

**Notice of Second Public Hearing of the
Crows Landing Industrial Business Park Public Financing Authority**

NOTICE IS HEREBY GIVEN that the Crows Landing Industrial Business Park Public Financing Authority (“Public Financing Authority”) will hold a public hearing on Tuesday, July 14, 2020, at 8:00 a.m. or as soon thereafter as the matter may be heard at Stanislaus County Administration Building, 1010 10th Street, Modesto, California, on the proposed Crows Landing Industrial Business Park Enhanced Infrastructure Financing District (“EIFD”) infrastructure financing plan (“Infrastructure Financing Plan”).

The EIFD will be used to finance public facilities as part of a development commonly referred to as the Crows Landing Industrial Business Park. The proposed EIFD will finance the purchase, construction, expansion, improvement, or rehabilitation of real or other tangible property with an estimated useful life of fifteen (15) years or longer and that are projects of communitywide significance that provide significant benefits to the EIFD or the surrounding community. The proposed public facilities include, but are not limited to, and are further described in the Infrastructure Financing Plan:

1. The ongoing or capitalized costs to maintain public capital facilities financed in whole or in part by the EIFD.
2. Highways, interchanges, ramps and bridges, arterial streets, parking facilities, and transit facilities.
3. Sewage treatment and water reclamation plants and interceptor pipes.
4. Facilities for the collection and treatment of water for urban uses.
5. Flood control levees and dams, retention basins, and drainage channels.
6. Parks, recreational facilities, and open space.
7. Facilities for the transfer and disposal of solid waste, including transfer stations and vehicles.
8. The development of projects on a former military base, provided that the projects are consistent with the military base authority reuse plan and are approved by the military base reuse authority, if applicable.
9. Acquisition, construction, or repair of industrial structures for private use.

The EIFD, in conjunction with Stanislaus County (“County”), will use incremental County property tax revenue attributed to properties within the EIFD boundaries to finance facilities. Bonds or other debt obligations secured by the incremental tax revenues may be issued.

The EIFD Boundaries are as shown on the map attached hereto as Exhibit A.

The purpose of the Infrastructure Financing Plan is to contain the information required by Government Code section 53398.63 describing the EIFD boundaries, facilities to be financed, methods of financing the facilities, plan of replacing any dwelling units removed or destroyed and the plan of relocating displaced persons, and the goals the EIFD proposes to achieve for each project financed.

As a result of the comments received at or before the public hearing, certain amendments have been made to the Infrastructure Financing Plan. As further described in the Infrastructure

Financing Plan, these amendments include increasing the maximum amount of tax increment contribution from 75% to 100%; increasing the estimated number of dollars of tax revenue that may be allocated to the EIFD, from \$300 million to a not to exceed amount of \$400 million, unless modified by the PFA; updating the projected annual net fiscal surplus to be generated by new Phase 1 development in the EIFD from approximately \$225,300 to \$146,200; and making certain grammatical and non-substantive revisions.

Any person having any objections to the proposed Infrastructure Financing Plan or the regularity of any of the prior proceedings for the formation of the EIFD may appear at the hearing in the manner described below and object to the adoption of the proposed Infrastructure Financing Plan by the Public Financing Authority. Any person may also appear in the manner described below to provide comments to the Infrastructure Financing Plan. Objections or comments may be made in the manner described below.

Copies of the proposed Infrastructure Financing Plan will be available to the public at the meeting and is available at the following link

http://crowsbizpark.biz/pdf/infrastructure_financing_plan.pdf

MEMBERS OF THE PUBLIC MAY REMOTELY OBSERVE THE MEETING AND ADDRESS THE PUBLIC FINANCING AUTHORITY VIA TELEPHONE.

This meeting will be held in accordance with the Governor's Stay at Home Executive Order N-33-20 and in accordance with Executive Order N-29-20 (that pertains to the holding of public meeting via teleconferencing) and will not include in person public attendance. Members of the public may observe the meeting and provide comments to the Public Financing Authority via email or telephone as described below.

