

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

826 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
December 12, 2006

SUBJECT: TENTATIVE PARCEL MAP NO. 30328 REVISED MAP NO. 1 – EA41144 – Applicant: John Bragg – Engineer / Representative: Engineering Solutions - First Supervisorial District – North Perris Zoning Area – Mead Valley Area Plan: Community Development: Commercial Retail (CD-CR) (0.20 - 0.35 Floor Area Ratio) – Location: Northeasterly of Harvill Avenue and southwesterly of A Street – 7.66 Gross Acres - Zoning: Scenic Highway Commercial (C-P-S) - **REQUEST:** The revised Tentative Parcel Map is a proposal to revise the project's California Environmental Quality Act (CEQA) determination of "Exempt." The revised determination is a "mitigated negative declaration." No other changes are proposed to original Schedule "E" subdivision of 7.66 acres into two (2) commercial parcels.

BACKGROUND:

On February 15, 2005 the Riverside County Board of Supervisor received and filed the Planning Commission's Notice of Decision to approve Tentative Parcel Map No. 30328, which included a CEQA determination of "CEQA Exempt, per Section 15315: Minor Land Division." Since that time, it has been determined that the appropriate environmental documentation for CEQA is a "mitigated negative declaration." As such, an application for a revised tentative parcel map was submitted on November 6, 2006.

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on December 6, 2006.

The Planning Department recommended approval; and,
THE PLANNING COMMISSION:

Mark J. Balys for
Ron Goldman
Interim Planning Director

RG:cv

REVIEWED BY EXECUTIVE OFFICE

DATE 12/14/06 *amy*

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

RECEIVED
DEC 14 2006
PLANNING DEPARTMENT

Prev. Agn. Ref.

District: First

Agenda Number:

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

1.5

The Honorable Board of Supervisors

RE: TENTATIVE PARCEL MAP NO. 30328 REVISED MAP NO. 1

December 12, 2006

Page 2 of 2

ADOPTED a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 41144**, 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 **TENTATIVE PARCEL MAP NO. 30328 REVISED MAP NO. 1**, subject to the previous conditions of approval, and based upon the findings and conclusions incorporated in the staff report.