



**NOTICE OF PREPARATION  
OF A DRAFT ENVIRONMENTAL IMPACT REPORT  
AND NOTICE OF SCOPING PRESENTATION**

**GOLETA TRAIN DEPOT PROJECT  
27 S. La Patera Lane; APN 073-050-033**

**PURPOSE OF THIS NOTICE:** This Notice of Preparation (NOP) is being issued by the City of Goleta for the proposed Goleta Train Depot Project located in the City of Goleta. The City is the lead agency for the project and will prepare an Environmental Impact Report (EIR) in accordance with the requirements of the California Environmental Quality Act (CEQA) and the CEQA implementation guidelines. This NOP is being circulated pursuant to California Resources Code Section 211153(a) and CEQA Guidelines Section 15082.

The City is requesting written feedback from the public, interested organizations, and responsible trustee agencies about the scope and content of the environmental information that will be addressed in the draft EIR. The EIR will address the environmental issues discussed in the project's initial study that can be found online on the City's website at: <https://www.cityofgoleta.org/projects-programs/studies-and-other-projects/goleta-train-depot-project>

A paper copy can be mailed upon written request (one copy per requestor). This offer is limited to just those projects for which there is a public comment period that runs during the Health Orders requiring members of the public to shelter in place or be safer at home due to COVID-19.

**PROJECT LOCATION:** The project would be located at the northern terminus of S. La Patera Lane on a 2.5-acre project site currently occupied by an industrial warehouse structure (former DRI building), a parking lot, outdoor storage area, and vehicle yard. The project is located near a number of regionally important areas, land uses, and transportation facilities, which include Old Town Goleta, University of California Santa Barbara (UCSB), the Santa Barbara Airport, US Hwy 101, the Union Pacific Rail Road (UPRR) train corridor, and the existing Goleta Rail Station.

**GENERAL PLAN DESIGNATION:** Business Park (I-BP)

**ZONING:** Business Park (BP)

**BACKGROUND:** The complete conceptual design of the depot station has not yet been completed. The City will seek community input on the design in upcoming community workshops. This notice and upcoming presentation are only related to environmental concerns and comments on the environmental analysis, which is based on a worst-case development footprint of a new train depot.

**PROJECT DESCRIPTION:** The proposed project would include demolition of an existing industrial warehouse structure (approximately 39,800 square feet) in order to develop a new train depot on the City-owned property adjacent to the existing Goleta Rail Station and Union Pacific right-of-way. The proposed new train depot is anticipated to be approximately 9,000 square feet. It would provide a permanent, enclosed, and safe structure for Amtrak passengers to use as they wait to board or after they disembark from

trains. The proposed train depot would be located in the northern portion of the project site adjacent to the railroad right-of-way.

The proposed new train depot would include a lobby, vending machines, a café area for riders to purchase beverages and food, restroom facilities, multiple indoor waiting areas, a meeting room, an on-site ticketing area, as well as adequate luggage and storage space. The project will also accommodate bicycle access and provide onsite bicycle storage options, as well as ample vehicle parking on an adjacent surface parking lot. A proposed “Kiss N’ Ride” space in front of the building would allow for designated pick-up and drop-off locations for passengers.

**EIR SCOPE OF ANALYSIS:** The EIR is intended to provide decision-makers and the public with information that enables them to consider the environmental consequences of the proposed project. The EIR would identify potentially significant effects, cumulative impacts, and any feasible means of avoiding or reducing the effects through project redesign, the imposition of mitigation measures, or implantation of project alternatives. Based on the analysis contained in the Initial Study, the probable environmental effects to be analyzed in the EIR include but are not limited to the following:

Air Quality	Transportation
Greenhouse Gas Emissions	Tribal Cultural Resources
Hazards and Hazardous Materials	Utilities and Service Systems
Noise	

The issues of Biological Resources, Cultural Resources, and Geology and Soil were determined to be less than significant with mitigation in the Initial Study. In addition, the following issues were determined to be less than significant and will not be addressed in the EIR:

Aesthetics	Mineral Resources
Agricultural Resources	Population and Housing
Energy	Public Services
Hydrology and Water Quality	Recreation
Land Use and Planning	Wildfire

Reponses received on this NOP may modify or add to the preliminary assessment of potential issues addressed in the EIR.

**SCOPING PRESENTATION:** In light of the COVID-19 pandemic and County stay-at-home orders, a virtual Scoping Presentation has been prepared and posted in the link below in place of an in-person Scoping Meeting to provide information and solicit comments from the public about the issues and content of the EIR. All interested parties are encouraged to watch the virtual Scoping Presentation, which will be available from May 25, 2020 to June 24, 2020 at the link below. Comments, feedback, or questions on the presentation can be addressed to Jaime Valdez, as detailed below under the Public Comment Period.

**VIRTUAL PRESENTATION:** May 25 through June 24, 2020.

**PLACE** <https://www.cityofgoleta.org/projects-programs/studies-and-other-projects/goleta-train-depot-project>

**NOTICE OF PREPARATION PUBLIC COMMENT PERIOD:** The public comment period begins on May 25, 2020 and ends on June 24, 2020 (30 days). All letters should be addressed to Jaime Valdez, Principal Project Manager, City of Goleta, 130 Cremona

Drive, Suite B, Goleta, CA 93117 or [jvaldez@cityofgoleta.org](mailto:jvaldez@cityofgoleta.org). **All comments must be postmarked no later than June 24, 2020 at 5:30 P.M.** Please limit comments to environmental issues. Emails are the preferred method of comment during the COVID-19 pandemic and must be received by June 24, 2020 at 5:30 P.M.

NOTE: In compliance with the Americans with Disability Act, if you need special assistance to view or submit comments or questions on the Scoping Presentation, please contact the City Clerk's Office at (805) 961-7505.

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