

# WEST PARK SPECIFIC PLAN

## NOTICE OF PREPARATION FOR AN ENVIRONMENTAL IMPACT REPORT

**A Notice of Preparation (NOP) for the West Park Specific Plan Environmental Impact Report (EIR) is available by contacting:**

Keith Boggs  
Deputy Executive Officer – Economic Development  
1010 10<sup>th</sup> Street, Suite 6800, Sixth Floor  
Modesto, CA 95354  
E-mail address: [boggsk@stancounty.com](mailto:boggsk@stancounty.com)

**Or online at:** [www.crowsbizpark.biz](http://www.crowsbizpark.biz)

Stanislaus County is soliciting public input on the scope (topics to be addressed) of an EIR to be prepared for the West Park Specific Plan. **A Public Scoping Meeting** to receive formal comments on the EIR will be held on **July 1, 2008, from 6:00 – 9:00 p.m., at the Bonita Elementary School Cafeteria, 425 Fink Road in Crows Landing, CA.** Written comments on the scope of the EIR will be accepted by the County until August 4, 2008. Please mail your comments to the attention of Keith Boggs at the address above.

### LEAD AGENCY

The County is the lead agency for the preparation of an Environmental Impact Report (EIR) for a General Plan Amendment, Zoning amendment, West Park Specific Plan, and other related plans and land use entitlements. The EIR will also evaluate the Redevelopment Plan for the Crow's Landing Air Facility, related disposition and development agreement, ground leases, and Airport Land Use Compatibility Plan Amendment.

### PROJECT LOCATION AND DESCRIPTION

The proposed project is located in western unincorporated Stanislaus County south of the City of Patterson, between Interstate 5 (I-5) and State Route 33 (SR 33). The approximately 4,800-acre project site includes the approximately 1,528-acre former National Aeronautics and Space Administration (NASA) Crows Landing Air Facility (CLAF) and approximately 3,272 acres of undeveloped land surrounding the former CLAF. The project site is generally surrounded by agricultural and rural residential land uses. The Delta-Mendota Canal runs through the project site in a north-south direction. The California Aqueduct forms the western boundary of the project site.

The proposed project will include the development of an inland port and short-haul rail operation to and from the Port of Oakland; industrial, business park, and distribution land uses; a general aviation airport on the former CLAF property; and various on- and off-site infrastructure, private and public utility, and public facility improvements to support the project.

