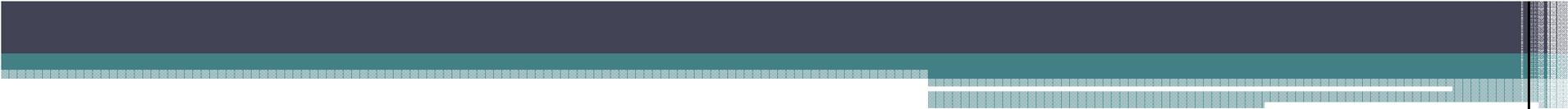


Public Workshop
for the
Quay Valley New Community
Preliminary Design Plan



April 19, 2016
Hanford

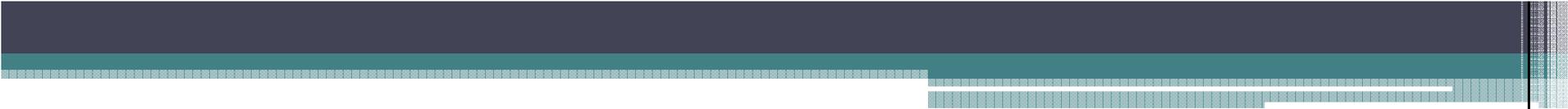


Workshop Agenda

6:00 to 6:30 Introduction and New Community
Procedure overview

6:30 to 7:15 Presentation on Quay Valley New
Community Proposal

7:15 to 8:00 Question and Answer



Public Workshops

April 19, 2016 - Hanford

Kings County Board Chambers

April 20, 2016 - Kettleman City

Community Center

75 5th St., Kettleman City, CA 93239

April 25, 2016 - Corcoran

Corcoran City Hall

1015 Chittenden Ave., Corcoran, CA 93212

Access to Documents

Documents can be found on the Community Development Agency webpage located at:

www.countyofkings.com/departments/general-services/community-development-agency/quay-valley

Public Comments

Comment Deadline: May 25, 2016

Comments can be emailed to:

Sandy.roper@co.kings.ca.us

Or mailed to:

**Sandy Roper, Principal Planner
Kings County Community Development Agency
1400 W. Lacey Blvd., Bldg. 6
Hanford, CA 93230
(559) 852-2685**

New Community Application

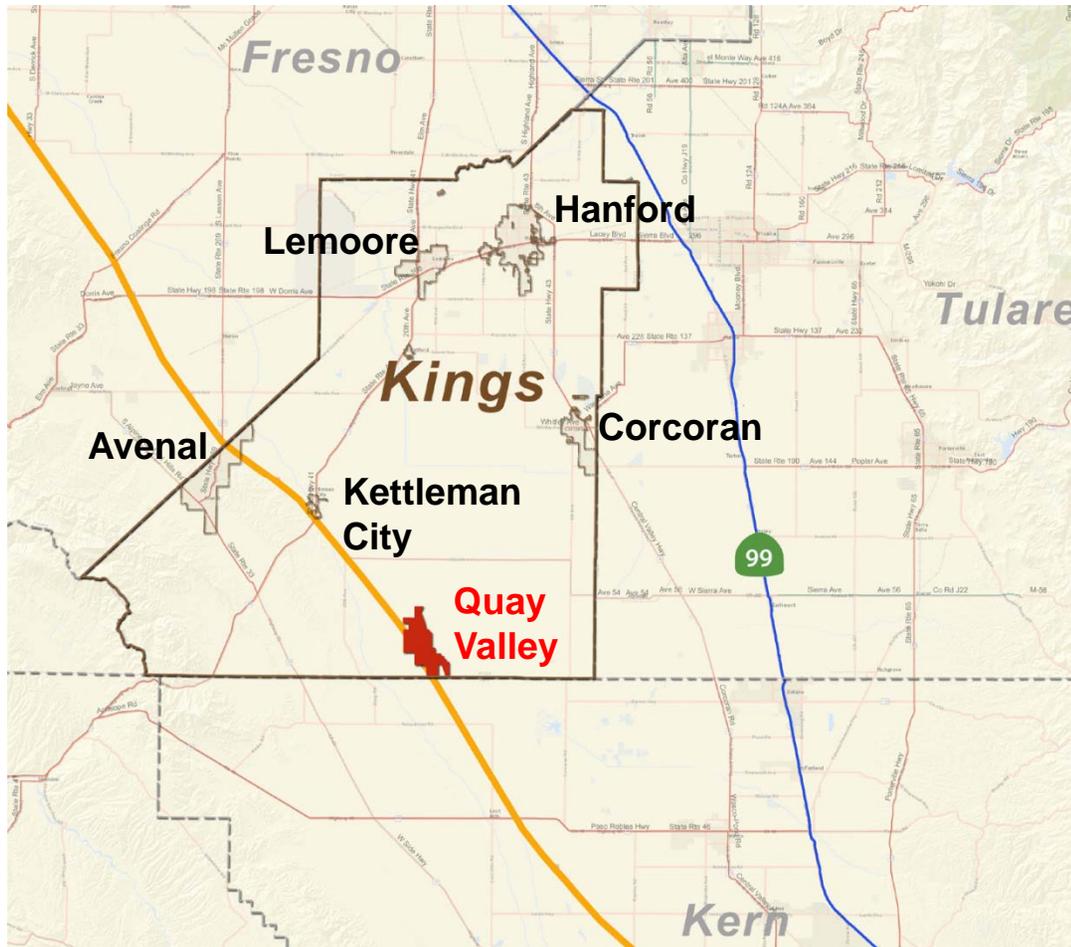
FEBRUARY 2015 – GROW Holdings, LLC submitted:

