

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

926 B



FROM: TLMA - Planning Department

SUBMITTAL DATE:  
March 12, 2009

**SUBJECT: TENTATIVE TRACT MAP NO. 29599 REVISED MAP NO. 1 – (NO FURTHER ENVIRONMENTAL DOCUMENTS REQUIRED) – Applicant: SMR Ventures – Engineer/Rep.: Stantec Consulting – Edgemont- Sunnymead Zoning District – Highgrove Area Plan: Open Space – Recreation (OS-R) and Community Development – Medium Density Residential (CD-MDR) - Fifth Supervisorial District – Location: Northerly of Pigeon Pass, southerly of Center St. and easterly of Mt. Vernon Ave. – 148.00 Gross Acres – Zoning: Specific Plan (SP No. 323 - Spring Mountain Ranch – Village 4) – **REQUEST:** The Tentative Tract Map Revision proposes to reduce the number of lots proposed within TR29599, which is a Schedule A subdivision of 148.42 gross acres, from 145 residential lots to 143 residential lots with a minimum lot size of 7,000 square feet. Also included are 8 open space lots, 2 drainage lots and one water tank lot.**

**RECOMMENDED MOTION:**

**RECEIVE AND FILE** The Notice of Decision for the above referenced case acted on by the Planning Commission on March 4, 2009.

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

**APPROVAL** of **TENTATIVE TRACT MAP NO. 29599 REVISED MAP NO. 1**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

Ron Goldman  
Planning Director

RG:db

REVIEWED BY EXECUTIVE OFFICE

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

Policy  Policy

Consent  Consent

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

MAR 12 2009 10:18  
COUNTY OF RIVERSIDE

Prev. Agn. Ref.

District: Fifth

Agenda Number:

1.2