

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

811 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
October 19, 2007

SUBJECT: CONDITIONAL USE PERMIT NO. 2971 REVISED PERMIT NO. 1 – MITIGATED NEGATIVE DECLARATION – Applicant: Jerry Engelauf – Engineer / Representative: O'Malley Engineering Corporation - Second Supervisorial District – Rubidoux Zoning District – Jurupa Area Plan: Community Development: Light Industrial (CD-LI) (0.25 - 0.60 Floor Area Ratio) – Location: Westerly of Market Street, southerly of Agua Mansa Road, and easterly of Rubidoux Boulevard – 17.02 Gross Acres - Zoning: Manufacturing - Service Commercial (M-SC) - **REQUEST:** The Conditional Use Permit proposes to extend the life of a landfill, existing construction material recycling facility and asphalt and concrete batch plants for an additional 10 years and add a 4,800 square feet metal structure for office and garage uses. Conditional Use Permit No. 2971 was originally approved in 1995 for 10 years and expired in 2005. The project also proposes two 6,000 gallon vault diesel fuel storage tanks with containment curb, a 6 foot high chain link fence along the eastern and southern property lines, 5,331 square feet of landscaping and 13 parking spaces including 1 accessible parking space for people with disabilities on a 17.02 gross acre lot.

RECOMMENDED MOTION:

RECEIVE AND FILE The Notice of Decision for the above referenced case acted on by the Planning Commission on October 17, 2007.

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

Ron Goldman
Planning Director

RG:cv

REVIEWED BY EXECUTIVE OFFICE

DATE 11/08/07 AG

Atex Gann
Deputy

Policy

Policy

Consent

Consent

Dept Recomm.:

Per Exec. Ofc.:

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

WITH THE CLERK OF THE BOARD

1.7

The Honorable Board of Supervisors

RE: CONDITIONAL USE PERMIT NO. 2971 REVISED PERMIT NO. 1

October 19, 2007

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ADOPTED a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 40026**, based on the findings incorporated in the initial study and the conclusion that the project, subject to the proposed mitigation measures, will not have a significant effect on the environment; and,

APPROVED **TENTATIVE CONDITIONAL USE PERMIT NO. 2971 REVISED PERMIT NO. 1**, subject to the attached conditions of approval, based upon the findings and conclusions incorporated in the staff report.