

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

319A



FROM: County Counsel

SUBMITTAL DATE:
September 22, 2011

SUBJECT: Ordinance No. 348.4731

RECOMMENDED MOTION: That the Board of Supervisors adopt Ordinance No. 348.4731 amending the zoning in the Glen Ivy Area shown on Map No. 2.2337 Change of Zone Case No. 7650.

BACKGROUND: Change of Zone Case No. 7650 was tentatively approved by the Board of Supervisors on September 13, 2011.

Departmental Concurrence

Michelle Clack

MICHELLE CLACK, Deputy County Counsel
PAMELA J WALLS, County Counsel

FINANCIAL DATA	Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	N/A
	Annual Net County Cost:	\$ 0	For Fiscal Year:	N/A

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

C.E.O. RECOMMENDATION: APPROVE

BY: *Denise C. Harden*
Denise C. Harden

County Executive Office Signature

- Policy
- Policy
- Consent
- Consent

Dept Recomm.:
Per Exec. Ofc.:

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Buster, seconded by Supervisor Stone and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Buster, Tavaglione, Stone and Ashley
Nays: None
Absent: Benoit
Date: October 4, 2011
xc: Co.Co., Planning, MC, COB(2)

Kecia Harper-Ihem
Clerk of the Board
By: *Kecia Harper-Ihem*
Deputy

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STATE OF CALIFORNIA)
)
COUNTY OF RIVERSIDE) ss

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on October 4, 2011, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Buster, Tavaglione, Stone and Ashley
NAYS: None
ABSENT: Benoit

