# SCOPING REPORT

## REDDING RANCHERIA
## FEE-TO-TRUST AND CASINO PROJECT

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LEAD AGENCY

U.S. Department of the Interior
Bureau of Indian Affairs
Pacific Region Office
2800 Cottage Way # W2820
Sacramento, CA 95825

PREPARED BY

Analytical Environmental Services
1801 7th Street, Suite 100
Sacramento, CA 95811
(916) 447-3479
www.analyticalcorp.com

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## INTRODUCTION

# SECTION 1.0
# INTRODUCTION

The Bureau of Indian Affairs (BIA) has initiated an Environmental Impact Statement (EIS) for the Redding Rancheria's (Tribe's) proposed 232-acre Fee-to-Trust and Casino Project in unincorporated Shasta County, California. The Proposed Action consists of the following: 1) the transfer of seven parcels totaling approximately 232 acres from fee to trust status; and 2) the subsequent development of a casino resort and associated facilities. This scoping report describes the EIS scoping process, identifies cooperating agencies, explains the purpose and need of the Proposed Action, describes the Proposed Project and alternatives, and summarizes the issues raised during the scoping process.

The National Environmental Policy Act (NEPA) integrates environmental considerations into the planning process and decisions of federal agencies. NEPA provides an interdisciplinary framework to ensure that federal agency decision-makers consider environmental factors. NEPA requires the preparation of an EIS for major federal actions that may significantly affect the quality of the environment. Public involvement, which is an important aspect of NEPA, is provided for at various steps in the EIS process. The first opportunity for public involvement is typically the EIS scoping process.

## 1.1 SCOPING PROCESS

The "scope" of an EIS is the range of environmental issues to be addressed, the types of project effects to be considered, and the range of project alternatives to be analyzed. The EIS scoping process is designed to provide an opportunity for the public and government agencies to have input into the scope of the EIS and alternatives.

The first formal step in the preparation of an EIS is publication of a Notice of Intent (NOI) to prepare an EIS. The BIA published the NOI for the Proposed Action in the *Federal Register* on November 29, 2016 (**Appendix A**). The NOI described the Proposed Action and announced the initiation of the formal scoping process and the 30-day public scoping comment period that concluded on December 29, 2016. Newspaper notices were published in the *Redding Record Searchlight* and the *Sacramento Bee* on December 6, 2016 and on www.reddingeis.com that announced the scoping comment period and the date and location of the public meeting (**Appendix A**). Direct mailings were sent to the State of California Office of Planning and Research Clearing House, public agencies, and interested parties. A list of commenters and all comments received during the scoping process are included as **Appendix B**, and a transcript of the public scoping meeting is provided as **Appendix C**.

## 1.2 COOPERATING AGENCIES

Under NEPA, the BIA is the lead agency for the evaluation of the Proposed Action consistent with the Council on Environmental Quality (CEQ) regulations (40 Code of Federal Regulations [CFR] 1500-1508). The BIA may request that another agency having jurisdiction by law or having special expertise with respect to anticipated environmental issues be a "cooperating agency." Cooperating agencies participate in the scoping process and, at the lead agency's request, may develop information to be included in the EIS.

The BIA has formally invited the United States Environmental Protection agency (USEPA), Redding Rancheria (Tribe), California Department of Transportation (Caltrans), the City of Redding (City), and Shasta County (County) to serve as cooperating agencies for the EIS. As of the date of this scoping report, the USEPA, Tribe, Caltrans, City, and the County have accepted Cooperating Agency status for the EIS. Cooperating agency invitations and acceptance letters are included in **Appendix D**.

## 1.3 PUBLIC INVOLVEMENT

Public involvement opportunities provided during scoping included the public comment period and scoping meeting. Comments were made and documented at the public hearing and received in writing via mail and e-mail.

### 1.3.1 PUBLIC NOTICE

The public was notified of scoping activities for the EIS through the publication of the NOI in the federal register, local newspaper notices in the *Redding Record Searchlight* and the *Sacramento Bee* (**Appendix A**), the project website, and direct mail to interested parties.

### 1.3.2 PROJECT WEBSITE

The project website, www.reddingeis.com, was launched on November 29, 2016. The website provides information on the Proposed Action, EIS process, and comment opportunities. It also provides documents developed to date, including the NOI and this Scoping Report. Additional documents, including the Draft and Final EIS, will be added to the website as they are developed.

### 1.3.3 PUBLIC MEETING

A public scoping meeting was conducted at 6:00 pm on December 21, 2016, at the McLaughlin Auditorium at Sequoia Middle School, 1805 Sequoia Street, Redding, to provide project information and to solicit public input on the EIS scope and alternatives. The meeting was intended to obtain input early in the NEPA process on issues and potential impacts to be assessed in the EIS, the purpose and need for the project, and alternatives to consider or eliminate from detailed analysis. The public scoping meeting

was conducted in the format of a formal public hearing. Approximately 104 people attended the public meeting, 14 of whom provided oral comments. A court reporter/stenographer was available at the public scoping meeting to record oral comments (the transcript included in **Appendix C**). Comment forms were available for attendees to provide input during the scoping meeting or to take home and mail later. Three comment letters were submitted at the public scoping meeting (**Appendix B**).

### 1.3.4 MAIL AND E-MAIL

Through the pubic scoping notices, the public was invited to submit comments during the 30-day public review period, which concluded on December 29, 2016. During the scoping period, 58 comment letters, including 2 form letters, were submitted via mail, email, or hand-delivery (**Appendix B**).

# SECTION 2.0

## PROPOSED ACTION AND ALTERNATIVES

# SECTION 2.0

# PROPOSED ACTION AND ALTERNATIVES

## 2.1 PURPOSE AND NEED

The purpose of the Proposed Action is to promote the economic development and self-sufficiency of the Redding Rancheria (Tribe). The Tribe's current Rancheria consists of eleven parcels comprising approximately 11.41 acres, merely 37 percent of the original Rancheria that was established by the BIA. Not all of these parcels are held in trust. The Tribe's existing Win-River Resort and Casino is located within the Rancheria, approximately two miles from the proposed casino relocation site ("Strawberry Fields Site"). Expansion of the existing Win-River Resort and Casino within the current Rancheria is not desirable due to the lack of developable land and the presence of Clear Creek and the Anderson – Cottonwood Canal that limit physical expansion.

The Tribe's purpose and need for the Proposed Action is based on the Tribe's desire to:

- Restore the land base of the Tribe;
- Ensure the Tribe's gaming operations remain competitive in the gaming market and meets the economic needs of the Tribe and its growing membership;
- Locate additional tribal services and housing on the existing Rancheria;
- Strengthen the socioeconomic status of Tribe; and
- Ensure that the Strawberry Fields Site, which is within the traditional territory of the Tribe, is adequately maintained and protected for future generations and that the Tribe has the ability to exercise its jurisdiction as a sovereign tribal government over the Subject Property.

## 2.2 ALTERNATIVES IDENTIFIED BY THE PUBLIC

As described in **Section 3.2**, several alternative uses were raised during scoping, including the No Action Alternative (incorporated as Alternative G); alternatives to minimize the biological impact (incorporated as Alternatives B, D, and F); alternatives that did not include the outdoor sports retail identified in the Proposed Project (incorporated as Alternative B); alternatives that were not located on the Strawberry Fields Site (incorporated as Alternatives E and F); utilizing the Strawberry Fields Site as a tourist destination with a heritage or welcome center and walking or interpretive trails; and utilizing the Strawberry Fields Site as a vineyard. Alternatives to be evaluated in the EIS are discussed in **Section 2.3**, and alternatives eliminated from consideration are described in **Section 2.4**.

## 2.3 ALTERNATIVES TO BE ANALYZED WITHIN THE EIS

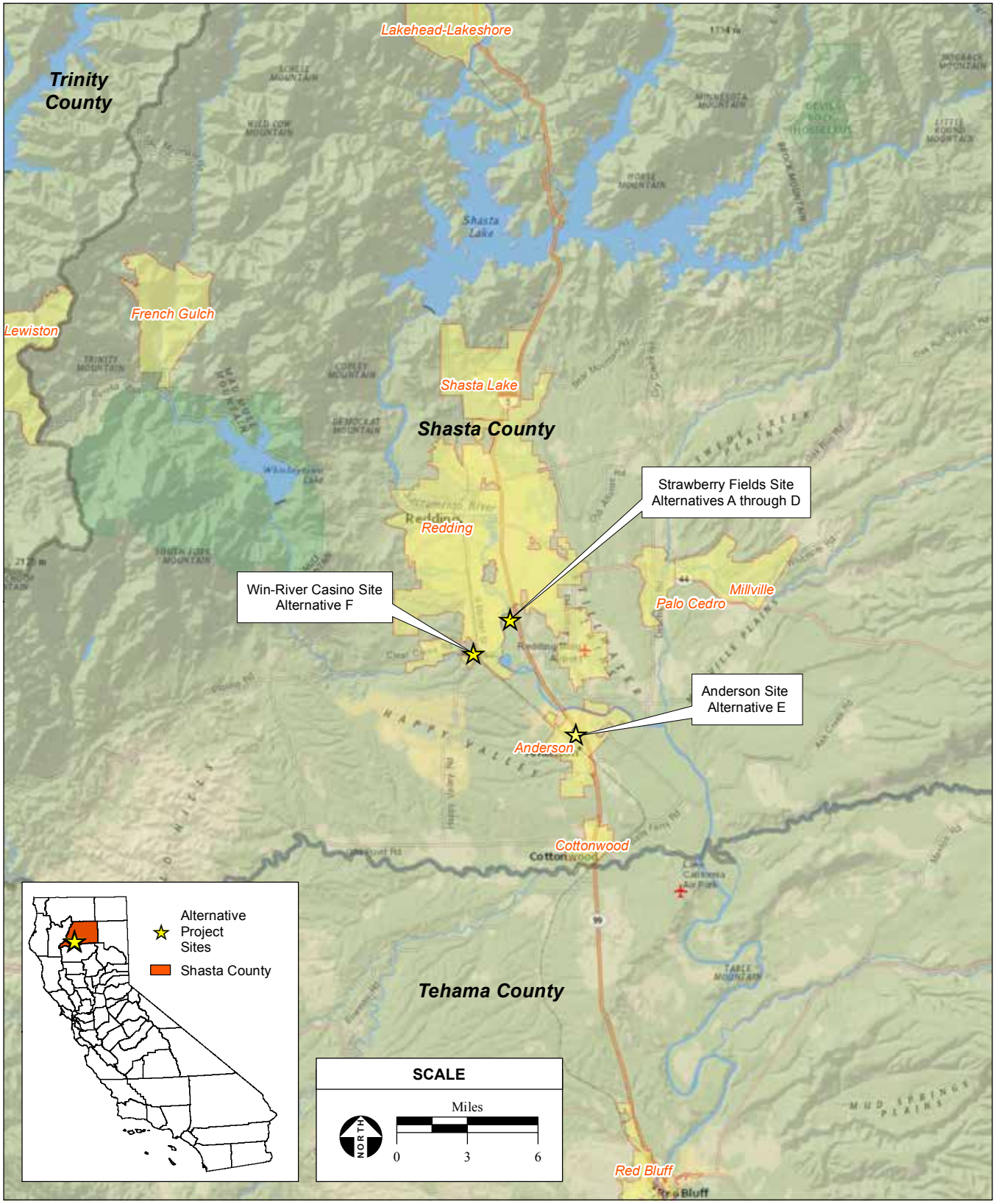
The EIS will evaluate a reasonable range of alternatives to meet the purpose and need. These alternatives are located at either the Strawberry Fields Site in unincorporated Shasta County, just south of the City of Redding; the Anderson Site in the City of Anderson; or the Win-River Casino Site on the Tribe's reservation property within the City of Redding. The regional locations of these sites within Shasta County, California are shown in **Figure 1**. The sites and their immediate vicinity are shown in **Figure 2** (Strawberry Fields Site), **Figure 3** (Anderson Site), and **Figure 4** (Win-River Casino Site).

**Table 2-1** summarizes the development alternatives to be analyzed in detail in the EIS that are described further below. Alternative A is the Tribe's Proposed Project. However, the BIA (Lead Agency) may not determine a Preferred Alternative until completion of the environmental analysis. If it is clearly known at the time, a Preferred Alternative may be identified in the Draft EIS; otherwise, BIA will do so in the Final EIS or Record of Decision (ROD). As described in NEPA Section 1502.14(e), a Preferred Alternative is the alternative that the agency believes would fulfill its statutory mission and responsibilities, considering economic, environmental, technical, and other factors.

**TABLE 2-1**
PROJECT ALTERNATIVES

| EIS Alternative | A | B | C | D | E | F[2] |
|---|---|---|---|---|---|---|
| **Description** | **Proposed Project** | **Proposed Project with No Retail** | **Reduced Intensity** | **Non-Gaming** | **Alternative Site** | **Expansion of Existing Casino** |
| Project Site | Strawberry Fields Site | | | | Anderson Site | Win-River Casino Site |
| Jurisdiction | Shasta County | | | | City of Anderson | Redding Rancheria |
| Fee-to-Trust Acreage[1] | 232 acres | | | | 55 acres | N/A |
| Casino[1] | 69,515 sf | 69,515 sf | 56,412 sf | 0 sf | 69,515 sf | 42,484 sf |
| Hotel[1] | 182,288 sf<br>250 rooms | 182,288 sf<br>250 rooms | 182,288 sf<br>250 rooms | 89,717 sf<br>128 rooms | 165,788 sf<br>250 rooms | 56,735 sf<br>84 rooms |
| Restaurants[1] | 31,565 sf | 31,565 sf | 30,390 sf | 12,178 sf | 31,565 sf | 5,502 sf |
| Conference Center[1] | 10,080 sf | 10,080 sf | 10,080 sf | 0 sf | 10,080 sf | 10,000 sf |
| Event Center[1] | 52,200 sf | 52,200 sf | 52,200 sf | 0 sf | 52,200 sf | 0 sf |
| Retail[1] | 130,000 sf | 0 sf | 130,000 sf | 120,000 sf | 120,000 sf | 0 sf |
| Parking Spaces[1] | 2,656 spaces | 2,250 spaces | 2,656 spaces | 606 spaces | 2,656 spaces | 1,710 spaces[3] |
| Existing Land Use | Agriculture (grazing), open space | | | | Agriculture (grazing), open space | Casino, event center, hotel |
| Zoning | Agriculture (A-1) | | | | Residential-Low Density (R1) | N/A |

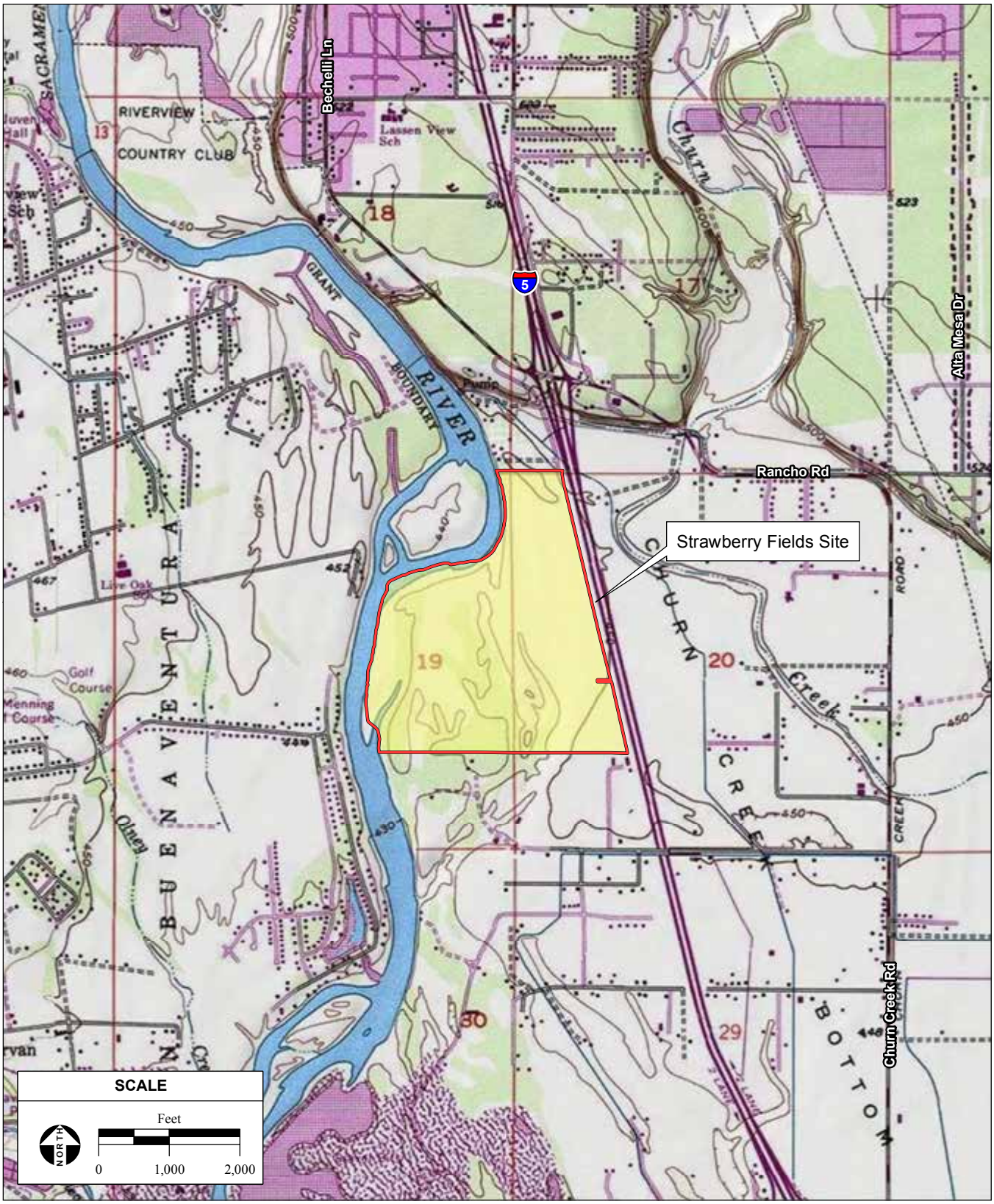
Notes:
1 – Values are approximate.
2 – Values represent total size of facilities (existing plus Alternative F expansion).
3 – Value only includes proposed parking garage.




SOURCE: NatGeo, 2015; AES, Date: 5/9/2017



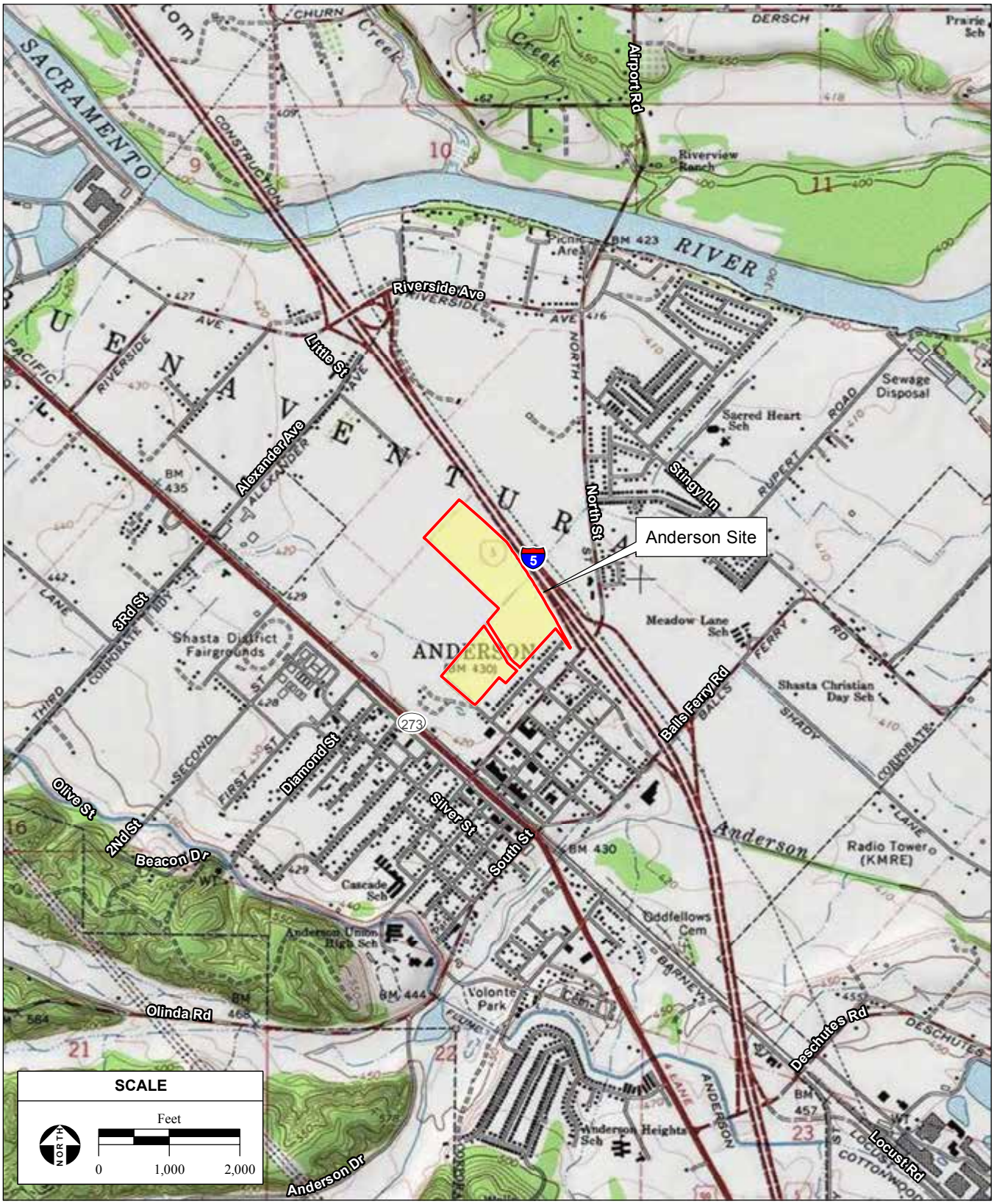
**Figure 1**
Regional Location




SOURCE: "Enterprise, CA" USGS 7.5 Minute Topographic Quadrangle, T31N, R4W, Section 18, 19, & 20, Mt. Diablo Baseline & Meridian; ESRI Data, 2016; AES, 5/9/2017



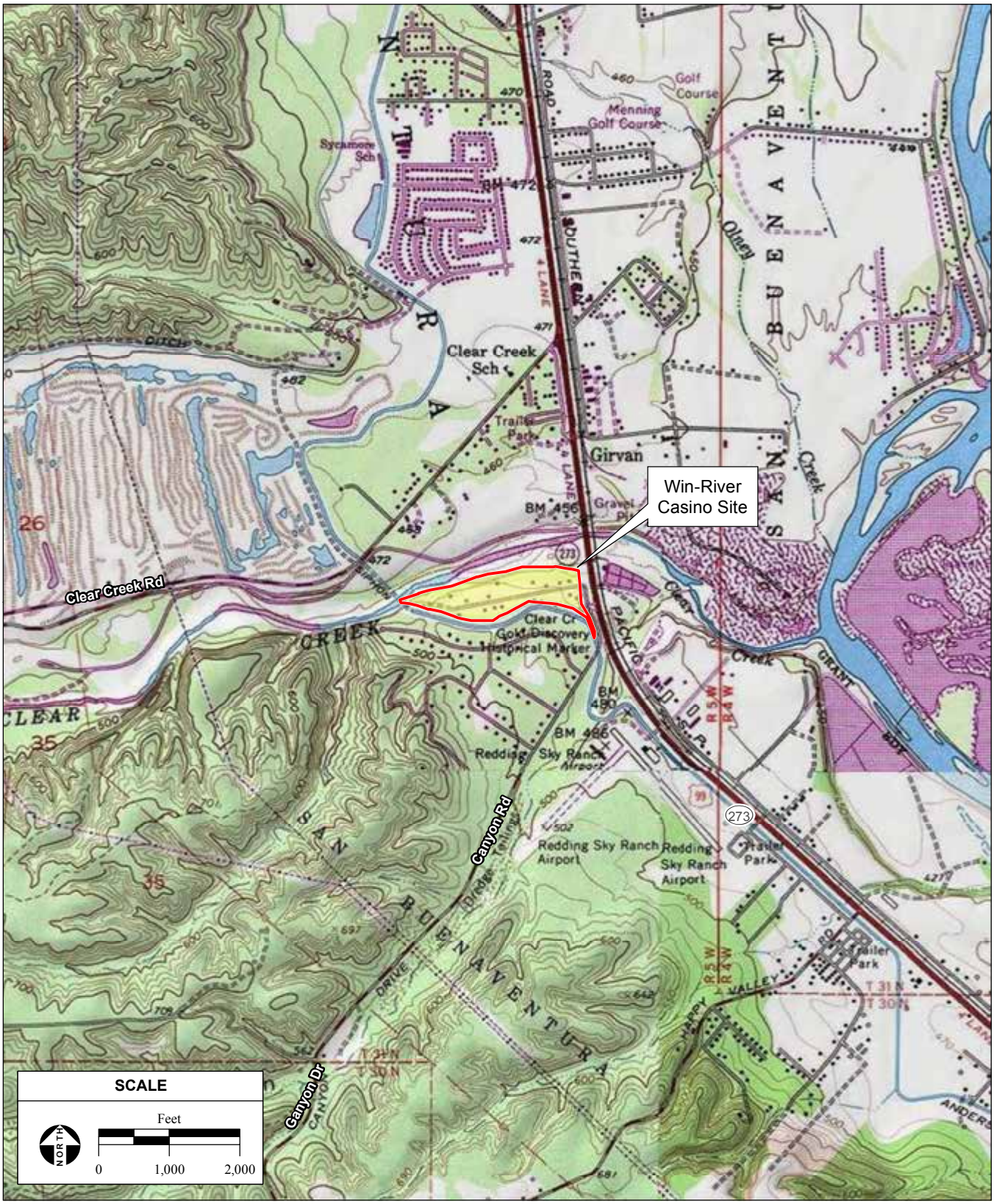
**Figure 2**
Strawberry Fields Site Vicinity




SOURCE: "Enterprise, CA" USGS 7.5 Minute Topographic Quadrangle, T30N, R4W, Unsectioned Area of San Buenaventura/Andersen, Mt. Diablo Baseline & Meridian; AES, 5/9/2017



**Figure 3**
Anderson Site and Vicinity






SOURCE: "Enterprise, CA" USGS 7.5 Minute Topographic Quadrangle, T31N, R4W, Unsectioned Area of San Buenaventura, Mt. Diablo Baseline & Meridian; AES, 5/9/2017

**Figure 4**
Win-River Casino Site and Vicinity

### 2.3.1 Alternative A – Proposed Project

Alternative A, the Proposed Project, includes the following components: 1) the transfer of the Strawberry Fields Site (seven parcels totaling approximately 232 acres, currently owned in fee by the Tribe) to trust status (Proposed Action); and 2) the subsequent development of the trust property with a variety of uses including, but not limited to, a casino, 250-room hotel, conference and event centers, restaurants, retail facilities, parking, and other supporting facilities (Proposed Project). A site plan for Alternative A is shown in **Figure 5**.

### 2.3.2 Alternative B – Proposed Project with No Retail Alternative

As with Alternative A, Alternative B would involve the fee-to-trust transfer of the Strawberry Fields Site and subsequent development of the casino and hotel resort complex; however, there would be no retail facilities developed under Alternative B. A site plan for Alternative B is shown in **Figure 6**.

### 2.3.3 Alternative C – Reduced Intensity Alternative

Alternative C would involve the fee-to-trust transfer of the Strawberry Fields Site and the construction of a development similar to that described under Alternative A, but at a smaller scale, as shown in **Figure 7**. Refer to **Table 2-1** for individual component sizes.

### 2.3.4 Alternative D – Non-Gaming Alternative

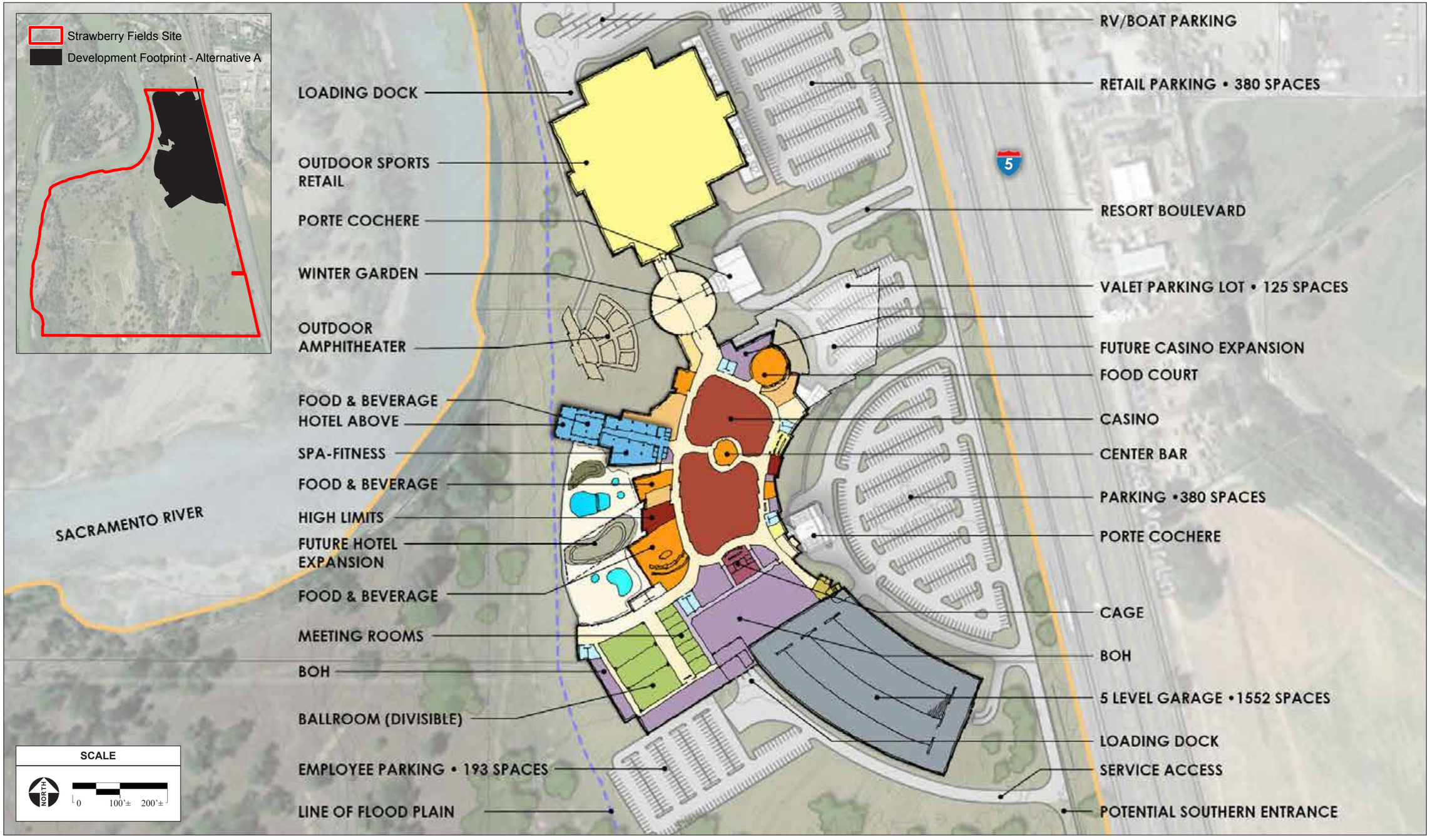
Alternative D would involve the fee-to-trust transfer of the Strawberry Fields Site and the construction of a 128-room hotel, food and beverage facilities, retail facilities, and parking, as shown in **Figure 8**. Under Alternative D, the casino and conference and events centers would not be constructed, and the hotel, food and beverage facilities, and parking would be downsized relative to Alternative A. Refer to **Table 2-1** for individual component sizes.

### 2.3.5 Alternative E – Alternate Site Alternative

Alternative E includes the following components: 1) the transfer of approximately 55 acres (the Anderson Site) currently owned in fee by the Tribe to trust status; and 2) the subsequent development of the trust property with a variety of uses including, but not limited to, a casino, 250-room hotel, conference and events centers, restaurants, retail facilities, parking, and other supporting facilities. A site plan for Alternative E is shown in **Figure 9**.

### 2.3.6 Alternative F – Expansion Alternative

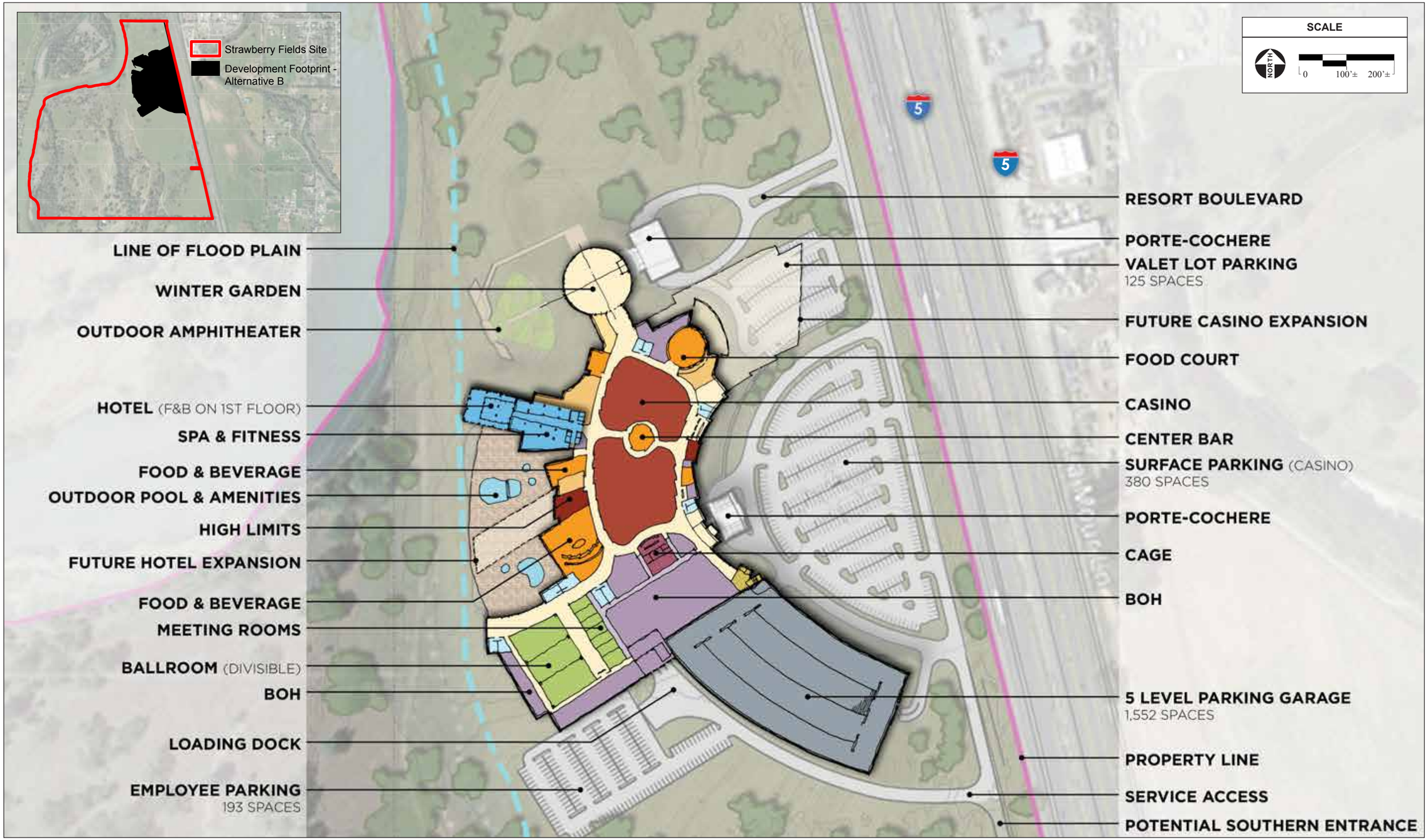
Under Alternative F, the Tribe's existing Win-River Casino would be expanded, as shown in **Figure 10**. The gaming floor would be expanded into the existing 9,826-sf event center, resulting in a total gaming floor of 42,484 sf. A new 10,000-sf event center and a seven story parking garage housing 1,710 parking




SOURCE: Huffman Broadway Group/Redding Rancheria Casino Master Plan, 2017; AES, 5/9/2017



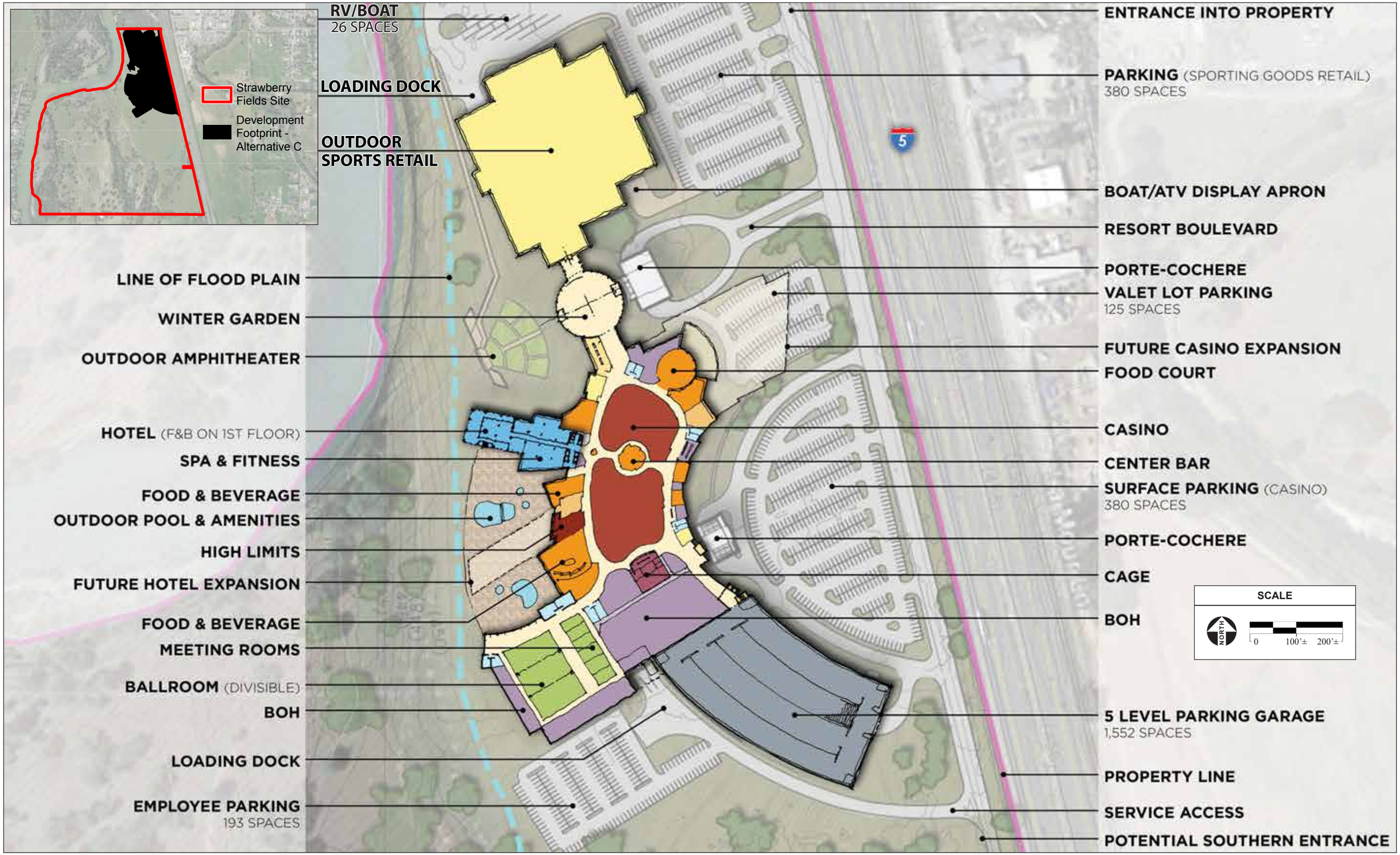
**Figure 5**
Alternative A - Site Plan




SOURCE: Huffman Broadway Group/Redding Rancheria Casino Master Plan, 2017; AES, 5/9/2017



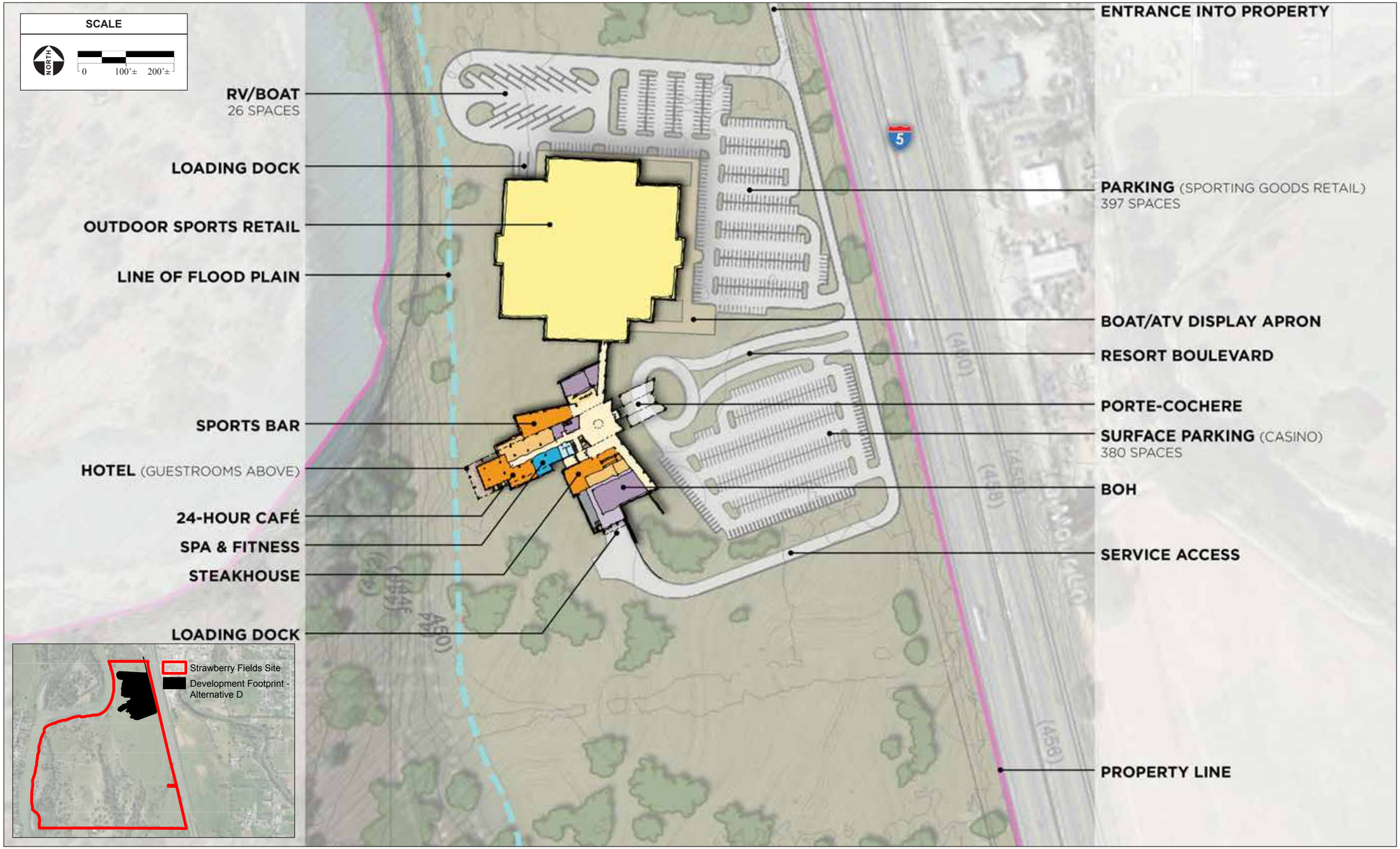
**Figure 6**
Alternative B - Site Plan




SOURCE: Huffman Broadway Group/Redding Rancheria Casino Master Plan, 2017; AES, 5/9/2017



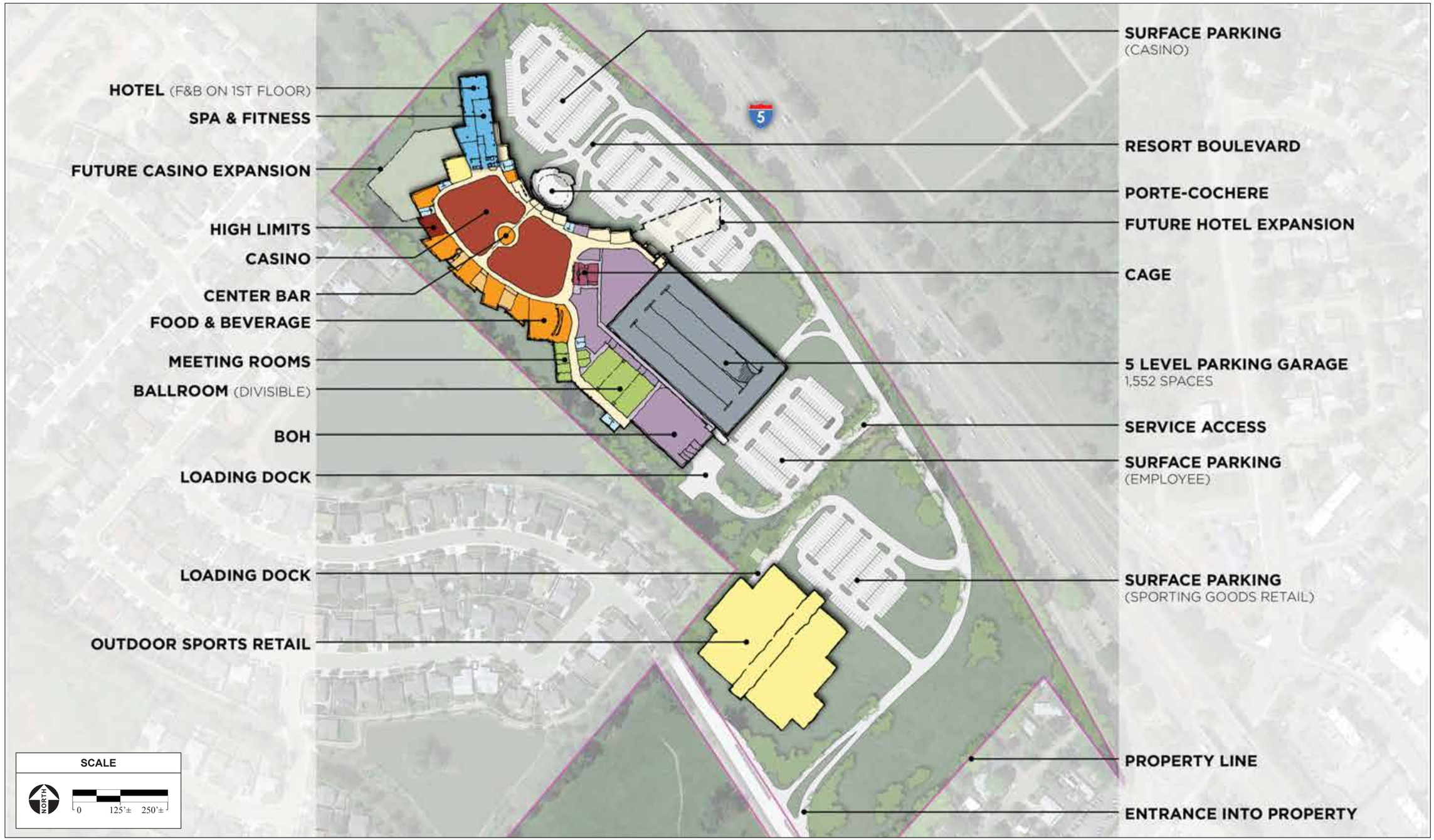
**Figure 7**
Alternative C - Site Plan




SOURCE: Huffman Broadway Group/Redding Rancheria Casino Master Plan, 2017; AES, 5/9/2017



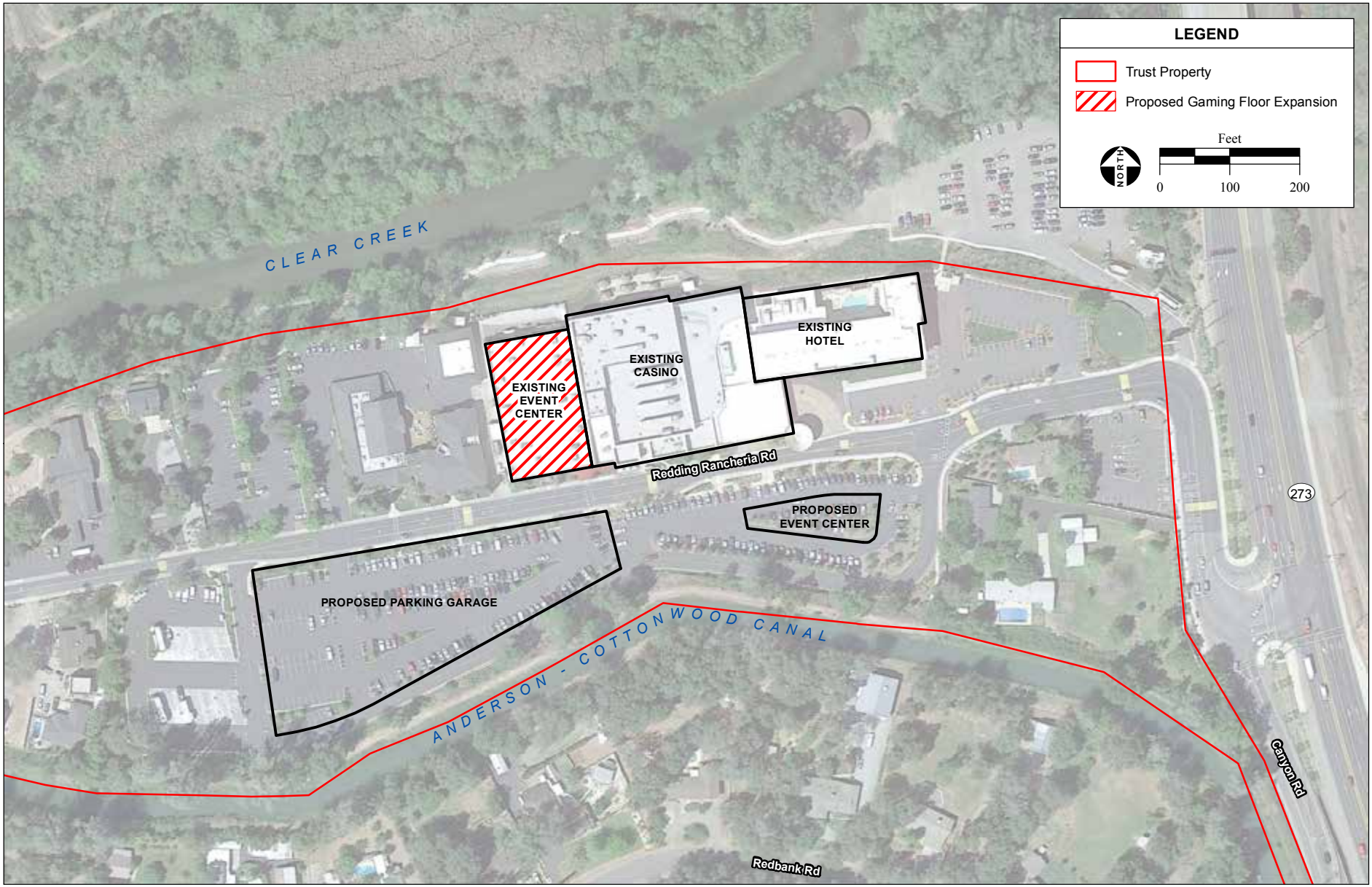
**Figure 8**
Alternative D - Site Plan




SOURCE: Huffman Broadway Group/Redding Rancheria Casino Master Plan, 2017; AES, 5/9/2017



**Figure 9**
Alternative E - Site Plan




SOURCE: DigitalGlobe Aerial Photograph, 4/2015; AES, 5/9/2017



**Figure 10**
Alternative F - Site Plan

spaces would be constructed within the Casino's existing parking lot. Refer to **Table 2-2** for the sizes of additional individual components.

