



NOTICE OF AVAILABILITY OF DRAFT ENVIRONMENTAL IMPACT REPORT

Notice is hereby given on August 28, 2023 that San Joaquin County Community Development Department released a Draft Environmental Impact Report (Draft EIR) for the following project:

Griffith Energy Storage Project
Site Approval No. PA-2200137
(SCH# 2022120675)

Project Location: The Project site is approximately 0.9 mile southwest of Interstate 580 and approximately 5 miles southwest of the city of Tracy adjacent to Pacific Gas and Electric's (PG&E) Tesla Substation, as shown on Figure 1. The Project site consists of approximately 32 acres of a 160-acre parcel (Assessor Parcel Numbers: 209-100-19; 99B-7885-002; 99B-7590-1-3).

The 32-acre Project site is located at 20042 W. Patterson Pass Road within unincorporated San Joaquin County, California. Currently, the site is grazing land, with two houses within the boundaries of the Project site but outside of the area that would be disturbed by the Project. The Project site is bounded to the north by grazing land, rural residences, the West Patterson Pass, and the Union Pacific Railroad. To the east lies grazing land and open space. Rural residences, grazing land, and open space bound the Project to the south. The Project is bounded by rural residences, grazing land, and the PG&E Tesla Substation to the west within Alameda County. The County of San Joaquin General Plan Land Use Map designates the Project site as General Agricultural, and the County's Zoning Map identifies the site as Agricultural General-160. Regional access to the Project site is provided by Interstate 580 located approximately 0.9 miles to the northeast.

Project Description: The Project would involve grading of the project site for the new construction and operation of a 400-megawatt battery energy storage system to provide reliable and flexible power to the local electrical system. The Project would interconnect at the Tesla Substation immediately adjacent to the site in Alameda County via a 230-kilovolt interconnection generation tie (gen-tie) line. The energy storage facility is anticipated to house lithium-ion batteries totaling 400 megawatts of energy. Project construction would begin in 2024 and is anticipated to come online in 2025.

The Project would contain pad-mounted energy storage units, in addition to inverters, supervisory control and data acquisition (SCADA) equipment, a collector substation, and an interconnection gen-tie line to the Tesla Substation. The Project would also include related and supporting facilities such as on-site service roads, gates, security fencing, and temporary laydown and construction areas.

The Project seeks the following entitlements/approvals from San Joaquin County:

- Site Approval (application number PA-2200137)
- Williamson Act Cancellation

Draft EIR Document Review and Availability: The public review and comment period for the Draft EIR is 45 days beginning on August 28, 2023 and concluding on October 12, 2023. Due to the COVID-19 pandemic, printed hard copies will not be available to the public. However, the Draft EIR can be viewed and/or downloaded from the County website using the following link:

<https://www.sjgov.org/commdev/cgi-bin/cdyn.exe/file/Planning/Environmental%20Impact%20Reports/Griffith%20Energy%20Storage%20Project%20Draft%20EIR.pdf>

Comments/Questions: Comments and/or questions regarding the Draft EIR may be directed to Isabelle Loh, Contract Planner at iloh@migcom.com or to the address below:

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