



**Jennifer Jolley**, Director

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**Tim Burns**, Code Enforcement Chief

**Jay Clayton**, Senior Building Inspector

**MITIGATED NEGATIVE DECLARATION**

TO:  Office of Planning & Research  
 P. O. Box 3044  
 Sacramento, California 95812-3044

FROM: San Joaquin County  
 Community Development Department  
 1810 East Hazelton Avenue  
 Stockton, California 95205

County Clerk, County of San Joaquin

**PROJECT TITLE:** General Plan Amendment No. PA-2100168, Zone Reclassification No. PA-2100169, and Site Approval No. PA-2100170

**PROJECT LOCATION:** The project site is on the southeast corner of E. Main St. and S. Miwuk Village Dr., Stockton, San Joaquin County. (APN/Address: 173-210-14 / 4860 E Main St., Stockton) (Supervisory District: 1)

**PROJECT DESCRIPTION:** This project is composed of 3 applications: General Plan Amendment No. PA-2100168 to amend the map designation of a 1.99-acre parcel from R/L (Low Density Residential) to C-C (Community Commercial); Zone Reclassification No. PA-2100169 to change the zoning from R-L (Low Density Residential) to C-C (Community Commercial); and, Site Approval No. PA-2100170 to include construction of a 12,200-square-foot, multi-use, commercial building for medical and professional offices, eating establishments, a farmer's market, a public safety office, and parking area to include 6 EV recharging stations.

The Property is zoned R-L (Low Density Residential) and the General Plan designation is R/L (Low Density Residential).

**PROPONENT:** Ligurian Village Properties, LLC

This is a Notice of Intent to adopt a Mitigated Negative Declaration for this project as described. San Joaquin County has determined that through the Initial Study that contains proposed mitigation measures all potentially significant effects on the environment can be reduced to a less than significant level. The Mitigated Negative Declaration and Initial Study can be viewed on the Community Development Department website at [www.sjgov.org/commdev](http://www.sjgov.org/commdev) under Active Planning Applications.

Date: March 3, 2023

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