

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



FROM: TLMA - Planning Department

SUBMITTAL DATE:
May 25, 2009

SUBJECT: ADOPTION OF RESOLUTION NO. 2009-105, AGRICULTURAL PRESERVE CASE NO. 1008 – CEQA Exempt – Applicant: Belk Holdings, LLC – Fourth Supervisorial District – Lower Coachella Valley Zoning District – Eastern Coachella Valley Area Plan: Agriculture (AG) – Location: South of and adjacent to 68th Avenue, east and west of and adjacent to Wheeler Street – 78.19 Acres – Zoning: Heavy Agriculture – 20 Acre Minimum (A-2-20) – REQUEST: To enlarge the affected agricultural preserve and enter the property located within the enlargement area into a Land Conservation Contract.

CONTROVERSIAL ISSUES: None

RECOMMENDED MOTION:

THE COMPREHENSIVE AGRICULTURAL PRESERVE TECHNICAL ADVISORY COMMITTEE, BY A MAJORITY VOTE, RECOMMENDS:

APPROVAL of the enlargement of Coachella Valley Agricultural Preserve No. 13, Amendment No. 2, Map No. 1008, based upon the hereinafter listed findings and conclusions.

In the event that the Board approves the enlargement of the agricultural preserve, Planning staff further recommends that the Board:

ADOPT Resolution No. 2009-105 enlarging Coachella Valley Agricultural Preserve No. 13;

Ron Goldman
Planning Director

RG:kb

(Continued On Attached Pages)

REVIEWED BY COUNTY COUNSEL

DATE

5/15/09
Minh C. Tran
TYPE NAME

Departmental Concurrence

REVIEWED BY EXECUTIVE OFFICE

DATE

Tina Grande

Policy

Policy

Consent

Consent

Dep't Recomm.:

Per Exec. Ofc.:

Prev. Agn. Ref.

District: Fourth

Agenda Number:

The Honorable Board of Supervisors

RE: ADOPTION OF RESOLUTION NO. 2009-105, AGRICULTURAL PRESERVE CASE NO. 1008

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AUTHORIZE the Chairman of the Board of Supervisors to execute the attached land conservation contract for the real property located within the enlargement area of Coachella Valley Agricultural Preserve No. 13;

DIRECT the Clerk of the Board to record the contract with the County Recorder and transmit copies thereof to the Riverside County Planning Department, the Director of Conservation, State of California, and the Office of the Assessor of Riverside County.

FINDINGS:

1. The approximately 78-acre project site is comprised of two (2) parcels and is located in the lower Coachella Valley south of and adjacent to 68th Avenue, east and west of and adjacent to Wheeler Street in eastern Riverside County.
2. Under the County's Rules and Regulations Governing Agricultural Preserves, the enlargement of an agricultural preserve requires that the land being added to a preserve must be at least 10 acres in size, contiguous to that preserve and have agricultural zoning, as defined by said Rules and Regulations. The subject property is approximately 78 acres, its gross acreage meeting the size requirement; is contiguous to Coachella Valley Agricultural Preserve No. 13; and, is properly zoned for inclusion into an agricultural preserve.
3. The parcels are designated Agriculture: Agriculture (AG) on the land use allocation map for the Eastern Coachella Valley Area Plan. The Agriculture designation permits open space, agriculture, and associated land uses (including limited commercial, industrial, single-family residential and farm workers housing). The proposed enlargement of the agricultural preserve is consistent with the property's AG designation.
4. Adjacent properties to the north, south, east and west are also designated Agriculture. There are also scattered parcels to the north and east that are designated Open Space – Water (OS-W), Indian Lands (IND) and Open Space – Conservation Habitat (OS-CH). The proposed enlargement of the agricultural preserve is consistent with surrounding land use designations.
5. The subject property is currently zoned Heavy Agriculture – 20 Acre Minimum (A-2-20). Under the County's Rules and Regulations Governing Agricultural Preserves, only land having an agricultural zoning, i.e., Light Agriculture (A-1), Light Agriculture with Poultry (A-P), Heavy Agriculture (A-2), Agriculture-Dairy (A-D), or Citrus/Vineyard (C/V), may be included within an agricultural preserve. The subject property meets this zoning requirement.
6. Adjacent properties to the north, south, east and west are also zoned A-2-20, Controlled Development Areas (W-2), Light Agriculture – 20 Acre Minimum (A-1-20),

The Honorable Board of Supervisors

RE: ADOPTION OF RESOLUTION NO. 2009-105, AGRICULTURAL PRESERVE CASE NO. 1008

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and Watercourse, Watershed and Conservation Areas (W-1). The proposed enlargement of the agricultural preserve is consistent with the surrounding zoning.

7. The agricultural use on the subject parcels is cultivation of romaine lettuce and bell peppers. Surrounding properties support agricultural uses, consisting of tree, vine and row crops.
8. The Riverside County Land Information System indicates that the subject property consists of Prime and Unique Farmlands.
9. The last annual assessed valuation of the subject parcels was \$1,560,669.00. The Assessor's Office has estimated that the assessed valuation of the property would decrease by \$1,071,367.00, if the parcels were subject to Land Conservation Contract.
10. There is no evidence that the land proposed to be included in the preserve has any historic value and there are no historical structures on the site. The Riverside County General Plan Relative Sensitivity of Diverse Landscapes and Historical Resources Map do not indicate that the subject parcels are located near an area of known historical and/or archaeological resources and the Paleontological Sensitivity Map indicates that the general area of the subject parcel has an undetermined potential of containing paleontological resources. However, the subject parcels have been used for agricultural production for well over 16 years and impacts on paleontological resources are not expected from enlarging Coachella Valley Agricultural Preserve No. 13 to include the proposed parcels.
11. The subject parcels are located within one (1) mile of a designated scenic corridor, State Highway 111. However, the existing and surrounding land uses, agricultural, precludes impacts to scenic corridors and no scenic resources are evident on site. The topography in the project area and the nature of the existing use do not present significant potential for the obstruction of any scenic vista, or the creation of an aesthetically offensive site open to public view. No impacts to scenic resources are expected from the proposed enlargement of the Coachella Valley Agricultural Preserve No. 13.

CONCLUSION:

1. The enlargement of Coachella Valley Agricultural Preserve No. 13, Amendment No. 2, Map No. 1008, is consistent with the Riverside County General Plan.
2. The enlargement of Coachella Valley Agricultural Preserve No. 13, Amendment No. 2, Map No. 1008, is consistent with the zoning on the property.

