

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

915 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
January 18, 2005

SUBJECT: CHANGE OF ZONE NO. 6871 /TENTATIVE TRACT MAP NO. 31625 - EA39249 - Osborne Development Corp - Third Supervisorial District - San Jacinto Valley Area Map - 7.62 Acres - 25 proposed single family dwellings - A-1-10 zoning - Schedule A - located easterly of Meridian Street, southerly of Florida Avenue (S.R. 74) and northerly of Acacia Avenue - REQUEST: CZ6871 proposes to change the zoning designation from A-1-10 to R-1/TR31625 proposes to subdivide 7.62 acres into 25 One Family Dwelling units.

CONTROVERSIAL ISSUES: None

RECOMMENDED MOTION:

The Planning Department recommended Approval; and
THE PLANNING COMMISSION, BY A VOTE OF 4-0 (Commissioner Porras absent) RECOMMENDS:

ADOPTION of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 39249**, 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. 6871** from A-1-10 to R-1 in accordance with exhibit A, and based upon the findings and conclusions incorporated in the staff report; and

APPROVAL of **TENTATIVE TRACT MAP NO. 31625**, subject to the attached amended conditions of approval, and based on the findings and conclusions incorporated in the staff report.

Robert C. Johnson
Planning Director

RCJ:ck

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE
[Signature]
DATE 1/27/05

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

Prev. Agn. Ref.

District: Third

Agenda Number:

16.3