



**County of Solano
Notice of Preparation
Draft Environmental Impact Report
Solano360 Specific Plan**

Date: September 9, 2011

To: State Agencies, Responsible Agencies, Local and Public Agencies, and Interested Parties

From: County of Solano

Subject: Notice of Preparation (NOP) of a Draft Environmental Impact Report

The County of Solano will be the Lead Agency and will prepare an Environmental Impact Report (EIR) for the Solano360 Specific Plan for the redevelopment of the Solano County Fairgrounds located in Vallejo, California. The County of Solano is soliciting input regarding the scope and content of the environmental information, which is germane to your agency's statutory responsibilities in connection with the proposed project. Your agency may need to use the EIR prepared by the County of Solano when considering permitting or other approvals you may issue for this project.

The project description, location, and probable environmental issues to be addressed in the EIR are described in the attached materials. An Initial Study has not been prepared. Instead, the attached initial project description has been prepared in order to provide important information about the project and its probable environmental impacts. The initial project description will be augmented as the Solano360 Specific Plan is prepared, and will be completed upon release of the draft Specific Plan. Notably, the draft EIR will be prepared simultaneously as the draft Specific Plan is prepared.

Because of time limits mandated by state law, your response is requested at the earliest possible date but not later than October 10, 2011 at 5:00 p.m. Please send responses by U.S. Mail, fax, or e-mail to the address below. Please make sure to identify the name and phone number of a contact person at your agency or organization.

An environmental scoping meeting will be conducted on September 22, 2011 at 6:30 p.m. at Vallejo City Hall Council Chambers, located at 555 Santa Clara Street, Vallejo. Send responses to:

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SOLANO360 SPECIFIC PLAN – INITIAL PROJECT DESCRIPTION

1.1 - Initial Project Location

The 149.1-acre Solano County Fairgrounds site is located immediately southwest of the Interstate 80 and State Route 37 interchange in the City of Vallejo, California, adjacent to the Six Flags Discovery Kingdom theme park and Lake Chabot. (Exhibit 1)

With excellent freeway visibility and easy access to both the San Francisco Bay Area and Sacramento Valley region, the Solano County Fairgrounds enjoys a central, accessible location within the region. The presence of Six Flags Discovery Kingdom, the Solano County Fair, and hotel uses have already established this site as a venue for entertainment and special events.

1.2 - Project Background

The Solano County Fairgrounds is owned by the County of Solano (“County”) and is used as a fairgrounds and events site by the Solano County Fair Association, and as overflow parking for the adjacent Six Flags Discovery Kingdom through a long-term lease agreement expiring on December 31, 2011.

The County of Solano, the City of Vallejo (“City”), and the Vallejo Redevelopment Agency completed a comprehensive visioning process for redevelopment of the Fairgrounds, a summary of which is contained in the Solano360 Vision Report.

The County and the City both serve as project participants under a Memorandum of Understanding originally adopted by the agencies on February 24, 2009, and subsequently amended and restated on February 9, 2010, and amended again on February 1, 2011. The County and the City now wish to proceed with more detailed planning and environmental analysis. Accordingly, the County has commissioned the preparation of a Specific Plan and EIR, which will provide detailed planning for portions of the project site, conceptual planning for the balance of the site, and environmental analysis of the proposed Specific Plan.

Through the visioning process, and as articulated in the approved Solano360 Vision Report, the County and City have determined that Solano360 will be a project that is unique to Solano County and outlying areas, and is intended to be a regional destination for entertainment, with supporting retail, hotel, office, and other uses. The proposed land uses are intended to be compatible with, and complement surrounding land uses, such as the adjacent Six Flags Discovery Kingdom. The Specific Plan will be formulated in accordance with the conceptual plan that grew from the visioning process and the various environmental and infrastructure studies that were prepared to guide the plan. In addition, the Specific Plan will be formulated in accordance with environmental constraints that may be identified through the environmental analysis process.

