



Notice of Completion and Environmental Document Transmittal
California Environmental Quality Act

SCH #

TO: State Clearinghouse
P.O. Box 3044
Sacramento, CA 95812-3044
(916) 445-0613

FROM: Stanislaus County Planning & Community Development
1010 10th Street, Suite 3400, Modesto, CA 95354
Planning Phone: (209) 525-6330 Fax: (209) 525-5911
Building Phone: (209) 525-6557 Fax: (209) 525-7759

Project Title: Use Permit Application No. PLN2024-0119 - West Stanislaus Irrigation District
Lead Agency: Stanislaus County Planning and Community Development Contact Person: Marcus Ruddicks, Assistant Planner
Street Address: 1010 10th Street, Suite 3400 Phone: (209) 525-6330
City: Modesto, CA Zip: 95354 County: Stanislaus

Project Location: 6930 River Road City/Nearest Community: Westley
Cross Streets: State Highway 33 Zip Code: 95387
Longitude/Latitude (degrees, minutes and seconds): 37° 34' 58.7994" N / -121° 12' 0" W Total Acres: 57.97±
Assessor's Parcel Number: 016-025-043; 016-025-042 Section: 16 Twp.: 4 Range: 7 Base: MDB&M
San Joaquin River, Old San Joaquin River, Tuolumne River
Within 2 Miles: State Hwy #: State Route 33 Waterways: WSID Main Canal, WSID Lateral 2 South
Airports: N/A Railways: Southern Pacific Schools: N/A

Local Public Review Period: (to be filled in by lead agency)
Starting Date: April 2, 2025 Ending Date: April 22, 2025

Document Type:
CEQA: [] NOP [] Draft EIR NEPA: [] NOI OTHER: [] Joint Document
[] Early Cons [] Supplement/Subsequent EIR [] EA [] Final Document
[] Neg Dec (Prior SCH No.) [] Draft EIS [] Other:
[] Mit Neg Dec [] Other:

Local Action Type:
[] General Plan Update [] Specific Plan [] Rezone [] Annexation
[] General Plan Amendment [] Master Plan [] Prezone [] Redevelopment
[] General Plan Element [] Planned Unit Development [] Use Permit [] Coastal Permit
[] Community Plan [] Site Plan [] Land Division (Subdivision, etc.) [] Other

Development Type:
[] Residential Units: Acres: Water Facilities Type: MGD
[] Office Sq.ft.: Acres: Employees: Transportation Type:
[] Commercial Sq.ft.: 1193544 Acres: 27.4 Employees: 1 Mining Mineral:
[] Industrial Sq.ft.: Acres: Employees: Power Type: MW
[] Educational Waste Facilities Type: MGD
[] Recreational Hazardous Waste Type:
[] OCS Related Other

Project Issues Discussed in Document:
[] Aesthetic/Visual [] Fiscal [] Recreation/Parks [] Vegetation
[] Agricultural Land [] Flood Plain/Flooding [] Schools/Universities [] Water Quality
[] Air Quality [] Forest Land/Fire Hazard [] Septic Systems [] Water Supply/Groundwater
[] Archeological/Historical [] Geological/Seismic [] Sewer Capacity [] Wetland/Riparian
[] Biological Resources [] Minerals [] Soil Erosion/Compaction/Grading [] Growth Inducement
[] Coastal Zone [] Noise [] Solid Waste [] Land Use
[] Drainage/Absorption [] Population/Housing Balance [] Toxic/Hazardous [] Cumulative Effects
[] Economic/Jobs [] Public Services/Facilities [] Traffic/Circulation [] Other: N/A

Present Land Use/Zoning/General Plan Designation:

Project Description: (please use a separate page if necessary)
Request to construct, operate, and maintain a 4.9 megawatt (MW) photovoltaic (PV) solar energy farm on a 27.4± acre portion of a 57.97± acre parcel (APN 016-025-043) in the General Agriculture (A-2-40) zoning district. The solar farm will generate power for the exclusive use of the existing West Stanislaus Irrigation District (WSID) facilities, powering its main canal system, pumping station, and operations and maintenance facility on APN 016-025-042. The existing operations and maintenance facility operates Monday through Friday from 7:00 a.m. to 3:30 p.m. with eleven employees, which will not change as a result of the proposed solar facility. The solar facility will operate continuously, 24 hours a day and 7 days a week, and will be monitored remotely by the applicant Solar Moving Water, with no full-time employees reporting to the site. Two to three site visits per year are expected for maintenance purposes. Subsequent to the use permit, if approved, WSID will proceed with subdividing the 27.4± acres from the balance of the parcel. As a qualifying local agency and pursuant Government Code Section 66428(a)(2), WSID has the ability to create a parcel outside the zoning authority of Stanislaus County.

Reviewing Agencies Checklist:

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X". If you have already sent your document to the agency, please denote that agency with an "S".

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| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Emergency Services |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Parks & Recreation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # <u>10</u> | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Reclamation Board |
| <input checked="" type="checkbox"/> Central Valley Flood Protection Board | <input checked="" type="checkbox"/> Regional WQCB # <u>5</u> |
| <input type="checkbox"/> Coachella Valley Mountains Conservancy | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Colorado River Board Commission | <input type="checkbox"/> S.F. Bay Conservation & Development Commission |
| <input checked="" type="checkbox"/> Conservation, Department of | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mountains Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> Santa Monica Mountains Conservancy |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>4</u> | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> SWRCB: Water Rights |
| <input type="checkbox"/> Forestry & Fire Protection, Department of | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> Housing & Community Development | <input checked="" type="checkbox"/> Other: <u>San Joaquin Valley Air Pollution Control District</u> |
| <input type="checkbox"/> Integrated Waste Management Board | Other: _____ |
| <input type="checkbox"/> Native American Heritage Commission | |

Lead Agency (Complete if applicable):

Consulting Firm: Stanislaus County
 Address: 1010 10th Street, Suite 3400
 City/State/Zip: Modesto, CA 95354
 Contact: Marcus Ruddicks
 Phone: (209) 525-6330 / planning@stancounty.com

Applicant: Solar Moving Water, LLC and West Stanislaus Irrigation District
 Address: 7612 N. Del Mar, #102
 City/State/Zip: Fresno, CA 93711
 Contact: Abigail Bowdish, Applicant Representative
 Phone: (919) 880-9628 / planning@stancounty.com

Signature of Lead Agency Representative:  Marcus Ruddicks (Apr 2, 2025 14:53 PDT)

Date: April 2, 2025