**TABLE 2-2**
PROPOSED RESORT EXPANSION ELEMENTS

| Element | Existing | Proposed Expansion | | Total |
|---|---|---|---|---|
| | | Remodeled | New Development | |
| Gaming Floor[1] | 32,658 SF<br>835 Gaming Positions | 9,826 SF<br>250 Gaming Positions | - | 42,484 SF<br>1085 gaming positions |
| Poker Room | 1,552 SF | - | - | 1,552 SF |
| Hotel | 56,735 SF<br>84 Rooms | - | - | 56,735 SF<br>84 Rooms |
| Spa | 3,929 SF | - | - | 3,929 SF |
| Event Center[1] | 9,826 SF | - | 10,000 SF | 10,000 SF |
| Restaurants | 5,502 SF<br>(Sports Bar and Elements) | - | - | 5,502 SF (Sports Bar and Elements) |
| Pool Deck | 5,012 SF | - | - | 5,012 SF |
| Miscellaneous Public Spaces | 5,532 SF | - | - | 5,532 SF |
| Back of House | 20,825 SF | - | - | 20,825 SF |
| ***Casino Subtotal*** | ***141,607 SF*** | ***9,826 SF*** | ***10,000 SF*** | ***151,607 SF*** |
| 7-Story Parking garage | N/A | - | 604,500 SF<br>1,710 spaces | 604,500 SF<br>1,710 spaces |
| **Total Square Feet** | **141,607 SF** | **9,826 SF** | **614,500 SF** | **756,107 SF** |

Notes: 1 – Alternative E proposes to expand casino gaming floor into existing event center and build new event center.

### 2.3.7 Alternative G – No Action Alternative

NEPA Section 1502.14(d) requires analysis of the No Action Alternative. Under the No Action Alternative, none of the development alternatives considered within the EIS would be implemented. The No Action Alternative assumes that neither the Strawberry Fields Site nor the Anderson Site would be taken into trust and existing uses on the Strawberry Fields, Anderson, and Win-River Casino Sites would not change in the near term.

## 2.4 ALTERNATIVES CONSIDERED BUT ELIMINATED FROM FURTHER CONSIDERATION

Alternatives, other than the No Action Alternative, were screened based on four criteria: 1) extent to which they meet the purpose and need for the Proposed Action, 2) feasibility, 3) ability to reduce environmental impacts, and 4) ability to contribute to a reasonable range of alternatives. The intent of the analysis of alternatives in the EIS is to present to decision-makers and the public a reasonable number of alternatives that are both feasible and sufficiently different from each other in critical aspects. Several

alternatives were considered and rejected for full EIS analysis based on the above criteria, and these are summarized below.

### 2.4.1 Heritage Center and Walking Trails Alternative

This alternative was suggested by a commenter during the public scoping period. This alternative was eliminated from consideration because it would not meet the purpose and need of the Proposed Action as described in **Section 2.1** to promote economic development opportunities and the self-sufficiency of the Tribe.

### 2.4.2 Vineyard Alternative

This alternative was suggested by a commenter during the public scoping period. This alternative was eliminated from consideration because it would result in a greater area of land disturbance and thus the potential for impacts associated with visual resources, biological resources, and cultural resources. Additionally, given the lack of other vineyard developments in the region, it appears unlikely that this alternative would be economically feasible and thus would not meet the purpose and need of the Proposed Action as described in **Section 2.1** to promote economic development opportunities and the self-sufficiency of the Tribe.

# SECTION 3.0

## ISSUES IDENTIFIED DURING SCOPING

# SECTION 3.0
# ISSUES IDENTIFIED DURING SCOPING

## 3.1 INTRODUCTION

The Council on Environmental Quality (CEQ) regulations for implementing the National Environmental Policy Act (NEPA) require a process, referred to as "scoping," for determining the range of issues to be addressed during the environmental review of a Proposed Action (25 Code of Federal Regulations [CFR] §1501.7). The scoping process entails a determination of issues by soliciting comments from agencies, organizations, and individuals. The Notice of Intent (NOI) comment period for the Redding Rancheria Fee-to-Trust and Casino Project's (Proposed Project's) Environmental Impact Statement (EIS) began November 29, 2016, and closed on December 29, 2016. The issues that were raised during the NOI comment period have been summarized in this Scoping Report.

The following section lists each of the major issue areas raised by members of the public or government agencies in the scoping process. Specific issues and questions are discussed in each section and will be further addressed in the EIS. General comments, concerns, and questions not falling within one of the major issue areas below, or topics that do not fall within the scope of the EIS, are discussed at the end of the following section under the heading **Non-EIS Issues**. Additional issues not specifically raised but which the Bureau of Indian Affairs (BIA) intends to address in the EIS also are discussed. Copies of the comment letters submitted during the scoping process appear in **Appendix B**. A transcript of the public scoping meeting held at the McLaughlin Auditorium at Sequoia Middle School, 1805 Sequoia Street, Redding, California at 6:00 pm on December 21, 2016 is provided in **Appendix C**.

## 3.2 ISSUES IDENTIFIED DURING SCOPING

This section contains a summary of comments received during the EIS scoping process. These comment summaries are categorized by issue area. A general summary of the expected scope of the EIS for each issue area category is also provided.

### 3.2.1 ALTERNATIVES AND PURPOSE AND NEED

#### Comments

The following comments and questions regarding the scope of the alternatives were provided during scoping:

- Identify supporting facilities, including needed parking facilities, transportation improvements, drinking water and/or wastewater treatment facilities, and other utilities upgrades associated with the project.
- What retail facilities are proposed?
- Will there be a gas station? Will gas be held to the same restrictions as tanks on non-sovereign land?
- Where is planned RV parking and semi-truck parking located on site? Will there be dump stations for RVs?
- Will there be a full-service truck stop and where will it be located?
- Are there plans for an outdoor amphitheater? What will the hours for concerts be?
- Include in the project description the purchase, installation, and implementation of water-efficient products and practices. This includes WaterSense labeled toilets and faucets.
- Will all the parcels on the property be moved into trust? What operations will exist on the undeveloped parcels? What future uses are planned for the rest of the parcels of the project site? Are they commercial, residential, or agricultural? What will stop the Tribe from building an outdoor stadium in the future?
- Close the existing casino as part of the project.
- Include energy efficiency measures as best practices.
- Consider permeable paving and landscaping for the entire project site.
- Consider designing the facility as a staging center for natural disasters.
- Consider landscaping with native plants and those that provide food for wildlife.
- Will the other parcels within the project site be developed in phases?
- Provide an expected completion date for the Proposed Project.
- Include information regarding the future use of the old casino and hotel. Will the hotel remain open? What will happen to the old casino?
- What rationale has the Tribe given for this proposal? Why does the Tribe need to build a new casino, despite the recent remodeling?
- Explain the fee-to-trust transfer process and how it applies to the proposal.
- Does land in trust belong to the U.S. or to the Tribe, and is it classified as tribal land?
- Is land in trust under the jurisdiction of local government?
- The area should be kept as a wildland instead of a casino. A heritage center or welcoming center for the Tribe would be better. Walking trails or interpretive trails would enhance the Tribe's culture and bring in the community.
- Evaluate a range of alternatives and ensure the full spectrum of alternatives are considered and evaluated. Identify alternatives which avoid or minimize impacts to sensitive biological resources.
- Consider a No Action Alternative.
- Consider an alternative use of the land as a vineyard.

- Recommend quantifying differences between Proposed Project and alternatives, rather than characterizing impacts as "similar to the proposed action." This includes area of land disturbed, quantity of impervious surfaces, vegetation affected, etc.

### EIS Scope

Alternatives expected to be analyzed within the EIS are identified and described in **Section 2.0**. As discussed therein, a reasonable range of alternatives has been developed in light of the purpose and need. The EIS will provide a complete description of all alternatives, and provide a thorough analysis of environmental consequences from implementation of each alternative. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.2 GEOLOGY AND SOILS

### Comments

The following comments and questions regarding geology and soils were provided during scoping:

- The project site contains significant alluvial sand and gravel resources; discuss the loss of this resource under the project.
- Discuss the effect of the parking lot on agricultural soils.
- Will the proposed buildings be constructed on imported dirt?
- Are there restrictions on construction and earth movement on sovereign land?
- Provide adequate mitigation for paving over the on-site soils.

### EIS Scope

The EIS will include a description of the geological, topographic, site drainage, and soil conditions on the alternative sites, as well an analysis of potential impacts resulting from all alternatives on these resources. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.3 WATER RESOURCES

### Comments

The following comments and questions regarding water resource issues were provided during scoping:

- Recommend avoiding development within a floodplain and concentrating all development to such areas outside the floodplain, consistent with Executive Order (EO) 11988.
- The United States Army Corps of Engineers (USACE) needs to recalculate the flood zone.
- Minimize the project footprint and reduce impervious surfaces, such as with parking structures.
- Will structures be built below the floodplain that will divert waters elsewhere and flood nearby properties?

- Increased flooding will increase erosion on the west side of the river.
- Include floodplain maps and indicate the location of the project site. The project is within the 500-year floodplain and near the 100-year floodplain. Past 100-year floods have caused great erosion to properties adjacent to the river. The project site is susceptible to erosion and will flood if it is only a few feet out of the 100-year floodplain.
- Evaluate all impacts to floodways and the floodplain, as well as drainage patterns. Quantify these impacts. Include flooding issues from development within the 100-year floodplain on downstream properties, primarily how raising the level of the project site would increase flooding downstream, and how increasing impervious surfaces on the site would affect the floodplain capacity.
- Discuss flooding events in the case of dam failures at the Shasta Dam and Whiskeytown Dam (see the County Hazards Mitigation Plan). Discuss potential evacuations and strain on the Sheriff's Office of Emergency Services and its Boating Safety Unit.
- The project site's altered water drainage system will raise the level of the Sacramento River. This will increase flood damage downriver.
- The California Department of Fish and Wildlife (CDFW) has dumped cobblestones in the river to create salmon spawning habitat, which has raised the riverbed and therefore raised the floodplain.
- Analyze proposed drainage systems and related impacts. Prepare a drainage study to quantify hydrology, on-site collection system needs, and potential points of discharge. Have the study analyze both existing and developed conditions.
- What is the plan for drainage from new impermeable surfaces?
- Who will pay for raising the levees and ensuring there is no run-off directly to the Sacramento River?
- How will fill material on the site redirect water flow in a flood event?
- Water flows west across Interstate 5 (I-5) at a rate of 600 to 700 cubic feet per second, as identified by the California Department of Water Resources (DWR). This flow is conveyed across the project site before entering the Sacramento River. If this flow is blocked or impeded, the displaced flow will be conveyed down Churn Creek, which would raise the water elevations of larger flood events.
- Consider using runoff from structures for habitat improvement.
- Discuss the effect on the groundwater for those living in Churn Creek Bottom.
- The fast drainage and filtering by project site soils provides clean water into the wells of homeowners and the Sacramento River.
- Evaluate potential water quality impacts to the Sacramento River, including water pollution to groundwater and surface water from runoff, and groundwater drawdown.
- Discuss pollutants from stormwater runoff into the Sacramento River, Anderson Cottonwood Irrigation District facilities, and adjacent areas to the project site.
- Discuss the adequacy of an on-site sewage treatment facility for treating wastewater for discharge into groundwater or into the Sacramento River.
- How will surface water and groundwater quality be protected?

- Discuss the effect of the parking lot on fresh water sources, including oil washing into the Sacramento River.
- Discuss impacts to the Churn Creek Aquifer, including project usage affecting neighboring properties and groundwater levels. This could also affect ground level, or cause sink holes and building shifts, particularly during drought conditions.
- Divert runoff from parking areas and roadways into stormwater treatment structures such as bioretention areas, infiltration trenches or basins, and filter strips. Include other Low Impact Development (LID) measures as necessary, including to improve water quality.
- Consider using the best green hotel practices with reuse of gray water.
- The California State Lands Commission (CSLC) has jurisdiction over navigable non-tidal waterways, and holds in fee the bed of the waterway to the ordinary low water mark, and a public trust easement to the ordinary high water mark. Provide information regarding the project's use of land within the Sacramento River. If so, a lease or permit will be required from the CSLC.

### EIS Scope

The EIS will include a description of watersheds, drainage patterns, floodplains, groundwater conditions, and water quality, as well as analysis of potential impacts resulting from all alternatives on these resources. The EIS will address issues related to storm-water runoff, water consumption, and wastewater generation, including impacts to surface water and groundwater quality. Mitigation measures to avoid or reduce impacts to water quality and water resources, if warranted, will be recommended in the EIS.

## 3.2.4 AIR QUALITY AND GREENHOUSE GASES

### Comments

The following comments and questions regarding air quality issues were provided during scoping:

- Prepare an air quality analysis to evaluate air quality impacts from increased traffic and urban development at the project site.
- Contact the Shasta County Air Quality Management District (AQMD) for concerns regarding the project.
- Provide data, analysis, and mitigation for the impacts including emissions from back-up generators, fueling stations, construction equipment, and long-term traffic.
- Provide details on ambient air quality conditions, National Ambient Air Quality Standards (NAAQS), criteria pollutant nonattainment areas, and potential air quality impacts of the project (including cumulative and indirect impacts).
- Analyze impacts of the construction of project alternatives, including estimates of criteria air pollutants.
- Discuss whether general conformity requirements are applicable (Clean Air Act [CAA] Section 176[c], 40 CFR Part 93).

- Include October 2015 ozone standard if determination is made (expected October 2017) before publishing of Draft EIS.
- Disclose available information about the health risks associated with vehicle emissions and mobile source air toxics.
- Consider the following mitigation measures to reduce impacts of particulate matter and other toxics from construction-related activities:
    - Prepare an inventory of all equipment prior to construction and identify the suitability of add-on emission controls for each piece of equipment before groundbreaking. Utilize control technologies such as particle traps and specialized catalytic converters.
    - Ensure that diesel-powered construction equipment is properly tuned and maintained, and shut off when not in direct use.
    - Prohibit engine tampering to increase horsepower, except when meeting manufacturer's recommendations.
    - Locate diesel engines, motors, and equipment staging areas as far as possible from residential areas and sensitive receptors (including schools, daycare centers, and hospitals).
    - Reduce construction-related trips of workers and equipment, including trucks. Develop a construction traffic and parking management plan that minimizes traffic interference and maintains traffic flow.
    - Lease or buy newer, cleaner equipment (1996 or newer model), using a minimum of 75 percent of the equipment's total horsepower.
    - Use lower-emitting engines and fuels, including electric, liquefied gas, hydrogen fuel cells, and/or alternative diesel formulations.
    - Implement the following Fugitive Dust Source Controls:
        - Stabilize open storage piles and disturbed areas by covering and/or applying water or chemical/organic dust palliative where appropriate, to both inactive and active sites, during workdays, weekends, holidays, and windy conditions.
        - Install wind fencing and phase grading operations where appropriate, and operate water trucks for surface stabilization under windy conditions.
        - When hauling material and operating non-earthmoving equipment, prevent spillage and limit speeds to15 miles per hour (mph). Limit speed of earth-moving equipment to 10 mph.
- Evaluate energy conservation potential as required by CEQ Regulations (40 CFR 1502.14[e]).
- Consider using best available technology to reduce energy requirements.
- What provisions will be made for idling truck engines to not increase air pollution?
- Consider solar energy generation, such as rooftop photovoltaics on carports over parking lots. Shaded parking areas also reduce evaporative emissions of air pollutants from parked vehicles.
- Discuss and evaluate solar water heating.
- Consider the use of high-efficiency combined heat and power (cogeneration) to meet project heating and energy loads.

- Utilize the Leadership in Energy and Environmental Design (LEED) standard for green building. Specify this in development contracts.
- Consider providing smoking sections separately, to allow the rest of the planned facilities to pursue LEED certification.
- Consider the use of zero emission vehicles to reduce greenhouse gas (GHG) emissions.
- Consider using the best air filtering system and individual ashtrays to reduce secondhand smoke.
- Consider using cleansing agents and landscaping that is low in volatile organic compounds (VOCs).
- Describe the carbon footprint of this project. Address where carbon offsets will come from.
- Address global climate change in general and from the increased pavement on the project site, including effects of vehicles on the pavement. Address increased GHG emissions from the project and provide mitigation.
- The ecosystem on the project site creates a microclimate that protects the area from global warming.

### EIS Scope

The EIS will include a description of the regional climate, existing air quality, and pollutants of concern in the vicinity of the alternative sites, as well as an analysis of the potential impacts that could result from implementation of each of the proposed alternatives. Potential impacts associated with GHGs and climate change will be analyzed within the cumulative section of the EIS. Mitigation measures, if warranted, will be recommended in the EIS.

## 3.2.5 BIOLOGICAL RESOURCES

### Comments

The following comments and questions regarding biological resources were provided during scoping:

- Consider the sensitivity of birds, fish, and other wildlife in relation to the adjacent Sacramento River and discuss water usage impacts on the Sacramento River's salmon, other fish, and wildlife.
- Development would impact deer, coyotes, bobcats, river otters, beavers, eagles, osprey, geese, ducks, turkeys, ducks, cranes, rabbit, coyotes, riparian habitat along the Sacramento River, endangered species, winter run salmon, steelhead, valley quail, waterfowl, migrating mourning doves, anadromous fisheries, and sensitive natural communities including the Great Valley Cottonwood Riparian Forest and the Great Valley Oak Riparian Forest.
- Analyze the impacts to species protected under the Federal Endangered Species Act (FESA), the California Endangered Species Act (CESA), and other lists of species of concern, including bank swallows (*Riparia riparia*).

- Identify all petitioned and listed threatened and endangered species and critical habitat that might occur on site. Identify and quantify which species and critical habitat could be directly or indirectly affected by each alternative.
- Increased traffic will decrease wildlife in the area.
- Discuss the effects of increased noise on local wildlife (deer, ducks, geese, herons, egrets, osprey, eagles, otters, swans, pelicans).
- Have landscaping plans consider a federal memorandum and addendum regarding honey bees.
- Consider the following list of species for focused surveys: Chinook salmon, steelhead, green sturgeon, tadpole shrimp, fairy shrimp, valley elderberry longhorn beetle, bald eagle, bank swallow, tricolored blackbird, western spadefoot toad, western pond turtle, great valley oak riparian forest, great valley willow scrub, great valley cottonwood riparian forest, slender orcutt grass, red bluff dwarf rush, legenere, silk crypthantha, dubious pea, and Henderson's bentgrass. Include detailed impact analysis and avoidance and minimization measures to reduce impacts to the above species and habitats.
- Study the impact of construction and development on wildlife in the river, particularly endangered species such as salmon.
- The day after the Tribe purchased the project site, all the wildlife were gone.
- Since the Tribe bought the property, the deer population has decreased by 50 to 80 percent, because it is being used for grazing rather than farmland.
- Discuss the effect of the parking lot on nearby ecosystems.
- Destroying the clean water source of the project site would impact wildlife.
- How will riparian trees and vegetation be preserved throughout construction?
- Discuss impacts of artificial night lighting and impacts to riparian wildlife, such as phototropism, stimulation of hormone production, and increased predation in juvenile salmonids. Minimize or avoid artificial night lighting impacts to aquatic organisms.
- Describe all Waters of the U.S. that could be affected by all project alternatives and include maps that clearly identify waters within the project area. Include acreages, channel lengths, habitat types, values, and functions of these waters. Avoid water features on site.
- Include an analysis of impacts to federally protected wetlands and the movement of native resident and migratory fish and wildlife species.
- Coordinate early with USACE regarding wetlands on the project site, should a Clean Water Act (CWA) Section 404 permit be needed.
- Evaluate the consistency with County General Plan objectives and policies regarding fish and wildlife habitat, including Objective FW1 and Policies FW-c, FW-d, FW-e, FW-f, FW-g, FW-h, and FW-k.
- Include a biological assessment, if threatened or endangered species may be impacted by the project, and provide a description of Section 7 consultation with the United States Fish and Wildlife Service (USFWS).
- Conduct a biological resource assessment prior to Draft EIS circulation by a qualified biologist to assess the wildlife, plants, and habitats located on site. Within the biological assessment:

- Include information on special-status species and habitats by analyzing various electronic databases, including CDFW's California Natural Diversity Database (CNDDB), as well as databases run by the California Native Plant Society (CNPS), USFWS, and the National Marine Fisheries Service (NMFS).
- Conduct focused species-specific surveys at the appropriate time of year and time of day. Develop survey procedures in consultation with CDFW, USFWS, and NMFS.
- Include the date, time, and weather conditions during surveys.
- Describe the natural environment.
- Include methodology and protocols, such as CDFW's 2009 *Protocols for Surveying and Evaluating Impacts to Special Status Native Plant Populations and Natural Communities*.
- List common special-status plant and wildlife species as well as habitats present during the surveys.
- List rare, local, and unusual species and habitats present during the surveys.
- Delineate Waters of the U.S. and State, including vernal pools, isolated wetlands, and riparian habitats on site or adjacent to the project.
- Include a map depicting the project boundary, and a map with the footprint of the project or the impacted area.
- Include a vegetation map that uses the National Vegetation Classification System and highlights special-status natural communities.
- Include a table depicting the vegetation communities found on site, with their respective acreages and acreages impacted.
- Include a map depicting wildlife movement corridors, especially those extending to major rivers and their tributaries.

- Include a discussion of direct, indirect, and cumulative impacts as follows:
  - Present clear significance criteria and identify thresholds to be used.
  - Include environmental conditions at both local and regional levels, and emphasize resources unique to the region.
  - Address impacts from initial project implementation, as well as long-term operation.
  - Consider direct physical changes in the environment which may be caused by indirect physical changes in the environment from the project. Quantify impacts (acres, linear feet, number of individuals taken, volume or rate of water extracted, etc) to the extent feasible.
  - Include a table depicting special-status plant or wildlife species that may be impacted.
  - Analyze impacts relative to their effects on off-site habitats and species. Include public lands, open space, downstream aquatic habitats, areas of groundwater depletion, or other natural habitat or species that could be affected.
  - Discuss impacts from increased lighting, noise, human activity, changes in drainage patters, changes in water volume/velocity/quantity/quality, and soil erosion and/or sedimentation in streams and water courses on or near the project.

  - Discuss impacts to and maintenance of wildlife corridor/movement areas and other key seasonal use areas.
  - Include the potential for infestations of exotic and invasive species over a great distance, especially pertaining to linear projects. In particular, a new population of water hyacinth has recently been discovered adjacent to the project site.
  - Develop a cumulative effects analysis for species and habitats potentially affected by the project. Include general and specific plans and past, present, and future projects. Include a map showing entitled and foreseeable future projects.
- Identify avoidance, minimization, and mitigation measures to reduce significant impacts. Include impacts to plants, wildlife, and habitats. Emphasize avoidance and reduction of impacts.
- Discuss habitat restoration feasibility for unavoidable impacts. Provide off-site mitigation through habitat creation, enhancement, acquisition, and preservation in perpetuity if on-site mitigation is not feasible.
- Consider mitigation recommended by Harry Hanson in 1940 to protect local salmonids.
- How will the loss of wildlife and of riparian habitat be mitigated?
- Restore native plant and tree species as required by EO 13112.
- Consider improving the project site with swales, runnels, and catchment ponds feeding into new wetlands with an expanded wildlife corridor along the river.
- Discuss LID methods to preserve natural resources.
- Recommend a large no-development buffer is established from the edge of the side channel and the bank of the Sacramento River.
- The project will limit people's access to use natural wildlife resources.

### EIS Scope

The EIS will include a description of the habitat, Waters of the U.S., and plants and wildlife (including federal and state listed threatened/endangered species) on the alternative sites, as well as the assessment of reasonably foreseeable impacts of the alternatives on these resources. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.6 CULTURAL AND PALEONTOLOGICAL RESOURCES

### Comments

The following comment and questions regarding cultural and paleontological resources was provided during scoping:

- Address cultural and archaeological resources.
- In Churn Creek Bottom next to the Sacramento River, cultural artifacts have been found.
- The project site and surrounding area was the most densely populated area of indigenous people in the United States.

- There were burial ground where the casino is proposed.
- Contact the Northeast Information Center (NEIC) and California Historic Resources Information System (CHRIS) for cultural resource information on the project site.
- Consult and engage with the Wintu Tribe of Northern California, prior to decisions of development at this property. Consult with the Toyon-Wintu Center, and provide monitoring authority to the Wintu Tribe of Northern California and the Toyon-Wintu Center.
- The Wintu Tribe of Northern California and Toyon Wintu Center should be in charge of monitoring the project site.
- Conduct a cultural resource survey of the site, and provide mitigation as needed. Include a formal archaeological survey with excavation, given the potential for cultural resources on the property.
- What impacts will occur to the Indian community, culture, traditions, history, villages, and burials?
- Minimize degradation of heritage value resources with avoidance and/or mitigation.

### EIS Scope

The EIS will include a cultural resources analysis that identifies historical and archaeological resources, if any, located within the alternative sites. Any reasonably foreseeable impacts to historical and archaeological resources will be analyzed in the EIS. The EIS process will include a cultural records search and consultation with the Office of the State Archeologist, Native American Heritage Commission (NAHC), and consultation under Section 106 of the National Historic Preservation Act (NHPA). Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.7 SOCIOECONOMIC AND ENVIRONMENTAL JUSTICE

### Comments

Specific socioeconomic comments and questions raised during scoping include:

- Discuss the Tribe's loss of business from the Corning casino.
- The project will decrease the success of small businesses in the vicinity.
- Discuss competition with City-planned commercial developments, including hotels and include that the project would not pay the Redding bed tax. Discuss the project's competitive advantage with nearby and proposed hotels which pay local tourism taxes.
- Are additional 250 hotel rooms necessary, considering proposed hotels within the City of Redding?
- Prepare a market demand analysis for the project and a cost-benefit analysis for the relocation of the casino.
- Abandoning the old casino will incur great costs to the Tribe.
- There is a more than 50 percent chance the casino will not improve the Tribe's finances.
- What is the possibility that the casino might fail?

- Identify the lost property tax revenues from taking the site into trust and address this impact with respect to County-provided services.
- The project will decrease the property value of homes near the site. Address home values at residences across the river before and after the project.
- Would all 232 acres be removed from all tax rolls as a result of the fee-to-trust transfer? Evaluate the removal of the property from tax rolls.
- The Tribe's profits from the existing casino and other properties in Redding (Hilton Garden Inn and a gas station/mini-mart) are adequate since they were able to purchase new land with these profits.
- Provide the expected number of employees and new jobs expected to be created by the project, including for construction.
- Consider effects on local housing and the potential for providing on-site housing.
- Address environmental justice issues, including impacts to vulnerable populations of those addicted to gambling, substance, alcohol, and tobacco abuse.
- Consider the project's impact on gambling addictions, with resultant depression, domestic violence, homelessness, substance abuse, child and family neglect, bankruptcies, embezzlement, foreclosures, thefts, alcohol abuse, and spousal and child abuse.
- Discuss increased financial exploitation of the poor, those on welfare, elderly on fixed incomes, and those addicted to gambling. Those the least equipped to lose money often gamble the most.
- Discuss who will receive revenue from the project.
- Discuss tangible benefits to nongaming tribes in Northern California.
- Benefits from the project are generally advertising opportunities or minor fixes to the burdens of gambling.
- The casino will attract more people if they put a sign up.
- The project will not create wealth.
- Benefits from the casino will only be temporary, and to a small group of people.
- The Tribe should commit 10 percent of their income to the increased social, mental, health, and environmental challenges that this project will bring.
- Indian gaming is at the saturation level in California, with over 60 casinos on I-5. Increasing the size of the Win-River Casino will not increase the revenue by a proportionate amount.
- The current casino is rampant with drugs and prostitution.
- Crimes increase by 78 percent around casinos.
- How will the surrounding community be kept safe from vagrants who will cause increased crime?
- Determine if the project will increase crime in Shasta County. If so, work with the heads of the criminal justice agencies in Shasta County to determine appropriate annual monetary contributions.
- How will nearby properties be protected to keep casino customers and vagrants from accessing the residential neighborhood?
- Currently, the Win-River Casino site is host to drug deals; the change in location will increase drug trafficking due to the proximity to I-5.

### EIS Scope

The EIS will include a description of the socioeconomic conditions of the Redding Rancheria and surrounding communities, including the City of Redding, City of Anderson, and Shasta County. The EIS will analyze reasonably foreseeable and disproportionate impacts of the alternatives on minority and low-income populations, and analyze socioeconomic issues such as employment, housing, local business revenue, property value, problem gambling, crime rates, and fiscal impacts to established gaming facilities in the region. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.8 TRANSPORTATION

### Comments

Specific comments and questions related to transportation raised during scoping include:

- Consider the public transportation needs of new employees. Include bus transit and ridesharing in the transportation analysis.
- Consider the needs of pedestrian and bicycle facilities, along with a safety evaluation to allow for the safe use of pedestrians and cyclists in the project area.
- Address increased traffic from the project.
- The current traffic infrastructure cannot support the increase in traffic. Traffic is already bad and there is no way to fix it.
- Expanding roadways will impact parking at the high schools and endanger small businesses.
- South Bonnyview and Churn Creek Road are already congested, and are constrained by geography.
- Discuss the width of the access road north of the site. Bechelli Lane is inadequate for site access. If a large vehicle breaks down, emergency access will be disrupted.
- Consider a secondary access to the site at the southern part of the property at Smith Road.
- Identify new freeway interchanges required for the project. Redesign the South Bonnyview / I-5 interchange.
- Conduct a comprehensive traffic study for the project. Include trip generation volumes, modal split, routes, impacts, and potential mitigation measures. Have the traffic study include participation from Caltrans, the County, and the City.
- Collaborate with the State of California, City of Redding, and County of Shasta to best define the scope of the proposal (i.e. mix and intensity of land uses) and the traffic impact analysis to ensure that the affected transportation facilities can accommodate the increased demand.
- Consult with the Shasta County Department of Public Works, City of Redding Department of Public Works, and California Department of Transportation regarding traffic impacts and recommended mitigation measures of the project.
- Minimize traffic hazards and facilitate traffic flow to the site.
- Will the Sacramento River bridge need to be widened?
- Consider an agreement with CORE Shasta Co. to maintain the roads and other infrastructure.

- The scope of the traffic study should be agreed upon by Caltrans, the BIA, the Tribe, the City, the County, and the Shasta Regional Transportation Agency. The agreement should include trip generation rates and trip distribution assumptions.
- Consider increased truck trips to the project site when designing the South Bonnyview Interchange and the intersection of Bechelli Lane and South Bonnyview Road, similar to the Rolling Hills Casino in Tehama County.
- Traffic analysis should reflect project phasing (if any), time frames, and timing of proposed off-reservation mitigation improvements.
- Include mitigation, such as upgrades to local roads, signage, and signaling.
- Consider a bond agreement to offset future traffic impacts.
- Will the Tribe share the cost of traffic mitigation? What power does the local or state government have to negotiate share-of-cost?
- What infrastructure improvements are planned to accommodate the increase in traffic?
- Consider changing the hours of operation to minimize traffic during commute hours.

### EIS Scope

The EIS will include a description of the local traffic conditions, including an analysis of existing study area roadways and intersections with the potential to be significantly impacted by project traffic. In addition, pedestrian and transit conditions in the vicinity of the alternative sites will be described. The EIS will additionally provide an estimate of the total daily trips and peak hour trips generated by the alternatives, and include an analysis of any reasonably foreseeable impacts to study area roadways and intersections. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.9 LAND USE

### Comments

The following comments and questions regarding land use were provided during scoping:

- Evaluate the project's consistency with the City and County General Plans as well as with the County's zoning of the project site.
- Discuss the loss of prime farmland, prime agricultural soil, and future agricultural use of the project site.
- Discuss the contrast of the project with surrounding existing land uses and address the urbanization of Churn Creek Bottom, including loss of agricultural land, and urban sprawl.
- There is land in other areas already zoned for commercial uses, why is additional commercial retail planned for an agricultural area? Address changing the land use to commercial, and closure of the casino keeping the land use as commercial.
- A similar facility built in Corning ruined the open, rural feel of the area with lighting and increased traffic.

### EIS Scope

The EIS will identify existing public policies, including zoning and land use regulations, currently applicable to the alternative sites. Agricultural lands on and in the vicinity of the alternative sites will be identified and potential project related impacts will be analyzed. The potential for land use conflicts to be caused by the alternatives will also be included within the EIS analysis. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.10 PUBLIC SERVICES AND UTILITIES

### Comments

The following public services comments and questions were raised during scoping:

- Evaluate the provision of water, wastewater, storm water, solid waste, electrical utility services, law enforcement, fire protection, and emergency medical services, and discuss impacts to agencies providing these services.
- What is the proposed source of water? How will water be supplied? The City of Redding cannot provide services outside City limits.
- Prepare a water supply study to quantify how water supply needs will be met and how impacts will be mitigated.
- Describe additional facilities for providing potable and fire suppression water uses.
- How will wastewater be disposed?
- Prepare a wastewater study to quantify design flows and to set forth a proposed system for collection, treatment, and disposal of wastewater.
- There is no underground sewer line to the project site; sewage would need to be pumped up out of the flood zone. What would happen to the sewage during a power failure?
- Discuss the sewage treatment facility. Will the Tribe treat wastewater on site, discharge into the Sacramento River, or discharge into groundwater? Clarify if the project would utilize community sewer systems and/or will use on-site well and septic sewage disposal systems. Consider treating sewage on site, using wetland lagoons.
- Will the Tribe pay for upgrades to the existing wastewater treatment plant? What process will be employed to ensure that local governments are able to negotiate the Tribe's share-of cost?
- Discuss the staffing and jurisdiction of the Shasta County Fire Department (SCFD), and the adequacy of SCFD's services to provide for the project. Include current staffing and response levels of the SCFD.
- Address increased calls for service to the Shasta County Sheriff's Office under the project. Discuss the need for additional law enforcement resources. Consider increased local crime, public corruption, organized crime, and alcohol-related incidents.
- Address crimes previously reported to occur at the Win-River Casino Site: assault, burglary, grand theft, petty theft, robbery, narcotic possession/use, narcotic sales, prostitution and sex trafficking, auto theft, fighting/disturbances, DUI, public drunkenness, and disorderly conduct.

- Address crimes in the transient population surrounding the current Win-River Casino site, and the possibility of the new casino site attracting a similar transient population.
- The Win-River Casino is a well-known drug supplier.
- Discuss impacts to law enforcement personnel and impacts to services provided to other calls within the community.
- Will the project provide funding to the Shasta County Sheriff for additional deputies to patrol and respond to calls for service?
- Moving the casino will bring drug addicts, drug dealers, alcoholics, and prostitutes nearer to elementary and high schools.
- New casino site would increase public access to river, which would be expected to increase water rescues in the Sacramento River in that area. River access could increase fleeing into river, which would increase the demand of patrol boats and emergency water rescue services.
- Discuss emergency access to homes near the project site and access to the project site itself, given only one single-lane roadway currently serves the site.
- Where will solid waste be disposed?
- How will the tonnage impact the landfill during construction and operation of the project?
- Will the Tribe reimburse local governments for solid waste impacts? How will the reimbursement be calculated?
- Consider minimizing waste and utilizing compost systems.
- If the project results in a population increase, address this impact on schools.
- Consider providing public access to the river, including boat launching, fishing, and passive recreation along the river frontage such as a river walk. Consider walking trails and other river access (fishing, rafting, kayaking) as part of the project.

### EIS Scope

The EIS will include a description of the private and municipal services provided to the alternative sites, either on-site or within the affected municipalities, including water supply, wastewater treatment, utilities, solid waste collection and disposal, law enforcement, fire protection and emergency medical services, electrical and natural gas service, schools, and libraries and parks. The EIS will provide an analysis of reasonably foreseeable impacts to these services within the study area. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.11 NOISE

### Comments

The following comments and questions regarding potential noise impacts were provided during scoping:

- Prepare an acoustical analysis. Analyze noise impacts to residential uses north and west of the project site.

- Discuss noise impacts due to increased traffic in excess of the City's General Plan and Zoning Ordinance.
- Large truck and trailers would travel to the proposed casino and result in higher sound levels at night, including constantly operating refrigerated vans and semis. Provide the expected increase in noise levels at properties west of the river from increased cars, semis, and trailers at the site.
- Address noise impacts at homes across the river. Homes across the river will hear every car door slam, truck back-up alarm, and running generator at the project site.
- Will a truck stop and gas station be located on the site? How will the noise impacts be mitigated? Construction of a full service truck stop would increase the ambient noise level at nearby residences.

### EIS Scope

The EIS will include a description of ambient noise surrounding the alternative sites. The EIS will provide an analysis of any reasonably foreseeable impacts to sensitive noise receptors in the vicinity of the alternative sites from project construction and operation. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.12 HAZARDOUS MATERIALS

### Comments

The following comments and questions regarding hazardous materials were provided during scoping:

- Describe the use and storage of hazardous materials on the project site and identify the materials expected to be used.
- Address property management, disposal, and spill prevention of hazardous materials on the project site.
- Address fuel spills from increased traffic.

### EIS Scope

The EIS will include a description of the potential hazardous materials on-site and in the vicinity of the alternative sites. The EIS will disclose incidences of past and current hazardous materials incidents and involvements, if any. Additionally, the EIS will address the potential for impacts associated with hazardous materials, or the use of these materials during construction and operation of the alternatives. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.13 AESTHETICS

### Comments

The following comments and questions regarding aesthetics were provided during scoping:

- Include visual simulations from several vantage points, including each cardinal direction.
- Discuss the project's site location as a gateway to the City of Redding. The proposed casino would be the image of Redding northbound travelers on I-5 would see.
- Large development from the project will conflict with the open space and farmland views from I-5 and nearby roads. Discuss the loss of rural community aesthetics.
- Analyze the project's impact on the Churn Creek Bottom viewshed, and the section of I-5 designated as eligible for Scenic Highway designation.
- Enhance or preserve the scenic value of the site as much as possible, by utilizing setbacks from I-5, minimizing grading cut and fill, landscape with and preserve native vegetation, properly site buildings, limit advertising signs, consider building form (including material and color), maintain adequate erosion and sediment control programs.
- The project will block the view of the sunset from homes on the river.
- Evaluate the lighting plan to assess lighting impacts to I-5, State Route 44 (SR-44), and development surrounding the project site.
- Discuss potential effects from new sources of light and glare, including the loss of nighttime star-viewing. Include properties west of the river when analyzing aesthetics and lighting impacts, including lighting from parking lots and buildings. Will the homes west of the Sacramento River still be able to see the Milky Way at night?
- How will light pollution be addressed? Will the Tribe employ mitigation to reduce light pollution from the site?

### EIS Scope

The EIS will include a description of the alternative sites and surrounding land uses and community character. The EIS will provide an analysis of any reasonably foreseeable impacts to aesthetics within the study area. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.14 INDIRECT EFFECTS / GROWTH INDUCING

### Comments

The following comments and questions regarding potential project related indirect impact were provided during scoping:

- Discuss the project's effect on inducing urban growth and sprawl into the surrounding rural area.
- Evaluate indirect effects to waters on site and flooding down river from land alteration.
- How will the project compensate for the increased urban sprawl and keep development from happening in neighboring parcels owned by the Tribe?
- Discuss the possibility of other non-agricultural development in Churn Creek Bottom.

## EIS Scope

The EIS will provide an analysis of any reasonably foreseeable indirect and growth inducing effects from project implementation. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.15 CUMULATIVE IMPACTS

### Comments

The following comments and questions regarding potential project related cumulative impact were provided during scoping:

- Identify which resources are analyzed for cumulative impacts and provide reasoning for resources not evaluated.
- Define the geographic boundary for each resource to be addressed and describe its current health and historic context.
- Identify other on-going, planned, and reasonably foreseeable projects in the study area that may contribute to cumulative impacts.
- Include an analysis of the effects of the Proposed Project in addition to the recently approved Costco and Save Mart shopping centers located off I-5, particularly those of traffic and noise. Discuss the shared interchange of these projects.
- Focus on resources impacted by the project before mitigation.
- Provide a thorough assessment of cumulative impacts to wetlands and Waters of the U.S., air quality, biological resources, prime agricultural land, and traffic.
- Analyze the transportation system surrounding the freeway interchange, considering past development and proposed future development (including the 143,225-square foot shopping center) in the area.
- Consider the added traffic from new housing projects currently under construction and projects planned for the near future on lower Shasta View Drive.
- Consider additional developments and the impact on flooding of downstream properties in addition to the project.
- Use existing environmental studies as a source for quantifying cumulative impacts.
- Propose mitigation and provide the mitigation responsibilities of the BIA, Tribe, and other entities, as well as the mechanism to be used for implementation.

### EIS Scope

The EIS will address the cumulative impacts of the Proposed Project and Alternatives in connection with reasonably foreseeable actions and projects. "Cumulative impacts" refer to the effects of two or more projects that, when combined, are considerable or compound other environmental effects. The EIS will discuss cumulative impacts and identify appropriate mitigation measures, as required by NEPA. Mitigation measures, if warranted, will be discussed in the EIS.

