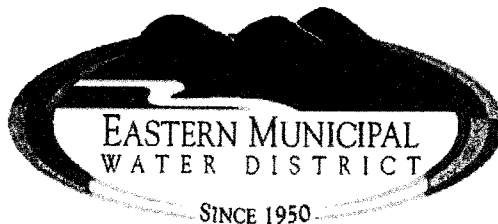


Table 1
Project Trip Generation Summary

Land Use	ITE LU Code	Units ²	AM Peak Hour			PM Peak Hour			Daily
			Inbound	Outbound	Total	Inbound	Outbound	Total	
ITE Trip Generation Rates¹									
Single Family Detached Residential	210	DU	0.19	0.56	0.75	0.63	0.37	1.00	9.52
Land Use	Quantity	Units ²	AM Peak Hour			PM Peak Hour			Daily
			In	Out	Total	In	Out	Total	
Project Trip Generation Summary									
RCIP Designation (MDR)	128	DU	24	72	96	81	47	128	1,219
Proposed Project	107	DU	20	60	80	67	40	107	1,019
Area/Trip Reduction	21	DU	4	12	16	14	7	21	200
Percent Reduction	16%		17%	17%	17%	17%	15%	16%	16%

¹ Trip Generation Source: Institute of Transportation Engineers (ITE), Trip Generation Manual, Ninth Edition (2012).

² DU = Dwelling Units



August 17, 2012

Board of Directors

President and

Treasurer

Joseph J. Kuebler, CPA

Vice President

Philip E. Paule

Ronald W. Sullivan

Randy A. Record

David J. Slawson

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Paul D. Jones II, P.E.

Director of The

Metropolitan Water

District of So. Calif.

Randy A. Record

Board Secretary and

Assistant to the

General Manager

Rosemarie V. Howard

Legal Counsel

Lemieux & O'Neill

RIVERSIDE CO. DEPT. OF ENVIRONMENTAL HEALTH
3880 LEMON ST , 2ND FLOOR
RIVERSIDE , CA 92501

Dear RIVERSIDE CO. DEPT. OF ENVIRONMENTAL HEALTH:

Re: SAN53 – Will Serve TR 36437, APN's 476-270-001 thru 476-270-016

Eastern Municipal Water District (EMWD) is willing to provide water and sewer service to the subject project. The provisions of service are contingent upon the developer completing the necessary arrangements in accordance with EMWD rules and regulations. EMWD expects the developer to provide proper notification when a water demand assessment is required pursuant to Senate Bill 221 and/or 610. EMWD expects the developer to coordinate with the approving agency for the proper notification. Further arrangements for the service from EMWD may also include plan check, facility construction, inspection, jurisdictional annexation, and payment of financial participation charges. The developer is advised to contact EMWD's New Business Development Department early in the entitlement process to determine the necessary arrangements for service, and to receive direction on the preparation of a facility Plan-of-Service, which is required prior to final engineering.

EMWD's ability to serve is subject to limiting conditions, such as regulatory requirements, legal issues, or conditions beyond EMWD's control.

Expiration - one year from date of issue

Thank you for your cooperation in serving our mutual customers. If you have any questions, please call me at (951) 928-3777, extension 4467.

Sincerely,

BRIAN RAINES
CIVIL ENGINEER II
NEW BUSINESS DEVELOPMENT

rainesb@emwd.org

Section 3.2.J Letters

For December Planning Commission hearing for
TR36437



CV Communities

A CITY VENTURES COMPANY

August 15, 2013

Mr. Richard M. Chen
3812 E. Kirkwood Ave
Orange, CA 92869

Re: French Valley Property

Dear Mr. Chen:

Thank you so much for taking the time to speak to me on the phone the other day. As discussed, we are moving forward with the development of the property immediately to the north of your parcel in French Valley. We are planning for about 105 single family detached homes within our development and expect construction to begin as early as the first of the year. In addition to our development, the local school district is planning to build a brand new high school immediately to the east of your property.

We are working with the school district and another developer to our north to coordinate the construction of streets, sewer, water and storm drain systems in the immediate area. The installation of the street, sewer and water will bring these facilities closer to your property. The storm drain system will be design to accept the water directly from your property. You will NOT be asked to financially participate in any of this construction. We may simply need you cooperation to allow the construction of some of these facilities at the boundary of your property.

