



**APPLICATION REFERRAL:  
Staff Review with Notice**

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The following project has been filed with this Department: **APPLICATION NUMBER: PA-2400352 (A)**

**PROPERTY OWNER:** Jimmy Nagi  
30836 S. Airport Way  
Tracy, CA 95304-8823

**APPLICANT:** Jimmy Nagi  
30836 S. Airport Way  
Tracy, CA 95304-8823

**PROJECT DESCRIPTION:** A Administrative Use Permit application to expand an existing non-conforming 2,417 square foot market by 2,035 square feet. This facility is supported by private well and septic. This property utilizes onsite storm drainage. This property is not under Williamson Act contract.

The Property is zoned AG-40 (General Agriculture, 40-acre minimum) and the General Plan designation is A/G (General Agriculture).

**PROJECT LOCATION:** The project site is at the southeast corner of South Airport Way and South Kasson Road, Tracy. (APN/Address: 241-160-02 / 30836 S. Airport Way, Tracy) (Supervisory District: 5)

**ENVIRONMENTAL DETERMINATION:** This project as described is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15303, and a Notice of Exemption will be filed if the project is approved.

**APPLICATION REVIEW:** Recommendations and/or comments on this project must be submitted to the Community Development Department no later than June 6, 2025. Recommendations and/or comments received after that date may not be considered in staff's analysis.

**AGENCY REFERRALS MAILED ON:** May 9, 2025

**TO:**

SJC Supervisor: District 5	Tracy Rural Fire District	Federal Aviation Administration
SJC Agricultural Commissioner	Tracy Unified School District	Federal Emergency Management Agency
SJC Assessor	Central Valley Flood Protection Board	US Fish & Wildlife
SJC Building Division / Plan Check	CA Division of Aeronautics	US Army Corps
SJC Environmental Health	CA Fish & Wildlife Region: 3	Air Pollution Control District
SJC Fire Prevention Bureau	CA Native American Heritage Commission	San Joaquin Council of Governments
SJC Mosquito Abatement	California Tribal TANF Partnership	West Stanislaus Irrigation District
SJC Public Works	California Valley Miwok Tribe	Banta-Carbona Irrigation District
SJC Sheriff Communications Director	Buena Vista Rancheria	Airport San Joaquin
New Jerusalem School District	CA State Lands Commission	Airport Land Use Commission
New Jerusalem Airport	Builders Exchange	Farm bureau
North Valley Yokuts	United Auburn Indian Community	Precessi Flying Service
Sierra Club	PG&E – Plan Review	