

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

264B



FROM: TLMA - Planning Department

SUBMITTAL DATE:

August 17, 2006

**SUBJECT:** PUBLIC USE PERMIT NO. 496 REVISED PERMIT NO. 1 – EA40895 – Applicant: Southern California Edison – Engineer / Representative: CM Peck Consulting - Fifth Supervisorial District – Homeland Zoning Area – Harvest Valley / Winchester Area Plan: Community Development: Light Industrial (CD-LI) (0.25-0.60 Floor Area Ratio) – Location: Southerly of State Highway 74 and easterly of Menifee Road – 29.58 Gross Acres - Zoning: Rural Residential (R-R) - **REQUEST:** To revise Public Use Permit No. 496 to expand existing facilities to include an additional 32,958 square feet of office space, storage, and fabrication space, installation of recycling dumpsters within concrete pad, and 467 additional parking stalls to an existing Southern California Edison administrative office, maintenance yard and material storage yard, training facility, and electrical substation. The expansion will be constructed in 6 individual phases that are delineated on the proposed site plan.

**RECOMMENDED MOTION:**

**RECEIVE AND FILE** the Notice of Decision for the above referenced case acted upon by the Planning Commission on July 12, 2006.

The Planning Department recommended approval; and,

**THE PLANNING COMMISSION:**

**ADOPTED MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 40895**, based on the findings and conclusions incorporated in the initial study and the conclusion that the project will not have a significant effect on the environment; and,

Robert C. Johnson  
Planning Director

RCJ:aa

REVIEWED BY EXECUTIVE OFFICE

DATE 8/28/06

Departmental Concurrence

- Dep't Recomm.:  Consent
- Per Exec. Ofc.:  Consent
- Policy
- Policy

Prev. Agn. Ref.

District: Fifth

Agenda Number:

1.5

ATTACHMENTS FILED  
WITH THE CLERK OF THE BOARD

The Honorable Board of Supervisors

RE: PUBLIC USE PERMIT NO. 496 REVISED PERMIT NO. 1

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**APPROVED PUBLIC USE PERMIT NO. 496, REVISED PERMIT NO. 1**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.