

Notice of Determination

Appendix D

To:

Office of Planning and Research
 U.S. Mail: Street Address:
 P.O. Box 3044 1400 Tenth St., Rm 113
 Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
 County of: San Joaquin
 Address: 44 North San Joaquin Street, Suite 260
Stockton, CA 95202

From:

Public Agency: City of Tracy
 Address: 333 Civic Center Plaza
Tracy, CA 95376
 Contact: Alan Bell
 Phone: (209) 831-6400

Lead Agency (if different from above):
 Address: _____
 Contact: _____
 Phone: _____

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): SCH Nos. 2020110307; 95102050

Project Title: Project Big Bird

Project Applicant: HPA, Inc.

Project Location (include county): southwest corner of W Grant Line & Chrisman Rds, Tracy, San Joaquin

Project Description:

- 1) An amendment to the Northeast Industrial Specific Plan to permit light industrial buildings to be up to 125 feet in height with a building setback of 250 feet to the property line at the subject site and
- 2) a development review permit application for an industrial project consisting of a 99-foot tall, 1,355,618 square foot building and associated circulation, parking, trucking, and landscaping areas on the subject site. Pursuant to CEQA Guideline 15162 the City of Tracy determined the Project was adequately analyzed in the Northeast Industrial EIR originally certified in 1996.

This is to advise that the City of Tracy has approved the above
 (Lead Agency or Responsible Agency)

described project on 11/17/2020 and has made the following determinations regarding the above
 (date)
 described project.

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

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

Tracy City Hall, Development Services Department, 333 Civic Center Plaza, Tracy CA 95376; or online at:
<https://www.ci.tracy.ca.us/?navid=595>

Signature (Public Agency):  Title: Senior Planner

Date: 11/24/2020 Date Received for filing at OPR: _____