

Notice of Determination

Appendix D

To:

[X] Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814

[X] County Clerk
County of: San Joaquin
Address: 44 N. San Joaquin St., 2nd Floor Suite 260 Stockton, CA 95202

From:

Public Agency: City of Manteca
Address: 1001 W. Center Street Manteca CA 95337
Contact: Mallorie Fenrich
Phone: 209.456.8514

Lead Agency (if different from above):
Address:
Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse):

Project Title: Airport Plaza

Project Applicant: City of Manteca

Project Location (include county): 2060 W. Lathrop Road, Manteca, CA, San Joaquin County

Project Description:

Commercial Site Plan & Design Review Application and Minor Use Permit for the construction of a commercial development featuring a 16-pump Chevron Gas Station with a fuel canopy, a 3,500-square-foot Extra Mile Convenience Store with an attached 1,300-square-foot drive-thru car wash, a 2,500-square-foot quick-serve restaurant, a 1,900-square-foot restaurant building, and a 7,800-square-foot commercial building, which will include 2,000 square feet for restaurant space, at 2060 West Lathrop Road

This is to advise that the City of Manteca has approved the above (X Lead Agency or Responsible Agency)

described project on 12/6/23 and has made the following determinations regarding the above described project.

- 1. The project [] will [X] will not have a significant effect on the environment.
2. [] An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. [X] A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [X] were [] were not made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [X] was [] was not adopted for this project.
5. A statement of Overriding Considerations [] was [X] was not adopted for this project.
6. Findings [X] were [] were not made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at: 1001 W. Center Street, Manteca, CA 95337

Signature (Public Agency): [Signature] Title: Senior Planner

Date: 12/7/23 Date Received for filing at OPR: