

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

127B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
January 31, 2005

SUBJECT: TENTATIVE TRACT MAP NO. 32125 / CHANGE OF ZONE NO. 6923 - EA NO. 39395 - Distinguished Homes Inc. - Second Supervisorial District - Eastvale Area Plan - 10 Acres - 35 proposed lots - A-2-5 Zoning - Schedule A - Located north of Orange Street, south of Schleisman Avenue, and east of Sumner Avenue - REQUEST: TENTATIVE TRACT MAP NO. 32125 is a proposal to subdivide 10 acres into 35 single-family residential lots. / CHANGE OF ZONE NO. 6923 proposes to change zone from A-2-5 to R-1.

RECOMMENDED MOTION:

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

ADOPTION of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 39395**, 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. 6923**, from A-2-5 to R-1 in accordance with Exhibit "A"; and,

APPROVAL of **TENTATIVE TRACT MAP NO. 32125**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

REVIEWED BY EXECUTIVE OFFICE

Stamps/Signatures
DATE 2/12/05

Departmental Concurrence

Robert C. Johnson
Planning Director

RCJ:nw

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

Prev. Agn. Ref.

District: Second

Agenda Number: