

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

414B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
July 11, 2005

SUBJECT: CHANGE OF ZONE NO. 7065 / TENTATIVE PARCEL MAP NO. 32615 - EA39841 - Applicant: Yacut Felicitas - Engineer/Representative: Guntant Thakkar - Third Supervisorial District - Rancho California Zoning Area - Southwest Area Plan - Location: North of Rancho California Road, south of Vista Del Monte, east of Calle Contento and west of Anza Road - Zoning: Citrus/Vineyard 20-acres minimum (C/V-20) - REQUEST: Schedule H subdivision of a 25.1 acre lot into 2 parcels with a minimum lot size of 10-acres and a zone change from C/V-20 to C/V-10.

RECOMMENDED MOTION:

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

ADOPTION OF A MITIGATED NEGATIVE DECLARATION FOR ENVIRONMENTAL ASSESSMENT NO. 39841, 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,

APPROVAL OF CHANGE OF ZONE NO. 7065, from C/V-20 (Citrus /Vineyard 20-acres min.) to C/V -10 (Citrus /Vineyard 10-acres min.) based on the findings and conclusions incorporated in the staff report; and,

APPROVAL OF TENTATIVE PARCEL MAP NO. 32615, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

Robert C. Johnson
Planning Director

RCJ:ar

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE
[Signature]
DATE 8/11/05

Policy
 Policy

Consent
 Consent

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

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

16.6