

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

211B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
April 23, 2008

SUBJECT: CHANGE OF ZONE NO. 7551 / TENTATIVE PARCEL MAP NO. 35475 – MITIGATED NEGATIVE DECLARATION – Applicant: Dale Suddon – Engineer / Representative: Gunvant Thakkar - Third Supervisorial District – Rancho California Zoning Area – Southwest Area Plan: Rural Community: Estate Density Residential (RC-EDR) (2 Acre Minimum) – Location: Easterly of Butterfield Stage Road, northerly of Vista Del Monte Road, and westerly of Vista De Oro – 5.20 Gross Acres - Zoning: Residential Agricultural - 5 Acre Minimum (R-A-5) - **REQUEST:** The Change of Zone proposes to change the zoning classification of the subject property from Residential Agricultural - 5 Acre Minimum (R-A-5) to Residential Agricultural - 2 Acre Minimum (R-A-2). The Tentative Parcel Map is a Schedule H subdivision of 5.20 acres into two (2) residential lots with parcel sizes of 2.7 and 2.3 acres, respectively.

RECOMMENDED MOTION:

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

Ron Goldman
Planning Director

RG:cv

REVIEWED BY EXECUTIVE OFFICE

DATE 5/1/08
By Anna Grande
Departmental Concurrence

Policy
 Policy

Consent
 Consent

Dept's Recomm.:
Per Exec. Ofc.:

APR 23 2008
PLANNING DEPARTMENT

Prev. Agn. Ref.

District: Third

Agenda Number:

15.8

The Honorable Board of Supervisors

RE: CHANGE OF ZONE NO. 7551 / TENTATIVE PARCEL MAP NO. 35475

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ADOPTION of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 41478**, 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,

TENTATIVE APPROVAL of **CHANGE OF ZONE NO. 7551**, amending the zoning classification for the subject property from Residential Agricultural - 5 Acre Minimum (R-A-5) to Residential Agricultural - 2 Acre Minimum (R-A-2), in accordance with Exhibit #3, based upon the findings and conclusions incorporated in the staff report; pending final adoption of the Zoning Ordinance by the Board of Supervisors; and,

APPROVAL of **TENTATIVE PARCEL MAP NO. 35475**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.