

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

337B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
August 10, 2007

SUBJECT: CONDITIONAL USE PERMIT NO. 3218, REVISED PERMIT NO. 1 - CEQA Exempt - Applicant: Donald Franklin - Engineer/Representative: Gerald Thissen - Fifth Supervisorial District - Cathedral City/Palm Desert Zoning District - Western Coachella Valley Area Plan - Rural: Rural Desert (R-RD) (10 Acres Minimum) - Location: Northerly of Varner Road, southerly of Avenue 20, Westerly of Mountain View Road at 2055 Mountain View Road - 39 Gross Acres - Zoning: Controlled Development Areas (W-2) - REQUEST: The Conditional User Permit proposes to add a horse ring canopy to an existing commercial stable and riding academy with an established facility for outdoor horse shows, and to extend the life of the permit for an unlimited period. APN: 660-110-048, 049.

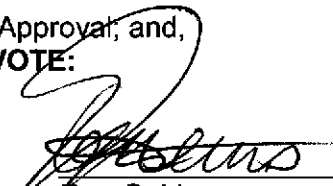
BACKGROUND:

CONDITIONAL USE PERMIT NO. 3218, REVISED PERMIT NO. 1, was heard and approved by the Planning Commission on July 25, 2007. At the hearing, no one spoke in favor or in opposition of the project. The applicant proposed no life for the conditional use revised permit with staff being in agreement. After discussion, the Planning Commission decided to give a life of 50 years ending in 2057. Conditions regarding number of horses allowed and shows per year were reviewed by the Planning Commission with concerns resolved through discussion and amended conditions. The applicant also asked for the DIF, FTL, and TUMF fees to be waived and the Planning Commission responded by stating they have no jurisdiction with that matter.

RECOMMENDED MOTION:

RECEIVE AND FILE the Notice of Decision for the above referenced case acted on by the Planning Commission on July 25, 2007.

The Planning Department recommended Approval, and,
THE PLANNING COMMISSION BY 5-0 VOTE:


Ron Goldman
Planning Director

Damian Meins for
Assistant Planning Director

RG:rp

REVIEWED BY EXECUTIVE OFFICE
DATE 8/10/07
Tina Grande
Departmental Concurrence

Policy
 Policy

Consent
 Consent

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

Prev. Agn. Rec. DOCUMENTS FILED | District: Fifth | Agenda Number:

APPROVED CONDITIONAL USE PERMIT NO. 03218, REVISED PERMIT NO. 1, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.