## 3.2.16 PROCEDURAL AND NON-EIS ISSUES

### Comments

The following comments and questions regarding the NEPA process and non-EIS related issues were provided during scoping:

- Provide details on the EIS process to best educate the public on opportunities for involvement.
- Legal notices published in the paper are not read by most people and rely on word of mouth.
- Attendance of the scoping meeting was reduced due to publishing the incorrect date for the hearing.
- Notification of the comment period was extremely short and fell during the Christmas holiday, leaving many people unable to participate. The timing of the NOI with the holiday season prevented people from commenting.
- December 29 is too short a response time during the holidays and the timing of the public hearing newspaper notice shows a lack of concern for the community.
- Holding a public hearing the week before Christmas is an environmental justice issue.
- Two commenters requested an extension of the public comment period.
- The public scoping hearing did not provide a map, drawing, or mock-up of the project's site plan, including buildings, parking lots, and other specifics to the project, including traffic plans. The public was not given the opportunity to discuss the site plan before commenting. Very little information was presented. No architectural renderings, explanation of utilities (including electrical, sewer, and water), or estimates of trips per day were provided.
- One commenter requested that more comments be considered once the public has been provided with designs and drawings of the project.
- Does the BIA and federal EIS consider the California Environmental Quality Act (CEQA) standards prior to the Record of Decision (ROD)?
- Is there any recourse for the people of Redding/California once the ROD is issued?
- How will the EIS be distributed? How can a citizen receive a copy of the EIS?
- What are the requirements for a fee-to-trust transfer?
- Can any tribe take land into trust on any land they have purchased?
- The Planning Commission approved the Tribe's building permit for their hotel on Bonnyview based on assurances that the project site would not go into trust with the BIA.
- When the Tribe built the Hilton Garden Inn near the project site, they promised they would not build a casino on the project site. Why did the Rancheria go back on its word to the Planning Commission?
- California voters have denied approval for tribes to build casinos on other than tribal land; why is the BIA considering an application that disregards this vote? It is concerning that future land purchases by tribes can be developed as casinos, regardless of the consent of the surrounding community.

- California law on tribal gaming does not include gaming on non-tribal land or new property bought by tribes.
- How would the project affect the Tribe's relationship with the community?
- The Rancheria is not a tribe, it's a recognized Rancheria. It is not fair that the Northern Wintu Community has not been federally recognized.
- The project site is the ancestral territory of the Wintu Tribe of Northern California, and the expansion of the Redding Rancheria's trust land to include this property has been rushed and poorly researched.
- Outside tribes should not come into the territory of another tribe without asking permission.
- Traditional Native American culture and values will be replaced with the culture and values of gambling, materialism, and the pursuit of profit.
- The Tribe has members that are Pit River ad Yana Indians, as well as Wintu Indians. It is unfair that Pit River and Yana tribal members can move to Wintu territory and benefit from Wintu land.
- What rights do property owners have if the project damages drinking water supplies? Is this a disturbance of the peace? Do private citizens have the same civil and legal resources to enforce their rights?
- How are members of the Tribe able to hold gaming licenses? Several members have committed felonies and work at the casino.
- What happens to the project when there are no more tribal members? When will the tribe run out of members? What happens if the Tribe revokes tribal membership? Will the Tribe dissolve its constitution and have marshal law declared?
- Hotel vacancies are high in Las Vegas, and casinos in the east and upper Midwest are struggling.
- Approving casinos on tribal land would set a bad precedent that would open California to a proliferation of casinos.
- Nothing prevents another tribe from building nearby.
- In the future, better casino operators may be allowed to construct in California.
- Currently, people drive unsafely to the Win-River Casino.
- Provide health club and nutrition incentives for employees.

## EIS Scope

The EIS will be prepared in accordance with applicable requirements, including those set out in NEPA (42 United States Code [USC] 4321 *et seq*.); the CEQ Regulations for Implementing NEPA (40 CFR § 1500 – 1508); and the BIA's NEPA Guidebook (59 IAM 3-H) dated August 2012. These issues will be discussed to the extent required under the NEPA process. While generally these are legal and policy issues, sufficient information will be provided to allow public understanding of the background, issues and processes involved, and to encourage informed comment by the public and consideration of decision makers. The NOI was published in the *Federal Register* and scoping period was conducted pursuant to 40 CFR 1501.7, 40 CFR 1506.6, and 59 IAM 3-H. Additional newspaper notices were published in the *Redding Record Searchlight* and *Sacramento Bee*. Approximately 104 citizens attended the public

scoping meeting, and 58 total comment letters were received. Therefore, the public scoping process adequately informed the public and collected scoping comments. One newspaper published the incorrect date of the scoping meeting, which was corrected in that same newspaper the following day. Notices of the correct date were posted at the venue to inform the public. The public will have an additional opportunity to comment during the public review period of the Draft EIS.

# SECTION 4.0

## EIS SCHEDULE AND PUBLIC REVIEW

# SECTION 4.0

## EIS SCHEDULE AND PUBLIC REVIEW

The current schedule anticipates that the Draft Environmental Impact Statement (EIS) will be available for public review in late 2017. The public review period for the Draft EIS will be 45 days. A public hearing on the Draft EIS will be held during the review period. After public comment on the Draft EIS, the Bureau of Indian Affairs (BIA) will publish a Final EIS. The BIA will wait at least 30 days after the Final EIS is released before issuing a decision on the Proposed Action.

# APPENDICES

# APPENDIX A

## NOTICE OF INTENT (NOI) AND NEWSPAPER NOTICES

# NOTICE OF INTENT

to commercial forest management activities within the grizzly security zones. The current HCP prohibits new permanent road construction on the original 19,400 acres of Class A lands. This measure would remain essentially the same under an amendment, but would be specifically applied to the seven grizzly security zones, including the additional 2,300 acres in the Coal Creek State Forest. Several other measures in the HCP for Class A lands would remain the same but be extended to the grizzly security zones with amendments. Other amendments would specifically spell out measures that DNRC had committed to implement in the original HCP but were previously incorporated by reference from DNRC's Forest Management Administrative Rules of Montana.

Since we issued the permit, DNRC has acquired an appreciable amount of forested lands within the original HCP area, and they are now requesting to amend the HCP and permit to cover an additional 81,416 acres. DNRC proposes to implement the HCP's existing conservation commitments on the additional lands. The six acquisition areas and their acreages are the Swan, which contains 16,446 acres; Chamberlain, which contains 14,537 acres; Potomac, which contains 32,266 acres; Lolo Land Exchange, which contains 11,066 acres; Upper Blackfoot, which contains 5,458 acres; and Southern Bitterroot, which contains 1,643 acres. The HCP would be amended to reflect inclusion of (1) the Swan acquisition lands in the Swan Transportation Plan, (2) the Swan acquisition area in the Swan Lynx Management Area (LMA), (3) a portion of the Chamberlain acquisition area in the Garnet LMA, and (4) increasing the acres of lynx critical habitat addressed in the HCP.

The original HCP requires the DNRC to complete corrective actions at sites identified with high risk of sediment delivery in bull trout watersheds in the HCP area by 2027. As directed by the settlement agreement, the HCP would be amended to prioritize and complete such corrective actions in federally designated bull trout critical habitat by 2024.

Lastly, over the past 5 years of HCP implementation, the Service and DNRC identified some commitment and procedural clarifications that would be incorporated into the HCP. These amendments would serve to help DNRC understand how to implement certain measures and would not entail any changes to the nature of the measures or how they affect the covered species.

**Statutory Requirements**

Section 9 of the ESA (16 U.S.C. 1538) and implementing regulations in title 50 of the Code of Federal Regulations (CFR) prohibit the taking of animal species listed as endangered or threatened. The term ''take'' is defined under the ESA (16 U.S.C. 1532(19)) to mean ''harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct.'' ''Harm'' is defined by the Service to include significant habitat modification or degradation where it actually kills or injures listed species by significantly impairing essential behavioral patterns, including breeding, feeding, and sheltering (50 CFR 17.3). ''Harass'' is defined by the Service as actions that create the likelihood of injury to listed species to such an extent as to significantly disrupt normal behavior patterns, which include, but are not limited to, breeding, feeding, or sheltering (50 CFR 17.3).

Section 10 of the ESA and implementing regulations specify requirements for the issuance of incidental take permits to non-Federal landowners for the incidental take of endangered and threatened species. Such take must be incidental to otherwise lawful activities and not appreciably reduce the likelihood of the survival and recovery of the species in the wild, and the impacts of the take on the listed species must be minimized and mitigated by the permittee to the maximum extent practicable. An applicant for an incidental take permit must prepare an HCP describing the impacts that will likely result from such taking, the conservation program for minimizing and mitigating those take impacts, the funding available to implement the conservation program, the alternatives considered by the applicant to avoid such taking, and the reason(s) such alternatives are not being implemented.

NEPA requires that Federal agencies conduct an environmental analysis of their proposed actions to determine if the actions may significantly affect the human environment. The Service determined that the final DNRC HCP EIS (September 17, 2010) requires a supplement since the changes in the proposed action may materially or substantially affect the analysis of impacts (40 CFR 1502.9 and 516 DM 4.5).

**Public Comments**

The DSEIS will be developed using the same process as the original DNRC HCP EIS. We are not soliciting comments at this time. The public will have opportunity to comment on the published DSEIS, which will be announced in the **Federal Register** and local and regional news sources. For general inquiries or questions about the DSEIS process, see **FOR FURTHER INFORMATION CONTACT**.

**Authority**

The environmental review of this proposed action will be conducted in accordance with the requirements of NEPA, the Council on Environmental Quality Regulations (40 CFR parts 1500–1508), the Department of the Interior NEPA regulations (43 CFR part 46), other applicable Federal laws and regulations, and policies and procedures of the Service. This notice is being furnished in accordance with 40 CFR 1501.7 to notify the public of the Service's intent to prepare a DSEIS.

**Michael Thabault,**

*Assistant Regional Director, Mountain-Prairie Region.*

[FR Doc. 2016–28736 Filed 11–28–16; 8:45 am]

**BILLING CODE 4333–15–P**

## DEPARTMENT OF THE INTERIOR

### Bureau of Indian Affairs

**[178A2100DD/AAKC001030/A0A501010.999900 253G]**

### Notice of Intent To Prepare an Environmental Impact Statement for the Proposed Redding Rancheria Fee-to-Trust and Casino Project, Shasta County, California

**AGENCY:** Bureau of Indian Affairs, Interior.

**ACTION:** Notice.

**SUMMARY:** This notice advises the public that the Bureau of Indian Affairs (BIA), as lead agency, intends to gather information necessary for preparing an environmental impact statement (EIS) in connection with the Redding Rancheria's (Tribe) application requesting that the United States acquire approximately 232 acres of land in trust in Shasta County, California, for the construction and operation of a casino resort.

**DATES:** To ensure consideration during the development of the EIS, written comments on the scope of the EIS should be sent as soon as possible and no later than December 29, 2016. The date of the public scoping meeting will be announced at least 15 days in advance through a notice to be published in the local newspapers (Redding Record Searchlight and Sacramento Bee) and online at *www.reddingeis.com.*

**ADDRESSES:** You may mail or hand-deliver written comments to Ms. Amy Dutschke, Regional Director, Bureau of Indian Affairs, Pacific Region, 2800 Cottage Way, Sacramento, California 95825. Please include your name, return address, and ''NOI Comments, Redding Rancheria Project'' on the first page of your written comments. You may also submit comments through email to John Rydzik, Chief, Division of Environmental, Cultural Resource Management and Safety, Bureau of Indian Affairs, at *john.rydzik@bia.gov.* If emailing comments, please use ''NOI Comments, Redding Rancheria Project'' as the subject of your email.

The location of the public scoping meeting will be announced at least 15 days in advance through a notice to be published in the local newspaper (Redding Record Searchlight and Sacramento Bee) and online at *www.reddingeis.com.*

**FOR FURTHER INFORMATION CONTACT:** Mr. John Rydzik, Chief, Division of Environmental, Cultural Resource Management and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W–2820, Sacramento, California 95825; telephone: (916) 978–6051; email: *john.rydzik@bia.gov.* Information is also available online at *www.reddingeis.com.*

**SUPPLEMENTARY INFORMATION:** The Tribe submitted an application to the Department of the Interior (Department) requesting the placement of approximately 232 acres of fee land in trust by the United States upon which the Tribe would construct a casino resort. The facility would include an approximately 140,000 square foot casino, an approximately 250-room hotel, an event/convention center, a retail center, and associated parking and infrastructure. The new facility would replace the Tribe's existing casino, and the exisiting casino buildings would be converted to a different use. Accordingly, the proposed action for the Department is the acquisition requested by the Tribe. The proposed fee-to-trust property is located in an unincorporated part of Shasta County, California, approximately 1.6 miles northeast of the existing Redding Rancheria, and about two miles southeast of downtown Redding. The proposed trust property includes seven parcels, bound by Bechelli Lane on the north, private properties to the south, the Sacramento River on the west, and Interstate 5 on the east. The Shasta County Assessor's parcel numbers (APNs) for the property are 055–010–011, 055–010–012, 055–010–014, 055–010–015, 055–050–001, 055–020–004 and 055–020–005. The purpose of the proposed action is to improve the economic status of the Tribal government so it can better provide housing, health care, education, cultural programs, and other services to its members.

The proposed action encompasses the various Federal approvals which may be required to implement the Tribe's proposed economic development project, including approval of the Tribe's fee-to-trust application. The EIS will identify and evaluate issues related to these approvals, and will also evaluate a range of reasonable alternatives. Possible alternatives currently under consideration are a reduced-intensity casino alternative, an alternate-use (non-casino) alternative, and one or more off-site alternatives. The range of issues and alternatives may be expanded based on comments received during the scoping process.

Areas of environmental concern identified for analysis in the EIS include land resources; water resources; air quality; noise; biological resources; cultural/historical/archaeological resources; resource use patterns; traffic and transportation; public health and safety; hazardous materials and hazardous wastes; public services and utilities; socioeconomics; environmental justice; visual resources/aesthetics; and cumulative, indirect, and growth-inducing effects. The range of issues and alternatives to be addressed in the EIS may be expanded or reduced based on comments received in response to this notice and at the public scoping meeting. Additional information, including a map of the project site, is available by contacting the person listed in the **FOR FURTHER INFORMATION CONTACT** section of this notice.

*Public Comment Availability:* Comments, including names and addresses of respondents, will be available for public review at the BIA address shown in the **ADDRESSES** section, during regular business hours, 8:00 a.m. to 4:30 p.m., Monday through Friday, except holidays. Before including your address, telephone number, email address, or other personal identifying information in your comment, you should be aware that your entire comment—including your personal identifying information—may be made publicly available at any time. While you can ask in your comment that your personal identifying information be withheld from public review, the BIA cannot guarantee that this will occur.

**Authority:** This notice is published in accordance with sections 1501.7 and 1506.6 of the Council on Environmental Quality Regulations (40 CFR parts 1500 through 1508) implementing the procedural requirements of the National Environmental Policy Act of 1969, as amended (42 U.S.C. 4321–4345 *et seq.*), and the Department of the Interior National Environmental Policy Act Regulations (43 CFR part 46), and is in the exercise of authority delegated to the Assistant Secretary—Indian Affairs by 209 DM 8.

Dated: November 18, 2016.

**Lawrence S. Roberts,**

*Principal Deputy Assistant Secretary—Indian Affairs.*

[FR Doc. 2016–28757 Filed 11–28–16; 8:45 am]

**BILLING CODE 4337–15–P**

## DEPARTMENT OF THE INTERIOR

### Bureau of Indian Affairs

**[178A2100DD/AAKC001030/A0A501010.999900 253G]**

### Pokagon Band of Potawatomi Indians, Michigan and Indiana

**AGENCY:** Bureau of Indian Affairs, Interior.

**ACTION:** Notice.

**SUMMARY:** This notice publishes the liquor control code of the Pokagon Band of Potawatomi Indians, Michigan and Indiana (the Band). The liquor control code regulates and controls the possession, sale, manufacture, and distribution of alcohol in conformity with the laws of the State of Indiana.

**DATES:** This code will only become effective if and when the Band's pending trust applications for land in Indiana are approved and the transfer to trust status is complete.

**FOR FURTHER INFORMATION CONTACT:** Ms. Rebecca J. Smith, Tribal Relations Specialist, Eastern Regional Office, Bureau of Indian Affairs, 545 Marriott Drive, Suite 700, Nashville, Tennessee 37214, Telephone: (615) 564–6711, Fax: (615) 564–6701; or the Eastern Regional Office, Bureau of Indian Affairs, Telephone: (615) 564–6500.

**SUPPLEMENTARY INFORMATION:** Pursuant to the Act of August 15, 1953, Public Law 83–277, 67 Stat. 586, 18 U.S.C. 1161, as interpreted by the Supreme Court in *Rice* v. *Rehner,* 463 U.S. 713 (1983), the Secretary of the Interior shall certify and publish in the **Federal Register** notice of adopted liquor control codes for the purpose of regulating liquor transactions in Indian country. The Tribal Council of the Pokagon Band of Potawatomi Indians, Michigan and Indiana duly adopted the Pokagon Band Liquor Control Code (Indiana) on November 2, 2015, and subsequently amended it by resolution on July 26, 2016.

REDDING RECORD SEARCHLIGHT

CERTIFICATE OF PUBLICAT
RECORD SEARCHLIGHT

ANALYTICAL ENVIRONMENTAL SERVICES

1801 7TH ST STE 100

SACRAMENT CA 95811

REFERENCE: 925521 2016
1389660

State of California
County of Shasta

I hereby certify that the Record Searchlight is a newspaper of general circulation within the provisions of the Government Code of the State of California, printed and published in the city of Redding, County of Shasta, State of California; tha I am the principal clerk of the printer of said newspaper; that the notice of which the annexed clipping is a true printed copy was published in said newspaper on the following dates, to wit;

FILED ON:12/06/16

PUBLISHED ON:
12/06/2016

I certify under penalty of perjury that the fore
Redding, California on the above date.

RECORD SEARCHLIGHT
1101 Twin View Blvd, Redding,

**DEPARTMENT OF THE INTERIOR**
**Bureau of Indian Affairs**
**Notice of Intent to Prepare an Environmental Impact Statement for the Proposed Redding Rancheria Fee-to-Trust and Casino Project, Shasta County, California**

**AGENCY:** Bureau of Indian Affairs, Interior.

**ACTION:** Notice.

**SUMMARY:** This notice advises the public that the Bureau of Indian Affairs (BIA), as lead agency, intends to gather information necessary for preparing an environmental impact statement (EIS) in connection with the Redding Rancheria's (Tribe) application requesting that the United States acquire approximately 232 acres of land in trust in Shasta County, California, for the construction and operation of a casino resort.

**DATES:** To ensure consideration during the development of the EIS, written comments on the scope of the EIS should be sent as soon as possible and no later than **December 29, 2016.** The public scoping meeting will be held on **December 21, 2016** starting at 6:00 P.M.

**ADDRESSES:** You may mail or hand-deliver written comments to Ms. Amy Dutschke, Regional Director, Bureau of Indian Affairs, Pacific Region, 2800 Cottage Way, Sacramento, California 95825. Please include your name, return address, and "NOI Comments, Redding Rancheria Project" on the first page of your written comments. You may also submit comments through email to John Rydzik, Chief, Division of Environmental, Cultural Resource Management and Safety, Bureau of Indian Affairs, at john.rydzik@bia.gov. If emailing comments, please use "NOI Comments, Redding Rancheria Project" as the subject of your email.

The public scoping meeting will be held at the McLaughlin Auditorium at Sequoia Middle School, 1805 Sequoia St, Redding, CA 96001.

**FOR FURTHER INFORMATION CONTACT:** Mr. John Rydzik, Chief, Division of Environmental, Cultural Resource Management and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W-2820, Sacramento, California 95825; telephone: (916) 978-6051; email: john.rydzik@bia.gov. Information is also available online at http://www.reddingeis.com.

**SUPPLEMENTARY INFORMATION:** The Tribe submitted an application to the Department of the Interior (Department) requesting the placement of approximately 232 acres of fee land in trust by the United States upon which the Tribe would construct a casino resort. The facility would include an approximately 140,000 square foot casino, an approximately 250-room hotel, an event/convention center, a retail center, and associated parking and infrastructure. The new facility would replace the Tribe's existing casino, and the exisiting casino buildings would be converted to a different use. Accordingly, the proposed action for the Department is the acquisition requested by the Tribe. The proposed fee-to-trust property is located in an unincorporated part of Shasta County, California, approximately 1.6 miles northeast of the existing Redding Rancheria, and about 2 miles southeast of downtown Redding. The proposed trust property includes 7 parcels, bound by Bechelli Lane on the north, private properties to the south, the Sacremento River on the west, and Interstate 5 on the east. The Shasta County Assessor's parcel numbers (APNs) for the property are 055-010-011, 055-010-012, 055-010-014, 055-010-015, 055-050-001, 055-020-004 and 055-020-005. The purpose of the proposed action is to improve the economic status of the Tribal government so it can better provide housing, health care, education, cultural programs, and other services to its members.

The proposed action encompasses the various Federal approvals which may be required to implement the Tribe's proposed economic development project, including approval of the Tribe's fee-to-trust application. The EIS will identify and evaluate issues related to these approvals, and will also evaluate a range of reasonable alternatives. Possible alternatives currently under consideration are a reduced-intensity casino alternative, an alternate-use (non-casino) alternative, and one or more off-site alternatives. The range of issues and alternatives may be expanded based on comments received during the scoping process.

Areas of environmental concern identified for analysis in the EIS include land resources; water resources; air quality; noise; biological resources; cultural/historical/archaeological resources; resource use patterns; traffic and transportation; public health and safety; hazardous materials and hazardous wastes; public services and utilities; socioeconomics; environmental justice; visual resources/aesthetics; and cumulative, indirect, and growth-inducing effects. The range of issues and alternatives to be addressed in the EIS may be expanded or reduced based on comments received in response to this notice and at the public scoping meeting. Additional information, including a map of the project site, is available by contacting the person listed in the **FOR FURTHER INFORMATION** section of this notice.

**PUBLIC COMMENT AVAILABILITY:** Comments, including names and addresses of respondents, will be available for public review at the BIA address shown in the ADDRESSES section during regular business hours, 8:00 a.m. to 4:30 p.m., Monday through Friday, except holidays. Before including your address, telephone number, email address, or other personal identifying information in your comment, you should be aware that your entire comment – including your personal identifying information – may be made publicly available at any time. While you can ask in your comment that your personal identifying information be withheld from public review, the BIA cannot guarantee that this will occur.

**AUTHORITY:** This notice is published in accordance with sections 1503.7 and 1506.6 of the Council on Environmental Quality Regulations (40 CFR Parts 1500 through 1508) implementing the procedural requirements of the National Environmental Policy Act of 1969, as amended (42 U.S.C. 4321-4345 et seq.), and the Department of the Interior National Environmental Policy Act Regulations (43 CFR part 46), and is in the exercise of authority delegated to the Assistant Secretary – Indian Affairs by 209 DM 8.

December 6, 2016 1389668

SACRAMENTO BEE

# The Sacramento Bee

P.O. Box 15779 • 2100 Q Street • Sacramento, CA 95852

**ANALYTICAL ENVIRONMENTAL SERVICES**
**1801 7th Street, Suite 100**
**Sacramento, CA 95811**

DECLARATION OF PUBLICATION
(C.C.P. 2015.5)

COUNTY OF SACRAMENTO
STATE OF CALIFORNIA

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interest ed in the above entitled matter. I am the printer and principal clerk of the publisher of The Sacramento Bee, printed and published in the City of Sacramento, County of Sacramento, State of California, daily, for which said newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Sacramento, State of California, under the date of September 26, 1994, Action No. 379071; that the notice of which the annexed is a printed copy, has been published in each issue thereof and not in any supplement thereof on the following dates, to wit:

**DECEMBER 6, 2016**

I certify (or declare) under penalty of perjury that the foregoing is true and correct and that this declaration was executed at Sacramento, California, on **DECEMBER 6, 2016**

Diane Garcia
(Signature)

NO 107 PUBLIC NOTICE

**DEPARTMENT OF THE INTERIOR**
**Bureau of Indian Affairs**
**Notice of Intent to Prepare an Environmental Impact Statement for the Proposed Redding Rancheria Fee-to-Trust and Casino Project, Shasta County, California**

**AGENCY:** Bureau of Indian Affairs, Interior.

**ACTION:** Notice.

**SUMMARY:** This notice advises the public that the Bureau of Indian Affairs (BIA), as lead agency, intends to gather information necessary for preparing an environmental impact statement (EIS) in connection with the Redding Rancheria's (Tribe) application requesting that the United States acquire approximately 232 acres of land in trust in Shasta County, California, for the construction and operation of a casino resort.

**DATES:** To ensure consideration during the development of the EIS, written comments on the scope of the EIS should be sent as soon as possible and no later than December 29, 2016. The public scoping meeting will be held on December 21, 2016 starting at 6:00 P.M.

**ADDRESSES:** You may mail or hand-deliver written comments to Ms. Amy Dutschke, Regional Director, Bureau of Indian Affairs, Pacific Region, 2800 Cottage Way, Sacramento, California 95825. Please include your name, return address, and "NOI Comments, Redding Rancheria Project" on the first page of your written comments. You may also submit comments through email to John Rydzik, Chief, Division of Environmental, Cultural Resource Management and Safety, Bureau of Indian Affairs, at john.rydzik@bia.gov. If emailing comments, please use "NOI Comments, Redding Rancheria Project" as the subject of your email.

The public scoping meeting will be held at the McLaughlin Auditorium at Sequoia Middle School, 1805 Sequoia St, Redding, CA 96001.

**FOR FURTHER INFORMATION CONTACT:** Mr. John Rydzik, Chief, Division of Environmental, Cultural Resource Management and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W–2820, Sacramento, California 95825; telephone: (916) 978–6051; email: john.rydzik@bia.gov. Information is also available online at http://www.reddingeis.com.

**SUPPLEMENTARY INFORMATION:** The Tribe submitted an application to the Department of the Interior (Department) requesting the placement of approximately 232 acres of fee land in trust by the United States upon which the Tribe would construct a casino resort. The facility would include an approximately 140,000 square foot casino, an approximately 250-room hotel, an event/convention center, a retail center, and associated parking and infrastructure. The new facility would replace the Tribe's existing casino, and the exisiting casino buildings would be converted to a different use. Accordingly, the proposed action for the Department is the acquisition requested by the Tribe. The proposed fee-to-trust property is located in an unincorporated part of Shasta County, California, approximately 1.6 miles northeast of the existing Redding Rancheria, and about 2 miles southeast of downtown Redding. The proposed trust property includes 7 parcels, bound by Bechelli Lane on the north, private properties to the south, the Sacramento River on the west, and Interstate 5 on the east. The Shasta County Assessor's parcel numbers (APNs) for the property are 055-010-011, 055-010-012, 055-010-014, 055-010-015, 055-050-001, 055-020-004 and 055-020-005. The purpose of the proposed action is to improve the economic status of the Tribal government so it can better provide housing, health care, education, cultural programs, and other services to its members.

The proposed action encompasses the various Federal approvals which may be required to implement the Tribe's proposed economic development project, including approval of the Tribe's fee-to-trust application. The EIS will identify and evaluate issues related to these approvals, and will also evaluate a range of reasonable alternatives. Possible alternatives currently under consideration are a reduced-intensity casino alternative, an alternate-use (non-casino) alternative, and one or more off-site alternatives. The range of issues and alternatives may be expanded based on comments received during the scoping process.

Areas of environmental concern identified for analysis in the EIS include land resources; water resources; air quality; noise; biological resources; cultural/historical/archaeological resources; resource use patterns; traffic and transportation; public health and safety; hazardous materials and hazardous wastes; public services and utilities; socioeconomics; environmental justice; visual resources/aesthetics; and cumulative, indirect, and growth-inducing effects. The range of issues and alternatives to be addressed in the EIS may be expanded or reduced based on comments received in response to this notice and at the public scoping meeting. Additional information, including a map of the project site, is available by contacting the person listed in the FOR FURTHER INFORMATION section of this notice.

**PUBLIC COMMENT AVAILABILITY:** Comments, including names and addresses of respondents, will be available for public review at the BIA address shown in the ADDRESSES section, during regular business hours, 8:00 a.m. to 4:30 p.m., Monday through Friday, except holidays. Before including your address, telephone number, email address, or other personal identifying information in your comment, you should be aware that your entire comment – including your personal identifying information – may be made publicly available at any time. While you can ask in your comment that your personal identifying information be withheld from public review, the BIA cannot guarantee that this will occur.

**AUTHORITY:** This notice is published in accordance with sections 1503.7 and 1506.6 of the Council on Environmental Quality Regulations (40 CFR Parts 1500 through 1508) implementing the procedural requirements of the National Environmental Policy Act of 1969, as amended (42 U.S.C. 4321-4345 et seq.), and the Department of the Interior National Environmental Policy Act Regulations (43 CFR part 46), and is in the exercise of authority delegated to the Assistant Secretary – Indian Affairs by 209 DM 8.

# APPENDIX B

## LIST OF COMMENTERS AND COMMENTS RECEIVED

# LIST OF COMMENTERS

Redding Rancheria Fee-to-Trust and Casino Project
Scoping Comments Recieved

| Number | First Name | Last Name | Organization | Date |
|---|---|---|---|---|
| **Agency Comments** | | | | |
| A-1 | Paul | Hellman | City of Redding | 12/23/2016 |
| A-2 | Cy R | Oggins | CA State Lands Commission | 12/27/2016 |
| A-3 | Terri | Howat | Shasta County | 12/28/2016 |
| A-4 | Karen | Vitulano | EPA | 12/28/2016 |
| A-5 | Marcelino | Gonzalez | Caltrans | 12/28/2016 |
| A-6 | Curt | Babcock | CDFW | 12/29/2016 |
| **Public/Individual Comments** | | | | |
| P-1 | Rohit | Khosla | | 12/6/2016 |
| P-2 | Mimi | | | 12/6/2016 |
| P-3 | reddingbroker@gmail.com | | | 12/6/2016 |
| P-4 | Randall R | Smith | | 12/7/2016 |
| P-5 | Dean | Gustafson | | 12/8/2016 |
| P-6 | Christian | Carmona | | 12/9/2016 |
| P-7 | Randall R | Smith | | 12/12/2016 |
| P-8 | Hazel | Hughes | | 12/20/2016 |
| P-9 | Mark and Mary | Warnock | | 12/20/2016 |
| P-10 | Eric | Fischer | | 12/20/2016 |
| P-11 | Hazel | Hughes | | 12/21/2016 |
| P-12 | Jim | Rasmussen | | 12/21/2016 |
| P-13 | John | Stokes | | 12/21/2016 |
| P-14 | Pam | Hughes | | 12/26/2016 |
| P-15 | Mary | Ocasion | | 12/27/2016 |
| P-16 | Tiger Joe | Michiels | | 12/27/2016 |
| P-17 | L Edward | Shaw | | 12/28/2016 |
| P-18 | Ron | Reece | | 12/28/2016 |
| P-19 | Phyllis | Solberg | | 12/28/2016 |
| P-20 | Janice A | Williams | | 12/28/2016 |
| P-21 | Royal M | Mannion | | 12/29/2016 |
| P-22 | Jim | Morrow | | 12/29/2016 |
| P-23 | Tina E | Dunlap | | 12/29/2016 |
| P-24 | Brenda | Haynes | | 12/29/2016 |
| P-25 | Tom | Reemts | | 12/29/2016 |
| P-26 | Norman S | Braithwaite | Churn Creek Bottom Homeowners and Friends | 12/29/2016 |
| P-27 | Robert O | Wharton | Pacific Hydrologic Incorporated | 12/29/2016 |
| P-28 | Christian | Carmona | | 12/29/2016 |
| P-29 | Julie | Buick | | 12/29/2016 |
| P-30 | Melinda | Brown | | 12/29/2016 |
| P-31 | wintu.tribe1@gmail.com | | Wintu Tribe of Northern California | 12/29/2016 |
| P-32 | Celeste | Draisner | | 12/29/2016 |
| P-33 | Rod | Evans | | 12/29/2016 |
| P-34 | Todd T | Giles | | 12/29/2016 |
| P-35 | Maghan | Hunt | | 12/29/2016 |
| P-36 | Mark | Coulter | | 12/29/2016 |
| P-37 | Wade A | McMaster | Chairmain, Wintu Tribe of Northern California | 1/19/2017 |
| P-38 | Phyllis | Chambers | | 1/20/2017 |
| P-39 | Richard | Malotky, MD | | 12/21/2016 |
| P-40 | Ann | Malotky, DDS | | 12/21/2016 |
| **Form Letters** | | | | |
| F1-1 | Lisa | Kelley | | 12/29/2016 |
| F1-2 | Linda | Malone | | 12/29/2016 |
| F1-3 | Neil | Malone | | 12/29/2016 |

| | | | | |
|---|---|---|---|---|
| F1-4 | Rachael | Malone | | 12/29/2016 |
| F2-1 | Resident | | | 12/30/2016 |
| F2-2 | John | Chargan | | 12/30/2016 |
| F2-3 | Gene | Carpenter | | 12/30/2016 |
| F2-4 | Kaya | Malakana | | 12/30/2016 |
| F2-5 | Robert | Davis | | 12/30/2016 |
| F2-6 | Robin | Chaucey | | 12/30/2016 |
| F2-7 | Greg | Alvarez | | 12/30/2016 |
| F2-8 | Julie | House | | 12/30/2016 |
| F2-9 | Kim | Wilson | | 12/30/2016 |
| F2-10 | Resident | | | 12/30/2016 |
| **Public Scoping Meeting Commenters** | | | | |
| PM-1 | Phyllis | Solberg | | 12/21/2016 |
| PM-2 | Fred | Weatherill | | 12/21/2016 |
| PM-3 | Pam | Hughes | | 12/21/2016 |
| PM-4 | Cameron | Frank | | 12/21/2016 |
| PM-5 | Rick | Vaianisi | | 12/21/2016 |
| PM-6 | JoMaire | Glanzer | | 12/21/2016 |
| PM-7 | R | Malotta | | 12/21/2016 |
| PM-8 | Jim | Morrow | | 12/21/2016 |
| PM-9 | Celeste | Draisner | | 12/21/2016 |
| PM-10 | Dan | Tomascheski | | 12/21/2016 |
| PM-11 | Gene | Malone | | 12/21/2016 |
| PM-12 | Barbara | Wedan | | 12/21/2016 |
| PM-13 | Phillip | Jeral | | 12/21/2016 |
| PM-14 | Brian | Crum | | 12/21/2016 |

# AGENCY COMMENTS

**Comment Letter A-1**

CITY OF REDDING
CALIFORNIA

CITY OF REDDING
777 CYPRESS AVENUE, REDDING, CA 96001
P.O. BOX 496071, REDDING, CA 96049-6071

DEVELOPMENT SERVICES DEPARTMENT
PAUL HELLMAN, PLANNING MANAGER
530.646.3746
530.225.4495 FAX

Reg Dir
Dep RD Trust
Dep RD IS
Route Deems Hillary R
Response Required
Due Date
Memo Ltr
Fax

December 23, 2016

Ms. Amy Dutschke, Regional Manager
Pacific Regional Office
Bureau of Indian Affairs
2800 Cottage Way
Sacramento, CA 95825

RECEIVED BIA
2017 JAN -3 P 12:5
PACIFIC REGIONAL OFFICE

SUBJECT: NOI COMMENTS, REDDING RANCHERIA PROJECT

Dear Ms. Dutschke,

Thank you for the opportunity to comment on the scope of the Redding Rancheria Tribe Fee-to-Trust and Casino Project EIS. The City of Redding (City) anticipates that the proposed action may result in significant adverse environmental, social, and economic impacts. The specific concerns of the City with respect to the scope of the EIS are as follows:

1. Fiscal: The proposal includes a 250-room hotel, event/convention center, and retail center. Given the location of the project site, these commercial components of the proposal would be in direct competition with similar existing and planned facilities within the City, including active and ongoing commercial development proposals immediately north of the project site on both the east and west sides of Interstate 5. These development proposals are of particular interest to the City as well as to the owners and developers of these properties, and as such, ensuring that the potential impacts to the economic viability of these proposals are fully addressed is of utmost importance. Therefore, a market demand analysis of the proposal relative to similar existing and planned commercial facilities within the City and the affected trade area should be prepared.

2. Traffic: The preparation of a comprehensive traffic impact analysis will be essential to evaluate the potential impacts of the proposal on adjacent State highway interchanges and the local road network. We are hopeful that BIA and the Rancheria will work collaboratively with the State of California, City of Redding, and County of Shasta to best define the scope of the proposal (i.e., mix and intensity of uses) and the related traffic impact analysis to ensure that the affected transportation facilities can accommodate this new demand.

3. Utility Services: The proposal would result in a substantial demand for water, wastewater, storm drain, solid waste, and electric utility services. The proposed plan for the provision of these utility services should be evaluated, including potential impacts to the agency or agencies that will provide such services.

4. Public Services: The proposal would require the provision of adequate law enforcement and fire protection services. The proposed plan for the provision of such services should be evaluated, including potential impacts to the agency or agencies that will provide such services.

5. Hydrology and Water Quality: Because a significant portion of the project site is situated within the 100-year floodplain of the Sacramento River, the proposal has the potential to directly result in the flooding of properties in the immediate surrounding area and further downstream. In addition, the proposal has the potential to result in detrimental water quality impacts to the Sacramento River. These potential impacts should be thoroughly evaluated.

6. Noise: The increase in traffic and other urban development related activities associated with the proposal have the potential to result in noise exposure of persons in excess of the standards established in the City's General Plan and Zoning Ordinance. Therefore, an acoustical analysis should be prepared in order to evaluate the potential noise impacts of the proposal.

7. Aesthetics: The project site is situated at the primary southern gateway to the City. The substantial change in the visual character of this prominent gateway to the City that would result from the proposal could have significant aesthetic impacts. Furthermore, the proposal's introduction of a new source of substantial light and glare in this area has the potential to adversely affect nighttime views and to adversely impact residents in the surrounding area.

8. Land Use and Planning: The land use designations of the project site are "Greenway" and "Residential – 1 Dwelling Unit per 5 Acres and Larger" pursuant to the City's General Plan.

   "Greenway" is natural open space including slopes in excess of 20 percent and the 100-year floodplain of the Sacramento River and its tributaries. Because of the inherent dangers to life and property and irrevocable damage to the natural environment, these natural land and water areas should not be urbanized or significantly altered. In addition, these areas provide relief from urbanization, reduce siltation from excessive grading, buffer various land use activities and transportation routes, and are an important visual resource.

   "Residential – 1 Dwelling Unit per 5 Acres and Larger" is characterized by very large rural lots, a minimum of five acres in size. This designation is appropriate in areas which have historically been utilized for agricultural purposes and those areas which are constrained by relatively extreme topography or are in outlying rural areas.

   The project site is also within the County of Shasta General Plan area. The consistency of the proposal with the City and County general plans should be evaluated.

9. Air Quality: The increase in traffic and other urban development related activities associated with the proposal have the potential to result in significant adverse air quality impacts. Therefore, an air quality impact analysis should be prepared in order to evaluate the potential air quality impacts of the proposal.

We look forward to working with your office throughout the NEPA process for this proposal in our capacity as a Cooperating Agency. We are available to discuss the details of this relationship at your earliest convenience. We are hopeful that the early involvement of key stakeholders, including the City, will help ensure that the proposal moves forward in a manner which benefits not only the Bureau, the City, and the Rancheria, but the community as a whole. The City respects the sovereignty of the Redding Rancheria, values its existing government-to-government relationship, and desires to continue to work cooperatively with the Rancheria throughout this process and beyond.

Sincerely,

Paul Hellman
Planning Manager

cc: Kurt Starman, City Manager
Barry DeWalt, City Attorney
Larry Vaupel, Development Services Director
Brian Crane, Public Works Director

STATE OF CALIFORNIA — EDMUND G. BROWN JR., *Governor*

**CALIFORNIA STATE LANDS COMMISSION**
100 Howe Avenue, Suite 100-South
Sacramento, CA 95825-8202

JENNIFER LUCCHESI, *Executive Officer*
(916) 574-1800 *Fax* (916) 574-1810
*California Relay Service TDD Phone* 1-800-735-2929
*from Voice Phone* 1-800-735-2922

***Contact Phone:*** **(916) 574-1890**
***Contact FAX:*** **(916) 574-1885**

Reg Dir ✓
Dep RD Trust ✓
Dep RD IS
Route Decims John R
Response Required
Due Date
Memo Ltr
Fax

*Established in 1938*



December 27, 2016

File Ref: SCH # 2016114004

Mr. John Rydzik
Bureau of Indian Affairs
2800 Cottage Way, Room W-2820
Sacramento, CA 95825

**Subject: Notice of Intent (NOI) To Prepare an Environmental Impact Statement (EIS) for the Redding Rancheria Fee-to-Trust and Casino Project, Shasta County**

Dear Mr. Rydzik:

The California State Lands Commission (CSLC) staff has reviewed the subject NOI for the Redding Rancheria Fee-to-Trust and Casino Project (Project), which is being prepared by the Bureau of Indian Affairs (BIA). The BIA, as a public agency proposing to carry out a project, is the lead agency under the National Environmental Policy Act (NEPA) (42 U.S.C. § 4321 et seq.). The CSLC has prepared these comments because of its potential jurisdiction (identified below) over State sovereign lands located within and adjacent to the Project area identified in the NOI. The CSLC is a trustee agency for projects that could directly or indirectly affect sovereign lands and their accompanying Public Trust resources or uses. Additionally, if the Project involves work on sovereign lands, the CSLC will act as a responsible agency pursuant to the California Environmental Quality Act (CEQA) (Pub. Resources Code, § 21000 et seq.).

**CSLC Jurisdiction and Public Trust Lands**

The CSLC has jurisdiction and management authority over all ungranted tidelands, submerged lands, and the beds of navigable lakes and waterways. The CSLC also has certain residual and review authority for tidelands and submerged lands legislatively granted in trust to local jurisdictions (Pub. Resources Code, §§ 6009, subd. (c), 6301, 6306). All tidelands and submerged lands, granted or ungranted, as well as navigable lakes and waterways, are subject to the protections of the common law Public Trust.

As general background, the State of California acquired sovereign ownership of all tidelands and submerged lands and beds of navigable lakes and waterways upon its admission to the United States in 1850. The State holds these lands for the benefit of all

people of the State for statewide Public Trust purposes, which include but are not limited to waterborne commerce, navigation, fisheries, water-related recreation, habitat preservation, and open space. On tidal waterways, the State's sovereign fee ownership extends landward to the mean high tide line, except for areas of fill or artificial accretion or where the boundary has been fixed by agreement or a court. On navigable non-tidal waterways, including lakes, the State holds fee ownership of the bed of the waterway landward to the ordinary low water mark and a Public Trust easement landward to the ordinary high water mark, except where the boundary has been fixed by agreement or a court. Such boundaries may not be readily apparent from present day site inspections.

The Sacramento River is State sovereign land under the jurisdiction of the CSLC. Based on the information submitted in the NOI, CSLC staff are currently unable to determine if the Project will involve the use of sovereign land in the Sacramento River. If the Project involves improvements on State sovereign land, a lease or permit will be required by the CSLC, and the CSLC will act as a responsible agency. Please contact Kelly Connor, Public Lands Management Specialist (see contact information below), for any questions regarding CSLC leasing or permitting requirements.

Thank you for the opportunity to comment on the NOI for the Project. CSLC staff requests to be placed on the mailing list for the forthcoming Draft and Final EIS. Please send any additional information on the Project to the CSLC staff listed below as the Draft and Final EIS are being prepared.

Please refer questions concerning environmental review to Alexandra Borack, Environmental Scientist, at (916) 574-2399 or via e-mail at Alexandra.Borack@slc.ca.gov. For questions concerning CSLC leasing jurisdiction, please contact Kelly Connor, Public Lands Management Specialist, at (916) 574-0343, or via e-mail at Kelly.Connor@slc.ca.gov.

Sincerely,

Cy R. Oggins, Chief
Division of Environmental Planning
and Management

cc: Office of Planning and Research
K. Connor, CSLC
A. Borack, CSLC
J. Fabel, CSLC Legal

# Shasta County

## ADMINISTRATIVE OFFICE

**LAWRENCE G. LEES**
**COUNTY EXECUTIVE OFFICER**

1450 COURT ST., SUITE 308A
REDDING, CALIFORNIA 96001-1680
VOICE – (530) 225-5561
(NORTH STATE) – (800) 479-8009
FAX – 229-8238


December 28, 2016

*Sent via U.S. Mail & E-mail: john.rydzik@bia.gov*

Amy Dutschke
Regional Director

John Rydzik, Chief
Division of Environmental, Cultural Resource Management and Safety
Bureau of Indian Affairs
Pacific Regional Office
2800 Cottage Way, Room W-2820
Sacramento, CA 95825

Re: NOI Comments, Redding Rancheria Project

Dear Ms. Dutschke and Mr. Rydzik:

The following serves as the County of Shasta's comments on the scope of the Environmental Impact Statement (EIS) that is being prepared in connection with the Redding Rancheria's (Tribe) application requesting that the United States acquire approximately 232 acres of land in trust in Shasta County, California for the construction and operation of a casino resort (the "Casino Project.")

This also serves to confirm that the County of Shasta has agreed to participate in the EIS process as a cooperating agency. In doing so, the County does not waive any other notices or opportunity to comment or otherwise be involved in connection with the EIS or the Tribe's trust application.

In providing these comments, the County notes, for both the Tribe and the Bureau of Indian Affairs (BIA), that the Tribe has an affirmative obligation to make good faith efforts to mitigate the significant adverse impacts associated with the Casino Project. Attached is a copy of Section 10.8 of the Tribal Gaming Compact between the Tribe and the State of California (Exhibit 1). Pursuant to the Tribal Gaming Compact, the Tribe has the following obligations, among others:

1. To consult with the Shasta County Board of Supervisors, and, if requested by the Board, meet with them to discuss mitigation of significant adverse off-Reservation environmental impacts.

2. To meet with and provide an opportunity for comment by those members of the public residing off-Reservation within the vicinity of the Gaming Facility such as might be adversely affected by the proposed Casino Project.

3. To make good faith efforts to mitigate any and all significant adverse off-Reservation environmental impacts.

4. To keep the Board of Supervisors and potentially affected members of the public apprised of the Casino Project's progress.

Areas of concern for the County that need to be addressed in the scope of the EIS include aesthetics, agriculture, air quality, biological resources, cultural resources, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use, mineral resources, noise, population and housing, public services, recreation, transportation and traffic, and utilities and service systems.

Each area of concern is discussed as follows.

***Aesthetics***

The Shasta County General Plan states that scenic highways and corridors are a major contributing factor to community pride, the enhancement of property values, and the overall quality of life enjoyed by residents of Shasta County. The Casino Project is located within and could have a significant impact on the view shed of the Churn Creek Bottom area and the section of Interstate Highway 5 designated as "State Routes Eligible for Official Scenic Highway Designation," where scenic views of the Sacramento River and coastal mountains to the west dominate.

The EIS should include an analysis of the potential visual impacts of the Casino Project, including visual simulations of the proposed development from several vantage points, including each cardinal direction, evaluation of a comprehensive lighting plan to assess impacts from Interstate Highway 5 and State Route 44, and on development surrounding the project site, as well as measures to minimize potentially significant visual impacts of the project.

