

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

234



FROM: TLMA - Planning Department

SUBMITTAL DATE: 8/25/03

**SUBJECT:** CHANGE OF ZONE NO. 6732 / TENTATIVE TRACT MAP NO. 30939 - EA38845 - Albert A. Webb and Associates - First Supervisorial District - Rancho California Zoning Area - Located northwesterly of Clinton Keith Road, southeasterly of McVicar Street and southwesterly of Palomar Street - R-R zoning - Schedule A - REQUEST: CZ6732, proposes to change the zoning from Rural Residential to One Family Dwellings / TR30939, proposes to subdivide 12.88 acres into 44 single family lots with a minimum lot size of 7200 square feet, and one 3.93 acre open space lot.

**CONTROVERSIAL ISSUES:** None

**RECOMMENDED MOTION:**

The Planning Department Recommended Approval; and,  
**THE PLANNING COMMISSION BY A VOTE OF 5-0 RECOMMENDS TO THE BOARD OF SUPERVISORS:**

**ADOPTION of a MITIGATED NEGATIVE DECLARATION** for ENVIRONMENTAL ASSESSMENT NO. 38845, 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 CHANGE OF ZONE NO. 6732**, in accordance with Exhibit #2, and based upon the findings and conclusions incorporated in the staff report; and,

**APPROVAL of TENTATIVE TRACT MAP NO. 30939**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

Robert C. Johnson, Planning Director

REVIEWED BY EXECUTIVE OFFICE  
*James J. Wright*  
DATE 9/3/03

Department Recommendation:  Consent  Policy  
Per Executive Office:  Consent  Policy

RCJ: AR

Prev. Agn. Ref.

Dist. First

AGENDA NO.

16.4