

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

429B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
February 23, 2005

SUBJECT: FAST TRACK TENTATIVE PARCEL MAP NO. 32789, AMENDED MAP NO. 1 (FTA#2004-12)– EA39739 –Cameron Watt – Thousand Palms Zoning District – Fourth Supervisorial District – Easterly of Rio Del Sol, northerly of Norte Way – 10.52 Acres – M-SC Zone - Schedule E - REQUEST: Subdivide a 10.52 acre parcel of land into 15 industrial lots, with one common retention basin lot, of approximately .5+ acres each to accommodate future industrial development.

CONTROVERSIAL ISSUES: Potential traffic issues related to future development. A traffic study was prepared for the project and appropriate conditions of approval have been included.

RECOMMENDED MOTION:

The Planning Department recommended Approval; and,
THE PLANNING DIRECTOR RECOMMENDS:

ADOPTION of a **De Minimis Finding as follows:** An Initial Study has been prepared by the Riverside County Planning Department for the project described in **ENVIRONMENTAL ASSESSMENT NO. 39739**, so as to evaluate the potential for adverse environmental impact; and, there is no evidence that the proposed project will have a potential adverse effect on wildlife resources; and,

ADOPTION of a **MITIGATED NEGATIVE DECLARATION for ENVIRONMENTAL ASSESSMENT NO. 39739**, 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,

Robert C. Johnson
Planning Director

RCJ:vv

REVIEWED BY EXECUTIVE OFFICE
Edmund S. Wright
DATE 3/10/05

Departmental Concurrence

Dept's Recomm.: Policy
Per Exec. Ofc.: Policy
 Consent
 Consent

Prev. Agn. Ref. | District: Fourth | Agenda Number:

The Honorable Board of Supervisors

RE: Fast Track Tentative Parcel Map No. 32789 (FTA#2004-12)

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APPROVAL of **TENTATIVE PARCEL MAP NO. 32789, AMENDED MAP NO. 1**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.