

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

304B



**FROM:** County Counsel/Planning

**SUBMITTAL DATE:**  
October 24, 2013

**SUBJECT:** Ordinance No. 348.4768  
District Three/District Three [\$0]

**RECOMMENDED MOTION:** That the Board of Supervisors:  
Adopt Ordinance No. 348.4768 amending the zoning in the Hemet/San Jacinto District shown on  
Map No. 17.105 Change of Zone Case No. 7764.

**BACKGROUND:**

**Summary**

Change of Zone Case No. 7764 was tentatively approved by the Board of Supervisors on March 12, 2013.

Departmental Concurrence

Michelle Clack, Deputy County  
Counsel  
Pamela J. Walls, County Counsel

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ N/A	\$ N/A	\$ N/A	\$ N/A	Consent <input checked="" type="checkbox"/> Policy <input type="checkbox"/>
NET COUNTY COST	\$ N/A	\$ N/A	\$ N/A	\$ N/A	

**SOURCE OF FUNDS:**

Budget Adjustment:

For Fiscal Year:

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

APPROVE

BY:   
Tina Grande

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

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

Ayes: Jeffries, Tavaglione, Stone and Ashley  
Nays: None  
Absent: Benoit  
Date: November 5, 2013  
xc: Co.Co., Planning, MC, COB(2)

Kecia Harper-Ihem  
Clerk of the Board  
By:   
Deputy

- Positions Added
- Change Order
- A-30
- 4/5 Vote

Prev. Agn. Ref.: 03/12/13; 16.3 | District: 3/3 | Agenda Number:

2-11

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

**FORM 11:** Ordinance No. 348.4768

District Three/District Three

**DATE:** October 24, 2013

**PAGE:** Page 2 of 2

**Impact on Citizens and Businesses**

This zoning ordinance is associated with a private land owner's development application. Since it is fully funded by this private land owner, it will not have an impact on citizens and businesses.

**SUPPLEMENTAL:**

**Additional Fiscal Information**

N/A

**Contract History and Price Reasonableness**

N/A

**ATTACHMENTS (if needed, in this order):**

A. Ordinance



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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 November 5, 2013, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES:           Jeffries, Tavaglione, Stone and Ashley

NAYS:           None

ABSENT:        Benoit

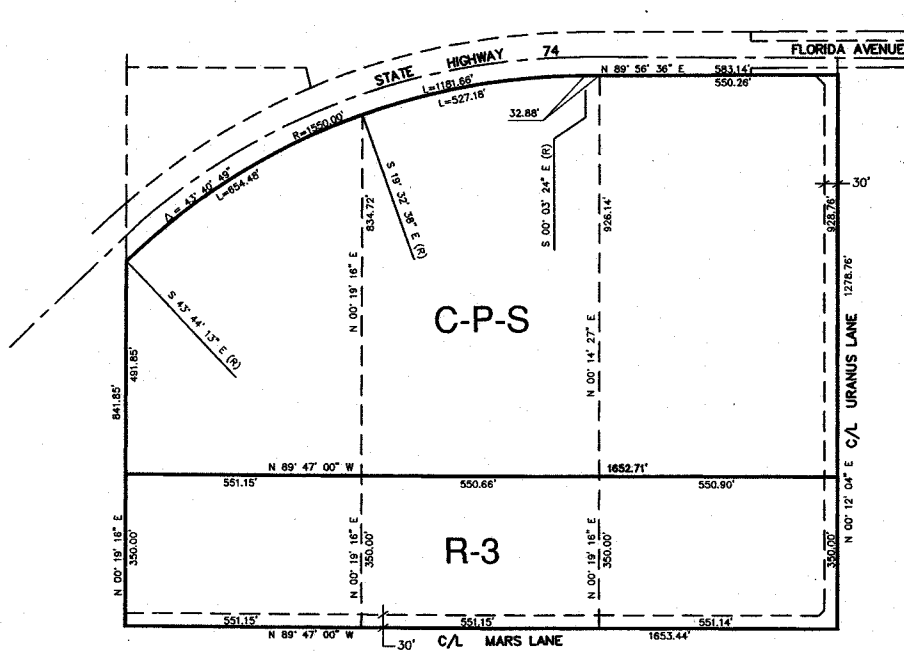
DATE:           November 5, 2013

KECIA HARPER-IHEM  
Clerk of the Board

BY: *Kellington*  
Deputy

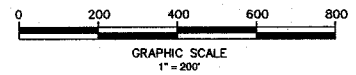
SEAL

N 1/2 SEC 14 T.5S., R.2W

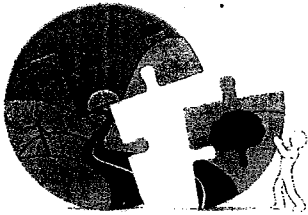


**LEGEND**

- C-P-S - SCENIC HIGHWAY COMMERCIAL
- R-3 - GENERAL RESIDENTIAL



MAP NO. 17.105  
CHANGE OF OFFICIAL ZONING PLAN  
HEMET - SAN JACINTO  
DISTRICT  
CHANGE OF ZONE CASE NO. 7764  
AMENDING ORDINANCE NO. 348  
ADOPTED BY ORDINANCE NO. 348.4768  
NOVEMBER 5, 2013  
RIVERSIDE COUNTY BOARD OF SUPERVISORS



