

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

109 B



**FROM:** TLMA - Planning Department

**SUBMITTAL DATE:**  
February 9, 2006

**SUBJECT:** APPEAL of CONDITIONAL USE PERMIT NO. 913, REVISED NO. 1 – EA39491 – Appellant: Phillip G. Berg - Applicant: Phillip Berg – Engineer / Representative: Lawrence McDermott - First Supervisorial District – Lakeland Village Zoning District - Elsinore Area Plan: Community Development: High Density Residential (CD-HDR) (8-14 Dwelling Units per Acre) and Commercial Retail (CD-CR) (0.20-0.35 Floor Area Ratio) – Location: Easterly side of Grand Avenue, southerly of Bonnie Lea Drive and northerly of Marie Way – 9.73 Gross Acres - Zoning: Watercourse, Watershed, and Conservation Areas (W-1); Controlled Development Areas (W-2) and General Commercial (C-1-C-P) - **REQUEST:** An appeal of the Board's Receive and File action of the Planning Commission's decision to approve Conditional Use Permit No. 913, Revised Permit No. 1, which is a proposal to add five (5) mobile home spaces with the demolition of an existing sports bar and parking lot, and to legalize the operation of 16 recreational vehicle (RV) spaces to an existing mobile home and RV community with 45 mobile homes and 55 RV spaces.

**RECOMMENDED MOTION:**

**CONSIDERATION** of the referenced appeal of the Planning Commission decision received on February 17, 2006.

**THE PLANNING COMMISSION** took the following actions on December 7, 2005.

**ADOPTED** a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 39491** based on the findings and mitigations incorporated in the initial study and the conclusion that the project, as conditioned, will not have a significant effect on the environment; and,

Robert C. Johnson  
Planning Director

RCJ:aa

(Continued On Attached Page)

REVIEWED BY EXECUTIVE OFFICE  
DATE 3/20/06  
Departmental Concurrence

Dept's Recomm.:  Consent  Policy  
Per Exec. Ofc.:  Consent  Policy

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

16.3

The Honorable Board of Supervisors

RE: APPEAL of CONDITIONAL USE PERMIT NO. 913, REVISED NO. 1

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**APPROVED CONDITIONAL USE PERMIT NO. 913, REVISED PERMIT NO. 1**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.