



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: 2024080214

PROJECT TITLE: General Plan Amendment No. PA-2200213, Zone Reclassification No. PA-2200214, Administrative Use Permit No. PA-2300130, and Administrative Use Permit No. PA-2300133

PROJECT LOCATION: The project site is comprised of 2 contiguous parcels. APN: 013-220-13 is located on the south side of East Woodbridge Road, approximately 90 feet west of North State Route 99 West Frontage Road. APN: 013-220-58 is located on the west side of North State Route 99 W. Frontage Road, 1,000 feet south of East Woodbridge Road north of the City of Lodi. San Joaquin County. (APN/Address: 013-220-13, -58 / 4262 East Woodbridge Rd / 19101 N. State Route 99 West Frontage Rd.) (Supervisory District: 4)

PROJECT DESCRIPTION: General Plan Amendment No. PA-2200213, Zone Reclassification No. PA-2200214, Administrative Use Permit No. PA-2300130, and Administrative Use Permit No. PA-2300133. The project consists of 4 applications:

- General Plan Map Amendment No. PA-2200213 to change the General Plan designation of 2 contiguous parcels (APNs: 013-220-13 and 013-220-58) totaling 30.09 acres from A/G (General Agriculture) to I/W (Warehouse Industrial);
- Zone Reclassification No. PA-2200214 to change the zoning of the same 2 contiguous parcels totaling 30.09-acres from AG-20 (General Agriculture, 20 acre minimum) to I-W (Warehouse Industrial);
- Administrative Use Permit No. PA-2300130 to establish a standalone truck and trailer parking and leisure vehicle storage facility on APN: 013-220-58 for the outdoor parking of 150 truck tractors and 50 truck trailers, outdoor storage of 25 recreational vehicles or boats, and installation of a 1,000 square foot commercial coach to be used as an accessory office (Use Types: Truck Services - Parking and Equipment Sales, Repair, and Storage - Leisure, Storage); and,
- Administrative Use Permit No. PA-2300133 to establish a separate standalone truck and trailer parking and leisure vehicle storage facility on APN: 013-220-13 for the outdoor parking of 150 truck tractors and 50 truck trailers, outdoor storage of 25 recreational vehicles or boats, and installation of a 1,000 square foot commercial coach to be used as an accessory office (Use Types: Truck Services - Parking and Equipment Sales, Repair, and Storage - Leisure, Storage).

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

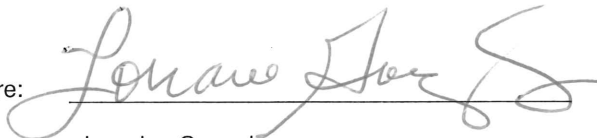
PROPONENT: Thomas S. and Mari M. Gotelli Trust / TDT Farms / Kevin Swanson

This is to advise that the San Joaquin County Board of Supervisors has approved the above described project on November 12, 2024, 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: 11/14/24
Name: Lorraine Gonzalez Title: Deputy County Clerk

Signed by Lead Agency

Date Received for filing at OPR: _____