

NOTICE OF AVAILABILITY OF AN ENVIRONMENTAL IMPACT REPORT TOWN OF LOOMIS 2040 GENERAL PLAN

Notice is hereby given that the Town of Loomis (Town), as lead agency, has prepared a Draft Environmental Impact Report (Draft EIR) (State Clearinghouse Number 2022050323) for the below referenced 2040 General Plan Update (also referred to as “the 2040 General Plan” or “the proposed project”). The Draft EIR analyzes the potential environmental effects associated with the proposed project in accordance with the California Environmental Quality Act (CEQA). In accordance with Section 15087 of the CEQA Guidelines, the Town has prepared this Notice of Availability (NOA) to provide responsible agencies and other interested parties with notice that the Draft EIR is now available for review, and to solicit comments and concerns regarding the environmental issues associated with the proposed 2040 General Plan from September 22, 2023 to November 6, 2023.

PROJECT LOCATION

The project site is the Planning Area for the 2040 General Plan, which contains all land within the Town’s boundaries, and the Town’s Sphere of Influence (which is co-terminus with the Town boundaries), as required by California Government Code Section 65300. The Town is in southern Placer County, approximately 25 miles northeast of the city of Sacramento. Loomis is divided into two distinct areas by Interstate 80, which traverses through the center of Town. The area north of I-80 contains the Town’s existing retail, office, and industrial development, as well as residential development at different densities. Industrial land uses are located in the triangular area between Taylor Road and Swetzer Road in the northeastern portion of the Town. The area south of I-80 is almost exclusively rural and residential in character.

PROJECT DESCRIPTION

The Town of Loomis adopted its first General Plan in 1987. The first comprehensive update of the General Plan occurred in 2001 and a variety of amendments to the General Plan have been adopted since 1987. This is the second comprehensive update. California state law requires each county, and each incorporated city or town, to adopt a comprehensive general plan “for the physical development of the county or city, and any land outside its boundaries which in the planning agency’s judgment bears relation to its planning” (California Government Code Section 65300). A general plan establishes the community’s development and conservation goals and public policy relative to the distribution of future land uses, both public and private. Since the general plan affects the welfare of current and future generations, State law requires that the plan take a long-term perspective (California Government Code Section 65300). The 2040 General Plan is a policy document that will guide development and conservation within the Town, including the public infrastructure and public facility improvements required to serve future development. Development projects, public facility improvements, population growth, economic development, and other changes contemplated in the Town through the year 2040 could result in environmental impacts, which have been analyzed in the EIR.

POTENTIALLY SIGNIFICANT ENVIRONMENTAL IMPACTS

The EIR has evaluated the potential environmental effects of implementing the proposed 2040 General Plan compared to existing baseline conditions, along with a reasonable range of alternatives, including the no-project alternative. For many environmental topic areas, existing conditions have been identified and summarized in updated background setting sections, provided as Volume III of the General Plan Update. These setting sections have been incorporated by reference into the EIR and used, as appropriate, to inform the existing conditions from which many of the environmental impacts have been analyzed, as further detailed below. The EIR also addresses direct, reasonably foreseeable indirect, cumulative, and growth-inducing effects. The EIR identifies feasible mitigation measures, if available, to reduce significant and potentially significant impacts.

The following environmental topic areas have been evaluated in the EIR to have potentially significant environmental impacts:

- Air Quality
- Biological Resources
- Cultural and Tribal Resources
- Geology, Soils, Minerals, and Paleontology
- Greenhouse Gas Emissions
- Noise and Vibration
- Public Services and Recreation
- Transportation and Circulation

PUBLIC REVIEW

The public review period for the Draft EIR commences on **September 22, 2023, and** ends on **November 6, 2023**. Interested public agencies and individuals should mail or email comments to:

Town of Loomis
Attn: Christy Consolini, Planning Director
P.O. Box 1330
Loomis, CA 95650
GPUUpdate@loomis.ca.gov

Documents related to the 2040 General Plan Update EIR are available for review on the Town's website at: <https://loomis.ca.gov/2020-general-plan-update/>. Hard copies will also be made available at the Town of Loomis Town Hall and Library, as follows:

Town of Loomis Town Hall:
3665 Taylor Road
Loomis, CA 95650

Town of Loomis Library:
6050 Library Drive
Loomis, CA 95650

PUBLIC MEETING

A public meeting to discuss the Draft EIR will be conducted at a joint Town Planning Commission and Town Council hearing on October 17, 2023 (starting 7:00 PM) at the Loomis Train Depot (5775 Horseshoe Bar Road, Loomis, CA 95650). The purpose of the public hearing is to receive verbal and written input on the technical adequacy of the Draft EIR and alternatives. The Town will consider all comments, written and oral, during the preparation of the Final EIR in late 2023.