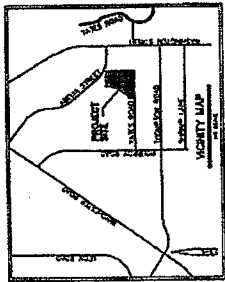
I have attached copy of the map for our tract an aerial map showing the storm drain system from our tract that outlets at the Shrimp Lane channel to the south.

As your friendly neighbor, I would like to meet with you to explain what we are doing in further detail. If you would like me to discuss any of this with Phil Rheingans, I can call him as well.

Sincerely,

CV Communities, LLC

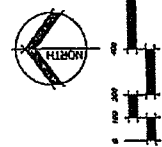
Adam Smith
Vice President



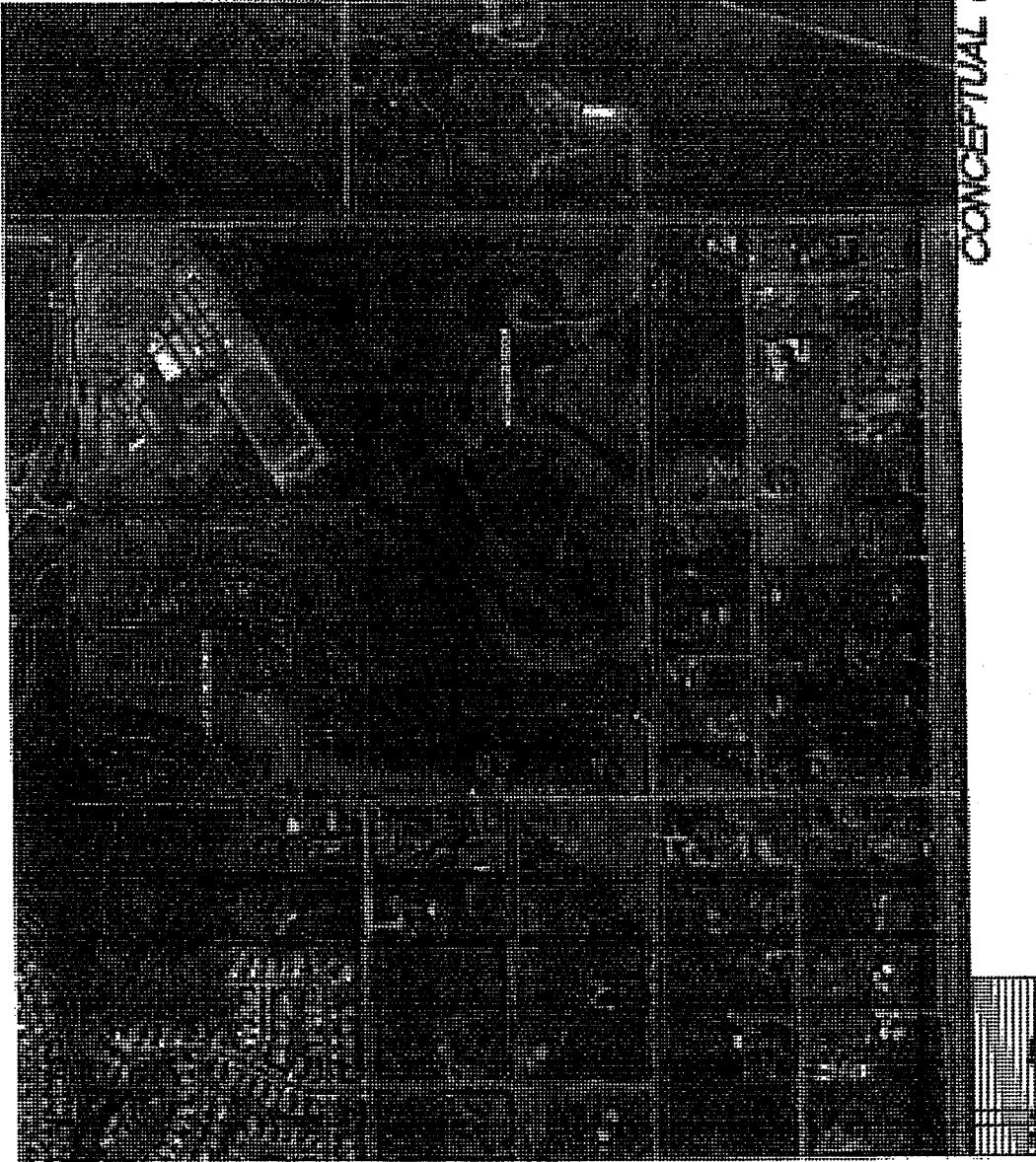
- EXISTING UTILITIES
- PROPOSED UTILITIES
- EXISTING DRIVEWAYS
- PROPOSED DRIVEWAYS
- EXISTING DRIVEWAYS TO BE REMOVED
- PROPOSED DRIVEWAYS TO BE REMOVED
- EXISTING DRIVEWAYS TO BE RELOCATED
- PROPOSED DRIVEWAYS TO BE RELOCATED

