

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

423 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
July 27, 2005

SUBJECT: TENTATIVE TRACT MAP NO. 32528 - EA39721 - Applicant: Anwar Markos - Engineer: Imad Guirguis - Fifth Supervisorial District - Cherry Valley Zoning District - The Pass Area Plan - Location: South of Orchard Street, north of Vineland Street, east of Nancy Avenue, and west of Mountain View Avenue - 24.71 Acres - 24 Lots - Zoning: Light Agriculture-1 acre minimum (A-1-1), Residential Agriculture-1 acre minimum (R-A-1) - REQUEST: Schedule B subdivision of 24.71 acres into 24 single-family residential lots in the Light Agriculture with one-acre minimum lot size (A-1-1) and Residential Agriculture with one-acre minimum lot size (R-A-1) zones.

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on July 6, 2005.

The Planning Department recommended Approval; and,
THE PLANNING COMMISSION UNANIMOUSLY:

ADOPTED a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 39721**, 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,

APPROVED TENTATIVE TRACT MAP NO. 32528, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

REVIEWED BY EXECUTIVE OFFICE
Jerry [Signature]
DATE 7/1/05

Departmental Concurrence

Mark F. Balys
Robert C. Johnson
Planning Director

RCJ:sn

Policy

Consent

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

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD
Prev. Ag. Ret. | District: Fifth | Agenda Number: