

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

601 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
May 11, 2004

SUBJECT: CHANGE OF ZONE NO. 6670/TENTATIVE TRACT MAP NO. 30142/ENVIRONMENTAL IMPACT REPORT NO. 445 - Millennium Properties West - Third Supervisorial District - Antelope Valley Area - Zoning R-A-1 - Schedule A - 166.02 Acres - 523 Lots - Located northerly of Garbani Road - REQUEST: Change of Zone 6670 proposes to change zone from R-A-1 to R-1, R-4 and R-5; Tentative Tract Map No. 30142 proposes to subdivide 166.02 acres into 523 single family lots.

CONTROVERSIAL ISSUES: Density, noise, road improvements, increased traffic, impact to schools already overcrowded and preservation of rural life style.

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on April 21, 2004.

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

DENIED CHANGE OF ZONE NO. 6670; and

DENIED TENTATIVE TRACT MAP NO. 30142; and

DENIED the exception request to the County Ordinance No. 460, Section 3.8C. regarding length to width lot ratios for lots 117 and 382 of Tentative Tract Map No. 30142.

Robert C. Johnson
Planning Director

GS:nl

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE
Glenn J. Bush
DATE 5/13/04

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

Prev. Agn. Ref.

District: Third

Agenda Number:

1.22