



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

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UNIFORM APPLICATION FORM

(PLEASE PRINT OR TYPE)

Project Information

PROJECT ADDRESS: 2500 Fulkert Rd
ASSESSOR'S PARCEL NUMBER: 89-19-21 AREA OF PROPERTY (ACRES OR SQUARE FEET): _____
EXISTING ZONING: CC
GENERAL PLAN DESIGNATION: CC
DESCRIBE THE PROJECT REQUEST: Variance to allow freeway oriented multi-tenant pylon sign

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 AMIN SALKHI PHONE NO. 510-331-8405 E-MAIL: SALKHI@YAHOO.COM

Property Owner Info

SIGNATURE OF PROPERTY OWNER _____ PRINT NAME _____ DATE _____

Office Use Only

APPLICATION TYPE & NO.: Variance 2018-02

DATE RECEIVED: 9/20/10

PLANNER'S NOTES: _____

APPLICATION QUESTIONNAIRE

This document will assist the Planning Department in evaluating the proposed project and its potential environmental impacts. Complete and accurate information will facilitate the review of your project and minimize future requests for information. Please contact the Planning Division, 156 S. Broadway, Suite 120, Turlock, CA 95380 (209) 668-5640 if there are any questions about how to fill out this form.

PROJECT NAME: 2500 FULKERTH SIGN VARIANCE

APPLICANT'S STATEMENT OF INTENT (DESCRIBE THE PROPOSED PROJECT):

Variance to allow freeway oriented multi-tenant
pylon sign

PROPERTY OWNER'S NAME: _____

Mailing Address: _____

Telephone: Business (____) _____ Home (____) _____

E-Mail Address: _____

PROJECT SITE INFORMATION:

Property Address or Location: 2500 FULKERTH RD, TURLOCK

Property Assessor's Parcel Number: APN: 089-019-021

Property Dimensions: _____

Property Area: Square Footage _____ Acreage 1.58 AC

Site Land Use: Undeveloped/Vacant ☒ Developed _____

If developed, give building(s) square footage _____

LAND USE DESIGNATIONS:

ZONING: Current: Community CC BT, COMMERCIAL THOROUGHFARE

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 _____

South _____

East _____

West _____

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)

Are there any trees, bushes or shrubs on the project site? _____ if yes, are any to be removed? _____
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?
_____ If yes, please explain:

HAZARDOUS WASTE AND SUBSTANCE SITES LIST DISCLOSURE
PURSUANT TO
CALIFORNIA GOVERNMENT CODE SECTION 65962.5(f)

“(f) Before a lead agency accepts as complete an application for any development project which will be used by any person, the applicant shall consult the lists sent to the appropriate city or county and shall submit a signed statement to the local agency indicating whether the project and any alternatives are located on a site that is included on any of the lists compiled pursuant to this section and shall specify any list. If the site is included on a list, and the list is not specified on the statement, the lead agency shall notify the applicant pursuant to Section 65943...”

Note: You must contact Stanislaus County Environmental Resources at (209) 525-6700; AND either:

1) Contact the Department of Toxic Substances Control at (800) 728-6942; or 2) research the property on all of the following online databases:

EPA RCRA: <https://www3.epa.gov/enviro/facts/rcrainfo/search.html>

NEP Assist: <http://www.epa.gov/compliance/nepa/nepassist-mapping.html>

California DTSC Envirostor: www.envirostor.dtsc.ca.gov/public

California Geotracker: <http://geotracker.waterboards.ca.gov/>

to determine whether there are any known or potential hazards on the property.

I HEREBY CERTIFY THAT:

_____ THE PROJECT ***IS LOCATED*** ON A SITE WHICH IS INCLUDED ON ONE OR MORE OF THE LISTS COMPILED PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 65962.5(f). THE SITE IS INCLUDED ON THE FOLLOWING LIST(S) SPECIFIED BELOW:

Regulatory ID Number: _____

Regulatory ID Number: _____

Regulatory ID Number: _____

OR

✓
 _____ THE PROJECT ***IS NOT LOCATED*** ON A SITE WHICH IS INCLUDED ON ONE OR MORE OF THE LISTS COMPILED PURSUANT TO CALIFORNIA GOVERNMENT CODE SECTION 65962.5(f).

I HEREBY CERTIFY THAT THE STATEMENT FURNISHED ABOVE PRESENTS THE INFORMATION REQUIRED BY CALIFORNIA GOVERNMENT CODE 65962.5(f) TO THE BEST OF MY ABILITY AND THAT THE STATEMENT AND INFORMATION PRESENTED IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

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)

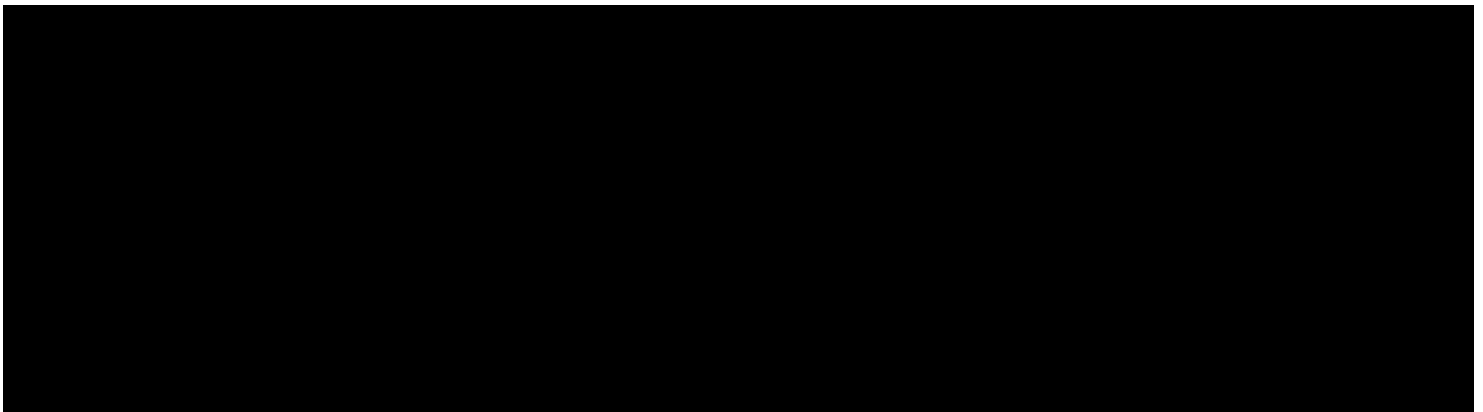
Signature of Property Owner

Date

Print Name and Title of Property Owner

Phone Number

Applicant(s): (If different than above)



Julia Paul
PO Box 1821
Turlock, CA 95381

September 25, 2018

City of Turlock
Community Development
156 S. Broadway, Ste 120
Turlock, CA 95380

To whom it may concern:

This letter authorizes representation by Grand Salkhi Properties LLC for a variance application on behalf of the owners of 2500 Fulkerth Road. Processing fees for this variance will be shared by Grand Salkhi Properties LLC and the current parcel owners.

