

# VISUAL SIMULATION AND ASSESSMENTS

LILBURN  
CORPORATION

**Computer aided project simulations** are one of the most advantageous tools to assist in the understanding of a project's impacts. Lilburn Corporation has prepared and directed technical analyses for complex and controversial land uses, including commercial and residential projects, communication facilities, public infrastructure projects, golf courses, mining of industrial materials and precious metals, hazardous waste disposal sites, and solid waste landfills.

**We provide realistic visual simulations** that are both technically accurate and affordable. Depicting a future condition that words, charts, and one-dimensional drawings fail to convey can help provide a more realistic impression of a project's visual impact to the surrounding aesthetic environment. Our capabilities in preparing computer aided visual simulations of a project assists tremendously in the permitting of all types of land development projects.

**We design and prepare graphic displays** and visual simulations along with statistical graphics to assist local planning staff and decision makers in evaluating the proposed action and intended results. In many instances, we have seen the opposition to a project diminish when a visual simulation of the project's impact on a view shed is presented.

**Many project sites in California** are characterized as rural with little surrounding development. These sites may be

visible from great distances and therefore, the impacts to scenic resources may be extensive. A visual resources assessment includes a discussion of the existing visual resources and an evaluation of the proposed project within the existing environs. The assessment can be based on systems developed by local and State agencies. Photographs taken from various viewpoints around the project are superimposed with the proposed development for a graphic illustration of "before" and "after" conditions for use in the evaluation.

## REPRESENTATIVE PROJECTS

- Burlington Northern Santa Fe Railway Intermodal Facility
- SB County High Desert Detention Center
- Livingston-Graham Irwindale Mine Reclamation
- Blackfoot Trail Road Realignment
- Oro Grande Cement Plant Modernization
- Tentative Track No. 52324, Walnut
- San Timoteo, Victorville, and Mid-Valley Landfill Expansions
- Yuba County Goldfields Mine Reclamation

existing



proposed



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