The Honorable Board of Supervisors

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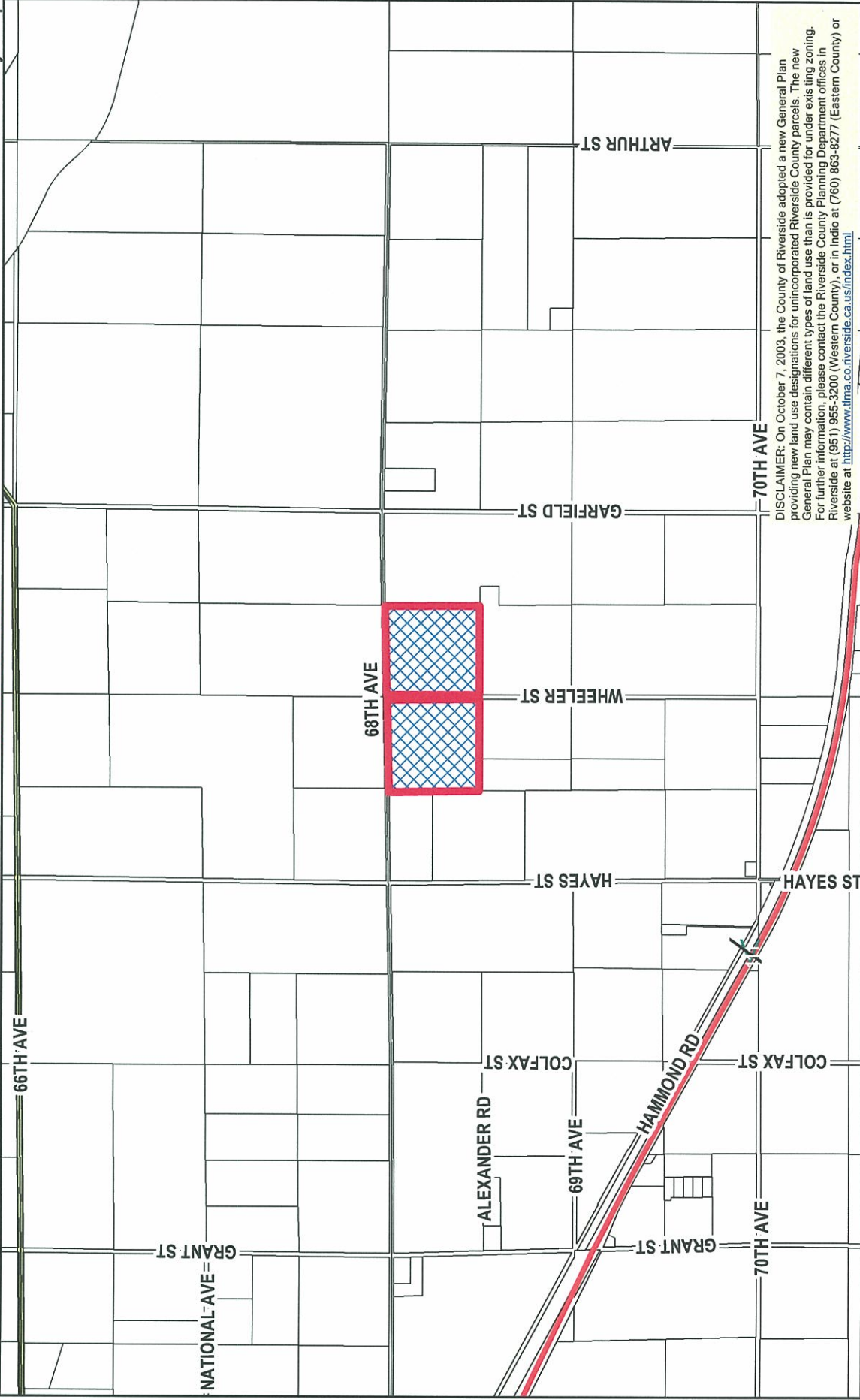
3. The enlargement of Coachella Valley Agricultural Preserve No. 13, Amendment No. 2, Map No. 1008, is consistent with the provisions of the Land Conservation Act of 1965 (Williamson Act) and with the Rules and Regulations Governing Agricultural Preserves in Riverside County.

Supervisor Wilson
District 4

Date Drawn: 3/11/09

AG01008 VICINITY MAP

Planner: Kathleen Browne
Date: 5/12/09
Vicinity Map



DISCLAIMER: On October 7, 2003, the County of Riverside adopted a new General Plan providing new land use designations for unincorporated Riverside County parcels. The new General Plan may contain different types of land use than is provided for under existing zoning. For further information, please contact the Riverside County Planning Department offices in Riverside at (951) 955-3200 (Western County), or in Indio at (760) 863-8277 (Eastern County) or website at <http://www.lima.co.riverside.ca.us/index.html>

