

PUBLIC NOTICE

Pursuant to the requirements of the CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) and the County's "RULES AND REGULATIONS TO IMPLEMENT CEQA" the Imperial County Environmental Evaluation Committee will meet on **June 13, 2024** at **1:30 p.m.** in the Board of Supervisors Chambers, 940 Main Street, El Centro, to review the below-mentioned projects:

(Information Item Only) Assessment # IS22-0044 Applicant: Project Description: McCabe Ranch Realty, LLC (Applicant) is seeking to process a Supplemental Environmental Impact Report for a Specific Plan Amendment and a new Subdivision Tentative Map, referred to as the McCabe Ranch II Tract Map 994, for an approximately 351.2-acre portion of the McCabe Ranch II Specific Plan Area to accommodate the phased development of 1,610 residential units (single- and multiple-family units), a 12.3-acre elementary school site for the McCabe Union School District, parks, roadways, associated utilities, drainage and storm water treatment improvements.

The McCabe Ranch II Tract Map 994 (Project or proposed Project) is comprised of four (4) parcels; County of Imperial Assessor Parcel Numbers (APNs) 054-130-072, 054-130-076, 054-130-077, and 054-130-078. The Imperial Irrigation District's Date Drain No. 3 and Dogwood Canal both traverse the Project area in a north-south direction. Supervisorial District #2), for additional information please contact [David Black, Project Planner at (442) 265-1736, extension 1746 or by email at davidblack@co.imperial.ca.us]. Additionally, a public Scoping Meeting is scheduled for 6 pm in this Board Chambers room for public comments on this project.

(Mitigated Negative Declaration) Assessment #23-0006: Applicant: Apex Energy Solutions, LLC proposes the NorthStar 1 Solar and Battery Storage Project through General Plan Amendment #23-0001, Zone Change #23-0001, and Conditional Use Permits #23-0005 and #23-0006, which consists of the construction and operation of a 50-megawatt (MW) solar photovoltaic (PV) energy generation facility with a 75-megawatt (MW) battery storage (BESS) component and an on-site transmission line to connect to the Imperial Irrigation District's existing 161kV "N" Line. The proposed project would be located on two privately owned parcels encompassing approximately 288 acres in the eastern portion of the County. The proposed project site is located at 8997 Wilkins Road, Calipatria, CA, on properties identified as Assessor's Parcel Numbers 003-110-005-000 and 003-110-007-000; and further described as Lot 5 & Portion of Lots 6, 7, 8 and 13 of Section 1; Lots 9, 10, 11 & Portion of Lot 12 and the Southeast Quarter of Section 1, respectively; Township 10 South, Range 13 East of the San Bernardino Base and Meridian (S.B.B.M.), County of Imperial; State of California (Supervisory District #4), [Gerardo A. Quero, Planner II at 442-265-1736, or via email at gerardoquero@co.imperial.ca.us].

(Mitigated Negative Declaration) Assessment #23-0007: Applicant: Apex Energy Solutions, LLC proposes the NorthStar 3 Solar and Battery Storage Project through General Plan Amendment #23-0002, Zone Change #23-0002, and Conditional Use Permits #23-0007 and #23-0008, which consists of the construction and operation of a 100-megawatt (MW) solar photovoltaic (PV) energy generation facility with a 200-megawatt (MW) battery storage (BESS) component and an on-site transmission line to connect to the Imperial Irrigation District's existing 161kV "L" Line. The proposed project would be located on three privately owned parcels encompassing approximately 585 acres in the northwest portion of the County. The proposed project site is located at 4580 West Highway 86, Westmorland, CA, on properties identified as Assessor's Parcel Numbers 017-350-031-000, 017-350-030-000, and 017-350-027-000; and further described as That Portion of West Half of Section 25; West Portion of West Half of the East Half of Section 25; and Southeast Quarter of the Northeast Quarter & the East Half of the Southeast Quarter of Section 25, respectively; Township 11 South, Range 10 East of the San

Bernardino Base and Meridian (S.B.B.M.), County of Imperial; State of California (Supervisory District #4), [Gerardo A. Quero, Planner II at 442-265-1736, or via email at gerardoquero@co.imperial.ca.us].

(Mitigated Negative Declaration) Assessment #23-0040: Applicant: Duggins Construction Inc. Proposes Conditional Use Permit (CUP) #23-0034 for a proposed building of 10,000 sq. ft. This building will be mostly occupied by Kudos Transportation (owner) for warehousing with a portion of floor space for office use. The remainder of the main building will be available for lease for future tenants and Lot Line Adjustment (LLA) #00336 is being proposed to be able to meet its requirements due to the lots square footage. The proposed project site is located at Lach Road, Calexico CA. 92231, on property identified as Assessor's Parcel Number 059-363-023-000 and 059-363-024-000, and further described as LOT 2 GATEWAY TO THE AMERICA SUB 2 UN 4 ALSO BEING POR LOT B LLA#283, and, LOT 3 GATEWAY TO THE AMERICA SUB 2 UN 4 ALSO BEING POR LOT B LLA#283, County of Imperial; State of California (Supervisory District #5), [Rocio Yee, Planner I at 442-265-1736, or via email at rocioyee@co.imperial.ca.us].

(Negative Declaration) Assessment #23-0041: Applicants: Mark & Marlene/Dennis & Julie Bernsen, proposes Parcel Map #02507 to subdivide one (1) general agricultural/rural zoned parcel with allowed residential use of approximately 148.34 acres into two (2) parcels, with proposed Parcel 1 of approximately 145.94 acres for the existing farm land and Parcel 2 of approximately 2.40 acres for the existing residential home. The project is located on 2490 E. Boyd Road, Brawley, CA 92227 APN #041-290-002-000 and is further described as LOTS 6 8 & 11 & SE4 OF NW4 & POR LOT 17 & SW4 SEC 28 14-16 in the unincorporated town of Brawley of the County of Imperial., State of California (Supervisorial District #5), [Evelia Jimenez, Planner II at 442-265-1736, or by email at ejimenez@co.imperial.ca.us].

(Negative Declaration) Assessment #24-0001: Applicant: Vikings Energy Farm, LLC proposes Parcel Map #02508 in response to the Imperial Irrigation District's request to convey the existing Nelson Switching Station within the Vikings Solar Energy Generation & Storage Facility. Such action will create a lot to separate the existing switching station from the solar energy generation and storage facility, which was previously evaluated environmentally in 2022 under Conditional Use Permit (CUP) #20-0025 through the Final Environmental Impact Report (EIR) SCH#2021050036. The proposed project site is located at 2910 E. Nelson Pit Road, Holtville, CA 92250, on property identified as Assessor's Parcel Number 050-070-019-000, and further described as West Half of Northwest Quarter of Section 36, Township 15 South, Range 16 East of the San Bernardino Base and Meridian (S.B.B.M.), County of Imperial; State of California (Supervisory District #5), [Gerardo A. Quero, Planner II at 442-265-1736, or via email at gerardoquero@co.imperial.ca.us].

Jim Minnick, Chairman
Environmental Evaluation Committee

Si usted requiere esta información en español, favor de llamar al (442) 265-1736.

DB/GQ/EJ/GQ/RYS:\Clerical\AGENDAS\2024\EEC\RESULTS AGENDA\06 13 24 EEC RESULTS AGENDA .docx