

Shriners Property
EIR Scoping Open House
July 25, 2024
EIR Scope Written Comments

Name: Jean Hayward Sugarman

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This project was pitched as "providing affordable housing for individuals with developmental disabilities" BUT despite 20% of 1200 units being affordable = 240, in

Reality ~~appearance~~ there will only be 20-30 units for disabled individuals — ???

This seems like a Bait + Switch proposition?

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Name: Connor Gorman

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I would favor more density to meet the housing needs of Davis as well as reduce per capita environmental impacts like VMT. This could mean more high density apartments and/or other options such as some duplex, or four-plexes in some of the medium or even (currently) low density single-family home zones. These possibilities should be considered as part of some of the alternatives that are analyzed.

I'd also favor more affordability and Affordable units of all types (not just high density Affordable apartments) when there's market rate apartments plus various types of market rate houses, and maybe duplex, triplex, or four-plexes too (though I do not favor four-plexes of some).

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Name: Gayna Lamb - Bang

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The 20% affordable housing is great. The more high density housing the better. We really do not need more single family dwelling \$1 million homes. Your current plan looks workable, but if it possible financially to ~~be~~ ^{have} even denser housing please do. Glad to hear there will be a bus ~~to~~ stop area. Make sure there are enough lights to safely cross Covell.

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Name: Vicki Link

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I and my family are strongly opposed to this huge development! That said, there are some things that would make it much more palatable to those of us who will be strongly & negatively affected by this project (dust, dirt, noise, light, badly affected visual effects, etc)

1) It would be much, much better for the wildhorse residents if there was a (much!) bigger buffer on the west end of the site. On better yet, do a mirror image with the greenbelt/open land on the ~~east~~ west side, instead of the east.

At the very least, more space between new homes + brown belt
2) make a walking path around it + including a path on the west side, with connections to the existing brown belt.
3) The whole thing is really hi-density - ?necessar,

I am really concerned about all the wildlife that will be affected - birds, coyote, bunnies, owls, lizards etc.
I do love the pickleball court + dog park ideas?

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Name: Sara May

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- How do you plan to mitigate the amount of traffic + speed on E Covell. More lights, Round about...
- Why isn't there an access road to the north
- Seems like w/ 1200 units that is at least 1200 additional cars daily on E Covell.
- How many floors tall are the high density units that back onto E. Covell (directly behind my house).