# RIVERSIDE COUNTY PLANNING DEPARTMENT

**Carolyn Syms Luna**  
Director

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

11/7/13 kb  
Date Initial

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.**

Change of Zone No. 7764

Project Title/Case Numbers

H. P. Kang  
County Contact Person

951-955-1888  
Phone Number

N/A  
State Clearinghouse Number (if submitted to the State Clearinghouse)

Daniel & Alan Kobay  
Project Applicant

20400 Via Zaragoza, Yorba Linda, CA 92887  
Address

Southerly of Highway 74, easterly of Calvert Avenue, Westerly of California Avenue  
Project Location

The zone change proposes to change the site's zoning classification of approximately 45 acres of vacant land from Controlled Development Areas (W-2) to Scenic Highway Commercial (C-P-S) (northern 33 acres) and General Residential (R-3) (southern 12 acres) to be consistent with the Existing General Plan designations of Commercial Retail (CR) and High Density Residential (HDR).  
Project Description

This is to advise that the Riverside County Board of Supervisors, as the lead agency, has approved the above-referenced project on 11/5/13, and has made the following determinations regarding that project:

1. The project WILL NOT have a significant effect on the environment.
2. A finding that nothing further is required was prepared for the project pursuant to the provisions of the California Environmental Quality Act Proof of prior payment + \$50.00.
3. Mitigation measures WERE NOT made a condition of the approval of the project.
4. A Mitigation Monitoring and Reporting Plan/Program WAS NOT adopted.
5. A statement of Overriding Considerations WAS NOT adopted for the project.

This is to certify that the earlier EIR, 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.

Karen Wagner  
Signature

Board Assistant  
Title

11/5/13  
Date

Date Received for Filing and Posting at OPR: \_\_\_\_\_

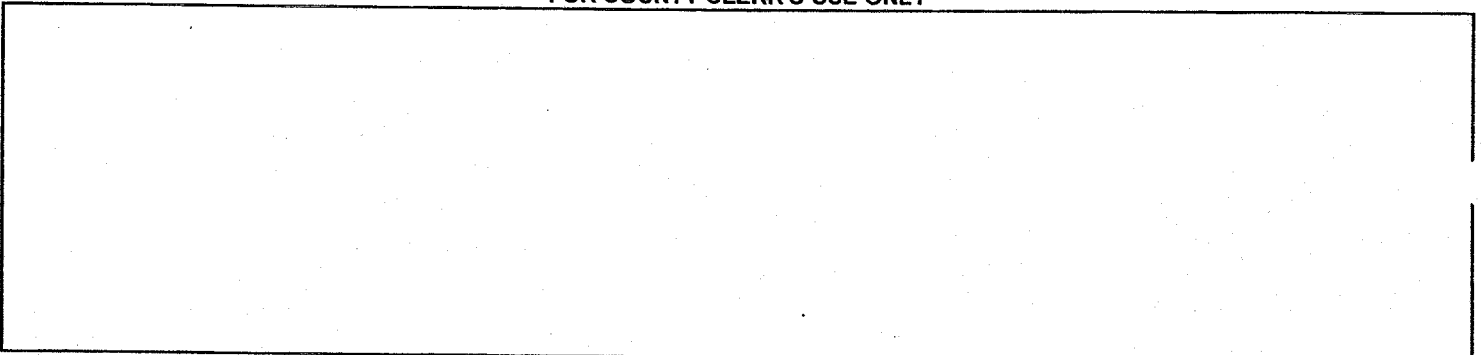
DM/rj  
Revised 8/25/2009  
Y:\Planning Master Forms\CEQA Forms\NOD Form.doc

Please charge deposit fee case#: ZEA

ZCFG05845

FOR COUNTY CLERK'S USE ONLY

03.12.13 16-B  
NOV 05 2013 2-11



COUNTY OF RIVERSIDE  
SPECIALIZED DEPARTMENT RECEIPT  
Permit Assistance Center

\* REPRINTED \* R0318520

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

39493 Los Alamos Road  
Suite A  
Murrieta, CA 92563  
(951) 600-6100

38686 El Cerrito Road  
Palm Desert, CA 92211  
(760) 863-8277

\*\*\*\*\*  
\*\*\*\*\*

Received from: COUNTY OF RIVERSIDE - TLMA  
paid by: JV 0000576128 \$914.00  
paid towards: CFG02705 CALIF FISH & GAME: EIR  
FISH & GAME FOR EIR00441 (GPA00618)  
at parcel #:   
appl type: CFG2

