

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



608 B

FROM: TLMA - Planning Department

SUBMITTAL DATE:  
November 9, 2005

**SUBJECT:** TENTATIVE TRACT MAP NO. 31292 – EA39513 – Applicant: GW Engineering – Engineer / Representative: GW Engineering - Third Supervisorial District – Hemet - San Jacinto Zoning District – San Jacinto Valley Area Plan: Rural Community: Low Density Residential (RC-LDR) (1/2 Acre Minimum) – Location: Northerly of Selgado Canyon Road, southerly of Cactus Valley Road, easterly of Sage Road and westerly of Kel-Star Road – 18.43 Gross Acres - Zoning: Heavy Agricultural - 10 Acre Minimum (A-2-10) - **REQUEST:** The Schedule B tract map subdivision of 18.43 acres into 21 single family residential units with 1/2 acre minimum lot size, and one remainder parcel dedicated for open space.

**RECOMMENDED MOTION:**

**RECEIVE AND FILE** the Notice of Decision for the above referenced case acted on by the Planning Commission on March 16, 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. 39513**, 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. 31292**, subject to the attached conditions of approval, and based on the findings and conclusions incorporated in the staff report.

Robert C. Johnson  
Planning Director

RCJ:sn

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE  
*[Signature]*  
DATE 11/14/05

Policy  
 Policy

Consent  
 Consent

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

Prev. Agn. Ref.

District: Third

Agenda Number: