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## 3.7 ENVIRONMENTAL JUSTICE, POPULATION, AND HOUSING

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### 3.7.1 INTRODUCTION

This section describes the demographic conditions within the City of Roseville, the 2010 Census Tract containing the Proposed Action and the alternatives, and evaluates the potential for the Proposed Action and the alternatives to result in disproportionately high and adverse environmental and human health effects on low-income or minority populations. It also presents the potential for the Proposed Action or an alternative to result in effects on population and housing.

The primary source of information used in this analysis is the U.S. Census Bureau data from the 2010 Census.

### 3.7.2 AFFECTED ENVIRONMENT

The project site is located in Placer County in the southwestern portion of the City of Roseville within Census Tract 213.22. The Off-Site Alternative is located in unincorporated Placer County north of the City of Roseville, also within Census Tract 213.22. The project site and the Off-Site Alternative site are both located approximately 1 mile from the nearest adjacent census tracts; therefore, the adjacent census tracts were not included in this analysis.

For the purpose of this analysis, race, ethnicity, poverty status, and income data were obtained for the City and Census Tract 213.22 to determine if there is a high concentration of a minority or low-income population in the surrounding area. **Figure 3.7-1, Census Tract Locations** identifies the location of the census tract. Areas with high concentrations of minority or low-income populations are termed “environmental justice” (EJ) communities in this Draft EIS.

#### 3.7.2.1 Regional Setting

##### *Population, Race, and Ethnicity*

**Table 3-7-1, Study Area Demographics**, lists the populations of the City and Census Tract 213.22 by race and ethnicity. Based on the 2010 Census data, approximately 25 percent of the City of Roseville population is identified as belonging to a minority group, and the minority populations make up about 31 percent of the total population in Tract 213.22. In the State of California, the minority population constitutes approximately 57 percent of the total population.

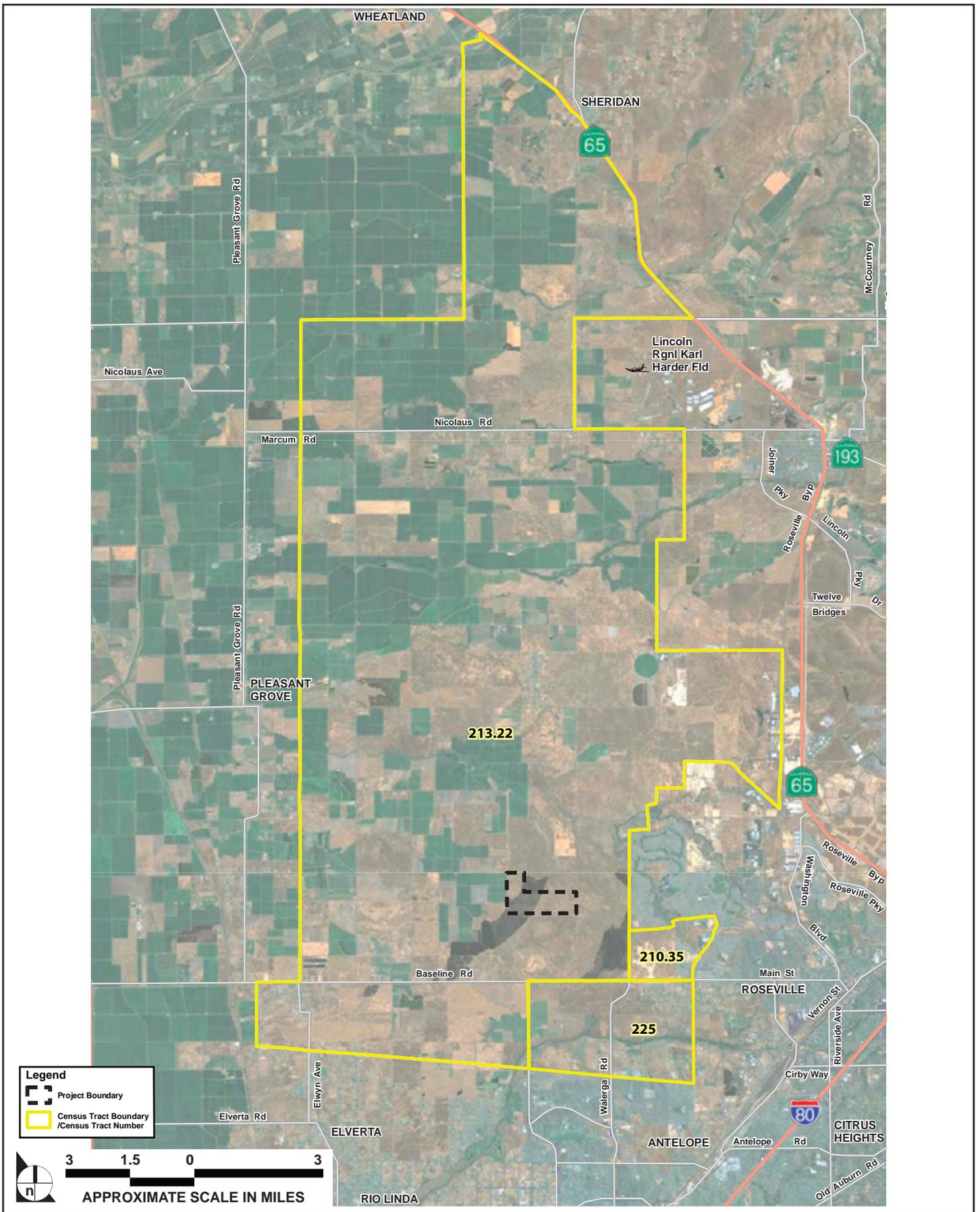
**Table 3.7-1  
Study Area Demographics**

