



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 EXEMPTION

TO: Office of Planning & Research
 P. O. Box 3044, Room 212
 Sacramento, CA 95812-3044

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

County Clerk, County of San Joaquin

Project Title: Minor Subdivision No. PA-2300098

Project Location - Specific: The project site is on the west side of South Bird Road, 1,800 feet north of the State Route 132 onramp, Tracy. (APN/Address: 253-290-02 / 33909 S Bird Rd, Tracy) (Supervisorial District: 5)

Project Location – City: Tracy

Project Location – County: San Joaquin County

Project Description: Minor Subdivision application to subdivide an existing 53.96-acre parcel into two parcels. Parcel One to contain a 4.11-acre homesite parcel. Parcel Two to contain 49.84-acre. Both proposed parcels will have direct access to South Bird Road. The project site is not under a Williamson Act contract.

The Property is zoned AG-40 (General Agriculture, 40-acre minimum) and the General Plan-designation is A/G (General Agriculture) and OS/RC (Resource Conservation).

Project Proponent(s): Jeff Brown / MVE, Inc

Name of Public Agency Approving Project: San Joaquin County Community Development Department


Name of Person or Agency Carrying Out Project: Nancy Arroyo, Associate Planner
 San Joaquin County Community Development Department

Exemption Status:
 General Exemptions. Section 15061 (b)(3)

Exemption Reason:
 Processed under the provisions of California Code of Regulations Section 15061(b)(3), which are exempt from CEQA.

This project is exempt from the California Environmental Quality Act (CEQA) per CEQA Guidelines section 15061(b)(3). Section 15061(b)(3) states that "CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA." There is no possibility that this project may have a significant effect on the environment and, therefore, the project is not subject to CEQA.

Lead Agency Contact Person:
 Nancy Arroyo Phone: (209) 468-3140 Fax: (209) 468-3163 Email: narroyo@sjgov.org

Signature:  Date: 11/16/23

Name: Karen Sandhu Title: Deputy County Clerk

Signed by Lead Agency

Date Received for filing at OPR: _____