



CITY OF MANTECA

DEVELOPMENT SERVICES DEPARTMENT

NOTICE OF PUBLIC REVIEW PERIOD AND NOTICE OF INTENT TO ADOPT AN INITIAL STUDY / MITIGATED NEGATIVE DECLARATION (MND) FOR THE CORNERSTONE COMMUNITY CHURCH PROJECT

Notice is hereby given that the City of Manteca, as lead agency, has prepared an Initial Study / Mitigated Negative Declaration (MND) for the Cornerstone Community Church Project. The MND analyzes the potential environmental effects associated with the proposed project in accordance with the California Environmental Quality Act (CEQA). In accordance with Section 15072 of the CEQA Guidelines, the City of Manteca has prepared this Notice of Intent (NOI) to provide responsible agencies and other interested parties with notice of the availability of the MND and to solicit comments and concerns regarding the environmental issues associated with the proposed project.

The Planning Commission of the City of Manteca will hold a public hearing to be scheduled at a later date, in the City Council Chambers located at 1001 West Center Street, Manteca, CA 95337, to consider the project listed below. A separate notice will be published.

PROJECT TITLE: Cornerstone Community Church - SPR 25-54, CUP 25-54, LLA 25-54

PROJECT LOCATION: 499, 421, and 457 South Austin Road (APNs) 228-020-44, 228-020-45, 228-020-27.

HAZARDOUS MATERIALS AND HAZARDOUS WASTE SITES: The project site is not identified on any list of hazardous materials sites compiled pursuant to California Government Code Section 65962.5.

PROJECT DESCRIPTION: The Proposed Project includes a Conditional Use Permit, Site Plan Review, and Lot Line Adjustment to allow for the development of a worship center and associated structures in two (2) phases on an 11.94-net acre site. The Proposed Project consists of the development of a 32,897 square foot community church with a worship center and support buildings. The proposed support buildings include a 1,500 square foot maintenance building as a part of Phase 1, and an 8,000 square foot kids building, 8,000 square foot youth building, and a 4,000 square foot chapel as a part of Phase 2. The total square footage of the buildings proposed is 54,397 square feet. The Proposed Project also includes outdoor recreation with a kid's play area, soccer field, and basketball court.

APPLICANT:

Cornerstone Community Church
ATTN: Scott Hoag
10948 South Airport Way
Manteca, CA 95336

Filed Doc #: 39-09152026-270
Tue Sep 15 08:33:06 PDT 2026
Page: 1 of 2 Fee: \$0.00
Steve J. Bestolarides
San Joaquin County Clerk

By Deputy: aambriz



PUBLIC REVIEW PERIOD

The MND prepared for this project is available for download at the link below from the City's website at under the heading "Cornerstone Community Church": <https://www.manteca.gov/247/Planning-Documents>

Written comments on the MND will be accepted during the **30-day public review period commencing September 15, 2026, and ending October 15, 2026, at 5:00 PM.** Written comments on the MND must be directed to:

City of Manteca, Development Services Department
ATTN: Ms. Nzuzi Mahungu, Assistant Planner
1215 West Center Street, Suite 201, Manteca, CA 95337
(209) 456-8565 | ymahungu@manteca.gov

1215 W. CENTER ST., SUITE 201 MANTECA, CA 95337 (209) 456-8500
www.manteca.gov