NO.	DESCRIPTION	AREA (SQ. FT.)	AREA (SQ. YD.)	AREA (SQ. FT.)	AREA (SQ. YD.)
1	ASPH/CON	14,100	321	14,100	321
2	CONC	14,100	321	14,100	321
3	GRAVEL	14,100	321	14,100	321
4	GRAVEL	14,100	321	14,100	321
5	GRAVEL	14,100	321	14,100	321
6	GRAVEL	14,100	321	14,100	321
7	GRAVEL	14,100	321	14,100	321
8	GRAVEL	14,100	321	14,100	321
9	GRAVEL	14,100	321	14,100	321
10	GRAVEL	14,100	321	14,100	321
11	GRAVEL	14,100	321	14,100	321
12	GRAVEL	14,100	321	14,100	321
13	GRAVEL	14,100	321	14,100	321
14	GRAVEL	14,100	321	14,100	321
15	GRAVEL	14,100	321	14,100	321
16	GRAVEL	14,100	321	14,100	321
17	GRAVEL	14,100	321	14,100	321
18	GRAVEL	14,100	321	14,100	321
19	GRAVEL	14,100	321	14,100	321
20	GRAVEL	14,100	321	14,100	321
21	GRAVEL	14,100	321	14,100	321
22	GRAVEL	14,100	321	14,100	321
23	GRAVEL	14,100	321	14,100	321
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27	GRAVEL	14,100	321	14,100	321
28	GRAVEL	14,100	321	14,100	321
29	GRAVEL	14,100	321	14,100	321
30	GRAVEL	14,100	321	14,100	321
31	GRAVEL	14,100	321	14,100	321
32	GRAVEL	14,100	321	14,100	321
33	GRAVEL	14,100	321	14,100	321
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36	GRAVEL	14,100	321	14,100	321
37	GRAVEL	14,100	321	14,100	321
38	GRAVEL	14,100	321	14,100	321
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42	GRAVEL	14,100	321	14,100	321
43	GRAVEL	14,100	321	14,100	321
44	GRAVEL	14,100	321	14,100	321
45	GRAVEL	14,100	321	14,100	321
46	GRAVEL	14,100	321	14,100	321
47	GRAVEL	14,100	321	14,100	321
48	GRAVEL	14,100	321	14,100	321
49	GRAVEL	14,100	321	14,100	321
50	GRAVEL	14,100	321	14,100	321

PREPARED BY:
 MDS
 10000 WILSON AVENUE
 SUITE 100
 WESTMINSTER, CO 80057
 (303) 440-1100
 WWW.MDS-CORP.COM



DATE PREPARED: JUNE 4, 2003
TENTATIVE TRACT No. 36437
CONCEPTUAL STORM DRAIN EXHIBIT
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
 20030604



CONCEPTUAL STORM DRAIN EXHIBIT

8/15/13



< WebShip > > > > >

800-322-5555 www.gso.com

Ship From:
ADAM SMITH
CITY VENTURES
1900 QUAIL STREET
NEWPORT BEACH, CA 92660

Tracking #: 522516332



PDS

Ship To:
RICHARD CHEN
MR. RICHARD CHEN
3812 E. KIRKWOOD AVENUE
ORANGE, CA 92869

ORC

D

ORANGE

D92869A

COD:
\$0.00

Reference:
CV COMM - YATES ROAD

Delivery Instructions:

