Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # 2013032015

Project Title: General Plan Amendment to Policy 2.A.1

Lead Agency: City of Woodland | Contact Person: Erika Bumgardner
Mailing Address: 300 First Street | Phone: (530) 661-5886
City: Woodland | Zip: 95695 | County: Yolo

Project Location: County: Yolo | City/Nearest Community: Woodland
Cross Streets: Various: Road 18C and Road 101; Road 101 and Churchill Downs; HWY 16 and Road 98 | Zip Code: 95776 and 95695
Longitude/Latitude (degrees, minutes and seconds): 38 ° 42 ′ 42.15 ″ N / 121 ° 45 ′ 10.38 ″ W | Total Acres: 11
Assessor's Parcel No.: Various, including: 027-250-028-000 and 025-470-038-000 | Section: 15, 16, 21, 22, 36 | Twp.: 10N | Range: 01E, 02E | Base: Mt. Diablo
Within 2 Miles: State Hwy #: 16 and 113 | Waterways: Cache Creek
Airports: None | Railways: Union Pacific Railroad - California Northern Railroad | Schools: Holy Rosary, Maxwell Elementary, Woodland HS

Document Type:

CEQA: ☐ NOP ☐ Early Cons ☐ Neg Dec ☐ Mit Neg Dec ☐ Draft EIR ■ Supplement/Subsequent EIR (Prior SCH No.) ☐ Other:
NEPA: ☐ NOI ☐ EA ☐ Draft EIS ☐ FONSI
Other: ☐ Joint Document ☐ Final Document ☐ Other:

Local Action Type:

☐ General Plan Update ☒ General Plan Amendment ☐ General Plan Element ☐ Community Plan
☐ Specific Plan ☐ Master Plan ☐ Planned Unit Development ☐ Site Plan
☐ Rezone ☐ Prezone ☐ Use Permit ☐ Land Division (Subdivision, etc.)
☐ Annexation ☐ Redevelopment ☐ Coastal Permit ☐ Other:

Development Type:

☐ Residential: Units ____ Acres ____
☐ Office: Sq.ft. ____ Acres ____ Employees ____
☐ Commercial: Sq.ft. ____ Acres ____ Employees ____
☐ Industrial: Sq.ft. ____ Acres ____ Employees ____
☐ Educational:
☐ Recreational:
☐ Water Facilities: Type ____ MGD ____
☐ Transportation: Type
☐ Mining: Mineral
☐ Power: Type ____ MW ____
☐ Waste Treatment: Type ____ MGD ____
☐ Hazardous Waste: Type
☒ Other: Utility Extensions

Project Issues Discussed in Document:

☒ Aesthetic/Visual
☒ Agricultural Land
☒ Air Quality
☒ Archaeological/Historical
☒ Biological Resource
☐ Coastal Zone
☐ Drainage/Absorption
☐ Economic/Jobs
☐ Fiscal
☒ Flood Plain/Flooding Forest
☒ Land/Fire Hazard
☒ Geologic/Seismic Minerals
☒ Noise
☒ Population/Housing Balance
☒ Public Services/Facilities
☒ Recreation/Parks
☒ Schools/Universities
☐ Septic Systems
☒ Sewer Capacity
☒ Soil Erosion/Compaction/Grading
☒ Solid Waste
☒ Toxic/Hazardous
☒ Traffic/Circulation
☒ Vegetation
☒ Water Quality
☒ Water Supply/Groundwater
☒ Wetland/Riparian
☒ Growth
☒ Inducement Land Use
☒ Cumulative Effects
Other:

Present Land Use/Zoning/General Plan Designation:

Agriculture/Agricultural Intensive (A-N); Industrial/Heavy Industrial (I-H)

Project Description: *(please use a separate page if necessary)*

The City is considering an amendment to Policy 2.A.1 in the General Plan ("the proposed project"). The amendment would allow the City to provide utilities (i.e., potable water, wastewater or recycled water) up to one mile beyond the Urban Limit Line (ULL) to existing commercial facilities in operation on or prior to November 3, 2026. The City's current boundaries are circumscribed by a permanent ULL established by a vote of the people in 2006. The approved initiative placed restrictions on the provision of utility services outside the ULL. The ULL boundary and provisions of utility services outside the ULL may only be modified by another vote by the people. Amendment to Policy 2.A.1 would be subject to voter approval of an amendment to the ULL. The City is considering including a measure on the November 2026 ballot that would amend the ULL to allow the expansion of existing City utilities to commercial facilities located on parcels with a boundary that falls wholly or partially within one mile of the ULL and in operation on or prior to November 3, 2026. The SEIR will be prepared to provide additional information needed to address the proposed project, in addition to that which was provided in the City's 2035 General Plan and CAP EIR (State Clearinghouse #2013032015 and adopted and certified on May 16th, 2017). It is anticipated at this time that two existing commercial facilities located within unincorporated Yolo County would make use of the utility extension, if the ballot measure passes. These two existing commercial facilities are Bayer U.S. Crop Science, LLC (located at 37437 CA-16, Woodland, CA 95695, APN#025-470-038-000) and Clark Pacific (located at 40600 County Road 18C, Woodland, CA 95776, APN#027-250-028-000). The ballot measure would not require either Bayer or Clark Pacific to extend utility facilities and services.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "**X**".
If you have already sent your document to the agency please denote that with an "**S**".

_____	Air Resources Board	X	Office of Historic Preservation
_____	Boating & Waterways, Department of	_____	Office of Public School Construction
_____	California Emergency Management Agency	_____	Parks & Recreation, Department of
_____	California Highway Patrol	_____	Pesticide Regulation, Department of
_____	Caltrans District # _____	_____	Public Utilities Commission
_____	Caltrans Division of Aeronautics	X	Regional WQCB # 5
_____	Caltrans Planning	_____	Resources Agency
_____	Central Valley Flood Protection Board	_____	Resources Recycling and Recovery, Department of
_____	Coachella Valley Mtns. Conservancy	_____	S.F. Bay Conservation & Development Comm.
_____	Coastal Commission	_____	San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
_____	Colorado River Board	_____	San Joaquin River Conservancy
_____	Conservation, Department of	_____	Santa Monica Mtns. Conservancy
_____	Corrections, Department of	_____	State Lands Commission
_____	Delta Protection Commission	_____	SWRCB: Clean Water Grants
_____	Education, Department of	_____	SWRCB: Water Quality
_____	Energy Commission	X	SWRCB: Water Rights
X	Fish & Game Region # 2	_____	Tahoe Regional Planning Agency
_____	Food & Agriculture, Department of	_____	Toxic Substances Control, Department of
_____	Forestry and Fire Protection, Department of	_____	Water Resources, Department of
_____	General Services, Department of		
_____	Health Services, Department of	_____	Other: _____
_____	Housing & Community Development	_____	Other: _____
X	Native American Heritage Commission		

Local Public Review Period (to be filled in by lead agency)

Starting Date 12/19/2026 Ending Date 2/2/2026

Lead Agency (Complete if applicable):

Consulting Firm: AECOM
Address: 2020 L Street
City/State/Zip: Sacramento CA 95811
Contact: Nicole Williams
Phone: 916-414-5800

Applicant: City of Woodland, Community Development Department
Address: 300 First Street
City/State/Zip: Woodland CA 95695
Phone: (530) 661-5886

Signature of Lead Agency Representative: Erika Bumgardner Digitally signed by Erika Bumgardner Date: 2025.12.15 15:16:09 -08'00' **Date:** 12/15/2025

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.