RIVERSIDE COUNTY PLANNING DEPARTMENT

District: Lower Coachella Valley
Township/Range: T7SR9E
Section : 23

Assessors
Blk. Pg. 729-08
Thomas
Bros. Pg. 5653 D2



AG01008

DEVELOPMENT OPPORTUNITY



RIVERSIDE COUNTY PLANNING DEPARTMENT

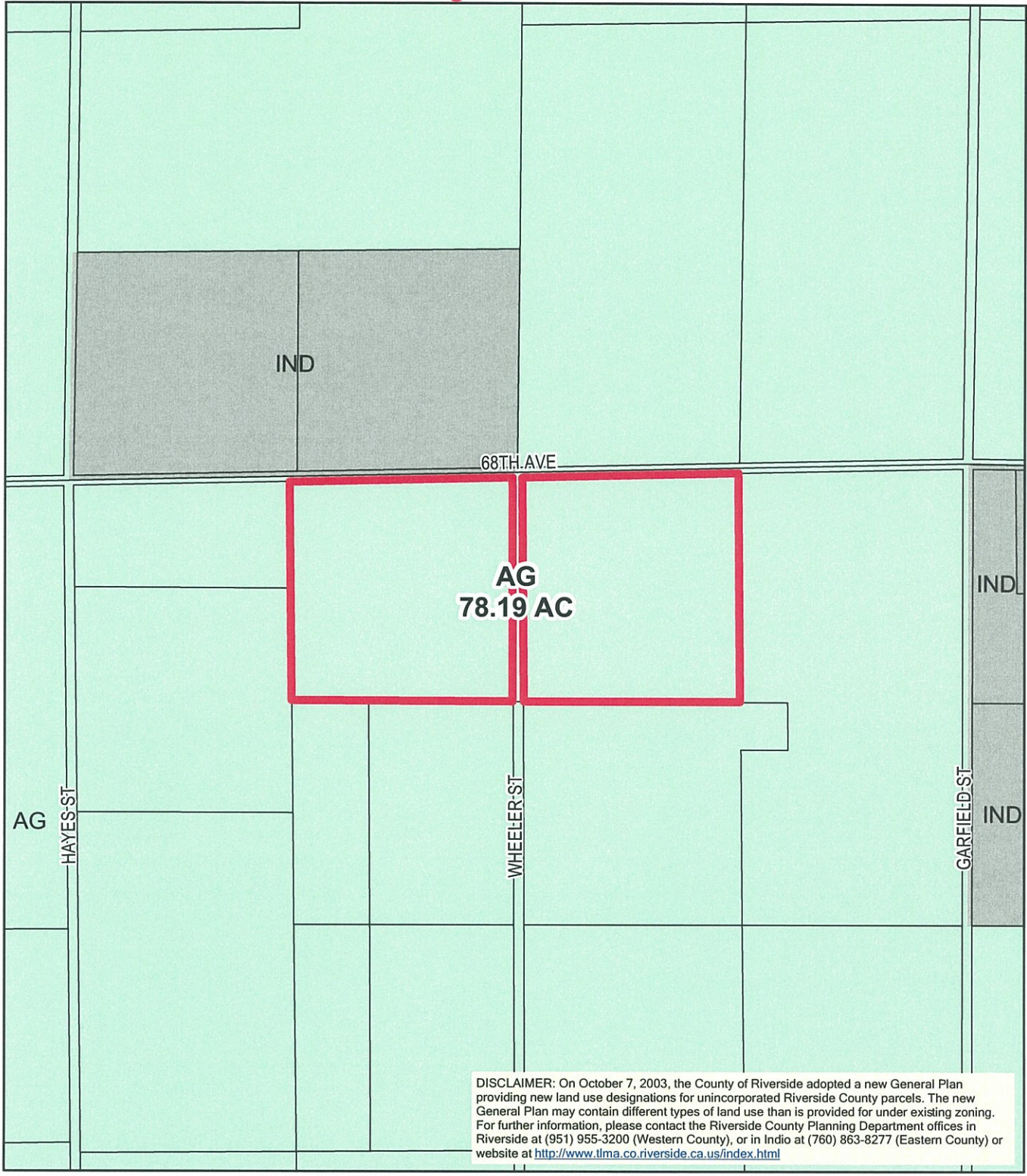
District: Lower Coachella Valley
Township/Range: T7SR9E
Section: 23



Assessors
Bk. Pg. 729-08
Thomas
Bros. Pg. 5653 D2

AG01008

Existing General Plan



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RIVERSIDE COUNTY PLANNING DEPARTMENT

District: Lower Coachella Valley
Township/Range: T7SR9E
Section: 23



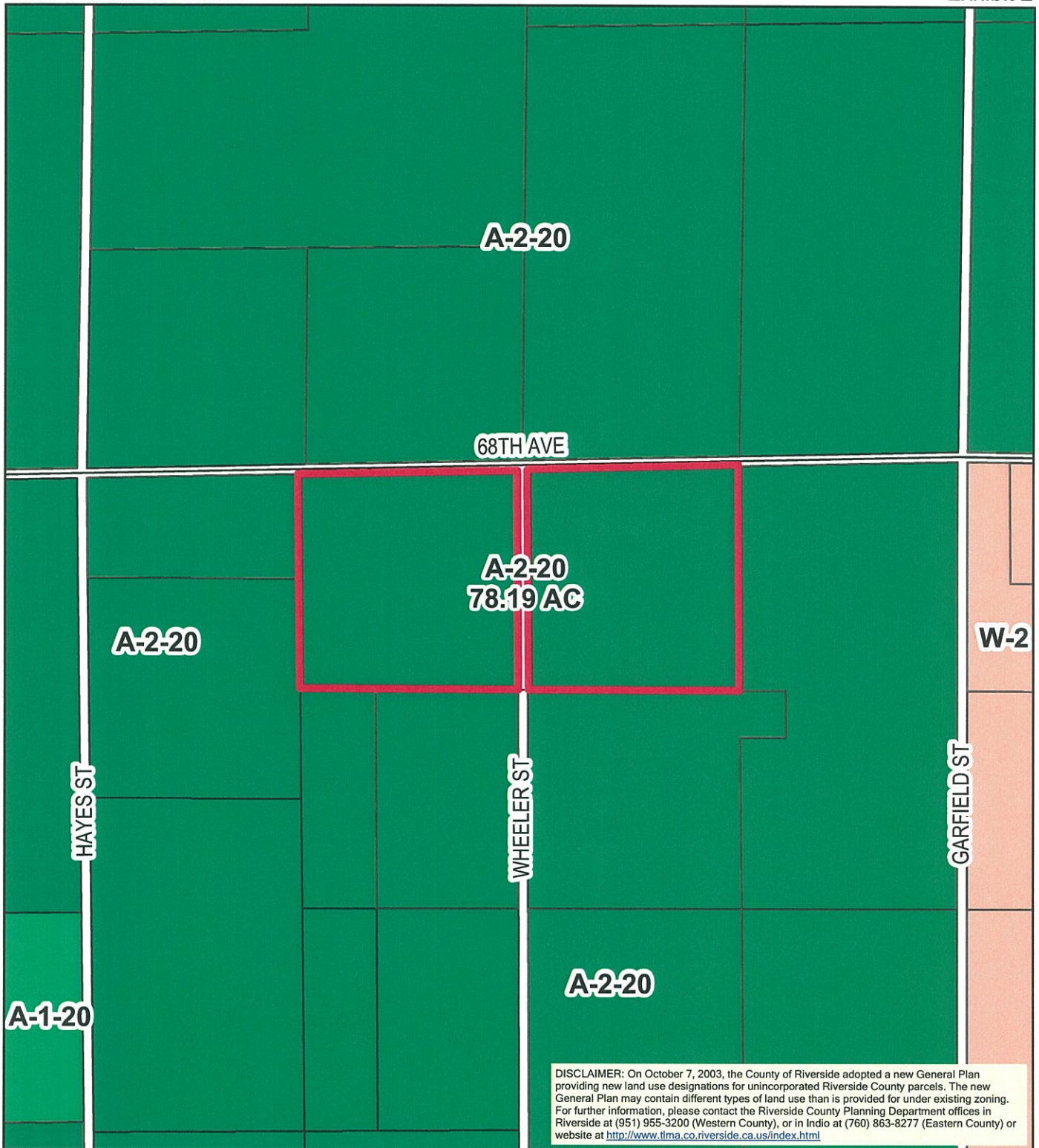
Assessors
Bk. Pg. 729-08
Thomas
Bros. Pg. 5653 D2

