

VIII. IRREVERSIBLE AND IRRETRIEVABLE COMMITMENT OF RESOURCES

The construction of the Project will commit lands that are currently underutilized for the development of age-targeted housing. Construction of the facility and related parking will result in the disturbance of the entire 1.63 acre site. Although the proposed development will not result in an increase in impervious surfaces (buildings, roads, and parking), the configuration and flow of surface water will change, and will therefore, alter on-site drainage patterns.

The construction of the Project will involve the commitment of a variety of natural and manmade resources. These include, but are not necessarily limited to: concrete, steel, timber, paint, water, and topsoil. The operation of construction equipment will involve the consumption of fossil fuels, while the completed buildings will require electricity, natural gas, and oil.

The construction phases of the Project will require a commitment of labor. This need for construction workers, however, can be viewed as a beneficial impact to the construction industry, as approximately 200 jobs are expected to be created over the duration of construction. Other labor commitments will include the services of police and fire department personnel, public works personnel, etc.

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