

**Notice of Completion & Environmental Document Transmittal**

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # \_\_\_\_\_

**Project Title: Spreckels Distribution Center Project**

Lead Agency: City of Manteca, Development Services Department Contact Person: J.D. Hightower, Deputy Director of Planning  
 Street Address: 1215 West Center Street, Suite 201 Phone: (209) 456-8505  
 City: Manteca Zip: 95337 County: San Joaquin

**Project Location:** County: San Joaquin City/Nearest Community: Manteca  
 Cross Streets: Spreckels Avenue and Phoenix Drive Zip code: 95337  
 Lat/Long: 37 ° 47 31.0 " N 121 ° 11 58.5 " W Total Acres: 14.83  
 Assessor's Parcel No: 221-250-350 Section: 4 Twp: 2S Range: 7E Base: MDBM  
 Within 2 miles: State Hwy#: 99, 120 Waterways: N/A  
 Airports: N/A Railways: UPRR Schools: Sequoia Elementary, Lincoln Elementary, Manteca High, Calla High

**Document Type:**

- |   |  |   |   |
|---|--|---|---|
| <b>CEQA:</b> <input type="checkbox"/> NOP       | <input type="checkbox"/> Draft EIR                 | <b>NEPA:</b> <input type="checkbox"/> NOI | <b>Other:</b> <input type="checkbox"/> Joint Document |
| <input type="checkbox"/> Early Cons             | <input type="checkbox"/> Supplement/Subsequent EIR | <input type="checkbox"/> EA               | <input type="checkbox"/> Final Document               |
| <input type="checkbox"/> Neg Dec                | (Prior SCH No.) _____                              | <input type="checkbox"/> Draft EIS        | <input type="checkbox"/> Other: _____                 |
| <input checked="" type="checkbox"/> Mit Neg Dec | <input type="checkbox"/> Other: _____              | <input type="checkbox"/> FONSI            |   |

**Local Action Type:**

- |   |   |  |   |
|---|---|--|---|
| <input type="checkbox"/> General Plan Update    | <input type="checkbox"/> Specific Plan            | <input type="checkbox"/> Rezone                            | <input type="checkbox"/> Annexation     |
| <input type="checkbox"/> General Plan Amendment | <input type="checkbox"/> Master Plan              | <input type="checkbox"/> Prezone                           | <input type="checkbox"/> Redevelopment  |
| <input type="checkbox"/> General Plan Element   | <input type="checkbox"/> Planned Unit Development | <input checked="" type="checkbox"/> Use Permit             | <input type="checkbox"/> Coastal Permit |
| <input type="checkbox"/> Community Plan         | <input checked="" type="checkbox"/> Site Plan     | <input type="checkbox"/> Land Division (Subdivision, etc.) | <input type="checkbox"/> Other: _____   |

**Development Type:**

- |   |   |
|---|---|
| <input type="checkbox"/> Residential: <i>Units</i> _____ <i>Acres</i> _____   | <input type="checkbox"/> Water Facilities: <i>Type</i> _____ <i>MGD</i> _____ |
| <input type="checkbox"/> Office: <i>Sq.ft.</i> _____ <i>Acres</i> _____ <i>Employees</i> _____                                | <input type="checkbox"/> Transportation: <i>Type</i> _____                    |
| <input type="checkbox"/> Commercial: <i>Sq.ft.</i> _____ <i>Acres</i> _____ <i>Employees</i> _____                            | <input type="checkbox"/> Mining: <i>Mineral</i> _____                         |
| <input checked="" type="checkbox"/> Industrial: <i>Sq.ft.</i> <u>304,120</u> <i>Acres</i> <u>14.83</u> <i>Employees</i> _____ | <input type="checkbox"/> Power: <i>Type</i> _____ <i>MW</i> _____             |
| <input type="checkbox"/> Educational _____  | <input type="checkbox"/> Waste Treatment: <i>Type</i> _____ <i>MGD</i> _____  |
| <input type="checkbox"/> Recreational _____   | <input type="checkbox"/> Hazardous Waste: <i>Type</i> _____                   |
| <input type="checkbox"/> Other: _____   |   |

