



County of Yolo

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NOTICE OF AVAILABILITY for the DRAFT ENVIRONMENTAL IMPACT REPORT for the YOLO COUNTY GIBSON SOLAR FARM

DATE: January 13, 2023
TO: Responsible Agencies and Individuals
FROM: Yolo County Department of Community Services

The Draft Environmental Impact Report (DEIR) (SCH # 2021100191) for the Yolo County Gibson Solar Farm Project (ZF2020-0043) is now available for review. The public is invited to comment on this document for a 46-day period extending from January 13 to February 27, 2023.

Yolo County will hold a virtual public meeting at the regularly scheduled Planning Commission meeting via Zoom on Thursday February 9, 2023 at 8:30 a.m. or as soon thereafter to accept public comments on the Draft EIR. Connection information is provided directly below:

<https://yolocounty.zoom.us/j/97388566818?pwd=OENhdE9LVTVXY0EwNzUxdEhqNWZtdz09>

Meeting ID: 973 8856 6818 Passcode: 146225

Or Telephone: (408) 638 0968 Meeting ID: 973 8856 6818# Passcode: 146225.

Yolo County (County) is the Lead Agency for the preparation and review of the DEIR for the Gibson Solar Farm Project (Project). The Project evaluated in the DEIR consists of the construction and operation of an up to 20 megawatt alternating current (MWac, or MW) solar photovoltaic (PV) electricity generating facility with a 6.5 MWac/26 megawatt hour (MWh) to 13 MWac/52 MWh Battery Energy Storage System (BESS) on a 147.42-acre parcel of land zoned for agricultural uses. The proposed Project is a request for a Use Permit to construct and operate the Solar Farm. The Project is subject to the California Environmental Quality Act (CEQA) because the Project requires discretionary action by a public body.

The proposed Project would be located approximately 1.2 miles east of Esparto in an unincorporated area of Yolo County and would be constructed on a 147.42-acre parcel of land. Within that parcel, the PV modules would cover up to approximately 34.4 acres, and the area used for access roads, equipment, and other fixtures would require another 5.5 acres. The proposed Project would be located on a parcel that is currently in agricultural production and is surrounded by orchards and field crops. The parcel is currently enrolled in the Williamson Act under Agreement #71-206.

The electricity generated by the PV field will be used in part for charging the batteries, and the remaining energy generated by the PV farm will be delivered to the grid. Electricity generated by the proposed Project will be sold to the local Community Choice Aggregator, Valley Clean Energy, and be interconnected to the Pacific Gas and Electric (PG&E) electrical distribution system at the existing 21-kilovolt (kV) Madison Substation.

The Project alternatives that were considered during alternatives screening include:

- Alternative Sites for the solar facility
- Intensive Agrivoltaics Alternative
- Distributed Energy Alternative: Rooftop/parking lot locations
- Reduced Footprint Alternative

Adoption of the Project will require the following actions by the County:

- Certification of the Final EIR for the Project;
- Adoption of a Mitigation Monitoring and Reporting Plan (MMRP), Findings, and Statement of Overriding Considerations;
- Approval of the Site Plan; Other County permits such as Building and Grading Permits related to individual Project elements
- Cancellation or non-renewal of the Williamson Act Contract.

The County and its consultant, Aspen Environmental Group, have prepared a DEIR pursuant to the California Environmental Quality Act (CEQA). A Final EIR (Response to Comments) will be prepared following public review and comment. The County will consider this information when deliberating adoption of the Project. Following certification of the Final EIR and adoption of the Project, other government agencies may rely on the EIR for CEQA compliance and/or tiering for Project elements.

The DEIR analyzes impacts in the areas of Aesthetics, Air Quality, Biological Resources, Cultural Resources, Energy, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use/Planning, Mineral Resources, Noise, Population and Housing, Public Services, Recreation, Transportation, Tribal Cultural Resources, Utilities and Service Systems, and Wildfire. Significant impacts are identified to Agriculture.

The Gibson Solar Farm DEIR and all documents incorporated by reference and other key references are now available to the public at the following website: <https://www.yolocounty.org/government/general-government-departments/community-services/planning-division/current-projects>

Electronic copies of the document may be requested free of charge. Printed copies of the document may be requested for a fee to cover the cost of copying. Printed copies of the document are also available for public review at the public counter at the address provided below. Printed or electronic copies of the document are also provided at the Woodland Public Library at 250 First Street, Woodland, CA 95695, and at the Esparto Regional Library at 17065 Yolo Ave, Esparto, CA 95627. Please contact Tracy Gonzalez (using the contact information provided below) for more information.

You may submit comments on the DEIR during the 46-day public review period which begins January 13. All comments on the DEIR must be received by the Yolo County Department of Community Services by February

27, 2023, to be considered. The Department of Community Services, located at 292 West Beamer Street, Woodland, CA 95695, is open to the public from 8:00 a.m. to 4:00 p.m., Monday through Thursday, and 8:00 a.m. to 12:00 p.m. on Friday. Hand-delivery after 12:00 p.m. on Friday will require an appointment. Comments may be sent by postal service, electronic mail, hand delivery, or provided verbally at the virtual public meeting via Zoom Webinar on Thursday, February 27, 2023. Pursuant to Section 15088(a) of the CEQA Guidelines, late comments will be considered only at the County's discretion. Comments must be directed to:

Tracy Gonzalez, Assistant Planner
Yolo County
292 West Beamer Street
Woodland, CA 95695
tracy.gonzalez@yolocounty.org

A virtual public meeting via Zoom Webinar will be held on Thursday February 9, 2023 to accept oral comments on the DEIR. There will be no transcription of oral comments at this meeting, although the webinar will be recorded. Oral comments received will be summarized by staff for inclusion in the Final EIR. Those who wish to have their verbatim comments incorporated in the Final EIR must submit their comments in writing.

In compliance with the Americans with Disabilities Act, if you are a disabled person and you need a disability-related modification or accommodation to participate in these hearings, please contact the Yolo County Department of Community Services at (530) 666-8078. Please make your request as early as possible and at least one-full business day before the start of the meeting.

The Project site is not listed on State databases compiled pursuant to California Government Code Section 65962.5.

Pursuant to California Government Code Section 65009(b)(2) and other provisions of law, any lawsuit challenging the approval of the Project described in this notice shall be limited to only those issues raised at the public hearing or described in written correspondence delivered for consideration before the hearing is closed.

For more specific questions about the Project, please contact Tracy Gonzalez using the contact information provided above.