

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 #: 2022020668

Project Title: General Plan Amendment and Rezone Application No. PLN2021-0052 – Pattar Trucking

Lead Agency: Stanislaus County - Planning and Community Development Department

Contact Name: Jeremy Ballard, Senior Planner

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Project Location: Keyes/Turlock Stanislaus County
City County

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

Request to amend the General Plan and zoning designations from Agriculture and General Agriculture (A-2-40) to a new Planned Development, to permit an 80-space commercial semi-truck parking facility on 6.2-acres of a 10-acre parcel.

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

As recommended by the October 20, 2023 Supplemental Traffic Memorandum prepared by Wood Rodgers, Inc, a fair share payment of 0.77% for the future improvements to the State Route 99/Taylor Road interchange estimated to cost \$111,484, as adjusted to meet the most current Engineering News-Record Construction Cost Index, shall be made to the City of Turlock prior to the issuance of any grading or building permit.

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.

City of Turlock
Ca Dept of Transportation
San Joaquin Valley Air Pollution Control District
Central Valley Regional Water Quality Control Board
State Resources Quality Control Board