

7. IRREVERSIBLE AND IRRETRIEVABLE COMMITMENT OF RESOURCES

The natural and human resources that will be consumed, converted, or made unavailable for future use by implementation of the project are summarized below.

7.1. LAND

Implementation of the project will require the long-term commitment of resources from the land. Raw materials such as soil, sediment and other land resources will be utilized. These same land resources are currently utilized by the existing land uses, which will be removed to facilitate implementation of the project.

7.2. MATERIALS

Natural and anthropogenic materials will be consumed during the construction and operation of project. Materials will be utilized directly during the on-site construction and operation of proposed facilities and activities, as well as indirectly in the transportation of other materials, services, and people to and from the project site. Construction-related materials include lumber, petroleum products, metal, and synthetics. Implementation of the project will require the irretrievable commitment of these resources.

The project involves the demolition of existing facilities. As noted in Section 3.13, contractor(s) will develop waste management plans with incentives to reuse and/or recycle C&D debris, as appropriate. Contractors will have the option to select and implement alternative options and methodologies to lessen the commitment of natural resources including:

- Evaluation of material selection for interior and exterior building materials for recycled content and local material
- Diversion of construction and land clearing debris from landfill disposal
- Redirecting recyclable-recovered resources (including demolition materials) back to the manufacturing process
- Redirecting reusable materials to appropriate sites (other projects).

7.3. INFRASTRUCTURE AND SERVICES

Implementation of the project will require the commitment of infrastructure and services such as water, sewer, electricity, natural gas, telecommunications, highway, solid waste and police and fire protection services. The following infrastructure and services would be committed to the project; many of these same resources are currently committed to existing land uses within the project footprint:

- Water for potable, sanitary, and fire protection needs
- Sanitary sewer conveyance and treatment capacity for wastewater discharges
- Electricity and natural gas use
- Fiber optic/telecommunication capacity
- Solid and regulated medical waste management facility capacities
- Police and fire protection services (no anticipated increase)