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Subject: Kealia Mauka Homesites Draft EIS

Aloha,

I am writing to provide public comment regarding the proposed Kealia Mauka Residential project.

I generally support the proposed development of what will likely be relatively affordable residential lots in this area with the following caveat.

The build out of the proposed project, combined with the existing 38 lot residential subdivision already in existence, will result in 273 residential homes that for all practical purposes will be completely isolated from any commercial services unless the residents get in a car and drive south to Kapaa. Under the proposed plan there will be no services of any sort readily accessible by walking or biking.

The recently approved Kauai General Plan strongly encourages the development of mixed use communities expressly to prevent the continued development of entirely car dependent bedroom only communities.

Accordingly, I strongly encourage the developer to seek, and governmental agencies to approve, some degree of low level commercial development within this project to serve the needs of the immediate community. Something as simple as a single corner general store that is walkable within this project would serve to create a much more live able community that imposes less of a traffic impact to the larger community. There are no doubt

numerous other small scale commercial projects that could clearly benefit this development, e.g. a small pre-school childcare center. Limited commercial uses could blend within the residential area by permitting two story commercial down, residential up structures in a central core.

Kauai needs the housing, but it does not need more isolated suburban sprawl that is wholly dependent on cars to be livable.

Thank you for considering my comments.

Adam Roversi
Resident of Kilauea