



Jennifer Jolley, Director

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**APPLICATION REFERRAL:
Staff Review with Notice**

Project Planner: Stephanie Stowers Phone: (209) 468-9653 FAX: (209) 468-3163 Email: sstowers@sjgov.org

The following project has been filed with this Department: **APPLICATION NUMBER: PA-2200027 (SA)**

PROPERTY OWNER: Rajvinder Kaur
8358 Rinauro Ct.
Tracy, CA 95304-9210

APPLICANT: Schack & Company
c/o Scott Schendel
1025 N. Central Ave.
Tracy, CA 95376

PROJECT DESCRIPTION: A Site Approval application for a truck parking facility for a maximum of 40 trucks and 40 trailers, to be constructed in 2 phases over 5 years. Phase 1 includes the grading and paving of the truck parking area. Phase 2 includes the construction of a 4,614 square foot office and truck maintenance building, and a private - use fueling area, including a 1,872 square foot fuel canopy and fuel pumps. This parcel is not under a Williamson Act Contract. (Use Type: Truck Sales and Service-Truck Parking)

The Property is zoned I-W (Warehouse Industrial) and the General Plan designation is I/L (Limited Industrial).

PROJECT LOCATION: The project site is located on the southwest corner of West Eleventh Street and Interstate 5, 1,650 feet northeast of Kasson Road, Tracy. (APN/Address: 239-050-24 & -21 / 3372 W. Eleventh St., Tracy) (Supervisory District: 5)

ENVIRONMENTAL DETERMINATION: 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 under Active Planning Applications.

APPLICATION REVIEW: Recommendations and/or comments on this project must be submitted to the Community Development Department no later than September 21, 2023. Recommendations and/or comments received after that date may not be considered in staff's analysis.

AGENCY REFERRALS MAILED ON: August 24, 2023

TO:

SJC Supervisor: District 5	Air Pollution Control District	Buena Vista Rancheria
SJC Assessor	San Joaquin Council of Governments	California Tribal TANF Partnership
SJC Building Division / Plan Check	Caltrans – District 10	California Valley Miwok Tribe
SJC Code Enforcement	CA Highway Patrol	North Valley Yokuts Tribe
SJC Environmental Health	CA Regional Water Quality Control Board	United Auburn Indian Community
SJC Fire Prevention Bureau	Delta Stewardship Council	Building Industry Association
SJC Mosquito Abatement	CA Dept. of Motor Vehicles	Carpenters Union
SJC Public Works	CA Native American Heritage Commission	Delta Keeper
SJC Sheriff Communications Director	PG&E	Haley Flying Service
Banta Unified School District	2095 Paradise Junction Reclamation Dist.	Precissi Flying Service
Tracy Rural Fire District	Federal Emergency Management Agency	Sierra Club