Demographic	City of Roseville		Tract 213.22	
	Number	Percent	Number	Percent
Total Population	118,788	--	8,762	--
Hispanic or Latino (of any race)	17,359	14.6	971	11.1
White	84,349	71.0	6,291	71.8
Black or African American	2,157	1.8	214	2.4
American Indian or Alaska Native	568	0.5	43	0.5
Asian	9,785	8.2	1,445	16.5
Native Hawaiian or other Pacific Islander	294	0.2	33	0.4
Some other Race	244	0.2	283	3.2
Two or more Races	4,032	3.4	453	5.2
<b>Total Minority Population</b>	<b>30,163</b>	<b>25.4</b>	<b>2,706</b>	<b>30.9</b>

*Source: U.S. Census Bureau, 2010 Census Summary File 1*

### *Income and Poverty Status*

The U.S. Census determines poverty status based on the thresholds prescribed for federal agencies by Statistical Policy Directive 14, issued by the Office of Management and Budget. These thresholds take into account family size, the age of the individual(s), and income (U.S. Census 2011). **Table 3.7-2, Income and Poverty Status**, shows the percentage of City of Roseville and Census Tract 213.22 populations below the poverty level. Based on 2006-2010 American Community Survey data, the percentage of individuals considered to be below the poverty level within the study area is equal to or less than the statewide level of 13.7 percent.



SOURCE: US Census Bureau, 2010; ESRI Maps and Data, 2012.

FIGURE 3.7-1

# Census Tract Locations

**Table 3.7-2  
Income and Poverty Status**

Income and Poverty Status	City of Roseville		Tract 213.22	
	Number	Percent	Number	Percent
Households	43,774	--	1,970	--
Less than \$10,000	1,649	3.8	91	4.6
\$10,000 to \$14,999	1,110	2.5	54	2.7
\$15,000 to \$24,999	3,089	7.1	23	1.2
\$25,000 to \$34,999	3,165	7.2	65	3.3
\$35,000 to \$49,999	5,175	11.8	142	7.2
\$50,000 to \$74,999	7,665	17.5	300	15.2
\$75,000 to \$99,999	6,924	15.8	373	18.9
\$100,000 to \$149,999	8,862	20.2	626	31.8
\$150,000 to \$199,999	3,701	8.5	160	8.1
Greater than \$200,000	2,434	5.6	136	6.9
Median Household Income	75,112	--	96,181	--
Median Family Income	90,098	--	101,157	--
Per Capita Income	34,046	--	33,610	--
Poverty Status – Families	--	<b>4.9</b>	--	<b>2.7</b>
Poverty Status - Individuals	--	<b>7.1</b>	--	<b>5.5</b>