The Solano360 Vision Report set forth a conceptual program of entertainment, commercial and mixed-use development. This conceptual program established a starting point for planning, in accordance with the Guiding Principles for the project. As part of the Specific Plan and EIR process, a recent market study indicated that it would be challenging for the amount and type of retail, office and hotel uses previously proposed in the Solano360 Vision Report to be feasibly supported in the foreseeable future, and that an opportunity may exist to create an agglomeration of regional-serving entertainment and amusement attractions, along with complementary restaurant, retail and hospitality uses, that would build on the presence of the existing Six Flags Discovery Kingdom facility and Solano County Fairgrounds. Themed entertainment uses are particularly well-suited to this particular site, given its excellent freeway visibility and access, relatively limited local and neighborhood access, large single ownership pattern and adjacency to Six Flags Discovery Kingdom. In the mid-term and long-term, themed entertainment uses will likely generate demand for support uses such as restaurants, retail stores, and hotels. As well, office use may be considered for portions of the site.

Solano County Fair representatives have provided input regarding near-term and mid-term plans to upgrade the Fairgrounds in its current location, and long-term efforts to expand the Fairgrounds southward as an integral part of the overall site development. Themed entertainment uses, industry standards, and a wide range of comparable projects, including Family Entertainment Centers (FECs) and major theme parks have been researched. This research included analysis of parcel sizes, site configurations, amount and relationships to parking, and relationships to commercial facilities. This initial project description is responsive to that research.

1.3 - Project Overview

The Specific Plan will provide a flexible land plan that accommodates a range of themed entertainment options and support uses, in a way that supports the heritage of the Solano County Fair and creates synergy with the adjacent Six Flags Discovery Kingdom. The goal is to create an entertainment site with multiple attractions, resulting in a varied set of destinations for family activities, a robust year-round program of activities and facilities for the Fair of the Future, and a pedestrian-oriented core that encourages social gathering and fosters a strong sense of place.

The Specific Plan will also include a land use diagram and land use policies, design and development standards, infrastructure plan and policies, a program of implementation measures for capital improvements, public facility financing, phasing and subsequent entitlements, economic and financial criteria for commercial recreation uses, and analysis of consistency with the City of Vallejo General Plan and other relevant policy documents.

The intent of the proposed Specific Plan is to establish an adaptable framework for long-term, incremental, phased buildout, and provide adequate detail and information for the environmental review process.

1.4 - Project Components

The Conceptual Land Use Summary Table (Table 1, below) embodies the input received from discussions with the Solano County Fair General Manager regarding the future development of the Fairgrounds, and from representatives of various entertainment venues and industry experts regarding physical site and business operation requirements for entertainment uses. The land use concept is intended to facilitate upgrading and expansion of the Fairgrounds, development of “Entertainment-Mixed Use” venues and facilities that may be feasible in the near-term, and creation of a larger parcel for a future “Entertainment-Commercial” use as a new, major anchor or entertainment “gate.” The land use concept envisions a flexible framework for parcelization, so that the project can accommodate a variety of end users with various needs for parcel size and configurations. It will include adequate parking to maintain a successful entertainment district.

The land use concept envisions a central water feature and Creek Park as a focal gathering point to help create a strong sense of place, aligned with a thematic “Main Street” spine that focuses on a proposed Exhibition Hall building within the Fairgrounds and offers a pedestrian-friendly frontage for restaurants, shops, and gathering areas, with parking. There is also an opportunity for spillover uses with the Fair as a year-round activity zone.

The proposed preliminary major use zones and acreages are described in Table 1. A preliminary conceptual land use diagram is shown in Exhibit 2.

Table 1: Conceptual Land Use Summary Table

Land Use	Total Parcel (Acres)
Fairgrounds	40.0
Entertainment-Mixed Use	20.0
Entertainment-Commercial	30.0
Transit Center	2.5
Open Space – wetlands/waterways	28.0
Parking	18.0
Roads and Infrastructure	10.6
Total	149.1
Notes: 1. Entertainment-Mixed Use and Entertainment-Commercial areas will allow for retail, hospitality, and office uses. 2. Land Use acreages assume surface parking lots for each parcel and an 18-acre parking area. 3. Parking is assumed at 125 cars/acre. 4. Land use distribution subject to further refinement during the specific plan preparation process.	

Issues to be further developed include:

- Maximizing beneficial locations and relationships of parcels, open space and water features, access points and connections, visibility for key entertainment uses, and relationships to parking.
- Evaluation of traffic flow, ingress/egress, and congestion during peak periods.
- Infrastructure and surface hydrology studies to address storm drainage; grading; service provisions; alignment of Rindler Creek; and size, function, and permitting for any internal waterways.
- Sustainable measures for site development and onsite energy production, including opportunities for solar energy, water recycling, and conservation.
- Other issues identified by the site's constraints.