Shasta County General Plan Objectives 6.8.3 SH-1 and SH-2, and Policy 6.8.4 (Exhibit 2), seek to guide design of projects along scenic corridors in order to preserve the scenic value of the property and highway corridor, and to preserve and enhance the overall tourist experience when visiting the County. The project design should enhance or preserve the scenic value of the site as much as possible, which may be achieved by utilizing setbacks from Interstate 5, minimizing grading cut and fill, landscaping with and preserving existing native vegetation, properly siting

buildings, limiting the number, size, type and operation of advertising signs, carefully considering building form, material, and color and maintaining adequate erosion and sediment control programs.

***Agriculture***

The Casino Project site has been used for agriculture for many years. The Reiff fine sandy loam soils within large portions of the Casino Project site are identified as prime farmland if irrigated in the Soil Survey of Shasta County, dated 1974. The *Shasta County Important Farmland 2014* map identifies a majority of the property as grazing lands and includes a portion of the property in the southeastern corner as farmland of local importance. The EIS should include an analysis of the potential loss of farmland and prime agricultural soil. Please also see the ***Land Use*** section below.

***Air Quality***

The applicant should contact the Shasta County Air Quality Management District regarding potential concerns about the Casino Project. The EIS should include data, analysis, and mitigation measures for this Project including for emissions from back-up electrical generators if one or more are proposed, emissions from any fueling station if one is proposed, and air emissions from both construction equipment and long-term traffic generated by this Project.

***Biological Resources***

The EIS should include an analysis of the potential impacts of the Casino Project on species protected by the Federal Endangered Species Act, the California Endangered Species Act, and species on other lists of biological concern, including bank swallows (*Riparia riparia*). The Sacramento River adjacent to the Casino Project site is an important statewide resource for anadromous fisheries. The Project could have a significant effect on the Sacramento River and the adjacent riparian habitat and other sensitive natural communities, including Great Valley Cottonwood Riparian Forest, and Great Valley Valley Oak Riparian Forest. The EIS should include analysis of potential adverse effects on federally protected wetlands, and the potential effect on the movement of native resident and migratory fish and wildlife species.

The EIS should review and consider whether the Casino Project is consistent with County General Plan Objectives and Policies regarding fish and wildlife habitat including the following: Objective FW1 and Policies FW-c, FW-d, FW-e, FW-f, FW-g, FW-h, and FW-k. (Exhibit 2).

***Cultural Resources***

The Northeast Information Center of California Historic Resources Information System (CHRIS) should be contacted for cultural resource information on the Casino Project site. The EIS should include a complete cultural resource survey of the Project site, and a proposed mitigation plan if needed.

The Heritage Resources Element of the General Plan identifies the County's objective to protect significant prehistoric and historic cultural resources (Objective 6.10.3 in Exhibit 2). Development of land in areas of heritage value may require project design that minimizes degradation of those resources and possible mitigation measures to reduce or avoid impacts.

***Greenhouse Gas Emissions***

The EIS should address the issue of increased greenhouse gas emissions associated with the Casino Project, and propose mitigation measures to address this issue.

***Hazards and Hazardous Materials***

The Casino Project description does not include information regarding the use and/or storage of hazardous materials on the Project site. The EIS should identify these materials, address proper management, spill prevention and disposal.

It appears that there may be only one roadway access (the south end of Bechelli Lane) to the Project site. The EIS should address the issue of emergency access to the Project site and an emergency evacuation plan.

***Hydrology and Water Quality***

The majority of the Casino Project site is shown on the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Maps (FIRM) as being in either the floodway of the Sacramento River, the 100-year floodplain (identified as AE on the FIRM), or the 500-year floodplain. Development on this property could expose people to flood hazards. The entire Casino Project site is in the area that could potentially be inundated in the event of failure of Shasta Dam and/or Whiskeytown Dam (refer to the County Hazards Mitigation Plan). Flooding could lead to evacuations of the occupants and patrons and put an unnecessary strain on the Shasta County Sheriff's Office of Emergency Services and its Boating Safety Unit.

Filling, construction and other development on the property could significantly alter flood dynamics up and downstream which could result in significant flooding impacts on property and residents in the vicinity. Development of the Casino Project may alter drainage patterns.

The EIS should include a full evaluation of Project impacts on the floodway and floodplain. Please quantify any impacts to the regulatory floodways and floodplains and their potential impacts upon adjoining properties.

The Casino Project will require onsite drainage systems to control local runoff. These flows may impact adjoining properties. Site disturbance and development may also significantly alter the drainage pattern on and in the vicinity of the Project site. Such alteration may create significant flooding, erosion and/or other water quality impacts. Analysis of the proposed drainage system and related potential impacts should be included in the EIS. Please prepare a drainage study to quantify hydrology, onsite collection system needs and potential points of discharge. This study should analyze both existing and developed conditions.

***Land Use***

The Casino Project site is in the unincorporated area of Shasta County. The proposed use of the property would not be consistent with the existing General Plan Land Use Designation of "Part-Time Agricultural Croplands and Grazing" (A-cg) or the "Limited Agricultural" (A-1) Zoning District. (Exhibit 2). A commercial casino, hotel and retail center is not a use that would be consistent with, and permitted in the A-1 district, as the purpose of the district is to preserve agricultural lands at sizes capable of supporting part-time agricultural operations.

The Objectives (AG-2, AG-3, AG-4, AG-5 and AG-6) and Policies (AG-g) (Exhibit 2) of the County General Plan specify that the residents of the County recognize that the continuation, expansion and preservation of agricultural lands and agricultural uses is in the public interest for both local and regional food supply as well as for the County's economy. Protection of agricultural lands from development pressures and or uses which will adversely impact or hinder existing and future agricultural lands is a stated objective of the General Plan. The Casino Project proposes to convert agricultural lands to other uses which will preclude future agricultural use of the property.

The Casino Project would also establish a high intensity urban land use in an area valued primarily for its open space, agriculture and low density rural character separating the more urban communities of Anderson/Cottonwood and Redding. In addition to the substantial contrast between existing uses and the proposed Casino Project, it is likely that the Casino Project will induce additional urban growth/sprawl in this important rural area.

***Mineral Resources***

Approximately two-thirds of the western portion of the Casino Project site is identified as containing significant alluvial sand and gravel resources in the *Mineral Land Classification of Shasta County* prepared by the Division of Mines and Geology, dated 1997. The EIS should address the potential loss of this limited resource.

***Noise***

There are residential uses on properties to the north and west (across the Sacramento River) of the Casino Project. The EIS should include an analysis of potential noise impacts from this project, and recommend measurable performance standards and mitigation measures.

***Population and Housing***

The Casino Project description does not indicate the number of potential employees and the number of new jobs expected to be created by this project. The EIS should consider the effect of the Casino Project on local housing, the potential for providing on-site housing for employees, and public transportation needs of employees.

***Public Services***

The EIS should consider the impacts of the Casino Project on local public services including police, fire, emergency medical, and schools and address mitigation for those impacts. The scale of the project will have an effect on public services, including the need for increased police and fire protection, and emergency medical transportation. Additionally, if the project would result in a population increase, the impact on schools should be evaluated in the draft EIS.

Of particular note are the following.

***Law Enforcement***

The Shasta County Sheriff's Office is the primary law enforcement provider to the Tribe and its current casino (Win-River Casino) and handles all general law enforcement matters pursuant to Public Law 280.

When considering the significant increase in size and customer volume that is anticipated within the Casino Project, the subsequent increase in calls for service (CFS) also needs to be addressed. The Casino Project site will likely yield double the CFS in comparison to those currently reported at the Win-River Casino site located south of Redding. The following is a list of crimes which have been previously and recently reported at the current Win River Casino site. They include but are not limited to: Assault, Burglary, Grand Theft, Petty Theft, Robbery, Narcotic Possession/Use, Narcotic Sales, Prostitution and Sex Trafficking, Auto Theft, Fighting/Disturbances, DUI, Public Drunkenness and Disorderly Conduct.

The Sheriff's Office has had to respond for issues related to an increase in the transient population surrounding the current Win-River Casino property. The area around the

Casino Project, with access to water and forest land, would also attract a similar transient population. A large transient population generally leads to increases in CFS for property crimes and crimes against persons.

The Casino Project site also borders the Sacramento River to the West. This is a significant concern as the Sheriff's Office provides water rescue and enforcement on the waterways in Shasta County. The new site may increase public access to the river and the Sheriff's Office would expect that, in addition to increased reported crimes, the potential for water rescues in that area would also be on the rise.

The Casino Project site could increase enticement for fleeing individuals to access the river. Any attempt for someone fleeing into the river would require launching of patrol boats to search for the subjects. The swift water of the Sacramento River will cause an exigency in locating the persons not only for the alleged criminal act, but as an emergency water rescue to preserve life.

***Fire/Emergency Services***

The California Department of Forestry and Fire Protection (CAL FIRE) provides for the operation and administration of the Shasta County Fire Department (SCFD) through a contract with the County of Shasta. SCFD is responsible for improvement fires and emergency services but is inadequately staffed and equipped to successfully mitigate a structure fire in buildings the size of which are being proposed to be built.

SCFD has only two career staffed (two personnel staffed) fire engines within the department. Engine 32 is located in the community of Palo Cedro and Engine 47 is located at the CAL FIRE station adjacent to the Redding Airport. SCFD is comprised of volunteer fire fighters spread throughout 18 communities in Shasta County. Volunteers staff engines, rescues and water tenders for emergency incidents. SCFD does not own or operate a truck or ladder within its fleet of apparatus. Volunteer numbers and response vary widely from community to community and from call to call throughout Shasta County. Although SCFD volunteers provide a tremendous service to the communities they serve, volunteers are not classified as career fire fighters.

The proposed 140,000 square foot Casino, approximately 250-room hotel, event/convention center, retail center, and associated parking and infrastructure will exacerbate the current staffing and response level within SCFD.

***Recreation***

The Casino Project site includes more than 4,000 feet of frontage on the Sacramento River, a significant recreational resource in Shasta County. The EIS should consider provisions for public access, including boat launching, fishing, and passive recreation along the river frontage of the property.

***Transportation and Traffic***

It is likely that the freeway interchange of South Bonneyview Drive, Churn Creek Road and Interstate 5 will be significantly impacted by the Casino Project. The City of Redding is also considering and/or has approved two large commercial projects in close proximity to the interchange which will also add significant amounts of traffic to the interchange. There should be close consultation with the Shasta County Department of Public Works, the City of Redding Department of Public Works, and the California Department of Transportation regarding potential traffic impacts of the proposed project, and recommendations for mitigation measures, which may include infrastructure improvements. Options for links to public transportation and for accessibility should be reviewed and considered. Please prepare a traffic study to quantify trip generation volumes, modal split, routes, impacts and potential mitigation measures.

***Utilities and Service Systems***

It is not clear from the Casino Project description whether the project will be connected to existing community water and sewer systems and/or will use on-site well and septic sewage disposal systems.

The Casino Project will require potable water supplies for potable and fire suppression uses. Additional facilities may be required to meet these needs (wells, storage tanks, booster pumps, backup power, etc). These new uses may impact adjoining properties. Please prepare a water supply study to quantify how water supply needs will be met and how impacts will be mitigated.

The Casino Project will generate wastewater. This sewage will have to be collected and treated. Effluent disposal will also be necessary. These discharges may impact adjoining properties and environmental resources. Please prepare a wastewater study to quantify design flows and to set forth a proposed system for collection, treatment and disposal of the waste.

As all of these systems may have environmental impacts, the EIS should analyze these impacts and provide mitigation measures.

***Impact on County Property Taxes***

Once the property at issue is placed into trust by the United States, the land is then exempt from State and local taxation. 25 U.S.C. § 5108. The BIA is required, pursuant to 25 C.F.R. § 151.10, to consider the impact on the County resulting from the removal of the property from the tax rolls.

As previously identified in this letter, the Casino Project will have significant impacts on County services. However, once it is placed in trust, it will not generate any property taxes that can be used to offset those impacts.

In preparing the EIS, the BIA must consider and should identify mitigation to address this loss of property tax revenues with respect to the substantial impacts related to the Casino Project.

Thank you for the opportunity to submit comments on the scope of the EIS. If you have any questions, please feel free to contact County Executive Officer Larry Lees or me.

Sincerely,

Terri Howat
Chief Financial Officer

# Exhibit 1

# TRIBAL-STATE COMPACT

# BETWEEN

# THE STATE OF CALIFORNIA

# AND THE

# REDDING RANCHERIA

related facility, the only significant purpose of which is to facilitate patronage at the Gaming Facility.

Sec. 10.8. Off-Reservation Environmental Impacts.

Sec. 10.8.1. On or before the effective date of this Compact, or not less than 90 days prior to the commencement of a Project, as defined herein, the Tribe shall adopt an ordinance providing for the preparation, circulation, and consideration by the Tribe of environmental impact reports concerning potential off-Reservation environmental impacts of any and all Projects to be commenced on or after the effective date of this Compact. In fashioning the environmental protection ordinance, the Tribe will make a good faith effort to incorporate the policies and purposes of the National Environmental Policy Act and the California Environmental Quality Act consistent with the Tribe's governmental interests.

Sec. 10.8.2. (a) Prior to commencement of a Project, the Tribe will:

(1) Inform the public of the planned Project;

(2) Take appropriate actions to determine whether the project will have any significant adverse impacts on the off-Reservation environment;

(3) For the purpose of receiving and responding to comments, submit all environmental impact reports concerning the proposed Project to the State Clearinghouse in the Office of Planning and Research and the county board of supervisors, for distribution to the public.

(4) Consult with the board of supervisors of the county or counties within which the Tribe's Gaming Facility is located, or is to be located, and, if the Gaming Facility is within a city, with the city council, and if requested by the board or council, as the case may be, meet with them to discuss mitigation of significant adverse off-Reservation environmental impacts;

(5) Meet with and provide an opportunity for comment by those members of the public residing off-Reservation within the vicinity of the Gaming Facility such as might be adversely affected by proposed Project.

(b) During the conduct of a Project, the Tribe shall:

(1) Keep the board or council, as the case may be, and potentially affected members of the public apprized of the project's progress; and

(2) Make good faith efforts to mitigate any and all such significant adverse off-Reservation environmental impacts.

(c) As used in Section 10.8.1 and this Section 10.8.2, the term "Project" means any expansion or any significant renovation or modification of an existing Gaming Facility, or any significant excavation, construction, or development associated with the Tribe's Gaming Facility or proposed Gaming Facility and the term "environmental impact

reports" means any environmental assessment, environmental impact report, or environmental impact statement, as the case may be.

Sec. 10.8.3. (a) The Tribe and the State shall, from time to time, meet to review the adequacy of this Section 10.8, the Tribe's ordinance adopted pursuant thereto, and the Tribe's compliance with its obligations under Section 10.8.2, to ensure that significant adverse impacts to the off-Reservation environment resulting from projects undertaken by the Tribe may be avoided or mitigated.

(b) At any time after January 1, 2003, but not later than March 1, 2003, the State may request negotiations for an amendment to this Section 10.8 on the ground that, as it presently reads, the Section has proven to be inadequate to protect the off-Reservation environment from significant adverse impacts resulting from Projects undertaken by the Tribe or to ensure adequate mitigation by the Tribe of significant adverse off-Reservation environmental impacts and, upon such a request, the Tribe will enter into such negotiations in good faith.

(c) On or after January 1, 2004, the Tribe may bring an action in federal court under 25 U.S.C. Sec. 2710(d)(7)(A)(i) on the ground that the State has failed to negotiate in good faith, provided that the Tribe's good faith in the negotiations shall also be in issue. In any such action, the court may consider whether the State's invocation of its rights under subdivision (b) of this Section 10.8.3 was in good faith. If the State has requested negotiations pursuant to subdivision (b) but, as of January 1, 2005, there is neither an agreement nor an order against the State under 25 U.S.C. Sec. 2710(d)(7)(B)(iii), then, on that date, the Tribe shall immediately cease construction and other activities on all projects then in progress that have the potential to cause adverse off-Reservation impacts, unless and until an agreement to amend this Section 10.8 has been concluded between the Tribe and the State.

Sec. 11.0. EFFECTIVE DATE AND TERM OF COMPACT.

Sec. 11.1. Effective Date. This Gaming Compact shall not be effective unless and until all of the following have occurred:

(a) The Compact is ratified by statute in accordance with state law;

(b) Notice of approval or constructive approval is published in the Federal Register as provided in 25 U.S.C. 2710(d)(3)(B); and

(c) SCA 11 is approved by the California voters in the March 2000 general election.

Sec. 11.2. Term of Compact; Termination.

Sec. 11.2.1. Effective. (a) Once effective this Compact shall be in full force and effect for state law purposes until December 31, 2020.

Sec. 15.6. Representations.

By entering into this Compact, the Tribe expressly represents that, as of the date of the Tribe's execution of this Compact: (a) the undersigned has the authority to execute this Compact on behalf of his or her tribe and will provide written proof of such authority and ratification of this Compact by the tribal governing body no later than October 9, 1999; (b) the Tribe is (i) recognized as eligible by the Secretary of the Interior for special programs and services provided by the United States to Indians because of their status as Indians, and (ii) recognized by the Secretary of the Interior as possessing powers of self-government. In entering into this Compact, the State expressly relies upon the foregoing representations by the Tribe, and the State's entry into the Compact is expressly made contingent upon the truth of those representations as of the date of the Tribe's execution of this Compact. Failure to provide written proof of authority to execute this Compact or failure to provide written proof of ratification by the Tribe's governing body will give the State the opportunity to declare this Compact null and void.

**IN WITNESS WHEREOF,** the undersigned sign this Compact on behalf of the State of California and the Redding Rancheria.

Done at Sacramento, California, this 10th day of September 1999.

**STATE OF CALIFORNIA**

Gray Davis

By Gray Davis
Governor of the State of California

**REDDING RANCHERIA**

Leon Benner

By LEON BENNER
Chairperson of the Redding Rancheria

# Exhibit 2

**References for Letter: NOI COMMENTS, REDDING RANCHERIA PROJECT**

Letter to Amy Dutschke, Director of Regional Affairs & John Rydzik
Bureau of Indian Affairs

**Shasta County General Plan Section 6.1 Agricultural Lands**

**6.1.3 Objectives**

AG-2 Preservation of agricultural lands at a size capable of supporting part-time or second income, but not full-time, agricultural operations (designated on the land use maps as A-cg) in order to allow the continuation of such uses and to provide opportunities for the future expansion and/or establishment of such uses.

AG-3 Recognition by Shasta County residents that the preservation of agricultural lands for agricultural uses, both large and small scale, is in the public interest because it preserves local and regional food supplies and is an important contributing industry to the Shasta County economy.

AG-4 Recognition by Shasta County residents that preservation of agricultural lands, both large- and small-scale, provides privately maintained open-space, facilitates a rural lifestyle, and requires Countywide understanding of the problems facing ranchers and farmers.

AG-5 Protection of agricultural lands from development pressures and or uses which will adversely impact or hinder existing or future agricultural operations.

AG-6 Protection of water resources and supply systems vital for the continuation of agriculture.

**6.1.4 Policies**

AG-g Lands designated A-cg shall be maintained to support both short- and long-term part-time agricultural activities as the primary land use while allowing subordinate auxiliary uses, including single family residences. Removal of agricultural soils and other activities which reduce the potential for agricultural production as the primary land use are prohibited, except in the following situations:

A. Mineral extraction or mining on lands in the vicinity of a significant waterway where the County has adopted a stream corridor delineation upon consultation with the Department of Fish and Game and subject to all of the following general performance standards: ▪ The land shall be located within the adopted delineated stream corridor.

- The end result of the land use change is to enhance fish and wildlife habitat within the delineated stream corridor.
- The perceived natural resource and environmental value and public interest must be equal to or greater than that of maintaining the site as part-time agricultural land.
- The land use conversions result in habitat protection zoning.
- A long-term and comprehensive aggregate and wildlife habitat management and protection program for the waterway reach affected by the proposed land use change has been adopted by the County, after consultation with the Department of Fish and Game.

- Protection of bridges and other key infrastructure which may be impacted by mining operations is assured through proper engineering and hydrologic design.

Mining applications may be approved prior to the adoption of a comprehensive management plan to an affected waterway if supportable findings are made that the proposal has substantially complied with other performance standards contained in this policy (approved May 9, 1995, GPA 1-95, Resolution 95-90).

B. A deviation from minimum parcel size requirements may allow parcels as small as two acres in lieu of five-acre parcels sizes in exchange for creating a common area which will be maintained in perpetuity for open space or other resource conservation activities (i.e. wetland). Such projects shall provide the following:

- The applicant must demonstrate that the proposed project design would result in a project which is environmentally superior and provides a public benefit in maintaining a common area for a significant or unique natural resource such as a wetland.

- The applicant must demonstrate and the approving body must find that the preservation of the resource value of the site by providing permanent open space for wildlife and the habitat upon which it relies is in the public interest.

- In all cases, the applicants must demonstrate through written documentation from the appropriate resource agency(s) that: (1) the site is located within an area of areawide management significance, (2) the resource should be maintained, and (3) that the proposed project will provide the necessary protection.

- The applicant shall request, enter into, and execute an agreement with the County which restricts the development and provides for the permanent maintenance of the common open space by either: (1) forming a homeowners association or other entity acceptable to the County to maintain the open space; (2) granting in fee-title to a public agency willing to accept the open-space land; or (3) dedicating a conservation/open space easement or similar instrument to a public agency.

- Residential use shall be compatible with and subordinate to agricultural use in the area with the realization that the conduct of agriculture includes such activities as controlled burning of brush, use of pesticides, tilling of land, noise and odors, and stray animals.

- Residential uses shall be limited to one dwelling unit per parcel, based on the one dwelling unit per five acre density, consistent with the rural agricultural character envisioned by this Element. No additional residential density shall be permitted.

**Shasta County General Plan Section 6.7 Fish and Wildlife Habitat**

**6.7.3 Objectives**

FW-1 Protection of significant fish, wildlife and vegetation resources.

**6.7.4 Policies**

FW-c Projects that contain or may impact endangered and/or threatened plant or animal species, as officially designated by the California Fish and Game Commission and/or the U. S. Fish and Wildlife Service, shall be designed or conditioned to avoid any net adverse project impacts on those species.

FW-d The significant river and creekside corridors of Shasta County shall be designated on the General Plan maps. The primary purpose of this designation is to protect the riparian habitats from development and from adverse impacts from conflicting resources uses. The purpose is also to encourage open space and recreation (policy OSR-e). Mapping of significant waterway corridors in areas designated as resource protection lands is not required since it is assumed that resource land uses will also act to protect such waterway corridors. Riparian habitat protection along the significant river and creekside corridors, as designated on the plan maps shall be achieved, where appropriate, by the following measures:

- regulation of vegetation removal.
- design of grading and road construction to restrict sediment input to all streams.
- establishment of a development set-back.
- the siting of structures, including clustering.
- recreation plans for the Sacramento River, Clear Creek, and other feasible waterway resources.

FW-e Salmon spawning gravel in the following rivers and creeks shall be protected:
Sacramento River: Keswick Dam to Shasta-Tehama County line.
Battle Creek: Mouth to the mouth of South Fork Battle Creek.
Cow Creek: Mouth to: Powerhouse on South Cow Creek; the mouth of Coal Gulch on Old Cow Creek; the mouth of Dry Clover Creek on Clover Creek; the mouth of Tracy Creek on Oak Run Creek; the mouth of Salt Creek on Little Cow Creek.
Cottonwood Creek: Mouth to west line of Section 6, T.29N., R.5W., M.D.B.& M.
Bear Creek: Mouth to the Highway 44 bridge.
Clear Creek: Mouth to Whiskeytown Dam.
Churn Creek: Mouth to Redding City limits.
Stillwater Creek: Mouth to the Highway 299E bridge.
Olney Creek: Mouth to mouth of Tadpole Creek.
Anderson Creek: Mouth to Interstate 5.

FW-f The County should encourage and support efforts by State and Federal agencies that implement the Upper Sacramento River Fisheries and Riparian Habitat Management Plan.

FW-g The County shall encourage the Department of Fish and Game to prepare periodic biological assessments regarding the overall effectiveness of waterway protection efforts under the Stream Corridor Protection Program.

FW-h The County shall encourage efforts to develop tree protection standards which focus on the County's differing land use types, namely; lowland urban, upland urban, rural residential and resource lands. Urban tree protection standards shall focus on landscaping that promotes energy conservation and design aesthetics, as opposed to preserving native vegetation.

FW-k The County should support efforts to develop a Stream Corridor Protection Plan along the Sacramento River from the south Redding City limits to the Tehama County line.

**Shasta County General Plan Section 6.8 Scenic Highways**

**6.8.3 Objectives**

SH-1 Protection of the natural scenery along the official scenic highways of Shasta County from new development which would diminish the aesthetic value of the scenic corridor.

SH-2 New development along scenic corridors of the official scenic highway should be designed to relate to the dominant character of the corridor (natural or natural and man-made contrast) or of a particular segment of the corridor. Relationships shall be achieved in part through regulations concerning building form, site location, and density of new development.

**6.8.4 Policies**

SH-a To protect the value of the natural and scenic character of the official scenic highway corridors and the County gateways dominated by the natural environment, the following provisions, along with the County development standards, shall govern new development:

- setback requirements
- regulations of building form, material, and color
- landscaping with native vegetation, where possible
- minimizing grading and cut and fill activities
- requiring use of adequate erosion and sediment control programs
- siting of new structures to minimize visual impacts from highway
- regulation of the type, size, and location of advertising signs
- utility lines shall be underground wherever possible; where undergrounding is not practical, lines should be sited in a manner which minimizes their visual intrusion.

SH-b The type, size, design, and placement of signs within an official corridor shall be compatible with the visual character of the immediate surroundings. The County's sign regulations should be redrafted for the following locations:

- timberlands and forest areas
- croplands and grazing lands
- rural community centers
- urban and town centers
- recreational uses

SH-c Official scenic highways should include vista sites, turnouts, restrooms, picnic grounds, travel information, and other related facilities/services.

**Shasta County General Plan Section 6.10 Heritage Resources**

**6.10.3 Objective**

HER-1 Protection of significant prehistoric and historic cultural resources.

**Shasta County General Plan Section 7.1 Community Organization and Development Pattern**

**7.1.4 Policies**

CO-r The County should develop specific plans for the Burney, Cottonwood, and Palo Cedro areas. The County should also develop a specific plan for the Churn Creek Bottom area with emphasis on maintaining and preserving a variety of long-range agricultural options for the area.

**Shasta County Zoning Plan Chapter 17.04**

**Limited Agriculture (A-1) District**

**17.04.010 Purpose.**

The purpose of the limited agriculture (A-1) district is to preserve agricultural lands at a size capable of supporting part-time agricultural operations, typically operated as a hobby or to supplement the occupant's income. This district is consistent with the agricultural-part-time cropland/grazing (A-cg) general plan land use designation. This district may also be applied to other areas which have small scale agricultural characteristics, provided there are no conflicts with other general plan policies.

**17.04.020 Permitted uses.**

The following uses are permitted outright in the A-1 district:

A. One-family residence;
B. Agricultural uses, provided: that the lot contains 1 acre of gross area; and
   1. Animal husbandry does not exceed the following number and type of animals per one-half acre:
      a. One horse, mule, steer or similar sized animal; or
      b. Three goats, sheep, swine, llama, alpaca, or similar sized animals; or
      c. Three adult emus, rheas, ostriches, or similar sized bird; or
      d. Twenty-five turkeys, chickens, ducks, geese, rabbits or similar sized animals; or
      e. Unlimited fish, frogs, worms or similar sized animals;
   2. Animals shall be kept in a clean and sanitary condition (see Section 6.04.050) and in a manner that does not become a nuisance (see Section 6.04.060);
C. Sale of agricultural products grown on the premises.
D. Small winery in accordance with Section 17.88.300.
E. Second one-family residence subject to the provisions of Section 17.88.135.

**17.04.025 Uses requiring a zoning permit.**

The following uses are permitted in the A-1 district if a zoning permit is issued, and subject to the provisions of Sections 17.88.170 through 17.88.196:

A. Home occupation with no customer vehicle trips;
B. Senior citizen residence;
C. Guest house;
D. Servant's quarters;
E. Use of an existing residential structure that temporarily exceeds density limitations while constructing a replacement structure.

**17.04.030 Uses requiring an administrative permit.**

The following uses are permitted in the A-1 district if an administrative permit is issued, and subject to the provisions of Sections 17.88.200 through 17.88.235:

A. Home occupation with customer vehicle trips;
B. Large day care home;
C. Family care residence.
D. Bed and breakfast guest facility;
E. Farm labor quarters;

**17.04.040 Uses requiring a use permit.**

The following uses are permitted in the A-1 district if a use permit is issued:

A. Animals in numbers exceeding those permitted in Section 17.04.020(B);
B. Wholesale nursery or greenhouse;
C. Dog kennel;
D. Golf course;
E. Large animal veterinarian office;
F. Commercial riding stable or riding academy;
G. Pet cemetery;
H. Logging contractor's yard subject to the provisions of Section 17.88.271;
I. Processing plant for agricultural products grown on the premises provided the lot is 5 acres or larger in area.
J. Small winery in accordance with Section 17.88.300.
K. Medium winery in accordance with Section 17.88.300.

**17.04.050 Other permitted uses.**

Other uses permitted in the A-1 district are:

A. The uses allowed by, and subject to the provisions of Sections 17.88.010 through 17.88.150;
B. Other uses found to be similar in character and impact to those listed in Section 17.04.010 and 17.04.040, as determined in accordance with Section 17.94.030.

**17.04.060 Site development standards.**

The following site development standards apply in the A-1 district:

A. Minimum Lot Area. The minimum lot area requirement is five acres, except as otherwise provided in Section 17.84.010. Actual lot sizes will be determined by county development standards, including wastewater disposal capabilities and water availability, which could result in parcels larger than five acres.
B. Yards. The following yard requirements apply, except as otherwise provided in Section 17.84.020:
    1. Front, thirty feet;
    2. Side, thirty feet;
    3. Rear, thirty feet.
C. Maximum structural height. The following maximum structural height requirements apply, except as otherwise provided in Section 17.84.030:
    1. Residential building, thirty-five feet;
    2. Accessory building:
        a. If less than fifty feet from any property line: twenty feet;
        b. If at least fifty feet, but less than seventy feet, from any property line: twenty-five feet;
        c. If at least seventy feet, but less than ninety feet, from any property line: thirty feet;
        d. If at least ninety feet from any property line: thirty-five feet.
D. Parking. Parking requirements are as specified in Chapter 17.86.

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

December 28, 2016

Amy Dutschke
Regional Director
Bureau of Indian Affairs
2800 Cottage Way
Sacramento, California 95825

Subject: EPA Scoping Comments for the Proposed Redding Rancheria Fee-to-Trust and Casino Project, Shasta County, California

Dear Ms. Dutschke:

The Environmental Protection Agency has reviewed the Federal Register notice published on November 29, 2016 requesting comments on the Bureau of Indian Affair's (BIA) decision to prepare an Environmental Impact Statement for the above-referenced project. Our comments are provided 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.

The proposed project includes a 232-acre trust acquisition and development and operation of a casino resort in Shasta County, California, approximately 1.6 miles northeast of the existing Redding Rancheria, and about two miles southeast of downtown Redding. The new facility would replace the Tribe's existing casino, and the existing casino buildings would be converted to a different use. EPA requests consideration of the following issues:

**Scope of Analysis**
The Notice of Intent does not mention development of any supporting facilities. The EIS should identify all supporting facilities to ensure potentially connected actions are included in the environmental impact analyses (40 CFR 1508.25). The project description should identify needed parking facilities, transportation improvements, drinking water and/or wastewater treatment facilities, and other utilities upgrades that would be associated with the project. The conversion of the existing casino to different use would also be considered a connected action.

**Alternatives Analysis**
The CEQ NEPA Regulations instruct agencies to present the environmental impacts of the proposal and the alternatives in comparative form, thus sharply defining the issues and providing a clear basis for choice among options by the decision-maker and the public (40 CFR 1502.14). We recommend against characterizing the environmental effects of the alternatives to the Proposed Action as being "similar to the proposed action" without attempting to quantify the differences. Area of land disturbed, quantity of impervious surfaces, vegetation affected, etc. are quantifiable and should be presented in any comparison table of alternatives.

**Air Quality**

The Draft Environmental Impact Statement (DEIS) should provide a detailed discussion of ambient air conditions (baseline or existing conditions), National Ambient Air Quality Standards (NAAQS), criteria pollutant nonattainment areas, and potential air quality impacts of the project (including cumulative and indirect impacts) for each fully evaluated alternative. Construction related impacts should also be discussed.

***General Conformity***

The DEIS should discuss whether conformity requirements of the Clean Air Act [Section 176(c)] would be applicable. General Conformity Regulations can be found in 40 CFR Part 93. We note that EPA expects to designate and classify nonattainment areas for the 2015 ozone standard by October 2017. Should that designation be completed while the DEIS is being prepared, the general conformity applicability discussion should consider the extent of any nonattainment area in or near Shasta County for the 2015 ozone NAAQS as well.

***Construction Emissions Mitigation***

The DEIS should include an analysis of impacts from the construction of the proposed project alternatives, including emission estimates for criteria pollutants. EPA also recommends that the DEIS disclose the available information about the health risks associated with vehicle emissions and mobile source air toxics (see http://www.epa.gov/otaq/toxics.htm). The following mitigation measures should be considered to reduce impacts associated with emissions of particulate matter and other toxics from construction-related activities:

- Prepare an inventory of all equipment prior to construction and identify the suitability of add-on emission controls for each piece of equipment before groundbreaking. Control technologies such as particle traps and specialized catalytic converters can significantly reduce emissions.
- Ensure that diesel-powered construction equipment is properly tuned and maintained, and shut off when not in direct use.
- Prohibit engine tampering to increase horsepower, except when meeting manufacturer's recommendations.
- Locate diesel engines, motors, and equipment staging areas as far as possible from residential areas and sensitive receptors (schools, daycare centers, and hospitals).
- Reduce construction-related trips of workers and equipment, including trucks. Develop a construction traffic and parking management plan that minimizes traffic interference and maintains traffic flow.
- Lease or buy newer, cleaner equipment (1996 or newer model), using a minimum of 75 percent of the equipment's total horsepower.
- Use lower-emitting engines and fuels, including electric, liquified gas, hydrogen fuel cells, and/or alternative diesel formulations.
- Implement the following Fugitive Dust Source Controls:
  - Stabilize open storage piles and disturbed areas by covering and/or applying water or chemical/organic dust palliative where appropriate, to both inactive and active sites, during workdays, weekends, holidays, and windy conditions.

- Install wind fencing and phase grading operations where appropriate, and operate water trucks for surface stabilization under windy conditions.
- When hauling material and operating non-earthmoving equipment, prevent spillage and limit speeds to15 miles per hour (mph). Limit speed of earth-moving equipment to 10 mph.

**Water Resources**

***Floodplain***

The site is located on the Sacramento River and based on a review of Federal Emergency Management Agency (FEMA) maps, it appears that a large portion of the site is within the 100-year floodplain. Floods and droughts are likely to become more common and more intense as regional and seasonal precipitation patterns change and rainfall becomes more concentrated into heavy events (with longer, hotter dry periods in between). Preserving floodplains is especially important in adapting to larger more intense storms. Therefore, we have concerns with any project developments that occur in floodplains and strongly recommend avoiding floodplain development or reducing floodplain capacity. This is consistent with *Executive Order 11988* which requires federal agencies to avoid, to the extent possible, the long and short-term adverse impacts associated with the occupancy and modification of flood plains and to avoid direct and indirect support of floodplain development wherever there is a practicable alternative. In accomplishing this objective, "each agency shall provide leadership and shall take action to reduce the risk of flood loss, to minimize the impact of floods on human safety, health, and welfare, and to restore and preserve the natural and beneficial values served by flood plains in carrying out its responsibilities".

We understand that the Tribe intends to focus development on the eastern portion of the project site closest to Interstate 5. Floodplain maps show that a thin portion of land that runs north-south along I-5 is not designated as the 100-year floodplain. If this project site is chosen, we recommend concentrating all development to such areas outside the floodplain. The DEIS should include floodplain maps and indicate where the project would be located, and how increasing impervious surfaces on the site would affect the floodplain capacity. We note that FEMA recognizes that increased flood damages are already occurring outside of the designated 100-year floodplain[1].

***Clean Water Act Section 404***

The DEIS should describe all waters of the U.S. that could be affected by the project alternatives, and include maps that clearly identify all waters within the project area. The discussion should include acreages and channel lengths, habitat types, values, and functions of these waters.

It appears that there are wetlands towards the center of the parcels and towards the southern boundary. The project applicant should coordinate early with the Corps to discuss whether there is a need for a CWA Section 404 permit. Section 404 regulates the discharge of dredged or fill material into waters of the U.S., including wetlands. If a permit is required, EPA will review the project for compliance with *Federal Guidelines for Specification of Disposal Sites for Dredged or Fill Materials* (40 CFR 230), promulgated pursuant to Section 404(b)(1) of the CWA ("404(b)(1) Guidelines"). Pursuant to 40 CFR 230, any permitted discharge into waters of the U.S. must be the least environmentally damaging practicable alternative available to achieve the project purpose. Efforts should be made to align the alternatives for NEPA with the alternatives analysis required under CWA Section 404.

[1] Page 9, *Further Advice on Executive Order 11988 Floodplain Management,* Federal Emergency Management Agency (FEMA). Sept 2007

If water features are found onsite, the project design should make every effort to avoid them. Indirect impacts to these waters from land alteration should be evaluated.

***Nonpoint Source Pollution and Low Impact Development/Green Infrastructure***

The DEIS should identify ways to minimize the project footprint and reduce impervious surfaces. Parking structures should be considered to minimize impervious surfaces. Runoff from parking areas and roadways should be diverted into stormwater treatment structures such as bioretention areas, infiltration trenches or basins, or filter strips onsite. These and other low-impact development (LID) features should be included in the project design to ensure there is sufficient space allotted during the planning process. For more information see: http://water.epa.gov/polwaste/green/.

***Water Conservation***

While California's drought has eased in several counties, including Shasta, it is prudent to plan for maximum water use efficiency in light of changing precipitation patterns. The project description should include the purchase, installation, and implementation of water-efficient products and practices. This includes purchase of WaterSense labeled toilets and faucets, which use 20% and 30% less water respectively than conventional products. We recommend the project implement the 14 federal water efficiency best management practices, including those for boiler/steam systems, single-pass cooling equipment, cooling tower management, commercial kitchen equipment, and alternate water sources including rain water harvesting for irrigation, toilet flushing and fire suppression. The federal water efficiency BMPs are available at: http://energy.gov/eere/femp/best-management-practices-water-efficiency.

**Energy Conservation and Efficiency, Renewable Energy**

The DEIS should evaluate energy conservation potential of the alternatives as required by the Council on Environmental Quality (CEQ) Regulations (40 CFR 1502.14(e)). The project should include energy efficiency measures as best practices and these measures should be built in to the project description. In addition, the project location is conducive to solar energy generation, such as rooftop photovoltaics (PV), and/or PV on carports over parking lots. Shading parking areas also reduces evaporative emissions of air pollutants from parked vehicles. Solar water heating should be discussed and evaluated.

The Tribe may also want to consider the use of high-efficiency combined heat and power (CHP), also known as cogeneration, to meet project heating and energy loads. CHP facilities improve energy efficiency by up to 80% when compared to both heat and electricity generation. A market analysis of hotels and casinos developed by EPA's CHP Partnership shows that that there is significant market potential for CHP in the hotel and casino market. See report at: https://www.epa.gov/chp/chp-hotel-and-casino-market-sectors.

**Biological Resources**

The DEIS should identify all petitioned and listed threatened and endangered species and critical habitat that might occur within the project area. The document should identify and quantify which species or critical habitat could be directly or indirectly affected by each alternative. If threatened or endangered species may be impacted by the proposed project, we recommend that the DEIS include a biological assessment, as well as a description of the outcome of consultation with the U.S. Fish and Wildlife Service under Section 7 of the Endangered Species Act.

**Invasive Species and Pollinator-friendly Landscaping**
Executive Order 13112 on Invasive Species calls for the restoration of native plant and tree species. If the proposed project will entail new landscaping, the DEIS should describe how the project will meet the requirements of Executive Order 13112.

Landscaping plans for the project site should consider President Obama's federal memorandum issued in June 2014 entitled *Creating a Federal Strategy to Promote the Health of Honey Bees and Other Pollinators* which directs Federal agencies to take steps to protect and restore domestic populations of pollinators. To help achieve this goal, CEQ issued an addendum to its sustainable landscape guidance on October 22, 2014 entitled *Supporting the Health of Honey Bees and other Pollinators* which provides guidance to help Federal agencies incorporate pollinator friendly practices in new construction and landscaping improvements. See: See http://www.whitehouse.gov/the-press-office/2014/06/20/presidential-memorandum-creating-federal-strategy-promote-health-honey-b and http://www.whitehouse.gov/sites/default/files/docs/supporting_the_health_of_honey_bees_and_other_pollinators.pdf.

**Cumulative Impacts**
Cumulative impacts analyses are of increasing importance to EPA as they describe the threat to resources as a whole. Understanding these cumulative impacts can help identify opportunities for minimizing threats.

We recommend the BIA focus on resources that are impacted by the proposed project, before mitigation. The DEIS should identify which resources are analyzed for cumulative impacts, which ones are not, and why. The DEIS should define the geographic boundary for each resource to be addressed in the cumulative impact analysis and describe its current health and historic context. The DEIS should identify other on-going, planned, and reasonably foreseeable projects in the study area that may contribute to cumulative impacts. Where studies exist on the environmental impacts of these other projects, use these studies as a source for quantifying cumulative impacts. We suggest the methodology developed by Federal Highways Administration and Caltrans, with assistance by EPA, for use in assessing cumulative impacts and growth-related indirect impacts, available at: http://www.dot.ca.gov/ser/cumulative_guidance/purpose.htm . While this guidance was prepared for transportation projects in California, the principles and the 8-step process outlined therein can be applied to other types of projects. For this project, we recommend a thorough assessment of cumulative impacts to wetlands and waters of the U.S., air quality, biological resources, and prime agricultural land. Cumulative traffic impacts should also be assessed.

When cumulative impacts are identified, mitigation should be proposed. The DEIS should clearly state BIA's mitigation responsibilities, the mitigation responsibilities of the Tribe and other entities, and the mechanism to be used for implementation.

**Green Building Certification**
We recommend that BIA and the Tribe utilize the Leadership in Energy and Environmental Design (LEED) standard for green building. The Tribe should specify in its development contracts that the developer design and construct the facility for LEED certification. More information about the LEED green building rating system is available at http://www.usgbc.org/leed. This would offer an additional opportunity for marketing the facilities as environment-friendly, and for the Tribe to establish themselves as recognized leaders in the green building sector.

We understand that indoor smoking provides some limitations to LEED certification. To address this, smoking sections could be provided separately which would allow the rest of the facilities to pursue LEED certification. A past survey by J.D. Power and Associates shows that a vast majority (85%) of Southern California Indian gaming casino customers prefer a smoke-free environment[2].

**Traffic Impacts**
The project site is adjacent to Interstate 5. The DEIS should identify any new freeway interchanges that are required for the project. Careful planning should occur to minimize traffic hazards and facilitate traffic flows to the site. Mitigation, such as upgrades to local roads, signage, and signaling, should be identified.

We appreciate the opportunity for early participation in the evaluation of the potential environmental impacts associated with this project. If you have any questions, please contact me at 415-947-4178 or vitulano.karen@epa.gov.

Sincerely,

Karen Vitulano

Karen Vitulano
Environmental Review Section

cc: Jack Potter, Chairman, Redding Rancheria
Darrah Hart, EPA Manager, Redding Rancheria

[2] J.D. Power and Associates reports: a vast majority of Southern California Indian gaming casino customers express desire for a smoke-free environment," *J.D. Powers and Associates*, July 1, 2008

STATE OF CALIFORNIA - CALIFORNIA STATE TRANSPORTATION AGENCY Edmund G. Brown Jr, Governor

**DEPARTMENT OF TRANSPORTATION**
OFFICE OF COMMUNITY PLANNING
1657 RIVERSIDE DRIVE
REDDING, CA 96001
PHONE (530) 229-0517
FAX (530) 225-3020



*Serious drought.*
*Help save water!*

December 28, 2016

IGR/CEQA Review
Sha-5-12.15
Reg Dir Redding Rancheria Fee to Trust
Dep RD Trust and Casino Project
Dep RD IS
Route eCRMS JHW NOI DEIS
Response Required SCH #2016114004
Due Date
Memo Ltr
Fax

Mr. John Rydzik
Bureau of Indian Affairs (BIA)
2800 Cottage Way, Room W-2820
Sacramento, CA 95825

Dear Mr. Rydzik:

Thank you for the opportunity to review the Notice of Intent to prepare a draft Environmental Impact Statement for the Redding Rancheria Fee to Trust and Casino Project. The proposal is to acquire approximately 232 acres from fee land into trust on which the Redding Rancheria proposes to develop a casino resort. The facilities would include a 140,000 square foot casino, 250-room hotel, event/ convention center, a retail center, parking, and other supporting facilities.

We appreciate the BIA inviting Caltrans to participate as a cooperating agency in the development of the EIS and related facilities. Caltrans, as a cooperating agency, promotes a safe, sustainable, and efficient transportation system. We would like to participate in the development of the transportation analysis to assess potential off-reservation impacts in this EIS.

The project is located southwest of the South Bonnyview/Churn Creek Road/Interstate 5 (I-5) interchange in the City of Redding. Past residential developments approved in this area consist of Rivercrest (102-lots), East Oaks (152-lots), Shastina Ranch (446-lots), Stone Creek Subdivision (133-lots), Stonesfair (118-lots), and Goodwater Estates (87-lots). The City of Redding also recently approved the development of a 143,225 square foot shopping center to the northeast of the interchange. A large retail development is also contemplated on the northwest side of the interchange. In order to accommodate all of the commercial and residential growth affecting this area, an analysis of the transportation system surrounding the freeway interchange will be critical.

Similar efforts to address the current and future needs of the transportation system and the affected I-5 freeway interchange are currently underway between Caltrans, the City of Redding, Shasta County and the Shasta Regional Transportation Agency. In furthering these efforts, agreement between Caltrans, BIA, the Rancheria, the City of Redding, Shasta County, and the Shasta Regional Transportation Agency on the scope of work for the Rancheria transportation study, should include agreement on basic elements of the analysis including trip generation rates and trip distribution assumptions. This will assist in reaching agreement on the results of the transportation study.

Of particular concern with the relocation of the casino next to the interstate is the opportunity to draw a significant amount of traffic, and specifically truck traffic to the site, similar to what the Rolling Hills Casino has done in Tehama County. This factor alone can greatly affect the ultimate design for the South Bonnyview Interchange as well as the intersection of Bechelli Lane and South Bonnyview Road.

Other elements of the transportation analysis that are important are:

- If the project is proposed to be phased. The analysis should reflect any proposed phases, project time frames, and timing of proposed off-reservation mitigation improvements.
- The reduction of vehicle mile travelled and greenhouse gas emissions. Please consider the needs of pedestrian and bicycles facilities, along with a safety evaluation to allow for the safe use by pedestrian and bicycles in the project area.
- The analysis should also include bus transit use and ridesharing.
- Use of zero emission vehicles to reduce greenhouse gas emissions.

