

Community Development Department

Planning · Building · Neighborhood Preservation

NOTICE OF EXEMPTION

TO:

X

Office of Planning & Research P. O. Box 3044, Room 212 Sacramento, California 95812-3044 FROM:

San Joaquin County

Community Development Department

1810 East Hazelton Avenue Stockton, California 95205

X

County Clerk, County of San Joaquin

Project Title: Variance No. PA-2000030

Project Location - Specific: The project site is located on the west side of New Hope Road, 1,153 feet north of Nowell Road, Thornton. (APN/Address: 001-210-36 & -37/27445 North New Hope Road, Thornton) (Supervisorial District: 4)

Project Location - City: Thornton

Project Location - County: San Joaquin County

Project Description: A Variance application to reduce the required lot width in the AG-40 zone from 330 feet to 220 feet. If approved, the applicant would apply for a Lot Line Adjustment application between two (2) lots so that an existing pond would be part of an existing Homesite parcel instead of the Remainder parcel. Access for both parcels will remain from North New Hope Road.

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 Proponent(s): Aleck E Dambacher III Trust et al. / O'Dell Engineering

Name of Public Agency Approving Project: San Joaquin County Community Development Department

Name of Person or Agency Carrying Out Project:

Stephanie Stowers, Senior Planner

San Joaquin County Community Development Department

Exemption Status:

Categorical Exemption. (Section 15305, Class 5)

Exemption Reason:

Processed under the provisions of the California Code of Regulations Section 15305, which are exempt from CEQA.

This project is exempt from the California Environmental Quality Act (CEQA) per CEQA Guidelines Section 15305. Class 5 Categorical Exemption states that projects consisting of minor alterations in land use limitations in areas with an average slope of less than 20%, which do not result in any changes in land use or density, including minor lot line adjustments, side yard and setback variances not resulting in the creation of any new parcel are exempt from CEQA review.

Lead Agency Contact Person:

Stephanie Stowers Phone: (209) 468-9653 FAX: (209) 468-3163 Email: sstowers@sjgov.org

Signature:	Dan 12	Date:	7-8-20
Name:	Domenique Martorella	Title:	Deputy County Clerk
	Signed by Lead Agency		
Date Received for filing at OPR:			