

# 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: PA-1800112 (GP), PA-1800156 (ZR), PA-1800300 (SA) GP/ZR and Truck Terminal

Lead Agency: San Joaquin County - Community Development Department

Contact Name: Alisa Goulart

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Phone Number: 209-468-0222

Project Location: Stockton, San Joaquin County

*City*

*County*

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

A General Plan Map Amendment to amend the land use designation of a 10.0-acre parcel from General Agriculture (A/G) to Truck Terminal (I/T); a Zoning Reclassification to rezone the same parcel from General Agriculture, 40-acre minimum, (AG-40) to Truck Terminal (I-T); and, a Use Permit for the underlying project on the same parcel to establish a truck terminal to include the construction of a 4,800 square foot shop and a 4,800 square foot transfer dock, a 3,500 square foot office, and 142 truck/trailer parking spaces to lease to private truckers. (Use Type: Wholesaling and Distribution – Light)

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

This project is subject to the SJMSCP and the applicant has confirmed that he will participate in SJMSCP. With the applicant's participation, the proposed project is consistent with the SJMSCP and any impacts to biological resources resulting from the proposed project will be reduced to a level of less-than-significant.

The project will convert prime farmland to a non-agricultural use. Agricultural mitigation is required either through direct provision of land or an in-lieu fee.

For traffic mitigation, construction of a two-way left turn lane and an eastbound deceleration lane on St. Rte. 120 is required.

To mitigate for project-generated noise, a 10 foot high masonry wall is required along the east property line.

The San Joaquin County Department of Public Works will require the applicant to pay a Water Supply Facilities Impact Mitigation Fee. The Water Impact Mitigation Fee Program was established to finance San Joaquin County's share of the construction cost for the New Melones Water Conveyance Project, which is intended to mitigate the impact of ground and surface water depletion resulting from new development within the fee area.

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.