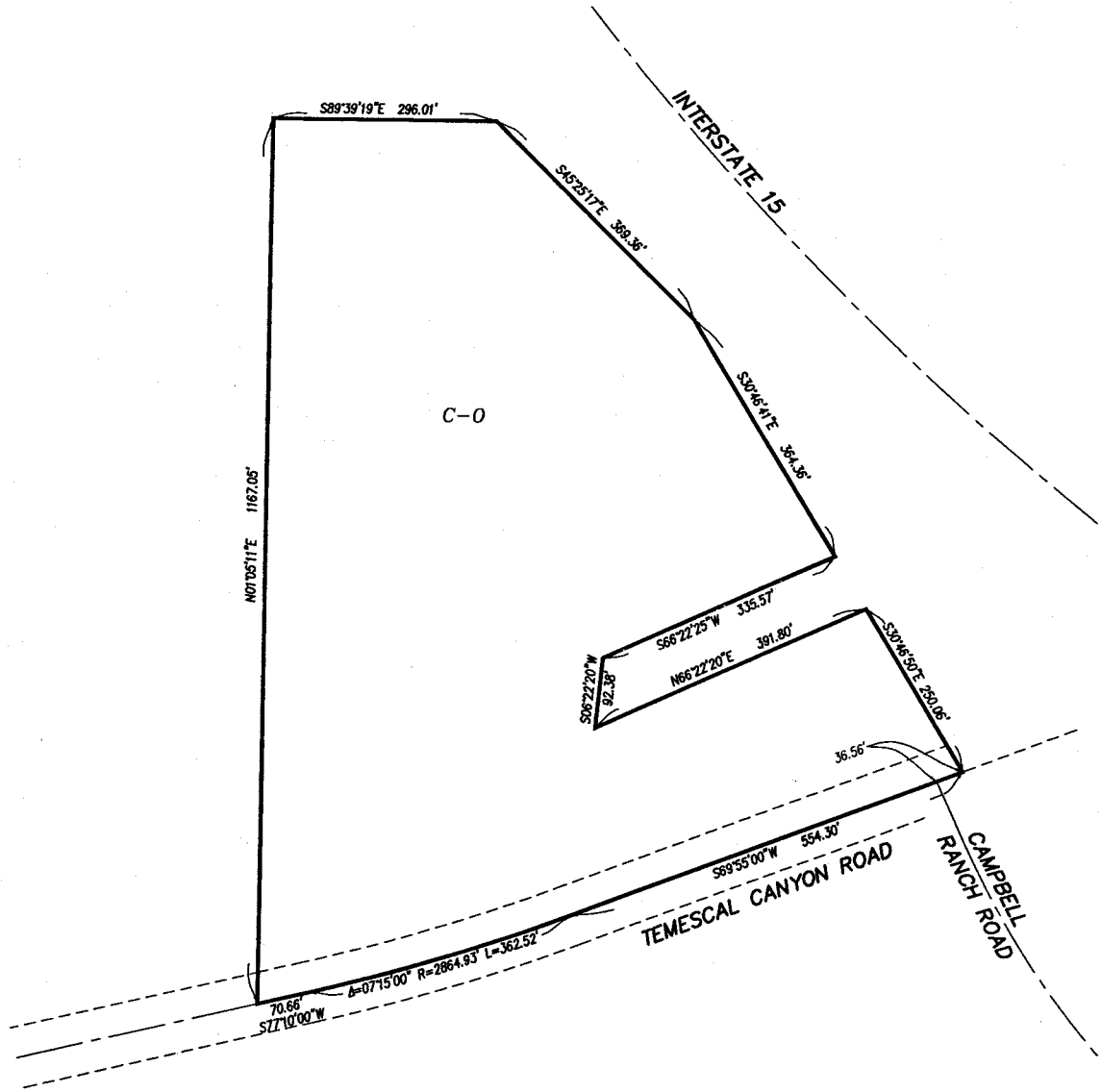
DATE: October 4, 2011

KECIA HARPER-IHEM
Clerk of the Board

BY: *Karen Banton*
Deputy

SEAL

GLEN IVY AREA
 SEC. 2, T 5 S, R 6 W S. B. & M.



LEGEND

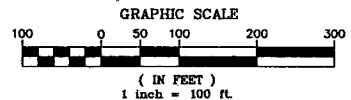
C-0 COMMERCIAL OFFICE

MAP NO. 2.2337
 CHANGE OF OFFICIAL ZONING PLAN
 AMENDING

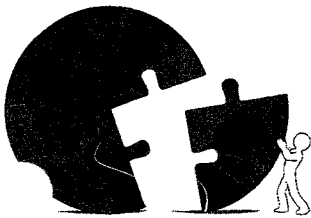
MAP NO. 2, ORDINANCE NO.348
 CHANGE OF ZONE CASE NO. 07650

ADOPTED BY ORDINANCE NO. 348.4731
 OCTOBER 4, 2011

RIVERSIDE COUNTY BOARD OF SUPERVISORS



APN'S 290-060-024, 290-060-025



Carolyn Syms Luna
Director

RIVERSIDE COUNTY PLANNING DEPARTMENT

Original Negative Declaration/Notice of
Determination was routed to County
Clerks for posting on.

10/11/11
Date

KB
Initial

MITIGATED NEGATIVE DECLARATION

Project/Case Number: Chang of Zone No. 7650, Tentative Parcel Map No. 35309, Plot Plan No. 23358

Based on the Initial Study, it has been determined that the proposed project, subject to the proposed mitigation measures, will not have a significant effect upon the environment.

PROJECT DESCRIPTION, LOCATION, AND MITIGATION MEASURES REQUIRED TO AVOID POTENTIALLY SIGNIFICANT EFFECTS. (see Environmental Assessment and Conditions of Approval)

COMPLETED/REVIEWED BY:

By: Wendell Bugtai Title: Project Planner Date: July 1, 2011

Applicant/Project Sponsor: Temescal Office Partners, LP Date Submitted: March 31, 2008

ADOPTED BY: Board of Supervisors

Person Verifying Adoption: [Signature] Date: OCT 04 2011

The Mitigated Negative Declaration may be examined, along with documents referenced in the initial study, if any, at:

Riverside County Planning Department 4080 Lemon Street, 12th Floor, Riverside, CA 92501

For additional information, please contact Wendell Bugtai at 951-955-2419.

