

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

512B



FROM: TLMA - Planning Department

SUBMITTAL DATE:

April 1, 2010

**SUBJECT: SPECIFIC PLAN NO. 360 AMENDMENT NO. 1 / TENTATIVE TRACT MAP NO. 34651** – Intent to Adopt an Addendum to Mitigated Negative Declaration No. 40918 – Applicant: Lee Consulting Group - Engineering/Representative: RGP Planning – Fourth Supervisorial District – Bermuda Dunes Zoning District – Western Coachella Valley Area Plan: Open Space: Open Space Recreation (OS-R), Open Space Conservation (OS-C): Community Development: High Density Residential (HDR), Very High Density Residential (VHDR) – Location: Northerly of Varner Road, southerly of Avenue 38, and westerly of Washington Street – 55 Gross Acres – Zoning: Specific Plan (SP) – **REQUEST:** The Specific Plan Amendment proposes to modify the acreage and density of various Planning Areas adopted under Specific Plan No. 360. The Specific Plan Amendment further proposes to modify the roadway alignment of Avenue 38, adopted under Specific Plan No. 360, in order to ensure consistency with the alignment of adjacent Tentative Tract Map No. 35058 (TR35058) and the required roadway and drainage improvements. Tentative Tract Map No. 34651 proposes a Schedule "C" tentative tract map to divide approximately 55 acres into eleven (11) residential lots, ranging in size from approximately 2.0 acres to 3.5 acres; with one (1) open space lot, and one (1) drainage lot – APN(s): 626-130-019. (Legislative)

**RECOMMENDED MOTION:**

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

**ADOPTION** of a **MITIGATED NEGATIVE DECLARATION** for **ENVIRONMENTAL ASSESSMENT NO. 40918**, based on the findings incorporated in the initial study and the

Ron Goldman  
Planning Director

Initials:  
RG:vg

(continued on attached page)

**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Benoit, seconded by Supervisor Stone and duly carried by unanimous vote, IT WAS ORDERED that the above matter is tentatively approved as recommended, and staff is directed to prepare the necessary documents for final action

Ayes: Buster, Tavaglione, Stone, Benoit, and Ashley  
Nays: None  
Absent: None  
Date: May 18, 2010  
xc: Planning(2), Applicant, Co.Co.

Kecia Harper-Ihem  
Clerk of the Board  
By:   
Deputy

Prev. Agn. Ref.

District: Fourth

Agenda Number:

16.1

REVIEWED BY EXECUTIVE OFFICE

DATE

Tina Grande

Departmental Concurrence

ATTACHMENTS FILED WITH  
THE CLERK OF THE BOARD

Policy

Consent

Dept't Recomm.:

Policy

Consent

Per Exec. Ofc.:

The Honorable Board of Supervisors

Re: **SPECIFIC PLAN NO. 360 AMENDMENT NO. 1 / TENTATIVE TRACT MAP NO. 34651**

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conclusion that the project will not have a significant effect on the environment;

**CERTIFICATION** of an **ADDENDUM** to **ENVIRONMENTAL ASSESSMENT NO. 40918**, based on the finding that all impacts were adequately analyzed pursuant to applicable legal standards, and while some changes and/or additions are necessary, none of the conditions described in California Code of Regulations Section 15162 exist; and,

**APPROVAL** of **SPECIFIC PLAN AMENDMENT NO. 360A1**, subject to the attached conditions of approval, subject to resolution adoption by the Board of Supervisors; and, based upon the findings and conclusions incorporated in the staff report; and

**APPROVAL** of **TENTATIVE TRACT MAP NO. 34651**, subject to the attached conditions of approval and based upon the findings and conclusions incorporated in the staff report.

# **Riverside County Board of Supervisors Request to Speak**

Submit request to Clerk of Board (right of podium),  
Speakers are entitled to three (3) minutes, subject  
Board Rules listed on the reverse side of this form.

**SPEAKER'S NAME:** Mee Semcken /

**Address:** 3365 Monterey Road  
(only if follow-up mail response requested)

City: San Marino Zip: 91108

Phone #: 213-706-7475

Date: 5/4/10 Agenda # 16.3

**PLEASE STATE YOUR POSITION BELOW:**

**Position on "Regular"/(non-appealed) Agenda Item:**

  X   Support      /   Oppose           Neutral

**Note:** If you are here for an agenda item that is filed for "Appeal", please state separately your position on the appeal below:

       **Support**             **Oppose**             **Neutral**

**I give my 3 minutes to:**\_\_\_\_\_

5-18-10 16.1