



**NOTICE OF DETERMINATION**

TO:  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

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: 2021010057

**PROJECT TITLE:** Site Approval No. PA-1900284

**PROJECT LOCATION:** The project site is located on the southwest corner of State Route 26 (E. Fremont St.) and N. Oro Ave., 500 feet west of N. Gertrude Ave., Stockton, San Joaquin County. (APN/Address: 143-330-29 / 4010 E. Fremont St., Stockton) (Supervisory District: 2)

**PROJECT DESCRIPTION:** Site Approval application for a gas station facility to include 6 fuel pumps, 2 underground fuel tanks, and 1 above-ground, propane-dispensing station. The project also includes the construction of a 3,462-square-foot convenience store, a 900-square-foot restaurant, and a 4,650-square-foot fuel canopy. The gas station and convenience store will operate 24 hours per day, 7 days per week, and the restaurant will operate from 6:00 A.M. to 8:00 P.M., 7 days per week. (Use Type: Gasoline Sales – Combination; Eating Establishment - Convenience).

The Property is zoned C-G (General Commercial) and the General Plan designation is C/G (General Commercial).

**PROPONENT:** Muhammad Bilal

This is to advise that the San Joaquin County Planning Commission has approved the above described project on August 19, 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 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:                     *Domenique Martorella*                    

Date:                     *8/25/21*                    

Name: **Domenique Martorella**

Title: **Deputy County Clerk**

Signed by Lead Agency

Date Received for filing at OPR: \_\_\_\_\_