Signature Type:
OK TO LEAVE



15065405

Print Date : 08/15/13 11:48 AM

Package 1 of 1

LABEL INSTRUCTIONS:

- Do not copy or reprint this label for additional shipments - each package must have a unique barcode.
- STEP 1 - Use the "Send Label to Printer" button on this page to print the shipping label on a laser or inkjet printer.
- STEP 2 - Fold this page in half.
- STEP 3 - Securely attach this label to your package, do not cover the barcode.
- STEP 4 - Request an on-call pickup for your package, if you do not have scheduled daily pickup service or Drop-off your package at the nearest GSO drop box. Locate nearest GSO dropbox locations using this link.

ADDITIONAL OPTIONS:

TERMS AND CONDITIONS:

By giving us your shipment to deliver, you agree to all the service terms and conditions described in this section. Our liability for loss or damage to any package is limited to your actual damages or \$100 whichever is less, unless you pay for and declare a higher authorized value. If you declare a higher value and pay the additional charge, our liability will be the lesser of your declared value or the actual value of your loss or damage. In any event, we will not be liable for any damage, whether direct, incidental, special or consequential, in excess of the declared value of a shipment whether or not we had knowledge that such damage might be incurred including but not limited to loss of income or profit. We will not be liable for your acts or omissions, including but not limited to improper or insufficient packaging, securing, marking or addressing. Also, we will not be liable if you or the recipient violates any of the terms of our agreement. We will not be liable for loss, damage or delay caused by events we cannot control, including but not limited to acts of God, perils of the air, weather conditions, act of public enemies, war, strikes, or civil commotion. The highest declared value for our GSO Priority Letter or GSO Priority Package is \$500. For other shipments the highest declared value is \$10,000 unless your package contains items of "extraordinary value", in which case the highest declared value we allow is \$500. Items of "extraordinary value" include, but not limited to, artwork, jewelry, furs, precious metals, tickets, negotiable instruments and other items with intrinsic value.



Print

Close

DELIVERY REPORT FOR TRACKING # 522616005

Shipment Detail

Ship To Name: MR. RICHARD CHEN
Ship To Location: ORANGE, CALIFORNIA
Delivery Status: DELIVERED **Tracking #:** 522616005
Ship Date: 8/28/2013 **Delivery Date:** 8/29/2013
Delivery Time: 2:48 PM **Signed By:** Front door

Transit Notes

Date/Time	Note
08/28/13 6:45 PM	ARRIVAL SCAN - DELIVERY SCHED FOR 08/29/2013
08/29/13 7:37 AM	ON ROUTE FOR DELIVERY
08/29/13 2:48 PM	SHIPMENT DELIVERED



CV Communities

A CITY VENTURES COMPANY

August 28, 2013

Mr. Richard M. Chen
3812 E. Kirkwood Avenue
Orange, CA 92869

Subject: Property requiring storm drain facilities

Dear Mr. Chen:

As you are aware, CV Communities, LLC is processing Tentative Tract Map 36437, located directly north of your property [APN: 476-300-001], specifically at the northeast corner of Yates Road and Magdalena Road. As we discussed on the phone, this project will require some storm drain improvements that may require the construction of new inlet structures or replacement of the already existing temporary inlet structures on your property. These inlets would be located near the existing street right of way. You have already verbally acknowledged you intent to cooperate with our efforts to construct this storm drain system; with this letter I am asking you to provide me with a written acknowledgment of you intent to cooperate. We will provide this letter to the Riverside County Planning Department for their file, showing that we are both cooperative, good neighbors in this regard. Providing them this letter will help us process our map for approval. Again, we will not ask for any financial contribution from you for the construction of this storm drain system.

By signing below, you are not agreeing to anything. Rather, you are only acknowledging your intent to cooperate. Please sign below and return this letter to me in the provided envelope. Thank you for your help and we look forward to continuing our relationship as good neighbors.