*Source: U.S. Census Bureau, 2006-2010 American Community Survey*

### **3.7.3 REGULATORY FRAMEWORK – APPLICABLE LAWS, REGULATIONS, PLANS, AND POLICIES**

#### **3.7.3.1 Federal Laws, Regulations, Plans, and Policies**

##### *Executive Order 12898*

On February 11, 1994, the President issued Executive Order 12898, Federal Actions to Address Environmental Justice in Minority Populations and Low-Income Populations. The order focuses federal attention on the relationship between the environment and human health conditions of minority communities and calls on agencies to make achieving environmental justice part of their mission. The Order requires the U.S. Environmental Protection Agency (EPA) and all federal and state agencies receiving federal funds to identify and address disproportionately high and adverse human health or environmental effects of their programs, policies, and activities on minority and low-income populations. It also requires the agencies to develop strategies to address this problem.

There are no federal regulations related to population and housing that are applicable to the Proposed Action.

### 3.7.3.2 State Laws, Regulations, Plans, and Policies

There are no state regulations related to environmental justice or population that are applicable to the Proposed Action.

#### *California Government Code Section 65584*

A Regional Housing Needs Plan (RHNP) is mandated by the State of California (Government Code Section 65584) for regions to address housing issues and needs based on future growth projections for the area.

### 3.7.3.3 Local Plans, Policies, and Ordinances

There are no local plans, policies or ordinances of the City of Roseville or Placer County related to environmental justice or population. The following local plans and policies relate to housing.

#### *Sacramento 2013-21 Regional Housing Needs Plan*

The RHNP for the Sacramento region is developed by the Sacramento Area Council of Governments (SACOG), and allocates to cities and counties their “fair share” of the region’s projected housing needs based on household income groupings over the planning period for each specific jurisdiction’s housing element.

#### *City of Roseville General Plan Housing Element*

##### **City-Wide Goals**

**Goal 1:** Provide decent, safe, adequate, and affordable housing in sufficient quantities for all economic segments of the community.

## 3.7.4 SIGNIFICANCE THRESHOLDS AND ANALYSIS METHODOLOGY

### 3.7.4.1 Significance Thresholds

The National Environmental Policy Act (NEPA) does not specify significance thresholds that may be used to evaluate the effects of a proposed action related to environmental justice. However, Council on Environmental Quality (CEQ) guidance requires an evaluation of a proposed action’s effect on the human environment, and the U.S. Army Corps of Engineers (USACE) must also comply with Executive Order 12898. The USACE has determined that the Proposed Action or its alternatives would result in significant effects related to environmental justice if the Proposed Action or an alternative would disproportionately adversely affect an EJ community through its effects on:

- environmental conditions such as quality of air, water, and other environmental media; degradation of aesthetics, loss of open space, and nuisance concerns such as odor, noise, and dust;
- human health such as exposure of EJ communities to pathogens;
- public welfare in terms of social conditions such as reduced access to certain amenities like hospitals, safe drinking water, public transportation, etc.; or
- public welfare in terms of economic conditions such as changes in employment, income, and the cost of housing, etc.

The USACE has determined that the Proposed Action or its alternatives would result in significant effects related to population and housing if the Proposed Action or an alternative would:

- induce substantial unanticipated population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure); or
- displace substantial numbers of persons or existing housing, necessitating the construction of replacement housing elsewhere.

#### 3.7.4.2 Analysis Methodology

Several guidance documents have been prepared by various federal agencies to guide the evaluation of impacts of a proposed action on minority and low-income populations. CEQ guidance “Environmental Justice Under the National Environmental Policy Act” dated December 1997 and the U.S. EPA’s “Toolkit for Assessing Potential Allegations of Environmental Injustice” dated November 2004 were consulted in evaluating the effects of the Proposed Action and its alternatives relative to Executive Order 12898.

The USACE conducted an evaluation of EJ impacts using a two-step process: as a first step, the study area was evaluated to determine whether it contains a concentration of minority and/or low-income populations. Following that evaluation, in a second step, the USACE determined whether the Proposed Action and its alternatives would result in the types of effects listed above.