**Project Issues That May Have A Significant Or Potentially Significant Impact:**

- |  |  |  |   |
|--|--|--|---|
| <input type="checkbox"/> Aesthetic/Visual                    | <input type="checkbox"/> Fiscal                              | <input type="checkbox"/> Public Services/Facilities      | <input type="checkbox"/> Traffic/Circulation      |
| <input type="checkbox"/> Agricultural Land/Forest            | <input type="checkbox"/> Flood Plain/Flooding                | <input type="checkbox"/> Recreation/Parks                | <input type="checkbox"/> Vegetation               |
| <input type="checkbox"/> Air Quality                         | <input type="checkbox"/> Forest Land/Fire Hazard             | <input type="checkbox"/> Schools/Universities            | <input type="checkbox"/> Water Quality            |
| <input checked="" type="checkbox"/> Archeological/Historical | <input checked="" type="checkbox"/> Geologic/Seismic         | <input type="checkbox"/> Septic Systems                  | <input type="checkbox"/> Water Supply/Groundwater |
| <input checked="" type="checkbox"/> Biological Resources     | <input checked="" type="checkbox"/> Greenhouse Gas Emissions | <input type="checkbox"/> Sewer Capacity                  | <input type="checkbox"/> Wetland/Riparian         |
| <input type="checkbox"/> Coastal Zone                        | <input type="checkbox"/> Minerals                            | <input type="checkbox"/> Soil Erosion/Compaction/Grading | <input type="checkbox"/> Growth Inducement        |
| <input type="checkbox"/> Drainage/Absorption                 | <input type="checkbox"/> Noise                               | <input type="checkbox"/> Solid Waste                     | <input type="checkbox"/> Land Use                 |
| <input type="checkbox"/> Economic/Jobs                       | <input type="checkbox"/> Population/Housing Balance          | <input type="checkbox"/> Toxic/Hazardous                 | <input type="checkbox"/> Cumulative Effects       |
|  |  |  | <input type="checkbox"/> Other: _____             |

**Present Land Use/Zoning/General Plan Designation:** The project site is currently vacant and covered in routinely disked ruderal grassland, and was previously developed as a portion of the Spreckels Sugar Factory. Per the City's General Plan, the project site is designated Light Industrial (LI), and the site is zoned Business Industrial Park (BIP).

**Project Description:** The Spreckels Distribution Center Project (proposed project) would include construction of a 304,120-square foot warehouse distribution facility and associated improvements. The development would include 56 truck dock doors, 180 standard parking spaces, six accessible parking spaces, and 63 truck trailer spaces. Site access would be provided through two driveways from Spreckels Avenue and a third entry way along the utility access road of the adjacent industrial park to the north.

## Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".  
If you have already sent your document to the agency please denote that with an "S".

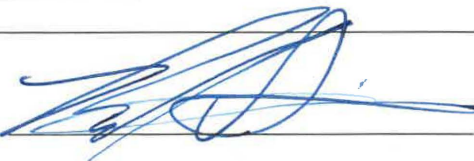
<input checked="" type="checkbox"/> Air Resources Board	<input checked="" type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input checked="" type="checkbox"/> Caltrans District # 10	<input checked="" type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # 5S
<input type="checkbox"/> Caltrans Planning	<input type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling & Recovery,
<input type="checkbox"/> Coachella Valley Mountains Conservancy	<input type="checkbox"/> Department of
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> S.F. Bay Conservation & Development
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Gabriel & Lower Los Angeles Rivers &
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Mountains Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> Santa Monica Mountains Conservancy
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input checked="" type="checkbox"/> Fish & Wildlife Region # 2	<input checked="" type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Food & Agriculture, Department of	<input type="checkbox"/> SWRCB: Water Rights
<input type="checkbox"/> Forestry & Fire Protection, Department of	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> General Services, Department of	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> Housing & Community Development	<input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Native American Heritage Commission	<input type="checkbox"/> Other: _____

### Local Public Review Period

Starting Date 5/3/2021 Ending Date 6/1/2021

City of Manteca, Development Services  
**Lead Agency:** Department **Applicant:** Prologis, Inc.  
**Consulting Firm:** Raney Planning & Management, Inc. **Address:** Pier 1, Bay 1  
**Address:** 1501 Sports Drive, Suite A **City/State/Zip:** San Francisco, CA 94111  
**City/State/Zip:** Sacramento, CA 95834 **Phone:** ( 415 ) 292-5181  
**Contact:** Rod Stinson  
**Phone:** ( 916 ) 372-6100

**Signature of Lead Agency Representative:**



**Date:**

5/3/21

Authority cited: Sections 21083 and 21087, Public Resources Code. Reference: Section 21161, Public Resources Code.