

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

211 B



FROM: TLMA - Planning Department

SUBMITTAL DATE: March 18, 2003

SUBJECT: GENERAL PLAN AMENDMENT NO. 623/CHANGE OF ZONE NO. 6677/TENTATIVE TRACT MAP NO. 30567 - EA38626 - JMS Citrus LLC – Second Supervisorial District – Prado/Mira Loma Zoning Area – 10 Acres – 36 proposed lots – A-2-5 Zoning – Schedule A – Located at 13512 Citrus Street, on the south side of Citrus Street and east of Harrison Street – REQUEST: GPA 623 is proposing to change the General Plan land use designation from AG/DEV.R to Jurupa Community Plan Designation 2B/CZ 6677 is proposing to change the zoning of the site from A-2-5 to R-1/TR 30567 is a Schedule A tract map to divide 10 acres into 36 single family residential lots.

CONTROVERSIAL ISSUES: None

RECOMMENDED MOTION:

The Planning Department recommended Approval; and,
THE PLANNING COMMISSION UNANIMOUSLY RECOMMENDS:

ADOPTION of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 38626**, 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. 623**, from AG/DEV.R to Jurupa Community Plan Designation 2B, in accordance with Exhibit A; and,

Ron Goldman, Interim Planning Director

RG:nl

(Continued On Attached Page)

CEO. RECOMMENDATION:

APPROVE

County Executive Office Signature

Policy

Policy

Consent

Consent

Department Recommendation: Consent

Per Executive Office: Consent

Prev. Agn. Ref.

Dist. Second

AGENDA NO.

16.2

The Honorable Board of Supervisors

RE: GENERAL PLAN AMENDMENT NO. 623/CHANGE OF ZONE NO.
6677/TENTATIVE TRACT MAP NO. 30567 -

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TENTATIVE APPROVAL of **CHANGE OF ZONE NO. 6677**, from A-2-5 to R-1, in accordance with Exhibit A; and,

APPROVAL of **TENTATIVE TRACT MAP NO. 30567**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.