

NOTICE OF AVAILABILITY OF A RECIRCULATED DRAFT EIR FOR PUBLIC REVIEW

NOTICE is hereby given that a Recirculated Draft Environmental Impact Report (EIR) has been prepared by the County of Sacramento, State of California, and is available for public review pursuant to State of California, California Environmental Quality Act (CEQA) Guidelines for the project listed below:

PROPOSED PROJECT: Jackson Township Specific Plan Project (State Clearinghouse No. #2013082017, County Control Number PLNP2011-00095).

PUBLIC REVIEW AND COMMENT PERIOD: May 14, 2021 to June 28, 2021

PROJECT LOCATION: The project is approximately 1,391 acres located on the northeast corner of Jackson Road and Excelsior Road, located in both the Cordova community and the Vineyard community of unincorporated Sacramento County. It is approximately 10 miles east of downtown Sacramento via Highway 50 and is generally situated within the central portion of Sacramento County.

PROJECT DESCRIPTION: The Jackson Township Specific Plan Project includes an approximately 1,391-acre planned community with up to 5,590 residential dwelling units of various densities (multi-family, detached, and attached single-family), a Town Center with commercial, office, and mixed uses, a Village Center with commercial and retail uses, nearly 80 acres of developed parks, three elementary school sites, a 70-acre combined high school/middle school site, a comprehensive multi-use trail system, and approximately 260 acres of wetland preserve.

The project will require amendments to the Sacramento County General Plan to include the proposed land uses, streets, and bikeways on the General Plan's Land Use Diagram, Transportation Plan, and Bicycle Master Plan, and both the Cordova and Vineyard Community Plans. The project will also require Sacramento County Water Agency Board of Directors' approval of a Water Supply Master Plan Amendment and Water Supply Assessment for the Jackson Township Specific Plan.

PURPOSE OF THE RECIRCULATED DRAFT EIR: The Recirculated Draft EIR is part of the ongoing environmental review process for the Project and has been prepared to address public comments, clarify and expand upon the analysis in the Draft EIR, and reflect the updated regulatory context. CEQA requires recirculation of an EIR when the lead agency adds "significant new information" to an EIR regarding changes to the project description or the environmental setting after public notice is given of the availability of a draft EIR for public review (State CEQA Guidelines Section 15087) but before EIR certification (State CEQA Guidelines Section 15088.5[a]). Recirculation is not required unless the EIR is changed in a way that would deprive the public of the opportunity to comment on significant new information, including a new significant impact for which no feasible mitigation is available to fully mitigate the impact (thus resulting in a significant and unavoidable impact), a substantial increase in the severity of a disclosed environmental impact, or development of a new feasible alternative or mitigation measures that would clearly lessen environmental impacts but that the project proponent declines to adopt (State CEQA Guidelines Section 15088.5[a]). Recirculation is not required when the new information added to the EIR merely clarifies or amplifies or makes insignificant modifications in an adequate EIR (State CEQA Guidelines Section 15088.5[b]).

SIGNIFICANT ENVIRONMENTAL EFFECTS: Significant and unavoidable impacts have been identified for the following resource areas.

Aesthetics
Agricultural Resources
Air Quality

Hydrology and Water Quality
Noise
Traffic and Transportation

PUBLIC HEARINGS: The County Planning Commission will conduct a public hearing during the public review period to receive comments on the Draft EIR. The date, time, and place of the Planning Commission hearing are presently unknown. A second notice providing the date, time, and place of the Planning Commission hearing will be provided once a date has been finalized.

WHERE DRAFT EIR MAY BE REVIEWED: The Draft EIR is available for review during normal business hours at the Sacramento County Office of Planning and Environmental Review in Sacramento (827 7th Street, Room 225, Sacramento, CA 95814).

The Draft EIR is also available online at:

<https://planning.saccounty.net/PlansandProjectsIn-Progress/Pages/JacksonTownshipSpecificPlan.aspx>

Commenting on the Recirculated Draft EIR: Consistent with the requirements of Sections 15087 and 15088.5(d) of the State CEQA Guidelines, this Recirculated Draft EIR is being made available on May 14, 2021, for public review for a period of 45 days. During this period, the general public, agencies, and organizations may submit written comments on the content of this Recirculated Draft EIR to Sacramento County. Pursuant to procedures set forth in Section 15088.5(f)(2) of the State CEQA Guidelines, reviewers are directed to limit their comments to the revised information contained in this Recirculated Draft EIR. Reviewers need not resubmit comments on the Draft EIR. Comments received on the Draft EIR, as well as comments on this Recirculated Draft EIR, will all be responded to in the Final EIR.

SEND COMMENTS TO: Sacramento County, Office of Planning and Environmental Review, Attention: Todd Smith, Principal Planner, 827 7th Street, Room 225, Sacramento, CA 95814; or emailed to CEQA@saccounty.net no later than 5:00 p.m. on June 28, 2021. Failure to comment will not preclude your right to testify at a future public hearing for the proposed project.

For more information on the project, please contact Principal Planner, Todd Smith, at (916) 874-6918.