How to observe the Meeting:

- You can listen to the meeting by calling +1 (888) 370-6086 or +1 (559) 512-3189. When prompted enter Conference ID 895 993 55#

How to submit Public Comment:

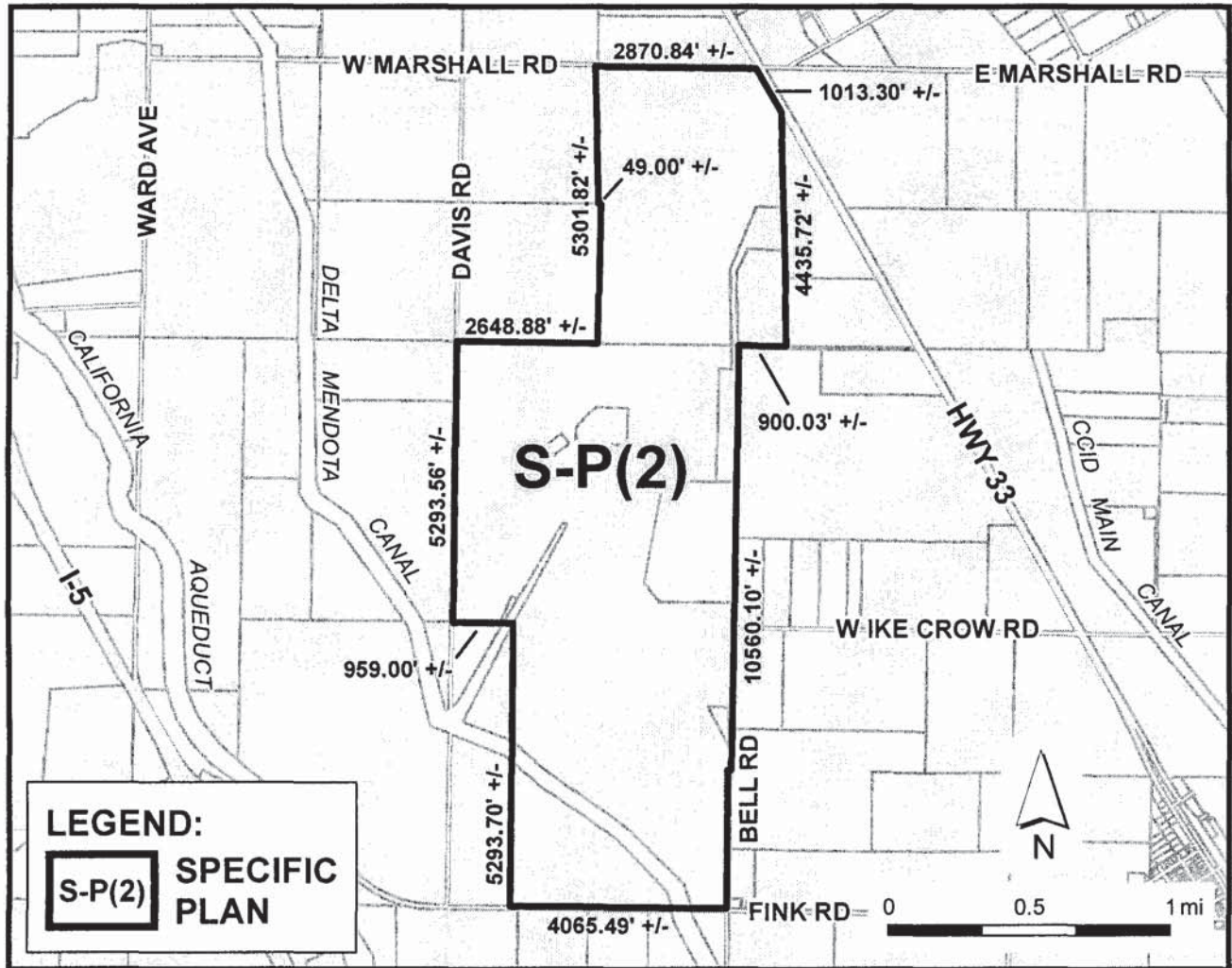
- If you wish to provide public comment via telephone, please contact the Secretary at (209) 652-1975 no later than 8:00 a.m. on Tuesday, July 14, 2020. Please be prepared to provide the following information: your name and telephone number where you can be reached during the meeting.
- If you prefer to provide written comment, please submit your comments via email by 8:00 a.m. on Tuesday, July 14, 2020. Please email the Secretary at cavanahp@stancounty.com and include "Infrastructure Financing Plan" in the subject line of the email. Comments received by this time will be read aloud by the Secretary at the hearing.

Reasonable Accommodations: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Chief Executive Office at

(209) 525-6333. Notification 72 hours prior to the meeting will enable the County to make reasonable arrangements to ensure accessibility to this meeting.

Exhibit A
Boundary Map

SECTIONAL DISTRICT MAP NO. 9-110-1014



EFFECTIVE DATE: 01.03.2019
PREVIOUS MAPS: 152, 315, 675-B