



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION IX
75 Hawthorne Street
San Francisco, CA 94105

November 15, 2010

Mr. Mike Jewell
Chief of Regulatory Division
U.S. Army Corps of Engineers
Sacramento District
1325 J. Street, Room 1480
Sacramento, CA 95814-2922

Subject: Final Environmental Impact Statement (FEIS) for Sunridge Specific Plan, City of Rancho Cordova, and Sacramento County, California. (CEQ# 20100421)

Dear Mr. Jewell:

The U.S. Environmental Protection Agency (EPA) has reviewed the FEIS for Sunridge Specific Plan pursuant to the National Environmental Policy Act (NEPA), Council on Environmental Quality (CEQ) regulations (40 CFR Parts 1500-1508), and our NEPA review authority under Section 309 of the Clean Air Act.

EPA submitted comments on the Draft EIS (DEIS) for the Sunridge Specific Plan Project (Project) on August 18, 2010. We rated the DEIS as Environmental Concerns – Insufficient Information (EC-2) because of concerns regarding air quality. We appreciate the efforts of the U.S. Army Corps of Engineers (Corps) to coordinate with EPA staff prior to and during the review of the Project FEIS. The FEIS provides detailed responses to our comments; however, based on our review of the FEIS, the air quality issues we identified remain unresolved.

The Conformity section of the FEIS acknowledges that unmitigated emissions are above the general conformity applicability (de minimus) threshold for volatile organic compounds (VOC) and oxides of nitrogen (NO_x) as precursors to ozone, which suggests that the federal General Conformity Rule (GCR) (40 CFR Parts 51 and 93) applies; however, the FEIS does not explicitly state whether the project is subject to the GCR and thus does not disclose the information related to this regulatory obligation (40 CFR 1502.25 (b)). While the FEIS did include EPA's request that a list of thresholds be inserted into the conformity discussion in Section: 3.4.3.1, it did not include the annual emissions from the project in comparison to those thresholds. The FEIS should be clear about the applicability of the GCR and indicate how it intends to comply with it. In addition, the Conformity section on page 3.4-6 states that the applicable State Implementation Plan (SIP) is a recent submittal for 8-hr ozone, (the ARB-approved *2009 Sacramento Regional 8 Hour Ozone Attainment and Reasonable Further Progress Plan*); however, although this SIP has been submitted, EPA has not taken action regarding the submittal and therefore it is not part of the applicable SIP.

The ROD should include the total amount of emissions that are projected to be emitted from the project and whether the project is subject to conformity. This can be achieved by documenting the de minimis thresholds for applicability, total project emissions, and project applicability to the GCR for specific pollutants. For more information regarding conformity,

please contact John Kelly in our Air Planning Office at (415) 947-4151 or by email at Kelly.JohnJ@epa.gov.

EPA appreciates the Corps coordination to date, and the opportunity to provide comments on this FEIS. If you have any questions, please contact me at (415) 972-3521, or contact James Munson, the lead reviewer for this project. James can be reached at (415) 972-3800 or munson.james@epa.gov.

Sincerely,

/s/

Karen Vitulano for:
Kathleen M. Goforth, Manager
Environmental Review Office