



CITY OF TURLOCK DEVELOPMENT SERVICES  
PLANNING DIVISION  
156 SOUTH BROADWAY, SUITE 120  
TURLOCK, CA 95380-5456 (209)668-5640

UNIFORM APPLICATION FORM

(PLEASE PRINT OR TYPE)

Project Information

PROJECT ADDRESS: 1801 LANDER AV., TURLOCK, CA.

ASSESSOR'S PARCEL NUMBER: 44-64-14 AREA OF PROPERTY (ACRES OR SQUARE FEET): +/- 71,598

EXISTING ZONING: PD190

GENERAL PLAN DESIGNATION: \_\_\_\_\_

DESCRIBE THE PROJECT REQUEST: OFFICE ADDITION, FUEL CANOPY ADDITION AND VACCUM AREA FOR EXISTING CAR-WASH

Applicant Information

**NOTE:** Information provided on this application is considered public record and will be released upon request by any member of the public.

APPLICANT: ALEX CUEVAS PHONE NO: 213 4483911 E-MAIL: \_\_\_\_\_

Property Owner Info

Property Owner Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Time Use Only

APPLICATION TYPE & NO.: MDP 18-16 DATE RECEIVED: 11/8/18

CASH \_\_\_\_\_ OR CF \_\_\_\_\_ CHECKED BY: KQ

PC HEARING DATE: \_\_\_\_\_ CC HEARING DATE: \_\_\_\_\_

PLANNER'S NOTES: \_\_\_\_\_

**PLEASE NOTE:**

THIS APPLICATION FORM  
(ALONG WITH THE REQUIRED  
ATTACHMENTS AND EXHIBITS)  
IS MADE AVAILABLE TO THE PUBLIC  
ON THE CITY'S WEBSITE AND IN THE CITY'S FILES.

IF THERE IS  
SENSITIVE INFORMATION CONTAINED WITHIN THE  
APPLICATION, PLEASE CONTACT THE  
PLANNING DIVISION AT (209) 668-5640  
BEFORE SUBMITTING  
THE APPLICATION.

**LAND USE DESIGNATIONS:**

ZONING: Current: \_\_\_\_\_

Proposed (If applicable): \_\_\_\_\_

GENERAL PLAN Current: \_\_\_\_\_

Proposed (If applicable) \_\_\_\_\_

**DESCRIBE ADJACENT ZONING AND EXISTING LAND USE WITHIN 300 FEET OF PROJECT SITE:**

**ZONE - EXISTING LAND USE (i.e., residential, commercial, industrial)**

North COMMERCIAL

South COMMERCIAL

East COMMERCIAL

West COMMERCIAL

**PROJECT CHARACTERISTICS**

**Site Conditions**

Describe the project site as it exists before the project, including information on topography, soil stability, plants and animals, and any cultural, historical or scenic aspects (if applicable)

EXISTING GAS STATION

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Are there any trees, bushes or shrubs on the project site? YES if yes, are any to be removed? NO  
If yes to above, please attach site plan indicating location, size and type of all trees, bushes and shrubs on the site that are proposed for removal.

Will the project change waterbody or ground water quality or quantity, or alter existing drainage patterns?  
No If yes, please explain:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

If there are structures on the project site, attach site plan indicating location of structures and provide the following information:

Present Use of Existing Structure(s) GAS STATION

Proposed Use of Existing Structure(s) OFFICE

Are any structures to be moved or demolished? NO If yes, indicate on site plan which structures are proposed to be moved or demolished.

Is the property currently under a Williamson Act Contract? NO if yes, contract number: \_\_\_\_\_

If yes, has a Notice of Nonrenewal been filed? — If yes, date filed: —

Are there any agriculture, conservation, open space or similar easements affecting the use of the project site? NO If yes, please describe and provide a copy of the recorded easement. \_\_\_\_\_

Describe age, condition, size, and architectural style of all existing on-site structures (include photos):

EXISTING GAS STATION

**Proposed Building Characteristics**

Size of any new structure(s) or building addition(s) in gross sq. ft. +/- 3,000 SQ. FT.

Building height in feet (measured from ground to highest point): 20'

Height of other appurtenances, excluding buildings, measured from ground to highest point (i.e. antennas, mechanical equipment, light poles, etc.):

N/A

Project site coverage:	Building Coverage:	<u>+/- 10,020</u> Sq.Ft.	<u>15.0</u> %
	Landscaped Area:	<u>+/- 7,515</u> Sq.Ft.	<u>10.5</u> %
	Paved Surface Area:	<u>+/- 53,000</u> Sq.Ft.	<u>75</u> %
	Total:	<u>+/- 70,515</u> Sq.Ft.	<u>+/- 100</u> 100%

Exterior building materials: STUCCO

Exterior building colors: TO MATCH EXISTING BLDG

**PROPERTY OWNER/APPLICANT SIGNATURE:**

I hereby certify that the facts, statements, and information presented within this application form are true and correct to the best of my knowledge and belief. I hereby understand and certify that any misrepresentation or omissions of any information required in this application form may result in my application being delayed or not approved by the City. I hereby certify that I have read and fully understand all the information required in this application form including:

1. the Hazardous Waste and Substance Sites List Disclosure Pursuant to California Government Code Section 65962.5(f) on page 22;
2. the Acknowledgments/Authorizations/Waivers starting on page 24; and
3. the Indemnification on page 26; and
4. the Department of Fish and Game CEQA Review Filing Fees on page 27.

**Property Owner(s): (Attach additional sheets. as necessary)**

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