Supervisor: Wilson
District: 4
Date Drawn: 3/11/09

AG01008

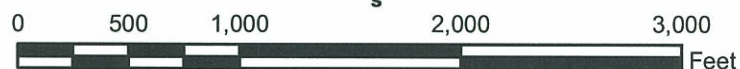
EXISTING ZONING

Planner: Kathleen Browne
Date: 5/12/09
Exhibit 2

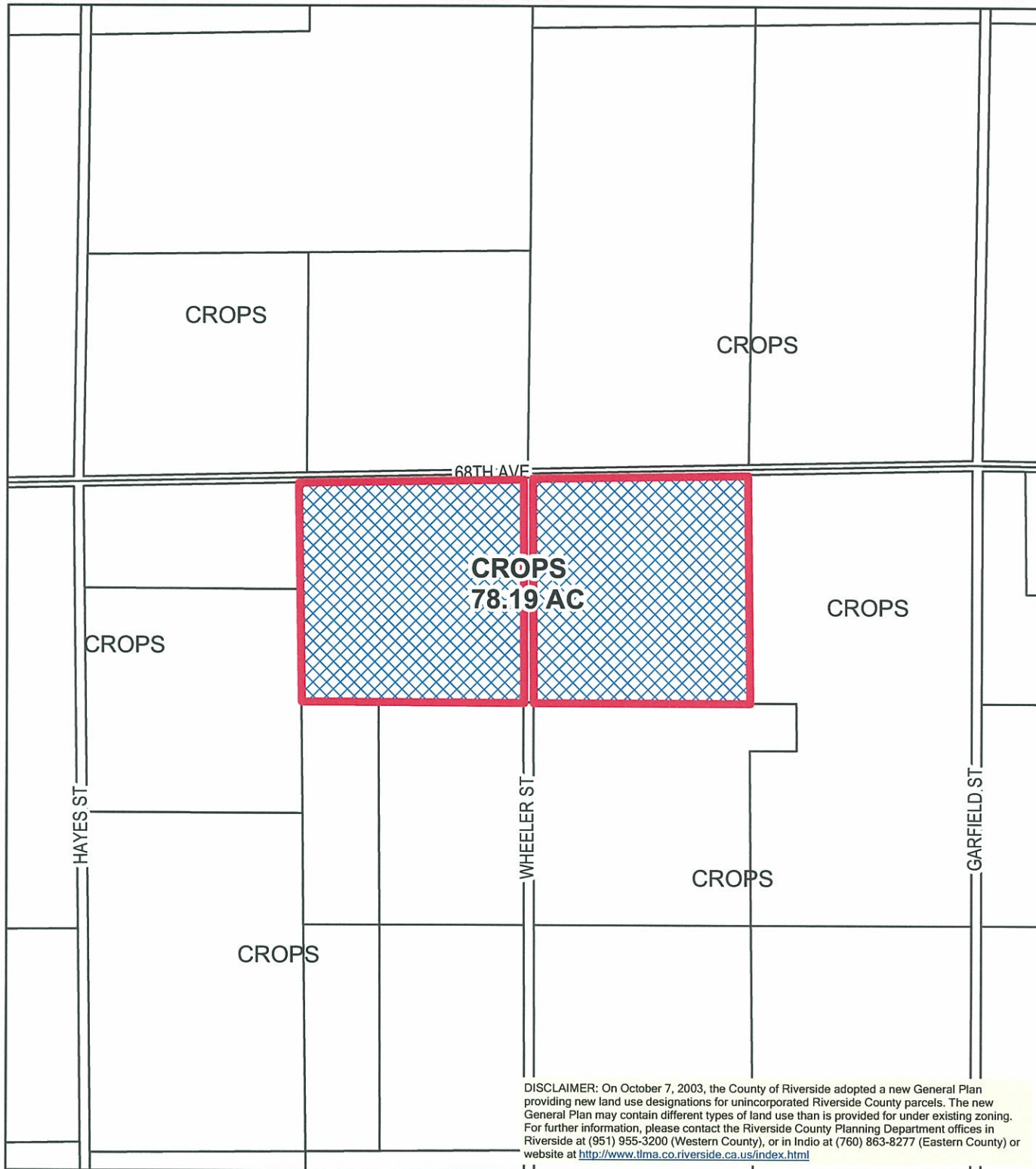


RIVERSIDE COUNTY PLANNING DEPARTMENT

District: Lower Coachella Valley
Township/Range: T7SR9E
Section : 23



Assessors
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RIVERSIDE COUNTY PLANNING DEPARTMENT

District: Lower Coachella Valley
Township/Range: T7SR9E
Section: 23



Assessors
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Thomas
Bros. Pg. 5653 D2



