



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: 2060 COLORADO AVE

ASSESSOR'S PARCEL NUMBER: 072 - 037 - 004 AREA OF PROPERTY (ACRES OR SQUARE FEET): 11,126 <sup>#</sup>

EXISTING ZONING: A RE RL RM RH (CO) CC CH CT I IBP PD \_\_\_\_\_ Downtown \_\_\_\_\_

GENERAL PLAN DESIGNATION: A VLDR LDR MDR HDR O Comm Comm Heavy Comm I

DESCRIBE THE PROJECT REQUEST: NEW EXTERIOR MONUMENT 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 RUSTY BAEZ

\*\* Corporate partnerships must provide a list of principals

This fee is to be a deposit towards full cost of processing application. Yes No Applicant's Initials

Property Owner Info

[Redacted Property Owner Information]

Office Use Only

APPLICATION TYPE & NO.: MDP 17-03 DATE RECEIVED: 11/27/17

PLANNING 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.

# 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: NEW EXTERIOR MONUMENT ~~STONE~~ SIGN

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

INSTALLATION OF A NEW EXTERIOR MONUMENT SIGN  
APPROXIMATELY 4'-5' TALL AND 5'-6" WIDE. SIGN TO HAVE  
~~BE~~ A STONE AND STUCCO FINISH, WITH SOLAR UPLIGHTING



APPLICANT'S NAME: \_\_\_\_\_

Phone ( ) \_\_\_\_\_

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

Telephone: Business ( ) \_\_\_\_\_ Home ( ) \_\_\_\_\_

E-Mail Address: \_\_\_\_\_

*SAME AS ABOVE*

**PROJECT SITE INFORMATION:**

Property Address or Location: 2060 COLORADO AVE TURLOCK 95382

Property Assessor's Parcel Number: 072-037-004

Property Dimensions: APPROX 130' x 75'

Property Area: Square Footage 11,126 SQ FT Acreage .25

Site Land Use: Undeveloped/Vacant \_\_\_\_\_ Developed BUSINESS OFFICE

If developed, give building(s) square footage 3000 SQ FT TOTAL

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**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 RESIDENTIAL AND HEALTHCARE (DENTAL)

South HEALTHCARE (EYE AND URGENT CARE)

East RESIDENTIAL

West HOSPITAL, HEALTHCARE

**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)

CURRENTLY A LANDSCAPE AREA, LAWN AND SHRUBS

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) ENGINEERING OFFICE & VACANT SPACE

Proposed Use of Existing Structure(s) DENTAL OFFICE AND ENGINEERING 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):

50 YEAR ORIGINAL STRUCTURE REMODELED IN 1999 AND BUILT AN ADDITION IN 2010

**Proposed Building Characteristics**

Size of any new structure(s) or building addition(s) in gross sq. ft. 0

Building height in feet (measured from ground to highest point): 15'-0"

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

Project site coverage:	Building Coverage:	<u>3000</u>	Sq.Ft.	<u>27</u>	%
	Landscaped Area:	<u>2781</u>	Sq.Ft.	<u>25</u>	%
	Paved Surface Area:	<u>5,340</u>	Sq.Ft.	<u>48</u>	%
	Total:	<u>11,126</u>	Sq.Ft.		100%

Exterior building materials: STONE / STUCCO

Exterior building colors: GREEN / BLACK

Roof materials: ASPHALT SHINGLES

Total number of off-street parking spaces provided: 16  
 (If not on the project site, attach a Signed Lease Agreement or Letter of Agency)

Describe the type of exterior lighting proposed for the project (height, intensity):

Building: \_\_\_\_\_

Parking: \_\_\_\_\_

Estimated Construction Starting Date 2-1-17 Estimated Completion Date 3-1-17

If the proposal is a component of an overall larger project describe the phases and show them on the site plan: \_\_\_\_\_

**Residential Projects**  
 (As applicable to proposal)

Total Lots \_\_\_\_\_ Total Dwelling Units \_\_\_\_\_ Total Acreage \_\_\_\_\_

Net Density/Acre \_\_\_\_\_ Gross Density/Acre \_\_\_\_\_

Will the project include affordable or senior housing provisions? \_\_\_\_\_ If yes, please describe:

	Single Family	Two-Family (Duplex)	Multi-Family (Apartments)	Multi-Family (Condominiums)
Number of Units				
Acreage				
Square Feet/Unit				
For Sale or Rent				
Price Range				
Type of Unit:				
Studio				
1 Bedroom				
2 Bedroom				
3 Bedroom				
4+Bedroom				

**Commercial, Industrial, Manufacturing, or Other Project**  
(As applicable to proposal)

Type of use(s) \_\_\_\_\_

Expected influence: Regional \_\_\_\_\_ Citywide \_\_\_\_\_ Neighborhood \_\_\_\_\_

Days and hours of operation: \_\_\_\_\_

Total occupancy/capacity of building(s): \_\_\_\_\_

Total number of fixed seats: \_\_\_\_\_ Total number of employees: \_\_\_\_\_

Anticipated number of employees per shift: \_\_\_\_\_

Square footage of:

Office area \_\_\_\_\_

Warehouse area \_\_\_\_\_

Sales area \_\_\_\_\_

Storage area \_\_\_\_\_

Loading area \_\_\_\_\_

Manufacturing area \_\_\_\_\_

Total number of visitors/customers on site at any one time: \_\_\_\_\_

Other occupants (If Applicable) \_\_\_\_\_

Will the proposed use involve any toxic or hazardous materials or waste?

