

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

410 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
November 19, 2004

SUBJECT: CHANGE OF ZONE NO. 7010/TENTATIVE TRACT MAP NO. 31315 - EA39254 - Hat Ranch - Third Supervisorial District - Rancho California Zoning Area - 97.31 acres - 9 proposed lots - R-R zoning - Schedule D - located northerly of DePortola Road, southerly of Lina Rosea Road, westerly of Calle Maraca and easterly of Anza Road - REQUEST: CZ7010 proposes to change the zoning from R-R to R-A-10 / TR31315 proposes to subdivide 97.31 acres into nine (9) lots with minimum lot size of 10 acres.

CONTROVERSIAL ISSUES: None

RECOMMENDED MOTION:

The Planning Department recommended Approval; and

THE PLANNING COMMISSION BY A VOTE OF 5-0, RECOMMENDS:

ADOPTION of a MITIGATED NEGATIVE DECLARATION for ENVIRONMENTAL ASSESSMENT NO. 39254, 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 CHANGE OF ZONE NO. 7010, from Rural Residential to Residential Agriculture - 10 Acre Minimum, based upon the finding and conclusions incorporated in the staff report; and,

APPROVAL of TENTATIVE TRACT MAP NO. 31315, subject to the attached amended conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

Mark J. Balys for
Robert C. Johnson
Planning Director

RCJ:ck

REVIEWED BY EXECUTIVE OFFICE
[Signature]
DATE 12/16/04

Departmental Concurrence

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

Prev. Agn. Ref.

District: Third

Agenda Number:

16.2

COUNTY OF RIVERSIDE
DEC - 2 11 3: 11
OFFICE EXECUTIVE