Filed Doc #: 39-12112025-356
12/11/2025 09:41:10 AM
Steve J. Bestolarides
San Joaquin County Clerk

Notice of Determination

To:

☒ 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

☒ County Clerk
County of: San Joaquin
Address: 44 N. San Joaquin Street, Suite 260
Stockton, CA 95202

From:

Public Agency: City of Manteca
Address: 1215 W. Center Street, Suite 201
Manteca CA, 95337
Contact: David Ruby, Senior Planner
Phone: (209) 456-8000
Lead Agency (if different from above):
Address: Same
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): 2021050017

Project Title: Spreckels Distribution Center

Project Applicant: Prologis L.P., 615 International Parkway, Tracy, CA 95377

Project Location (include county): 407 Spreckels Avenue, Manteca, County of San Joaquin

Project Description: On December 10, 2025, the City of Manteca Planning Commission adopted a resolution certifying the Final Environmental Impact Report, adopting the Mitigation Monitoring and Reporting Program and Findings of Facts and Statement of Overriding Considerations; and adopted a resolution approving Site Plan Review SPC-24-29 and Conditional Use Permit UPJ-24-30 for the Spreckels Distribution Center Project ("Project") at 407 Spreckels Avenue (APN 221-250-35).

The Project consists of the redevelopment of the 14.83-acre Project site with a 289,449 sf warehouse and office building with 46 truck dock doors, 184 parking automobile spaces (97 standard parking spaces, 4 accessible parking spaces, 4 van accessible parking spaces, 79 electric vehicle capable parking spaces), and 83 truck trailer spaces, and associated improvements.

This is to advise that the City of Manteca (☒Lead Agency or ☐ Responsible Agency) has approved the above-described project on December 10, 2025 and has made the following determinations regarding the above-described project.

1. The project [☒will ☐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
   ☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [☒were ☐were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [☒was ☐was not] adopted for this project.
5. A statement of Overriding Considerations [☒was ☐was not] adopted for this project.
6. Findings [☒were ☐were not] made pursuant to the provisions of CEQA.

This is to certify that the Draft and Final EIR with comments and responses and record of project approval, is available to the General Public at: City of Manteca, Planning Division of the Development Services Department, 1215 W. Center Street, Suite 201, Manteca, CA 95337.

Signature (Public Agency): _____ Title: SENIOR PLANNER

Date: 12/10/2025 Date Received for filing at OPR: 12/11/2025

Authority cited: Sections 21083, Public Resources Code.
Reference Section 21000-21174, Public Resources Code.

Revised 2011

State of California - Department of Fish and Wildlife

2025 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT

DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER: 39-12112025-356

STATE CLEARINGHOUSE NUMBER *(If applicable)*: 2021050017

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY	LEAD AGENCY EMAIL	DATE
CITY OF MANTECA		12/11/2025

COUNTY/STATE AGENCY OF FILING	DOCUMENT NUMBER
SAN JOAQUIN	39-12112025-356

PROJECT TITLE

SPRECKELS DISTRIBUTION CENTER

PROJECT APPLICANT NAME	PROJECT APPLICANT EMAIL	PHONE NUMBER
CITY OF MANTECA		(209) 456-8000

PROJECT APPLICANT ADDRESS	CITY	STATE	ZIP CODE
1215 W CENTER ST SUITE 201	MANTECA	CA	95337

PROJECT APPLICANT *(Check appropriate box)*

☒ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☐ Private Entity

CHECK APPLICABLE FEES:

☒ Environmental Impact Report (EIR)	$4,123.50	$	$4,123.50
☐ Mitigated/Negative Declaration (MND)(ND)	$2,968.75	$	
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	$1,401.75	$	
☐ Exempt from fee			
☐ Notice of Exemption (attach)			
☐ CDFW No Effect Determination (attach)			
☐ Fee previously paid (attach previously issued cash receipt copy)			
☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	$850.00	$	
☒ County documentary handling fee		$	$50.00
☐ Other		$	

PAYMENT METHOD:

☐ Cash ☐ Credit ☒ Check ☐ Other **TOTAL RECEIVED** $ $4,173.50

SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
X Alfred Ambriz	Alfred Ambriz ,Deputy

ORIGINAL - PROJECT APPLICANT COPY - CDFW/ASB COPY - LEAD AGENCY COPY - COUNTY CLERK DFW 753.5a (Rev. 01012025)