1.4.1 - Land Use

To preserve maximum flexibility, the entire site may be designated Commercial Recreation or Planned Development (PD). The Specific Plan will provide standards and policies for development types, building coverage and placement, parking, economic and financial criteria for considering specific commercial recreation development proposals, and other issues.

Examples of acceptable uses may include:

- Fairgrounds and related/support facilities
- Expansion of Six Flags Discovery Kingdom
- Other theme park and entertainment uses, including enclosed and open space venues
- Commercial recreation and sports facilities
- Office uses
- Restaurants, retail shops (including themed outlet retail)
- Hotels and hospitality uses
- Recreational vehicle park
- Open space such as onsite water bodies, trails, and gathering areas
- Wetlands, drainageways, and open space buffer areas
- Roadways and other infrastructure to serve development areas

The Specific Plan will include a land use plan to define best relationships, sizes, design standards, and configurations for the following sub-areas and proposed uses.

Fair of the Future

Referred to as the "Fair of the Future," the proposed Solano County Fair facilities will remain on the site to be improved with cost-effective, incremental, and phased improvements over time. These

include a new Exhibition Hall initially constructed with up to 50,000 square feet that would replace the existing building (The EIR will also analyze a future phase of expansion of 50,000 square feet to the new Exhibition Hall space); improvements to the grounds, including reconfiguration of carnival space and other outdoor venues adjacent to the Exhibition Hall; dedicated parking with a new main gate; relocation of some buildings such as a satellite wagering building; phased upgrading and modification of certain buildings; and replacement of buildings that are no longer usable in their current physical condition.

Entertainment-Mixed Use

This land use consists of “Family Entertainment Centers,” or FECs, that offer near-term as well as future development potential. Such uses may require parcels of 1 to 7 acres, including surface parking provided within each parcel; some parking lots could be designed for joint use.

The proposed land use concept clusters the Entertainment-Mixed Use parcels in the northern portion of the site along an onsite water feature and a thematic “Main Street” that connects to the entry/main gate and Six Flags Discovery Kingdom. The Creek Park anchors the east end of the street with access and connectivity to the Fair of the Future and the new Exhibition Hall. Parcelization and configuration will be flexible in order to respond to requirements of future users.

This land use will allow for support retail and hospitality uses, including restaurants, retail activities, indoor and outdoor music venues, hotels, and other supporting facilities. Office may also be a permitted use.

Entertainment-Commercial

The Entertainment-Commercial land use provides for a major entertainment anchor that requires a minimum site of approximately 30 acres, including space for surface parking. Surface parking, in the buildout phase, may be replaced by structured parking to allow for expansion. The proposed land use concept locates this parcel on the west side of the site. This provides the opportunity for Six Flags Discovery Kingdom or another entity to create a future entertainment venue with a common entry or identity, with expanded and coordinated parking. The concept provides sufficient acreage for one large venue or multiple smaller venues to develop facilities over time. Office may also be a permitted use.

Open Space – Wetlands/Waterways/Water Feature

The Specific Plan will explore options for an onsite water feature as a visual and recreational amenity for the project. In addition to providing a focus and gathering areas within the Creek Park, this water feature may also serve to receive and treat onsite storm drainage and, if feasible, divert peak storm flows through the site and into Lake Chabot (see discussion of issues, below). Improvements to Rindler Creek and other surface hydrology issues are being studied and will be addressed further in the Specific Plan.

Along the eastern, southern, and western boundaries of the site, the land use plan will set aside acreage for the Rindler Creek drainage and adjacent buffer zone. The extent of this area will depend on the overall storm drainage strategy to be determined as part of Specific Plan studies.

Parking

The land use program allocates 20 acres for parking for approximately 2,500 cars to support the functioning and viability of the larger entertainment district. The Specific Plan process will determine optimal location and configuration of this use.

Roads and Infrastructure

The proposed land use concept includes roadways for access to all parcels and parking areas, including service to the Fairgrounds, consistent with the existing condition.

1.4.2 - Transportation

Vehicular and Pedestrian Circulation

The Specific Plan will formulate a comprehensive vehicular and pedestrian circulation system including vehicular entries, backbone roadways, minor roadways, and pedestrian connections.

Parking

All proposed use areas include surface parking within the boundaries of each parcel. The Specific Plan will include parking standards for all uses within the plan area. As described above, the plan also provides a 20-acre parcel with the intent of providing entertainment use parking. In the final buildout phase, this parcel may be developed with a parking structure to allow more extensive development of the Fairgrounds property. In addition, there may be the possibility of a structured parking facility at a commuter transit center; this parking could be shared for weekend events at the Fairgrounds or other event centers.

Based on discussions with entertainment company representatives, the proposed plan does not anticipate extensive amounts of common or shared parking between uses; in some cases this has been an obstacle to successful operation of entertainment venues. However, a parking management plan for the overall site could provide a mechanism for coordinating events, facilitate some joint-use or shared parking, and address offset of scheduling to make full and efficient use of the planned onsite parking facilities.

Public Transit

The Solano360 Vision Report included a 2.5-acre transit/multi-modal station that incorporates a structured parking facility. The possibility of this use, currently identified in the northern portion of the site, will be evaluated as part of the Specific Plan.

1.4.3 - Public Infrastructure

Water

Potable water will be obtained from the City of Vallejo, and recycled water from Lake Chabot may be used for irrigation, filling, and replenishment of the onsite water feature.

The Specific Plan will contain information describing water demand for both potable and irrigation needs, as well as a comprehensive plan for water supply.

Wastewater

Wastewater will be conveyed to Vallejo Sanitary and Flood Control District facilities for treatment and disposal. The Specific Plan will contain information describing wastewater generation associated with proposed land uses, as well as a comprehensive plan for wastewater disposal. Reclaimed water may be treated onsite for use as landscape irrigation.

Utilities

AT&T will provide telecommunications services to the project site from existing facilities in Fairgrounds Drive. Opportunities for renewable and alternative energy solutions will be explored and coordinated with the existing PG& E infrastructure located in Fairgrounds Drive.

1.4.4 - Storm Drainage and Surface Hydrology

Vallejo Sanitary and Flood Control District will provide stormwater drainage services to the project site.

The Specific Plan will maintain the Rindler Creek peripheral drainage and will contain a comprehensive plan for conveyance of stormwater drainage. Issues to be further studied include:

- Site areas currently subject to flooding and possibilities for (1) removing them from the floodplain by increasing capacity within existing drainageways and/or diverting peak flows, and (2) using flood-prone areas for parking and/or open space uses.
- Configuration and capacities of onsite drainages, including Rindler Creek.
- Existing flooding problems of offsite areas to the south.
- Opportunities for improvement to onsite water quality. The Solano360 Vision Report included a concept for diverting peak flows into a waterway that crosses the site and drains into Lake Chabot. This will be evaluated in relationship to the Specific Plan land use approach. Issues include:
 - Resource agency jurisdiction of the “high flow bypass” through the proposed waterway.
 - Agency-required setback restrictions on development.
 - Determination of specific storm events that could trigger the need for agency-required development setbacks.

1.5 - Phasing

The Specific Plan will establish a preliminary project phasing plan to allow for prioritization of Fairgrounds facilities, logical construction and extension of infrastructure, and flexibility to respond to market conditions and development opportunities that may arise over the build-out of the site. A phasing plan will be included in the Specific Plan.

1.6 - REQUIRED APPROVALS

Following certification of the environmental impact report (EIR) by the County Board of Supervisors, the following entitlements will be required to implement the project:

1.6.1 - Specific Plan

- Consideration and acceptance by the County Board of Supervisors.
- Consideration and approval by the Vallejo Planning Commission and Vallejo City Council. Public purpose areas are exempt from City review.

1.6.2 - City of Vallejo General Plan Amendment

- Consideration and approval by the Vallejo Planning Commission and Vallejo City Council.

1.6.3 - City of Vallejo Zoning Amendment

- Consideration and approval by the Vallejo Planning Commission and Vallejo City Council.

1.7 - ENVIRONMENTAL REVIEW

1.7.1 - Potential Environmental Effects

The EIR will evaluate whether the proposed project may potentially result in one or more significant environmental effects. The topics listed below will be further analyzed in the EIR.

