

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

6178



FROM: TLMA - Planning Department


SUBMITTAL DATE:  
May 8, 2007

SUBJECT: Authorization for a county initiated Change of Zone for properties in the Sunnyslope Area of the Jurup Area Plan.

**BACKGROUND:** Property owners in the Sunnyslope area located easterly of Armstrong Road in the vicinity of Nadeau Lane and Land Fair Lane have expressed concerns relating to the uses permitted in the R-1 Zone on lots that more closely represent the adjacent properties zoned A-1. Upon review of said concerns it was determined that the A-1 zoning creates greater land use compatibility and consistency with area development; thereby, allowing for the best use of the properties. The Foundation Component for the subject lots is Rural Community and generally encourages limited agriculture and intensive keeping of animals. The A-1 zone is consistent with the intent of the foundation component. The following assessor's parcel numbers are proposed to be included in the zone change:

- 175-061-001, 002, 003, 004
- 175-062-001, 002, 003, 006, 007
- 175-064-001, 002, 003
- 175-071-002, 003, 004, 005, 006, 007, 008, 009, 010, 012, 013, 014, 015,
- 175-072-001, 002, 003, 004, 005
- 175-073-001

**RECOMMENDED MOTION:** That the Board of Supervisors **direct** the Planning Department to process a county initiated change of zone from R-1 to A-1 on the above referenced assessor's parcel numbers.

  
 Ron Goldman  
 Planning Director

initials

REVIEWED BY EXECUTIVE OFFICE

DATE 5/8/07

Deborah Cournoyer

Departmental Concurrence

Dept's Recomm.:  Consent  Policy

Per Exec. Ofc.:  Consent  Policy

Prev. Agn. Ref.

District:

Agenda Number:

3.29