

RESIDENTIAL & COMMERCIAL PROJECTS UNDER REVIEW (AS OF MARCH 10, 2026)

Name of Project	Project #	# of Units / Sq. Ft./Acreage	Description	Location	Applicant
Hobby Lobby	MPM 26-03		Tenant improvements to divide existing building	1055 S Main	Burlington #828
Little Kamper Propane FacilityExt	P25-205		Extension to Site Plan Approval	2055 Moffat Blvd.	John Kamps
Village at Villa Ticino	SPC-24-04, UPN-24-05, TPM-24-06		Commercial Businesses Center	995 N Airport Way	MCR Engineering
Chamberlain Annexation	ANX 25-33		Annexation of 2.1 Acres	E Lathrop Rd & S Inheritance Way	City
Cornerstone Community Church	CUP, VAR, SPC 25-0054		New 20,000 SQFT church and accessory structures	499 South Austin Road	MCR Engineering
Tractor Supply/Dutch Bros	SPC 25-18 & LLA 25-18 & MUP 25-18		1 QSR and 40,000 Retail	2160 Union Rd	Joe Verceles
Sunrise Trucking	SPC-24-64, TPM-24-65		Intermodal terminal	2519 N airport Way	MCR Engineering
Airport Business Center NS	SPC-24-71		Industrial Warehouse	2803, 3045, 3157, and 3123 N Airport Way	Grenlaw Partners
Pillsbury Road Commercial	SPC-23-61, UPN-23-62, MSP-23-63		Mixed Commercial	1840 Pillsbury Road	RMK Design, Inc.
ARCI Office Building	SPC-23-100		Medical Office Building	1093 Eucalyptus Street	Elevation Design & Consulting
Fagundes Auto Detailing	SPC 25-95		Metal Building	860 N Main	Frank Teixeira
AGS Retail Plaza	SPC 25-128		Plaza w/6 reailt suites, C-store & Fueling Station	1840 E Yosemite Ave	Sara Donahue
Yosemite Laundry & Retail	SPC-24-12		Laundry and Retail	1155 E Yosemite Avenue	David Rasuli
KA Concrete Pumping	SPC-25-173		SPC for frontage, parking, landscaping and lighting improvements	616 S. Main St.	Jose Perez
Danna Point Commercial	TPM, CUP, MUP, SPR 25-188		406 unit personal self storage facility, two drive thrus w/QSRs	19589 W McKinley Ave	Peter Danna
Airport Anchor Point Commercial	P 25-200: SPC & MUP		7-Eleven Store, Gas Station, QSR and Other Tenant Buildings	2060 W Lathrop	Benny Dhanda
Lathrop Anchor Point Commercial Annexation	P 25-197: ANX, PRZ, SPC		ARCO convenience store (C-store), one quick-service drive-thru tenant and other two tenants.	14944 S Airport Way, Manteca	Benny Dhanda
Commercial Centre on Union	P25-0204: SPC, MUP		Starbucks cafe with double drive-thru aisle and 3 additional commercial units	1172 S Union Rd., Manteca	Benny Dhanda
Second Harvest - Shade Canopy Addition	P25-202		Minor Site Review Permit for addition of roofed shade structure addition to existing building	1220 Vanderbilt Circle	Norman Wilson
400 Industrial	MPM 24-59		Site Improvements	400 Industrial	
Dutra LED Sign	LLA & MZM 25-112		Lot Line Adjustment and Minor Zone Modification to allow for LED freeway sign	1403 & 1565 W Atherton Drive	Outfront Media
Farmhouse Subdivision-Lewis Estates	TSM-26-0009	52	Map Ext.	1965 S Union	James Lewis
Center Pointe Apartments	SDN-25-76, SPA-25-76	96	TPM, SPR	282 N Airport Way	Center Pointe Manteca LLC
Lovelace Annexation	P25-0059	691	ANX, PRZ, DA, GPA, TSM	2400 E. Lovelace RD	MacKay & Somps
369 S. Austin Rd TPM	GPA-23-116, REZ-23-117, TPM-23-119			369 S. Austin Rd.	Trisha Chatterjee
Harmony Woods	P24-0049	147	SUBDIVISION	13856 S. Airport Way	MCR Engineering
Sedan Subdivision	ANX-24-37, PRZ-24-38, SDJ-24-39, DEV-24-40, EIR-24-41	310	SUBDIVISION	9715 E Sedan	Meritage
4-C RANCH	SDJ-21-024	81	SUBDIVISION	9683 E LOUISE RD	Toni Raymus
Edwards Grove	ANX-24-33, SDJ-24-34, PRZ-24-35, LIA-24-36	79	SUBDIVISION	8001 E. Louise Avenue and 16166, 16200, 16228, 16244, 16280, 16304, 16363, 16366 and 16394 S. Cottage Avenue and two city-owned remnant parcels.	MCR Engineering
Orchard Park	P25-0002	245	ANX, PRZ, TSM	224-023-11 224-023-26 224-023-27 224-023-37	Northstar Engineering
Wawona Apartments	GPA, REZ, SPA-24-79	44	APTS	2027 Wawona Street	MCD Engineering
SARENE PLACE APARTMENTS	SPA-23-85	6	APTS	429 Sutter Street	Jeremy Metz
PSS Mixed-Use Project	SPR 25-09, CUP 25-09	164	Mix-Use	2218, 2210 & 2226 W. Yosemite Avenue	Kevin Lang/MCR Parm Sidhu
Vans Subdivision	P24-0058	202	ANX, PRZ, DA, GPA, TSM	226-120-19 226-120-20 226-120-21	MLC Holdings inc
Rancho Grande	P25-0142	816	ANX, TSM	13182,12900,12690,11888,S. Airport Way and 2310,2300,2323 Lovelace Road.	Shawn Samaniego/MCR
Cardoza ANX	P25-0183	500	ANX, TSM, GPA, PRZ, PD	13496 South Airport Way (204-100-01)	DR Horton
Austin Point Subdivision	P25-187	276	SUBDIVISION	743 N. Austin Rd.	MCR Engineering
712 Industrial Park Drive Parcel Split	TPM 25-0186		COMMERCIAL SUBDIVISION	712 Industrial Park Drive	Alex Aretakis