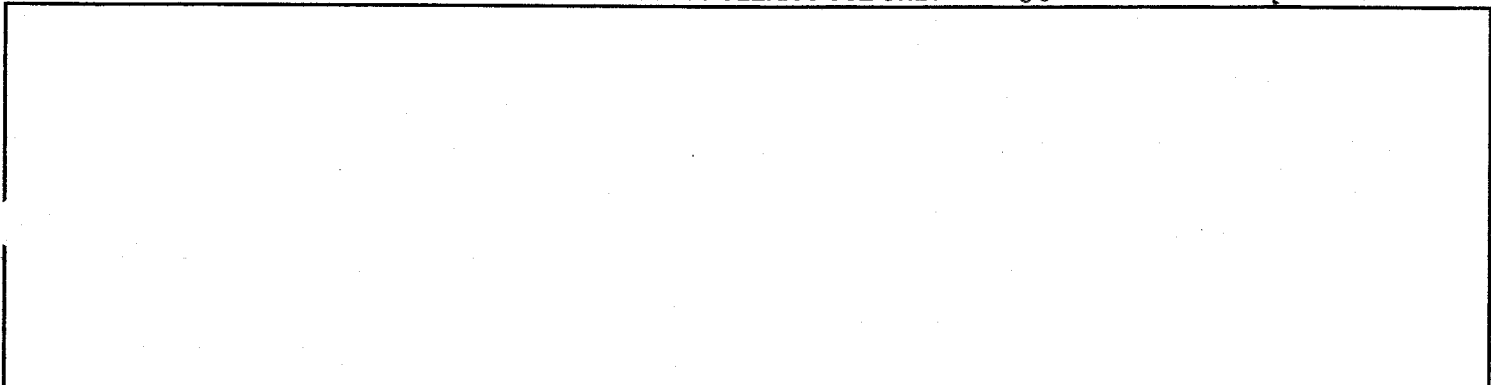
Revised: 10/16/07
Y:\Planning Master Forms\CEQA Forms\Mitigated Negative Declaration.doc

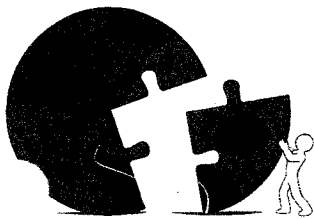
Please charge deposit fee case#: ZEA41923 ZCFG5269

FOR COUNTY CLERK'S USE ONLY

Sept. 13, 2011 16.1

OCT 04 2011 2.11





RIVERSIDE COUNTY PLANNING DEPARTMENT

Carolyn Syms Luna
Director

TO: Office of Planning and Research (OPR)
P.O. Box 3044
Sacramento, CA 95812-3044
 County of Riverside County Clerk

FROM: Riverside County Planning Department
 4080 Lemon Street, 12th Floor
P. O. Box 1409
Riverside, CA 92502-1409

38686 El Cerrito Road
Palm Desert, California 92211

SUBJECT: Filing of Notice of Determination in compliance with Section 21152 of the California Public Resources Code.

CZ7650 / PM35309 / PP23358

Project Title/Case Numbers

Wendell Bugtai

County Contact Person

951-955-2419

Phone Number

2010111044

State Clearinghouse Number (if submitted to the State Clearinghouse)

Temescal Office Partners, LP

Project Applicant

3151 Airway Avenue, Ste. U-2, Costa Mesa, CA 92626

Address

The project is northerly of Temescal Canyon Road and Campbell Ranch Road intersection and westerly of Interstate 15.

Project Location

Change of Zone No. 7650 proposes to change the site's current zoning classification from Single Family Dwellings (R-1) to Commercial Office (C-O).

Parcel Map No. 35309 proposes a Schedule 'E' subdivision for 14.8 gross acres into three (3) lots with lot sizes ranging from 0.6 to 10.6 acres.

Plot Plan No. 23358 proposes a commercial office center including nine (9) shell buildings with multiple demising walls (26 tenant suites) totaling 83,799 square feet of gross building area on 14.8 gross acres. Building 1 shall be 8,250 sq. ft.; Building 2 shall be 9,190 sq. ft.; Building 3 shall be 9,098 sq. ft.; Building 4 shall be 190 sq. ft.; Building 5 shall be 7,363 sq. ft.; Building 6 shall be 9,990 sq. ft.; Building 7 shall be 10,810 sq. ft.; Building 8 shall be 10,810 sq. ft.; and Building 9 shall be 9,098 sq. ft.