- | | |
|----------------------------------|-----------------------------------|
| • Aesthetics, Light, and Glare | • Hazards and Hazardous Materials |
| • Air Quality | • Hydrology and Water Quality |
| • Biological Resources | • Noise |
| • Cultural Resources | • Public Services |
| • Geology, Soils, and Seismicity | • Transportation |
| • Greenhouse Gas Emissions | • Utilities and Service Systems |

Following are brief descriptions of probable environmental effects for each of the above-listed topics.

Aesthetics, Light, and Glare

Proposed structures and related site improvements would be readily visible to passersby on State Route 37 and Interstate 80, both of which abut the project site. Architectural and site design,

including sign program, would be subject to City of Vallejo design review and approval, thus ensuring compatibility. Lighting proposed within the project has the potential to create glare impacts on passersby on State Route 37 and Interstate 80. Potential visual impacts of the proposed project will be assessed in the EIR.

Air Quality

The proposed project will generate air emissions during construction (dust and vehicle emissions) and during long-term operations (vehicle emissions and potential stationary source emissions). The nature of potential stationary source emissions will be dependent upon the types of uses operating at the site, and the extent of long-term operational uses will be largely dependent upon the number of vehicles visiting the site. The EIR will analyze potential emissions and recommend appropriate mitigation measures in compliance with Bay Area Air Quality Management District requirements.

Biological Resources

The majority of the site has been affected by Fairgrounds activities over the years that the County Fair has operated on the site. With the exception of the site perimeter, the site has been routinely disturbed. Preliminary biological resource analyses have determined that there are limited instances of seasonal and intermittent wetlands (i.e., jurisdictional waters) in the southern portion of the site. Three watercourses, including Central Rindler Creek, South Rindler Creek, and Blue Rock Springs, converge and flow through the site, discharging into Lake Chabot immediately west of the project site. While there are no special-status plant or animal species expected to utilize the site, there is the potential for special-status birds, and possibly bats, may utilize or nest in trees at various locations. The EIR will contain an analysis of potential impacts to potentially occurring special-status species and wetlands.

Cultural Resources

Cultural resources on the site may potentially include historic structures associated with the Fair, as well as any heretofore buried prehistoric artifacts. As such, there is the potential for such cultural resources to be encountered during site excavation and demolition of structures. Accordingly, the EIR will provide an analysis of potential cultural resources.

Geology and Soils

The majority of the site will be subject to surficial grading. In some locations, deep cutting and filling may occur in order to accommodate proposed site development. Soil conditions—particularly if there is poorly compacted fill, expansive soil, or soil susceptible to liquefaction—could create obstacles to construction. These potential effects will be addressed in the EIR.

Greenhouse Gas Emissions

Project construction and long-term operations will generate greenhouse gases. The Bay Area Air Quality Management District (BAAQMD) recently revised its thresholds for toxic area contaminants and construction and operations emissions, as well as its per capita greenhouse gas (GHG) thresholds.

The GHG analysis will use BAAQMD's newly developed GHG model, as well as the California Air Resource Board's EMFAC2007 model, in order to identify potential impacts and provide appropriate mitigation measures.

Hazards and Hazardous Materials

Chemicals routinely used over the lifetime of the operations of the Fair, as well as common building materials, could be disturbed during site grading and demolition activities, thereby releasing potentially hazardous materials into the air and water. Buried pipelines potentially within the project site carrying flammable liquids or gas could also pose potential safety hazards. Potential hazards will be assessed as part of the EIR.

Hydrology and Water Quality

The project will require grading of the majority of the site, thereby altering the existing drainage. Introduced impervious surfaces will increase storm runoff. There is a potential for offsite, downstream hydrology and water quality impacts, both of which will be analyzed in the EIR.

Potential alteration and/or realignment of the creeks that flow through the site (as described in the Biological Resources section) would constitute a change in surface hydrology. Also, there is a possibility that the channel (South Rindler Creek) that extends around the southern perimeter of the site may be widened and deepened in order to improve conveyance of peak stormwater and reduce the extent and surface area of the 100-year flood zone that affects much of the southern portion of the site.

In addition, the plan calls for creation of a water feature (i.e., a small lake) that could be potentially connected to Rindler Creek and may accept peak storm flows before draining to Lake Chabot. The design of the water feature and potential involvement of resource agencies will be analyzed in the EIR.

