

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



FROM: TLMA - Planning Department

SUBMITTAL DATE:  
March 5, 2004

**SUBJECT:** FTA NO. 2003-10 CONDITIONAL USE PERMIT NO. 3410 - EA No. 39218 - Richardson's RV Center - Third Supervisorial District - Romoland Zoning Area - 7.87 Acres - C-P-S zoning - Located norther of Rouse Road, southerly of Ethanac Road and easterly of Interstate 215 and Encanto Drive - REQUEST: Construct a two-story, 58,662 sq. ft. RV dealership and offices with attached service canopies on the north and south sides of the building, an attached one-story 22,100 sq. ft. service facility, a detached 5,000 sq. ft. service and delivery canopy and on-site propane sales.

**CONTROVERSIAL ISSUES:** Drainage issues and project design

**RECOMMENDED MOTION:**

The Planning Department recommends:

**ADOPTION of a De Minimus Finding as following:** An Initial Study has been prepared by the Riverside County Planning Department for the project described in Environmental Assessment No. 39218, for CONDITIONAL USE PERMIT NO. 3410, so as to evaluate the potential for adverse environmental impact; and, there is no evidence that the proposed project will have a potential for adverse effect on wildlife resources; and,

**ADOPTION of a MITIGATED NEGATIVE DECLARATION for ENVIRONMENTAL ASSESSMENT NO. 39218,** 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,

**APPROVAL of CONDITIONAL USE PERMIT NO. 3410,** subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

REVIEWED BY EXECUTIVE OFFICE

DATE

*David Mares*  
*3/5/04*

*David Mares For*  
Robert C. Johnson  
Planning Director

DM:dm

Dep't Recomm.:  
Per Exec. Ofc.:

Policy  
 Policy  
 Consent  
 Consent

Prev. Agn. Ref. 16.2

District: Third

Agenda Number:

16.1

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

115B



FROM: TLMA - Planning Department

SUBMITTAL DATE:  
February 5, 2004

SUBJECT: CONDITIONAL USE PERMIT NO. 3410 (FTA NO. 2003-10) - EA39218 -  
Richardson's RV Centers - ZJS Engineering Services, Inc. - Romoland Zoning Area - Third  
Supervisory District - Northerly of Rouse Road, southerly of Ethanac Road and easterly of  
Interstate 215 - 7.87 Acres - Scenic Highway Commercial (C-P-S) Zone - REQUEST:  
Construction of a two-story 58,662 sq. ft. Recreational Vehicle dealership, offices and a service  
facility, and on-site propane sales.

RECOMMENDED MOTION:

THE PLANNING DEPARTMENT RECOMMENDS:

CONTINUANCE of CONDITIONAL USE PERMIT NO. 3410, subject to review and approval by  
all Land Development Committee agencies.

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE  
DATE 2/05/04

Robert C. Johnson  
Planning Director

GKS:nl

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Wilson, seconded by Supervisor Tavaglione and duly carried by  
unanimous vote, IT WAS ORDERED that the above matter is continued to Tuesday, March 9, 2004  
at 1:30 p.m.

Ayes: Buster, Tavaglione, Venable and Wilson

Noes: None

Absent: None

Date: February 10, 2004

xc: Planning, Applicant, COB

(Supervisor Ashley declared a conflict of interest)

Nancy Romero

Clerk of the Board

By:

Deputy

Dep't Recomm.:  Policy  
Per Exec. Ofc.:  Policy  
 Consent  
 Consent

Prev. Agn. Ref.

District: Third

Agenda Number:

