

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

906B



FROM: TLMA - Planning Department

SUBMITTAL DATE:  
July 10, 2006

**SUBJECT:** TENTATIVE TRACT MAP NO. 34095 – EA40626 – Applicant: Desert Sky Development – Engineer/Representative: Ronald Velasco – Fourth Supervisorial District – Sky Valley Zoning District – Western Coachella Valley Area Plan: Rural: Rural Residential (RR) – Location: Northerly of Dillon Road, southerly of Paradise Road, and Westerly of Wide Canyon Road (Vee Bee Road) – 50 Gross Acres – Zoning: One-Family Dwellings - 1 ¼ Acre Minimum (R-1-11/4) – REQUEST: The project proposes a Schedule D subdivision of 50 acres into 10 lots for residential purposes with a minimum parcel size of 5 acres.

**BACKGROUND:**


Tentative Tract Map No. 34095 was heard and approved by the Planning Commission on June 28, 2006 by a vote of 5-0. No one spoke in favor or in opposition to the project.

**RECOMMENDED MOTION:**

**RECEIVE AND FILE** the Notice of Decision for the above referenced case acted on by the Planning Commission in La Quinta on June 28, 2006.

The Planning Department recommended Approval; and,  
**THE PLANNING COMMISSION BY 5-0 VOTE:**

**ADOPTED a De Minimis Finding as follows:** An Initial Study has been prepared by the Riverside County Planning Department for the project described in **ENVIRONMENTAL ASSESSMENT NO. 40626**, so as to evaluate the potential for adverse environmental impact; and, there is no evidence that the proposed project will have a potential adverse effect on wildlife resources; and,

  
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Robert C. Johnson  
Planning Director

7/10/06

RCJ:mb

REVIEWED BY EXECUTIVE OFFICE

DATE 7/24/06 rmb

Departmental Concurrence

Policy

Policy

Consent

Consent

Dep't Recomm.:

Per Exec. Ofc.:

Prev. Agn. Ref.

District: Fourth

Agenda Number:

The Honorable Board of Supervisors  
RE: Tentative Tract Map No. 34095  
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**ADOPTED** of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 40626**, 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** of **TENTATIVE TRACT MAP NO. 34095**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.