In summary, Caltrans recognizes the unique sovereign status of the Redding Rancheria and is committed to strengthening the Government-to-Government relationship with the Redding Rancheria. To restate, prior to initiating the transportation analysis, as part of the scoping and consultation process, Caltrans requests that the BIA and the Rancheria obtain agreement by Caltrans on the elements to be included in the analysis including trip generation assumptions and trip distribution.

We look forward to working with the BIA and the Rancheria in reviewing the potential off-reservation transportation impacts and whether interchange improvements will be necessary to improve access to the gaming complex and related facilities. If you have any questions, please call me at (530) 225-3369 or email at marcelino.gonzalez@dot.ca.gov.

Sincerely,

MARCELINO GONZALEZ
Local Development Review
Office of Community Planning
District 2

State of California – Natural Resources Agency
DEPARTMENT OF FISH AND WILDLIFE
Region 1 – Northern
601 Locust Street
Redding, CA 96001
www.wildlife.ca.gov

*EDMUND G. BROWN JR., Governor*
*CHARLTON H. BONHAM, Director*

December 29, 2016

John P. Rydzik, Chief
Division of Environmental, Cultural Resources Management and Safety
Bureau of Indian Affairs
2800 Cottage Way, Room W-2820
Sacramento, CA 95825

**Subject: Redding Rancheria Fee-to-Trust and Casino Project, Draft Environmental Impact Statement, SCH #2016114004, Unincorporated Shasta County**

Dear Mr. Rydzik:

The California Department of Fish and Wildlife (CDFW) received a Notice of Intent for the Draft Environmental Impact Statement (DEIS) for the above-referenced Project. Thank you for the opportunity to provide comments and recommendations regarding those activities involved in the Project that may affect California fish and wildlife. In addition to these comments, and in recognition of the inherent Tribal sovereignty of the Redding Rancheria, CDFW would welcome direct government-to-government consultation with the Redding Rancheria at its request for the Project or any of the issues raised in this letter. CDFW is interested in working collaboratively to resolve any concerns regarding this Project.

## Project Description

The Project as proposed is a request for the United States to acquire approximately 232 acres of land in trust in unincorporated Shasta County, California, for the construction and operation of a casino resort for the Redding Rancheria Indian Tribe. The facility would include an approximately 140,000 square foot casino, 250-room hotel, an event/convention center, a retail center, and associated parking and infrastructure. The Project is located approximately 1.6 miles northeast of the existing Redding Rancheria and about two miles southeast of downtown Redding. The proposed trust property includes seven parcels, bound by Bechelli Lane on the north, private properties to the south, the Sacramento River on the west, and Interstate 5 on the east. The Shasta County Assessor's parcel numbers for the property include: 055-010-011, 055-010-012, 055-010-014, 055-010-015, 055-050-001, 055-020-004, and 055-020-005.

**CDFW Role**

CDFW is California's Trustee Agency for fish and wildlife resources, and holds those resources in trust by statute for all the people of the state. (Fish & G. Code, §§ 711.7, subd. (a) & 1802; Pub. Resources Code, § 21070; CEQA Guidelines § 15386, subd. (a)). CDFW in its trustee capacity has jurisdiction over the conservation, protection, and management of fish, wildlife, native plants, and habitat necessary for biologically sustainable populations of those species. (*Id.*, § 1802.)

**Comments and Recommendations**

CDFW offers the following comments and recommendations below to assist the Bureau of Indian Affairs (BIA) in adequately identifying and/or mitigating the Project's significant, or potentially significant, direct and indirect impacts on fish and wildlife resources.

CDFW recognizes that Redding Rancheria has entered into a compact with the State of California pursuant to the Indian Gaming Regulatory Act, 18 U.S.C. section 1166 et seq. Under the terms of that compact and Redding Rancheria's Environmental Protection Ordinance, Redding Rancheria will develop a Tribal Environmental Impact Statement prior to constructing a gaming facility on the proposed trust property. That Tribal Environmental Impact Statement will include an analysis of off-reservation impacts of the gaming facility. To the extent the DEIS by BIA may serve to assist with the Tribal Environmental Impact Statement, CDFW includes in this letter comments and recommendations related to potentially significant impacts to off-reservation resources within its jurisdiction.

General Comments

To enable CDFW staff to adequately review and comment on the DEIS, we recommend the following information be included in the DEIS, as applicable:

1. A biological resource assessment whereby a qualified biologist assesses the wildlife, plants, and habitats onsite while gathering pertinent information such as:

    a. Determine the potential for special status species and habitats to occur within the Project footprint by analyzing various electronic databases including CDFW's California Natural Diversity Database (CNDDB) as well as California Native Plant Society, U.S. Fish and Wildlife Service, and the National Marine Fisheries Service.

b. Focused species-specific surveys, conducted at the appropriate time of year and time of day when the species are active or otherwise identifiable should be conducted prior to the release of the DEIS. Acceptable species-specific survey procedures should be developed in consultation with CDFW, U.S. Fish and Wildlife Service, and the National Marine Fisheries Service.
c. Date/time/weather conditions on day of survey(s).
d. A description of the natural environment.
e. Methodology of surveys including, but not limited to, protocols used such as CDFW's 2009 *Protocols for Surveying and Evaluating Impacts to Special Status Native Plant Populations and Natural Communities*.[1]
f. A list of common and special status plant and wildlife species as well as habitats present onsite at the time of survey(s).
g. Rare/local/unusual species and habitats or species present during the survey(s).
h. All necessary biological surveys should be conducted in advance of DEIS circulation, and should not be deferred until after Project approval.
i. Delineation of waters of the U.S. and State including other waters such as vernal pools, isolated wetlands and riparian habitats that are onsite or just adjacent to the Project.
j. A map depicting the Project boundary.
k. A map depicting the Project boundary with footprint of Project and/or impacted area.
l. A vegetation map that uses the National Vegetation Classification System, for example *A Manual of California Vegetation*, and highlights any special status natural communities. If another vegetation classification system is used, the report should reference the system, provide the reason for its use, and provide a crosswalk to the National Vegetation Classification System.
m. A table depicting the vegetation communities found onsite with their respective acreage and the acreage impacted by the Project (both directly and indirectly).
n. A map depicting wildlife movement corridors especially those corridors extending to major rivers and their tributaries.

[1] https://www.wildlife.ca.gov/Conservation/Survey-Protocols#377281280-plants

2. A thorough discussion of potential direct, indirect, and cumulative impacts to biological resources:

    a. The DEIS should present clear significance criteria and identified thresholds to be used by the Lead Agency in its determination of environmental effects. A threshold of significance is an identifiable quantitative, qualitative, or performance level of a particular environmental effect.
    b. Knowledge of environmental conditions at both the local and regional levels is critical to an assessment of environmental impacts and that special emphasis shall be placed on resources that are rare or unique to the region.
    c. Impacts associated with initial Project implementation as well as long-term operation and maintenance of the Project should be addressed in the DEIS.
    d. In evaluating the significance of the environmental effect of the Project, the Lead Agency should consider direct physical changes in the environment which may be caused by the Project and reasonably foreseeable indirect physical changes in the environment which may be caused by the Project. Expected impacts should be quantified (e.g., acres, linear feet, number of individuals taken, volume or rate of water extracted, etc. to the extent feasible).
    e. A table should be made depicting special status plant or wildlife species that may or will be impacted by the Project.
    f. Project impacts should be analyzed relative to their effects on off-site habitats and species. Specifically, this may include public lands, open space, downstream aquatic habitats, areas of groundwater depletion, or any other natural habitat or species that could be affected by the Project.
    g. Include a discussion of potential impacts associated with increased lighting, noise, human activity, changes in drainage patterns, changes in water volume/velocity/quantity/quality, soil erosion and/or sedimentation in streams and water courses on or near the Project.
    h. Impacts to and maintenance of wildlife corridor/movement areas and other key seasonal use areas should be fully evaluated and discussed.
    i. Potential for infestations of exotic and invasive species (e.g., water hyacinth, Arundo, etc.) over a great distance especially pertaining to linear projects should be included in the DEIS (e.g., roads, highways, transmission lines, sewer/phone/cable lines, etc.). A new population of water hyacinth has recently been discovered adjacent to the Project site.

j. A cumulative effects analysis shall be developed for species and habitats potentially affected by the Project. General and specific plans, as well as past, present, and anticipated future projects, should be analyzed relative to their impacts to species and habitats. A map depicting entitled projects and foreseeable future projects should be included in the DEIS.

3. A range of Project alternatives should be analyzed to ensure the full spectrum of alternatives to the proposed Project are fully considered and evaluated. Alternatives which avoid or otherwise minimize impacts to sensitive biological resources should be identified.

4. Avoidance, minimization, and mitigation measures should be identified to reduce significant impacts to less than significant. Mitigation measures for adverse Project-related impacts to sensitive plants, wildlife, and habitats should be developed and thoroughly discussed. Mitigation measures should first emphasize avoidance and reduction of Project impacts. For unavoidable impacts, the feasibility of onsite habitat restoration or enhancement should be discussed. If onsite mitigation is not feasible, off-site mitigation through habitat creation, enhancement, acquisition, and preservation in perpetuity should be addressed.

5. A discussion on Low Impact Development methods to be used on the Project to preserve natural resources and protect and improve water quality and availability should be included in the DEIS.

Special Status Species Potentially Occurring on Project Site

A query of the CNDDB identified a number of sensitive and/or listed plant and wildlife species within a five-mile radius of the Project. If suitable habitat exists within the Project area, focused surveys should be conducted at the appropriate time of year and using the most up-to-date protocols. The following list should not be considered comprehensive as additional special-status plant and wildlife species may occur within the Project vicinity, but it should provide BIA with a starting point for evaluation. If any sensitive species are found, appropriate mitigation measures should be developed to reduce any impacts to less than significant. These species include, but are not limited to, the following:

- Winter-run Chinook Salmon (*Oncorhynchus tshawytscha*), federally and State-listed as Endangered
- Steelhead – Central Valley DPS (*Oncorhynchus mykiss irideus*), federally listed as Threatened

- Spring-run Chinook Salmon (*Oncorhynchus tshawytscha*), federally and State-listed as Threatened
- Green sturgeon (*Acipenser medirostris*), federally listed as Threatened
- Vernal pool tadpole shrimp (*Lepidurus packardi*), federally listed as Endangered
- Vernal pool fairy shrimp (*Branchinecta lynchi*), federally listed as Threatened
- Valley elderberry longhorn beetle (*Desmocerus californicus dimorphus*), federally listed as Threatened
- Bald eagle (*Haliaeetus leucocephalus*), State-listed as Endangered
- Bank swallow (*Riparia riparia*), State-listed as Threatened
- Tricolored blackbird (*Agelaius tricolor*), Candidate for State-listed as Threatened
- Western spadefoot toad (*Spea hammondii*), Priority 1 Species of Special Concern[2,3]
- Western pond turtle (*Emys marmorata*), Priority 3[4] Species of Special Concern
- Great Valley Valley Oak Riparian Forest, G1 S1.1 – critically imperiled/very threatened[5]
- Great Valley Willow Scrub, G3 S3.2 – vulnerable/threatened
- Great Valley Cottonwood Riparian Forest, G2 S2.1 – imperiled/very threatened
- Slender orcutt grass (*Orcuttia tenuis*), federally listed as Threatened and State-listed as Endangered
- Red Bluff dwarf rush (*Juncus leiospermus* var. *leiospermus*), California Rare Plant Rank 1B.1[6]
- Legenere (*Legenere limosa*), California Rare Plant Rank 1B.1
- Silky crypthantha (*Cryptantha crinite*), California Rare Plant Rank 1B.2
- Dubious pea (*Lathyrus sulphureus* var. *argillaceus*), California Rare Plant Rank 3
- Henderson's bentgrass (*Agrostis hendersonii*), California Rare Plant Rank 3.2

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[2] Priority 1 Species of Special Concern are those taxa that are likely to experience severe future declines and/or extirpation without immediate conservation actions.
[3] Thomson, Robert C., Amber N. Wright, and H. Bradley Shaffer. *California Amphibian and Reptile Species of Special Concern*. Oakland: California Department of Fish and Wildlife and U of California, 2016. Print
[4] Priority 3 Species of Special Concern are clearly at risk but likely are not experiencing a substantial and immediate threat of extirpation, although the potential for this threat to develop exists if no management actions are undertaken.
[5] Rarity and Global and State Ranks definitions can be found at: https://www.wildlife.ca.gov/Data/VegCAMP/Natural-Communities/Background and http://www.natureserve.org/conservation-tools/conservation-status-assessment.
[6] http://www.cnps.org/cnps/rareplants/ranking.php

Additional Information and Concerns

**Bank Swallow (*Riparia riparia*)**

Bank swallows are migratory birds that breed in North America, Europe, Asia and Africa. The California population winter in Central and South America and currently breed in the northern and central regions of California with approximately 70 percent to 90 percent of the population breeding along the Sacramento and Feather rivers (CDFW 1992)[7]. They are listed as state threatened. Habitat consists of areas with vertical banks or bluffs along rivers and coastlines and contains suitable soil for burrowing by bank swallows. The nesting sites are prone to erosion especially along rivers where river processes cause the collapse of banks and in coastal areas where wave action and wind erode banks or bluffs. This species is known to occur on the Project site (CNDDB 2016)[8]. A detailed impact analysis on this species should be included in the DEIS and avoidance and minimization measures should be developed to avoid take and reduce impacts to less than significant.

**Western Spadefoot Toad (*Spea hammondii*)**

The western spadefoot toad is a Priority 1 Species of Special Concern. This species is a terrestrial species coming out of its burrow to breed in vernal pools, stock ponds, and isolated pools within stream systems during winter rain events. Deep road ruts are also known to be breeding habitat for this species. This species ranges from Redding down to southern California but has lost over 95 percent of its habitat. Surveys for this species should be conducted in late winter through early May within existing pond or vernal pool habitat, if such habitat is present onsite. Both nighttime and daytime surveys should be conducted in consultation with CDFW. CDFW considers western spadefoot toad to meet the criteria of a threatened species, and therefore impacts may be significant pursuant to the National Environmental Policy Act. If the species is found, avoidance and minimization measures should be developed to reduce impacts to less than significant.

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[7] California Department of Fish and Game, December 1992. Recovery Plan: Bank Swallow (*Riparia riparia*). Prepared by Nongame Bird and Mammal Section Wildlife Management Division.
[8] California Diversity Database. 2016.
https://wildlife.ca.gov/Data/CNDDB/Maps-and-Data#43018408-cnddb-in-bios

**Great Valley Valley Oak Riparian Forest**

This vegetation community previously occurred up to "3 km away from the main stem of the Sacramento River in the mid-1800's"[9] (Sawyer 2009). These oaks grow in deep, rich soils typical of floodplains and valley floors, and it has been estimated that approximately 90 percent of this vegetation community has been eliminated due to urbanization and land conversion. CDFW tracks this vegetation community and ranks it as a G1 S1.1 community. This means that within its global range, less than six viable element occurrences or less than 1,000 individuals or less than 2,000 acres are left. Within its state range, less than six elemental occurrences or less than 1,000 individuals or less than 2,000 acres is left and it is considered a threatened habitat. CDFW considers impacts to be potentially significant, and therefore avoidance and mitigation measures need to be developed.

**Loss of Riparian Vegetation**

Great Valley Cottonwood Riparian Forest and Great Valley Willow Scrub are two additional riparian vegetation communities the CNDDB tracks. Both habitats are threatened. Riparian habitats have declined precipitously in California due to altered hydrologic regimes, flood control projects, development, and the presence of invasive plants. Riparian habitats are an ecotone between the riverine and terrestrial habitats and provide many benefits including, but not limited to, shading, which moderates water temperature; bank stabilization; nutrients for both aquatic and terrestrial wildlife; wildlife movement corridors; and water quality. Riparian habitats also provide recreational, aesthetic, and resource values for humans.

CDFW recommends designing the casino with the objective of riparian habitat preservation and requests the DEIS provide a detailed description of the riparian vegetation community, the proposed impacts to the riparian vegetation, and the mitigation measures that will reduce those impacts to less than significant.

**CVPIA Sacramento River Restoration Team**

The Central Valley Project Improvement Act, section 3406 (b)(13) ("B13"), directs the Department of the Interior:

> *"to develop and implement a continuing program for the purpose of restoring and replenishing, as needed, salmonid spawning gravel lost due to the construction and operation of Central Valley Project dams and*

[9] Sawyer, John O., Todd Keeler-Wolf, and Julie Evens. *A Manual of California Vegetation*. Sacramento, CA: California Native Plant Society, 2009. Print.

> *other actions that have reduced the availability of spawning gravel and rearing habitat in the Sacramento River from Keswick Dam to Red Bluff Diversion Dam"*[10].

The Bureau of Reclamation along with the Department of Water Resources, National Marine Fisheries Service, CDFW, Western Shasta Resource Conservation District, U.S. Fish and Wildlife Service, State Water Resources Control Board, and the City of Redding are implementing a series of projects on the Sacramento River pursuant to the Upper Sacramento River Anadromous Fish Habitat Restoration Program. The Tobiasson Island and Side Channel restoration site currently identified through the B13 program includes potential restoration activities including gravel augmentation, creation of in-channel habitat, and side channel restoration on or adjacent to the Project site.

CDFW recommends that the Project is designed in coordination with the agencies involved in the ongoing B13 planning process to further explore the habitat improvement potential for the Project site. Because of the critical value of the riverine, wetland, and riparian habitats associated with the Sacramento River at this location, CDFW recommends that a large (200-300 foot) no-development buffer is established from the edge of the side channel and the bank of the Sacramento River. The buffer area is a high priority area for habitat restoration.

**Artificial Night Lighting**

The Project may increase artificial night light impacts to the river. Biological responses to light include phototropism and stimulation of hormone production, including the fine tuning of cyclical changes. The intensity, spectral quality, duration and periodicity of exposure to light affect the biochemistry, physiology, and behavior of organisms. Wherever artificial light floods into the natural world, there is a potential migration, reproduction, and feeding, to be affected. Artificial night lighting has been shown to increase predation risks to juvenile salmonids[11]. CDFW therefore recommends the DEIS includes a thorough evaluation of artificial night lighting impacts associated with the Project. The Project should be designed to avoid or minimize artificial night lighting impacts to aquatic organisms using the Sacramento River, particularly listed salmonids.

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[10] B13 documents are available at this link: https://www.usbr.gov/mp/nepa/nepa_projdetails.cfm?Project_ID=23758

[11] Jensen, Andrew. "Potential Effects of Artificial Light from the Sundial Bridge on Juvenile Chinook Salmon Migratory Behavior and Predation by Predatory Fishes in the Sacramento River." Memorandum to Department Staff. California Department of Fish and Wildlife. Redding, CA. July 5, 2012. Print.

**Fee-to-Trust**

The 232-acre parcel proposed to be transferred from fee-to-trust land is important for biological resources. CDFW is concerned about future coordination and the ability to review and provide input to ensure the protection of fish, wildlife and plant trust resources. As provided in CDFW's Tribal Communication and Consultation Policy, CDFW would welcome a collaborative relationship with the Redding Rancheria on these issues.

If you have any questions regarding this comment letter, please contact Amy Henderson, Senior Environmental Scientist (Specialist), at (530) 225-2779, or by e-mail at Amy.Henderson@wildlife.ca.gov. If the Redding Rancheria would like to request a government-to-government consultation with CDFW on the Project, please contact CDFW's Tribal Liaison Nathan Voegeli at (916) 651-7653, or by e-mail at Tribal.Liaison@wildlife.ca.gov.

Sincerely,

**Curt Babcock**
Habitat Conservation Program Manager

ec: John Rydzik
Bureau of Indian Affairs
john.rydzik@bia.gov

State Clearinghouse
State.clearinghouse@opr.ca.gov

Michael Berry
Department of Water Resources
Michael.Berry@water.ca.gov

Matthew Kelley
U.S. Army Corps of Engineers
Matthew.P.Kelley@usace.army.mil

Howard L. Brown
NOAA Fisheries, West Coast Region
Howard.Brown@noaa.gov

John Hannon
Bureau of Reclamation
JHannon@usbr.gov

Harmony Gugino
Western Shasta Resource Conservation District
harmony@westernshastarcd.org

Nathan Voegeli, Michael R. Harris, Brad Henderson, Rachelle Pike,
Kristin Hubbard, Amy Henderson
California Department of Fish and Wildlife
Tribal Liaison@wildlife.ca.gov, Michael.R.Harris@wildlife.ca.gov,
Brad.Henderson@wildlife.ca.gov, Rachelle.Pike@wildlife.ca.gov,
Kristin.Hubbard@wildlife.ca.gov, Amy.Henderson@wildlife.ca.gov

# INDIVIDUAL COMMENTS

From: Mimi <mjrbdr@aol.com>
Date: 12/6/2016 4:52 PM (GMT-08:00)
To: john.rydzik@bia.gov
Subject: New casino

When is the plan to have it completed by.

Sent from my iPhone

On Tue, Dec 6, 2016 at 7:29 PM, <reddingbroker@gmail.com> wrote:

This will be a great Project not only for the Rancheria…..but for the Community also!

I have but two concerns-

They NEED to have a secondary access out the South part of the property…..There will be WAY too much traffic and Congestion without this.

Up the Hill and across the Street from the new Win-River Facility will be a HUGE Super Costco( at the corner of Bechelli and S. Bonnyview….this will pump up that intersection and probably add, 30-50% **more** traffic to that Immediate area, as Costco is a Destination Store….They have super high Dailies.

*I was the Listing agent when the Rancheria Purchased this property many years ago….so I am familiar with it.* The road that leads down from the top of the hill is not too wide to start with……without a Secondary Ingress/Egress…..cars will be stacked 40-60 a time in front of the business's/Convenience store up top to get out onto S. Bonnyview, at that light.

Best,

Sent from Mail for Windows 10

On Tue, Dec 6, 2016 at 8:08 PM, Rohit Khosla <jimgautam@hotmail.com> wrote:

Hello

A little concerning that a Casino and a Costco in the same neighborhood off I-5 will cause a huge mess. Need to be reconsidered

Thanks

Sent from Mail for Windows 10

From: **Randall Smith** <randall_smith@charter.net>
Date: Wed, Dec 7, 2016 at 6:49 AM
Subject: Moving Win-River
To: John.Rydzik@bia.gov

Dear Mr. Rydzik,

This email supports the Wintu Tribe move of their existing casino to Churn Creek Bottom. Two reasons for this support are here. First, the Tribe will respect the land, especially the Sacramento River corridor. Second, paving irreplaceable Class One soil must come with a commensurate mitigation which the Tribe will endeavor in good faith to supply. Please read the attachment here. Perhaps only this giant project will reach the level of impact to finally dissuade other ideas gaining traction recently and to fulfill an plan too long denied. Transporting salmonids around Shasta Dam in trucks and using virtually worthless Dry Creek for spawning simply because a rival band of unrecognized Wintu own property at its terminus need to be quashed in favor of Stanford Professor Harry Hanson's 1940 plan.

Please give thoughtful consideration to this plea. The idea is timely, worthwhile, something the Wintu can all support and a real benefit from using priceless land for entertainment profit.

Very truly yours,

Randall R. Smith

CC: Tracy Edwards, Redding Rancheria Chief Executive Officer

# Hanson's Hope

Long before the Endangered Species Act, the California Environmental Quality Act and myriad other rules and regulations, it was well understood that building Shasta Dam would have serious consequence to the natural order. In 1939, the federal government dispatched three learned scientists to Shasta County for the purpose of studying mitigation measures for the coming blockade of four Northern California Rivers and countless creeks. Led by Stanford University professor Harry A. Hanson, this team lived and worked in the Redding area for two years.

Their exhaustive study focused on what soon would become new headwater streams below the Dam. This work cataloged existing conditions of Sacramento River tributaries from Keswick almost to Chico. Presence of juvenile salmon were tabulated in places like the West Fork of Stillwater Creek as far upstream as present day Union School Road in Shasta Lake City. Make no mistake; this work was no "Ted Mac's Amateur Hour." Hydrology, morphology, substrate, temperature and other variables affecting spawning and smolt success were documented.

The finished labor was condensed into a two hundred page document entitled "An Investigation of Fish-Salvage Problems in Relation to Shasta Dam." "Special Scientific Report No. 10" still lives in the digital archives of the U. S. Fish and Wildlife Service. Many of its sixteen recommendations concerning Clear, Antelope, Mill, Deer and other downstream creeks have been belatedly followed to increase wild salmon production. Coleman National Fish Hatchery came from this study's insistence.

However, the number one priority project to benefit all four salmonid and steelhead spawning has never been followed. As Professor Hanson noted in his paper, the initial expense would have been $2M in those long ago dollars. But for a dam project costing $200M with a catastrophic impact on an industry worth $100M in those same dollars, Hanson thought the idea was necessary, practical, when finished very inexpensive to operate and offered the best hope for the resource.

The idea, Hanson's Hope, was to build a siphon from the McCloud River to the most upstream portion of Stillwater Creek, well above Shasta College. Why Stillwater? First of all, there are carbon dated sixty pound fish skeletons in First Nation middens beside Stillwater Creek at Shasta

College. Secondly, a major Stillwater tributary is called Salmon Creek. Thirdly, salmon were already using the corridor which is well documented in the paper. Most importantly, Stillwater Creek has the requisite inch and a half to three inch gravel vital to redd making and salmon egg survival. And this gravel is present for almost twenty miles.

Stillwater is a potential natural hatchery without parallel in the Sacramento drainage. All Stillwater lacks is non consumptive water. Certainly, World War II distracted attention and diverted necessary funding and material from building anything for fish. After the war, agency people focused on what they knew and eventually forgot about Hanson's best idea.

Meantime, the necessary infrastructure to deliver high quality, correct temperature water to Stillwater Creek has been built and with federal money. This large conduit is known locally as the Bella Vista Water District. Thirty six inch diameter pipes cross upper Stillwater Creek in two places fifteen miles from the River near Anderson. At least, fall, late fall and steelhead runs could use Hanson's Hope after the growing season without any expense except pumping and dechlorinating the water. Both of these compared to the millions of dollars spent annually elsewhere are very small items.

Good ideas do not die. They simply wait better, more enlightened, times. Everyone thought Emperor Norton was crazy for proposing a bridge to connect San Francisco with Oakland. Jules Vern was considered a mad man for his ideas about undersea travel and circling the globe in a balloon. Harry Hanson was a practical, dedicated, intelligent scientist. The time is long past for his dream to become reality.

Randall R. Smith
25 Jun 2016

From: dean.gustafson@att.net
Date: 12/8/2016 12:34 PM (GMT-08:00)
To: john.rydzik@bia.gov
Subject: New Redding Casino

Dear Mr. Rydzik -

I am writing in regards to the proposed new Win River Casino, to be built adjacent to Interstate 5 in Redding, California. I strongly oppose this Casino to be built, as it would create many problems for those of us who live in the area.

The increase in traffic, crime and alcohol related incidents, such as driving under the influence and aggressive behavior are not acceptable. This is purely a money making endeavor for the tribe, and what minor benefits may exist are far outweighed by the negatives that relocations this Casino will bring. Additionally, it will strain the already understaffed law enforcement personnel, requiring attention that should be given priority to other calls within the community.

The newly 'remodeled' existing casino is fine, and creates enough problems as it is. If it was not large enough or adequate, why did they recently spend millions to remodel it? That doesn't make good business sense. Those wishing to visit the existing casino, do so now. Why does Win River need to build a new one, if not solely for the purpose of greed?

The location is also in a rural area of Shasta county. A similar facility was built in Corning, adjacent to Interstate 5. This area also had an open, rural feel - now ruined by the brilliant lights, traffic, and commercialization of the casino. Driving by this facility at night is objectionable. The glare from the lights is hard on the eyes, and causes a visual impediment by temporarily destroying night vision acuity for those using the freeway.

I respectfully urge you to deny the request to build this new casino. Thank you for your time and consideration.

Sincerely,

Dean Gustafson

Sent from my iPad

From: **Christian Carmona** <boxzcattle@yahoo.com>
Date: Fri, Dec 9, 2016 at 7:58 PM
Subject: Redding Rancheria Application
To: "paula.hart@bia.gov" <paula.hart@bia.gov>, "maria.wizeman@bia.gov" <maria.wizeman@bia.gov>, "hilary.renick@bia.gov" <hilary.renick@bia.gov>, "arvada.wolfin@bia.gov" <arvada.wolfin@bia.gov>

Ms. Hart, Ms. Wizeman, Ms. Renick, and Ms. Wolfin,

Greetings. My name is Chris Carmona and I reside in Redding, CA in Churn Creek Bottom in very close proximity to the Redding Rancheria property being proposed for a new 232-acre gaming establishment. I belong to an organization comprised of over 200 households known as the Churn Creek Bottom Home Owners and Friends. This organization successfully defeated a 107 acre auto mall in 2007 and a shopping mall in 2012. In June 2012, the mall was defeated after a County-wide vote in opposition by a margin of 66% of the total vote. The two aforementioned developments are basically "across the street" (I-5) from the proposed gaming establishment.

The organization has *not* taken a position on the subject casino. The reason for this email is to learn the best way to educate ourselves on the process involving the efforts to put this land into trust both on the environmental side and title side. Furthermore, I know that Cal Trans and the Federal Highway Administration (FHWA) have rural regulations that require 2 miles between interchanges for rural areas. This would require the casino and a new proposed Costco development to share the same interchange.

I know there is much to discuss and would like to know who the person most knowledgeable would be in order to schedule a conference call to discuss the process.

I look forward to your response and have a wonderful weekend.

Regards,

Chris Carmona

(530) 524-2626

From: **Randall Smith** <randall_smith@charter.net>
Date: Mon, Dec 12, 2016 at 11:43 AM
Subject: Re: Henderson Refugia
To: "Kisanuki, Tom" <tkisanuki@usbr.gov>
Cc: Charlie Chamberlain <cchamberlain@usbr.gov>, Z-Man <pzedonis@usbr.gov>, Michael Caranci <michael@theflyshop.com>, John.Rydzik@bia.gov, "Maria T. Orozco" <maria.orozco@win-river.com>, Cynde Davis <cdavis@gcid.net>

Hi Tom,
Thank you very much for the favor of reply, the update on your status and new contact information. After almost twenty years of volunteer devotion to local riparian habitat improvement and salmonid recovery, just short of 7000 hours worth, I am often thinking agency changes are like rearranging deck chairs on Titanic. And no disrespect intended. The problem is getting focus and follow through on good ideas before people change and the wheel has to be reinvented all over again. Below is an article from last Friday, so I have not given up hope. Furthermore, recent USBR and Glenn-Colusa Irrigation District work leads to the belief that real improvement is possible.

Stanford Professor Harry A. Hanson's best idea after two years of study resulting in his 200 page 1940 paper on mitigation for Shasta Dam is honestly, quickly and cheaply doable. Arundo has been vanquished from Stillwater Creek. The watershed appears today much as it did to Hanson and his party almost eighty years ago, perfect continuous substrate for over twenty miles. Beaver have proliferated and raised the summertime water table even during the recent drought. The infrastructure for cold water delivery Hanson sought has been built and with federal money. May be the coming casino move by the Wintu Nation can finally get attention and funding for this wonderful, inexpensive, highly productive, easy to implement, permanent and badly needed idea.

Thanks for getting attention to Henderson. Maslin was writing about this valuable type of refugia over twenty years ago and it is heartening for his thinking to be recognized for the winter run before the shade hits the sill for that race of salmonids. Keep up the good work and I hope we can meet again somewhere in the "wilds" of Redding soon. Volunteers spent ten years recovering Henderson from ten foot high Himalayan blackberry. In all modesty, I know the property better than anyone. Please send word if I can help your coming project in 2017.

Meantime, Merry Christmas!
Randy
**Subject:**Volunteer Trail aka Bethel Miracle 52
**Date:**Fri, 9 Dec 2016 22:04:19 -0800
**From:**Randall Smith <randall_smith@charter.net>
**To:**Whelen, Adam <awhelen@ci.redding.ca.us>
**CC:**Forseth-Deshais, Joseph <jforseth@ci.redding.ca.us>, Carl Ladd <carl.ladd@ibethel.org>, keitha@ibethel.org <keitha@ibethel.org>, Kathy Valloton <kathyv@ibethel.org>, Charlie Harper <charlieh@ibethel.org>, Brenna Bowers <bbowers@ci.redding.ca.us>

Adam,

There were about sixty of us today in a misty winter rain along the North Sacramento River Trail (NSRT) downstream from the North Market Street Bridge. But the achievement might have come from ten dozen less dedicated. Almost half a mile of soft trail parallel and close to the River was paved with wood chips, over a hundred cubic yards worth. A three day loan of Karen's Caldwell Park front loader and a mighty platoon of wheelbarrow operators with attendant fillers and spreaders made possible this Herculean task. This distance includes six access trails from the NSRT to the new trail. Five significant fires were ignited, tended and fed continuously for three hours before being extinguished. A true cord of good firewood was produced and brought then stacked along the asphalt except for some retained to make corduroy paving at a later time. Many more non native plants were destroyed along with years of accumulated slash and impassible horizontal willow. Himalayan blackberry was brought to ground by careful brush trimmers. All of the CCCU 2016 twenty odd piles of chips have been dispersed in some form: poppy beds, trail paving, slope protection.

The new trail was previously suggested as being named "Fishers' Trail". A change to "Volunteer Trail" comes not just because the prior offer is already used twice in our area: "Angler's Trail" at River Bend Open Space and "Fisherman's Loop" at Keswick Dam. Today's project was performed mostly by volunteers. City Projects and Parks were jointly concerned the weather could cause a hardship to three Revival Groups worth of students and others. So, it was decided to offer this sole adventure to students, if there was individual interest. There were almost forty students with nine supervisors. The Retired Brigade was composed of Dr. Maurer, another old Rotarian, Francis Berg, John Erwin and Dale Daw. Officer Brannon brought six diligent Work Release people.

There was no singing today. Perhaps the work was too intense, too compelling, too strenuous in the cold gloom. Nonetheless, there were comments made to brighten anyone's day. A lovely, twenty something, student with long blond braids was working feverishly with a rock rake to finish the final segment of trail before quitting time. She turned to inquire in all sincerity, "Why can't we do this more often? This is truly fun!" One of the Brigade said out his car window on leaving, "The feeling of accomplishment makes this work worth doing." Only an improved resource which can now be visited by everyone might eclipse these remarks in value.

Randy

Far and away the best prize that life has to offer is the chance to work hard at work worth doing.

**Theodore Roosevelt**

On 12/12/2016 9:03 AM, Kisanuki, Tom wrote:
Hello Randy,

How are you? I hope you are well and still enjoying all the things that you do. I sincerely apologize that I have been amiss in not contacting you sooner, as our Reclamation Shasta Dam office has undergone a lot of changes since I last saw you in person.

I retired in January 2015, and in mid-May of that year, Charlie Chamberlain (cc'ed here) became the Fish Biologist for the Northern California Area Office (NCAO). At that same time, the office hired me to work part-time as a retired annuitant and so I now work for Charlie.

Also, prior to my retirement, Paul Zedonis (pzedonis@usbr.gov) became the Division Chief of the Environmental and Natural Resources Div. of the NCAO, and is Charlie's boss.

I would greatly appreciate it if you would please include Charlie (cchamberlain@usbr.gov) in your future email correspondence.

I am also including our contact information for whenever you have a need to contact Charlie and/or Paul.

Charlie office 530-276-2046
Paul office 530-276-2047

Thank you!
tom k.

On Tue, Dec 6, 2016 at 7:52 PM, Randall Smith <randall_smith@charter.net> wrote:

Cynde,

There is no end to the good you are responsible for bringing to our area regarding salmonid recovery and natural resource preservation. News reached this outpost today that your next exploit is using Henderson Open Space to make useful connection to an ancient corridor so that extant gravel extraction ponds can be part of the Sacramento River and offer winter run smolts Maslin refugia on the way south. This is by far the best of all the area works you have recently undertaken. The only place close to being second is in Anderson. There are areas associated with Henderson which could support redds of other salmoids as well, if only someone would do what you have already done under the North Market Street Bridge.

If you are involved in Henderson, your presence will make a win to the tenth power for everyone: dedicated volunteers, ecotourists, locals, endangered fish, agencies charged with improved output, habitat enhancement, notoriety for a first class natural area without peer in the urban arid West as well as improved education and recreation for the coming Dignity Health Wellness Center located in close proximity.

It is truly wonderful that this idea has finally gained traction and even more impressive that Glenn-Colusa Irrigation District must be a partner so that everything will be done soon, correctly, without waste, on time and on budget. Could this good news mean a powerful advocate has arrived to advance Stanford Professor Hanson's 1940 idea making Stillwater Creek a natural twenty mile long hatchery?

Christmas has come early. If my information is wrong, please delay telling me until next year. See you in January with your Director at Rotary and thank you for everything you are doing to improve the future!

Randy

**All the questions which can come before this nation, there is none which compares in importance with the central task of leaving this land even a better land for our descendants than it is for us. Theodore Roosevelt 1910**

On Tue, Dec 20, 2016 at 7:28 AM, <javaheads3@aol.com> wrote:
Dear Sir,
I live near the S. Bonnyview interchange which is the proposed site of a new Indian casino. While I don't really have an issue with the land being non-tribal grounds, purchased with profits from the Win-River Casino, I have some serious concerns about the traffic that will be generated. Several times a day, the freeway exit on Bonnyview is backed up all the way onto the freeway. I believe the casino will only worsen this problem. Additionally, Costco and Sav-mor are intending to build in that same area. I think the traffic problems will be legion, and I stand in favor of a very thorough, impartial traffic study and a very thorough Environmental Impact Statement being created. The Sacramento River is right there, and the sensitivity of the area regarding birds, fish and other wildlife needs to be considered.

Also, what will happen to the old casino? Redding has lots of empty retail buildings from businesses moving or failing. One more big, empty building, especially in an out of the way area seems pointless and doesn't appear to further Redding's progress as a city in any way.

Thank you for your consideration and time.
Hazel Hughes

On Tue, Dec 20, 2016 at 9:53 AM, MARK WARNOCK <mwarnock65@gmail.com> wrote:
Mr. Rydzic;
My wife and I have a home off Sacramento Dr. near Bonneyview Rd. which is the road that will lead to [from the west side of freeway, and Hwy. 273] Costco, Safemart and the many other new stores to be in the large development planned for the cross section of Bonneyview and I5. The 4 lane Bonneyview Rd. is even now very congested with everyday traffic and with adding the above mentioned AND a Casino and 250 room hotel is just plan ludicrous. The traffic jams at Bechelli Ln., Bonneyview Rd., I5 Frwy and the road to casino/hotel will be incredible.
The Rancheria folks claiming that 2/3 of their business comes from Bonneyview Rd. now is something I feel they've stretched in favor of their proposal. The reason they want to build the new freeway location is due to the business they've lost to the Corning casino, hence eliminated that traffic from the freeway thru Bonneyview for several years now.
If the casino/hotel is allowed to proceed there MUST be an alternative route such as off/on ramps at I5 Frwy and Smith Rd. which is just south of the proposed site.
Bonneyview Rd. was widened and improved several years ago to act as part of a perimeter road such as Buena Ventura Blvd. to help mitigate some of the traffic congestion in Redding.
PLEASE give the traffic situation a serious study before allowing this large project to proceed.
Sincerely, Mark and Mary Warnock

On Tue, Dec 20, 2016 at 1:14 PM, Eric Fischer <efish27@att.net> wrote:
Dear Mr. Rydzik,

I am writing to let you know that I am strongly opposed to a new Casino being built off the South Bonnyview/I-5 interchange. This interchange is already extremely busy. I am sure you are aware that a Costco and Save Mart shopping center have already been approved to be built at that intersection. My family and friends live off of South Bonnyview road and are dreading how the new developments will impact traffic. It is unimaginable that people are considering another development using the same interchange.

I urge you to deny a new casino at this location.

Sincerely,

Eric Fischer

# WRITTEN COMMENT CARD

**BUREAU OF INDIAN AFFAIRS – PUBLIC SCOPING MEETING**
**REDDING RANCHERIA FEE-TO-TRUST AND CASINO PROJECT**

MCLAUGHLIN AUDITORIUM, SEQUOIA MIDDLE SCHOOL – REDDING, CALIFORNIA
DECEMBER 21, 2016

***IF YOU WOULD LIKE TO SUBMIT A WRITTEN STATEMENT, PLEASE COMPLETE THE FOLLOWING INFORMATION AND COMMENT IN THE SPACE PROVIDED BELOW. GIVE TO ATTENDANT OR DROP IN THE WRITTEN COMMENT BOX. COMMENTS MAY ALSO BE SUBMITTED BY MAIL OR EMAIL TO THE CONTACT INFORMATION PROVIDED BELOW. WRITTEN COMMENTS ON THE SCOPE OF THE EIS MUST ARRIVE BY DECEMBER 29, 2016.***

(Please print legibly)

Name: HAZEL HUGHES Organization: _____

Address: 3907 ALMA AVE REDDING CA 96002

Comment: I am gravely concerned about the increase in traffic to the Bechelli/Benny view area if the proposed casino is built. Additionally, the Sacramento River is going to be impacted by this casino. And what of the old casino? Will the hotel there remain open? What does the tribe plan to do with the old casino? I do not believe a casino is a desirable business in a residential area.

Please give to attendant, drop in Written Comment Box, mail to Bureau of Indian Affairs, Attention: Ms. Amy Dutschke, Pacific Regional Director, 2800 Cottage Way, Sacramento, CA 95825 or email to john.rydzik@bia.gov. Please include your name, return address, and "DEIS Scoping Comments, Redding Rancheria Fee-to-Trust and Casino Project" on the first page of your written comments.

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(Please print legibly)

Name: Jim Rasmussen Organization: _____

Address: 6634 Creekside ST Redding Ca 96001

Comment: ① permeable paving & Landscaping for entire site. 2. Sacramento river bridge may need To be widened ③ S Bonneview / I5 interchange will need To be redesigned. There are already significant Traffic delays @ this interchange. ④ closure of Existing Casino must be a condition of The EIS. ⑤ There should be an agreement w/ COR & shasta Co. To maintain The roads & other infrastructure. ⑥ There should be walking Trails & other River access, i.e fishing, rafting, kayaking conditioned in The EIS ⑦ Gambling & other addictions need To be addressed & conditioned

Please give to attendant, drop in Written Comment Box, mail to Bureau of Indian Affairs, Attention: Ms. Amy Dutschke, Pacific Regional Director, 2800 Cottage Way, Sacramento, CA 95825 or email to john.rydzik@bia.gov. Please include your name, return address, and "DEIS Scoping Comments, Redding Rancheria Fee-to-Trust and Casino Project" on the first page of your written comments.

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DECEMBER 21, 2016

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(Please print legibly)

Name: John Stokes Organization: land owner Clear Creek Bottom 7294 Clear Creek Road

Address: 3277 Riverside Dr Anderson CA johnstks5@gmail.com

Comment: My Concerns Concern the Continued Urbanization of Clear Creek Bottom. This area has been designated in the Shasta County General Plan for Agriculture. The property owners of the Bottom have successfully demonstrated a County Wide support through a Referendum to limit expansion of Commercial development. Impacts that need to be studied 1) Loss of Agricultural Land 2) Urban Sprawl - Culumlative Impacts 3) Light Pollution 4) Air Pollution 5) Water Pollution Ground Water + Surface Water from Urban runoff 6) Groundwater draw down

Please give to attendant, drop in Written Comment Box, mail to Bureau of Indian Affairs, Attention: Ms. Amy Dutschke, Pacific Regional Director, 2800 Cottage Way, Sacramento, CA 95825 or email to john.rydzik@bia.gov. Please include your name, return address, and "DEIS Scoping Comments, Redding Rancheria Fee-to-Trust and Casino Project" on the first page of your written comments.

Continued Impacts

7) Cultural/archaeological resources

8) Adverse Impacts to Riparian Habitat along the Sacramento River

9) Endangered Species, Western Pond Turtle, Steelhead

10) Environmental Justice - Project impacts a vulnerable population of those addicted to gambling, substance abuse & tobacco use.

11) Growth inducing - another expansion of commercial use into Elkhorn Bottom.

12) This will change land use to commercial. If Casino closes will convert to commercial use.

13) Why additional commercial retail. There is land in other areas already zoned for these uses not necessary.

On Thu, Dec 22, 2016 at 8:08 AM, Paul Hughes <phughesred@sbcglobal.net> wrote:
Following is a letter I sent you earlier this month to an incomplete email address. It did not come back as undeliverable, but I want to be sure you receive my comments by the deadline.

I attended last night's meeting in Redding and was disappointed that any questions from the audience were disallowed, as I have some basic questions about the process. You are given as the contact for further information on the printed material at the meeting, so I am hoping that I will receive answers to my questions directly from you.

1. What rationale has Redding Rancheria given for their proposal?

2. Please explain the "fee-to-trust transfer" process and how it applies to Redding Rancheria's proposal.

3. If the United States acquires the land in trust, does it become United States property or Redding Rancheria property?

4. Would it be classified as tribal land?

5. Would the Redding Rancheria have sovereignty over the land, thus removing it from the jurisdiction of local government?

6. Would the 232 acres be removed from the all tax rolls as a result of the transfer?

7. Are there any requirements for land to be considered for a fee-to-trust transfer, or may any Indian tribe apply to the BIA for a fee-to-trust transfer of any land they have purchased?

8. Although California voters approved Indian casinos ON TRIBAL LAND many years ago, a more recent vote denied approval for tribes to build casinos on other than their tribal lands in California. Why is the BIA considering an application that disregards the expressed disapproval of the citizens of California?

Thank you for the opportunity to explore further a proposal that will have a profound effect on the culture of our community. I look forward to hearing from you.

Following is my original email to you:

**From:** Pam Hughes<phughesred@sbcglobal.net>
**Date:** December 9, 2016 at 7:13:40 PM PST
**To:** zik@bia.gov
**Subject: NOI Comments, Redding Rancheria Project**

My name is Pam Hughes. I have been a Redding resident for over 50 years, and I oppose the Redding Rancheria's proposal to build a new casino on land they have purchased in recent years with proceeds from the casino they built on their tribal land.

Several years ago when I voted to allow gaming on Indian reservations, the rationale was not to

approve gaming, as such, but to allow Native Americans to produce income from their land. The Redding Rancheria has prospered as a result of that unique privilege, building a casino on their land, expanding it over time, and recently adding a hotel to their complex. They have also invested in other property in Redding, including a Hilton Garden Inn and a gas station/mini mart, as well as the property on which they propose building a new casino. Clearly the casino has fulfilled the intent of my vote to allow the tribe to profit from their land.

I do not believe the Redding Rancheria should be allowed to build a new casino on land they have purchased with the profits they have reaped from their tribal land. That was not the intent of the vote allowing casinos on tribal land, and the original intent of that vote was reinforced when California voters denied a later proposal to allow two tribes to build casinos on other than their tribal land. As a voter, I felt it would set a bad precedent that would open the state to a proliferation of casinos. I feel that the Redding Rancheria's proposal to build a new casino on non-tribal land is a demonstration of that concern, and I oppose their proposal.

