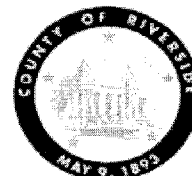


SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

914 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
April 28, 2006

SUBJECT: TENTATIVE TRACT MAP NO. 31958 – EA39753 – Applicant: De Anza Country Inc. – Engineer / Representative: Robert M. Beers, P.E. - Second Supervisorial District – Glen Avon Zoning District - Jurupa Area Plan: Community Development: Medium Density Residential (CD-MDR) (2-5 Dwelling Units Per Acre) – Location: Southerly of Red Mountain Drive, westerly of Camino Real, and northerly of Jay Hawk Drive – 27.9 Gross Acres - Zoning: One-Family Dwellings (R-1) and Multiple Family Dwellings (R-2) - **REQUEST:** Proposes to subdivide 27.9 gross acres into 61 residential lots, with a minimum lot size of 7,200 square feet. The map includes a 4.53 acre open space lot, a 10' wide meandering Decomposed Granite trail within the open space lot, and a 0.66 acre park.

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on April 5, 2006.

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

ADOPTED MITIGATED NEGATIVE DECLARATION for **ENVIRONMENTAL ASSESSMENT NO. 39753**, 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. 31958, subject to the attached conditions of approval, and based upon the findings and conclusion incorporated in the staff report.

Robert C. Johnson
Planning Director

RCJ:aa

REVIEWED BY EXECUTIVE OFFICE
Robert C. Johnson
DATE 5/10/06

Departmental Concurrence

Policy

Consent

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

Prev. Agn. Ref.

District: Second

Agenda Number:

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

1.3