Sincerely,

Acknowledged:

CV Communities, LLC

Adam Smith
Vice President

Mr. Richard Chen
Owner APN 476-300-001

From: GSO
To: Adam Smith
Subject: GSO Shipment Delivery Notification - 522516332
Date: Friday, August 16, 2013 11:21:23 AM

DELIVERY NOTIFICATION:

Tracking Number: 522516332

Ship Date: 8/15/2013

Ship From: Adam Smith, CITY VENTURES

Ship To: RICHARD CHEN, MR. RICHARD CHEN
3812 E. KIRKWOOD AVENUE
ORANGE CA 92869

Billing Reference: CV Comm - Yates Road

Delivered At: 8/16/2013 11:20 AM

Signed By: Under door

SENDER COMMENTS:

Please use the following link to track the status of this shipment online:

<http://www.gso.com/deliveryinfo/request.aspx?>

[x=duD1D3sOmGwXh%2bGGC7ZHG%2bHJdAAbRSINUpCTOPxtocJHPmdNuewXw3lwOrEO2piDjJOInOYK52XB6hD2M04fbNWmEKDBfBgiCPssBPT%2bPac03NoIDHDNtY3IqOmVYXE](http://www.gso.com/deliveryinfo/request.aspx?x=duD1D3sOmGwXh%2bGGC7ZHG%2bHJdAAbRSINUpCTOPxtocJHPmdNuewXw3lwOrEO2piDjJOInOYK52XB6hD2M04fbNWmEKDBfBgiCPssBPT%2bPac03NoIDHDNtY3IqOmVYXE)

Please DO NOT REPLY TO THIS MESSAGE. For general inquiries, contact GSO customer service at 1-800-322-5555.

Visit us at: <http://www.gso.com>

This email and any files transmitted with it are confidential and intended solely for the use of the individual or entity to whom they are addressed. If you are not the intended recipient of this email, you are notified that disclosing, copying, distributing this message is strictly prohibited. If you have received this email in error, please delete it immediately.



CV Communities

A CITY VENTURES COMPANY

December 11, 2013

Mr. Adrian Peters
3090 Bristol Street, Suite 200
Costa Mesa, CA 92626

Subject: Adjacent property easements

Dear Adrian:

CV Communities is processing Tentative Tract Map 36437, located directly south of your property, Tract 30069-2. As we have discussed, there are several easements and dedications necessary along our common property boundary, which are depicted in the attached exhibits and described below:

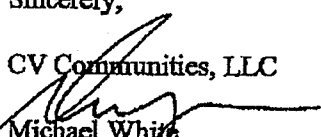
1. Exhibit A- Permission to Grade. The 15 foot temporary grading easement is necessary to facilitate the grading of our project.
2. Exhibit B- Storm Drain Easement. This easement is required to enable the construction of a 36" RCP from the existing outlet through TTM 36437. All costs associated with the construction of the 36" RCP will be the responsibility of CV Communities.
3. Exhibit C- Street Dedication. In order to accommodate the realignment of Charlois Road, a revised alignment and new dedication is required. According to MDS, the additional dedication will not encroach into the existing pad area of the lot.
4. Exhibit D- Street Vacation. To accommodate the new dedication, the old road alignment for Charlois will need to be vacated.
5. Exhibit E- Maintenance Easement- This easement will be granted to Lennar who will in turn landscape and turner over to their HOA for long-term maintenance.

With this letter I am asking you to provide me with a written acknowledgment of your intent to cooperate. We will provide this letter to the Riverside County Planning Department for their file, showing that we are both cooperative, good neighbors in this regard. Prior to the map approval, I would like to document these items in a more formal agreement.

Please sign below and return this letter to me in the provided envelope. Thank you for your help and we look forward to continuing our relationship as good neighbors.

