

SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

2203



FROM: TLMA - Planning Department

SUBMITTAL DATE: March 18, 2003

SUBJECT: GENERAL PLAN AMENDMENT NO. 634 / CHANGE OF ZONE NO. 6711 / TENTATIVE TRACT MAP NO. 30816 - EA 38780 - Van Daele Development Corp. - Second Supervisorial District - Prado-Mira Loma Zoning District - 27.87 acres - 87 total proposed lots - Schedule A - A-2-10 Zoning - Located on the southern side of Schleisman Road, west of Hamner Avenue - REQUEST: GPA 634, proposes to amend the Jurupa Community Plan from Agricultural / Development Reserve to Residential 2B/2-5 DU/AC / CZ 6711, proposes to change from Heavy Agriculture to Planned Residential / TR 30816, proposes to divide the 27.87-acres into 87 single family residential lots with a minimum lot size of 6,334 square feet, and an average of 8,354 square feet.

CONTROVERSIAL ISSUES:

RECOMMENDED MOTION:

The Planning Department recommended Approval; and,
THE PLANNING COMMISSION RECOMMEND, BY A VOTE OF 4-0 (Commissioner Porras absent):

ADOPTION of a MITIGATED NEGATIVE DECLARATION for ENVIRONMENTAL ASSESSMENT NO. 38780, based on the findings incorporated in the initial study and the conclusion that the project will not have a significant effect on the environment; and,

TENTATIVE APPROVAL of GENERAL PLAN AMENDMENT NO. 634, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report, in accordance with Exhibit 6A; and,

Ron Goldman, Interim Planning Director

RG:ar

(Continued On Attached Pages)

CEO. RECOMMENDATION:

APPROVE

County Executive Office Signature

Department Recommendation: Policy Consent
Per Executive Office: Policy Consent

Prev. Agn. Ref.

Dist. Second

AGENDA NO.

16.2

The Honorable Board of Supervisors

RE: GENERAL PLAN AMENDMENT NO. 634 / CHANGE OF ZONE NO. 6711 /

TENTATIVE TRACT MAP NO. 30816 -

March 18, 2003

Page 2 of 3

TENTATIVE APPROVAL of CHANGE OF ZONE NO. 6711, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report, in accordance with Exhibit 2 and,

APPROVAL of TENTATIVE TRACT MAP NO. 30816, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.