



**COMMUNITY DEVELOPMENT/RESOURCE AGENCY
ENVIRONMENTAL COORDINATION SERVICES
County of Placer**

**NOTICE OF AVAILABILITY OF A FINAL REVISED ENVIRONMENTAL IMPACT REPORT
(Public Resources Code Section 21092.5)**

Notice is hereby given on August 9, 2024 that Placer County released a Final Revised Environmental Impact Report (Final REIR) for the following project.

**PROJECT NAME: Village at Palisades Tahoe (formerly, Squaw Valley) Specific Plan (PSPA 20110385)
(State Clearinghouse No. 2012102023)**

PROJECT DESCRIPTION: Palisades Tahoe Development Company (formerly Squaw Valley Real Estate, LLC) requests approval of a mixed-use development that includes resort residential, commercial, and recreation uses, as well as parking and other visitor amenities, and employee housing. No changes to the project description have occurred since the project was approved in November 2016. The 85-acre main Village area proposes up to 1,493 bedrooms in up to 850 units, including a mixture of hotel, condo hotel, fractional ownership, and timeshare units. Approximately 297,733 square feet (206,211 square feet net new commercial) of commercial space is proposed for the entire plan area. The 8.8-acre East Parcel proposes employee housing for a maximum of 300 employees, off-site parking, shipping and receiving, and a small retail market. A conservation corridor is proposed for the length of Washeshu (formerly, Squaw) Creek through the plan area to support improvement of terrestrial and aquatic habitat conditions, improved water quality and sediment management, and increased flood conveyance capacity. Other improvements include circulation improvements, bicycle facilities, a transit center, new/extended utility infrastructure, new/improvements to existing recreational facilities and amenities, and a Village open space network. The Specific Plan would be developed over an estimated 25-year buildout period.

PROJECT LOCATION: The Specific Plan area (plan area) is located within the 4,700-acre Olympic Valley in northeastern Placer County and within the Sierra Nevada. Portions of the plan area are located in both the west and east sides of Olympic Valley. The valley is located west of State Route (SR) 89, approximately nine miles south of the Town of Truckee, and seven miles northwest of Tahoe City and Lake Tahoe, but outside of the Lake Tahoe Basin. The plan area encompasses a total of approximately 94 acres. The approximately 85-acre main Village area is located on the west side of the valley at the base of the Palisades Tahoe Ski Resort; the approximately 8.8-acre area referred to as the East Parcel is located approximately 1.3 miles east of the main Village area and 0.3 mile west of the intersection of SR 89 and Olympic Valley Road.

The Final Revised EIR consists of (1) Revisions to the Draft REIR text, (2) Comments received during the public comment period on the Draft REIR and responses thereto, and (3) A Mitigation Monitoring Reporting Program.

The Final Revised EIR is now available online at the Placer County website:

<https://ca-placercounty.civicplus.com/2747/Village-at-Palisades-Tahoe-Specific-Plan>. The complete EIR package includes the Draft and Final Revised EIR and the Draft and Final EIR from 2016, all of which are available online. The Final Revised EIR is also available for review during normal business hours, at the same link, via computer kiosks at the Placer County Libraries, the Placer County Community Development Resource Agency (3091 County Center Drive, Auburn) and Tahoe (775 N. Lake Boulevard, Tahoe City), and the County Clerk's Office (2954 Richardson Drive, Auburn).

For further information, please contact:

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