



**APPLICATION REFERRAL:
Staff Review with Notice**

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The following project has been filed with this Department: **APPLICATION NUMBER: PA-1800315 (SA)**

PROPERTY OWNER: Vander Schaaf Dairy #3
13775 Murphy Road
Escalon, CA 95320

APPLICANT: Provost & Pritchard
c/o Steve Bommelje
130 North Garden Street
Visalia, CA 93291

PROJECT DESCRIPTION: A Site Approval application to install a manure digester facility on an 18-acre portion of an on a 237.48-acre parcel with an existing dairy, Vander Schaaf Dairy #3. The manure digester facility will capture greenhouse gases from manure waste and convert the greenhouse gases to Renewable Natural Gas (RNG). The proposal includes the construction of the following:

- a 11,825-square-foot hydrolyzer structure
- a 57,600-square-foot digester double-lined covered lagoon
- a 5,100-square-foot Livestock Water Recycling structure
- a 3,200-square-foot office building
- a 1,500-square-foot utility shop
- a 5,500-square-foot Livestock Water Recycling equipment area
- a 11,000-square-foot Renewable Natural Gas equipment area
- a 2,760-square-foot processing and equalization pit
- a 7,850-square-foot flare structure
- a truck scale
- three natural gas genset containers totaling 1,400 square-feet
- a temporary manure storage area
- a 144-square-foot collection pit
- a 1,990-square-foot flush pit
- a 2,700-square-foot manure screen separation structure
- a 1,900-square-foot bedding drying structure
- a manure storage area

The RNG will be picked up by outside truck hauling companies 7 days per week. The manure feeding the digester will be supplied by the onsite dairy, Vander Schaaf Dairy #1 located 0.5 miles north of the project site on APN: 203-130-05, and off-site "donor" dairies. Flush water for the project will be pumped from the Vander Schaaf Dairy #1 through the installation of new underground pipes and lift stations across two parcels including APN 203-130-03 & -06, to the Vander Schaaf Dairy #3. The resulting separated solids from the project will be sold as fertilizer and trucked offsite daily. The parcel will be served by an on-site water well, a septic system for waste water disposal, and natural storm drainage. The facility proposes to operate 24 hours per day 7 days per week with 14 truck trips per day, and 4 employees arriving on site in personal vehicles during normal daytime business hours 8 am to 5 pm, 5-days a week. The project site has 2 existing access driveways on S. Murphy Rd, but only the south driveway will be utilized for the project. This parcel is under a Williamson Act contract.

The Property is zoned AG-40 (General Agriculture, 40-acre minimum) and the General Plan designation is A/G (General Agriculture) and OS/RC (Resource Conservation).

PROJECT LOCATION: The project site is located on the west side of S. Murphy Rd., 2,915 feet north of Lone Tree Rd., northwest of Escalon. (APN/Address: 203-120-11; 203-130-03, -05, & -06 / 13773 S. Murphy Rd., Escalon) (Supervisory District: 4)



ENVIRONMENTAL DETERMINATION: This is a Notice of Intent to adopt a Mitigated Negative Declaration for this project as described. San Joaquin County has determined that through the Initial Study that contains proposed mitigation measures all potentially significant effects on the environment can be reduced to a less than significant level. The Mitigated Negative Declaration and Initial Study can be viewed on the Community Development Department website at www.sjgov.org/commdev under Active Planning Applications.

APPLICATION REVIEW: Recommendations and/or comments on this project must be submitted to the Community Development Department no later than May 5, 2021. Recommendations and/or comments received after that date may not be considered in staff's analysis.

AGENCY REFERRALS MAILED ON: April 7, 2021

TO:

SJC Supervisor: District 4	CA Regional Water Quality Control Board	Audubon Society
SJC Agricultural Commissioner	Central Valley Flood Protection Board	Building Industry Association
SJC Animal Control	CA Dept. of Conservation	Builders Exchange
SJC Assessor	CA Dept. of Recycle and Recovery	Carpenters Union
SJC Building Division / Plan Check	CA Division of Aeronautics	Farm Bureau
SJC Environmental Health	CA Energy Commission	Haley Flying Service
SJC Fire Prevention Bureau	CA Fish & Wildlife Region: 2	John Glick
SJC Mosquito Abatement	PG&E, AT&T	Kathy Perez
SJC Public Works	Federal Aviation Administration	Kevin Johnston
SJC Sheriff Communications Director	Federal Emergency Management Agency	Lozeau Drury LLP
Ripon Unified School District	US Fish & Wildlife	Precissi Flying Service
Collegeville Fire District	Stockton Airport Service	Sierra Club
Air Pollution Control District	Airport Land Use Commission	Buena Vista Rancheria
San Joaquin Council of Governments	Central San Joaquin Water Conservation District	