

RESIDENTIAL & COMMERCIAL PROJECTS UNDER REVIEW (AS OF August 1, 2026)

Name of Project	Project #	# of Units / Sq. Ft./Acreage	Description	Location	Applicant
369 S. AUSTIN RD TPM	GPA-23-116, REZ-23-117, TPM-23-119	4	SUBDIVISION	369 S. AUSTIN RD.	TRISHA CHATTERJEE
AGS RETAIL PLAZA	SPC 25-128	1.6 acres	COMMERCIAL - CAR WASH, FUELING STATION, C-STORE	1840 E YOSEMITE AVE	SARA DONAHUE
AIRPORT BUSINESS CENTER NS	SPC-24-71	NA	INDUSTRIAL - WAREHOUSING DEVELOPMENT	2803, 3045, 3157, AND 3123 N AIRPORT WAY	GREENLAW PARTNERS
AUSTIN POINT SUBDIVISION	P25-187	276	SUBDIVISION	743 N. AUSTIN RD.	MCR ENGINEERING
CARDOZA ANX	P25-0183	500	ANNEXATION/SUBDIVISION	13496 SOUTH AIRPORT WAY (204-100-01)	DR HORTON
CENTER POINTE APARTMENTS	SDN-25-76, SPA-25-76	96	TPM, SPR	282 N AIRPORT WAY	CENTER POINTE MANTECA LLC
CHAMBERLAIN ANNEXATION	ANX 25-33	6.42 acres	ANNEXATION	E LATHROP RD & S INHERITANCE WAY	CITY
COMMERCIAL CENTRE ON UNION	P25-0204: SPC, MUP	N/A	STARBUCKS CAFE WITH DOUBLE DRIVE-THRU AISLE AND 3 ADDITIONAL COMMERCIAL UNITS	1172 S UNION RD., MANTECA	BENNY DHANDA
CORNERSTONE COMMUNITY CHURCH	CUP, VAR, SPC 25-0054	20,000 SQ. FT.	ASSEMBLY - CHURCH CAMPUS	499 SOUTH AUSTIN ROAD	MCR ENGINEERING
COTTAGE CT. STORAGE EXTENSION	SPC & UPJ EXT 26-59	4.29 ac.	ONE YEAR EXT. OF SPC-23-04 & UPJ-23-05	1280 COTTAGE CT.	KRAVLAND
DANNA POINT COMMERCIAL	TPM, CUP, MUP, SPR 25-188	N/A	406 UNIT PERSONAL SELF STORAGE FACILITY, TWO DRIVE THRU'S W/QSR'S	19589 W MCKINLEY AVE	PETER DANNA
DUTRA LED SIGN (SR120)	LLA & MZM 25-112	0.77 ac	LOT LINE ADJUSTMENT AND MINOR ZONE MODIFICATION TO ALLOW FOR LED FREEWAY SIGN	1403 & 1565 W ATHERTON DRIVE	OUTFRONT MEDIA
EDWARDS GROVE	ANX-24-33, SDJ-24-34, PRZ-24-35	79 UNITS	ANNEXATION/SUBDIVISION	8001 E. LOUISE AVE / 16166 - 16394 S. COTTAGE AVE	MCR ENGINEERING
HARMONY WOODS	P24-0049	147 UNITS	SUBDIVISION	13856 S. AIRPORT WAY	MCR ENGINEERING
KA CONCRETE PUMPING	SPC-25-173	1.01 ac.	INDUSTRIAL - SITE IMPROVEMENTS	616 S. MAIN ST.	JOSE PEREZ
KIA COUNTRY	SPC & MUP EXT 26-47	4.78 ac	SPC & MUP FOR CONSTRUCTION OF AUTO DLR	1923 W. ATHERTON DR.	JENNIFER BELLO / WAGNER ENG.
LATHROP ANCHOR POINT COMMERCIAL ANNEXATION	P 25-197: ANX, PRZ, SPC	1.45 acres	COMMERCIAL - CAR WASH, FUELING STATION, C-STORE	14944 S AIRPORT WAY, MANTECA	BENNY DHANDA
Levelz	CUP-26-43	0.07 acres	CONDITIONAL USE PERMIT	159 W YOSEMITE	209 ENTERTAINMENT DBA Levelz
LOVELACE ANNEXATION	P25-0059	691 UNITS	ANNEXATION/SUBDIVISION	2400 E. LOVELACE RD	MACKAY & SOMPS
ORCHARD PARK	P25-0002	245 UNITS	ANNEXATION/SUBDIVISION	224-023-11, -26, -27, -37	NORTHSTAR ENGINEERING
PSS MIXED-USE PROJECT	SPR 25-09, CUP 25-09	164 UNITS	MIX-USE	2218, 2210 & 2226 W. YOSEMITE AVENUE	KEVIN LANG/MCR - PARM SIDHU
RANCHO GRANDE	P25-0142	816 UNITS	ANNEXATION/SUBDIVISION	11888 - 13182 S. AIRPORT WAY / 2310-2323 LOVELACE RD	SHAWN SAMANIEGO/MCR
SAFARI KID DAY CARE	MUP-26-55	N/A	MUP FOR CONSTRUCTION OF PLAYGROUND	1422 GROVE AVE.	NEELU YADAV / YADAV DESIGN GROUP
SARENE PLACE APARTMENTS	SPA-23-85	6 UNITS	TRIPLEX	429 SUTTER STREET	JEREMY METZ
SEDAN SUBDIVISION	ANX-24-37, PRZ-24-38, SDJ-24-39	310 UNITS	ANNEXATION/SUBDIVISION	9715 E SEDAN	MERITAGE
SOMA APARTMENTS EXTENSION	SPC-26-70	10.32 ac.	ONE YEAR EXT. OF SPC-21-137	1574 & 1636 S. MAIN	CALGOLD
SUNRISE TRUCKING	SPC-24-64, TPM-24-65	N/A	INDUSTRIAL - TRUCK PARKING	2519 N AIRPORT WAY	MCR ENGINEERING
TOWN SQUARE	P 25-200: SPC & MUP	9.47 ac.	COMMERCIAL - CAR WASH, FUELING STATION, C-STORE	2060 W LATHROP	BENNY DHANDA
UNION CROSSING APARTMENTS MPM	MPM-26-37	12.78 ac.	MPM TO RELOCATE ACCESS. BLDGS.	1308 W. ATHERTON	GHPR BUILDERS
VANS SUBDIVISION	P24-0058	202	ANNEXATION/SUBDIVISION	226-120-19, 226-120-20, 226-120-21	MLC HOLDINGS INC
VILLA TICINO APARTMENTS EXTENSION	SPC-26-63	12.4 ac.	ONE YEAR EXT. OF SPC-24-02	2298 W. LOUISE AVE.	AGC DESIGN
WAWONA APARTMENTS	GPA, REZ, SPA-24-79	44	APARTMENTS	2027 WAWONA STREET	MCD ENGINEERING
YOSEMITE LAUNDRY & RETAIL	SPC-24-12	N/A	LAUNDRY AND RETAIL	1155 E YOSEMITE AVENUE	DAVID RASULI