

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

503B



REVIEWED BY EXECUTIVE OFFICE

DATE 2/26 Tina Grande

Departmental Concurrence

FROM: TLMA - Planning Department

SUBMITTAL DATE:  
June 7, 2012

**SUBJECT: CHANGE OF ZONE NO. 7543 / TENTATIVE PARCEL MAP NO. 33971** - Intent to Adopt Mitigated Negative Declaration – Applicant: Mark Stoker – Engineer/Representative: Benjamin Egan, P.E. – Fourth Supervisorial District – Lower Coachella Valley Zoning District – Eastern Coachella Valley Area Plan: Agriculture (AG) (10 Acre Minimum) - Location: Southerly of Airport Boulevard, northerly of Avenue 58, easterly of Hernandez Lane, westerly of Apollo Lane located at 84-155 Avenue 56 (Airport Boulevard) in Vista Santa Rosa – 20.95 Acres - Zoning: Light Agriculture – 20 Acre Minimum (A-1-20) - **REQUEST:** The project proposes a change of zone to modify the current zoning classification from Light Agriculture – 20 Acre Minimum (A-1-20) to Light Agriculture – 5 Acre Minimum (A-1-5), and proposes a Schedule H Tentative Parcel Map dividing 20.95 acres into three (3) lots ranging in size from five (5) gross acres to ten (10) gross acres.

**RECOMMENDED MOTION:**

**ADOPTION** of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 41445**, 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,

**TENTATIVE APPROVAL** of **CHANGE OF ZONE NO. 7543**, amending the zoning classification for the subject property from Light Agriculture – 20 Acre Minimum (A-1-20) to Light Agriculture – 5 Acre Minimum (A-1-5), in accordance with Exhibit 3; and,

*Carolyn Syms Luna*

Carolyn Syms Luna  
Planning Director

Initials:  
CSL:jo

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Policy  
 Policy

Consent  
 Consent

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

Prev. Agn. Ref.

District: 4/4

Agenda Number:

16.3

**APPROVAL** of **TENTATIVE PARCEL MAP NO. 33971**, subject to the attached Conditions of Approval, and based upon the findings and conclusions incorporated in the staff report.

**BACKGROUND:**

The proposed change of zone and tentative parcel map were recommended for approval by the Planning Commission on March 21, 2012. No project issues were discussed and no condition changes were recommended at the hearing.