

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

705B



FROM: TLMA - Planning Department

SUBMITTAL DATE: April 14, 2003

SUBJECT: CONDITIONAL USE PERMIT NO. 3356, REVISED PERMIT NO. 1 - EA38881 - Johnson Rental Services - Fourth Supervisorial District - Thousand Palms Zoning District - 4 Acres - C-P-S Zone - Northerly of Varner Road, southerly of Ramon Road, westerly of Rosemary Lane - REQUEST: Construct an equipment rental and sales facility including a 13,600 square foot building up to 24 feet in height with separate outdoor display area.

CONTROVERSIAL ISSUES: Driveway location on Ramon Road and flood control issues. The driveway issue was resolved by locating the driveway 350' from the easterly property line as required by the Transportation Department. The flood control issue was resolved by providing a retention basin on the easterly portion of the property and by a clearance letter from the Coachella Valley Water District.

RECOMMENDED MOTION:

RECEIVE AND FILE the above referenced case acted on by the Planning Commission in La Quinta on April 2, 2003.

**The Planning Department recommended Approval; and,
THE PLANNING COMMISSION BY A 5-0 VOTE:**

R. James Tapson
for Ron Goldman, Interim Planning Director

4/21/03
RG:ar

(Continued On Attached Page)

CEO. RECOMMENDATION:

APPROVE
County Executive Office Signature

James G. ...

Policy

Policy

Consent

Consent

Department Recommendation:

Per Executive Office:

Prev. Agn. Ref.

Dist. Fourth

AGENDA NO.

1 5

The Honorable Board of Supervisors
RE: CONDITIONAL USE PERMIT NO. 3356, REVISED PERMIT NO. 1
April 14, 2003
Page 2 of 2

ADOPTED a De Minimis Finding as follows: An Initial Study has been prepared by the Riverside County Planning Department for the project described in **ENVIRONMENTAL ASSESSMENT NO. 38881**, so as to evaluate the potential for adverse environmental impact; and, there is no evidence that the proposed project will have a potential adverse effect on wildlife resources; and,

ADOPTED a MITIGATED NEGATIVE DECLARATION for **ENVIRONMENTAL ASSESSMENT NO. 38881**, 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,

APPROVED CONDITIONAL USE PERMIT NO. 3356, REVISED PERMIT NO. 1, subject to the attached conditions of approval, and based upon findings and conclusions incorporated in the staff report.

JO
4/14/03