Description

This is to advise that the Riverside County Board of Supervisors, as the lead agency, has approved the above-referenced project on August 16, 2011, and has made the following determinations regarding that project:

1. The project WILL NOT have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for the project pursuant to the provisions of the California Environmental Quality Act (\$2,044.00 + \$64.00).
3. Mitigation measures WERE made a condition of the approval of the project.
4. A Mitigation Monitoring and Reporting Plan/Program WAS adopted.
5. A statement of Overriding Considerations WAS NOT adopted for the project.

This is to certify that the Mitigated Negative Declaration, with comments, responses, and record of project approval is available to the general public at: Riverside County Planning Department, 4080 Lemon Street, 12th Floor, Riverside, CA 92501.

Wendell Bugtai
Signature

Board Assistant
Title

July 14, 2011

Date

Date Received for Filing and Posting at OPR: _____

DM/rj

Revised 8/25/2009

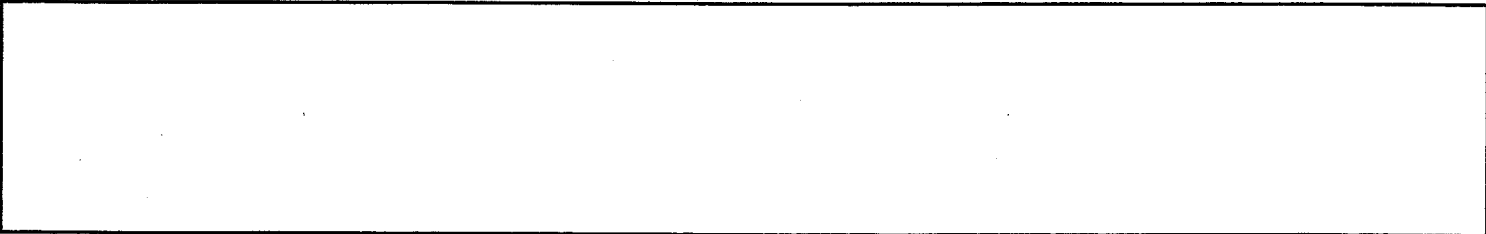
Y:\Planning Master Forms\CEQA Forms\NOD Form.doc

Sept. 13, 2011 16.1

OCT 04 2011 2:11

Please charge deposit fee case#: ZEA41923 ZCFG 5269

FOR COUNTY CLERK'S USE ONLY



COUNTY OF RIVERSIDE
SPECIALIZED DEPARTMENT RECEIPT
Permit Assistance Center

M* REPRINTED * R0803234

4080 Lemon Street
Second Floor
Riverside, CA 92502
(951) 955-3200

39493 Los Alamos Road
Suite A
Murrieta, CA 92563
(951) 694-5242

38686 El Cerrito Rd
Indio, CA 92211
(760) 863-8271

Received from: TEMESCAL OFFICE PARTNERS, LP \$64.00
paid by: VI 03153A
CALIFORNIA FISH & GAME FEE FOR EA41923
paid towards: CFG05269 CALIF FISH & GAME: DOC FEE
at parcel:
appl type: CFG3

By _____ Mar 31, 2008 15:46
MGARDNER posting date Mar 31, 2008

Account Code	Description	Amount
658353120100208100	CF&G TRUST: RECORD FEES	\$64.00

Overpayments of less than \$5.00 will not be refunded!

COUNTY OF RIVERSIDE
SPECIALIZED DEPARTMENT RECEIPT
Permit Assistance Center

M* REPRINTED * R1104801

4080 Lemon Street
Second Floor
Riverside, CA 92502
(951) 955-3200

39493 Los Alamos Road
Suite A
Murrieta, CA 92563
(951) 694-5242

38686 El Cerrito Rd
Indio, CA 92211
(760) 863-8271

Received from: TEMESCAL OFFICE PARTNERS, LP \$2,044.00
paid by: RC 1348
CALIFORNIA FISH & GAME FEE FOR EA41923
paid towards: CFG05269 CALIF FISH & GAME: DOC FEE
at parcel:
appl type: CFG3

By _____ May 17, 2011 08:46
AKAMPER posting date May 17, 2011

Account Code	Description	Amount
58353120100208100	CF&G TRUST	\$2,044.00

Overpayments of less than \$5.00 will not be refunded!