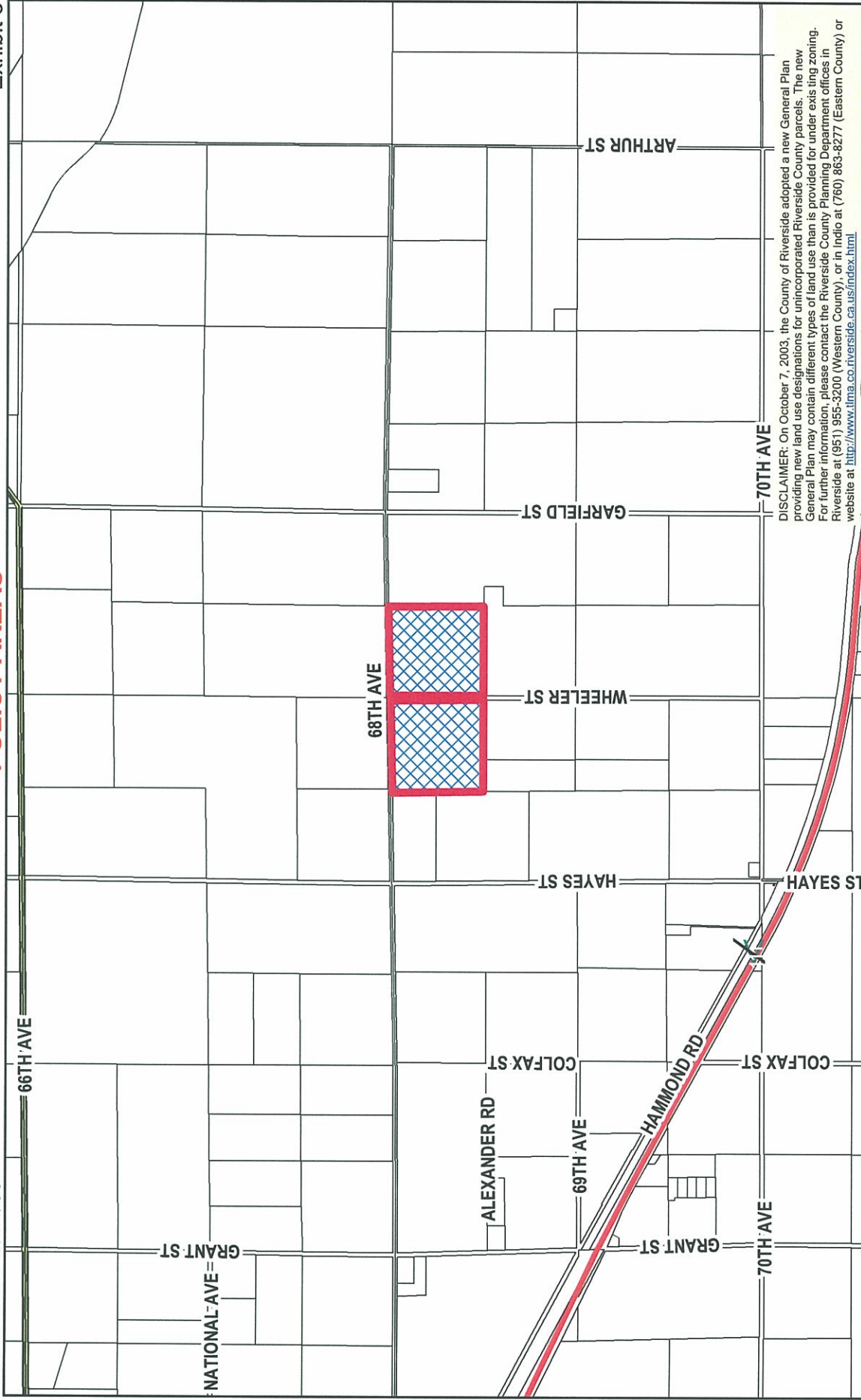
Supervisor Wilson
District 4

Date Drawn: 3/11/09

AG01008

POLICY AREAS

Planner: Kathleen Browne
Date: 5/12/09
Exhibit 8



DISCLAIMER: On October 7, 2003, the County of Riverside adopted a new General Plan providing new land use designations for unincorporated Riverside County parcels. The new General Plan may contain different types of land use than is provided for under existing zoning. For further information, please contact the Riverside County Planning Department offices in Riverside at (951) 955-3200 (Western County), or in Indio at (760) 863-8277 (Eastern County) or website at <http://www.lima.co.riverside.ca.us/index.html>

RIVERSIDE COUNTY PLANNING DEPARTMENT

District: Lower Coachella Valley
Township/Range: T7SR9E
Section : 23

Assessors
Bk. Pg. 729-08
Thomas
Bros. Pg. 5653 D2



RESOLUTION NO. 2009-105

ENLARGING AN AGRICULTURAL PRESERVE

BE IT RESOLVED, by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on June 16, 2009, that, pursuant to the California Land Conservation Act of 1965 (Government Code Section 51200 et seq.), the Coachella Valley Agricultural Preserve No. 13, Map No. 126, is amended by adding thereto the area shown on the map entitled, "COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 13, AMENDMENT NO. 2, (ENLARGEMENT), MAP NO. 1008," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED, FOUND AND DETERMINED that the enlargement of this agricultural preserve is consistent with the General Plan for Riverside County.

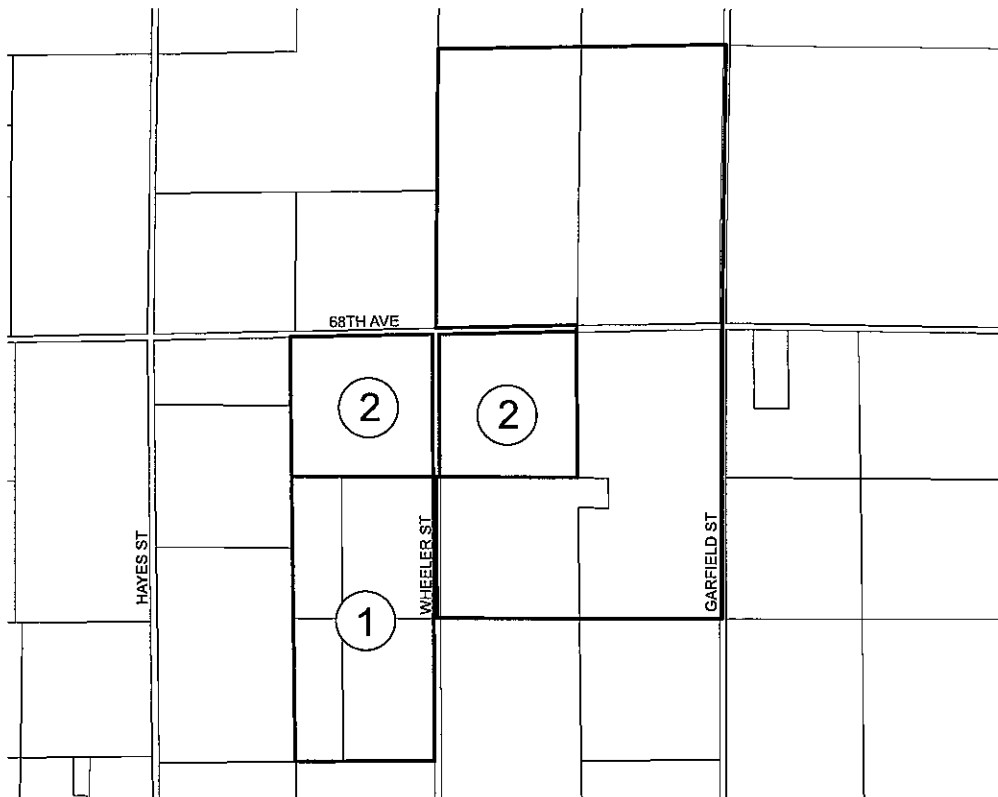
BE IT FURTHER RESOLVED that the Clerk of this Board shall endorse the fact of this adoption and the date thereof on said map and shall file copies of this resolution, said map and said boundary description with the County Recorder, Riverside County, California, with the Director of Conservation, State of California, and with the Office of the Assessor of Riverside County, California.

FORM APPROVED COUNTY COUNSEL
BY: Minh C. Tran 5/15/09
MINH C. TRAN DATE

MAP NO. 126 COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 13

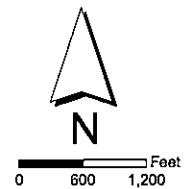
AMENDED BY MAP NO. 221, 1008

T. 7 S., R. 9 E. S.B.B. & M.



AMENDMENTS:

NO. 1, (ENLARGEMENT), FEBRUARY 1, 1972, MAP NO. 221
NO. 2, (ENLARGEMENT), JUNE 16, 2009, MAP NO. 1008



ADOPTED ON FEBRUARY 8, 1971
BY THE BOARD OF SUPERVISORS
OF THE COUNTY OF RIVERSIDE,
STATE OF CALIFORNIA.

