NOTICE OF PREPARATION

OF AN ENVIRONMENTAL IMPACT REPORT

NEW QUINCY COURTHOUSE

DATE: October 15, 2025

TO: Responsible and Trustee Agencies, Interested Parties, and Organizations

SUBJECT: Notice of Preparation of an Environmental Impact Report for the New Quincy Courthouse

The Judicial Council of California (Judicial Council) is the lead agency and will prepare an Environmental Impact Report ("EIR") compliant with the California Environmental Quality Act ("CEQA") for the proposed New Quincy Courthouse (the "Project"). No Initial Study was prepared as the Judicial Council has determined that an EIR is clearly required for the Project. In accordance with Section 15082 of the CEQA Guidelines, this Notice of Preparation ("NOP") provides the Project location, a brief Project description, and a summary of the potential environmental impacts of the proposed Project.

The purpose of this NOP is to provide an opportunity to comment on the scope and proposed content of the EIR. In accordance with Public Resources Code sections 21092(b)(1) and 21083.9, this NOP is public notice that the Judicial Council will hold a public scoping meeting as described below. As provided in CEQA Guidelines section 15082, the Judicial Council invites responsible and trustee agencies to provide information relevant to the analysis of environmental resources falling within the jurisdiction of such agencies. Specifically, input is requested on:

1. **Scope and Content of Environmental Analysis**—guidance on the scope and content of analysis for this EIR within the agency's area of statutory responsibility, including identification of specific significant environmental issues that will require closer study due to the location, scale, and character of the Project, and whether the agency will be a responsible agency or trustee agency for the Project;

2. **Mitigation Measures**—proposals for feasible mitigation, including mitigation that would avoid or reduce potentially significant or significant impacts to environmental resources; and

3. **Alternatives**—proposals for alternatives to the proposed Project that could reduce or avoid potentially significant or significant impacts.

As outlined in CEQA Guidelines Section 15082(b), each responsible and trustee agency must identify specific environmental issues, alternatives, and mitigation measures that should be explored in the EIR. If there is no response within 30 days, the Judicial Council will presume

that there are no specific environmental issues, alternatives, or mitigation measures that the responsible and trustee agencies believe should be incorporated into the EIR.

WRITTEN COMMENTS ON THE NOTICE OF PREPARATION

Please provide your written comments by **November 17, 2025**. Comments, along with the name and contact information of the appropriate person in your organization, should be addressed to:

> Alex Cervantes, Senior Facilities Analyst
> Judicial Council of California, Facilities Services
> 2860 Gateway Oaks Drive, Suite 400, Sacramento, CA 95833-3509
>
> newquincycourthouseproject@jud.ca.gov (enter "New Quincy Courthouse NOP in the 'Subject' line)

The Judicial Council will hold a public scoping meeting on **Thursday, October 23, 2025, from 6:00 p.m. to 7:00 p.m**. at the following location:

> Plumas County Fairgrounds
> Mineral Building
> 204 Fairgrounds Road
> Quincy, CA 93433

Parking: Available in and around the Fairground Mineral Building.

Information related to the proposed Project, including how to access the Project documents and how to participate in the public review process will be provided at the scoping meeting. Information related to this Project is available for review on the Judicial Council's website at: https://courts.ca.gov/facilities/plumas-county-new-quincy-courthouse.

PROJECT LOCATION AND SURROUNDING LAND USES

The Judicial Council proposes to construct a new courthouse to relocate Superior Court operations that are currently housed in the Plumas County Courthouse located at 520 Main Street in Quincy, California.

The 2.86-acre Project site consists of three contiguous, privately-owned parcels in the unincorporated town of Quincy in Plumas County (Figure 1). Site addresses include 253 Lawrence Street (APN 115-031-055), 287 Lawrence Street (APN 115-031-052), and 293 Lawrence Street (APN 115-031-054). The Project site is currently developed with three commercial buildings—Feather Publishing Co., Inc. at 287 Lawrence Street, a storage facility for boats and recreational trailers at 253 Lawrence Street, and the Quincy Paint Center and The2Mic (amplification supplies for guitars) at 293 Lawrence Street, which was previously occupied by Quincy Lumber & Supply. There are paved parking areas around the structures in the southern and central portions of the Site, with the northwestern and northern portions consisting of an unpaved gravel surface.

