

Solano360 Specific Plan EIR



Public Scoping Session

September 22, 2011



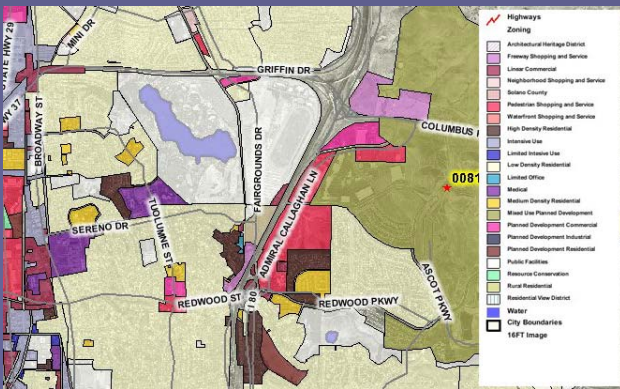
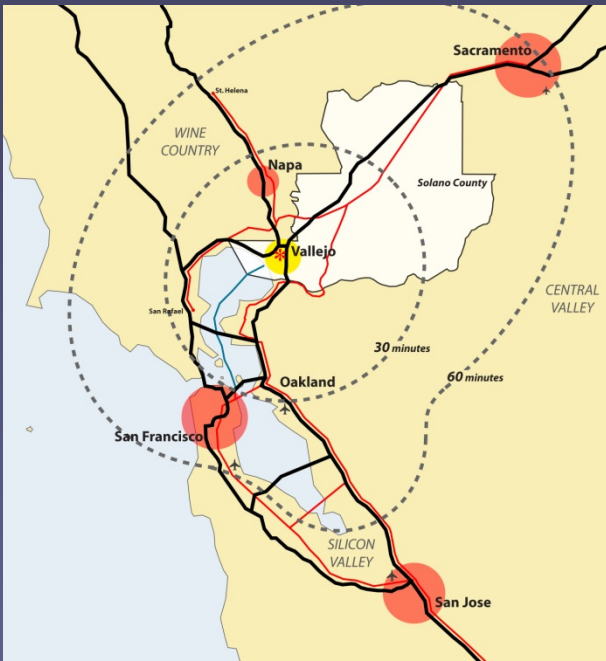
Presentation Agenda/ Overview

- Scoping Meeting Purpose
- Project Description Overview
- Environmental Impact Report (EIR) Purpose
- EIR and Specific Plan Milestones
- EIR Topics of Analysis
- EIR Contents
- Next Steps for EIR and Specific Plan Processes
- Questions and Comments?