**EXHIBIT A
COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 13
MAP NO. 1008
(Enlargement)**

The following described real property in the County of Riverside, State of California, County:

PARCEL 1:

The Northwest quarter of the Northeast quarter of Section 23, Township 7 South, Range 9 East, San Bernardino Base and Meridian, in the County of Riverside, State of California.

APN 729-080-007-1

PARCEL 2:

The Northeast quarter of the Northwest quarter of Section 23, Township 7 South, Range 9 East, San Bernardino Base and Meridian, in the County of Riverside, State of California.

APN: 729-080-002-6

| Assessor Parcel No. | Acres | Owners |
|----------------------------|--------------|---------------------------|
| 729-080-007-1 | 39.10 | Belk Holdings, LLC |
| 729-080-002-6 | 39.09 | Belk Holdings, LLC |
| Total | 78.19 | |

AG001008 – COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 13

| Findings: | Planning | Ag. Commissioner | Cooperative Extension | Natural Resource Conservation Service | Assessor |
|--|---|--|-----------------------|---------------------------------------|------------|
| 1. Present zoning of lands proposed to be included in the preserve and surrounding land. | Site: Heavy Agriculture – 20 acre minimum (A-2-20) N: A-2-20, W-2-10, A-1-10 S: A-2-20, W-2, A-1-10 & -20, C-P-S, SH-111, W-1 E: A-2-20, A-1-20, W-2 W: A-2-20, A-1-10, W-2 | Same | Same | | Same |
| 2. Present land use of land proposed to be included in the preserve and surrounding properties. | Site: Agriculture Surrounding: Agriculture | Same | Same | | Same |
| 3. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. | Yes. | Lettuce and bell peppers, | Yes | | Yes |
| 4. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the soil type, water availability and other conditions that may affect the growing of crops. | See Ag. Commissioner | Various row crops, including lettuce and bell peppers. | Row crops. | | Row crops. |
| 5. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. | Adjacent lands are zoned for agricultural uses and many properties in the vicinity are located within agricultural preserves. The use does not or will not constitute a nuisance. | No nuisance is anticipated in this area. | None. | | None. |

| Findings: | Planning | Ag. Commissioner | Cooperative Extension | Natural Resource Conservation Service | Assessor |
|--|---|------------------|-----------------------|---------------------------------------|--------------|
| 6. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. | See Assessor | See Assessor | See Assessor | | See Assessor |
| 7. A list of any cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. | None; however, Torres-Martinez Tribal Lands are located within proximity. | Same | Same | | Same |
| 8. The existence of any historic or scenic value to the lands proposed to be included in the preserve. | None, existing agricultural use. | Same | Same | | Same |
| 9. The acreage of each land owner included in the application and the total acreage. | The two parcels total 78 acres. | 78 acres | 78 acres | | 78 acres |

- B. Comparison of soil acreage (estimated):
_____ % Class I & II
_____ % Class III, IV, & VI
_____ % Class VII & VIII
- C. Has a Soils Conservation Plan been prepared for this property? _____
- D. Soils problems: _____

5. **Assessor**

- A. Last annual assessed valuation: 2007 RV: \$1,560,669.00
- B. Estimated annual assessed valuation: FBY: \$489,301.00
- C. Estimated differential: \$1,071,367.00
- D. Penalty fee (if applicable): None
- E. Assessor's parcel numbers, acreage and owner's names:
APN 729-080-002-6 (39.09 ac.) (A) \$1,346,400 (B) \$357,028 (C) \$989,371
729-080-007-1 (39.10 ac.) (A) \$ 214,269 (B) \$132,273 (C) \$ 81,996

Belk Holding, LLC
P.O. Box 24
Coachella Valley, CA 92236

6. **County Counsel**

7. **Committee recommendation on application:** Acceptable Not acceptable

Summary and Conclusions:

The Comprehensive Agricultural Preserve Technical Advisory Committee (CAPTAC) evaluated the proposed enlargement of Coachella Valley Agricultural Preserve No. 13. The purpose of this evaluation was to determine if the proposed enlargement of this agricultural preserve is consistent with the purpose of the Land Conservation Act of 1965. Based on its findings, four of the five CAPTAC members (the Natural Resource Conservation Service was not present) concluded that the proposed enlargement of Coachella Valley Agricultural Preserve No. 13 is consistent with the Land Conservation Act of 1965 and, as a result, CAPTAC is recommending that the Riverside County Board of Supervisors grant the proposed enlargement. CAPTAC made the following additional findings:

HISTORIC VALUE: There are no historical structures on the site and the site has been and is currently used in agricultural production. Additionally, both the Historical Resources Map and Relative Archaeological Sensitivity of Diverse Landscapes Map of the Riverside County

General Plan do not indicate that the property is within an area of known historical or archaeological resources. However, the County's Paleontological Sensitivity Map indicates that the area in which the site is located has unknown potential for containing paleontological resources. Paleontological resources are generally located at depths greater than four to five feet. The existing and past use of the site for agricultural purposes precludes impacts to paleontological resources.

SCENIC VALUE: The property is located within one mile of a designated scenic corridor, State Highway 111. However, the existing and surrounding land uses, agricultural, precludes impacts to scenic corridors and no scenic resources are evident on site. The topography in the project area and the nature of the proposed use do not present significant potential for the obstruction of any scenic vista, or the creation of an aesthetically offensive site open to public view. No impacts to scenic resources are expected from enlarging Coachella Valley Agricultural Preserve No. 13 to include the proposed parcels.

NOTICE OF A PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY TO ENLARGE COACHELLA VALLEY AGRICULTURAL PRESERVE NO. 13 IN EASTERN COACHELLA VALLEY, FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Annex, County Administrative Center, 4080 Lemon St., Riverside, on **June 16, 2009** to consider the application submitted by Belk Holdings, LLC, on **Agricultural Preserve Case No. 1008**. As proposed, the project would enlarge Coachella Valley Agricultural Preserve No. 13 by adding approximately 78-acres, consisting of two (2) parcels, located south of and adjacent to 68th Avenue, east and west of and adjacent to Wheeler Street in the Eastern Coachella Valley. The parcels lie in a portion of Section 23, Township 7 South, Range 9 East, S. B. B. & M., and affects Assessor's Parcel Number 729-080-002 and 729-080-007. In the event that the Riverside County Board of Supervisors approves the enlargement of this preserve at the public hearing, it is the intent of the Board to enter into a Land Conservation Contract pursuant to the Land Conservation Act of 1965 (Williamson Act) for the property located within the enlargement area of the agricultural preserve.