I am also concerned about the effect the proposed casino would have on the culture of our city. Although it would be on unincorporated county land, the property is on the southern boundary of the Redding city limits and would be the overwhelming image north-bound I-5 travelers would see as they approach Redding. Many of us perceive Redding as a city dedicated to wholesome outdoor family activities and we tout our location surrounded by natural beauty that offers myriad recreational pursuits. A huge casino complex does not reinforce that image.

The community has recently invested heavily in a project to support Turtle Bay Exploration Park and the Calatrava Sundial Bridge with a new Sheraton Hotel currently under construction at their location in downtown Redding. And today's news reported two new hotels planned for the north end of Redding. Do we want to encourage yet another hotel, the first one north-bound travelers would see as they approach Redding, but one that I assume would not pay Redding bed tax, as it would not be in the city.

I believe there are legislative, practical and cultural reasons, as well as environmental concerns, to deny the Redding Rancheria's proposal to build the casino on non-tribal land.

I look forward to attending the meeting in Redding December 21 to learn more about the Bureau of Indian Affairs study.

Pam Hughes
697 Mary Street
Redding, CA 96001

(530) 241-6286

Sent from my iPad

Amy Dutschke, Regional Director
Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, CA 95825

**NOI Comments, Redding Rancheria Project**

My name is Pam Hughes. I have been a Redding resident for over 50 years, and I oppose the Redding Rancheria's proposal to build a new casino on land they have purchased in recent years with proceeds from the casino they built on their tribal land.

Several years ago when I voted to allow gaming on Indian reservations, the rationale was not to approve gaming, as such, but to allow Native Americans to produce income from their land. The Redding Rancheria has prospered as a result of that unique privilege, building a casino on their land, expanding it over time, and recently adding a hotel to their complex. They have also invested in other property in Redding, including a Hilton Garden Inn and a gas station/mini mart, as well as the property on which they propose building a new casino. Clearly the casino has fulfilled the intent of my vote to allow the tribe to profit from their land.

I do not believe the Redding Rancheria should be allowed to build a new casino on land they have purchased with the profits they have reaped from their tribal land. That was not the intent of the vote allowing casinos on tribal land, and the original intent of that vote was reinforced when California voters denied a later proposal to allow two tribes to build casinos on other than their tribal land. As a voter, I felt it would set a bad precedent that would open the state to a proliferation of casinos. I feel that the Redding Rancheria's proposal to build a new casino on non-tribal land is a demonstration of that concern, and I oppose their proposal.

I am also concerned about the effect the proposed casino would have on the culture of our city. Although it would be on unincorporated county land, the property is on the southern boundary of the Redding city limits and would be the overwhelming image north-bound I-5 travelers would see as they approach Redding. Many of us perceive Redding as a city dedicated to wholesome outdoor family activities and we tout our location surrounded by natural beauty that offers myriad recreational pursuits. A huge casino complex does not reinforce that image.

The community has recently invested heavily in a project to support Turtle Bay Exploration Park and the Calatrava Sundial Bridge with a new Sheraton Hotel currently under construction at their location in downtown Redding. And today's news reported two new hotels planned for the north end of Redding. Do we want to encourage yet another hotel, the first one north-bound travelers would see as they approach Redding, but one that would not pay Redding taxes.

I believe there are legislative, practical and cultural reasons, as well as environmental concerns, to deny the Redding Rancheria's proposal to build the casino.

Pam Hughes
697 Mary Street
Redding, CA 96001

(530) 241-6286

Bureau of Indian Affairs

Attn: Ms. Amy Dutschke

Pacific Regional Director

2800 Cottage Way

Sacramento, CA 95825



Reg Dir
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From: Mary Ocasion

19662 Osceola Ct

Redding, CA 96002

Re: DEIS Scoping Comments

NOI Comments, Redding Rancheria Project

Redding Rancheria Fee-to-Trust and Casino Project

12-23-16

I have reviewed the information available regarding the proposed Redding Rancheria Fee to Trust and Casino Project and would appreciate including the following in the areas of environmental concern for analysis in the EIS:

1. Waste Discharge
   My concern is that an on-site sewage treatment facility will not adequately treat the waste and the result would be pollution of the ground water and the Sacramento River.
2. Storm Water runoff
   My concern is that the pavement will cause pollution of the storm water and the oily residue will cause pollution of the Sacramento River, Anderson Cottonwood Irrigation District facilities and adjacent areas. The other area of concern with the storm water runoff is with downstream flooding.
3. Loss of Class 1 and Class 2 Farmland
   The 232 acre site is currently zoned for agriculture and has been used for cattle grazing and strawberry production. Preservation of Agricultural land is very important in this area, as Shasta County does not have much of the prime farmland such as this available. This land is among the finest for production of food and fiber in Shasta County.
4. Rural Lifestyle and Aesthetics
   The lighting from this project is likely to cause the people living nearby to lose having darkness inside their own homes and for everyone within a few miles, the stars will disappear from sight. With the current zoning, those residents in the area enjoy a Country Lifestyle currently. They purchased their property knowing the zoning would not allow for a large development to change their homes and lifestyle. The public currently enjoys the open space and farmland views from Interstate 5 and the nearby roads.
5. Impact to the Aquafir below Churn Creek Bottom

Everyone who lives in Churn Creek Bottom uses well water from the Aquafir for sustaining their lives, households, ranches and gardens. A large development, such as this, could use more water, on a daily basis, than all the households and farms currently in Churn Creek Bottom combined. This could adversely affect ground level, causing sink holes, and building shifts, especially during a drought. During the most recent drought, several wells in the area went dry, as the current amount being used was more than what was available at the 35 – 50 ft stage. I am concerned about very large negative impacts in this area. The Native Americans all over the country have stood firm against the large oil pipeline that was set to go across land in North Dakota, impacting a reservation, for the water issues that they know could drastically effect their health and the health of the nearby river. Please adequately address this issue as the ground water is life for those of us living in Churn Creek Bottom and the aquafir feeds the Sacramento River as well, which aides in the health of the salmon, other fish, wildlife and people living downstream.

6. Global Climate Change
   The environmental Global Climate Change issues will need to be addressed. A large amount of pavement where once an agricultural piece of land was, causes more heat to radiate and the effects of the vehicles on the pavement bring the carbon levels up.

Please put the health of this community first and address these issues in the EIS. I have always known the Native Americans to respect the earth, sky, wildlife and water and hope that will be the case regarding this proposal/project.

Sincerely,

Mary Ocasion

(530) 524-0406

PRD Received
12-27-16

Proposed Win-River I-5 Casino
December 22, 2016

Attn: Ms. Amy Dutschke
Regional Director, Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, California 95825

Re: DEPARTMENT OF THE INTERIOR
Bureau of Indian Affairs
Notice of Intent to Prepare an Environmental Impact Statement for the Proposed Redding Rancheria Fee-to-Trust and Casino Project, Shasta County, California

AGENCY: Bureau of Indian Affairs, Interior.

**"NOI Comments, Redding Rancheria Project"**

**From: Tiger Joe Michiels**
**5967 Riverside Drive**
**Redding, CA. 96001**

My first concern was the timing of this notice from the Bureau of Indian Affairs during the Christmas Holiday Season. Four days before Christmas! Many concerned people are out of town or very busy during this time of year. Several of my neighbors called me up and asked how the meeting went due to the fact that they could not attend.

To compound this untimely BIA notice of a meeting at the Sequoia School on the 21st, it was mistakenly published that it was to held on December 20th not the 21st. Once again I was asked by neighbors in the area to report on how the meeting went, the day before on the 20th, which did not occur.

I am sure this action by the BIA significantly reduced the attendance of this meeting.

As I understand the proposed Win-River Casino is to be constructed on the northerly 2.5 parcels that comprise about 1/3 of the 7 parcels west of Interstate 5. Is this the first phase of several phases? We were not informed. Approximately one half of the 232 acres lie in the flood plain which I have seen several times in the past 42 years, under water. Flooding, and an increase of flooding due to any construction in this area is of great concern to all residents in this area. With the release of 60 to 70,000 CFS the majority of the flood plain is under water and at 80,000 CFS it is all under water.

Ingress and egress to this property is by one road only, Sunny Hill Lane, up to a higher elevation. This will dramatically increase the traffic at the already very busy intersection of South Bonnyview, Bechelli Lane, Churn Creek Road, and Interstate-5. The planned Save Mart shopping center and proposed Costco shopping center are to be built on high ground at this same Interstate-5 intersection.

Development in this portion of the Churn Creek Bottom would encroach on a wildlife open space. Any loss of this Riparian Habitat in the flood plain would impact on the native populations of deer, coyote, bobcat, river otter, beaver, eagles, osprey, geese, ducks, turkeys, and other wildlife that can be seen every day in this area.

The building of a casino and proposed buildings will change the serenity of this area forever. The pollution of noise from autos, trucks and people, lights from parking lots and buildings, storm water runoff from paved over areas and buildings, from a 24 hour operation would be devastating to the people and wild life in this area.

As a citizen of this beautiful part of True Northern California I cannot condone this project as an introduction to our City of Redding for all West Coast USA travelers and our International visitors.

Notes regarding concerned citizen's comments made on 12-21-2016 at the Bureau of Indian Affairs meeting at Sequoia Middle School, Redding, California.

1. (NO) Due to area flooding.
2. (NO) The planning commission approved the Win-River building of the Hilton Garden inn with the understanding that there would be no building in the Churn Creek bottom property below the hotel. Win-River representatives have stated they do not intend to build on that property.
3. (NO) Lived for 50 years in the area and was afraid of flooding. Building a casino here would increase the flood potential in the area. Taxes will not benefit the City of Redding.
4. (YES) Jobs for veterans and work for homeless.
5. (NO) Traffic, noise, truck parking over night with engine and refrigeration units running all night.
6. (NO) Homes to the west are above the flood plain. Win-River property is below the 100 year flood plain. We should have our homes appraised now to see what the casino will do to our property values. Go after casino for any loss.
7. (NO) It is known that crime goes up 78% when a new casino is opened in an area.
8. (NO) Increased problems with flooding in the area, the casino will go under water in a 500 year flood. Noise all day and night would be a big problem. Large amount of lights would change the night and impact wildlife and neighboring communities. Erosion control on that portion of the Sacramento River is a problem. Access from South Bonnyview would increase traffic on an already very busy intersection. More revenue for the city will not happen. The casino would be a very big environmental impact right on the Sacramento River.
9. (NO) The casino footprint will have a negative impact on the Sacramento River salmon.
10. (NO) SCOPING Session was not published in any newspaper. This meeting being held only 4 days before Christmas. We need much more of the developments information before hand to be able to comment on project. What is the carbon footprint of this property with extensive Indian use?
11. (NO) An Indian Council member from the Wintu Indian Tribal, expressed concern of substantial Indian activity on this ancestral land. Land expansion for this or any project should be next to the present Rancheria land.
12. (NO) Neighbors live across the river and enjoy the gorgeous night skies. A welcome center would be better, walking trails OK, casino will devalue area. To have a casino to be the first establishment the north bound travelers see will not project a positive image for our area.
13. (NO) Indian Casinos have popped up all over our country, and many have failed. What will happen if this casino fails?
14. (NO) The slide that was presented for the first time for us to look at was flashed by very fast, "Issues to be analyzed in the EIS", we need to be able to look at and express concerns about them.

**Signed: Tiger Joe Michiels**

Ms. Amy Dutchke

Regional Director, Bureau of Indian Affairs, Pacific Region

2800 Cottage Way

Sacramento, California 95825



Reg Dir QOJ
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I strongly oppose the construction of a "gaming facility" by the Redding Rancheria on any part of the seven parcels totaling 226 acres in unincorporated Shasta County south east of the City of Redding along the Sacramento River.

A significant portion of this property is subject to flooding. If efforts were taken to raise the elevation of any portion of this flood plain area for construction of buildings and parking lots it would transfer flood waters to the property on the west side of river that has been developed with homes over many years, placing them in jeopardy of serious flood damage and result in significant lawsuits.

This undeveloped property is an "island refuge" between Highway I-5 and the Sacramento River, presently home to considerable native wildlife Including ducks, geese, cranes, eagles, turkey, rabbit, deer, beaver, coyote, otter, and other wildlife. Any development in this area will eliminate this wonderful concentration of wildlife.

The only present access to the proposed casino is from Sunny Hill Lane up the ridge intersecting South Bonnyview and the convergence of Bechelli Lane, Churn Creek Road and Interstate 5. This is an extremely busy traffic area already, and with future construction of Costco and Save Mart shopping centers recently announced makes the future of this area a nightmare. A casino would add even more traffic to this area. If the Corning operation is typical, a large number of large truck and trailers would be drawn to the proposed casino. The hotel proposed with the Casino would result in a large number of trucks arriving and spending the night resulting in potentially even higher sound levels at night! Trucks with refrigerated vans keep them operating constantly when parked, emitting considerable steady noise day and night !

Everyone in our neighborhood is upset at the timing of the announcement and scheduling of the "public scoping meeting" during the Christmas Holiday Season ! !

In the opinion of most this was done intentionally to minimize participation and response from the public ! Many neighbors, were traveling or visiting relatives and could not attend. The original BIA announcement published stated the meeting was to be held at the Sequoia School on the 20th of December and later corrected to the 21st. This resulted in some showing up on the wrong day totally confused ! Adding to the aggravation is your demand to reply with comments no later than December 29th, 2016; a totally unreasonably short response in the opinion of all, particularly during the Christmas Holliday's. Some plan to discuss this fiasco with their congressman and/or senators.

In the short time we had to respond, I attempted to research Indian Gaming Regulatory Act information and came across a statement in S. 2078 (109th): Indian Gaming Regulatory Act Amendments of 2006", the statement: "Requires in addition a determination by the Secretary, after consultation with the tribe and the standard administrative public hearing procedure, **that a gaming establishment on that land would be in the best interests of the tribe and would not create significant, unmitigated impacts on the surrounding community."** - - This may not address our particular circumstances, but does reflect a refreshing attitude that should always prevail when dealing with the public!

Attendees at the December 21 meeting should have been shown a map, drawing or mock-up detailing the location and identification of the buildings, parking lots and other specifics of your project, short term, various stages and final ,and given them some time to discuss it among themselves before commenting.

L. Edward Shaw

L. Edward Shaw
6001 Riverside Drive
Redding, CA 96001

**RONALD E. REECE, M.D.**
DERMATOLOGY AND CUTANEOUS SURGERY

2701 OLD EUREKA WAY, SUITE 2A
REDDING, CA 96001
(530) 246-0236



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December 23, 2016

Amy Dutschke, Regional Director
Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, California, 95852

Dear Ms. Amy Dutschke:

I want to express my objections to Redding Rancheria moving forward with a new proposed gambling site along I-5. I am involved with numerous community committees addressing the medical and social needs of citizens in Shasta County and I have the following concerns this expanded gambling facility will bring to our community.

- Increased local crime, public corruption and organized crime. These are known bedfellows with gambling.
- Increased gambling addiction with resultant depression, domestic violence, homelessness, substance abuse and child and family neglect.
- Increased financial exploitation of the poor, those on welfare, elderly on fixed incomes and those addicted to gambling. It is well documented that the least equipped to loose money are often those who gamble the most.
- Redding Rancheria already has a casino, why make gambling the entry point to the city of Redding.
- The irrevocable alteration of 232 acres of class I and II farmland combined with casino waste water and storm runoff will endanger the environment and pollute the Sacramento River.
- Traditional Native American culture and values will progressively be replaced with the culture and values of gambling, materialism and the pursuit of profit through an illusory sense of getting something for nothing. One does not need to work or get an education for something one just has to pull a slot machine or roll the dice.
- No tangible benefits will go to nongaming tribes in North California.
- Direct revenue will not go to Shasta County or the City of Redding; it all goes to the tribe.
- What is touted as additional benefits to our community from gambling are generally advertising opportunities or Band-Aids to the additional burdens gambling brings.

There are so many needs in Shasta County: homelessness, mental health access, healthcare access, domestic violence, public safety and substance abuse to name a few. If Redding Rancheria is allowed to be the gateway to Redding then they should commit 10% of their net income to the increased social, mental, health and environmental challenges that increased gambling will burden our community with in the future.

Sincerely,

Ron Reece MD

P.O. Box 491551
Redding, CA 96049-1551
December 21, 2016



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Ms. Amy Dutschke, Regional Director
Bureau of Indian Affairs
Pacific Regional Center
2800 Cottage Way
Sacramento, CA 95825

Re: Scoping for the Proposed Casino
on land adjacent to Sacramento River and Highway 5
purchased by the Redding Rancheria

Ms. Dutschke:

Two major considerations OMITTED from the list of factors to be addressed in the Environment Impact Report being prepared for the proposed building of a casino on Highway 5 and adjacent to the Sacramento River are

1. an evaluation of the extent of the loss of agricultural value of the prime farmland of the parcel and
2. the effect of the removal of the 273 acres from the property tax rolls

Please add these to the topics to be addressed.

Phyllis Solberg

DEIS
Decrms

December 22, 2016

Ms. Amy Dutschke, Pacific Regional Director
Bureau of Indian Affairs
2800 Cottage Way
Sacramento, CA 95825



Dear Ms. Dutschke:

My husband and I were in attendance at the scoping meeting in Redding, CA last evening. I am sure that you have participated in enough public hearings to understand that they are a stage for local opponents. But, that said, it was obvious last evening that the audience did not have enough information on the proposed casino to comment intelligently. And, the Power Point Presentation was skipped through without explanation or any detail. It is my hope that the next public hearing be conducted in a more inclusive manner with enough information provided to enable the public to actually participate in a meaningful manner.

Please include my questions and concerns below in the scope of the EIS:

1. Access to the proposed casino site is an issue—especially with the possibility of a COSCO store at Bonnyview and Bechelli. Traffic will stack up on the overpass and beyond. What mitigation might we expect? Will the Redding Rancheria share in the cost of that mitigation? What power does the local government/state government have to negotiate share-of-cost?
2. Wastewater treatment is a concern. Will the Redding Rancheria pay for upgrades to the existing wastewater treatment plant in advance of their need? Again, what process will be employed to ensure that the local governments will be able to negotiate the Rancheria's share-of-cost?
3. Water run-off from the casino/parking lot site is an issue for the Sacramento River water quality. And, floodplain issues should be addressed. Who will pay for raising the levees and ensuring that there is no run-off seeping into or going directly into the River?
4. To avoid losing Redding's night sky, there are means to reduce light pollution. Will the Rancheria employ the latest technology to mitigate sky glow?
5. Noise pollution is a concern for all those who live within "ear shot" of the proposal. Will the Rancheria have a truck stop and gas station on the proposed site? Both will add to the noise and physical pollution. How will the Rancheria mitigate for this pollution?
6. Where will the solid waste be disposed? How will the tons and tons of solid waste impact Shasta County's landfill both during construction and then ongoing through the coming years. Will the Rancheria reimburse the local governments for these impacts? And, how will that be calculated?
7. Does the BIA and the Federal EIS consider CEQA standards/process prior to the Record of Decision?
8. Is there any recourse to the people of Redding/California once the Record of Decision has been issued?
9. How will the EIS be distributed? How can a citizen receive a copy of the EIS?

While I do not oppose the proposed casino in general, I believe the Rancheria has a huge responsibility to this community. I want to ensure that terms are in writing and binding into perpetuity for the impact mitigation identified. And, in the identification of those impacts and subsequent mitigation, the local governments have power to negotiate for the benefit of the community and State. I also have concern for the eventual reuse of the current Win River Casino Complex. Will there be local input/negotiation on the reuse of the site? The community and its leaders must be kept informed.

Thank You,

Janice A. Williams
3668 Eagle Parkway
Redding, CA 96001

cc: Shasta County Board of Supervisors; Redding City Council; Record Searchlight

Reg Dir_____
Dep RD Trust_____
Dep RD IS_____
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**Royal M. Mannion**
**6901 Granada Drive**
**Redding, CA 96002**



December 23, 2016

NOI Comments, Redding Rancheria Project

Ms. Amy Dutschke, Regional Director
Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, CA 95825

Ms. Dutschke,

As a Shasta County resident for 37 years, I am submitting the following comments in response to the Notice of Intent by the Bureau of Indian Affairs to prepare an environmental impact statement for Redding Rancheria's proposal to construct and operate a casino resort in Shasta County.

In the NOI it was stated that the EIS would evaluate a range of alternatives. In addition to possible alternatives being considered there should also be a "no action" alternative. In that alternative the land would not be developed or become a trust of the United States. I believe a "no action" alternative is called for in the NEPA process.

I agree with the list of concerns identified for analysis in the EIS that were identified in the third paragraph of the NOI under the heading of "Supplemental Information". It's a comprehensive list of concerns and each deserve a thorough analysis.

At the scoping meeting in Redding there was an aerial photo on display that delineated the project area and adjoining parcels owned by the Redding Rancheria. I recall that the project area was indicated only to be within the northern most parcel. What future uses are planned on the rest of parcels? Are they commercial, residential or agricultural? These parcels also need to be considered under the scope of this EIS because they are being proposed to be placed in trust.

At the time of scoping, it would have been helpful for the public to see a conceptual drawing showing the relative location of the casino, hotel, parking areas and other developments being proposed within the parcel. Not seeing the approximate location and size of the proposed developments, it's difficult to make substantive comments during this time of scoping.

There is definitely a need for a comprehensive traffic study of the South Bonneyview-Interstate 5 area to determine a solution for access to the three developments (casino, Costco and Save Mart) currently being considered. In addition to the three developers the study needs to include the participation of CalTrans, Shasta County and the City of Redding.

Another concern that I have is the amount of hotel rooms that the Redding area needs in the immediate future. In addition to the existing hotels/motels a new Hilton Hotel is under construction at Turtle Bay and two are being proposed for northern Redding. Is there a need at this time for another 250 rooms that don't contribute to the tax base?

Please keep me informed of future opportunities for public participation during the preparation of this EIS.

Sincerely,

Royal M. Mannion

From: <jmorrowt@aol.com>
Date: Wed, Dec 28, 2016 at 5:03 PM
Subject: Concers about Redding Rancheria's building project
To: john.rydzik@bia.gov

Hi John, Attached is my letter of concerns about the Redding Rancheria's proposed construction project. Jim Morrow

Jim Morrow
P.O. Box 720480
Redding, CA 96099-0480
jmorrowt@aol.com
Dec. 28, 2016

John Rydizk
Bureau of Indian Affairs
2800 Cottage Way Room W-2820
Sacramento, CA 95825
johnrydzik@bia.gov

Dear Mr. Rydzik,

I'm Jim Morrow, I have lived on the north end of Riverside Drive for twenty five years across the river from the Redding's Rancheria proposed development of a new casino, hotel and convention center. On a personal level I'm against this project due to having an unsightly commercial development in my back yard, increased light and noise pollution and decrease in neighborhood home values.

On a more altruistic note I wonder if this property is appropriate for this development. Before the Rancheria bought this land the City of Redding was interested in buying the land for a permanent green belt preserve to serve as a buffer between the cities of Redding and Anderson. The Rancheria beat Redding in the acquisition of the property. When the Rancheria proposed building the Hilton Garden Inn the Rancheria promised the city they would not build a casino on the property in order to get their building permit. The event was widely publicized in Redding at the time. How would this project affect the Rancheria's future relationship with the community?

The proposed project is in a five hundred year flood plain just a few feet above a one hundred flood plain. In the mid 90s we had two 100 yr floods lasting over several weeks. (A 100 yr flood is a full release 79,000 cubic feet of water from Shasta Dam. Any additional water would flow over the dam's spillway which has not happened since the dam's completion. But it has come close to it several times.) When we had these two full releases while I have lived here over 60% of the Rancheria's property was flooded. Both sides of the river experienced excessive erosion during the full releases. I lost five to fifteen feet of my river bank. I have noticed the riverbed below my house was much deeper twenty years ago then than it is now. California Fish and Game started dumping cobble stones in the river for the past twenty years to create spawning ground for the Chinook salmon. Because of the Holiday season I couldn't find out how much. But as I recall from news paper articles I think it has been over 300 yards a year (times twenty) is a lot of cobbles. If the riverbed has been raised from this so has the flood zone. My house elevation is about four feet higher than the proposed project. You should have the Army Corp of Engineers recalculate the flood zone. I think this might be a risky

development due erosion and flooding. Nature created flood plains for a purpose: so it can flood. It's not the matter of if, it's the matter of win.

Indian gaming has reached the saturation level over the past twenty years. California has over sixty casinos with seven along I-5. Hotel vacancies have increased in Las Vegas and some of the Indian casinos back east and upper Midwest are struggling. Doubling the size of your casino doesn't always mean double revenue. This will be the third hotel the Rancheria has built in South Redding. There are two new hotels on the north side of town approved to be built and a Sheraton Hotel is under construction at Turtle Bay.

Bechelli Lane is inadequate for ingress and egress to the property. It is a narrow road with one lane in each direction and no shoulder parking. If a motor home or a semi truck breaks down it would block the only entrance to the property, making axis to the property difficult for emergency vehicles. It would be difficult to evacuate the property in an emergency such as a fire or flood because of the one lane situation.

There is no sewer line to the property. Sewage would need to be pumped up and out of the flood zone. What would happen to the sewage during a power failure?

Night sky light pollution is an issue. We can see the Milky Way at night. Will we lose it? The Sundial Bridge ran into a problem with light. The salmon fry only migrate at night to avoid being eaten by trout. When they travel under the bridge they stop, thinking it is daylight. After the bridge was constructed the trout caught on quickly. The first year over half of the fry were eaten. They changed the lighting on the bridge and during certain times of the year I believe they turn the lights off.

Noise pollution is a big concern. It is quiet along the Sacramento River and sound travels up and down the river quite easily. This project would be a major source of noise affecting the river environment.

By far this will be the largest commercial development on the Sacramento River in Shasta County. Rain runoff will go directly into the Sacramento River polluting our drinking water.

I'm sure people have told you about the wildlife that frequents this flood plain. I'm sure this project would be detrimental to this environment.

Respectfully, _____

Jim Morrow

From: t7dunlap@charter.net
Date: 12/28/2016 10:12 PM (GMT-08:00)
To: john.rydzik@bia.gov
Subject: NOI Comments, Redding Rancheria Project DEIS Scoping Comments, Fee-to-Trust and Casino Project

Dear Mr. Rydzik,

My home is to the west of the proposed casino/hotel/event center/retail center/and associated parking and infrastructure. My main concern centers on the probability that a very large number of parking lot lights will be on for the duration of the night every night. Would the homes to the west of the proposed project be subjected to 24 hours of bright building/parking lot lighting? What would the intensity of the lighting be?

We are currently able to view deer, ducks, geese, herons, egrets, osprey, eagles, otters, and occasional swans and pelicans along the river. A second concern is noise generated by the development. How would the noise of multiple (hundreds ?) cars and semis with trailers arriving and departing during the day and night affect the wildlife and the people living in the area. Currently we hear some freeway noise. How much would this be magnified by a 232 acre development with traffic coming and going at all hours?

What is the water source for the project and how would that impact the area?

Why did the Rancheria go back on its word to the Planning Commission?

I feel the public has not been given enough specifics regarding this project. More information needs to be provided.

Sincerely,

Tina E. Dunlap

6431 Riverside Drive

Redding, CA 96001

From: <haynes034@att.net>
Date: Thu, Dec 29, 2016 at 9:32 AM
Subject: Redding Rancheria Fee-to-Trust and Casino Project
To: "john.rydzik@bia.gov" <john.rydzik@bia.gov>
Cc: "haynes034@att.net" <haynes034@att.net>

Hello Mr. Rydzik,

Attached is my comment letter meeting the December 29 deadline for submission re the above project.

Thank you,

Brenda Haynes

December 28, 2016

Bureau of Indian Affairs
Attn: Ms. Amy Dutschke
Pacific Regional Director
2800 Cottage Way
Sacramento, CA 95825

RE: Redding Rancheria Fee-to-Trust and Casino Project

Dear Ms. Dutschke:

Thank you for this opportunity to submit comments during the scoping period for the above named project DEIS. I attended the public meeting held last Wednesday evening expecting to see typical parcel maps showing proposed building layout, traffic patterns and specific details of the project. There was very little information presented, however, so as a neighbor to this proposed project I feel quite in the dark as I contemplate what issues will arise. But here is a list of issues I find of great concern:

**Traffic**: What infrastructure improvements are planned to accommodate the tremendous amount of traffic that a casino, large hotel and associated retail stores would generate? Please consider the added traffic from new housing projects currently under construction and projects planned for the near future on lower Shasta View Drive. Also, please address the cumulative traffic impacts from a proposed Costco Store at the same intersection as the proposed tribal complex.

**Drainage**: What is the plan for drainage from the vast impermeable surfaces?

**Flooding**: What is the plan to address increased flooding to Churn Creek Bottom as well as to the Sacramento River? Also, will the proposed buildings be constructed on imported dirt to raise them above the flood level? If so, how would that redirect water flow in the event of flooding?

**Water quality**: What measures will be taken to protect the quality of water leaving the tribal property both by way of the Sacramento River and by direct percolation into the porous soils of Churn Creek Bottom and into the shallow aquifer below?

**Water supply**: Since the proposed project lies outside Redding's city boundary, what is the proposed source of water?

**Vagrancy and crime**: What measures will be taken to keep the surrounding community safe from vagrants who most assuredly will wander through surrounding neighborhoods and cause increased crime activity. Will the casino project provide funding to the Shasta County Sheriff for additional deputies to patrol our neighborhoods and respond to calls for service?

**Air quality**: If there is a proposed truck parking area, what provisions will be made for idling engines in order to not increase air pollution? The carbon footprint of a project of this magnitude seems very serious.

**Urban sprawl**: Converting over 200 acres of prime farmland to asphalt and buildings is a tremendous impact on the land. How will the project compensate for the increased urban sprawl and keep development from spilling over into surrounding parcels also owned by the Rancheria?

**Unidentified issues**: I worry that because the public was not given much detailed information on the plans other than parcel numbers, one total square footage figure and statement of purpose of this project that the public may be at a loss to identify areas of concern. Also, the notification of the scoping meeting and comment period was extremely short and fell over the Christmas holiday leaving many people unaware and unable to participate. Please allow adequate public involvement in this process to not only develop areas to be considered as the DEIS evolves but also to be made aware of all alternatives and possible solutions to issues.

Again, thank you for the opportunity to submit the above topics for inclusion in the Draft Environmental Impact Statement.

Sincerely,

Brenda Haynes
19681 Osceola Court
Redding, CA 96002

From: **Mary Ocasion** <mary@ccmof.com>
Date: Thu, Dec 29, 2016 at 12:34 PM
Subject: NOI Comments, Redding Rancheria Project
To: john.rydzik@bia.gov
Cc: reemts12@gmail.com

Hi John,

Please see the 2 attached letters for NOI Comments regarding the Redding Rancheria Project. The first letter is from the Churn Creek Bottom Homeowners and Friends and the second letter is from Pacific Hydrologic.

Thanks,
Mary Ocasion

# CHURN CREEK BOTTOM

**HOME OWNERS and FRIENDS Organization**

POST OFFICE BOX 492261
REDDING, CA 96049-3091

Facebook: Churn Creek Bottom Homeowners and Friends
Website: www.churncreekbottom.org

Bureau of Indian Affairs
Attn: Ms. Amy Dutschke
Pacific Regional Director
2800 Cottage Way
Sacramento, CA 95825

From: Churn Creek Bottom Homeowners and Friends
PO Box 492261
Redding, CA 96049
Re: DEIS Scoping Comments
NOI Comments, Redding Rancheria Project
Redding Rancheria Fee-to-Trust and Casino Project

12-28-16

Ladies and Gentlemen,
Please see the attached letter written by Norman Braithwaite regarding the impact that the Redding Rancheria Fee to Trust and Casino Project would have on those downstream from the project.

Churn Creek Bottom Homeowners and Friends Organization has concerns regarding this project in other areas as well:

- Conversion of Agricultural Land
- Loss of Rural Community Aesthetics
- Possibility of other non-agricultural development in Churn Creek Bottom
- Sewage Treatment Facility
- Effect on the ground water for those who live in Churn Creek Bottom
- Global Climate Change
- The social and economic changes to the community due to gambling addictions
- Need for additional law enforcement resources

Thank you for your anticipated inclusion of these issues in the DEIS Document.

Sincerely,

Tom Reemts
(530) 365-6579

PACIFIC HYDROLOGIC INCORPORATED
1062 MARKET STREET, REDDING, CA 96001
530-245-0864
PACIFIC_HYDROLOGIC@SBCGLOBAL.NET

December 28, 2016

Churn Creek Homeowners and Friends
P.O. Box 493091
Redding, CA 96049-3091

Re: Potential flood risk impacts associated with casino development

Dear Churn Creek Homeowners and Friends:

Thank you for continuing to consider Pacific Hydrologic Incorporated (PHI) for addressing potential flood risk concerns associated with development of the casino and related facilities. The casino and related facilities are being considered between the Sacramento River and Interstate 5 north of Smith Bottom Road. The current FEMA Flood Insurance Rate Map (FIRM) identifies the area to be developed as being outside of the 100-year floodplain but within the 500-year floodplain. Copies of the current effective FEMA FIRM and 2006 FEMA FIRM are attached as Figures 1 and 2. This characterization of flood risk on the subject site, however, is patently incorrect as indicated on the work map prepared by the State of California Department of Water Resources (DWR) in support of the current effective FEMA FIRM. A copy of the portion of work map identifying flow in a westerly direction over Interstate 5 and estimating the flow to be 600 to 700 cubic feet per second is attached as Figure 3. This overflow is supported by anecdotal accounts and photographic evidence during a Churn Creek flood event smaller than the most probable 100-year flood. All flow that crosses Interstate 5 to the west will be conveyed as shallow overflow across the site to be developed before entering the Sacramento River.

If this overflow is blocked or impeded by the casino development, the displaced overflow will then be conveyed down Churn Creek. As a result of the increased flow in and down Churn Creek, the water surface elevations of larger flood events including the most probable 100-year flood will be increased. The extent of potential impacts will range from a short distance upstream of the point of overflow (likely extending upstream of the Churn Creek Road bridge) to the mouth of Churn Creek increasing the flood risk for a very large number of properties.

Should Churn Creek Homeowners and Friends have questions or desire further evaluation of flood risk associated with the proposed project, please feel free to contact me.

Sincerely,

Norman S. Braithwaite, PE, President
Pacific Hydrologic Incorpoated

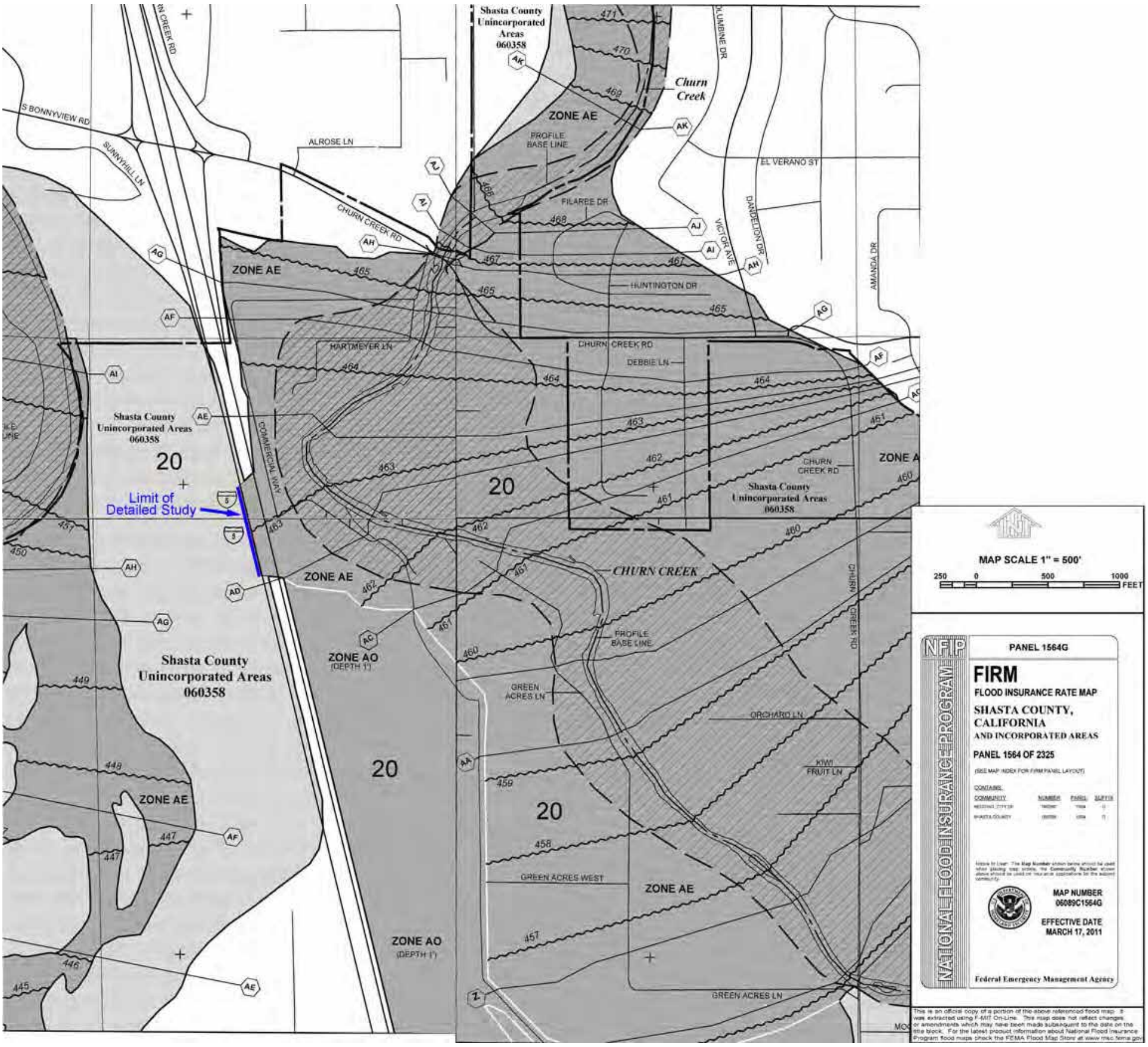


Figure 1: Current Effective FEMA FIRM

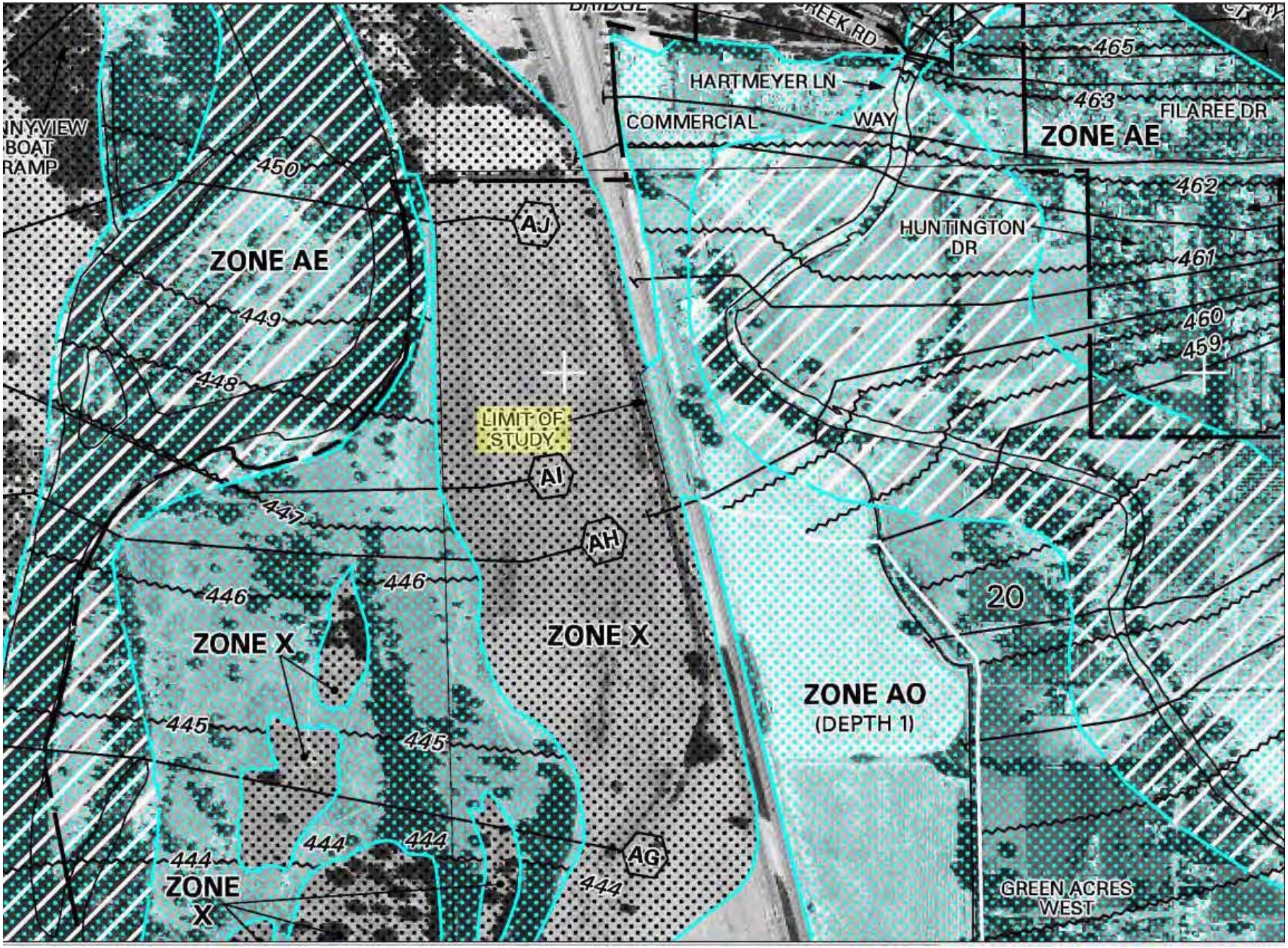


Figure 2: 2006 FEMA FIRM Identifying Limit of Detailed Study


Figure 3: DWR Work Map Supporting Current Effective FEMA FIRM

PACIFIC HYDROLOGIC INCORPORATED
1062 MARKET STREET, REDDING, CA 96001
530-245-0864
PACIFIC_HYDROLOGIC@SBCGLOBAL.NET

December 28, 2016

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P.O. Box 493091
Redding, CA 96049-3091

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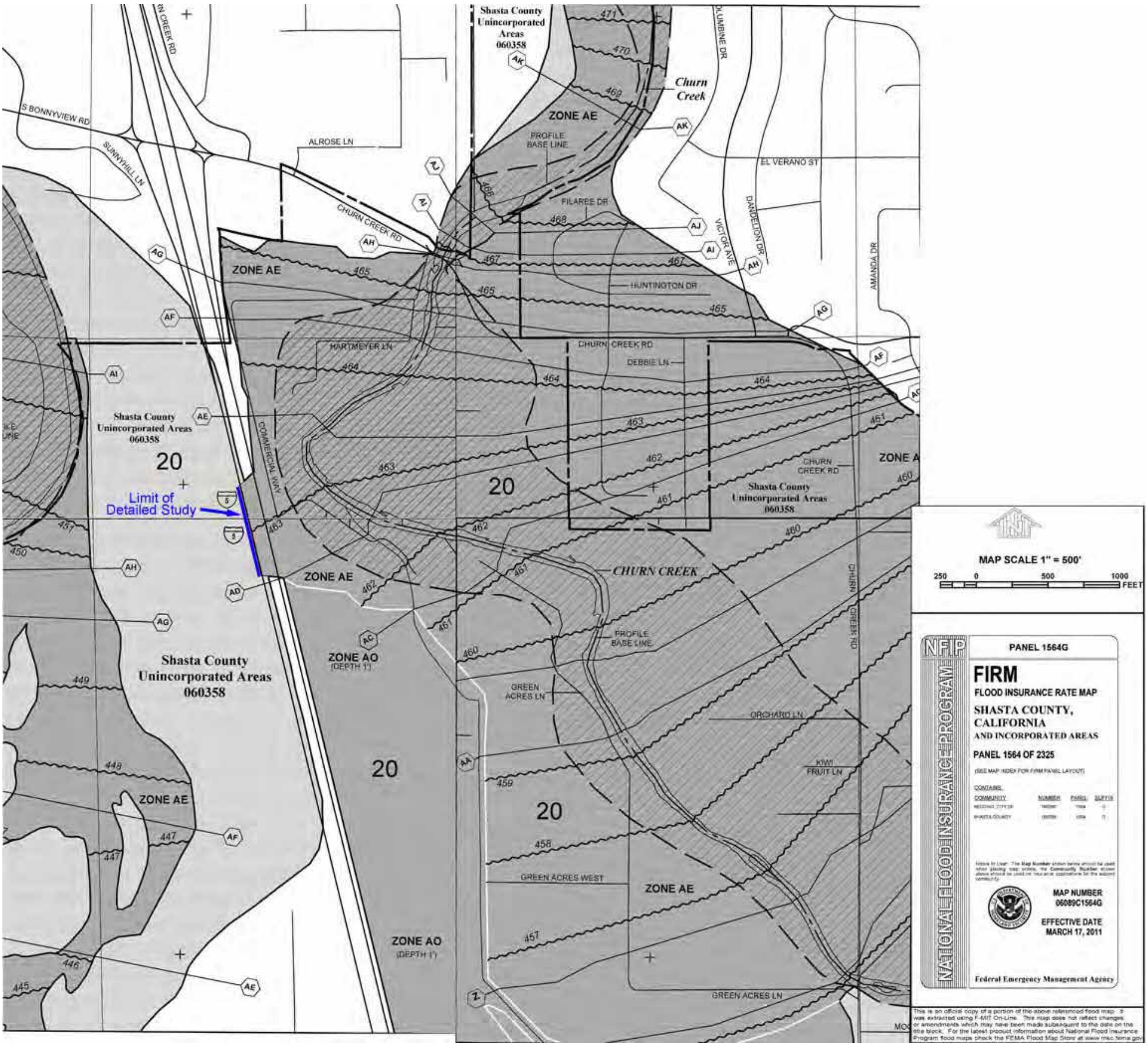
Sincerely,

Norman S. Braithwaite, PE, President
Pacific Hydrologic Incorpoated

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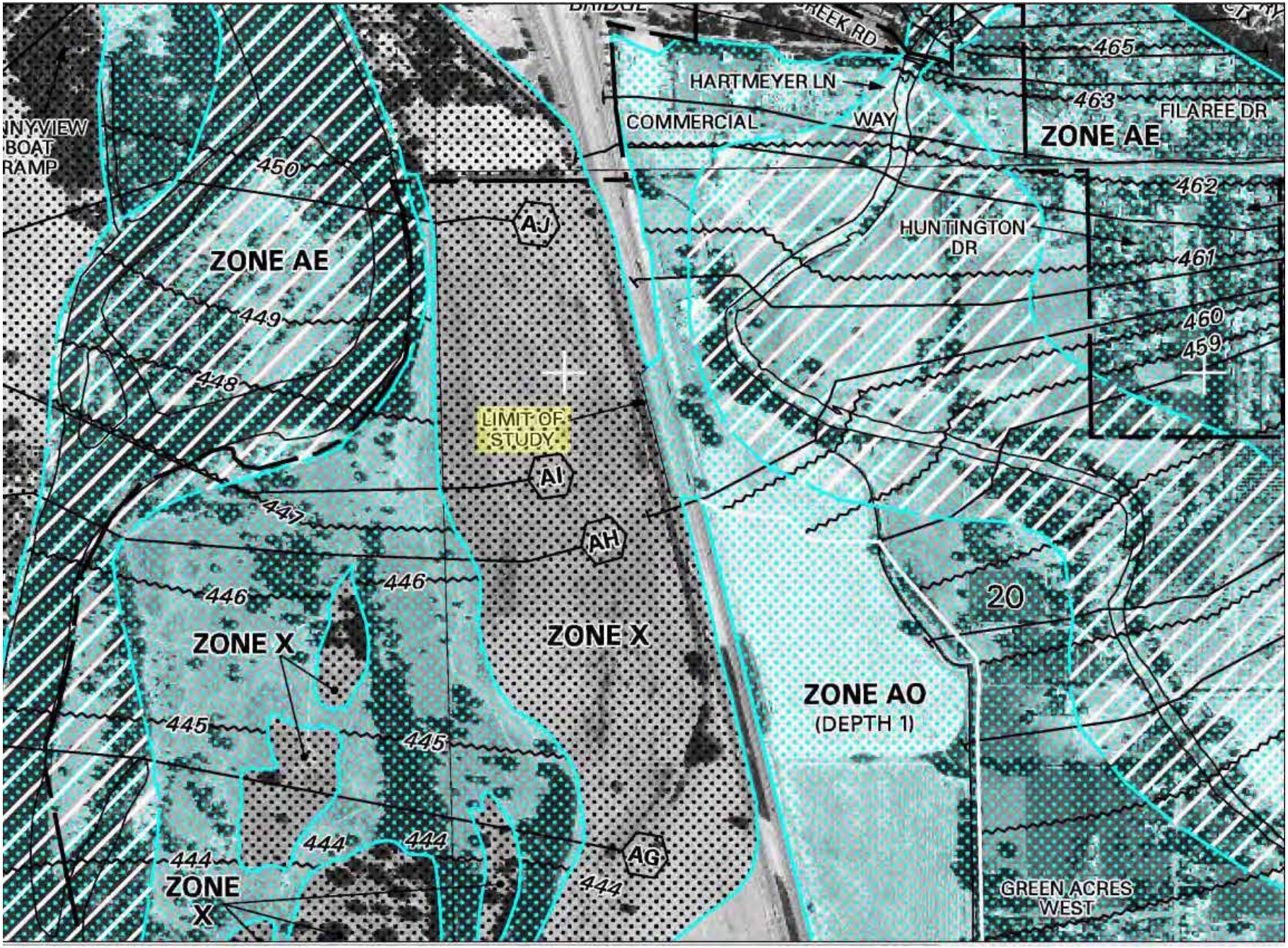


Figure 2: 2006 FEMA FIRM Identifying Limit of Detailed Study


Figure 3: DWR Work Map Supporting Current Effective FEMA FIRM

From: **Robert Wharton** <rowharton@gmail.com>
Date: Thu, Dec 29, 2016 at 1:59 PM
Subject: NOI Comments, Redding Rancheria Project
To: john.rydzik@bia.gov

12-29-2016

Dear Chief Rydzik:

With (attached to) this brief e-mail is my two-page letter written and hereby offered for consideration during the environmental impact statement preparation for he "Rancheria Fee-to-Trust and Casino Project, Shasta County, California."