OFFICE OF
CLERK OF THE BOARD OF SUPERVISORS
1st FLOOR, COUNTY ADMINISTRATIVE CENTER
P.O. BOX 1147, 4080 LEMON STREET
RIVERSIDE, CA 92502-1147
PHONE: (951) 955-1060
FAX: (951) 955-1071

KECIA HARPER-IHEM
Clerk of the Board of Supervisors

KIMBERLY A. RECTOR
Assistant Clerk of the Board

October 6, 2011

THE PRESS ENTERPRISE
ATTN: LEGALS
P.O. BOX 792
RIVERSIDE, CA 92501

FAX: (951) 368-9018
E-MAIL: legals@pe.com

RE: ADOPTION OF ORDINANCE NO. 348.4731 (ZC 7650)

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **ONE (1) TIME** on **Saturday, October 8, 2011**.

We require your affidavit of publication immediately upon completion of the last publication.

Your invoice must be submitted to this office in duplicate, **WITH TWO CLIPPINGS OF THE PUBLICATION**.

NOTE: PLEASE COMPOSE THIS PUBLICATION INTO A SINGLE COLUMN FORMAT.

Thank you in advance for your assistance and expertise.

Sincerely,

Mcgil

Cecilia Gil, Board Assistant to
KECIA HARPER-IHEM, CLERK OF THE BOARD

Gil, Cecilia

From: PE Legals <legals@pe.com>
Sent: Thursday, October 06, 2011 8:14 AM
To: Gil, Cecilia
Subject: RE: FOR PUBLICATION: Adoption of Ord. No. 348.4731 (ZC 7650)

Received for publication on Oct. 8

Thank You!

enterprisemedia

Publisher of the Press-Enterprise

Maria G. Tinajero · Legal Advertising Department

1-800-880-0345 · Fax: 951-368-9018 · email: legals@pe.com

Please Note: Deadline is 10:30 AM two (2) business days prior to the date you would like to publish.
Additional days required for larger ad sizes

From: Gil, Cecilia [<mailto:CCGIL@rcbos.org>]
Sent: Wednesday, October 05, 2011 5:23 PM
To: PE Legals
Subject: FOR PUBLICATION: Adoption of Ord. No. 348.4731 (ZC 7650)

Hello again...attached is an Adoption of Ordinance, for publication on Saturday, Oct. 8, 2011. Please confirm. THANK YOU!

Cecilia Gil

Board Assistant to the
Clerk of the Board of Supervisors
951-955-8464

**THE COUNTY ADMINISTRATIVE CENTER IS CLOSED EVERY FRIDAY UNTIL FURTHER NOTICE.
PLEASE CONSIDER THE ENVIRONMENT BEFORE PRINTING.**

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

(INSERT ORDINANCE NO. 348.4731 HERE)

(insert map exhibit here)

Bob Buster, Chairman of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **October 4, 2011**, the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

AYES: Buster, Tavaglione, Stone and Ashley
NAYS: None
ABSENT: Benoit

Kecia Harper-Ihem, Clerk of the Board
By: Cecilia Gil, Board Assistant

1 ORDINANCE NO. 348.4731

2 AN ORDINANCE OF THE COUNTY OF RIVERSIDE
3 AMENDING ORDINANCE NO. 348 RELATING TO ZONING
4

5 The Board of Supervisors of the County of Riverside ordains as follows:

6 Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as
7 amended, are further amended by placing in effect in the Glen Ivy Area, the zone or zones as shown on
8 the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2337,
9 Change of Zone Case No. 7650" which map is made a part of this ordinance.

10 Section 2. This ordinance shall take effect 30 days after its adoption.

11 ~~BOARD OF SUPERVISORS OF THE COUNTY
12 OF RIVERSIDE, STATE OF CALIFORNIA~~

13 By: _____
14 Chairman, Board of Supervisors

15 ATTEST:
16 Clerk of the Board

17
18 By: _____
19 Deputy

20 (SEAL)