Lawrence Street in this location in downtown Quincy serves as State Routes (SR) 70/89. The Project site is bounded by Lawrence Street/SR 70/89 to the south, multi-family and single-family residential land uses to the west, a bike path along a former railroad alignment and a defunct, former wastewater treatment plant to the north, and multi-family residential and commercial land uses to the east (Figure 2).

The Plumas County General Plan designates the Project site parcels for Commercial land use. The Commercial land use designation identifies locations that are appropriate for a wide range of commercial operations, including retail, offices, and services and allows for residential use in conjunction with commercial uses. The County zoning district for this site is Periphery Commercial (C-2), which includes a broad assortment of commercial uses, parking lots, and dwelling units.

The Project's proposed use of the property is consistent with the commercial land use designation by the Plumas County General Plan and the Periphery Commercial (C-2) zoning district that allow for the construction, use and occupancy of business office buildings and facilities. The Judicial Council, acting as the judicial branch of State government, is not subject to local land use regulations; however, the Judicial Council, as appropriate, considers local policies in evaluating whether the Project's impacts would be significant and the above information regarding the County's General Plan and zoning is presented for context.

This Project site location was selected by the Judicial Council's Court Facilities Advisory Committee (CFAC) after research and evaluation of ten potential project sites.

PROPOSED PROJECT

The existing Plumas County Courthouse is owned by Plumas County. The County's plans for repurposing the existing Plumas County Courthouse are not currently available and are not part of the Project.

The Project would provide a new permanent state-owned courthouse facility that is accessible to the public and can provide enhanced services to the public. The Project would include construction of courtrooms with support spaces, administrative and operations areas, and an entry plaza. The Project also includes site improvements, including new on-site surface parking lots and drive aisles, and rerouted utility connections to serve the new building. The Project will include demolition of the existing structures on the Project site.

PROPOSED FACILITIES

The Project would be an approximately 23,000 square-foot, 1-story courthouse building. The Project does not propose any subterranean building area.

High volume public functions, court, and court support functions would all take place on the single ground floor level of the new courthouse. The new courthouse building would include the following features and areas:

- Two courtrooms
- Multipurpose room
- Public lobby and security screening area
- Chambers and courtroom support areas
- Court operations area
- Clerk's office

- Family court services area
- Self-help area
- Space for administration and information technology
- Jury Services area
- Sheriff area
- Central in-custody holding area
- Space for staff and building support
- Secured loading zone and sallyport

The new courthouse building would be set back a minimum of 25 feet from the nearest property lines (i.e., the western and southern site boundaries). The Conceptual Site Plan is shown in Figure 3. The Project will be designed and constructed according to the 2023 Judicial Council of California Trial Court Facility Standards.

Access and Utilities

The existing vehicle entrance to the Project site is established off Lawrence Street/SR-70/89 along the southern property boundary. The Project proposes to use this existing public access. A second access for emergency vehicles only would be provided at the northeast end of the property from the Summerfield Lane cul-de-sac.

The Project site is served by American Valley Community Services District for water and wastewater service, Plumas County Public Works Department for stormwater drainage and solid waste collection and disposal, and Pacific Gas and Electric (PG&E) for electricity and natural gas. Utility service connections would be modified as needed to support the operation of the Project.

Construction

All construction equipment and vehicles would be staged on the 2.86-acre Project site. Construction will be phased in alignment with the Office of the State Fire Marshal's permitting. Construction is anticipated to begin in December 2029 and be completed in January 2032.

PROJECT OBJECTIVES

The Judicial Council has identified the following Project Objectives to guide planning for the Project site, as well as the analysis included within the EIR:

- Provide a permanent, sustainable, safe, and accessible courthouse that improves the public's access to justice and enhances public services
- Enhance the public's access to justice by offering basic services such as self-help not currently provided to county residents due to overcrowding and lack of space
- Align courthouse spaces and organization with Judicial Council's California Trial Court Facilities Standards
- Improve security, relieve current space shortfall, and improve operational efficiency and customer service

ENVIRONMENTAL REVIEW

As required by CEQA, the EIR will describe existing conditions and evaluate the potential environmental effects of the Project, and a reasonable range of alternatives including the no-project alternative. It will address reasonably foreseeable direct, indirect, cumulative, and

growth-inducing effects. The EIR will identify feasible mitigation measures, if available, to reduce significant and potentially significant impacts to environmental resources.