Sincerely,

Robert O. Wharton
Citizen of the Community of Shasta County

12-28-2016

Chief John Rydzik
Division of Environmental, Cultural Resource
Management and Safety
Bureau of Indian Affairs, Pacific Regional Office
E-mail: john.rysziki@bia.gov

Dear Chief Rydzik:

During the early evening of December 21, 2016, I attended the "scoping meeting" in Redding, California for the proposed "Redding Rancheria Fee-to-Trust and Casino Project" that concerns approximately 232 acres of land adjacent to Interstate (Freeway) 5 and immediately south of the limits of the City of Redding. I did so not to support or oppose the proposal by indirectly requesting the Bureau of Indian Affairs investigate this or that while preparing the environmental impact statement. I attended the scoping hearing to see and to hear those that would do one or the other during the public comment portion of the hearing. I wanted to learn how many—if any—of the community members who would attend the hearing would speak of my only environmental concern with the proposal.

I listened to just over one dozen people speak. No matter how each phrased his or her statement, all but one speaker spoke in opposition to the creation of the "Casino Project," and only one person spoke of my concern while listed his multitude of concerns. The speaker who spoke in support of the creation of the casino and associated amenities did so by the statement that the creating of the casino and amenities would create jobs.

If the scoping hearing had been for that for which it was not—a hearing for the Bureau of Indian Affairs to approve or disapprove the request by the Redding Rancheria Tribe that the BIA take the land in issue into fee-to-trust status—the decision of the Bureau would be an ultra-easy one (by my thinking). The request would be approved: I found none of the objections—including my concern if it were an objection, which it is not—to be even close to what is commonly called a deal breaker. Nevertheless, my concern is a major one—the creation of crime by the operation of the casino that the Tribe wants to create on the land in issue.

I have been a frontline justice system worker in Shasta County for the last forty-seven years. For the first thirteen years of those years, I was a Shasta County deputy sheriff who worked over those years in all three divisions of the sheriff's office: (1) custody, (2) patrol, and (3) investigations. I resigned my commission as a sergeant of deputy sheriff in late 1983 after my candidate for sheriff lost his election. Immediately after I stopped being a deputy sheriff, I became a forensic private investigator who specialized in criminal-prosecution defense investigations: I remain so.

My personal observations of gaming in Shasta County started in the late 1960's when I was a police cadet and "cardrooms" were here and there in the county. Those observations continued through the height of the cardroom era and the creation of a multi-story nightclub and cardroom that was named "Casino Club." (It still exists.) Then I was able to observe as multiple levels the phenomena of true casino-style gaming with the creation of the Win-River Casino approximately twenty-five years ago. From my observations, I hold without doubt that institutional gaming—especially casino-style—creates crime in the community where it exists.

My observations-based belief is supported by several of the plethora of studies disclosed by my simple Google Search. From that Google Search-launched Internet research, I have determined that one of the oldest studies of the relationship between casino gambling and crime is still valid and still a sound starting point for new studies of the issue. The report from that study—The Grinols-Mustard study—is readily available to the Bureau of Indian Affairs.

I would like the Bureau of Indian Affairs to determine if the "Casino Project" coming to fruition will increase crime in the community of Shasta County, and if the determination is that the project will increase crime, I would like the BIA to determine the level of impact that increase in crime will have on the environment of my community. I believe that the BIA will determine that the project will have a significant negative impact on the environment of Shasta County due to an increase in crime from the continual operation of the objective of the project—the casino itself.

If the Bureau of Indian Affairs determines what I believe that it will determine about the operation of the anticipated casino, I would like the BIA to require the Redding Rancheria Tribe to work with the heads of the criminal justice agencies in Shasta County to reach a fiscally practical partial off-set (a full off-set would be fiscally impractical and, under the totality of the circumstances, patently unfair) by annual dollar contribution to those agencies. I am ignorant of whether or not the BIA has the authority to require what I am asking it to require and whether or not it would so require if it has the authority to do so. In any event, this letter remains only a statement of concern, not one of objection.

In closing, I wish to explain why I am not saving my concern for the California Gambling Control Commission. For well over a decade, the State of California has routinely failed to meet its basic obligation to the citizens of California—adequate criminal justice-system support both at the state level and at the county level: I can have no reasonable expectation that the County of Shasta will fare any better with the State as to the subject of this letter.

Sincerely,

Robert O. Wharton
Citizen of the Community of Shasta County

From: **Christian Carmona** <boxzcattle@yahoo.com>
Date: Thu, Dec 29, 2016 at 3:32 PM
Subject: Redding Rancheria's Application
To: "john.rydzik@bia.gov" <john.rydzik@bia.gov>

CHRISTIAN M. CARMONA
19397 Smith Road
Redding, CA 96002
(530) 524-2626

Thursday, December 29, 2016

Bureau of Indian Affairs
Attn: Ms. Amy Dutschke
Pacific Regional Director
2800 Cottage Way
Sacramento, CA 95825

Re: DEIS Scoping Comments
NOI Comments, Redding Rancheria Project
Redding Rancheria Fee-to-Trust and Casino Project

Greetings. My name is Chris Carmona and I reside at 19397 Smith Road in Redding, CA in Churn Creek Bottom in very close proximity to the Redding Rancheria property being proposed for a new 232-acre gaming establishment. I belong to an organization comprised of over 200 households known as the Churn Creek Bottom Home Owners and Friends. This organization successfully defeated a 107-acre auto mall in 2007 and a shopping mall in 2012. In June 2012, the mall was defeated after a County-wide vote in opposition by a margin of 66% of the total vote. The two aforementioned developments are basically "across the street" (I-5) from the proposed gaming establishment. This underscores the historical importance of Churn Creek Bottom and the community's feelings toward commercialization in a protected (by the Shasta County General Plan) area.

I understand that Cal Trans and the Federal Highway Administration (FHWA) have rural regulations that require 2 miles between interchanges for rural areas. This would require the casino and a new proposed Costco development to share the same interchange.

I also know that the City of Redding cannot provide services outside the City limits. A developer recently approached the City for sewer service near the Tierra Oaks Golf Course and was denied services for a housing development due being outside the City limits.

Issues:

Traffic
Sewer
Water runoff
Water services
Water Quality
Shasta County General Plan
Shasta County Voters Feelings about Churn Creek Bottom
Sprawl

Agriculture
Drainage
Soil
Crime
Air Quality

The Tribe's application should be denied for all of the aforementioned issues.

Sincerely,

Christian M. Carmona
(530) 524-2626

From: **Julie Buick** <julesbuick@icloud.com>
Date: Thu, Dec 29, 2016 at 3:35 PM
Subject: Indian casino rejection
To: john.rydzik@bia.gov

Mr. Rydzik,

I've attached a letter expressing concern over the proposed Casino in Redding, CA. I am a resident of the small rural community of neighboring Churn Creek Bottom, where past development proposals for a truck stop and car dealership have been successfully fought.

I would also like to emphasize my concern over the fact that not only existing tribal lands can be used for the construction of casinos, but also any future land purchases by the tribe, regardless of the consent of the surrounding community. As someone who has never been a fan of gambling, I was in support of allowing tribes a monopoly on the casino industry in California as a gesture of reconciliation to the first Americans. I'm afraid this proposal to turn prime, riverfront, agricultural lands into a casino is not the image that the small community of Redding or the wintuu tribe themselves should want to welcome visitors traveling into our community from I-5 south.

I will be submitting this letter to both my local state representatives, both Senators Boxer and Feinstein and Congressman LaMalfa. Thank you for your consideration of my concerns.

Julie Buick
julesbuick@icloud.com

Julie Buick

December 29, 2016

To Whom It May Concern:

There are so many reasons to say, “NO,” to the development of the Churn Creek bottom property owned by the Wintu tribe, and owners of the existing Win-River Casino.
The first issue is the fact that the Indian Gaming law in California, allows Native Americans to build and run otherwise illegal casinos in California, only on existing tribal lands. Tribes are now attempting to attach this law to any land, it seems, that the tribe acquires after reaping the rewards of running said casinos. In Churn Creek bottom next to the Sacramento river Native American artifacts have been found, and the tribe claims that this property is, in fact, tribal land. There is no dispute that all of the land in Redding, Shasta County, California and the entire United States is ancient tribal land. The intent of our law, however, did not include new property bought by the tribes. When this particular property was purchased, the tribe stated that it did not intend to try to build another casino in that area. It appears that, as I assumed, this was their intent all along. I had hoped that they would do something with agriculture to both enrich and sustain their tribal members as well as benefit the community by keeping this land as was intended by our general plan.

Next is the issue of taking one of the most fragile ecosystems, class-1 agricultural soil, fresh water source, and river-front property, changing the zoning, and destroying it forever by creating a giant ever-polluting, asphalt parking lot. This area took hundreds of thousands of years to create by constant flooding and depositing of topsoil. Like the Earth’s greatest jewels, it can not be re-created. It is not renewable. Once destroyed there is no going back. This fragile eco-system creates not only a visual respite from endless signage, buildings, man-made over-lighting, traffic, and asphalt, it also create its own micro-climate protecting our area from further warming trends. This area is home to endless wildlife, such as bald eagles, red-tail hawks, osprey, coyotes, deer, opossums, otters, salmon, trout, red-wing blackbirds, cowbirds, quail, pheasants, magpies, raccoons, skunks, rats, moles, egrets, great blue herons, owls, harrier hawks, gophers, earthworms, insects, and wild turkey. The rich earth there drains quickly, naturally filtering and cleaning the water as it drains to the aquifers below, the wells of the homeowners, and finally to the Sacramento River that supplies drinking water and habitats for all that live near it. As most of us know, clean drinking water is of the utmost importance to all of Earth’s creatures. We can not afford to destroy this area for monetary gain. It is too important to us all. We have put in place zoning laws for good reasons. When the tribe bought this land they knew how it was zoned, agriculture. I know that attaching the words “jobs”, “sales revenue”, or “buy it yourself”, to any project has been the argument for agreeing to projects at any cost. Other projects in the Churn Creek Bottom area have been fought against with much support from residents all over Shasta County. A truck stop, car dealerships, and shopping mall have been considered for the areas on the East side of the freeway, and were defeated with hard-fought battles by homeowners and residents of Shasta County. The initial location of I-5 was fought by farmers who had their farms cut in half by it. Unfortunately in rural areas there are less people inherently to put up a fight against large business interests, and finally we

collected signatures for two referendums to put on the ballot. One, stopping the shopping mall, passed, but the other, which was a moratorium of non-agricultural development in the area, failed. This happened mostly because a well-respected businessman in Redding, owner of Moore's Flour Mill, opposed the 25 year ban fearing it would stop his plans of relocating his business on farmland he owned in the same area. The 25 year ban failed and now we find we are fighting the same battle against "big money" that we have in the past. Mr. Moore did not locate his new store in the Churn Creek bottom, but instead built on Airport Road.

As I read articles in the paper about the proposed casino, hotel, shopping center coming to "help" a depressed area with a lack of jobs and revenue, I thought about the few times that I have been to the casino for a concert, meeting, etc. and walked through the stinky, smoke-filled, slot-machine area. It is very depressing. Gambling is not a great business. It preys on the addicted, poor, and downtrodden, sending them further into debt, crime, and poverty. Tacking on another hotel, shopping center, parking lot does not make it a beautiful thing. This is not the beautiful entrance to Redding I want to see. An approved huge shopping mall is already approved right across the street from this property, and their already is a Hilton Gardens Hotel right next to the property, and a Super 8 Motel across the overpass on the other side of the freeway. The pollution is substantial. Noise, air, light, soil, water, and traffic pollution are unmitigatable.

I strongly urge you to deny this development. It is not a victimless project. Addicts, the poor, and nature should be protected from this kind of development. This beautiful piece of property should never be turned into a giant polluting, vice-pit. As a Native American ally, this development is beneath the Native American values I grew up fighting for and believing in.

Sincerely,

Julie Buick
Churn Creek Bottom
2301 Duncan Lane
Redding, CA 96002

From: <MELINBRO@aol.com>
Date: Thu, Dec 29, 2016 at 4:33 PM
Subject: Redding Rancheria Comments
To: john.rydzik@bia.gov

Comments on the Redding Rancheria New Facility: Impacts and Suggestions

I think that Native Americans, when they have the wherewithal, should hold themselves to the highest environmental, employer and social standards in all their operations. A casino has the monetary ability to so. They should be great neighbors, take the highest road despite our nation's despicable treatment of almost every tribe historically some of which reaches into the present day.

A new casino should have as close to zero environmental impact as possible.
The current hay field with minimal riparian edge can be greatly enhanced. This is an opportunity to improve habitat with a series of swales, runnels and catchment ponds even feeding into new wetlands with an expanded river wildlife corridor along the river and to the river. Run-off from buildings and parking areas can be used for habitat improvement instead of posing a flooding issue. This casino, because of it's unique placement, can be a flagship of the right, beautiful, path.

This casino could have:
- the cleanest most robust air filtering system and individual smoke ashtray capture devices so that other customers and all employees are not exposed to second hand smoke.
- all water use and paper including laundry should follow best green hotel practices with re-use of gray water.
- all cleansing agents and landscaping should be low voc and natural.
- all food service should be healthy with minimal waste and utilize compost systems.
- all energy use should be minimized through best available technology and natural daylight with windows that open and solar vents. A solar array can be placed over parking areas to reduce heat gain and provide shade for vehicles.
- time of day operations should be explored that minimize traffic problems. Commute traffic should have precedence. Casino could open after 9 to lessen impact on commuters in the intersections and arteries (maybe they already do)
- a bond or agreement could be required to offset future casino traffic impacts if future studies show the need for more traffic infrastructure improvements that are not evident today.
- sewage might be treated onsite patterned after Arcata wetland lagoons if our hot climate can support that or seasonally support it. These systems can be done for less expense. Sunlight and temperature are algae and decomposition issues -- perhaps an artist can design floating lily pad covers to block sunlight to enhance biotic activity.
- landscaping should use native plants and those that provide food for wildlife.
- access for fishing, and a river walk for patrons and the public
- the facility could be designed as a shelter and staging center for natural disasters.
- health club and nutrition incentives for employees, full spectrum lighting for best health.

In short, this facility should bring added value to our community and to the environment to offset the negative affects gambling has on individual, families, and communities. No unintended impacts. Great intended impacts.

This morning at 8:04 am on Eureka Way between Sunset Marketplace and Pioneer Drive, a coyote ran across the four lane road in front of me.

How can this casino best co-exist with and enhance the natural world and our own species?

Melinda Brown
9951 Tilton Mine Road

Redding, CA  96001
530-243-3811
melinbro@aol.com

From: **Tribal & Program Offices WTNC & Toyon-Wintu Center** <wintu.tribe1@gmail.com>
Date: Thu, Dec 29, 2016 at 4:36 PM
Subject: Fwd: No Subject
To: Johnrydzik@bia.gov, Kelli Hayward <kellihayward3@aol.com>

---------- Forwarded message ----------
From: **Kelli Hayward** <kellihayward3@aol.com>
Date: Thu, Dec 29, 2016 at 4:17 PM
Subject: Fwd: No Subject
To: veronica53035@gmail.com, wintu.tribe1@gmail.com

---

From: Kelli Hayward <kellihayward3@aol.com>
Date: Thursday, December 29, 2016
Subject: No Subject
To: wintu.chairman <wintu.chairman@yahoo.com>

The Redding Rancheria is submitting to state and federal officials a proposal to build a new casino along the Interstate 5 freeway in South Redding, CA. It is important for you to know that the location of this property is within the Ancestral Territory of the Wintu Tribe of Northern California, and there needs to be full engagement and consultation with the Wintu Tribe of Northern California prior to any decision to allow development of this property.

The Wintu Tribe of Northern California recognizes the Redding Rancheria as a federally recognized Rancheria with their sovereign territory located within the 32+ acres of the original Redding Rancheria trust land, located next to Clear Creek in Redding, Ca.
As a California State recognized tribe that is the historic Tribe to this territory and currently in the process of seeking federal recognition status, we feel the decision to allow the Redding Rancheria to expand their trust land into another tribe's ancestral territory is rushed and poorly researched.

The environmental review will look at such things as air and water quality, noise and traffic impacts on wildlife, and it is crucial that there is substantial review on the impact on the local Indian community, culture, traditions, history, villages, burials, the River, and the salmon. The proposed location of the casino is within an area of substantial Wintu villages and burial sites that have been recorded, published and are well known to the Wintu People. Any development of this land should require consultation with the Wintu Tribe of Northern California and Toyon-Wintu Center, as well as providing monitoring authority to the Wintu Tribe of Northern California and Toyon Wintu Center.

In Native American culture, outside tribes and tribal people do not simply come into the territory of another Tribe to conduct business without first asking for permission.

From: <murphysqueen@goldrush.com>
Date: Thu, Dec 29, 2016 at 4:43 PM
Subject: NOI comments, Redding Rancheria Project
To: John.rydzik@bia.gov

Regional Director Ms. Amy Dutschke
Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, California 95825

Re: Public Comment Shasta County Proposed Fee-toTrust & Casino Project

Dear Amy Dutschke;

Environmental Justice is the fair treatment and meaningful involvement of all peoples, regardless of race, religion, or economic status. Sensitive communities are especially vulnerable to disenfranchisement during environmental review processes involving major projects.

This project asks to develop sensitive riparian habitat and wetlands along the Sacramento River. This Fee-to Trust application states the project would include a 140,000 sq. ft. casino, a 250 room hotel, a large convention center, a retail center, and a massive parking facilities to accommodate these proposals.

Holding a public hearing the Wednesday before Christmas fails the intent of Environmental Justice.

Having the deadline for public comment end on December 29th, demonstrates a lack of concern for the community being affected by the decisions of your agency.

Please extend the public comment period for the people of Shasta County. If this is not done, the Bureau of Indian Affairs risks appearing indifferent to the tenets of Environmental Justice.

Sincerely,

Celeste Draisner
Citizens For Clean Air
(530) 782-9274

From: **Rod Evans** <rod_grindel@yahoo.com>
Date: Thu, Dec 29, 2016 at 4:53 PM
Subject: NOI comments, Redding Rancheria project
To: "john.rydzik@bia.gov" <john.rydzik@bia.gov>
Cc: Rod Evans <rod_grindel@yahoo.com>

Mr. Rydzik,
My Comment letter is attached to this Email
.....Rod Evans

Mr. John Rydzik, Chief
Division of Environmental, Cultural Resource Management and Safety
Bureau of Indian Affairs
John.rydzik@bia.gov
NOI Comments, Redding Rancheria Project

From: Mr. Rod Evans
7488 Danish Lane
Redding, CA 96002

Re: DEIS Scoping Comments

12-23-2016

I am a member of the "Churn Creek Bottom Homeowners and Friends" (CCBHF) organization. Our primary mission for the last forty years has been to protect the quality of life in Churn Creek Bottom (CCB). All of the land in your proposed project lies within the confines of CCB. We have opposed several large commercial development proposals to convert agricultural land to commercial development in the past and have prevailed in every instance under CEQA regulations. This action if approved by the BIA would result in negative impacts to the land in question, as well as the surrounding community. I would ask that every potential impact that you have agreed to study be thoroughly evaluated in an objective fashion, utilizing the NEPA preamble and ultimately deciding in favor of the overall community. Because the project has not progressed beyond a conceptual stage and nearly all relevant specifics have not been identified I would oppose the project at this time. I will be closely monitoring a more detailed plan. Likewise, It would be impossible for the BIA to render an intelligent decision on this matter until the Rancheria identifies and lays out specific details of the entire development. This comment letter reflects my personal opinions and not the opinions of the CCBHF membership or Steering Committee.

If it is determined that this proposal would increase community problems, I feel that the Rancheria is ethically obligated to mitigate those issues. Numerous studies of the effects of allowing Tribal Casinos in a community reveal some interesting statistics that should not be trivialized by the BIA or the Rancheria. It would be expected that social problems such as: Bankruptcies, embezzlement, foreclosures, thefts, substance and alcohol abuse, spousal and child abuse, and gambling addictions would increase. The existing Win-River casino utilizes aggressive marketing techniques to attract certain segments of the local population. Advertising cage fighting matches and shows that objectify both sexes are not compatible with increasing quality of life in a community.
Granting special privilege in this case should be carefully considered.

Sincerely,
Rod Evans

From: **Todd Giles** <todd@tgilesinsurance.com>
Date: Thu, Dec 29, 2016 at 5:24 PM
Subject: "NOI Comments, Redding Rancheria Project"
To: john.rydzik@bia.gov

Mr. Rydzik,

Please see my attached comment letter for the proposed Redding Rancheria Project as these comments are due today 12/29/2017.

Thank you,

Todd T. Giles

December 29, 2016

Bureau of Indian Affairs
Attn: Ms. Amy Dutschke
Pacific Regional Director
2800 Cottage Way
Sacramento, CA 95825

Re: DEIS Scoping Comments
NOI Comments, Redding Rancheria Project
Redding Rancheria Fee-to-Trust and Casino Project

Dear Ms. Dutschke:

In regards to the proposed Redding Rancheria Fee to Trust and Casino Project in Redding, CA, I have the following concerns:

1) First and foremost, I want to express my disappointment with the Redding Rancheria and their timing of this announcement. The announcement was made in the local paper on December 9, 2016 with a Scoping Meeting planned 4 days before Christmas and comments due to you 4 days after Christmas. To deliver such important news to the public with such little detail and ask us to prepare comments during a time when we all should be celebrating the holidays with friends and family, shows a complete lack of respect for the community and the neighbors of this property. Additionally, your department's announcement describes the lots affected, the activities planned and the size of the casino hotel and facility yet no drawing or plot plan was provided at the Scoping Meeting, thus forcing us residents resort to "guessing" what we should ask you to consider. Considering the timing and lack of any details, I urge you to allow more comments to be considered once we have been provided with the designs, drawings and plot plan for the proposed casino.

2) Traffic is a major concern for this project. Since we have no details on access to this casino, and the only road accessing their land at this time is South Bechelli Lane, one can only assume this will be the proposed entrance. I live in a small community of six homes and our private lane is off of South Bechelli, and our only path to enter and exit our homes is through the Bechelli/South Bonneyview intersection. Considering our intersection at South Bonneyview and Churn Creek Roads is bordered by the Sacramento River on the west and Churn Creek on the east, the interchange is already congested due to its geographic constraints. Traffic must approach the intersection coming up a steep hill on each side with many streets and roads connecting in between. Add to this the currently proposed retail developments of Costco retail center on the corner of Bechelli and South Bonneyview on the west side of Interstate 5 and the currently proposed Save Mart retail center on Churn Creek on the east side of Interstate 5, and you have a traffic congestion nightmare. Add to this a casino that will be open 24 hours a day, cater to long haul truckers and RV customers and you will have a traffic disaster. My neighbors and my family will have great difficulty to just reach the freeway which is just a few yards from our private road. Most importantly, emergency vehicles will have great difficulty in reaching us in a timely manner. The casino traffic on South Bechelli will not only decrease my property value, decrease my vacation rental business on my property, infinitely decrease my quality of life, but will most certainly put my family and my neighbors' lives at risk. Whether it be a fire, a heart attack, or just an altercation with the drug induced "zombies" that roam the current Win River Casino parking lot, timely emergency response to our homes will not be possible at many times of the day.

3) Answers need to be provided to the public as the planned usage of the many parcels the Rancheria has purchased either contiguous or otherwise to the south of the proposed casino and Knighton Road. Will this land also be considered to be moved into trust? If so, what other operations will exist on this land. Without these answers or assurances, you are not giving ample opportunity for the residents of this community to consider this project.

4) Considering the only connections for water and sewage are on nearby City of Redding property and the proposed casino property is on county property, how does the casino plan to access water and dispose of wastewater and sewage for such a large planned operation? Does the Rancheria intend to treat waste on site and discharge it into the adjacent river or into the ground to pollute the aquafer? Again, we have been given no information regarding this important consideration.

5) Flooding is another concern. What, if any, restrictions are placed on construction and earth movement on sovereign land? Much of the proposed property is in the 100 year flood plain, will structures be allowed to be built in the flood plain that will divert waters elsewhere and flood other nearby properties? As a sovereign nation, will the Rancheria be allowed to divert water from the Sacramento River, and if so, what will be the environmental consequences of this?

6) The announcement mentions a proposed retail center. What retail operations are proposed? Will there be a gas station, if so, will they be held to the same gas tank environmental restrictions as non-sovereign land? We need more information.

7) Knowing long haul truckers and customers traveling in RV's are heavily sought by freeway casinos, where is the planned RV parking? Where is the planned semi-truck parking? Will there be dump stations for RV's? Will there be a full-service truck stop, if so, where will it be located? Nearby residents in residentially zoned land will be forced to listen to the "hum" of the diesel motors while customers sleep in their truck sleepers or motorhomes.

8) What steps will be performed to mitigate wildlife loss and loss of riparian land? This property is home to herds of deer, flocks of wild turkeys, valley quail, many species of waterfowl, and is a migratory stopping place for mourning doves. We would like to know how the loss of this habitat will be addressed. How will the riparian trees and vegetation be preserved through all this construction?

9) What steps are being taken to address light pollution? One only needs to travel 40 miles south to witness the light pollution created by casino lights. Our neighborhood has no street lights, we border agriculture land and are nestled between a canal and the peaceful Sacramento River. We purchased our land at premium considering these features. A blinking sky will surely diminish not only our property values, but wipe out the stars we view at night.

10) Are there plans for an outdoor amphitheater or a theater of any type? If so, what will be the hours of concerts and what steps will be taken so that we do not lose our peaceful lives on the river in a small town? Once this land is put into trust, what will stop the Rancheria from building an outdoor stadium at a later date even if it is not in the plans now? Since the Scoping Meeting did not allow questions, where do we get these answers?

11) What rights and recourse will I have as a private land owner should the Rancheria's project cause damage to my drinking water considering they are a sovereign nation on sovereign land? Should there be a disturbance of the peace coming from this land, what recourse will I have in addressing this, will I be forced to endure sleepless nights and endure loss of enjoyment of life because I don't have the same civil and legal resources to enforce my rights like I would with non-tribal citizens?

12) What borders are going to be constructed to keep casino customers and vagrants from accessing my neighborhood? Unfortunately, casinos in rural areas tend to attract criminals and other elements not conducive to a peaceful neighborhood, I need to know what is going to be done to protect my children from these types of people.

13) It is my understanding that a "no action alternative" must be provided in the NEPA consideration. I would like you to consider that this is agriculture land and an alternative could be a vineyard, which could allow the property to remain agricultural, beautiful for the community, and sustainable and profitable business income for the Rancheria. At the same time it would stop a casino from becoming the defining characteristic of our town when coming north on Interstate 5.

14) As mentioned previously, my wife and I have owned and operated a vacation rental business on our properties for the past 7 years. The construction of this project is sure to cause many delays in accessing my road and adversely affect the revenue of my business. My business as well as other hotels just a few hundred yards away are required to pay local tourism taxes on the rooms we rent, the Rancheria will not be required to do so and with 250 rooms this will create a competitive disadvantage for myself and the other hotels in Redding, which will result in a loss of jobs and revenue into our city. This will in turn result in a loss of services for the residents of our city.

In conclusion, you can see that there are still many unanswered questions regarding this proposed project. Unfortunately, this is not a project that will create wealth. Once the construction is done, it will simply be a place for trading one person's money for another's. This project will destroy the greater Redding area as we know it today. We will no longer be known for our lakes and streams as we will be defined by some behemoth casino at the gateway entrance to our beautiful city. It will not solve the issue raised by the tribal member claiming this was once his people's land. I paid a premium to live on this land and build a home to raise my children. I have personal memories of the land as the legal, rightful owner; teaching my daughter to ride a bike, showing my son how to throw a baseball, and enjoying all the migratory birds that stop to eat the nuts and fruits from our trees as they make their way south, this man nor any living member of the Rancheria has such memories of this area. The gentleman who made these comments lost no land to me, or anyone else; destroying my land value and my way of life will not change what some people unrelated to me did to his relatives decades ago. It is just like the casino, trading one's man's treasure for another's and letting history repeat itself. Very sad…

Sincerely,

Todd and Shannon Giles
4806 Sunnyhill Ln
Redding, CA

From: **Maghan Hunt** <maghanhunt@icloud.com>
Date: Thu, Dec 29, 2016 at 6:29 PM
Subject: Re: Win River Casino moving
To: john.rydzik@bia.gov

Hello Mr. Rydzik,

I am completely against the Redding Rancheria moving their casino and resort off of South Bonneyview Road for several reasons. The crowd that associates with the casino is one of the biggest. There are five public schools and a few private schools within a three mile radius of this proposed location, including my son's school - Lassen View Elementary. Drugs and prostitution are currently rampant at their current casino, and I don't see a location change fixing this issue. I don't want the drug addicts, drug dealers, alcoholics and prostitutes any where near the elementary schools and high schools in that area. I especially do not want them anywhere near my home, which is about two miles away from the proposed location. There are wild turkeys and deer in our area and we love watching them from our front yard. With the increase in traffic, I don't see the wildlife sticking around.

I am also concerned with how certain members of the Redding Rancheria are able to hold gaming licenses. Several of the members have felonies and yet, a few weeks after leaving prison, have jobs at the casino.

The infrastructure in the area also can't support the traffic increase. There is no way to expand Churn Creek or Bechelli without impacting parking at the high schools and endangering small businesses in the area. I also don't want to see any more traffic in that area because it is already bad and there isn't a way to fix it.

Another consideration, when will the tribe run out of blood? From my understanding, they will run out within a generation, and what happens to the casino resort then? Also, what happens if they decide to kick out more members of the tribe like the did with the Foremans? Will they then dissolve their constitution and have marshal law declared like what happened at Rolling Hills Casino and Resort in Corning? It's not out of the realm of possibility considering the track record of the casino and rancheria's leadership.

There are multi-million dollar homes in the area that will take a huge hit in their property values, including my home. I was told by my real estate agent that should the casino be relocated, the recent improvements made to my home will be a mute point and I'll be lucky to break even.

Also, are they planing on tearing down the Hilton Garden Inn? Because Redding doesn't need another hotel. There is currently someone fighting to have the hotels in North Redding halted because there is an over saturation for the area. Turtle Bay is building a Sheridan, there is a Holiday Inn Express going in off of Hiltop Drive and we already have every major hotel chain in the city. So do we really need another 250 bed hotel?

I also think that having the public comment period over the Christmas break isn't fair. Many of

the schools were not aware of the Redding Rwncheria's plans and neither was anyone in the neighborhoods closely affected by this decision.

The police force and sheriff's office in Redding and Shasta County are already stretched thin. Having the casino move to South Bonneyview will only exacerbate this problem because neither agency has the ability to keep up with the current demand, let alone the additional demand this facility would bring.

Thank you for your time,

Maghan Hunt

Sent from my iPhone

From: Mark Coulter blackjava1@yahoo.com
Subject: NOI comments, Redding Rancheria project,
Date: Dec 29, 2016, 2:56:10 PM
To: blackjava1@yahoo.com

From: Mark Coulter
PO box 494847
Redding, California. 96049

Attention: Amy Dutschke
Bureau of Indian affairs
Regional director, Pacific region.
2800 Cottage Way
Sacramento, California. 95825

Dear Ms. Dutschke,
I am not in favor of a casino being built on the location proposed by the Redding rancheria (tribe).
There are many reasons for this, mainly though because, I believe the casinos location as proposed, will have a deleterious effect on property values and the quality of life in this area.

I am however, not against the Redding Rancheria building on this property.
There is no question that the 232 acres is prime property.
It seems like, this may be a good time for the tribe to think outside the box.
I believe that in the event, a casino is built there. There is a good chance, (more than 50%?) It will not turn out to be the financial bonanza, the Tribe believes it will be.
Because:
1. There is nothing to keep another tribe from building in close proximity.

2. Larger, better financed, more experienced casino operators, may be allowed in the future, to set up shop in California.

3. Internet gambling may be legalized to a greater degree.

4. The tribe will have to overcome the huge sunken cost of their present casino abandonment. It's hard to imagine anything they can do with that, that will return more than a small fraction of what was invested.

In thinking outside the box, there are many options for development of the property, that could provide reliable income stream, that would not have to include a casino.

It seems like it would be in everybody's best interest to carefully consider some of these other options.

In conclusion:
The meeting on 21 December was very short on details, there was.

A. No plot plan of where the various improvements would be located.

B. No architectural renderings, showing the height of buildings, setbacks from neighbors, River, etc.

C. No explanation of how utilities were to be furnished, including electrical, sewer, water, Etc.

D. No estimates of trips per day that development would produce.

It's very difficult to comment on the EIS, when there's so much that's been left to speculation.
thank you for your consideration of these comments. Respectfully, Mark Coulter

REDDING RANCHERIA



Reg Dir add ✓
Dep RD Trust
Dep RD IS
Route 7 DEADLINE
Response Required
Due Date
Memo Ltr
Fax

January 19, 2017

Dear Amy,

The Tribe received a copy of the attached letter regarding Gene Malone's comments at the December 21, 2016 Public Forum. We wanted to make sure you received a copy for the record as well.

Sincerely,

Jack E. Potter Jr.

Jack Potter Jr.,
Tribal Council Chairperson

2000 Redding Rancheria Rd. Redding, CA 96001 Tribal Office: 530-225-8979 Fax: 530-241-1879

# Wintu Tribe of Northern California
## & Toyon-Wintu Center

PO Box 995 Shasta Lake, CA 96019
**Office:** 530-605-1726 **FAX:** 530-605-1727
**Web:** www.wintutribe.org **Email:** wintu.tribe1@gmail.com
**Email:** wintu.chairman@wintutribe.org


04/2015

December 22, 2016

Chairman Potter & Tribal Council:

Hestum!

I am writing on behalf of the Wintu Tribe of Northern California to provide clarification to comments given by Gene Malone at the December 21, 2016 public forum regarding the Redding Rancheria's proposal to develop a new casino along the Interstate 5 corridor in South Redding.

Gene is a respected member of our Tribal Council, however, his comments at the forum were his own as an individual Wintu person and was not representing the Wintu Tribe of Northern California.

As a courtesy from one tribe to another, I would like to let you know that the Wintu Tribe of Northern California will be submitting written comments during the comment period; mostly concerning consultation, monitoring and cultural resource protection.

The Wintu Tribe of Northern California welcomes any meaningful dialog that the Redding Rancheria wishes to engage in. As Tribal Chairman, it is my responsibility to promote unity within the Tribe, but it is equally important to promote intertribal unity, especially with our tribal neighbors.

Chalabesken!

Wade A McMaster
Chairman
Wintu Tribe of Northern California / Toyon Wintu Center

On Fri, Jan 20, 2017 at 1:55 PM, Phyllis Chambers <phyllishorses@gmail.com> wrote:
We live in Happy Valley above the current Win River location. We have to drive by it at least 2 times every day. When we are driving in the area we can always tell vehicles that are going to it for their drug deals. They drive very crazy weaving in and out of traffic, speeding and cutting people off. The amount of drug transactions that take place at this facility every day are NUMEROUS!! We only go to the facility 2 or 3 times a year and witness the transactions each time as well as having to deal with the crazy drivers. There really needs to be a thorough investigation and monitoring done before it's even considered to move it to the I5 location. Once on I5 it will be an easy, major thoroughfare for the drug trafficking and travel. Our area is bad enough with drug abuse, we don't need it being made easier and more available by moving a well known supplier to a major freeway interchange.

I have nothing against Win River, they donate back into our community and help out. I am against the drug problem that is being enabled by them and VERY worried about it becoming much worse if they move to the I5 location.

Thank you for your time.
Phyllis Chambers

RICHARD MALOTKY M.D.

December 21, 2016

Amy Dutschke, Regional Director
Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, CA 95825

Dear Ms. Dutschke,

As a property owner, directly across the Sacramento River from the proposed casino, I am vehemently opposed to this project. Now, I have views of Mt. Lassen, if this project is approved I will have views of a casino during the day and bright lights and traffic noise at night. The present Win River Casino is beautiful and convenient for anyone to frequent and has already enriched the Tribe, but, my property values and those of my neighbors will sink if this project is approved.

When we bought our home thirty years ago, one of the selling points was our beautiful view and, knowing that the zoning of the opposing side of the river was in a flood plain and zoned for agricultural use.

It is a physical fact that sound is amplified over water. Noise problems from cars, diesel trucks, refrigeration semi's (that must idle their engines all night) will be magnified while I try to sleep. Think I want to listen to that?

Very concerned citizen,

R. Malotky

Richard Malotky, MD

NOI Comments, Redding Rancheria Project
1800 Buenaventura Blvd., Suite 200
Redding, CA 96001

1800 Buenaventura Blvd. Redding CA 96001
ph (530) 244-7707 fax (530) 244-7196
www.SummitMedicalAndDentalArts.com

ANN MALOTKY DDS

EXCEPTIONAL DENTISTRY

December 21, 2016

Amy Dutschke, Regional Director
Bureau of Indian Affairs, Pacific Region
2800 Cottage Way
Sacramento, CA 95825

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It is a physical fact that sound is amplified over water. Noise problems from cars, diesel trucks, refrigeration semi's (that must idle their engines all night) will be magnified while I try to sleep. Think I want to listen to that?

Very concerned citizen,

C Malotky D.D.S.

Ann Malotky, DDS

1999 BUENAVENTURA BLVD. | ph: 530. 243. 8808
REDDING, CA 96001 | ANNMALOTKYDDS.com

# FORM LETTERS

**Comment Letter F1-1**

CONCERNING CASINO OFF I-5 IN REDDING CA

December 10, 2016

The Redding Rancheria is submitting to state and federal officials about a new Casino.

They should also be talking to the Northern Wintun Community as this territory is Wintu Territory.

First of all the Rancheria is not a tribe it's a recognized Rancheria. We feel it is not fair as we have been trying to get Federal Recognition since 1988 as many of the tribes have!

The environmental review will look at such things as air and water quality, noise and traffic impacts on wildlife.

What about the impact on the Indian Community, Culture, Traditions, History, Villages, Burials, The River, and Salmon?

The Wintu Tribe of Northern California and Toyon Wintu Center should be in charge of the monitoring of the 232 acre property as it is THEIR TERRITORY. They are registered with the Native American Heritage Commission and have monitored many sights in their Northern California Territory.

Public comments on the proposal may be submitted to the Bureau of Indian Affairs through John Rydzik, chief of the Environmental, Cultural Resource Management at the Bureau's Sacramento Office.

Comments may be sent by email to john.rydzik@bia.gov (mailto:john.rydzik@bia.gov) or by US Mail to Bureau of Indian Affairs, Pacific Region 2800 Cottage Way, Sacramento CA 95825

Thank You

Lisa Kelley
P.O. Box 992243
REDDING CA 96099

CONCERNING CASINO OFF I-5 IN REDDING CA

December 10, 2016

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Comments may be sent by email to john.rydzik@bia.gov (mailto:john.rydzik@bia.gov) or by US Mail to Bureau of Indian Affairs, Pacific Region 2800 Cottage Way, Sacramento CA 95825

Thank You

Linda Malone

CONCERNING CASINO OFF I-5 IN REDDING CA

December 10, 2016

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What about the impact on the Indian Community, Culture, Traditions, History, Villages, Burials, The River, and Salmon?

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Comments may be sent by email to john.rydzik@bia.gov (mailto:john.rydzik@bia.gov) or by US Mail to Bureau of Indian Affairs, Pacific Region 2800 Cottage Way, Sacramento CA 95825

Thank You

**Comment Letter F1-4**

CONCERNING CASINO OFF I-5 IN REDDING CA

December 10, 2016

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What about the impact on the Indian Community, Culture, Traditions, History, Villages, Burials, The River, and Salmon?

The Wintu Tribe of Northern California and Toyon Wintu Center should be in charge of the monitoring of the 232 acre property as it is THEIR TERRITORY. They are registered with the Native American Heritage Commission and have monitored many sights in their Northern California Territory.

Public comments on the proposal may be submitted to the Bureau of Indian Affairs through John Rydzik, chief of the Environmental, Cultural Resource Management at the Bureau's Sacramento Office.

Comments may be sent by email to john.rydzik@bia.gov (mailto:john.rydzik@bia.gov) or by US Mail to Bureau of Indian Affairs, Pacific Region 2800 Cottage Way, Sacramento CA 95825

Thank You

Rachael Malone

To Whom It May Concern:

☒ The Redding Rancheria is submitting to state and federal officials about a new casino. I feel they should also be talking to the Northern Wintun Community and the Wintu Tribe of Northern California, as this territory is Wintu Territory.

First of all, the Rancheria is a recognized Rancheria that is comprised of Wintu, Pit River and Yana tribal members and were given their current 32-34 acre reservations for the homeless Indians. Yet today none of our homeless Wintu's are allowed to live on the land.

We feel it is not fair, that, since the Redding Rancheria has a lot of money and can buy up Wintu land and prosper from it by putting a casino off the freeway and developing it in other ways as well, while the rest of the Wintu's live in poverty, are homeless and are struggling with trying to get federally recognized as we have been trying to do since 1988, as many other tribes have as well. The Wintu Tribe is currently in the middle of review with OFA and ask that this development be stopped until more discussion takes place.

Please note that the Redding Rancheria has tribal members that are Pit River Indians and Yana Indians as well as Wintu Indians. One of the *worst* parts of this proposal is that the **Pit River** and **Yana** tribal members of the Redding Rancheria are able to move into **Wintu territory** and benefit from our land when Pit River territory is an hour away from the Redding, CA area and the Yana are more than 30 minutes away from Redding. The Wintu Tribe has tribal members who are directly related to ancestors who lived in villages all along the proposed site. These sites are documented, well know and recorded with the State of California and are in many archaeology books and studies.

The environmental review will look at such things as air and water quality, noise and traffic impacts on wildlife. What about the impact on the Indian community, culture, traditions, history, villages, burials, cultural resources, the River, and the salmon?

Furthermore, I feel the Wintu Tribe of Northern California and Toyon-Wintu Center should be the lead tribe in charge of any and all cultural monitoring of the 232 acre property if agreements are made to allow them to invade on our Wintu territory. For it is THEIR WINTU TERRITORY, NOT PIT RIVER and NOT YANA!

The Wintu Tribe is registered with the Native American Heritage Commission and have monitored many sights in their Northern California territory and are more than capable of doing the same for this project should it go through. The Tribe has a monitoring business that can take core of the business part of the situations while the Tribal Council deals with the negotiations, etc.

☐ I am a friend and/or a supporter of the Wintu Tribe of Northern California and the Wintu community at large and I agree with the statements above as far as not letting any development take place without more research. I might also comment that it is appalling that anyone, the DOI BIA, Federal Government, etc. would allow Pit River Indians, whose territory is far away from the proposed area and the Yana people, to be allowed to develop and prosper from Wintu land!

[illegible]
[illegible] Dr
Kly Ca 9[illegible]

To Whom It May Concern:

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John Chargon
P.O. Box 995
Shasta Lake, Ca 96019

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Red, Ca 96003

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Kaya MalaKana

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Rebecca Davis
3525 LA MESA AVE
SHASTA LAKE, CA. 96019

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Robin Chaney
924 Partridge Dr.
Rdg. Ca 96002

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Redg Ca 96003

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Rdg., Ca 96003

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6490 Churn Creek Rd
Redding. Ca 96002

# APPENDIX C

## SCOPING MEETING TRANSCRIPT

# In The Matter Of:

*BIA PUBLIC SCOPING HEARING FOR THE REDDING RANCHERIA*

*PROPOSED FEE TO TRUST AND CASINO PROJECT*

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*December 21, 2016*

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J.V. KILLINGSWORTH & ASSOCIATES
1422 Oregon Street, Redding, CA 96001
Phone 800-995-0447 or 530-241-2224 Fax 530-241-5992

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***Min-U-Script® with Word Index***

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BIA PUBLIC SCOPING HEARING FOR THE

REDDING RANCHERIA

PROPOSED FEE TO TRUST AND CASINO PROJECT

---o0o-

Wednesday, December 21, 2016

6:05 p.m.

