



January 27, 2021

Kevin Canning, Contract Planner
OC Development Services
601 North Ross Street
Santa Ana, California 92701
Email: Kevin.Canning@ocpw.ocgov.com

Subject: Notice of Preparation (NOP) for Draft Environmental Impact Review (DEIR) - Legacy at Coto California Grand Villages

Dear Mr. Canning:

On behalf of the South Orange County Economic Coalition (Coalition), we offer the following comments on the Notice of Preparation for a Draft Environmental Impact Report (DEIR) for Legacy at Coto California Grand Villages.

As you may recall, the Coalition is in support of The Legacy at Coto project. However, the Coalition requests that the project traffic study within the DEIR include the specific intersections that will be impacted within the city of Rancho Santa Margarita (RSM) – Antonio Parkway/Coto de Caza Drive and Plano Trabuco/Dove Canyon Drive. These two intersections are at the two entrances and exits to Coto de Caza. Ninety percent of the potential new county traffic from Coto de Caza will spill onto these two streets within RSM. Traffic is already heavy on Santa Margarita Parkway and a further study will provide us with a current traffic data analysis. We further request that an evaluation of how trips are distributed after leaving Coto de Caza is necessary to determine additional intersections that could be impacted.

We appreciate the opportunity to comment on the Notice of Preparation for a Draft Environmental Impact Report for the Legacy at Coto California Grand Villages. Please keep us informed on the timeline and completion of the DEIR.

Sincerely,

A handwritten signature in black ink that reads 'Barbara J. Thomas'.

Barbara J. Thomas
Executive Director