

**CITY OF SANTA PAULA
NOTICE OF AVAILABILITY/NOTICE OF COMPLETION (NOA/NOC)
SANTA PAULA WEST BUSINESS PARK SPECIFIC PLAN
DRAFT ENVIRONMENTAL IMPACT REPORT (DEIR)
2013-CDP-04; SCH No. 2014081104**

NOTICE IS HEREBY GIVEN that the City of Santa Paula has completed the Draft Environmental Impact Report (DEIR) for the Santa Paula West Business Park Specific Plan (the "Specific Plan"). This DEIR is subject to a 45-day public review period starting from the date of the Notice of Availability/Notice of Completion (NOA/NOC). Copies of this Draft EIR have been sent to the State Clearinghouse, Responsible Agencies, agencies that have commented on the Notice of Preparation (NOP), and all other interested parties that have requested notice and copies of the Draft EIR. The Draft EIR is available for public review at the City of Santa Paula Planning Department, located at 200 South Tenth Street, Santa Paula, CA 93060 and at the Blanchard Community Library located at 119 North Eighth Street, Santa Paula, CA 93060. In addition, the Draft SEIR is available on the City's website at <http://www.ci.santa-paula.ca.us>.

Project Title: Santa Paula West Business Park Specific Plan (Project No. 13-CDP-04)

Project Location: The Specific Plan site is a 53.81-acre area near the western boundary of the City of Santa Paula and currently lies within the unincorporated County of Ventura. The site is bound to the north by Telegraph Road, to the south by SR 126, to the east by existing industrial and commercial development in the existing City limits, and to the west by the Adams Barranca and agricultural operations. The site is bisected by the Ventura County Transportation Commission (VCTC) railroad right-of-way.

Applicant(s): McGaelic Group, Oxnard, CA & Bender Farms, Santa Paula, CA

Proposed Project: The Specific Plan would guide future land use development on approximately 53.81 acres of the City's 125-acre West Area 2 designation. West Area 2 was included as an expansion area in the City's General Plan, which was approved by the City of Santa Paula in 1998. This designation allows for a variety of manufacturing, research and development, professional office, and limited commercial uses, with integrated vehicular circulation, pedestrian walkways, and infrastructure. The land uses envisioned within the Specific Plan would be a mix of low-intensity industrial (such as light manufacturing or research and development), professional offices, and supporting commercial businesses. These uses are allowed in the Commercial/Light Industrial and Light Industrial zones

Deadline for Comments: Written comments must be submitted to the lead agency by no later than 5:00 pm on December 19, 2016, at which time the 45-day comment period will end. Please direct your responses to:

City of Santa Paula Planning Department
Janna Minsk, AICP, Planning Director
P.O. Box 569
Santa Paula, CA 93061

Comments may also be sent by facsimile to (805) 933-8793 or by email jminsk@spcity.org. Please put "Santa Paula West Business Park Specific Plan EIR" in the subject line. Agency responses should include the name of a contact person within the commenting agency.

Dated this 4th day of November, 2016

To be published in the Santa Paula Times on Friday, November 4, 2016