

Community Development Department

Planning · Building · Code Enforcement · Fire Prevention · GIS

NOTICE OF DETERMINATION

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

SUBJECT:

Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public

Resources Code.

State Clearinghouse Number: 2021050037

PROJECT TITLE: Site Approval No. PA-1400084

PROJECT LOCATION: The project site is located on the west side of S. Hansen Rd., 4,800 feet south of Schulte Rd., west of Tracy, San Joaquin County. (APN/Address: 209-110-09 / 26955 S. Hansen Rd., Tracy) (Supervisorial District: 5)

PROJECT DESCRIPTION: Site Approval application to establish a truck parking and repair, and inoperable vehicle storage facility in two phases over 5 years. The project also includes the construction of an off-premise sign. Phase 1 includes trailer parking for up to 10 trailers; the construction of a 4,960-square-foot concrete slab for outdoor truck repair; a tow yard with an area of approximately 16,000 square-feet; a 960-square-foot modular office; and a 360-square-foot off-premises digital billboard sign with a maximum height of 50 feet. Phase 2 includes the storage of 83 additional trailers and the construction of a 4,960-square-foot building over the concrete slab included in Phase 1. The parcel will be served by on-site septic and well and on-site storm drainage. (Use Types: Truck Sales & Services-Parking & Repairs, Auto Sales & Services-Inoperable Vehicle Storage, & Off-premises Sign)

The Property is zoned I-G (General Industrial) / S-8 and the General Plan designation is I/G (General Industrial).

PROPONENT: Amarjit S. & Surjit K. Gill

This is to advise that the San Joaquin County Community Development Department has approved the above described project on June 24, 2021, and has made the following determinations regarding the above described project:

- 1. The project will not have a significant effect on the environment.
- 2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
- 3. Mitigation measures were made a condition of the approval of the project.
- 4. A mitigation reporting or monitoring plan was not adopted for this project.
- 5. A Statement of Overriding Considerations was not adopted for this project.
- 6. Findings were not made pursuant to the provisions of CEQA.

This is to certify that a complete record of project approval is available for review by the general public at the office of the San Joaquin County Community Development Department, 1810 East Hazelton Avenue, Stockton, CA 95205; or via website at https://www.sjgov.org/commdev.

Signature: _	15m 12	Date:	6-24-21
Name:	Domenique Martorella	Title:	Deputy County Clerk
	Signed by Lead Agency		
Date Received for filing at OPR:			