

Lead Agency:

City of Manteca, Development Service Department

1215 West Center St, Suite 201

Manteca CA 95337

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Steve J. Bestolarides
San Joaquin County Clerk

By Deputy: rosaa



DOCUMENT TITLE

Notice of Exemption



CITY OF MANTECA

DEVELOPMENT SERVICES
DEPARTMENT

Notice of Exemption

To: _____ County Clerk
San Joaquin County
44 North San Joaquin Street, Suite 260
Stockton, CA 95202

From: City of Manteca
Development Services Department
1215 W. Center Street, Suite 201
Manteca, CA 95337

_____ Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

PROJECT TITLE: 712 Industrial Park Dr. Tentative Parcel Map – Tentative Parcel Map: TPM 25-186

PROJECT APPLICANT: Aretakis Family, c/o Alex Aretakis - 2137 W. Barstow Ave. Fresno, CA 93711

PROJECT LOCATION: 712 Industrial Park Drive, Assessor's Parcel Numbers (APN): 221-140-08 Manteca, CA, 95337 San Joaquin County

PROJECT DESCRIPTION: Tentative Parcel Map to subdivide an 11.86-acre site into two parcels. Parcel 1 will be 0.21 acres to isolate the existing single-family residence from Parcel 2, which will be 11.65 acres for existing agricultural use.

NAME OF PUBLIC AGENCY APPROVING PROJECT: City of Manteca

NAME OF PERSON CARRYING OUT PROJECT: Aretakis Family, c/o Alex Aretakis

EXEMPT STATUS: (Check One)

- Ministerial (Sec. 21080 (b) (1); 15268);
- Declared Emergency (Sec. 21080 (b) (3); 15369 (a));
- Emergency Project (Sec. 21080(b) (4); 15269 (b)(c));
- Categorical Exemption (15315, Minor Land Divisions)
- Statutory Exemptions.
- Not Subject to CEQA

REASONS WHY PROJECT IS EXEMPT: This project has been determined to not be subject to the requirements of the California Environmental Quality Act (CEQA) per Section 15315. This exemption applies to the division of property in urbanized areas zoned for residential, commercial, or industrial use when:

- Four or fewer parcels of the division are in conformance with the General Plan and zoning;
- No variances or exceptions are required;
- All services and access to the proposed parcels to local standards are available;
- The parcel was not involved in a division of a larger parcel within the previous two years;
- The parcel does not have an average slope greater than 20 percent.

LEAD AGENCY CONTACT PERSON: Allison Diaz, Assistant Planner

TELEPHONE NUMBER: (209) 456-8515

 - Allison Diaz
Signature of Lead Agency

Assistant Planner
Title

5/12/26
Date

Date received for filing at OPR: _____

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Revised 02/29/2013