

Resolution No.

STOCKTON CITY COUNCIL

RESOLUTION ADOPTING AN ADDENDUM TO THE MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PLAN FOR THE PROPOSED CAR WASH DEVELOPMENT PROJECT, LOCATED AT THE SOUTHEAST CORNER OF EIGHT MILE ROAD AND THORNTON ROAD (P19-0411)

On January 23, 2018, the City Council adopted Resolution No. 2018-01-23-1502 and, in doing so, adopted a Mitigated Negative Declaration (MND) in accordance with the California Environmental Quality Act (CEQA) for a commercial development project located at the southeast corner of Eight Mile Road and Thornton Road, including amendments to the General Plan Land Use Map and Zoning Map; and

The applicant now proposes changes to the previously approved project, including a General Plan Amendment for 0.37 acres from High-Density Residential to Commercial; Rezoning from Residential, High-Density (RH) to Commercial, General (CG); Use Permit; and Design Review to allow construction and operation of an automated car wash based on a modified site plan compared to the original project layout; now, therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF STOCKTON AS FOLLOWS:

1. Pursuant to California Environmental Quality Act Guidelines section 15164, the City council has considered the above changes to the originally approved project under CEQA Guidelines section 15162 and determined that there is no substantial evidence that the project, as revised, would have a significant effect beyond which was identified in the previously adopted MND. Therefore, a Subsequent MND is not required pursuant to CEQA and this Addendum was, instead, prepared in accordance with CEQA Guidelines section 15164 as the appropriate environmental document.

2. The Addendum contains minor revisions to the adopted IS/MND, including a detailed description of changes in the project and the environmental effects resulting from those changes (which include the freestanding car wash facility, and corresponding minor reduction in the size of the adjoining future multi-family residential development). The Addendum also documents the basis for a revision to a previously adopted mitigation measure relating to the topic of noise. A copy of the Addendum is provided as an exhibit to this Resolution and is incorporated by this reference.

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3. Based on its review of the entire record herein, including the accompanying staff report, all supporting, referenced, and incorporated documents, and all comments received, the City Council hereby adopts an Addendum to the Mitigated Negative Declaration and Mitigation Monitoring Plan included as Exhibit 1, and incorporated by this reference.

PASSED, APPROVED, and ADOPTED July 28, 2020.

MICHAEL D. TUBBS
Mayor of the City of Stockton

ATTEST:

ELIZA R. GARZA, CMC
City Clerk of the City of Stockton