Chapter 22: Irreversible and Irretrievable Commitments of Resources

With the proposed actions there are a number of resources, both natural and built, that would be expended in the construction and operation of the developments on the proposed project site and projected development site. These resources would include the materials used in construction; energy in the form of gas and electricity consumed during construction and operation of the developments; and the human effort (i.e., time and labor) required to develop, construct, and operate various components of the developments.

The resources are considered irretrievably committed because their reuse for some purpose other than the developments would be highly unlikely. Redevelopment within the rezoning area would constitute an irreversible and irretrievable commitment of the proposed project site and the project development site as land resources, thereby rendering land use for other purposes infeasible, at least in the near term.

These commitments of materials and land resources are weighed against the benefits of the proposed actions, which, as noted in Chapter 1, "Project Description," would work toward preserving and strengthening the residential character of the community through the construction of a new residential building with affordable and market-rate housing, complementing the existing and ongoing revitalization of the area and contributing to a developing retail environment. ✷