General Plan Amendment No. 15-02
Change of Zone District Boundaries 15-02
As **Preliminary Design Plan** (Phase 1)
New Community Application

Proposes Land Use Changes on 7,300 acres generally located north of the Kern/Kings County line along the west and east sides of Interstate 5 and extending north approximately 6 miles

PDP Determined Complete March 2016

New Community Location



Kings County New Community Procedure

Phase 1

Preliminary Design Plan (PDP) Application

Allows early public review and Agency consultation

Phase 2

New Community Plan (CP) Application

Component for inclusion in General Plan

Phase 3

Specific Plan (CP) Application

Component for Development Regulations

Phase 4

Development Management

Compliance review for construction

Preliminary Design Plan



Community Land Use Plan

Description and distribution of land uses

Conceptual Public Facilities Plan

Infrastructure and public facilities requirements (i.e. roads, utilities, water, sewer)

Conceptual Financing Plan

Financing mechanism to support infrastructure and facilities

Environmental Reconnaissance Report

Identify environmental constraints and provide preliminary mitigation approaches

Later Stages

Phase 2

Phase 3

PHASE 2 and 3

These later stages (Community Plan & Specific Plan) will involve CEQA review and analysis, and discretionary review and consideration by both the Kings County Planning Commission and Kings County Board of Supervisors.

Will Include:

Community Facilities Master Plan

Public Services Plan and Fiscal Analysis

Governance Framework Plan

Financing Plan

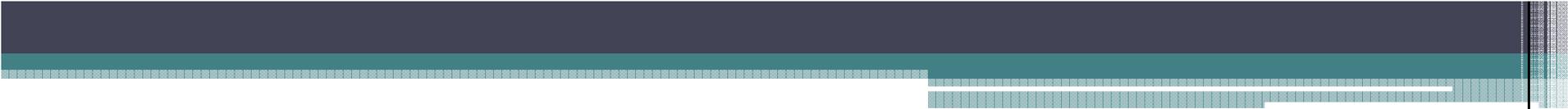
Transportation Master Plan

Integrated Water System Master Plan

Energy Systems and Carbon Reduction Master Plan

Schools Master Plan

Agricultural Preservation and Habitat Conservation Plan



Quay Valley Project

Quay Valley Representatives will present information on the new community proposal.