The Planning Department has found that the proposed enlargement of this agricultural preserve is exempt from the California Environmental Quality Act (CEQA) pursuant to a Class 17 exemption and pursuant to the Riverside County Rules to Implement CEQA and has issued a notice of exemption.

The proposed project case file, and related notice of exemption, may be viewed from the date of this notice until the public hearing, Monday through Friday, from 8 a.m. to 5 p.m. at the Clerk of the Board of Supervisors at 4080 Lemon St., 1st Floor, Riverside, CA 92502; and at the Central Files Division of Riverside County Planning Department at 4080 Lemon St., 9th Floor, Riverside, CA 92502.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT KATHLEEN BROWNE, PROJECT PLANNER, AT (909) 955-4949.

Any person wishing to testify in support of, or in opposition to, the proposed project may do so in writing between the date of this notice and the public hearing, or may appear and be heard at the time and place noted above. All written comments received prior to the public hearing will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision on the proposed project.

If you challenge the above item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence to the Board of Supervisors at, or prior to the public hearing. Be advised that, as a result of public hearings and the consideration of all public comment, written and oral, the Board of Supervisors may amend, in whole or in part, the boundaries of the proposed enlargement of the agricultural preserve. Accordingly the boundaries of the proposed enlargement of the agricultural preserve or lands within its boundaries may be changed in a way other than specifically proposed.

Please send all written correspondence to:

Clerk of the Board
4080 Lemon Street, 1ST Floor
Post Office Box 1147
Riverside, CA 92502-1147

Dated:

Nancy Romero
Clerk of the Board
By: _____

PUBLICATION:

DATE PUBLISHED:

PROPERTY OWNERS CERTIFICATION FORM

I, VINNIE NGUYEN, certify that on 3/10/09,

The attached property owners list was prepared by Riverside County GIS,

APN (s) or case numbers 729-080-002/729-080-007 For

Company or Individual's Name Planning Department,

Distance buffered 600' 2400'.

Pursuant to application requirements furnished by the Riverside County Planning Department, Said list is a complete and true compilation of the owners of the subject property and all other property owners within 600 feet of the property involved, or if that area yields less than 25 different owners, all property owners within a notification area expanded to yield a minimum of 25 different owners, to a maximum notification area of 2,400 feet from the project boundaries, based upon the latest equalized assessment rolls. If the project is a subdivision with identified off-site access/improvements, said list includes a complete and true compilation of the names and mailing addresses of the owners of all property that is adjacent to the proposed off-site improvement/alignment.

I further certify that the information filed is true and correct to the best of my knowledge. I understand that incorrect or incomplete information may be grounds for rejection or denial of the application.

NAME: Vinnie Nguyen

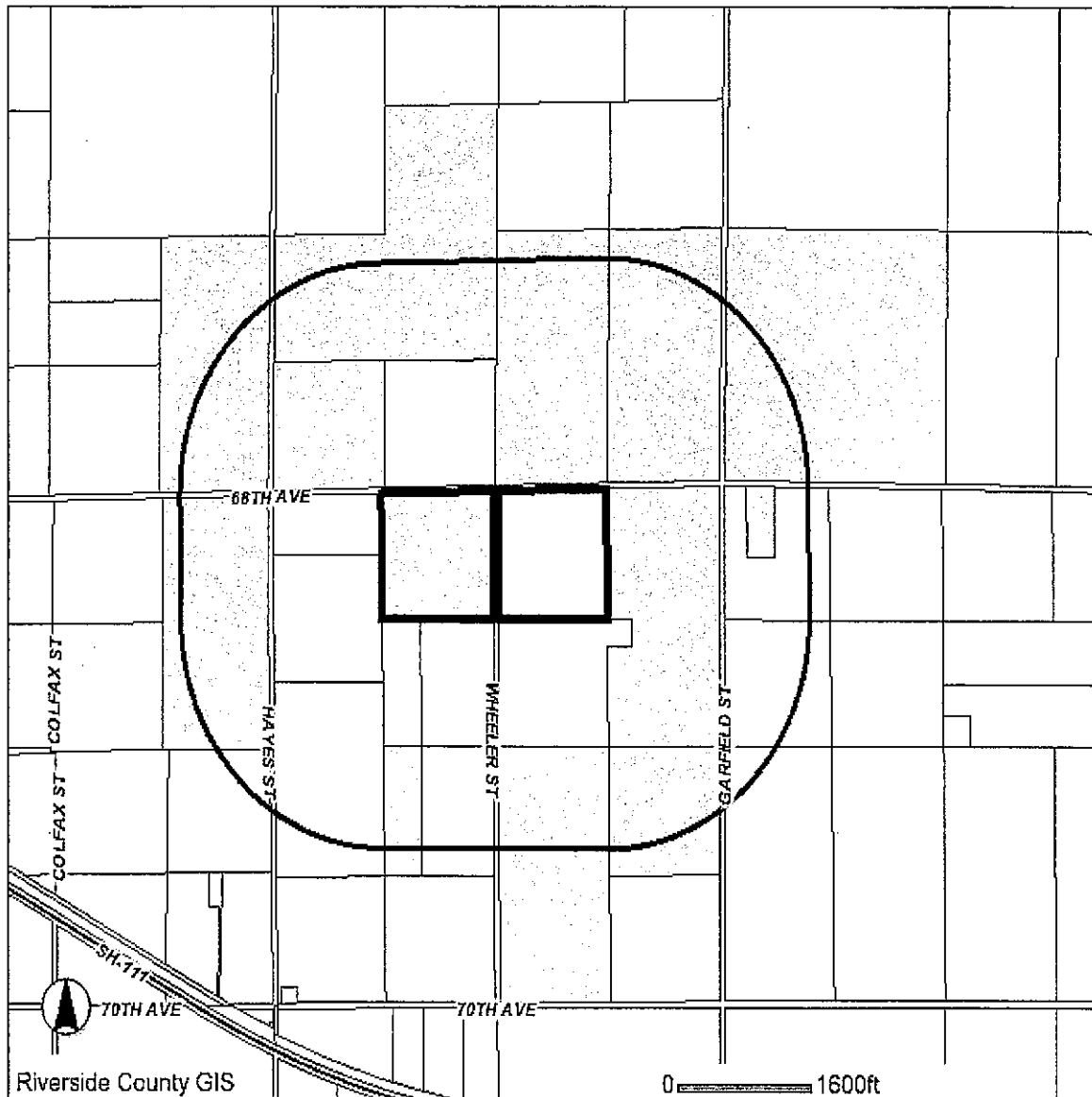
TITLE GIS Analyst

ADDRESS: 4080 Lemon Street 2nd Floor

Riverside, Ca. 92502

TELEPHONE NUMBER (8 a.m. – 5 p.m.): (951) 955-8158

2400 feet buffer



Selected parcel(s):

727-301-014 727-302-006 727-302-007 727-302-009 727-302-010 727-320-001 729-060-008
 729-080-002 729-080-009 729-080-012 729-080-017 729-080-021 729-080-033

IMPORTANT

This information is made available through the Riverside County Geographic Information System. The information is for reference purposes only. It is intended to be used as base level information only and is not intended to replace any recorded documents or other public records. Contact appropriate County Department or Agency if necessary. Reference to recorded documents and public records may be necessary and is advisable.