The following criteria were used to determine whether the City or the study area census tract contains a high concentration of a minority or low-income population.

##### *Minority Population*

As defined in Executive Order 12898 and the CEQ guidance, a minority population occurs where one or both of the following conditions are met within a given geographic area:

- The American Indian, Alaskan Native, Asian, Pacific Islander, Black, or Hispanic population of the affected area exceeds 50 percent, or
- The minority population percentage of the affected area is meaningfully greater than the minority population percentage in the general population or other appropriate unit of geographic analysis.

A minority population also exists if more than one minority group is present and the aggregate minority percentage meets one of the above conditions. The selection of the appropriate unit of geographic analysis could be a governing body’s jurisdiction, a neighborhood, census tract, or other similar unit.

Although the Hispanic population cannot be directly aggregated without resulting in double counting because it represents a multiracial group which includes several races, for purposes of this analysis, it was aggregated because the Hispanic population is a designated minority group.

Based on this, as shown in **Table 3.7-1** above, the aggregate minority population is 25 percent of the total population in the City of Roseville, and about 31 percent of the total population in study area Census Tract 213.22. The aggregate population percentages for the City and the study area Census Tract do not exceed 50 percent. In addition, the study area minority population percentage is not greater than the minority

population percentage in the State of California as a whole which is approximately 57 percent. Therefore, the study area does not contain a high concentration of minority population.

### ***Low-income Population***

Executive Order 12898 does not provide criteria to determine if an affected area consists of a low-income population. For the purpose of this assessment, the CEQ criterion for defining a minority population has been adapted to identify whether or not the population in an affected area constitutes a low-income population. An affected geographic area is considered to consist of a low-income population (i.e., below the poverty level, for purposes of this analysis) where the percentage of low-income persons:

- is at least 50 percent of the total population, or
- is meaningfully greater than the low-income population percentage in the general population or other appropriate unit of geographic analysis.

As shown in **Table 3.7-2, Income and Poverty Status**, based on the 2006–2010 American Community Surveys, 7.1 percent of the individuals in the City of Roseville, and 5.5 percent of the individuals in Census Tract 213.22 are considered below the poverty level. The City and Census Tract 213.22 do not meet either criterion as the percentages of low-income persons are substantially less than 50 percent and are not higher than in the State of California as a whole, which has a poverty level of 13.7 percent of individuals. Therefore the study area does not contain a high concentration of low-income population.

In summary, the study area does not constitute an EJ community.

## **3.7.5 ENVIRONMENTAL CONSEQUENCES AND MITIGATION MEASURES**

### **Impact EJ-1                      Disproportionate Adverse Environmental Effects on Minority or Low-income Populations**

**No Action Alt.**                      The No Action Alternative would not result in disproportionate significant environmental effects on minority or low-income populations. As shown by the data presented above, the study area does not meet the criteria for an EJ community. Furthermore, the No Action Alternative involves the development of a mixed use, mixed density community that would be similar to existing urban development to the east and north of the project site. The No Action Alternative does not involve any land uses that would produce hazardous emissions or create other conditions that could adversely affect the adjacent residential areas. There would be **no direct or indirect effect**. No mitigation is required.

**Proposed Action, Alts. 1 through 5**                      The Proposed Action and the on-site alternatives would not adversely affect an EJ community. The Proposed Action and all of the on-site alternatives would construct a mixed-use development on the project site. Based on the significance criteria listed above and for the same reasons presented above for the No Action Alternative, there would be **no direct or indirect effect** on an EJ community. No mitigation is required.

**Off-Site Alt.** The Off-Site Alternative would not adversely affect an EJ community. The Off-Site Alternative would construct a project broadly similar to the Proposed Action on an alternative site approximately 3 miles (4.8 kilometers) to the northwest of the project site. As this site is also located within Census Tract 213.22 and on the border of the City of Roseville, no EJ community is present near this site. Based on the significance criteria listed above and for the same reasons presented above for the No Action Alternative, there would be **no direct** or **indirect effect** on an EJ community under the Off-Site Alternative. No mitigation is required.

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### Impact EJ-2                      Effect related to Substantial Population Growth

**No Action Alt.** There are no residences currently on the project site. Therefore, the No Action Alternative would have no effect related to displacement of dwelling units and persons.