Sincerely,

CV Communities, LLC


Michael White
Vice President

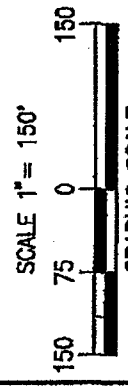
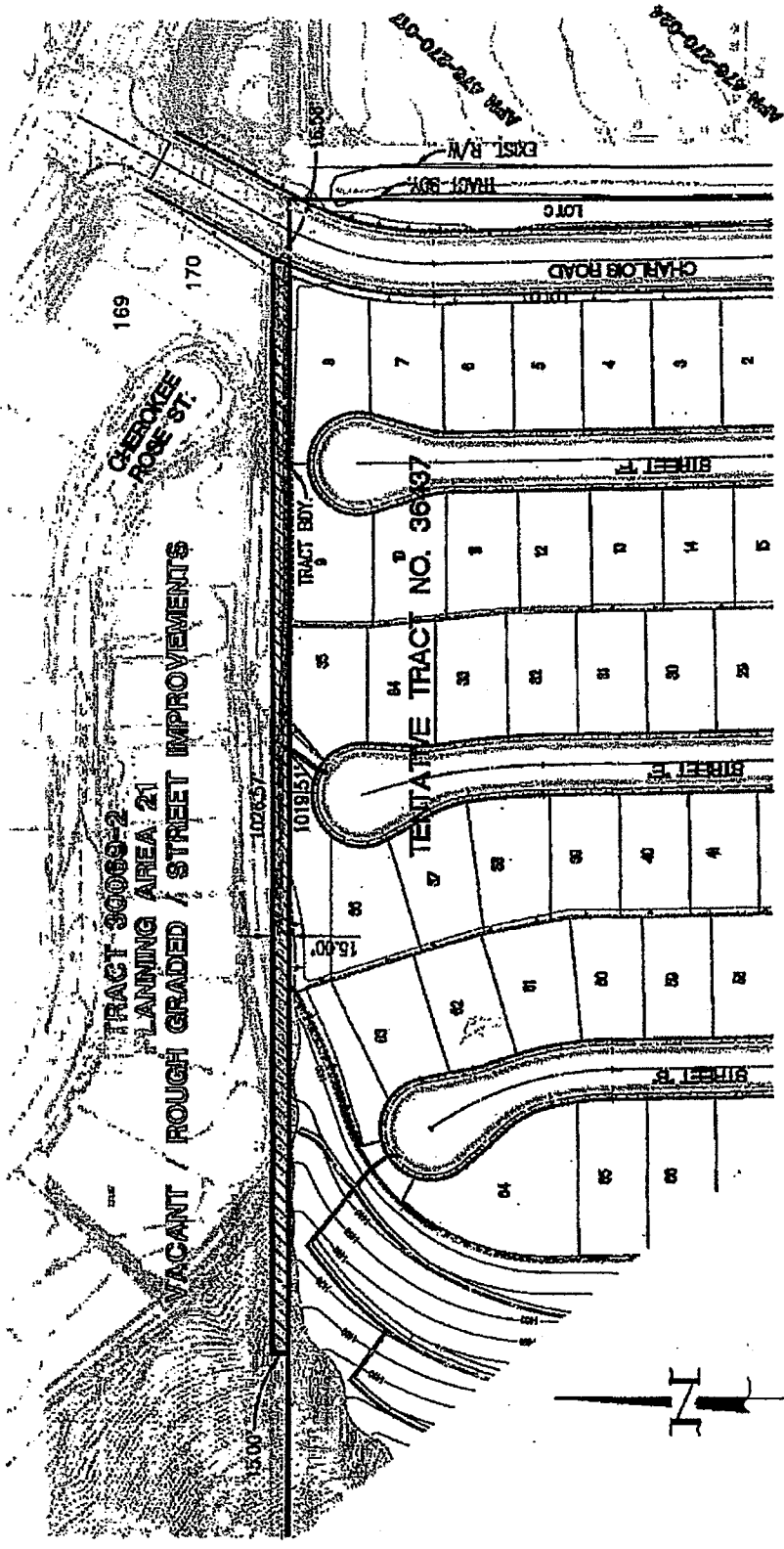
Acknowledged:


Authorized Representative

Brookfield Homes

ADRIAN PETERS
BROOKFIELD RESIDENTIAL

EXHIBIT 'A'
(PERMISSION TO GRADE)