MAP PRINTED ON...03/10/2009



APN: 727301014 ASMT: 727301014
ANTHONY VINEYARDS INC
C/O ANTHONY VINEYARDS
PO BOX 9578
BAKERSFIELD CA 93389

APN: 727302006 ASMT: 727302006
MARY CHARLOTTE RUCKER
MECCA FARMS
C/O MECCA FARMS LLC
P O BOX 336
MECCA CA 92254

APN: 727302007 ASMT: 727302007
STEVCO
9777 WILSHIRE BLV NO 918
BEVERLY HILLS CA 90212

APN: 727302009 ASMT: 727302009
BELK HOLDINGS
P O BOX 24
COACHELLA CA 92236

APN: 727302010 ASMT: 727302010
JOHN J GLESS
JANET A GLESS
1441 RAVENSWOOD LN
RIVERSIDE CA 92506

APN: 727320001 ASMT: 727320001
VLADIMIR G TUDOR
MARION P TUDOR
CHERYL G TUDOR
DICA PARTNERS
C/O CECILIA TUDOR
93400 HAMMOND RD
MECCA CA 92254

APN: 729060008 ASMT: 729060008
PAUMA RANCHES INC
P O BOX 21845
LOS ANGELES CA 90021

APN: 729080002 ASMT: 729080002
DREW ALAN BELK
PATTI SUE BELK
P O BOX 24
COACHELLA CA 92236

APN: 729080009 ASMT: 729080009
K & W FARMS INC
73286 BURSERA WAY
PALM DESERT CA 92260

APN: 729080012 ASMT: 729080012
PAUL R HOESTEREY
MARGARET E HOESTEREY
44215 CALICO CIR
LA QUINTA CA 92253

APN: 729080017 ASMT: 729080017
MICHAEL BOZICK
BOBBIE J BOZICK
P O BOX 698
MECCA CA 92254

APN: 729080021 ASMT: 729080021
ELIZABETH ILENE WEEKS
ELODIE A WEEKS
ALAN WEEKS
J MICHAEL WEEKS, ETAL.
C/O ALAN WEEKS
73286 BURSERA WAY
PALM DESERT CA 92260

APN: 729080033 ASMT: 729080033
J MICHAEL WEEKS
JUDITH L WEEKS
ALAN WEEKS
JENNIFER WEEKS
C/O ALAN WEEKS
73286 BURSERA WAY
PALM DESERT CA 92260

COUNTY OF RIVERSIDE

TRANSPORTATION AND LAND MANAGEMENT AGENCY

George A. Johnson · Agency Director

Planning Department

Ron Goldman · Planning Director

NOTICE OF EXEMPTION

TO: Office of Planning and Research (OPR) P.O. Box 3044
Sacramento, CA 95812-3044
 County of Riverside County Clerk

FROM: Riverside County Planning Department
 4080 Lemon Street, 9th Floor
P. O. Box 1409
Riverside, CA 92502-1409

38686 El Cerrito Road
Palm Desert, CA 92201

Project Title/Case No.: AGRICULTURAL PRESERVE CASE NO. 1008

Project Location: In the unincorporated area of Riverside County, more specifically Assessor's Parcel Number 729 080 002 and 729-080-007, located south of and adjacent to 68th Avenue, east and west of and adjacent to Wheeler Street in the Eastern Coachella Valley of eastern Riverside County.

Project Description: A request to enlarge the affected agricultural preserve and enter the property located within the enlargement area into a Land Conservation Contract pursuant to the California Land Conservation Act of 1965 (GC§51200 et seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County.

Name of Public Agency Approving Project: Riverside County

Project Sponsor: Belk Holdings, LLC

Exempt Status: (Check one)

- Ministerial (Sec. 21080(b)(1); 15268) Categorical Exemption (15317)
 Declared Emergency (Sec. 21080(b)(3); 15269(a)) Statutory Exemption ()
 Emergency Project (Sec. 21080(b)(4); 15269 (b)(c)) Other: _____

Reasons why project is exempt: Establishment of agricultural preserves, making and renewal of Williamson Act contracts, and acceptance of open space property are categorically exempt under CEQA.

Findings:

1. The proposal is located within the unincorporated areas of Riverside County
2. The proposed will not have adverse effects upon the environment.
3. The proposal, will not individually or cumulatively, have an adverse effect on wildlife resources.
4. It can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.

Kathleen A. Browne

County Contact Person


Signature

951-955-4949

Phone Number

Urban Regional Planner III

Title

03/09/09

Date

Date Received for Filing and Posting at OPR: _____

Y:\Planning Case Files-Riverside office\AG01008\1008_NOE.doc

Please charge deposit fee case#: ZEA

ZCFG05529 .

FOR COUNTY CLERK'S USE ONLY

COUNTY OF RIVERSIDE
SPECIALIZED DEPARTMENT RECEIPT
Permit Assistance Center

* REPRINTED * I0901294

4080 Lemon Street
Second Floor
Riverside, CA 92502
(951) 955-3200

39493 Los Alamos Road
Suite A
Murrieta, CA 92563
(951) 600-6100

38686 El Cerrito Road
Palm Desert, CA 92211
(760) 863-8277

Received from: BELK HOLDINGS LLC \$64.00
paid by: CK 001079
paid towards: CFG05529 CALIF FISH & GAME: DOC FEE
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at parcel #:
appl type: CFG3

By _____ May 26, 2009 13:37
GCARO posting date May 26, 2009

| Account Code | Description | Amount |
|--------------------|-------------------------|---------|
| 658353120100208100 | CF&G TRUST: RECORD FEES | \$64.00 |

Overpayments of less than \$5.00 will not be refunded!

Additional info at www.rctlma.org