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Community Development Department

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Jennifer Jolley, Director

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NOTICE OF PUBLIC HEARING BEFORE THE SAN JOAQUIN COUNTY BOARD OF SUPERVISORS

NOTICE IS GIVEN THAT BEGINNING AT 9:00 AM, ON December 9, 2025, or as soon as the matter can be heard thereafter, THE SAN JOAQUIN COUNTY BOARD OF SUPERVISORS, IN THE CHAMBERS OF THE BOARD OF SUPERVISORS, on the Sixth Floor of the Administration Building, 44 N. San Joaquin Street, Stockton, California, will hold a public hearing and receive oral and written statements regarding the following:

WILLIAMSON ACT CONTRACT CANCELLATION NO. PA-2400082 AND MINOR SUBDIVISION NO. PA-2400337 OF RAMANDEEP SINGH (C/O DILLON AND MURPHY) This project involves a Lot Line Adjustment between a 0.35-acre parcel and a 49.65-acre parcel to create a 5-acre and a 45-acre parcel. The 49.65-acre parcel is currently under Williamson Act Contract No. WA-71-C1-0295. The project also includes a Minor Subdivision to subdivide the resulting 45-acre parcel into a 5-acre parcel and a 40-acre parcel. Because the Williamson Act prohibits a Lot Line Adjustment that would result in a parcel less than 10 acres in size, the applicant has also filed a Williamson Act Contract Cancellation to remove 9.65 acres from the Williamson Act contract. This will facilitate the Lot Line Adjustment which proposes to create a 5-acre parcel. The remaining acreage removed from contract comprises the 5-acre parcel to be created by the Minor Subdivision. This proposed 5-acre parcel is being created under the size exception provision of Development Title Section 9-203.030(a)(1)(D), which permits the creation of two substandard lots, provided each contains one single-unit dwelling constructed prior to 1961. The existing dwellings on the parcel meet this requirement. To comply with cancellation requirements, a Notice of Nonrenewal (PA-2400081) has been recorded for the 9.65-acre portion proposed for removal from contract. The project site is on the north side of E. Peltier Road, 3,450 feet east of N. State Route 99 E. Frontage Road, Acampo. (Supervisory District: 4)

Environmental Determination: This project is exempt from CEQA pursuant to Section 15304 and 15305. A Notice of Exemption will be recorded if the project is approved.

PUBLIC COMMENT ALTERNATIVE: Persons who cannot attend in person may submit a written Public Comment of 250 words or less by completing the online Public Comment Form at: <https://sjgov.link/public-comment>. The comment will not be read at the hearing, but if it is submitted before 5:00 p.m. the day before the hearing it will be routed to the Board of Supervisors and if it is submitted after 5:00 p.m. it will be made part of the Clerk of the Board's official record.

TO WATCH THE LIVESTREAM OF THE BOARD OF SUPERVISORS:

Granicus: <http://sanjoaquincountyca.iqm2.com/Citizens/default.aspx>

YouTube: <https://www.youtube.com/c/SanJoaquinCountyCA> (recommended)

All persons interested in these matters are invited to submit written and/or oral statements regarding the projects or the environmental determinations at this hearing. If you challenge the nature of the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Clerk of the Board at, or prior to, the public hearing. If you have any questions about this matter, please contact the San Joaquin County Community Development Department, 1810 East Hazelton Avenue, Stockton, CA 95205. Phone: 209-468-3121.

DATED: November 17, 2025
BY: Jennifer Jolley, Director
San Joaquin County Community Development Department