

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



FROM: TLMA - Planning Department

SUBMITTAL DATE:
December 22, 2005

SUBJECT: TENTATIVE TRACT MAP NO. 31536 – EA39098 – Applicant: Craftsmen Homes – Engineer: IW Consulting Engineers, Inc. - Representative: Trip Hord Associates - Fifth Supervisorial District - Homeland Zoning Area – Harvest Valley / Winchester Area Plan: Community Development: Very Low Density Residential (CD-VLDR) (1 Acre Minimum) – Location: Southerly of Mapes Road, westerly of Malaga Road, and northerly of Citation Avenue – 49.47 Gross Acres - Zoning: Light Agriculture - One Acre Minimum (A-1-1) - **REQUEST:** The Schedule B tract map subdivision of 49.47 gross acres into 44 single-family residential lots with a minimum lot size of one gross acre and one 1.14 acre detention basin

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on December 7, 2005.

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

ADOPTED of **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 39098**, 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. 31536, 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:sn

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE

DATE

Policy

Consent

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

Prev. Agn. Ref.

District: Fifth

Agenda Number:

**ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD**

1.4