

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

809B



REVIEWED BY EXECUTIVE OFFICE

DATE

2/15/2012

Tina Grande

Departmental Concurrence

**FROM:** TLMA - Planning Department

**SUBMITTAL DATE:**  
January 30, 2012

**SUBJECT: CONDITIONAL USE PERMIT NO. 3620 – MITIGATED NEGATIVE DECLARATION**  
– Applicant: Fayez Sedrak – First/First Supervisorial District – Location: Northerly of Cajalco Road, easterly of Brown Street and westerly of Florence Street – 1.41 Gross Acres –  
**REQUEST:** The Conditional Use Permit proposes to construct a 5,186 square foot gasoline station with 8 gas dispensers and a single commercial building containing a 2,805 square foot convenience store (7 Eleven) and 1,950 square feet of undesignated retail space with a 1,000 gallon above-ground liquid petroleum gas (LPG) tank and 24 parking spaces. The project does not propose the sale of beer, wine or distilled spirits (Alcoholic Beverage Control (ABC) License Type 20 or 21) for off premise consumption.

**RECOMMENDED MOTION:**

**RECEIVE AND FILE** the Notice of Decision for the above referenced case acted on by the Planning Commission on January 18, 2012.

**THE PLANNING COMMISSION:**

**ADOPTION** of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 42150**, based on the findings incorporated in the initial study, and the conclusion that the project will not have a significant effect on the environment; and,

**APPROVAL** of **CONDITIONAL USE PERMIT NO. 3620**, subject to the attached conditions of approval, and based upon the findings and conclusions incorporated in the staff report.

*Carolyn Syms Luna*

Carolyn Syms Luna  
Planning Director

Initials:  
CSL:ch/dm *d.m.*

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

**Prev. Agn. Ref.**

**District:** 1/1

**Agenda Number:**

1.2