

3.23 Local Short-Term Uses Versus Long-Term Productivity

NEPA requires a review of the balance between short-term uses and long-term productivity of resources within the study area. Short-term refers to the useful life of the project, and long-term refers to the time beyond the lifetime of the project. Impacts that narrow the range of beneficial uses to the environment are of primary concern. Potential impacts include the selection of a Proposed Action that reduces the ability to pursue other possibilities and committing a piece of land or other resources to a particular use that limits additional uses being performed on this site.

Conversion of the land to a roadway use represents a short-term action that would have a long-term effect on the productivity of the land. The conversion would have a long-term beneficial effect on the efficiency of the transportation system through the time saving to travelers and reduced vehicle emissions. In addition, use of adjacent industrial land, consistent with Anchorage 2020 and the LRTP would provide improved accessibility to the industrial reserve from the highway and arterial road system.