

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

427B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
November 9, 2006

SUBJECT: PLOT PLAN NO. 19857 / VARIANCE NO. 1765 – EA39852 – Applicant: T-Mobile – Engineer / Representative: Velocitel - Second Supervisorial District – Rubidoux Zoning District – Jurupa Area Plan: Community Development: Medium Density Residential (CD-MDR) (2-5 Dwelling Units Per Acre) – Location: Northerly of Frontage Road, southerly of Limonite Avenue and easterly of the Interstate-15. – 1.39 Gross Acres - Zoning: One Family Dwellings-80' Minimum Lot Width (R-1-80) - **REQUEST:** The Plot Plan proposes to construct and install a 64 foot high unmanned wireless telecommunications facility concealed as a wooden water tank with the "Jurupa Valley" Logo imprinted on the water tank. The project also involves the construction and installation of an 11'-5' X 20'-0" equipment shelter adjacent to the base of the water tower at a height of 10'-0" designed as a wood paneled pump house with a faux-window and gable roof at a slope of 30 degrees. A six foot wrought iron fence will be installed around the perimeter of the 1,080 square foot lease area to match the existing wrought iron fencing on the property. The Variance proposes to allow for an additional 24 feet above the required maximum 40 feet for a concealed wireless telecommunications facility within a residential zone (R-1). The proposed wireless telecommunications facility is at a height of 64 feet.

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Director on October 30, 2006.

The Planning Department recommended Approval; and,
THE PLANNING DIRECTOR:

Robert C. Johnson
Planning Director

RCJ:cv

REVIEWED BY EXECUTIVE OFFICE

Departmental Concurrence

DATE 11/16/06 RJS

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

RECEIVED JURUPA AREA PLAN COMMUNITY DEVELOPMENT

Prev. Agn. Ref. **ATTACHMENTS FILED** District: Second Agenda Number:

1.5

The Honorable Board of Supervisors
RE: PLOT PLAN NO. 19857 / VARIANCE NO. 1765
November 9, 2006
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ADOPTED a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 39852**, 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 VARIANCE NO. 1765, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report; and,

APPROVED PLOT PLAN NO. 19857, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.