

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

503B



FROM: TLMA - Planning Department

SUBMITTAL DATE:
April 22, 2009

SUBJECT: CHANGE OF ZONE NO. 7466, TENTATIVE PARCEL MAP NO. 35656 – (Mitigated Negative Declaration) – MRG & Sons Land Development, LLC – Engineer/Representative: RJ Consultant And Development Services, LLC - Third Supervisorial District – Rancho California Zoning Area - Southwest Area Plan: Agriculture: Agriculture (AG: AG) (10 Acre Minimum) –Citrus Vineyard Rural Policy Area – Location: Northerly of Los Nogales Road, westerly of Camino Del Vino, southerly of Monte De Oro, and easterly of Anza Road. – 51.54 Gross Acres - Zoning: Citrus Vineyard – 20 acres minimum (C/V-20) - **REQUEST:** The change of zone proposes to change the site's zoning classification from Citrus Vineyard – 20 Acre Minimum (C/V-20) to Citrus Vineyard – 10 Acre Minimum (C/V-10). The parcel map proposes a Schedule H subdivision of 51.54 gross acres into three (3) parcels with a minimum parcel size of ten (10) acres and one 21.43-acre remainder parcel. – APN: 927-450-002

RECOMMENDED MOTION:

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

ADOPTION of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 41199**, based on the findings incorporated in the initial study and the conclusion that the project will not have a significant effect on the environment;

APPROVAL of **CHANGE OF ZONE NO. 7466** proposing to change the site's zoning classification from Citrus Vineyard – 20 Acre Minimum (C/V-20) to Citrus Vineyard – 10 Acre Minimum (C/V-10) in accordance with Exhibit 3, based upon final adoption by the Board of Supervisors;

Ron Goldman
Planning Director

RG:db

(CONTINUED ON ATTACHED PAGE)

REVIEWED BY EXECUTIVE OFFICE

DATE 4/23/09
Tina Grande
Departmental Concurrence

Policy
 Policy

Consent
 Consent

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

Prev. Agn. Ref.

District: Third

Agenda Number:

The Honorable Board of Supervisors

RE: Change of Zone No. 7466, Tentative Parcel Map No. 35656

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APPROVAL of **TENTATIVE PARCEL MAP NO. 35656**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.