

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



FROM: Director of Planning Department

SUBMITTAL DATE:
September 26, 2006

SUBJECT: Adoption of Ordinance No. 449.229

RECOMMENDED MOTION: Adopt Ordinance No. 449.229, an ordinance of the County of Riverside extending Ordinance 449.228 establishing Interim W-1 Zoning in portions of the Lakeview and Nuevo Zoning areas.

BACKGROUND: See Page 2

Departmental Concurrence

Robert Johnson

ROBERT JOHNSON
Director of Planning Department
Transportation and Land Management Agency

Warren D. Williams

WARREN D. WILLIAMS
General Manager – Chief Engineer
Flood Control District

MD:seb

FINANCIAL DATA	Current F.Y. Total Cost:	N/A	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	N/A	Budget Adjustment:	N/A
	Annual Net County Cost:	N/A	For Fiscal Year:	N/A

SOURCE OF FUNDS:	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION:

APPROVE

County Executive Office Signature *Gary M. Chitmas*

ep't Recomm.: Consent Policy

Per Exec. Ofc.: Consent Policy

Prev. Agn. Ref.: _____ | District: 5th | Agenda Number: _____

16.7

SEP 22 2006
BY *[Signature]*

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Page 2

BACKGROUND:

The Riverside County Flood Control and Water Conservation District has identified certain areas of the Lakeview and Nuevo Zoning area to be subject to a severe flood hazard. This area has not been mapped as a floodplain and, therefore, is not subject to the provisions of the County's Floodplain Management Ordinance 458 which regulates certain developments in the County. This extension is consistent with Section 5 of this ordinance and is necessary due to the high potential for severe flooding. Pursuant to Section 4 of this ordinance, the Flood Control District is preparing a detailed floodplain study of the area and will prepare an amendment to Ordinance 458. This extension is necessary in order to provide sufficient time to accurately define and delineate the floodplain in the subject area for subsequent amendment to Ordinance 458.

1 hearing. A public hearing need not, however, be scheduled if any of the following occurs: a subsequent
2 permanent zoning ordinance applicable to the same area is passed before such expiration, this ordinance is
3 repealed, or the Board otherwise orders.

4 Section 6. At or before the public hearing on any proposed extension, and at least ten (10)
5 days prior to the expiration of this ordinance, the Planning Director shall make a written report to the
6 Board describing therein all measures taken to alleviate the condition which led to the adoption of this
7 ordinance and Ordinance No. 449.228.

8 BOARD OF SUPERVISORS OF THE COUNTY
9 OF RIVERSIDE, STATE OF CALIFORNIA

10 By: _____
11 Chairman

11 ATTEST:

12 CLERK OF THE BOARD:

13
14 By: _____
15 Deputy

16 (SEAL)

17
18
19
20 APPROVED AS TO FORM:

21 September 22, 2006

22
23 By: Katherine A. Lind
24 KATHERINE A. LIND
25 Principal Deputy County Counsel

26
27
28 PJW:ay

EXHIBIT A

The following real property located in the Lakeview and Nuevo Zoning Areas of the County of Riverside, State of California:

Those portions of Sections 21, 27, 28, 33, and 34 Township 4 South, Range 2 West, San Bernardino Meridian, according to the official plat thereof, described as follows:

Parcels 1, 2, 3 and 4 of Parcel Map No. 7985 as shown by map on file in Book 44 page 73 of Parcel Maps, Records of Riverside County, California

Parcels 1 and 2 of Parcel Map No. 7898 as shown by map on file in Book 36 page 65 of Parcel Maps, Records of Riverside County, California.

Parcels 1, 2, 3 and 4 of Parcel Map No. 6437 as shown by map on file in Book 18 page 73 of Parcel Maps, Records of Riverside County, California

Parcel 4 of Parcel Map No. 8381 as shown by map on file in Book 34 page 56 of Parcel Maps, Records of Riverside County, California

Parcels 1, 2 and 3 of Parcel Map No. 17461 as shown by map on file in Book 110 page 28 of Parcel Maps, Records of Riverside County, California

Parcel 1 of Parcel Map No. 17312 as shown by map on file in Book 114 page 62 of Parcel Maps, Records of Riverside County, California

Parcels 1, 2, 3 and 4 of Parcel Map No. 22617 as shown by map on file in Book 159 page 99 of Parcel Maps, Records of Riverside County, California

Parcels E and 3 of Parcel Map No. 6948 as shown by map on file in Book 31 page 75 of Parcel Maps, Records of Riverside County, California

Parcel 4 of Parcel Map No. 6948 as shown by map on file in Book 31 page 75 of Parcel Maps, Records of Riverside County, California

Parcel 4 of Parcel Map No. 12633 as shown by map on file in Book 74 page 53 of Parcel Maps, Records of Riverside County, California

Parcel 2 of Parcel Map No. 6587 as shown by map on file in Book 19 page 30 of Parcel Maps, Records of Riverside County, California

1 Parcels 2, 3 and 4 of Parcel Map No. 13143 as shown by map on file in Book 89 page 58 of Parcel
2 Maps, Records of Riverside County, California

3 Parcels 1, 2 and 3 of Parcel Map No. 16260 as shown by map on file in Book 119 page 71 of
4 Parcel Maps, Records of Riverside County, California

5 AND

6 The parcels identified with the following Assessor's Parcel Numbers 427-170-082, 427-170-083,
7 427-170-084, 427-170-085, 427-170-004, 427-170-011, 427-170-012, 427-170-022, 427-170-040, 427-
8 170-042, 427-170-043, 429-130-018, 429-040-003, 429-040-004, 429-200-001, and 429-200-002.

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