

**NOTICE OF INTENT TO ADOPT A  
MITIGATED NEGATIVE DECLARATION FOR THE  
GRETCHEN TALLEY PARK PHASE III EXPANSION PROJECT  
DECEMBER 8, 2023**

Pursuant to the State of California Public Resources Code and the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this notice is to advise you that the City of Tracy intends to adopt a Mitigated Negative Declaration (MND) for the proposed project described below.

**Lead Agency:** City of Tracy – Parks and Recreation Department  
333 Civic Center Plaza  
Tracy, CA 95376

**Project Title:** Gretchen Talley Park Phase III Expansion

**Project Location:** The Gretchen Talley Park Phase III Expansion project is located at 2200-2398 Mits Way in the City of Tracy, San Joaquin County, California. The Project site is identified by Assessor Parcel Numbers (APN) 242-040-49, 242-040-46, and 242-040-50. The Project site encompasses 11.24 acres and is bounded by Dove Drive to the north and Mits Way to the west, low density residential uses to the south, and Wanda Hirsch Elementary School to the east.

The Project site currently includes the existing Gretchen Talley Park, which encompasses the eastern and southwestern portions of the Project site, which includes an amphitheater, picnic area, lawn area, gazebo, and courts. The western portion of the Project site is currently vacant and has been previously graded.

**Project Description:** The proposed Project would develop Phase 3 of Gretchen Talley Park, an expansion of the existing Gretchen Talley Park. Within this expansion, the City is proposing to add to the existing Gretchen Talley Park several features, such as a new lawn, landscaping, a nature play zone, a decomposed granite path, lighted tennis, pickleball, and basketball courts, as well as an outdoor fitness area and a park restroom, and large and small dog park areas. The proposed Project is also anticipated to include various other features, including enhancements to pedestrian access to the Project site.

**Findings/Determination:** The City of Tracy has reviewed and considered the proposed Project and has determined that the Project will not have a significant effect on the environment, with substantial supporting evidence provided in the Initial Study. The City proposes to adopt a Mitigated Negative Declaration for this Project in accordance with the requirements of the California Environmental Quality Act.

**Public Review Period:** The 20-day public review period would start on **December 8, 2023**, and end on **December 27, 2023**. Comments from all Responsible Agencies and interested parties are requested. Please submit any comments in writing that you may

have on the draft Initial Study/Mitigated Negative Declaration (IS/MND) by 5:00 PM on **December 27, 2023**, via email to [michael.rosales@cityoftracy.org](mailto:michael.rosales@cityoftracy.org) or via standard mail to the following address:

City of Tracy Parks & Recreation Department  
333 Civic Center Plaza  
Tracy, CA 95376  
Attn: Michael Rosales, Landscape Architect

**Address Where Document is Available for Public Review:**

The Initial Study/Mitigated Negative Declaration can be reviewed at the City of Tracy Parks and Recreation Department, located at 333 Civic Center Plaza, Tracy CA 95376 during normal business hours, or online using the following link:  
<https://www.cityoftracy.org/our-city/departments/parks-recreation-department/Gretchen-Talley-Park-Phase-III>

**Public Hearing:**

A public hearing to consider project approval and adopt the Initial Study / Mitigated Negative Declaration will be scheduled before the City of Tracy City Council. Once a hearing date is scheduled, adequate public noticing will be provided.

**Questions?**

If you have any questions regarding this project or the Notice of Intent, please contact Michael Rosales at [michael.rosales@cityoftracy.org](mailto:michael.rosales@cityoftracy.org).