

Debra Sally, D.V.M.  
Clearlake Veterinary Clinic  
3424 Emerson St.  
Clearlake, CA, 95422  
HYPERLINK "mailto:

debsal@hotmail.com" [debsal@hotmail.com](mailto:debsal@hotmail.com)

Natalie Anthus  
Assistant Planner  
City of Clearlake Planning Dept  
14050 Olympic Dr.  
Clearlake, CA, 95422  
HYPERLINK "mailto:planner@clearlake.ca.us" [planner@clearlake.ca.us](mailto:planner@clearlake.ca.us)

October 21, 2007

Dear Ms. Anthus,

I am writing to you as a concerned citizen of Clearlake, residing at 2860 Rose Lane and doing business at the above address, in regards to the Draft EIR on the Provinsalia Residential Golf Community. It is my opinion that this document fails to appropriately evaluate or provide adequate mitigation for the impacts it will have, either directly or indirectly, on the site and the surrounding area and communities. And, as a member of the Clearlake Vision Task Force, I don't believe this development is in keeping with the intentions set forth in our report to preserve open space in our city and "balance its natural beauty and traditional values with its full potential".

The site itself is a nearly pristine area that is currently has a Resource Protection Designation. It disturbs me that such a meaningful designation can be discarded to allow a project that will have overwhelming impacts on the very resources this designation was trying to protect. The elimination of habitat for special designation species, as well as common species; the addition of noise, light, air, and water pollution; and the destruction of oak and riparian willow woodlands, wetlands, and seasonal creeks is appalling.

The mitigation proposed in the EIR is grossly inadequate. The replanting program is in violation of CEQA guidelines. The direct impacts alone warrant the purchase of a conservation easement in a similar setting within the city to offset them. According to the Attorney General, AB32 (California Climate Solutions Act of 2006) obligates the City of Clearlake to determine the impact of this project on greenhouse gas emissions and loss of carbon sequestration. Future development of parcels along both the existing and proposed roadways (indirect population growth), which should be considered inevitable, will have substantial impact on all of the aforementioned environmental issues as well as those pertaining to infrastructure and support services. None of these indirect consequences are

addressed.

In addition, there are risks to human safety for which no adequate accounting has been made. Risk of fire with no adequate water supply or setbacks in a canyon with limited access seems irresponsible. The potential for hazardous interactions between humans and the other animals, including bears and mountain lions, that currently utilize the site for habitat and movement between dry habitats and water is obvious and was not even considered.

It also seems ill-advised to build another golf course when the southeastern side of Lake County appears to be well endowed with them already. As I understand it, the existing courses are struggling to stay financially healthy and that compared with many areas, the ability to “walk on” is good, meaning demand for tee-times is low.

Sustainable development includes the necessity to fill in central areas of development before sprawling to the edges. The Provinsalia site is on the City of Clearlake’s least developed most pristine edge. Let’s be a model for sustainability and show respect for the beautiful place in which we live by leaving it alone until all the less sensitive, less pristine areas have been utilized.

Respectfully,

Debra S. Sally