Noise

The proposed project would result in the generation of noise during construction and during ongoing, routine operations. The project site may also be subject to noise associated with activities at the neighboring Six Flags Discovery Kingdom theme park and traffic on adjoining State Route 37 and Interstate 80. Potential noise impacts on, and as a result of, the proposed project will be analyzed in the EIR.

Public Services

The proposed project will create incremental impacts on various public services provided by the City of Vallejo and others, including police and fire protection services. Potential impacts on schools and parks are not anticipated, as the project would not include a resident population. An analysis of potential impacts to public services, incorporating the results of a fiscal impact analysis, will be included in the EIR.

Transportation/Traffic

By virtue of its location at the intersection of State Route 37 and Interstate 80, high volumes of vehicular traffic pass by the site on a daily basis. The Solano County Fair and year-round activities currently occurring at the project site attract visitors who access the project site via Fairgrounds Drive. In addition, the Six Flags Discovery Kingdom theme park, directly adjacent to the project site, is a regional destination that relies on the same roadways as the project site. Caltrans and the Solano Transportation Agency are currently planning for the construction of improvements to Fairgrounds Drive, as well as the Redwood/Interstate 80 interchange and the Fairgrounds Drive/State Route 37 interchange. Potential traffic associated with the proposed project will be analyzed in the EIR, in light of proposed roadway and interchange improvements.

The transportation section of the EIR will also analyze pedestrian travel, parking, and public transit.

Utilities and Service Systems

The proposed project will rely upon water and wastewater services provided by the City of Vallejo and Vallejo Sanitation & Flood Control District (VSFCD). The Fairgrounds currently uses up to 30 million gallons of water per year from Lake Chabot for irrigation of turf and other landscaping. The project may continue to use recycled water from Lake Chabot for some or all of its irrigation needs. The potential impact of the project on the ability of the City and VSFCD to provide these services will be analyzed in the EIR. Potential impacts on solid waste disposal, electricity, gas, and telecommunications services will also be addressed in the EIR.

1.7.2 - Effects Found Not To Be Significant

Because of site or project characteristics, the proposed project would not have significant effects on the environmental issue areas listed below. These issues are proposed to be “scoped out” to the Effects Found Not To Be Significant section of the EIR without further study.

Agricultural and Forestry

The site has no recent history of being used for agriculture or forestry. There is no impact.

Land Use

The proposed project will be consistent with adopted plans for the site and surrounding area. The proposed plan is consistent with the Solano360 Vision Plan that was formulated in a joint effort between the City of Vallejo and the County of Solano, and the Vallejo General Plan and Zoning Map will be amended to accommodate the Specific Plan. Moreover, the proposed plan will not divide an established community. Issues of land use compatibility associated with construction and long-term use impacts, such as traffic, noise, air quality, will be analyzed in those respective topical sections of the EIR.

Mineral Resources

The project site does not contain any known mineral deposits or active mineral extraction operations. According to the Vallejo General Plan, there are no significant mineral resources within the planning area, and no known mining of mineral resources has occurred in the project site vicinity.

Population, Employment, and Housing

The project site contains no housing and resident population; therefore, project construction would not displace any persons.

During the course of site development and upon full buildout, the proposed project is expected to generate many new jobs. These new jobs would be a mixture of temporary construction jobs; seasonal jobs; entry-level positions, both full-time and part-time; and higher-paying positions. In light of the current recession and its associated unemployment levels, it is expected that the proposed project's new jobs could readily be filled from the local workforce. Therefore, the proposed project would not have the potential to cause substantial direct or indirect population or housing growth.

Recreation

The proposed project would not result in substantial direct or indirect population growth and, therefore, would not increase the use of neighborhood or regional parks. In fact, the proposed project may include recreational uses. Accordingly, the proposed Solano360 Project would not have the potential to adversely impact recreational facilities.

Urban Decay

The proposed project may include a limited amount of new retail commercial development that is supportive of the entertainment uses proposed on the site. This commercial development does not have the potential to negatively impact existing retailers in the County and in the City because these businesses would not be in competing retail categories which could result in store closures. Accordingly, the potential for urban decay to occur as a result of the proposed project will not be assessed in the EIR.