Implementation of the No Action Alternative would result in the construction of 1,412 dwelling units, which could accommodate approximately 3,588 additional persons, assuming an average household size of 2.54 persons (which is the average household size for the City of Roseville).

Based on projections provided by the Sacramento Area Council of Governments (SACOG), the City is projected to add approximately 25,600 housing units and a population of about 56,700 residents between 2010 and 2035. Based on projections in the City's General Plan, the City expects to add approximately 14,400 housing units and a population of about 50,600 residents between 2010 and 2025. The increase in housing associated with the No Action Alternative represents approximately 10 percent of the City General Plan's 2025 housing projection and the increase in population associated with the No Action Alternative represents approximately 7 percent of the General Plan's 2025 population projection.

The increases in housing and population associated with the Proposed Action (which are described further below) were included in the City of Roseville's housing and population projections for the area as well as in the projections produced by SACOG. The housing and population increases under the No Action Alternative are less than the increases under the Proposed Action. As higher housing and population increases were included in the housing and population forecasts for the City and the region, all of the growth that would occur under the No Action Alternative is anticipated and the No Action Alternative would not directly induce substantial population growth in Placer County or the City of Roseville that was not anticipated. Therefore, this **indirect** effect would be **less than significant**. **No direct** effects would occur.

**Proposed Action** Implementation of the Proposed Action would result in the construction of 2,029 homes on the Westbrook project site, which could accommodate approximately 5,154 additional persons. The increases in housing and population associated with the Proposed Action were

included in the City of Roseville's housing and population projections for the area as well as in the projections produced by the SACOG. The increase in housing associated with the Proposed Action represents approximately 14 percent of the City General Plan's 2025 housing projection and the increase in population associated with the Proposed Action represents approximately 10 percent of the General Plan's 2025 population projection. The Proposed Action accounts for about 8 percent of SACOG's 2035 housing projection and about 9 percent of SACOG's 2035 population projection. As the housing and population increases were included in the population and housing forecasts of both the City and SACOG, this **indirect** effect would be **less than significant**. **No direct** effects would occur.

**Alts. 1 through 5** All of the on-site alternatives would have effects on population and housing that would be very similar to those described above for the No Action Alternative and the Proposed Action. Therefore, the **indirect** effect would be **less than significant**. **No direct** effects would occur.

**Off-Site Alt.** Similar to the No Action Alternative, the Off-Site Alternative would have a less than significant effect on population and housing in the region. There are no dwellings on the site. Therefore, the alternative would have no effect related to the displacement of dwelling units and persons.

This alternative would develop 1,350 dwelling units, which would result in a population increase of approximately 3,429 persons in the City of Roseville (based on an average household size of 2.54 persons for the City of Roseville). The City of Roseville General Plan does not anticipate the development of the alternative site with urban uses. Therefore, this alternative would increase the population in the City of Roseville in excess of what is planned. However, if the Off-Site Alternative were selected, then the anticipated population growth at the Westbrook project site would not occur and would be shifted to the alternative site and the net effect on the City's and the region's population under this alternative would be the same as that of the No Action Alternative and the Proposed Action. Therefore, the **indirect** effects would be **less than significant**. **No direct** effects would occur.

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### 3.7.6 RESIDUAL SIGNIFICANT IMPACTS

All **direct** or **indirect** effects associated with environmental justice and population and housing would be less than significant. No residual significant effects were identified for the Proposed Action and any of the alternatives.

### **3.7.7 CUMULATIVE IMPACTS**

As discussed above there would be no effect on an EJ community. Therefore, there would be no cumulative effects on an EJ community under the Proposed Action and all alternatives. As described above, the population associated with the Proposed Action and the alternatives is within the population projections of the City and the region. Therefore there would be no cumulative population effects of the Proposed Action and alternatives.

### **3.7.8 REFERENCES**

U.S. Census Bureau. 2010. "Census, Summary File 1."

U.S. Census Bureau. 2006-2010. "American Community Survey 5-Year Estimates."

U.S. Census Bureau. 2011. "How the Census Bureau Measures Poverty." Last Revised: September 13, 2011.