

## **Representative Specific and Master Plan Projects**

**j.c. brennan & associates, Inc.**

⇒ **Harter Specific Plan EIR**

Location: Yuba City, California  
Client: Quad Knopf  
Contact: Eugene E. Smith AICP, (916) 784-7823

A CEQA analysis was prepared to design a mixed-use plan for a 180+ acre property in Yuba City. The site consisted of a 49-acre cannery (Harter Fruit Packing Plant), an on-site wastewater disposal system, and a railroad spur through the property as well. This project required local jurisdictional approval. Noise impacts were compared to the local jurisdiction General Plan Noise Element, and the California Environmental Quality Act.

⇒ **Stevinson Community Specific Urban Development Plan**

Location: Merced County, California  
Client: Raney Planning & Management  
Contact: Theresa Ward, (916) 372-6100

A background report was prepared, which contained a comprehensive discussion of the existing noise environment and potential noise-related impacts which may occur as a part of the development of the Stevenson Community Specific Urban Development Plan. The study area consisted of a development area of approximately 3,150 acres of land including and being located primarily east of the existing town of Stevenson, California. Jim Brennan identified the noise level standards contained in the existing general Plan Noise Element, as well as any germane county, state and federal standards. The existing noise environment was quantified within the project area through continuous and short-term noise level measurements and through application of accepted noise prediction methodologies. The noise sources evaluated included: traffic noise, stationary noise sources, and community noise survey.

⇒ **West Roseville Specific Plan**

Location: City of Roseville, California  
Client: EIP Associates  
Contact: Adrienne Graham AICP, (916) 325-4800 ext. 131

A CEQA analysis was prepared to examine existing and future ambient noise impacts, which may affect future development in the West Roseville Specific Plan area. The analysis focused on noise levels at the residential outdoor activity areas and potential noise impacts due to noise-sensitive land uses being developed in close proximity to noise-producing land uses. The analysis also evaluated environmental noise impacts on proposed noise producing sources including: public service facilities, new schools, commercial, and light industrial uses as well. The existing and predicted noise levels were compared to the noise level criteria contained within the City of Roseville General Plan Noise Element.