



T 510.836.4200
F 510.836.4205

1939 Harrison Street, Ste. 150
Oakland, CA 94612

www.lozeaudrury.com
Amalia@lozeaudrury.com

Via Email

June 9, 2023

Andrew Svitek, Planner
Planning Department
Riverside County
4080 Lemon Street 12th Floor
Riverside, CA 92501
asvitek@rivco.org

Re: Comment on Draft Environmental Impact Report, Highway 74 Community Plan Project (SCH 2019059042)

Dear Mr. Svitek:

This comment is submitted on behalf of **Supporters Alliance for Environmental Responsibility ("SAFER")** regarding the Draft Environmental Impact Report ("DEIR") prepared for the Highway 74 Community Plan Project (SCH 2019059042), which proposes a General Plan Amendment to guide the future development of the Highway 74 Community Plan area with approximately 3,970 multi-family residential dwelling units; 2,081,150 square feet of commercial retail uses; 1,506,217 square feet of business park uses; 740,903 square feet of light industrial uses; 21.6 acres of public facility uses; and 4.28 acres of open space uses, located on a 6.8-mile long noncontiguous corridor of Highway 74 between Interstates 15 and 215 in unincorporated Riverside County ("Project").

SAFER is concerned that the DEIR fails as an informational document and fails to impose all feasible mitigation measures to reduce the Project's impacts. SAFER requests that the Planning Department address these shortcomings in a revised draft environmental impact report ("RDEIR") and recirculate the RDEIR prior to considering approvals for the Project.

SAFER reserves the right to supplement these comments during the administrative process. *Galante Vineyards v. Monterey Peninsula Water Management Dist.*, 60 Cal. App. 4th 1109, 1121 (1997).

June 9, 2023

Comment on Draft Environmental Impact Report, Highway 74 Community Plan Project
(SCH 2019059042)

Page 2 of 2

Sincerely,

A handwritten signature in black ink that reads "Amalia Bowley Fuentes". The signature is written in a cursive style with a large initial 'A' and a long, sweeping underline.

Amalia Bowley Fuentes
LOZEAU DRURY LLP