)
Level of Significance After Mitigation	LTS	LTS	LTS	LTS	LTS

Environmental Categories	Proposed General Plan (Impact Significance)	Sacramento County General Plan – Alternative Alternative 1 (Impact Significance)	Existing City Boundary General Plan Alternative - Alternative 2 (Impact Significance)	Natural Resources Conservation Alternative - Alternative 3 (Impact Significance)	SACOG Preferred Blueprint Scenario Alternative - Alternative 4 (Impact Significance)
Visual Resources	**Project Impacts**	**B**	**B**	**s**	**s**
Alteration of visual character under project and cumulative conditions (Impact 4.13.3 and 4.13.5)	Alteration of visual character under project and cumulative conditions (S)	Alteration of visual character under project and cumulative conditions (S)	Alteration of visual character under project and cumulative conditions (S)	Alteration of visual character under project and cumulative conditions (S)	Alteration of visual character under project and cumulative conditions (S)
Level of Significance After Mitigation	SUI	SUI	SUI	SUI	SUI

Notes: *B = Better, S = Same, W = Worse*
(LTS = Less than Significant) (S = Significant) (SUI = Significant and Unavoidable Impact)
A quantitative comparison is provided, where available, for impacts that were analyzed in Sections 4.1 through 4.13of the Draft EIR. No quantitative data was available for Human Health/Risk of Upset, Hydrology and Water Quality, Geology and Soils, and Cultural, Paleontological Resource, or Visual Resources. The classifications of B, S and W were based on available quantitative and qualitative information for the proposed General Plan and the four alternatives.