

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

1128



FROM: TLMA - Planning Department

SUBMITTAL DATE:
October 6, 2006

SUBJECT: CONDITIONAL USE PERMIT NO. 3455 – EA40051 – Applicant: Jack Wickerd – Engineer / Representative: Jack Wickerd - Third Supervisorial District – Antelope Valley Zoning Area – Sun City / Menifee Valley Area Plan: Rural Community - Very Low Density Residential (RC-VLDR) (1 Acre Minimum) – Location: Northerly of Scott Road, southerly of Wickerd Road, easterly of Cox Road, and westerly of Bradley Road – 5 Gross Acres - Zoning: Rural Residential, 1 Acre Minimum, (R-R-1). - **REQUEST:** To legalize the operation of a firewood storage and sales yard on 2.5 gross acres within a 5 gross acre residential lot. There is an existing single-family residential home to remain within the property.

BACKGROUND: The proposed project was cited with a code violation for the illegal operation of a firewood sales and storage on January 22, 2002 (CV02-0260) due to a complaint received on January 8, 2002 for operating without Planning Department Approval. A duplicate case file was created (CV05-0170) regarding the pertinent issues contained in (CV02-0260). Code Enforcement, closed the previous case (CV02-0260) on June 24, 2005 and allowed for (CV05-0170) to remain open until issues become resolved. In effort to stay in compliance with Code Enforcement, the applicant filed for a Conditional use Permit with the County of Riverside Planning Department on February 18, 2005 for the legalization of the Firewood Storage and Sales.

RECOMMENDED MOTION:

RECEIVE AND FILE The Notice of Decision for the above referenced case acted on by the Planning Commission on September 20, 2006.

The Planning Department recommended Approval; and,
THE PLANNING COMMISSION RECOMMENDED:

Robert C. Johnson

Robert C. Johnson
Planning Director

RCJ:cv

REVIEWED BY EXECUTIVE OFFICE

DATE 02/23/06 *rcj*
Departmental Concurrence

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

Prev. Agn. Ref.

District: Third

Agenda Number:

1.5

The Honorable Board of Supervisors
RE: CONDITIONAL USE PERMIT NO. 3455
October 6, 2006
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ADOPTED a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESMENT NO. 40051** 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 **CONDITIONAL USE PERMIT NO. 3455** subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.