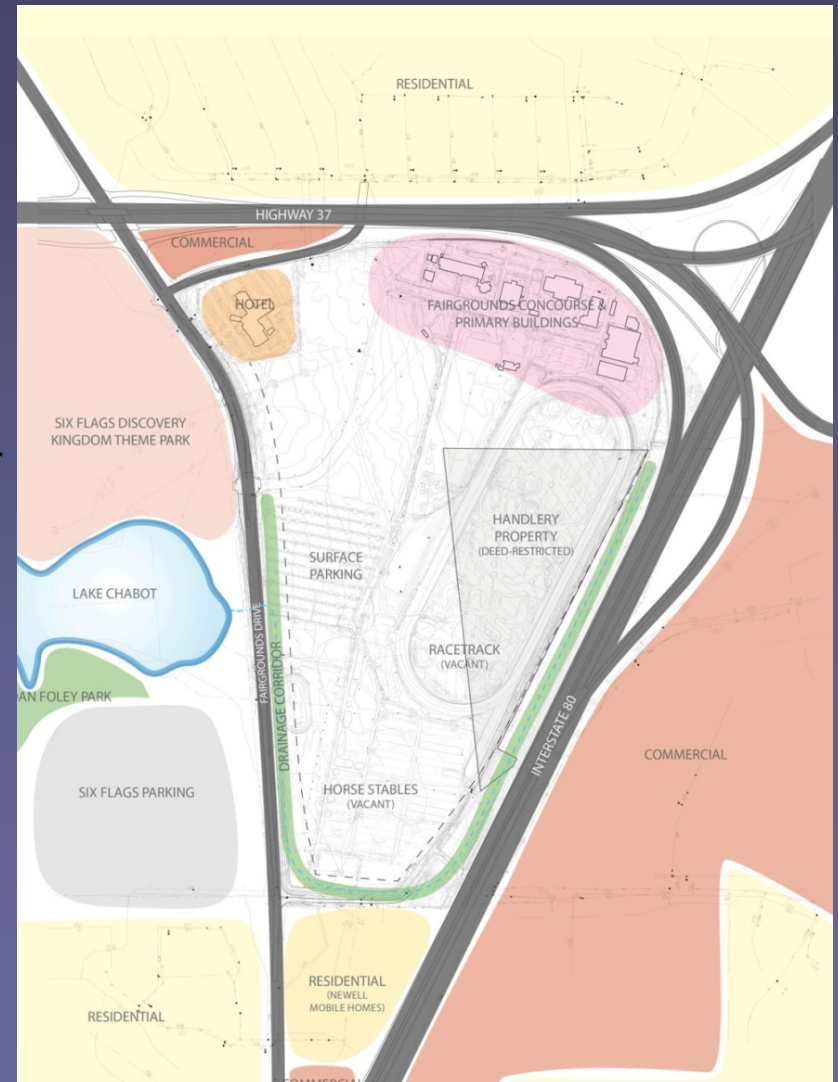
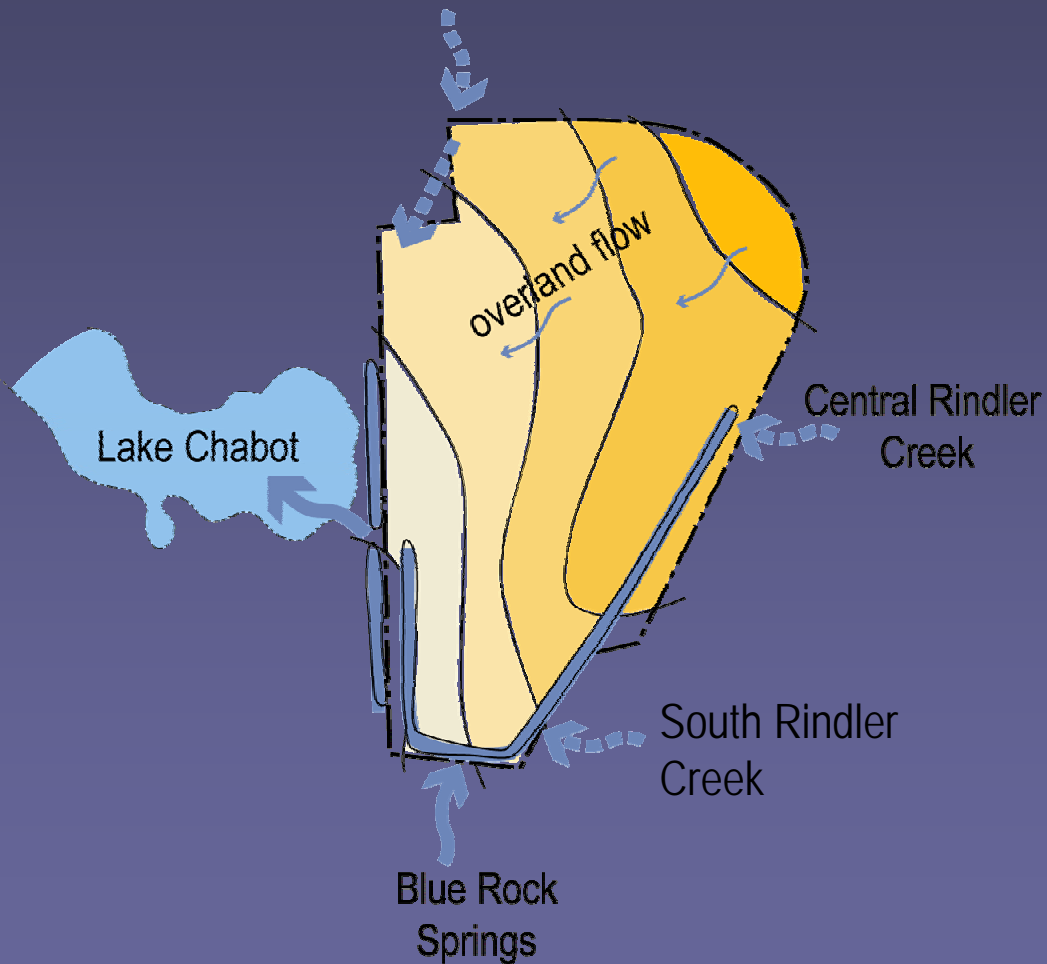
Scoping Meeting Purpose

