

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

243



**FROM:** Transportation and Land Management Agency-Planning Department

**SUBMITTAL DATE:**  
March 27, 2012

**SUBJECT:** Ordinance No. 348.4741 An Ordinance of the County of Riverside Amending Ordinance No. 348 Regarding Development Agreements and Fast Track Procedures.

**RECOMMENDED MOTION:** That the Board of Supervisors:

1. Introduce and adopt in successive meetings Ordinance No. 348.4741; and
2. Find that Ordinance No. 348.4741 is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines section 15061 (b)(3) in that it can be seen with certainty that there is no possibility that the ordinance may have a significant effect on the environment.

**BACKGROUND:** Government Code Section 65864 authorizes the County to adopt, either by resolution or by ordinance, procedures and requirements for the consideration of development agreements. The Board has previously adopted Resolution No. 2012-047 which includes procedures and requirements for development agreements. Ordinance No. 348.4741 incorporates these procedures and requirements into Ordinance No. 348 and allows the processing of a development agreement as part of a fast track project. This ordinance amendment makes the following three changes:

1. "Development agreement" is defined.
2. The definition of "fast track project" is revised to authorize inclusion of a development agreement.
3. The provisions of Resolution No. 2012-047 are incorporated to govern development agreements.

*Carolyn Syms-Luna*  
\_\_\_\_\_  
Carolyn Syms-Luna, Planning Director

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$ N/A	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	\$ N/A	Budget Adjustment:	N/A
	Annual Net County Cost:	\$ N/A	For Fiscal Year:	N/A

<b>SOURCE OF FUNDS:</b> N/A	<b>Positions To Be Deleted Per A-30</b>	<input type="checkbox"/>
	<b>Requires 4/5 Vote</b>	

**C.E.O. RECOMMENDATION:**

APPROVE

**County Executive Office Signature**

BY: *Tina Grande*  
Tina Grande

Prev. Agn. Ref.:

District: ALL

Agenda Number:

3.35

FORM APPROVED COUNTY COUNSEL

BY: *Katherine A. Lind* 03/28/12 DATE

Departmental Concurrence

Consent  
 Policy  
 Consent  
 Policy

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

1 ORDINANCE NO. 348.4741

2  
3 AN ORDINANCE OF THE COUNTY OF RIVERSIDE

4 AMENDING ORDINANCE NO. 348

5 RELATING TO ZONING

6  
7  
8 The Board of Supervisors of the County of Riverside ordains as follows:

9 Section 1. A new Section 18.26b is added to Ordinance No. 348 to read as follows:

10 “SECTION 18.26b. DEVELOPMENT AGREEMENT PROCEDURES AND  
11 REQUIREMENTS. A development agreement shall be subject to the procedures and  
12 requirements set forth in Board of Supervisors Resolution No. 2012-047 (Establishing Procedures  
13 and Requirements for the Consideration of Development Agreements), as now adopted or  
14 hereafter amended.”

15 Section 2. Section 21.34d of Ordinance No. 348 is amended by adding thereto a new  
16 subsection k to read as follows:

17 “k. Development agreement pursuant to Section 18.26b of this ordinance and  
18 Board of Supervisors Resolution No. 2012-047 (Establishing Procedures and Requirements for the  
19 Consideration of Development Agreements), as now adopted or hereafter amended.”

20 Section 3. A new Section 21.25e is added to Ordinance No. 348 to read as follows:

21 “Section 21.25e. DEVELOPMENT AGREEMENT. A development  
22 agreement with a person having a legal or equitable interest in real property for the development  
23 of such property pursuant to Government Code section 65864 et seq., as now adopted or hereafter  
24 amended.”

25  
26 ///

27 ///

28 ///

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

Section 4. This ordinance shall take effect thirty (30) days after its adoption.

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

By: \_\_\_\_\_  
Chairman, Board of Supervisors

ATTEST:  
CLERK OF THE BOARD

By: \_\_\_\_\_

Deputy

(SEAL)

APPROVED AS TO FORM  
March 20, 2012

By: Katherine A. Lind  
KATHERINE A. LIND  
Assistant County Counsel

KAL:mdk  
03/15/12  
G:\PROPERTY\MDUSEK\ORDINANCES\348 XXXX FAST TRACK PROJECTS DEVELOPMENT AGREEMENTS  
030112.031512.DOC