REDDING, CALIFORNIA

JULIE A. KELSTROM, C.S.R. License No. 10547

HEARING OFFICERS

HILLARY RENICK: Environmental Protection Specialist

RYAN SAWYER: Analytical Environmental Services

SPEAKERS

HILLARY RENICK: Good evening. Can I have your attention, please, so we can get started here.

The Bureau of Indian Affairs welcomes you to this Public Scoping Hearing for the Proposed Rancheria Fee to Trust and Casino Project Environmental Impact Statement, or EIS.

My name is Hillary Renick and I am an Environmental Protection Specialist for the Pacific Region of the Bureau of Indian Affairs, or BIA for short. The BIA is a bureau within the United States Department of the Interior. I will be your facilitator at this evening's public hearing.

At the table with me is Ryan Sawyer with Analytical Environmental Services, the BIA's EIS consultant.

I'd also like to take a moment to recognize Mr. Jack Potter, Tribal Chairman, and any other elected officials that are here tonight.

The purpose of this meeting is for us to conduct public scoping for the EIS that will be prepared for the proposed fee to trust land acquisition in unincorporated Shasta County, immediately south of the City of Redding and the subsequent proposed fee to trust casino project for the Redding Rancheria Tribe, a federally recognized Tribe. The location of the proposed 232-acre fee to trust property can be seen on the large information boards out in the lobby.

If the BIA approves the proposed development of a

fee to trust acquisition, it will hold the property in trust for the Tribe, allowing for the development of a gaming facility on site. However, the National Environmental Policy Act, also known as NEBA, requires that the BIA conduct an environmental review before deciding whether or not to accept the land into trust.

We are at the very beginning of this required environmental review within a process known as scoping. The purpose of the scoping process is to determine what the scope of the environmental review should be, the geographical scope of analysis, the time frame of the analysis, the number of environmental topics to study, the intensity of analysis for each environmental topic, any issues of concern to focus on, the number and types of alternatives to the proposed action to study, etcetera.

The purpose of this hearing is to provide information on the process and the proposed action to the public and to solicit input from the public related to the scope of the EIS.

For example, relevant input might include concerns about specific types of impacts that may result from the proposed action, information on historical environmental conditions in the area of the proposed fee to trust property or suggestions on alternatives to the proposed action. With that in mind, I want to be clear that

tonight's hearing is not a question and answer period, nor is it a forum for debate. I will not respond to any questions posed, nor will I engage in debate. Instead, this is your opportunity to tell us before we start working on the EIS what you think should be analyzed, how the analysis should take place and what environmental issues you are most concerned with.

The outcome of the scoping process is a document called, "Results of Scoping Report". The Results of Scoping Report will summarize the comments made during the scoping period, summarize the environmental issues that will be analyzed, identify cooperating agencies, describe alternatives to the be analyzed and summarize the remaining National Environmental Act process.

The Results of Scoping Report will be published in CD format and will be made available to the public. Notice of the availability of the Scoping Report will be sent to you if you are on the mailing list. Notice of the availability of the Scoping Report will be sent to you if you signed the attendance sheet, sent a letter requesting to be on the mailing list or make a comment during the scoping period.

Now we have asked our EIS consultant to provide you with a brief powerpoint presentation on the proposed fee to trust property, the Proposed Action and the EIS process.

But first, I'd like to ask everyone to turn off their cell phones or put them on silent, so Ryan can go ahead and start the presentation.

RYAN SAWYER: Thank you, Hillary.

My name is Ryan Sawyer. I'm with Analytical Environmental Services, the EIS consultants for the Redding Rancheria proposed project, and will be giving a short presentation on the environmental process and the proposed project.

The National Environmental Policy Act, or abbreviated NEPA, is a procedural statute that requires federal agencies to analyze the potential environmental impacts of major federal actions.

In this case, the proposed federal action triggering the environmental review requirements of NEPA is the Redding Rancheria's request that the BIA acquire the 232-acre site into federal trust for gaming purposes.

Prior to approving or denying the Redding Rancheria's trust acquisition request, the BIA must conduct a NEPA environmental review to evaluate potential environmental effects.

This slide provides an overview of the NEPA process. Because there is the potential for significant impacts as a result of the Proposed Action, the BIA is preparing an Environmental Impact Statement, or EIS. This is the NEPA

path we are on for the Redding Rancheria Fee to Trust and Casino Project. Each of the steps in the EIS process will be addressed in more detail in later slides.

The proposed actions is the acquisition of 232 acres of land in trust by the BIA for the benefit of the Redding Rancheria. The Redding Rancheria would subsequently construct a casino resort on the property that would include a hotel, event/convention center and retail center as well as ancillary infrastructure. The existing Win-River Casino Will be closed and converted to an alternative, less intensive use.

The proposed trust property is located in Shasta County, immediately south of the City of Redding. The site is bordered by I-5 to the east and the Sacramento River to the west. Access to the site is provided by Bechelli Lane from Bonnyview Road to the north. The Subject Property is zoned Limited Agriculture (A-1) and land uses in the vicinity include grazing land, single family and rural residential homes, commercial retail shopping centers and open space.

The Shasta County Assessor's parcel numbers are shown in this figure and on the large exhibit at the entrance to the auditorium as well. It should be noted that the Notice of Intent had a typographical error that listed the third parcel from the south as 055-050-001

instead of 055-020-001, which is correct.

The proposed project is currently anticipated to be constructed within the northern portion of the site as shown on this slide, as well as in the exhibit in the hallway.

Returning to the EIS process. The BIA published the Notice of Intent to prepare an EIS on November 29th, 2016. The NOI was published in the Federal Register, Redding Record Searchlight and Sacramento Bee. Printed copies of the NOI are also available at the table at the entrance to the auditorium, and the NOI can be viewed online on the website shown on this slide. We will post future NEPA documents online at this site for public review as well.

Scoping is the information gathering stage of the NEPA process during which the lead agency solicits input from the public and interested agencies on the nature and extent of issues and effects to be addressed in the EIS.

The scope of EIS refers to the extent of the action, range of alternatives and types of impacts to be evaluated.

This slide lists the issues we currently expect to study in EIS. Based on the comments received during the scoping process, additional issues may be added to the list.

The scoping comment period will end on December 29th. Please hand in your written comments or mail them to

the BIA before this date. The BIA's address and email address is noted on the comment cards provided here tonight and within the NOI. All scoping comments, whether written or spoken at this meeting, will be considered equally by the BIA.

After the close of the scoping period, a scoping report will be prepared that includes all public comments, including those made at this meeting. The BIA will use the scoping report as a guide during preparation of the EIS.

After the close of the scoping period, a scoping report will be prepared that includes all public comments, including those made at this meeting. Following scoping, a Draft EIS will be prepared that analyzes the potential environmental impacts of the Proposed Project along with a reasonable range of development alternatives. Once completed and approved for publication, the Draft EIS will be made available for a 45-day period.

The BIA will hold another public meeting during the 45-day comment period where the public can provide comments on the Draft EIS. The public meeting will be held in a similar fashion as tonight's scoping hearing. Notification of the Draft EIS publication and public meeting will be provided through a Notice of Availability in local newspapers, the project website and to those included on the mailing list.

After the public review period closes on the Draft EIS, a Final EIS will be prepared that includes responses substantive comments received during the Draft EIS comment period. This Final EIS document be will be made available to the public for review for at least 30 days.

After the close of this Final EIS review period, the BIA will prepare a Record of Decision, or ROD for short, which includes the BIA's decision on the Proposed Action. Issuance of the ROD marks the end of the NEPA process.

Scoping comments can be sent to Ms. Amy Dutschke, the Regional Director of the BIA, at the address shown on this slide. This address is also available on the website and the NOI. If you wish to be added to the mailing list for future notices, be sure that you have checked the appropriate box on the sign-in sheet at today's hearing. You may also request to be added to the mailing list in writing.

That concludes my presentation.

HILLARY RENICK: Thank you, Ryan.

So the procedures tonight are as follows: Both spoken and written comments will be accepted at tonight's hearing. If you have a written letter that you would like to submit, please hand it to me or to a representative at one of the tables in the lobby. We also have cards available for you to make comments on the back table. Just

grab a card, write out your card, write out your comment and either hand it to the representatives at one of the tables in the back or mail it to the BIA at the address on the card prior to the deadline of December 29, 2016.

If you would like to make a spoken comment at the hearing tonight, please fill in one of the speaker cards available on the back and then hand them to one of the representatives at the tables. Please write as legibly as possible, so I can understand your name without butchering it too badly. We will take speakers in the order that I receive the speaker cards. Everyone will be given three minutes to make their remarks to ensure that everyone has the opportunity to speak. If there's time after all the speakers have given comments, I will provide individuals with an additional three minutes to continue their remarks if they would like to speak further.

A public hearing is not the best forum for lengthy comments due to the constraints of time. If you have a lengthy comment, we encourage you to submit a written letter. All comments will receive equal weight, whether spoken or written. We have a stenographer here who will record your spoken comments word for word, so that they can be considered fully as comments on the record. With that said, please restate your name for the record before giving your comment and please speak as clearly as possible so

that the stenographer can understand and can accurately document your words.

Please understand that the purpose of the hearing is not to have a question and answer session or a debate of any kind. We will not respond to questions or engage in debate. Instead, we are here to listen and document your comments. We will then carefully consider your spoken and written comments sent by the close of the comment period on December 29th, 2016.

Now, I would like to offer time for Redding Rancheria Tribal Chairman, Jack Potter, to give an introductory statement.

JACK POTTER: Thank you, Hillary. The history of the Tribe of the Rancheria. Our Tribe includes descendents of Native Americans who once lived throughout what is now Northern California. The Redding Rancheria was set aside in the early 1900s that originally consisted of 30 acres. The land was supposed to be set aside for our use and perpetuity.

In the 1950s, a now discredited federal policy terminated the status of the Rancheria. The termination was subsequently reversed by court order, but in the meantime much of our original Rancheria passed out of tribal ownership. Today we have only about 40 percent of that original Rancheria.

Although we were not responsible for the improper termination of our Rancheria, we have taken financial responsibility for the expense of restoring it. We do not receive any federal, state or local funding for that effort. So far, it has taken us more than 25 years of effort and tribal funds to restore less than half of the original Rancheria.

Our population has grown significantly and there is no more land available on the Rancheria for housing, education and other tribal needs. It remains self-sufficient and can provide a life for our citizens. We must explore land and economic opportunities outside of the original boundaries of the current Rancheria. Thank you.

HILLARY RENICK: Thank you, Mr. Chairman.

JACK POTTER: You're welcome.

HILLARY RENICK: Mr. Gary Hayward, the General Manager of the Win River Casino, would like to provide some information on the history.

MR. HAYWARD: Thank you. I would just like to give a little history on the operation of the Redding Rancheria. We've been in operation since 4/20/93, so approximately 24 years, coming up on our anniversary. With that being said, we just went through our third expansion which was fairly extensive, and in that process it was identified at that

time the need to expand again would be soon, and the property on I-5 which we purchased over 15 years ago was always intended for us to look for future economic development opportunities.

So it just made good sense for us to look at that as our next area that we would actually expand out to. And the Tribe feels that it would be the best to do that, with its cultural and ancestral background in that area, that we can do the best development there. And that is why we want to be at that location, hopefully in the near future. Thank you.

HILLARY RENICK: Thank you, Mr. Hayward.

We'll now proceed with the public comments. Remember that all comments will be limited to three minutes.

Please remember to state your name before speaking and speak as clearly as possible. Also, to best participate in the formal hearing process, I offer the following ground rules and suggestions.

First, summarize your main points within your three-minute speaking period. Be as specific as you can. Only comments that relate to the scope of the EIS will be useful to us in preparing the EIS.

Second, avoid personal attacks. We understand that there may be strong feelings pro and con regarding this

proposed action. The best opportunity to state your views convincingly is through a brief, factual presentation.

Third, it's okay to disagree. The key is to do it in a manner of mutual respect. I will require you not to make any noises that would distract from the stenographer's ability to accurately record anyone's comments. In addition, if I cannot hear a speaker's comments because of sidebar conversations or other disturbances in the auditorium, such as booing and clapping, I will stop the hearing until order is restored.

Fourth, I will require you to address me specifically with your comments, so I can hear what you are saying and so that our stenographer can record your words. If you do not address me directly, I will ask the stenographer to stop recording and I will require you to relinquish the microphone to the next speaker in line.

Finally, this hearing is not a referendum. We are not here to count the number of people here for or against the project. The purpose of the hearing is to collect comments on the scope of the EIS only and all comments will be considered equally, no matter how many times they are made. Please limit the substance of your comments accordingly, and if someone ahead of you has already made your point, there is no need to repeat it.

As a courtesy to our elected officials and

government representatives, we are providing you with the first opportunity to come forward and provide your comments.

With that introduction, our first speaker is Phyllis Solberg.

PHYLLIS SOLBERG: As stated, my name is Phyllis Solberg, and I live south of the proposed development.

Good planning is based on highest and best use. Highest and best use does not mean making the most money. It means using our valued resources such as land in ways that would be most productive and sustainable.

The fields under consideration have produced food for many years, most recently strawberry plants. Well-husbanded, it would do so for the foreseeable future. As far as I know, the American Indians have a tradition of deep respect for the earth. And rightly so. For when it is healthy, it sustains us.

To tear up and pave over prime -- prime farmland and cover it with cement and pavement will significantly degrade the environment in our area. Just the water drainage will raise the level of the Sacramento River, ever so imperceptibly. Eventually such development -- and incidentally, the added development that it will spur -- will significantly increase flood damage down river.

Environmental disasters happen before our eyes, but

they occur so very gradually that we are unaware of them until they reach the tipping point and we must struggle to take care of the damage they inflict.

If you can't see the local upstream urban development -- that urban development upstream causes increased flooding, come to my house. In the first 30 years we lived on Churn Creek, we lost five feet of bank all along the property due to increased water run-off from urban development and paving upstream of us. In the last ten we have lost seven more.

And that amount, even with all the mitigations required by the governmental agencies, the casino on the river will increase river seasonal flow and flooding downstream, and that does not take into consideration the additional developments.

But flooding is not all the development would bring. With it will come increased auto traffic and there will be fuel spills. All for what? For a temporary enrichment, only monetarily, of a small group of people at permanent expense to themselves, permanent expense, and to others and to the environment of all of us.

A casino produces not one jot of wealth. It merely transfers it from one hand to another. The people who benefit from the transfer will do so only temporarily. Eventually, because our local farmland has been abandoned

to other uses, we will all pay for the essentials of water and food and we will pay for them dearly.

I don't want us to give up valuable environmental resources permanently for a temporary enrichment of a small group of people. Thank you.

HILLARY RENICK: Thank you for your comment.

Our next speaker is Jim Rocco. And after him, I have Fred Weatherill.

Jim Rocco?

I'm going to skip this and go to Fred Weatherill.

FRED WEATHERILL: Thank you. Can you hear me?

HILLARY RENICK: Yes.

FRED WEATHERILL: My name is Fred Weatherill.

At the time of the construction of the hotel on Bonnyview, which is a tribal hotel, I was on the Redding Planning Commission and the tribal members came and requested a Building Permit. After considerable discussion, the Planning Commission inquired what was their plan for the property to the south of Bonnyview. We were concerned about future developments.

The tribal representative said that before they could develop the property to the south, they would have to put the land in trust with the BIA. And then they stated quite clearly that they had no intention of doing that.

Based on that discussion, the Commission approved

the permit for the hotel. And the approval was contingent, in my opinion, as one of the five members of the Planning Commission, on the Tribe's abandonment of putting that property in trust with the BIA.

Thank you very much. I appreciate the opportunity to speak.

HILLARY RENICK: Thank you for your comment.

Next we have Pam Hughes. And then after that is Cameron Frank.

PAM HUGHES: My name is Pam Hughes. I've been a Redding resident for over 50 years, and I oppose the Redding Rancheria's proposal to build a new casino on the land they have purchased in recent years from proceeds from the casino they built on their tribal land.

Several years ago when I voted to allow gaming on Indian reservations, the rational was not to approve gaming as such, but to allow our indigenous citizens to produce income from their land.

The Redding Rancheria has prospered as a result of that privilege, building a casino on their land, expanding it over time and recently adding a hotel to their complex. They also have invested in other property in Redding, including a Hilton Garden Inn, a Gas Mini Mart, as well as the property on which they propose will be a casino. Clearly, the casino has fulfilled the intent of my vote to

allow the Tribe to profit from their land.

I do not believe the Redding Rancheria should be allowed to build a new casino on land they purchased with the profits they have reaped from their tribal land. That was not the intent of the vote, allowing the casino from tribal land. And the original intent of that vote was reinforced when California voters denied a later proposal to allow two Tribes to build casinos on other -- on their tribal land.

As a voter, I felt it would set a bad precedent that would open the State to a proliferation of casinos. I feel that the Redding Rancheria proposal to build a new casino on tribal land is a demonstration of that concern and I firmly oppose the proposal.

I am also concerned about the effect the proposed casino would have on the culture of our city. Although it would be on unincorporated county land, the property is on the southern boundary of the Redding City limits and would be the overwhelmed image to northbound I-5 travelers would see as they approach Redding.

Many of us perceive Redding as a city dedicated to homes and outdoor family activities, and we tout our locations surrounded by natural beauty that offers a community with recreational pursuits. A huge casino complex does not reinforce that image.

Our community has recently invested heavily to support Turtle Bay Exploration Park and the Sundial Bridge with a new Sheraton Hotel currently under construction at their location in downtown Redding and recent news reported two new hotels planned for the north end of Redding.

Do we want to encourage yet another hotel with 250 rooms the first one northbound travelers would see as they approach Redding, but one that would not pay any taxes?

I believe there are legislative practical and cultural reasons, as well as environmental reasons, to deny the Redding Rancheria's proposal to build a new casino.

Thank you for this opportunity.

HILLARY RENICK: Thank you for your comment.

Cameron Frank.

CAMERON FRANK: Good evening. My name is Cameron Frank.

As I am listening to this and I am thinking about the area where the proposed casino -- where they want to have it, and what I am seeing is and hearing is going to bring more jobs and it's going to start with construction. And we need people out there that are going to be able to fix and maintain our roads. That's a job for somebody.

And here in Shasta County, when I come into Shasta County, there's a sign that says, "We support Veterans". Well, I know that Redding Rancheria that they employ quite

a bit of Veterans and that's a good thing. And this right along here on I-5, well, I think there's going to be Veterans out there.

Not only that, we have people out there out of jobs. That's going to supply jobs and that's what we need here. When I am walking around out there in the park and I see quite a bit of homeless people out there, people without jobs, and with this proposed casino, it's going to put more people to work.

I mean, Lord knows that there's a lot of people out there without jobs who used to have jobs. It will create a way for them to supplement their income at least part time, sure. Do I think this is a good thing? I sure do. I hope it goes through. Thank you.

HILLARY RENICK: Thank you for your comments.

Rich Vaianisi.

RICH VAIANISI: Thank you. My name is Rich Vaianisi. I really haven't repaired to speak here today, but I am concerned about a lot of things on this proposal.

Number one, would be traffic and noise. It's bad enough that the City has allowed Costco to build across the way there. That's going to alone is going to cause nothing but a traffic jam on Bonnyview and the entrance from I-5 to other areas.

I think this is something that we really need to

consider. This is a town that, I think, we moved here because it is a nice place to live. It's quiet. It's not the big city. And I hate to see Redding turn into a big city. We don't need the traffic.

We don't -- one of the things that I think that we see living across the river and have seen in the past is a lot of wildlife. Since the purchase, there's no wildlife hardly across the way at all. There was a day after the purchase was made that, I believe, it was a Saturday, I'm sure. I heard gunfire across the way of the river at that parcel. There used to be a lot of deer walking around we would see. And after that day, we saw nothing.

I made a phone call to the Sheriff's Department and they sent somebody out and it took quite a while for somebody to come out. By that time, everybody had left the place. So they annihilated all the wildlife that was there.

I'm also concerned about trucks that will be coming in and parking in the parking lot. If you look up at Rolling Hills, they have a big parking area for 18-wheelers. Those 18-wheelers leave their refrigeration units on all night long. There's noise level that comes off of that.

And as a neighbor in that area, we're going to see a big increase in the noise level. It's already bad enough

that we do hear a little bit from Highway 5, but this will be closer. There will be trucks pulling in there, parking overnight, what have you, with their units running all night long. That's another big factor, I think.

And, again, I agree with one of the previous speakers about the flooding possibility and what have you down river. Other than that, like I say, I wasn't prepared but those are some of my main concerns. I don't think personally that that is a place for a big casino.

Thank you for your time.

HILLARY RENICK: Thank you for your comment.

JoMarie Glanzer.

JOMARIE GLANZER: Hello. I am not prepared, but I wanted to say at least one thing. I'm a retired broker. And whenever you sell a piece of property, and I'm concerned about all the beautiful homes on the river, that overlook what you want to build on. So these homes are above the flood plain. You are below. You are the flood plain.

And my concern is that when you sell a house on that river now, the packet of paperwork that we're going to fill out is you ask, "Can you tell me what is in your neighborhood? Yes. We have a ranch. We have this area right below us."

It's like you have to tell them where's the airport,

where is this, where is that, what impacts this house. And I'm concerned, my son owns two homes on the river, that the value is going to go down. So I would like to have an appraisal of that house now and I would like to get one done after if -- say, you do do what you say you are going to do, I would like to get another appraisal and see what the difference in the value of that land is and how you can be responsible for that. Have that responsibility be in the mind -- in your mind's eye when you build this platform you want to build with the light, the noise...

It's like you can see the stars. You can see all of the beautiful lights. My son calls me and goes, "Mom, look at the sunset," because the sunset comes up right there across that river, right where you're going to build on that parcel, right where that parcel is. That's east and it comes up. It's going to be different.

Thank you.

HILLARY RENICK: Thank you for your comments.

R. Malotta.

R. MALOTTA: You're close. It's a super hard name, so you are forgiven. Yeah.

So all I want to talk about was looking up the crimes statistics in cities that have a new casino or a new gaming thing and, of course, most the people who gamble aren't criminals, but the numbers of criminal activity goes

up 78 percent where a casino starts.

We have enough issues in Redding, I think, with crime and we don't need anymore. It's not saying that gaming is causing that, but I think sometimes folks that participate in gaming are -- kind of got their fingernails on a blackboard and they might take chances and do something they shouldn't do.

So my comment is I think it's going to increase the crime in Redding and I'm against that because it's already high enough.

HILLARY RENICK: Thank you for your comment.

Jim Morrow.

JIM MORROW: I'm Jim Morrow. Can you hear me okay?

HILLARY RENICK: Yes.

JIM MORROW: If you can put the Site Plan back up. I'm on the other side of Riverside Drive, right across the river from where your casino is going to be, your casino, convention center. I have a lot of concerns. The biggest one is erosion.

The west side of the banks is eroding. Back in the mid '90s there were 200-year floods. A neighbor and I spent $14,000 putting in more rock, and since then I've done it again.

In any development in any kind of a flood plain will affect the erosion of the west side of the river. Back in

1974, before Bonnyview even went across the river and before Riverside Drive was filled up in a hundred-year flood, and the water jumped the west bank just above Bonnyview, came across the Wickson Ranch.

And Wickson was a contractor at the time. He made a channel to get the water back into the river. Otherwise, it would have dug down towards the Sacramento and old creek (phonetic). So any flooding is very important, anything that gets into that flood plain.

The plan to build a casino is only a couple feet out of the hundred year flood plan. It will go under water. I guarantee you. My river bank is higher than where the casino is going to be built, and it would be a big loss for the Tribe.

The other concerns. We sit out and look at the Milky Way every night. You get a casino across the river with all their lights, the Milky Way will be gone forever. Since the Rancheria bought the property, the deer population has decreased probably 50 to 80 percent. That's because they're grazing versus it was farmland before. And then Eagles, Egrets inhabit the area there.

And the other big thing is the noise. A car that has a flat tire on I-5, I hear the car doors slam. I hear the car jack hit the concrete. I'm going to hear every car door slam in the parking lot, every truck backing up, beep,

beep, beep, generators running. Noise pollution is horrible.

The access from Bechelli Lane is inadequate. If a motorhome or a semi breaks down, it's going to block that single-lane road and emergency vehicles will not be able to get to the Rancheria to help them out. I think it's a bad place for a casino development of that size.

There's a lot of financial risks with it. I don't think they're going to get that much more revenue just by being on the freeway. If they want to attract more people to the casino, they can put a sign up. With Indian gaming, 90 percent of the business is local and then you reach a saturation level, too, now. It's affecting casinos in Las Vegas.

Back east my cousin built one. They're being built so often, I mean, people aren't going to stop in Corning and then come up to Redding, pull over to the casino and gamble. I don't think they're going to gain all that much by actually being on the freeway. It's a big, big expense and it's going to be a big impact.

All the parking lots there, all that oil is going to wash off in the river. The more and more development, the dirtier it's getting. It's not bumpered enough back from the river. You have to go right up onto it. There's no site plan covering any of that. So those are my concerns.

Thank you.

HILLARY RENICK: Celeste Draisner.

CELESTE DRAISNER: Thank you. Celeste Draisner.

I would like to speak respectfully of the past and those who have come before us, and I would also like to speak on behalf of the wildlife in the river, especially the endangered salmon. And I would ask that future studies be done on the impacts of the construction and the development on the life cycle of the salmon, which are the indicator CCs. Thank you very much. And just leave it again with respect. As respects. Thank you.

HILLARY RENICK: Thank you for your comment.

Dan Tomascheski.

DAN TOMASCHESKI: Hi. It's Dan Tomascheski.

I just have a few comments, particularly about process.

This is a scoping session. We have a lot of familiarity with NEBA and CEQA. And most scoping sessions, they need adequate public notice, and putting an ad online in the paper in the Legal Notice, which most people don't read, so you rely on word of mouth to get out, I think, is an issue.

Particularly holding the scoping session, there's only going to be one, it appears, four days before Christmas when a lot of the affected parties are not even

in town or not able to attend, I think, that the BIA ought to extend the scoping period until the end of January and take comments until the end of January. There is just not enough time, given the way this process works. So I think you have a real deficiency in the process.

There are some other issues that I want to explore in the detail that weren't mentioned in your list there of issues. One, is a carbon footprint of the project and where the offsets of that initially are going to come from.

Two, as was pointed out earlier, that property has had an extensive use given it's adjacency to the river on the part of Native Americans and also post settlement. There ought to be a formal archaeological survey of all those cultural resources prior to any activity being undertaken on the project. That ought to be addressed, not just in a regular survey, but a real excavation, given the potential for significant cultural resources on the property.

Thanks for the opportunity to comment.

HILLARY RENICK: Thank you for your comment.

Gene Malone.

GENE MALONE: Hi. My name is Gene Malone and I am a council member for the Wintu Tribe in Northern California, We have original people from this land. One of my concerns would be the actual -- the area that's in that entire

stretch actually was populated with the most densely populated area of indigenous people in the United States. So that's something to consider.

There's going to be some substantial -- they've already found substantial stuff where their hotel is. And also where there casino was, there's also -- there was burial grounds there. So I don't want to see anything rushed through. Whoever set up this needs to take quite a bit more time.

It definitely needs some more time because they just found one of the -- a little bit further south of there off of Knighton Road, we actually were working with the Redding Rancheria. It was one of the largest archaeological sites in Northern California and for California itself. So these things just point to that particular area as being where large amounts of aboriginal people were there.

And one of the things, at least the Wintus, I would like to point out, it's kind of funny, we're in Shasta County, which we know it should be named Wintu County because we're in Wintu aboriginal territory. So that's the concern that we have.

It was my understanding some years ago that when the Bureau had wanted to take land into trust for the Pit River Tribe, that that land should be adjacent to the property or territory tribal territory of that particular group, which

they're -- as far as we look at it from the other way, we're looking at it like, okay, that land is set aside for the Redding Rancheria Tribe. And then all their legal stuff went through and it became better recognized.

We're like, okay. You're going to be on that 31 acres. You know, if you're doing other stuff, and they have in the past, they have had consultations with them. It seems like this came up kind of a lot faster than we thought it would. So we're probably still like negotiating with them somewhat on, you know, the significance of that area. I think I'll just leave it there. I'm sure we'll be talking with them soon.

Thank you.

HILLARY RENICK: Thank you for your comments.

Barbara Wedan.

BARBARA WEDAN: Hi. I live across the river and my feeling is, you know, the river front area should be an area kept as a wildland instead of as a casino. It would be wonderful to see something as a heritage center or a welcoming center of your Tribe to welcome the people, instead of a big casino, you know.

It should not be used for something, but not for a casino. You know, it would be nice to have walking trails, you know, interpretive of trails, used along those lines to enhance your culture and to bring the community in also,

not just a gambling facility.

I think this will be daunting of the area, you know. I've been to the casino and I see people who do spend time in the casino and it attracts different personalities. I don't think that is what we need more of in Redding. Redding needs more positive images than what it is -- the direction it is going.

You know, I just feel like that is going to limit the people's access to use natural wildlife resources, and I think it should be open to everyone for different reasons, not just for parking lots, gambling, and keep it in a natural state.

Thank you.

HILLARY RENICK: Thank you for your comment.

Are there anymore comments?

Seeing none --

JIM MORROW: Can I come back and make one quick comment?

RYAN SAWYER: Sir, you don't have to fill that out. You can just come up here and give your comment, if you'd like.

JIM MORROW: Thank you. I'm Jim Morrow.

I just want to make a comment on the timing of this. My next-door neighborhood is gone away on Christmas visiting. This came up real quick. My computer happened

to crash today. I'm going to type up a letter and get it in on such short notice, but this process should go on quite a bit more. Let the people really think about what's going on.

We've been told nothing. The only thing we've ever been told is they were never going to build there. All of a sudden they say they've been planning this for ten years and it caught all of us by surprise. All of us in the neighborhood feel betrayed.

So thank you.

HILLARY RENICK: Thank you your comment.

That concludes our list of individuals who signed up to share their comment.

PHILLIP JERAL: Hello. My name is Phillip Jeral.

The question that I wanted you guys to consider, and there was a lot of valid points that were made tonight. Actually, you know, casinos have popped up all over this country and on the northeast coast a lot of them are out of business.

I'm just wondering is there a possibility that this casino may fail? And if it does fail, what will happen to the property then? That's my comment.

HILLARY RENICK: Thank you for your comment.

Anymore?

BRIAN CRUME: My name is Brian Crume.

Can you please back up to the slide that showed the issues that would be addressed in the process? There we go. That came through so fast that we didn't get a chance to see.

I see the noise is addressed. I see the traffic is to be addressed. I don't see thoughts about light pollution, air pollution, as well as the noise issues. I'm going to be one of the homes that every car that drives to the casino, according to there, would be driving through our front yards. There's a small group of only five of us homeowners that live between the hotel and the proposed casino site.

We also have not seen actually where the casino is supposed to go, where the parking is supposed to go, where the Event Center is supposed to be or any other plans for the site. So while several issues exist, we have not enough information to be able to address what specifically concerns us and what we would request regarding the plans proposed, because we have not yet seen anything.

So we have concerns about that and wish to know a great deal more and can't have that written up and ready to go by December 29th, because we don't know yet what's proposed.

HILLARY RENICK: Thank you for your comment.

Are there anymore?

One more.

JIM MORROW: This will be real quick. I'm not sure it will be addressed. Since the footprint of the buildings is going to be, what, two -- two feet above, by that plan. You're going to have underground sewage pipes. That's all got to be pumped up higher and all that needs to be addressed. And also fresh water, too, because the river levels will be up to that.

Thank you.

HILLARY RENICK: Thank you for your comment.

Any final comments from anyone else?

That concludes our list of individuals who have signed up to share comments and those of you who came up and wanted to speak. So that I thank you. We still have time for anyone else.

Seeing none.

Ladies and gentlemen, that concludes the BIA's public scoping hearing for the Redding Rancheria fee to trust and proposed casino project.

Thank you for your participation and good night.

(The hearing concluded at 6:59 p.m.)

CERTIFICATE OF REPORTER

STATE OF CALIFORNIA )

COUNTY OF SHASTA )

I, JULIE A. KELSTROM, do hereby certify:

That said hearing was taken down in shorthand by me, a Certified Shorthand Reporter, at the time and place therein stated, and was thereafter reduced to typewritten form using computer-aided transcription, and that the deposition is a true record of testimony given by the witness.

I further certify that I am not of counsel or attorney for any of the parties hereto, or in any way interested in the event of this cause, and that I am not related to any of the parties hereto.

WITNESS BY HAND THIS 9th day of January, 2017

_____

JULIE A. KELSTROM, CSR #10547

## Q



## R

## S

# *APPENDIX D*

*COOPERATING AGENCY LETTERS*

UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

# United States Department of the Interior

BUREAU OF INDIAN AFFAIRS
Pacific Regional Office
2800 Cottage Way
Sacramento, California 95825

IN REPLY REFER TO

DEC 0 5 2016

United States Environmental Protection Agency
Environmental Review Office (Mail Code: ENF-4-2)
Attn: Kathleen Goforth, Manager
75 Hawthorne Street
San Francisco, CA 94105

**Subject: NEPA Cooperating Agency Invitation – Redding Rancheria Tribe Fee-to-Trust and Casino Project EIS**

Dear Ms. Goforth:

The Bureau of Indian Affairs (BIA) is preparing an Environmental Impact Statement (EIS) to analyze the potential environmental consequences of the Redding Rancheria Tribe (Tribe's) application for a 232-acre fee-to-trust and casino project. The proposed project site is located in unincorporated Shasta County, immediately south of the City of Redding. The proposed project may include, but is not limited to, a casino, hotel, event center, retail, parking, and other associated facilities.

The BIA is serving as the Lead Agency for National Environmental Policy Act (NEPA) compliance. At this time we are extending an invitation to the United States Environmental Protection Agency (USEPA) to participate in the EIS process as a Cooperating Agency. Please inform this office by December 30, 2016 of your willingness to accept this role.

If you have any questions or need additional information, please contact John Rydzik, Chief, Division of Environmental, Cultural Resource Management, and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W-2820, Sacramento, CA 95825; Phone (916) 978-6051.

Sincerely,

Amy Dutschke

Regional Director

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

January 5, 2017

Amy Dutschke, Regional Director
Bureau of Indian Affairs
Pacific Regional Office
2800 Cottage Way
Sacramento, CA 95825

Subject: Cooperating Agency Participation for the Proposed Redding Rancheria Trust Acquisition and Casino Project Environmental Impact Statement (EIS), Shasta County, California

Dear Ms. Dutschke:

We are in receipt of your letter dated December 2, 2016 inviting the U.S. Environmental Protection Agency (EPA) to serve as a cooperating agency for the subject EIS. Since EPA is the permitting authority for the Clean Water Act stormwater permit required for the project, we accept your invitation. Resource constraints may limit our involvement to the review of selected administrative documents, with a focus on our area of jurisdiction - in this case, impacts to water resources.

This letter serves to document the role that the EPA will have in the preparation of the EIS. EPA will review the water resources sections of the Preliminary Draft and Preliminary Final EIS and strive to provide feedback to the Bureau of Indian Affairs within 30 days. We will also review and comment on other sections of the preliminary draft documents, as time and resources allow, and participate in scoping. The latter was accomplished with submittal of our scoping comments, dated December 28, 2016.

Please be aware that EPA's status as a cooperating agency does not affect our independent responsibilities under Section 309 of the Clean Air Act to review and comment publicly on all Draft EISs. EPA's cooperating agency status may be acknowledged in the document, but the EPA seal or symbol should not be used unless BIA receives prior written approval from EPA. Participation as a cooperating agency does not imply endorsement of the proposed project. Please reference or incorporate this acceptance letter into the Draft and Final EIS.

We appreciate the Bureau of Indian Affairs' interest in working with the EPA. If you have any questions, please contact me at (415) 972-3521 or contact Karen Vitulano, the lead reviewer for this project, at (415) 947-4178 or vitulano.karen@epa.gov.

Sincerely,

Kathleen Martyn Goforth, Manager
Environmental Review Section

cc: Jack Potter, Chairman, Redding Rancheria
Darrah Hart, EPA Manager, Redding Rancheria

# REDDING RANCHERIA TRIBE

# United States Department of the Interior

BUREAU OF INDIAN AFFAIRS
Pacific Regional Office
2800 Cottage Way
Sacramento, California 95825

IN REPLY REFER TO:

DEC 0 5 2016

Redding Rancheria Tribe
Attn: Jack E. Potter, Jr., Tribal Chair
2000 Redding Rancheria Road
Redding, CA 96001

**Subject: NEPA Cooperating Agency Invitation – Redding Rancheria Tribe Fee-to-Trust and Casino Project EIS**

Dear Mr. Potter:

The Bureau of Indian Affairs (BIA) is preparing an Environmental Impact Statement (EIS) to analyze the potential environmental consequences of the Redding Rancheria Tribe (Tribe's) application for a 232-acre fee-to-trust and casino project. The proposed project site is located in unincorporated Shasta County, immediately south of the City of Redding. The proposed project may include, but is not limited to, a casino, hotel, event center, retail, parking, and other associated facilities.

The BIA is serving as the Lead Agency for National Environmental Policy Act (NEPA) compliance. At this time we are extending an invitation to the Tribe to participate in the EIS process as a Cooperating Agency. Please inform this office by December 30, 2016 of your willingness to accept this role.

If you have any questions or need additional information, please contact John Rydzik, Chief, Division of Environmental, Cultural Resource Management, and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W-2820, Sacramento, CA 95825; Phone (916) 978-6051.

Sincerely,

Amy Dutschke

Regional Director

January 5, 2017

Reg Dir ALL ✓
Dep RD Trust
Dep RD IS
Route DECEMS
Response
Due Date
Memo Ltr
Fax

Ms. Amy Dutschke
Regional Director
Bureau of Indian Affairs
Pacific Region
2800 Cottage Way
Sacramento, CA 95825

Re: NOI Comments, Redding Rancheria Project
Scoping Hearing

Dear Ms. Dutschke:

With reference to the Redding Rancheria's application to place approximately 232 acres into trust for a casino resort project, and to the public scoping meeting held on December 21, 2016 in Redding, the Rancheria hereby formally states its intention to participate in this process as a cooperating agency.

Yours truly,

Jack Potter Jr.
Tribal Council Chairman

2000 Redding Rancheria Rd. Redding, CA 96001 Tribal Office: 530-225-8979 Fax: 530-241-1879

CALIFORNIA DEPARTMENT OF TRANSPORTATION

# United States Department of the Interior

BUREAU OF INDIAN AFFAIRS
Pacific Regional Office
2800 Cottage Way
Sacramento, California 95825

IN REPLY REFER TO:

DEC 19 2016

California Department of Transportation
District 2
Attn: Dave Moore, Director
1657 Riverside Drive
Redding, CA 96001

Subject: NEPA Cooperating Agency Invitation – Redding Rancheria Tribe Fee-to-Trust and Casino Project EIS

Dear Mr. Moore:

The Bureau of Indian Affairs (BIA) is preparing an Environmental Impact Statement (EIS) to analyze the potential environmental consequences of the Redding Rancheria Tribe (Tribe's) application for a 232-acre fee-to-trust and casino project. The proposed project site is located in unincorporated Shasta County, immediately south of the City of Redding. The proposed project may include, but is not limited to, a casino, hotel, event center, retail, parking, and other associated facilities.

The BIA is serving as the Lead Agency for National Environmental Policy Act (NEPA) compliance. At this time we are extending an invitation to the California Department of Transpiration to participate in the EIS process as a Cooperating Agency. Please inform this office by December 30, 2016 of your willingness to accept this role.

If you have any questions or need additional information, please contact John Rydzik, Chief, Division of Environmental, Cultural Resource Management, and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W-2820, Sacramento, CA 95825; Phone (916) 978-6051.

Sincerely,

Acting

Regional Director

From: **Balkow, Thomas C@DOT** <thomas.balkow@dot.ca.gov>
Date: Tue, Dec 27, 2016 at 3:19 PM
Subject: RE: Redding Rancheria Cooperating Agency Invitation
To: "Renick, Hillary" <hillary.renick@bia.gov>

Thank you for resending the letter and restating that the Bureau of Indian Affairs (BIA) is requesting the California Department of Transportation to participate as a cooperating Agency in the development of the Environmental Impact Statement (EIS) for the Redding Rancheria Tribe Fee-to-Trust and Casino Project. The proposed project site is located in unincorporated Shasta County, immediately south of the City of Redding and adjacent and east of Interstate 5.

Caltrans District 2 welcomes the oppportunity to participate as a cooperating agency in the development of this EIS and participate in whatever function the BIA and Rancheria requires. We are also sending a letter that will address our areas of concern and where we feel the document will need to analysis impacts of the project. We also assume that there will be a corresponding or joint California Environmental Quality Act (CEQA) document that will address the CEQA required mitigations and requirements for any significant impacts this project may have? Please feel free to call or write back to me if you have any questions or comments. We appreciate and look forward to working with both the BIA and Rancheria in the role of Cooperating Agency and thank you for the request.

Sincerely,

Tom Balkow

Deputy Director Planning and Local Assistance

District 2

(530) 225-2564

**From:** Renick, Hillary [mailto:hillary.renick@bia.gov]
**Sent:** Friday, December 23, 2016 12:05 PM
**To:** Balkow, Thomas C@DOT <thomas.balkow@dot.ca.gov>
**Cc:** Rydzik, John <john.rydzik@bia.gov>
**Subject:** Redding Rancheria Cooperating Agency Invitation

IN REPLY REFER TO

# United States Department of the Interior

BUREAU OF INDIAN AFFAIRS
Pacific Regional Office
2800 Cottage Way
Sacramento, California 95825

DEC 0 5 2016

City of Redding
Attn: Missy McArthur, Mayor
777 Cypress Avenue, 3rd Floor
Redding, CA 96001

**Subject: NEPA Cooperating Agency Invitation – Redding Rancheria Tribe Fee-to-Trust and Casino Project EIS**

Dear Mayor McArthur:

The Bureau of Indian Affairs (BIA) is preparing an Environmental Impact Statement (EIS) to analyze the potential environmental consequences of the Redding Rancheria Tribe (Tribe's) application for a 232-acre fee-to-trust and casino project. The proposed project site is located in unincorporated Shasta County, immediately south of the City of Redding. The proposed project may include, but is not limited to, a casino, hotel, event center, retail, parking, and other associated facilities.

The BIA is serving as the Lead Agency for National Environmental Policy Act (NEPA) compliance. At this time we are extending an invitation to the City of Redding to participate in the EIS process as a Cooperating Agency. Please inform this office by December 30, 2016 of your willingness to accept this role.

If you have any questions or need additional information, please contact John Rydzik, Chief, Division of Environmental, Cultural Resource Management, and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W-2820, Sacramento, CA 95825; Phone (916) 978-6051.

Sincerely,

Amy Dutschke

Regional Director

CITY OF REDDING
777 CYPRESS AVENUE, REDDING, CA 96001
P.O. BOX 496071, REDDING, CA 96049-6071

DEVELOPMENT SERVICES DEPARTMENT
PAUL HELLMAN, PLANNING MANAGER
530.646.3746
530.225.4495 FAX

December 13, 2016

Amy Dutschke, Regional Manager
Pacific Regional Office
Bureau of Indian Affairs
2800 Cottage Way
Sacramento, CA 95825

SUBJECT: NEPA COOPERATING AGENCY INVITATION – REDDING RANCHERIA TRIBE FEE-TO-TRUST AND CASINO PROJECT EIS

Dear Ms. Dutschke:

I am in receipt of your invitation to former Mayor Missy McArthur to participate in the EIS process for the above-referenced project as a Cooperating Agency. On behalf of the City of Redding, I accept your invitation and look forward to a cooperative working relationship with your staff and consultant. I will be in attendance at the EIS public scoping meeting for this project on December 21st.

Sincerely,

Paul G. Hell

Paul Hellman
Planning Manager

cc: Mayor Brent Weaver
Kurt Starman, City Manager

# SHASTA COUNTY

# United States Department of the Interior

BUREAU OF INDIAN AFFAIRS
Pacific Regional Office
2800 Cottage Way
Sacramento, California 95825

IN REPLY REFER TO:

DEC 0 5 2016

Shasta County
Attn: David A. Kehoe, District 1 Board of Supervisors
1450 Court Street, Suite 308B
Redding, CA 96001

**Subject: NEPA Cooperating Agency Invitation – Redding Rancheria Tribe Fee-to-Trust and Casino Project EIS**

Dear Mr. Kehoe:

The Bureau of Indian Affairs (BIA) is preparing an Environmental Impact Statement (EIS) to analyze the potential environmental consequences of the Redding Rancheria Tribe (Tribe's) application for a 232-acre fee-to-trust and casino project. The proposed project site is located in unincorporated Shasta County, immediately south of the City of Redding. The proposed project may include, but is not limited to, a casino, hotel, event center, retail, parking, and other associated facilities.

The BIA is serving as the Lead Agency for National Environmental Policy Act (NEPA) compliance. At this time we are extending an invitation to Shasta County to participate in the EIS process as a Cooperating Agency. Please inform this office by December 30, 2016 of your willingness to accept this role.

If you have any questions or need additional information, please contact John Rydzik, Chief, Division of Environmental, Cultural Resource Management, and Safety, Bureau of Indian Affairs, Pacific Regional Office, 2800 Cottage Way, Room W-2820, Sacramento, CA 95825; Phone (916) 978-6051.

Sincerely,

Amy Dutschke

Regional Director

# Shasta County

## ADMINISTRATIVE OFFICE

LAWRENCE G. LEES
COUNTY EXECUTIVE OFFICER

1450 COURT ST., SUITE 308A
REDDING, CALIFORNIA 96001-1680
VOICE – (530) 225-5561
(NORTH STATE) – (800) 479-8009
FAX – 229-8238

December 16, 2016

John Rydzik, Chief
Division of Environmental, Cultural Resource Management and Safety
Bureau of Indian Affairs
Pacific Regional Office
2800 Cottage Way, Room W-2820
Sacramento, CA 95825

Re: NEPA Cooperating Agency Invitation – Redding Rancheria Tribe Fee-In-Trust and Casino Project EIS

Dear Chief Rydzik:

Thank you for your correspondence and invitation dated December 5, 2016 regarding the above referenced project.

Shasta County accepts your invitation and looks forward to participating as a Cooperating Agency to the Environmental Impact Statement process as it relates to the Redding Rancheria Tribe application for a 232-acre fee-to-trust and casino project.

Sincerely,

Lawrence Lees
County Executive Officer
Shasta County

/jd