

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

512B



REVIEWED BY EXECUTIVE OFFICE

DATE 10/25/10 Tmg Tina Grande

Departmental Concurrence

FROM: TLMA - Planning Department

SUBMITTAL DATE:
October 21, 2010

SUBJECT: CONDITIONAL USE PERMIT NO. 3190, REVISED PERMIT NO. 1 – No New Environmental Documentation Required – Applicant: David Berri – Engineer/Representative: Shackelton Consulting – Second Supervisorial District – Rubidoux Zoning District – Jurupa Area Plan: Community Development: Commercial Retail (CD: CR) (0.20 - 0.35 Floor Area Ratio) – Location: Southerly of Mission Boulevard, easterly of Valley Way and westerly of Jurupa Road – 0.78 Gross Acres – Zoning: Scenic Highway Commercial (C-P-S) – **REQUEST:** The Revised Conditional Use Permit proposes the sale of Alcohol Beverages for off-premise consumption for the sale of beer and wine within an existing 2,056 square foot Shell gas station food mart. The existing Shell gas station also consists of a 2,700 square foot canopy, 1,223 square feet of service bays, a 970 square foot laundromat, and a 1,260 square foot car wash with 36 parking spaces approved under CUP03190, and RVP157.

RECOMMENDED MOTION:

RECEIVE AND FILE The Notice of Decision for the above referenced case acted on by the Planning Commission on September 15, 2010.

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

FOUND THAT NOTHING FURTHER IS REQUIRED for **CONDITIONAL USE PERMIT NO. 3190, REVISED PERMIT NO. 1** because all potentially significant impacts were adequately analyzed in the earlier Negative Declaration (EA36823) and have been avoided or mitigated pursuant to the Negative Declaration adopted by the Riverside County Planning Commission on

Carolyn Syme Luna

Carolyn Syme Luna
Planning Director

Initials:
CSL:vc D.M.

(continued on attached page)

Dept't Recomm.: Consent Policy
Per Exec. Ofc.: Consent Policy

Prev. Agn. Ref.

District: Second

Agenda Number:

1.2

The Honorable Board of Supervisors

Re: **CONDITIONAL USE PERMIT NO. 3190, REVISED PERMIT NO. 1**

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pursuant to the Negative Declaration adopted by the Riverside County Planning Commission on July 19, 1995;

ADOPTED a **FINDING** of "**PUBLIC CONVENIENCE AND NECESSITY**," regarding the sale of beer and wine from the subject site for off-site consumption, based upon the findings and conclusions incorporated in the staff report; and,

APPROVED **CONDITIONAL USE PERMIT NO. 3190, REVISED PERMIT NO. 1**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.