

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

914B



**FROM:** TLMA - Planning Department

**SUBMITTAL DATE:**  
March 7, 2006

**SUBJECT:** TENTATIVE PARCEL MAP NO. 33534 – CEQA Exempt – Applicant: Standard Pacific Homes – Engineer / Representative: MDS Consulting - Second Supervisorial District – Prado - Mira Loma Zoning Area - Eastvale Area Plan: Community Development: Low Density Residential (CD-LDR) (1/2 Acre Minimum) – Location: Easterly of Archibald Avenue and southerly of Chandler Street – 2.55 Gross Acres - Zoning: Light Agriculture (A-1) - **REQUEST:** The tentative parcel map proposes a Schedule "H" subdivision of 2.55 acres into 2 residential parcels, with an existing residence on the southern most parcel. The proposed lot size for Parcel 1 is 1.46 acres and the proposed lot size for Parcel 2 is 1.09 acres.

**RECOMMENDED MOTION:**

**RECEIVE AND FILE** the Notice of Decision for the above referenced case acted on by the Planning Director on February 6, 2006.

The Planning Department recommended Approval; and,  
**THE PLANNING DIRECTOR:**

**APPROVED** an Exception, as per Section 3.1 C and D of Ordinance No. 460 to Section 3.8.E (Lot Depth to Width Ratio) for parcels 1 and 2 and a waiver from the length to width ratio under the requirements of Ordinance 460, Section 3.8 (c); and,

**APPROVED TENTATIVE PARCEL MAP NO. 33534** subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

*Robert C. Johnson*  
Robert C. Johnson  
Planning Director

RCJ:aa

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE  
*James J. Salbut*  
DATE 3/13/06

Policy  
 Policy

Consent  
 Consent

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

Prev. Agn. Ref.

District: Second

Agenda Number:

ATTACHMENTS FILED  
WITH THE CLERK OF THE BOARD

1.5