(Please explain): \_\_\_\_\_  
\_\_\_\_\_

List any permits or approvals required for the project by state or federal agencies:

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

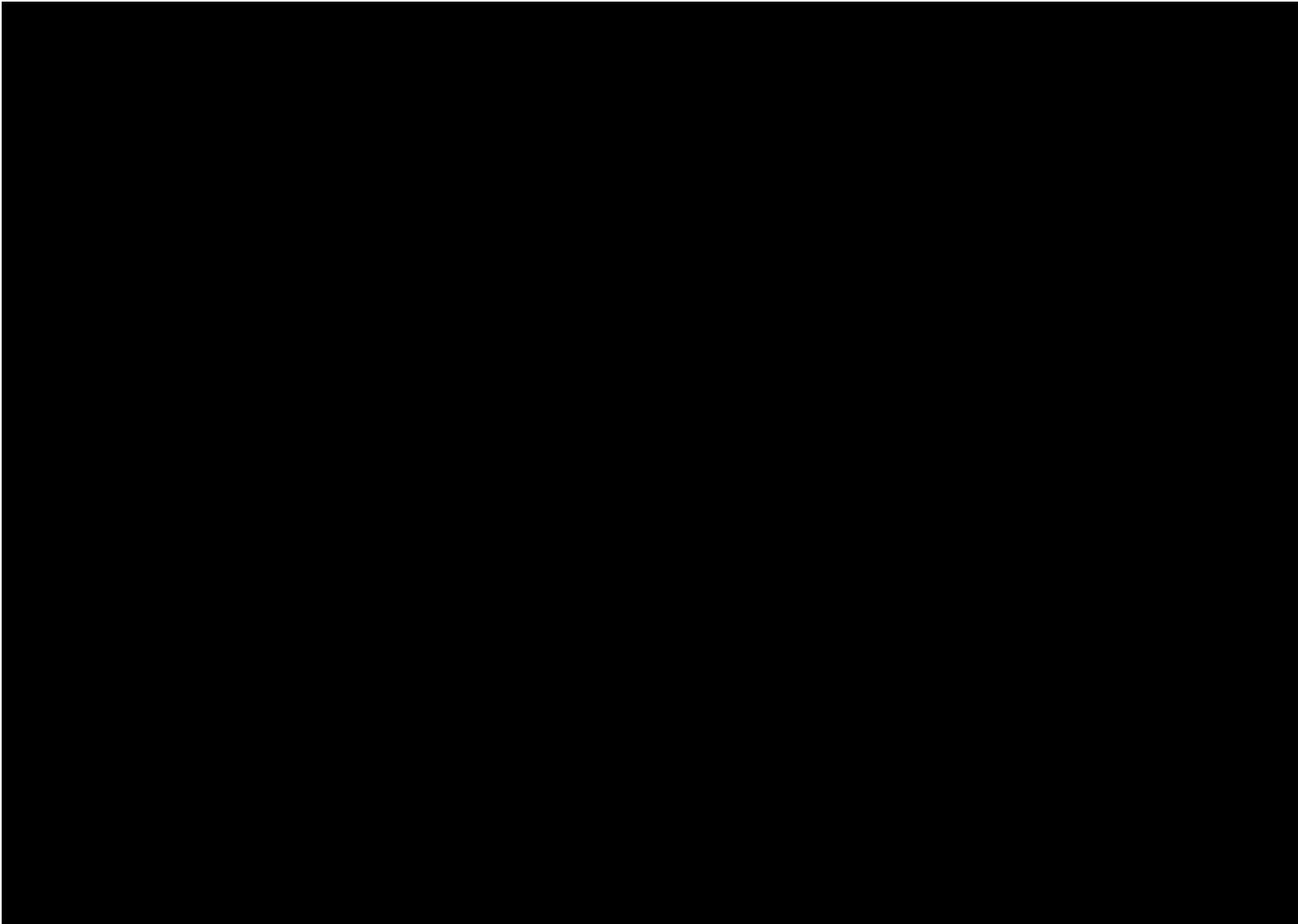
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**PROPERTY OWNER/APPLICANT SIGNATURE:**

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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