

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



115 B

FROM: TLMA - Planning Department

SUBMITTAL DATE:
June 22, 2005

SUBJECT: (FTA) 2004-08, TENTATIVE TRACT MAP NO. 31243 - EA39586 - Applicant: Boulder Springs Land Co. - Engineer/Representative: K & A Engineering - First Supervisorial District - Mead Valley Zoning District - Lake Mathews / Woodcrest Area Plan: Rural Community: Low Density Residential (RC-LDR) (1/2 Acre Minimum) - Location: Northerly of Cajalco Road and westerly of Alexander Street - 94.4 Acres - 192 Lots - Zoning: Specific Plan (SP) - REQUEST: Schedule A subdivision of 94.4 acres into 192 residential lots (with a mix of 12,000 square foot and 20,000 square foot lots), a 12.0 acre school site and a 2.4 acre park site. Will be completed in four phases: Phase 1 consists of 70 residential lots, Phase 2 consists of 37 residential lots, Phase 3 has 51 residential lots and there are 34 residential lots in the Final Phase.

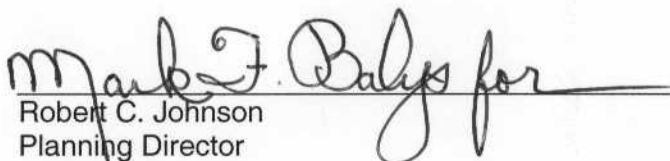
RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on May 11, 2005.

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

ADOPTED a **MITIGATED NEGATIVE DECLARATION FOR ENVIRONMENTAL ASSESSMENT NO. 39586**, based on the findings incorporated in the initial study and the conclusion that the project will not have a significant effect on the environment;

APPROVED TENTATIVE TRACT MAP NO. 31243, subject to the attached conditions of approval, and based upon the findings and conclusion incorporated in the staff report.


Robert C. Johnson
Planning Director

RCJ:sn

REVIEWED BY EXECUTIVE OFFICE

Brenda King

DATE

Departmental Concurrence

Policy
 Policy

Consent
 Consent

Dept's Recomm.:

Per Exec. Ofc.:

Prev. Agn. Ref.

District: First

Agenda Number: