

1 3.13 POPULATION AND HOUSING

POPULATION AND HOUSING – Would the Project:	Potentially Significant Impact	Less Than Significant with Mitigation	Less Than Significant Impact	No Impact
a) Induce substantial population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Displace substantial numbers of existing housing, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Displace substantial numbers of people, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

2 3.13.1 Environmental Setting

3 The EPS is located in the City of Carlsbad, whose population is growing at a rate three
 4 times that of the region as a whole. From 2000 to 2010, the City of Carlsbad's
 5 population grew from 78,274 to 105,328 people, with a projected population of 117,700
 6 people by 2020. A review of employment characteristics for Carlsbad, as shown in the
 7 Housing Element, indicates that of its employed residents, 5 percent are employed
 8 under the category of "Construction/Extraction/Maintenance" (City of Carlsbad 2014c).
 9 For comparison, 8 percent of the employed population in the County of San Diego falls
 10 into this category of employment (City of Carlsbad 2014a).

11 There were 44,422 housing units of all types within the City of Carlsbad in 2010 (City of
 12 Carlsbad 2014a). Of these, 52 percent were single-family detached. The remaining
 13 units were single-family attached, multi-family, mobile homes, and other. The overall
 14 housing vacancy rate in 2010 was 7.4 percent; however, this rate does not take into
 15 account the number of second homes that are in Carlsbad that are not available for sale
 16 or rent. Of the units available, the for-sale vacancy rate was 0.8 percent and the rental
 17 vacancy rate was 1.6 percent.

18 3.13.2 Regulatory Setting

19 3.13.2.1 Federal and State

20 No Federal or State laws relevant to this issue area are applicable to the Project.

1 3.13.2.2 Local

2 The City of Carlsbad (2014b) Draft General Plan Housing Element addresses housing
3 in the city; however, because the Project is a short-term decommissioning project, there
4 are no relevant goals, objectives, or policies applicable to onshore Project activities.

5 **3.13.3 Impact Analysis**

6 ***a) Induce substantial population growth in an area, either directly (for example, by***
7 ***proposing new homes and businesses) or indirectly (for example, through***
8 ***extension of roads or other infrastructure)?***

9 **Less than Significant Impact.** The Project would not induce substantial population
10 growth in the area, either directly or indirectly. The Project is a short-term and would not
11 provide new housing or long-term employment. Short-term construction employment
12 opportunities would be created, many of which would be for persons with specialized
13 skills (e.g., marine vessel, equipment operators). These workers are expected to come
14 from the Project region or be mobilized from ports in Southern California. As such, no
15 demand for additional permanent housing would result; therefore, the impact would be
16 less than significant.

17 ***b) Displace substantial numbers of existing housing, necessitating the***
18 ***construction of replacement housing elsewhere?***

19 **No Impact.** The Project would not displace substantial numbers of existing housing,
20 necessitating the construction of replacement housing elsewhere. The Project is short-
21 term and workers are expected to come from the Project region or be mobilized from
22 Ports in Southern California. As such, the Project would not displace existing housing;
23 therefore, there would be no impact.

24 ***c) Displace substantial numbers of people, necessitating the construction of***
25 ***replacement housing elsewhere?***

26 **No Impact.** The Project would not displace substantial numbers of people,
27 necessitating the construction of replacement housing elsewhere. The Project is short-
28 term and workers are expected to come from the Project region or be mobilized from
29 Ports in Southern California. As such, the Project would not displace people from the
30 area; therefore, there would be no impact.

31 **3.13.4 Mitigation Summary**

32 The Project would not result in significant impacts to population and housing; no
33 mitigation is required.