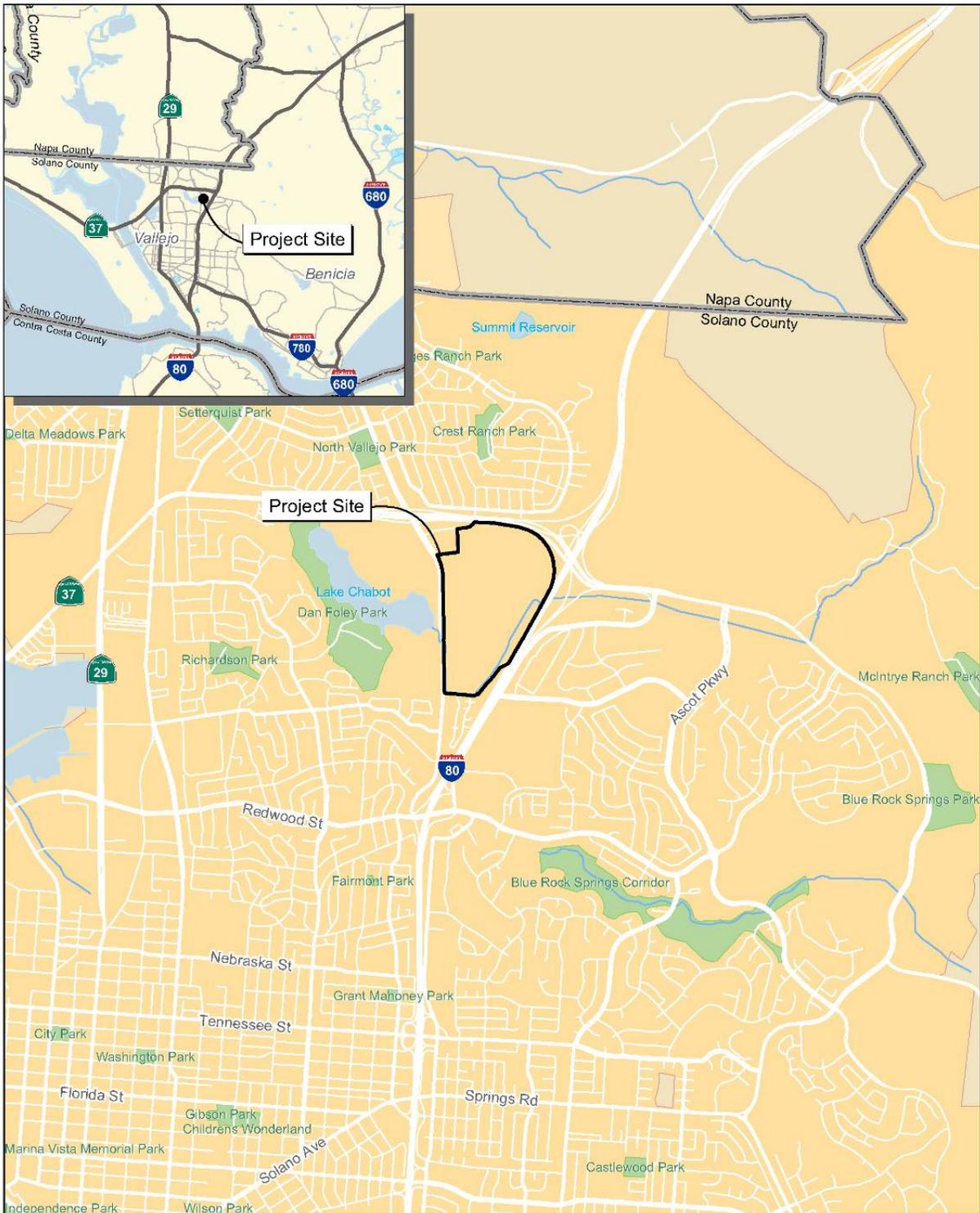
1.8 - Scoping Meeting

A public scoping meeting will be held at September 22 6:30 p.m., at:

Vallejo City Hall Council Chambers
555 Santa Clara Street, Vallejo

At this meeting, agencies, organizations, and members of the public will be able to review the proposed project and provide comments on the scope of the environmental review process.

Exhibit 1: Regional Vicinity Map



Source: Census 2000 Data, The CaSIL, MBA GIS 2011.



Michael Brandman Associates

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Exhibit 1
Project Location Map

COUNTY OF SOLANO • SOLANO 360 SPECIFIC PLAN
NOTICE OF PREPARATION

Exhibit 2: Preliminary Conceptual Land Use Diagram

