7. IRREVERSIBLE AND IRRETRIEVABLE COMMITMENTS OF RESOURCES

Man-made and natural environmental resources would be expended during the construction and operation of the Proposed Project and other developments projected to result from the Proposed Action. These resources would include land, building materials used in construction, and energy (electricity and gas) consumed during construction and operation of the Proposed Project and other projected development. These resources are considered irreversibly and irretrievably committed to the Proposed Project because their reuse for some other purpose would be highly unlikely. The development of the Proposed Project and projected development sites constitutes long-term commitment of the sites as a land resource. These commitments of resources and materials are weighed against the Proposed Action's goal of revitalizing an underutilized manufacturing area to provide affordable housing with retail and community facilities appropriate for the existing and proposed communities. As discussed elsewhere in this document, the new land uses would be compatible with the surrounding area, help knit together existing residential neighborhoods, and improve the area's visual character.