

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Valencia Apartments

2019039079

Lead Agency: City of Manteca

Contact Name: Adam Paszkowski, Associate Planner

Email: apaszkowski@ci.manteca.ca.us

Phone Number: 209.456.8523

Project Location: Manteca, San Joaquin County

City

County

Project Description (Proposed actions, location, and/or consequences).

The proposed project includes development of 428 multifamily residential units, associated amenities, and infrastructure improvements on the 19.58-acre project site. The 428 residential units would be located within 18 separate buildings throughout the site. The project would include a total of 42 studio units, 140 one bedroom and one bathroom units, 222 two bedroom and two bathroom units, and 24 three bedroom and two bathroom units. The proposed amenities include two community centers, two pools, two associated pool buildings, two family areas/tot lots, and two dog parks. The project would be served by existing City water, sewer, and storm drainage infrastructure.

This document will be used by the City of Manteca to take the following actions:

- Adoption of the Mitigated Negative Declaration (MND);
- Adoption of the Mitigation Monitoring and Reporting Program;
- City review and approval of the proposed Grading and Improvement Plans.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Potentially significant impacts were identified for the following areas: Agricultural Resources, Air Quality, Biological Resources, Cultural Resources, Geology and Soils, Hydrology and Water Quality, Noise, Public Services, and Tribal Cultural Resources.

See the MND for the list of mitigation measures, and the IS for the associated analysis.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

N/A

Provide a list of the responsible or trustee agencies for the project.

The following agencies may be required to issue permits or approve certain aspects of the proposed project:

- Regional Water Quality Control Board (RWQCB) – Construction activities would be required to be covered under the National Pollution Discharge Elimination System (NPDES);
- RWQCB – The Storm Water Pollution Prevention Plan (SWPPP) would be required to be approved prior to construction activities pursuant to the Clean Water Act;
- San Joaquin Valley Air Pollution Control District (SJVAPCD) – Approval of construction-related air quality permits;
- San Joaquin Council of Governments (SJCOG) – Review of project application to determine consistency with the San Joaquin County Multi-Species Habitat, Conservation, and Open Space Plan (SJMSCP).