SAN JOAQUIN COUNTY
Community Development Department

Community Development Department

Planning · Building · Code Enforcement · Fire Prevention

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

☒ County Clerk, County of San Joaquin

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

Project Title: Administrative Use Permit No. PA-2600243
Project Location - Specific: The project site is located on the east side of South State Route 33, 1,385 feet north of West Durham Ferry Road, Tracy. (APN/Address: 255-310-39 / 31244 State Highway 33, Tracy) (Supervisorial District: 5)

Project Location – City: Tracy
Project Location – County: San Joaquin County

Project Description: Administrative Use Permit application to establish an agricultural equipment hauling and transport service with 5 truck and trailer parking spaces under the Use Type: Farm Services. The trucks and trailers will only haul and transport farm equipment on a contract or fee basis. The project will utilize the existing structures including:
- 160 square foot office building
- 5,500 square foot equipment storage building
- 420 square foot restroom building
- Three 320 square foot storage buildings
- 160 square foot storage building

The project site will be served by an existing well for water, existing septic system for wastewater, and natural storm drainage. The project site will be accessed from South State Route 33.
The Property is zoned AU-20 (Agriculture-Urban Reserve, 20-acre minimum) and the General Plan designation is R/R (Rural Residential).

Project Proponent(s): David & Barbara Yrigoyen TR / Quartaroli & Associates

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

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

Exemption Status:
Categorical Exemption. (Sections 15301, Class 1 & 15304, Class 4)

Exemption Reason:
Processed under the provisions of the California Code of Regulations Sections 15301 and 15304, which are exempt from CEQA. This project is exempt from the California Environmental Quality Act (CEQA) per CEQA Guidelines Sections 15301 and 15304. Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. Class 4 consists of minor public or private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees except for forestry and agricultural purposes.

Lead Agency Contact Person:
Jacob Pahule Phone: (209) 468-3186 Fax: (209) 468-3163 Email: jpahule@sjgov.org

Signature: _____ Date: 11/17/26

Name: Sean Cardenas Title: Deputy County Clerk

Signed by Lead Agency

Date Received for filing at OPR: 11/17/26

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.