

STAFF REPORT

SUBJECT: Public Hearing for the FCB William
Borges Alder Avenue Preserve
Dedication/Acquisition

RECOMMENDED ACTION: Motion to: (1) Open a Public Hearing for
Comments on the Preserve and (2) Close
the Public Hearing after Receiving
Comments

DISCUSSION:

For preserve dedication, the SJMSCP requires notices and hearing procedures to be followed:

1. a 30-day public comment period for Jurisdictional Review prior JPA action which commenced August 2019;
2. Public hearings at the HTAC noticed 30 days before recommendation to JPA; and a
3. Public hearing at the JPA prior to a decision.



Notice is hereby given regarding the following property: (see Attachment 1 Map)

1. Those certain properties described as 20061 S. Alder Avenue, Tracy, CA (APNs: 213-150-07)
2. Vendor: William Borges
3. Price: Land in Lieu and/or not to exceed \$13,399 per acre

The Borges Alder Avenue property under consideration is a total of 45 +/- acres. The land owner has come to terms with a development project for an easement dedication of 33.22 +/- acres for a project and an acquisition of approximately 11 +/- acres available as agricultural habitat in the future by SJCOG, Inc. or another project. The location of the property is in Paradise Cut and Old River area north of the City of Tracy in the Central Zone.

The potential preserve is adjacent to existing SJCOG, Inc. preserves in the Central and Delta Zone area, also shown in the attachment 1. If dedicated and/or purchased, SJCOG, Inc. staff intends to create the Preserve Management Plan (PMP) to reflect the existing Preserve Management Plans (PMP) for economy of scale as a row and field crop and riparian habitat for species under the SJMSCP.

Prepared by Steven Mayo, Program Manager