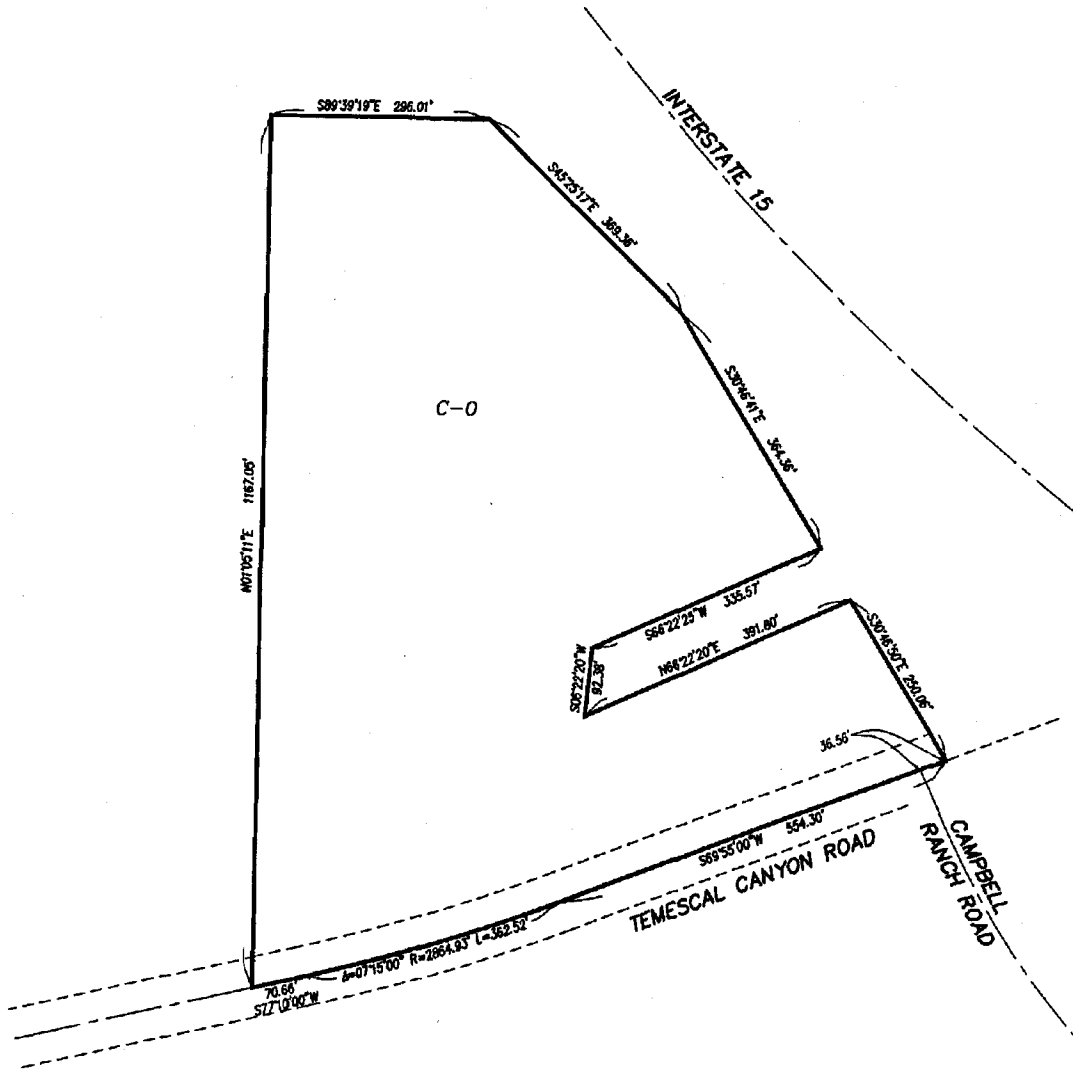
21
22 APPROVED AS TO FORM
23 September 21, 2011

24
25 By: 
26 MICHELLE CLACK
27 Deputy County Counsel

28 MPC/mk
09/21/11

G:\PROPERTY\MDUSE\K\Z\ ZONING ORD & FORM\11\FORMAT.348\4731.DOC

GLEN IVY AREA
 SEC. 2, T 5 S, R 6 W S. B. & M.



