Socioeconomics (cont.)
Socioeconomic Factors

- Infrastructure
- Land Use
  - Zoning
  - Land Use Value
  - Farmlands
  - Community Plans
  - Fiscal Issues (public cost vs. revenues)
- Neighborhood Cohesiveness
- Relocations
Assessing Impacts to Infrastructure

- Water Supply
- Waste Water Treatment
- Solid Waste Disposal
- Utilities

- Identify Source of Potential Impacts
  - Changes in Demographics
  - Crossing or Construction Near Utilities

- Determine Study Area
  - Usually area of direct effected by project

- Determine Existing Conditions
  - Water Supplier Data
  - Waste Water Treatment Provider
  - Solid Waste Disposal Provider
  - Utilities
  - County/Municipal Data
Infrastructure (cont.)

- **Identify Standard**
  - Ability to Satisfy Demand
- **Impact Prediction**
  - Using National/State/Regional Averages
  - Employment Related
    - Construction Phase
    - Operation Phase
  - Attraction Related
- **Assess Significance of Impacts**
  - Ability to Satisfy Demand
- **Mitigation**
  - Short-Term Facilities
  - Long-Term Facilities
  - Move Utilities
Model Factors for Utilities

<table>
<thead>
<tr>
<th>Factor</th>
<th>Use</th>
<th>Standard</th>
</tr>
</thead>
<tbody>
<tr>
<td>Water Consumption</td>
<td>Residential</td>
<td>85 gallons/day/person</td>
</tr>
<tr>
<td></td>
<td>Office Space</td>
<td>93 gallons/day/1000 ft²</td>
</tr>
<tr>
<td></td>
<td>Retail Space</td>
<td>106 gallons/day/1000 ft²</td>
</tr>
<tr>
<td></td>
<td>Industrial</td>
<td>150 gallons/day/person</td>
</tr>
<tr>
<td>Solid Waste Production</td>
<td>Residential</td>
<td>0.00175 tons/day</td>
</tr>
<tr>
<td></td>
<td>Office Space</td>
<td>0.001 tons/day</td>
</tr>
<tr>
<td></td>
<td>Retail Space</td>
<td>0.001 tons/day</td>
</tr>
<tr>
<td></td>
<td>Industrial</td>
<td>0.00138 tons/day</td>
</tr>
<tr>
<td>Sewage Production</td>
<td>Residential</td>
<td>65 gallons/day/person</td>
</tr>
<tr>
<td></td>
<td>Office Space</td>
<td>80 gallons/day/1000 ft²</td>
</tr>
<tr>
<td></td>
<td>Retail Space</td>
<td>91 gallons/day/1000 ft²</td>
</tr>
<tr>
<td></td>
<td>Industrial</td>
<td>129 gallons/day/person</td>
</tr>
</tbody>
</table>
Assessing Impacts to Land Use

- Zoning
- Land Use Value
- Farmlands
- Community Plans
- Fiscal Issues (public cost vs. revenues)

- Identify Source of Potential Impacts
  - Changes in Demographics
  - Changes in Access
  - Direct Changes Land Use Due to Project
  - Project Related Demands
  - NIMBY

- Determine Study Area
  - Area of direct impact
  - County

- Determine Existing Conditions
  - County/Municipality Data
Land Use (cont.)

- Identify Standard
  - None
- Impact Prediction
  - Zoning/Farmlands/Community Plans
  - Direct Change in Land Use
  - Indirect/Attraction Related
  - Land Use Value
  - Compare to an Existing Facility
  - Fiscal
  - Calculation of Public Costs
  - Calculation of Public Revenues
- Assess Significance of Impacts
  - Inbalance in Zoning
  - Percent Change in Value
  - Percent Farmland
  - Conflicts with community plans
  - Budget Deficit
- Mitigation
  - Move Project
  - Re-zoning
  - Buy Out
  - Change Taxes
Farmland Assessment

- Farmland includes:
  - Prime – best combination of physical/chemical characteristics for producing of agricultural crops without intolerable soil erosion
  - Unique – Other than prime, used for production of high-value food/fiber crops
  - Statewide or Local Importance - Other than prime or unique, used for production of food/fiber/forage/oil-seed crops determined by state or local agencies
  - Does not include urban areas

- Consultation with NRCS
- Form AD 1006 (Farmland Conversion Impact Rating) should be processed
Assessing Impacts to Neighborhoods

- Neighborhood Cohesiveness
- Places of Worship/Community

- Identify Source of Potential Impacts
  - Changes in Demographics
  - Changes in Access
  - Direct Taking of Places of Community Cohesion

- Determine Study Area
  - Area of direct impact

- Determine Existing Conditions
  - County/Municipality Data
  - Survey of Places of Worship/Community

- Identify Standard
  - None
Neighborhoods (cont.)

- **Impact Prediction**
  - Employment Related
    - Construction Phase
    - Operation Phase
  - Indirect/Attraction Related
  - Analysis of Access Routes
  - Displacement of Places of Community Cohesion

- **Assess Significance of Impacts**
  - Professional Judgment

- **Mitigation**
  - Additional Access
  - Move Project
  - Buy Out of Places of Worship
Highway Impacts to Communities
Mitigation for Community Cohesion
Assessing Impacts of Relocations

♦ Residences
♦ Businesses

♦ Identify Source of Potential Impacts
  – Changes in Access
  – Direct Taking of Residences
  – Direct Taking of Businesses

♦ Determine Study Area
  – Area of direct impact

♦ Determine Existing Conditions
  – County/Municipality Data
  – Survey

♦ Identify Standard
  – None
Relocation (cont.)

- **Impact Prediction**
  - Analysis of Access Routes
  - Displacement of Residences
  - Displacement of Businesses

- **Assess Significance of Impacts**
  - Professional Judgment

- **Mitigation**
  - Additional Access
  - Move Project
  - Relocate Residences
  - Relocate Businesses