POTENTIAL ENVIRONMENTAL IMPACTS

Based on the Project characteristics and site conditions, the EIR will evaluate, at a minimum, the following issue areas:

- Aesthetics/Visual
- Agriculture and Forestry Resources
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation
- Tribal Cultural Resources
- Utilities and Service Systems
- Wildfire
- Cumulative Effects
- Growth Inducing Effects

For each of these areas, the EIR will identify whether the Proposed Project would cause significant or potentially significant impacts. Where impacts are identified, the EIR will recommend feasible mitigation measures designed to avoid, minimize, or offset those impacts. The alternatives analysis will evaluate a reasonable range of project alternatives that, consistent with CEQA, meet most of the project objectives and reduce or avoid any significant environmental effects of the project, including a required No Project Alternative. The EIR will therefore serve as the primary disclosure document for decision-makers, agencies, and the public, ensuring that environmental considerations are fully integrated into the planning and approval process for the Project.

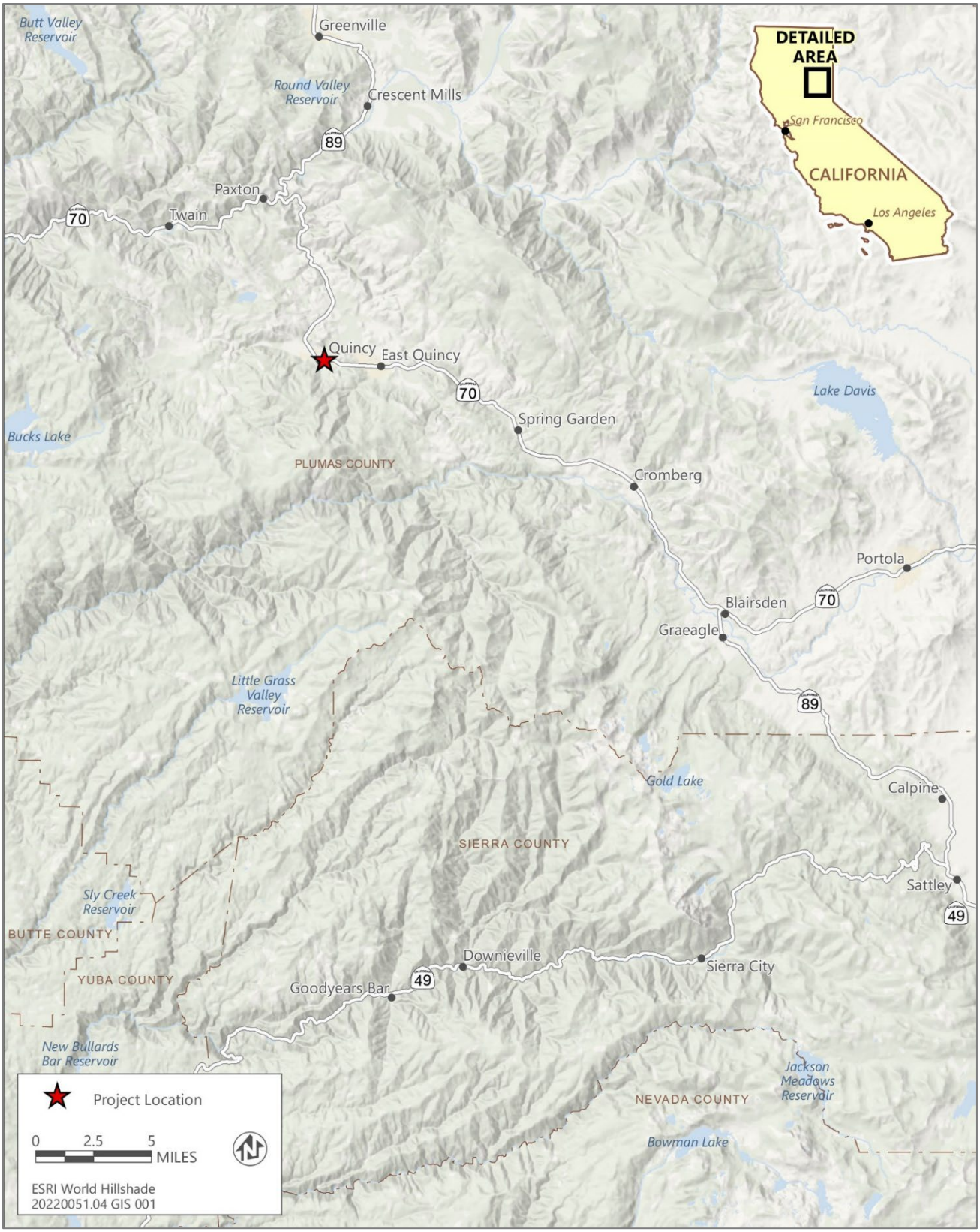


Figure 1 Regional Location



Figure 2 Project Location

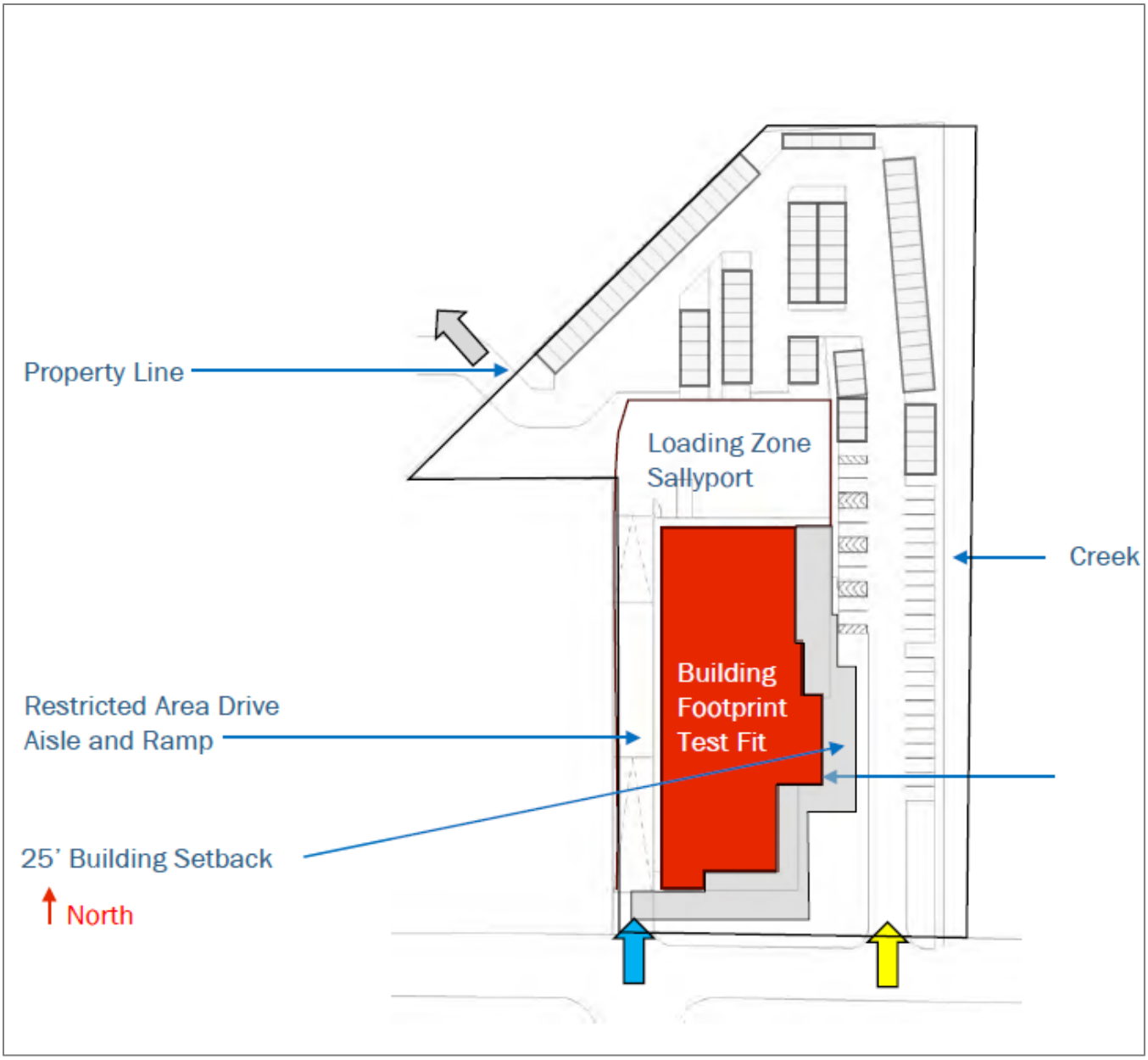


Figure 3 Conceptual Site Plan