LEGEND

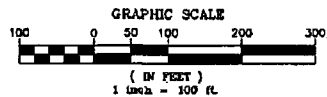
C-0 COMMERCIAL OFFICE

MAP NO. 2.2337
 CHANGE OF OFFICIAL ZONING PLAN
 AMENDING

MAP NO. 2, ORDINANCE NO.348
 CHANGE OF ZONE CASE NO. 07650

ADOPTED BY ORDINANCE NO. 348.4731
 OCTOBER 4, 2011

RIVERSIDE COUNTY BOARD OF SUPERVISORS



APN'S 290-060-024, 290-060-025

FOR BILLING INQUIRIES:
CALL (1:51) 368-9710
EMAIL billinginquiry@pe.com



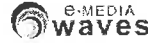
THE PRESS-ENTERPRISE pe.com



THE WEEKLY



HS



10	11	12	13	15	16	17	18	19	20
DATE	REFERENCE NUMBER	DESCRIPTION - OTHER COMMENTS/CHARGES	PRODUCT/ZONE	SIZE	BILLED UNITS	TIMES RUN	RATE	GROSS AMOUNT	NET AMOUNT

10/08/2011	I00638289-10082011	BOARD OF SUPERVISORS OF THE CC Order Placed by: Cecilia Gil	Press-Enterprise	2 x 72 LI	144	1	1,30	187.20	187.20
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RECEIVED RIVERSIDE COUNTY
 CLERK / BOARD OF SUPERVISORS
 2011 OCT 18 PM 2:31

Planning
2.11 of 10/04/11
207650
1 hr

Legal Advertising Invoice

BALANCE
\$187.20

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10/08/2011 - 10/08/2011	100141323	100141323	BOARD OF SUPERVISORS		

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR REMITTANCE

ADVERTISER/CLIENT NAME			
BOARD OF SUPERVISORS			
1	6	7	7
BILLING PERIOD	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER	ADVERTISER/CLIENT NUMBER
10/08/2011 - 10/08/2011	100141323	100141323	100141323
23	24	3	3
BALANCE	INVOICE NUMBER	TERMS OF PAYMENT	TERMS OF PAYMENT
\$187.20	I00638289-10082011	DUE UPON RECEIPT	DUE UPON RECEIPT



Legal Advertising Invoice

8 BILLING ACCOUNT NAME AND ADDRESS

9 REMITTANCE ADDRESS

BOARD OF SUPERVISORS
 P.O. BOX 1147
 COUNTY OF RIVERSIDE
 RIVERSIDE, CA 92502

Enterprise Media
 POST OFFICE BOX 12009
 RIVERSIDE, CA 92502-2209

THE PRESS-ENTERPRISE

3450 Fourteenth Street
Riverside, CA 92501-3878
951-684-1200
951-368-9018 FAX

Publication(s): Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc.: /

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, and under date of August 25, 1995, Case Number 267864; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

10/08/2011

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Date: October 12, 2011
At: Riverside, California



BOARD OF SUPERVISORS
P.O. BOX 1147
COUNTY OF RIVERSIDE
RIVERSIDE, CA 92502

Ad Number: 0000638289-01

P.O. Number:

Ad Copy:

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.4731
AN ORDINANCE OF THE COUNTY OF RIVERSIDE AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the Glen Ivy Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2337, Change of Zone Case No. 7650" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

Bob Buster, Chairman of the Board
I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on October 4, 2011, the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

AYES: Buster, Tavaglione, Stone and Ashley

NAYS: None

ABSENT: Benoit

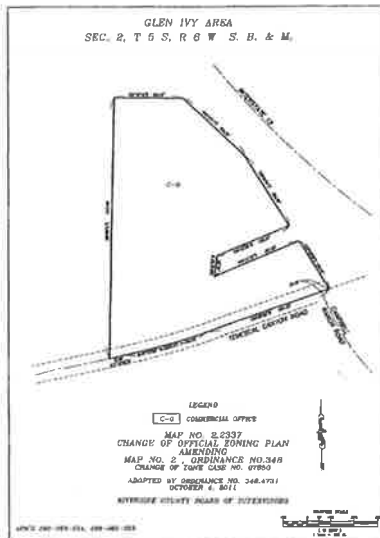
Kecia Harper-Ihem, Clerk of the Board
By: Cecilia Gil, Board Assistant

BOARD OF SUPERVISORS OF THE COUNTY OF
RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.4731
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
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tions was adopted by said Board by the following vote:
AYES: Buster, Tavaglione, Stone and Ashley
NAYS: None
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Kecia Harper-Ihem, Clerk of the Board
By: Cecilia Gil, Board Assistant