



Jared Blumenfeld
Secretary for
Environmental Protection



Department of Toxic Substances Control

Meredith Williams, Ph.D., Director
8800 Cal Center Drive
Sacramento, California 95826-3200



Gavin Newsom
Governor

March 2, 2021

Mr. Leonard Kahn
Chief Business Officer
Lodi Unified School District
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Governor's Office of Planning & Research

Mar 03 2021

STATE CLEARINGHOUSE

DRAFT INITIAL STUDY AND MITIGATED NEGATIVE DECLARATION FOR THE LODI UNIFIED SCHOOL DISTRICT, STOCKTON SCHOOL SITE I PROJECT, REGATTA LANE AND WEST LAKE DRIVE, STOCKTON, SAN JUAQUIN COUNTY, CALIFORNIA

Dear Mr. Kahn:

The Northern California Schools Unit of the Department of Toxic Substances Control (DTSC) has received the draft Initial Study (IS) and Mitigated Negative Declaration (MND) for the Stockton School Site I Project proposed by the Lodi Unified School District (District). The due date to submit comments is March 4, 2021.

The District is proposing to construct a new school site that will be approximately 18.5 acres in size after property line adjustments. The proposed school site – Stockton Site I – is still in the design concept phase, however, the District anticipates the proposed school site would serve approximately 800 students with approximately 35 (K-8) classrooms to accommodate the ongoing West Lakes Development in Stockton, California.

On October 16, 2019, the District and DTSC entered into an Environmental Oversight Agreement (EOA, HSA-FY19/20-031) for the development of a Preliminary Environmental Assessment (PEA) to investigate a potential school site to be located at the intersection of West Lake Drive and Regatta Lane in Stockton, California (Site). Site documentation can be found at DTSC's public database:
https://www.envirostor.dtsc.ca.gov/public/profile_report.asp?global_id=60002875.

The PEA report presented investigation results and conclusions based on a health risk screening evaluation for the Site conducted by the District in 2020 under DTSC's oversight. The PEA investigation included soil sampling for the following chemicals of potential concern (COPCs):

- Lead in surface soils from the potential weathering of lead-based paint associated with the historic structures; and
- Organochlorine pesticides (OCPs) and metals in surface soils from historical agricultural activities.

Arsenic concentrations at the Site ranged from 2.1 to 5.7 milligrams per kilogram (mg/kg) which are comparable to Site-specific background range of 1.5 to 4.0 mg/kg. All other compounds were detected below their respective screening levels for the residential use scenario for surface soils. The PEA report recommended no further action for the Site. DTSC approved the PEA Report and issued a No Further Action (NFA) determination on February 25, 2021.

DTSC recommends that the draft IS/MND be revised to include DTSC's approval of the PEA Report and NFA determination.

DTSC is also administering the Revolving Loan Fund (RLF) Program which provides revolving loans to investigate and clean up hazardous materials at properties where redevelopment is likely to have a beneficial impact to a community. These loans are available to developers, businesses, schools, and local governments.

For additional information on DTSC's Schools process or RLF Program, please visit DTSC's web site at www.dtsc.ca.gov. If you would like to discuss this matter further, please contact me at (916) 255-3695, or via email at Bud.Duke@dtsc.ca.gov.

Sincerely, ..



Harold (Bud) Duke, P.G.
Northern California Schools Unit
Site Mitigation and Restoration Program
Department of Toxic Substances Control

cc: (see next page)

Mr. Leonard Kahn
March 2, 2021
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cc: (via email)

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