- **Project description overview**
- **EIR process overview**
- **Receive comments on environmental issues**
- **Comments will help focus EIR analysis**
- **Many opportunities to discuss project and potential impacts throughout the process**

Project Description Overview



Project Description Overview





Solano360 Vision

(approved 2009)

Generate revenues for Solano County and the City of Vallejo, create jobs and ensure long-term economic sustainability

Establish a **unique place** with an unmistakable identity that serves as a destination for visitors as well as a pedestrian-friendly, community gathering place.

Explore a **mix of complementary land uses**, including retail, commercial, hospitality, recreational, residential, family and youth oriented, educational and civic uses that seamlessly integrate with the "Fair of the Future".

Explore increased **physical connectivity and synergy** with Six Flags Discovery Kingdom, downtown Vallejo, the waterfront and other existing commercial operations.

Provide pedestrian, bicycle, vehicular and transit facilities that **foster access** to, from and within the site.

Incorporate **sustainable and green principles** in all aspects of the development.



Land Use	Acres
Fairgrounds (including parking/roads)	40.0
Entertainment-Mixed Use	20.0
Entertainment-Commercial	30.0
Transit Center	2.5
Open Space – wetlands/waterways	28.0
Other Parking	18.0
Public Roads	10.6
Total	149.1
Notes:	
1. Land use distribution subject to refinement during preparation of Specific Plan and EIR	
2. Land uses will be phased	

Environmental Impact Report Purpose

- **Identifies and mitigates potential environmental impacts**
- **Combination Program- and Project-level Analysis**
 - **Program Level: “High altitude” environmental analysis**
 - **Project-level: Detailed analysis of construction and operations**
- **Will be used by County and City prior to taking actions**

EIR and Specific Plan Milestones

- Initial project description accepted (9/8/11)
- Environmental scoping process - 30-day public comment period
- Preparation of Draft Specific Plan
- Preparation of Draft EIR – 45-day public comment period
- Preparation of Final Draft Specific Plan
- Preparation of Final EIR
- EIR Certification and Specific Plan approval

EIR Topics of Analysis

- Aesthetics, Light and Glare
- Air Quality
- Biology
- Cultural Resources
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards/Haz Mat
- Hydrology and Water Quality
- Noise
- Public Services
- Utilities Systems
- Transportation

EIR Contents

- **Project description**
- **Analysis of potential environmental impacts of project**
 - **Project-level analysis (Fairgrounds)**
 - **Program-level analysis (Site, excluding Fairgrounds)**
- **Identification of Mitigation Measures for significant impacts**
- **Analysis of Alternatives to the proposed project**

Next Steps for Environmental and Specific Plan Processes

- EIR Scoping process – Ends October 10, 5pm
- Release Public Draft Specific Plan (1/27/12)
- Release Public Review Draft EIR (1/27/12)– Addresses comments received in NOP process
- Release Final Draft Specific Plan (4/3/12)
- Release Final EIR (5/22/12) - Includes responses to comments on the Draft EIR
- Board certification of Final EIR and approval of Specific Plan (6/12/12)



Questions and Comments?

SEND WRITTEN COMMENTS ON ENVIRONMENTAL
ISSUES TO:

Ron Grassi, CAO Principal Management Analyst
County of Solano
675 Texas Street, Suite 6500
Fairfield, CA 94533

E-mail: Solano360@SolanoCounty.com

