



Jennifer Jolley, Director

Eric Merlo, Assistant Director

Tim Burns, Code Enforcement Chief

Corinne King, Deputy Director of Planning

Jeff Niemeyer, Deputy Director of Building Inspection

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: 2023030135

PROJECT TITLE: General Plan Amendment No. PA-2100168, Zone Reclassification No. PA-2100169, and Administrative Use Permit No. PA-2100170

PROJECT LOCATION: The project site is at 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) (Supervisorial District: 1)

PROJECT DESCRIPTION: The project includes 3 applications:

- General Plan Map Amendment No. PA-2100168 to change the General Plan designation of a 1.9-acre parcel from R/L (Low Density Residential) to C/C (Community Commercial).
- Zoning Map Amendment No. PA-2100169 to change the zoning of the same 1.9-acre parcel from R-L (Low Density Residential) to C-C (Community Commercial).
- Administrative Use Permit No. PA-2100170 for construction of a 12,200-square-foot, multi-use, commercial building with leasable space, an atrium and parking 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 to advise that the San Joaquin County Board of Supervisors has approved the above described project on June 6, 2023, 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:  Date: 6/14/23

Name: Allen Asio Title: Deputy County Clerk
 Signed by Lead Agency

Date Received for filing at OPR: _____