By ADANELYA Oct 01, 2003 12:57  
posting date Oct 01, 2003

\*\*\*\*\*  
\*\*\*\*\*

Account Code	Description	Amount
658353120100208100	CF&G TRUST	\$850.00
658353120100208100	CF&G TRUST: RECORD FEES	\$64.00

Overpayments of less than \$5.00 will not be refunded!  
Additional info at [www.rctlma.org](http://www.rctlma.org)

COUNTY OF RIVERSIDE  
SPECIALIZED DEPARTMENT RECEIPT  
Permit Assistance Center

O\* REPRINTED \* R1108904

4080 Lemon Street  
econd 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

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Received from: KOBY DANIEL DUANE \$64.00  
paid by: VI 01520C  
EA42473  
paid towards: CFG05845 CALIF FISH & GAME: DOC FEE  
at parcel:  
appl type: CFG3

By \_\_\_\_\_ Sep 14, 2011 15:14  
MGARDNER posting date Sep 14, 2011

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

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

November 7, 2013

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

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

RE: ADOPTION OF ORDINANCE NO. 348.4768

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **ONE (1) TIME** on **Monday, November 11, 2013**.

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,

*Karen Barton*

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

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

**(INSERT ORDINANCE NO. 348.4768)**

**(INSERT MAPS HERE)**

John J. Benoit, Chairman of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **November 5, 2013**, the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

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

Kecia Harper-Ihem, Clerk of the Board  
By: Karen Barton, Board Assistant

**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  
to Board Rules listed on the reverse side of this form.

**SPEAKER'S NAME:** Paul Jacobs

**Address:** \_\_\_\_\_  
(only if follow-up mail response requested)

**City:** Temecula **Zip:** \_\_\_\_\_

**Phone #:** \_\_\_\_\_

**Date:** 11/5/13 **Agenda #** 2-11

**PLEASE STATE YOUR POSITION BELOW:**

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

\_\_\_\_\_ **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:** \_\_\_\_\_

## **BOARD RULES**

### **Requests to Address Board on "Agenda" Items:**

You may request to be heard on a published agenda item. Requests to be heard must be submitted to the Clerk of the Board before the scheduled meeting time.

### **Requests to Address Board on items that are "NOT" on the Agenda:**

Notwithstanding any other provisions of these rules, member of the public shall have the right to address the Board during the mid-morning "Oral Communications" segment of the published agenda. Said purpose for address must pertain to issues which are under the direct jurisdiction of the Board of Supervisors. YOUR TIME WILL BE LIMITED TO THREE (3) MINUTES.

### **Power Point Presentations/Printed Material:**

Speakers who intend to conduct a formalized Power Point presentation or provide printed material must notify the Clerk of the Board's Office by 12 noon on the Monday preceding the Tuesday Board meeting, insuring that the Clerk's Office has sufficient copies of all printed materials and at least one (1) copy of the Power Point CD. Copies of printed material given to the Clerk (by Monday noon deadline) will be provided to each Supervisor. If you have the need to use the overhead "Elmo" projector at the Board meeting, please insure your material is clear and with proper contrast, notifying the Clerk well ahead of the meeting, of your intent to use the Elmo.

### **Individual Speaker Limits:**

**Individual speakers are limited to a maximum of three (3) minutes.** Please step up to the podium when the Chairman calls your name and begin speaking immediately. Pull the microphone to your mouth so that the Board, audience, and audio recording system hear you clearly. Once you start speaking, the "green" podium light will light. The "yellow" light will come on when you have one (1) minute remaining. When you have 30 seconds remaining, the "yellow" light will begin flash, indicating you must quickly wrap up your comments. Your time is up when the "red" light flashes. The Chairman adheres to a strict three (3) minutes per speaker. **Note: If you intend to give your time to a "Group/Organized Presentation", please state so clearly at the very bottom of the reverse side of this form.**

### **Group/Organized Presentations:**

Group/organized presentations with more than one (1) speaker will be limited to nine (9) minutes at the Chairman's discretion. The organizer of the presentation will automatically receive the first three (3) minutes, with the remaining six (6) minutes relinquished by other speakers, as requested by them on a completed "Request to Speak" form, and clearly indicated at the front bottom of the form.

### **Addressing the Board & Acknowledgement by Chairman:**

The Chairman will determine what order the speakers will address the Board, and will call on all speakers in pairs. The first speaker should immediately step to the podium and begin addressing the Board. The second speaker should take up a position in one of the chamber aisles in order to quickly step up to the podium after the preceding speaker. This is to afford an efficient and timely Board meeting, giving all attendees the opportunity to make their case. Speakers are prohibited from making personal attacks, and/or using coarse, crude, profane or vulgar language while speaking to the Board members, staff, the general public and/or meeting participants. Such behavior, at the discretion of the Board Chairman may result in removal from the Board Chambers by Sheriff Deputies.