

Table of Contents

	Page
1.0 INTRODUCTION	1-1
2.0 COMMENTS AND RESPONSES.....	2-1
2.A Topical Responses to Comments.....	2.A-1
TR-1 Traffic.....	2.A-1
TR-2 Parking.....	2.A-7
2.B Responses to Individual Comments.....	2.B-1
3.0 CORRECTIONS AND ADDITIONS TO THE DRAFT EIR.....	3-1
4.0 MITIGATION MONITORING PROGRAM.....	4-1

List of Figures

	Page
2-1 Shared Parking Demand by Hour: 6:00 A.M.....	2.A-11
2-2 Shared Parking Demand by Hour: 11:00 A.M.	2.A-12
2-3 Shared Parking Demand by Hour: 1:00 P.M.	2.A-13
2-4 Shared Parking Demand by Hour: 6:00 P.M.	2.A-14
2-5 Shared Parking Demand by Hour: 11:00 P.M.	2.A-15
DEIR Figure 2-4 Conceptual Site Plan.....	3-7
DEIR Figure 4.A-6 Landscape Site Plan.....	3-11

List of Tables

	Page
2-1 Summary of Comments on the Rowland Heights Plaza and Hotel Project Draft EIR.....	2-2
2-2 Rowland Heights Plaza/99 Ranch Market Shared Driveway Intersection Trip Generation, ICU and LOS at Project Buildout (2020).....	2.A-5
DEIR Table 2-1 Project Development Summary.....	3-5
DEIR Table 4.K-4 Project Trip Generation.....	3-17
DEIR Table 4.K-8 Project Parking Summary	3-18
DEIR Table 4.K-9 County Parking Code Requirements.....	3-19
DEIR Table 4.K-10 Parking Demand For Project Phasing Scenarios.....	3-20
DEIR Table 4.L.2-1 Past and Current RWD Service Population, Water Demand and Water Supply.....	3-22
<u>NEW Table 4.L.2-2 Estimated Project Water Demand</u>	3-29
DEIR Table 4.L.2- 23 <u>2035/2040</u> RWD Service Population, Water Demand and Water Supply Through <u>2035/2040</u>	3-32

<u>NEW Table 5-6 Estimated Code Compliant Commercial Alternative Water Demand</u>	3-36
APDX I-1 Table 4 Phased Parking Analysis	3-46
APDX I-2 Table 1 Preliminary Code Parking Calculation [1]	3-47
4-1 Mitigation Monitoring Program.....	4-2

APPENDICES

Appendix A – Updated Project Trip Generation

Appendix B – Updated Parking Assessment

Appendix C – Revised Water Supply Availability Supporting Information

C.1 Rowland Water District Revised Will Serve Letter – Rowland Water District, July 6, 2016

C.2 Revised Water Demand for Parallax Gale Avenue Hotel/Retail Site – PSOMAS, May 26, 2016

C.3 Review of Water Demand for Parallax Gale Avenue Hotel/Retail Site – RMC Water and Environment, June 15, 2016

C.4 Rowland Water District Recycled Water System, Excerpts from the 2012 Master Plan Update: Chapter 5, 2008 Recommended Expanded System

Appendix D

D.1 Official Transcript of the County of Los Angeles Hearing Examiner Hearing, February 25, 2016

D.2 Original Comment Letters on the Draft EIR

Appendix E

E.1 Market Demand Analysis, prepared by PKF Consulting

E.2 Hotel Commentary, prepared by CBRE Hotels

Appendix F – Correspondence from The Rowland Heights Community Coordinating Council, September 29, 2015