GRAPHIC SCALE
LEGEND
ZZZZZZ INDICATES SUBJECT AREA

ENGINEER

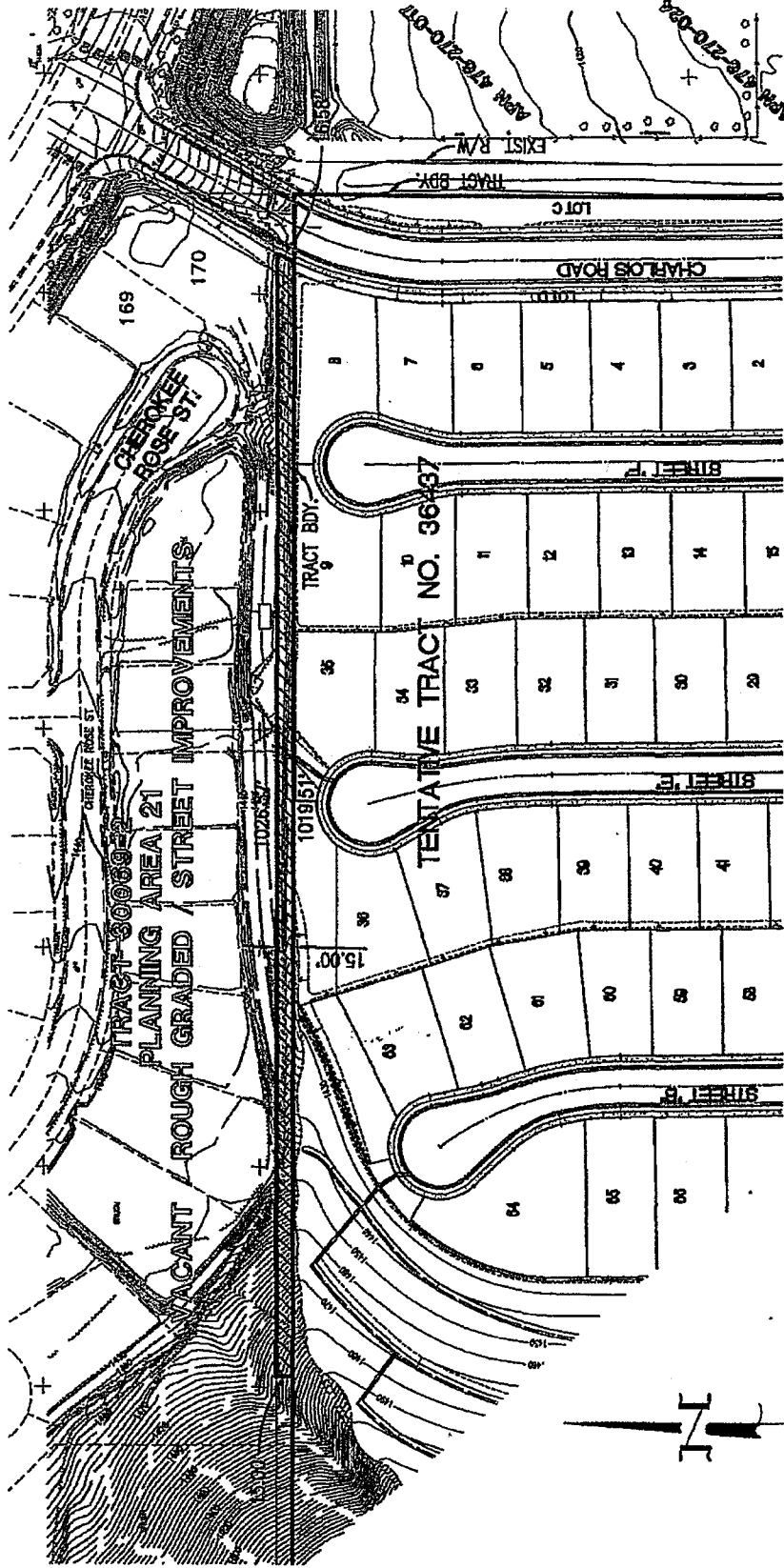
MDS
CONSULTING

MORSE
SCHULTZ

PLANNERS ENGINEERS SURVEYORS

OWNER/DEVELOPER
CV INLAND INVESTMENTS 1, LP
1900 QUAIL STREET
NEWPORT BEACH, CA 92660
(949) 232-9641

EXHIBIT "A"
(PERMISSION TO GRADE)



SCALE 1" = 150'



GRAPHIC SCALE

LEGEND
 INDICATES SUBJECT AREA

ENGINEER

MDS
CONSULTING

17320 Redwood Ave.
 Suite 200
 Irvine, CA 92614
 Voice 949-261-8821
 FAX 949-261-0516

MORBE
 SCHULTZ

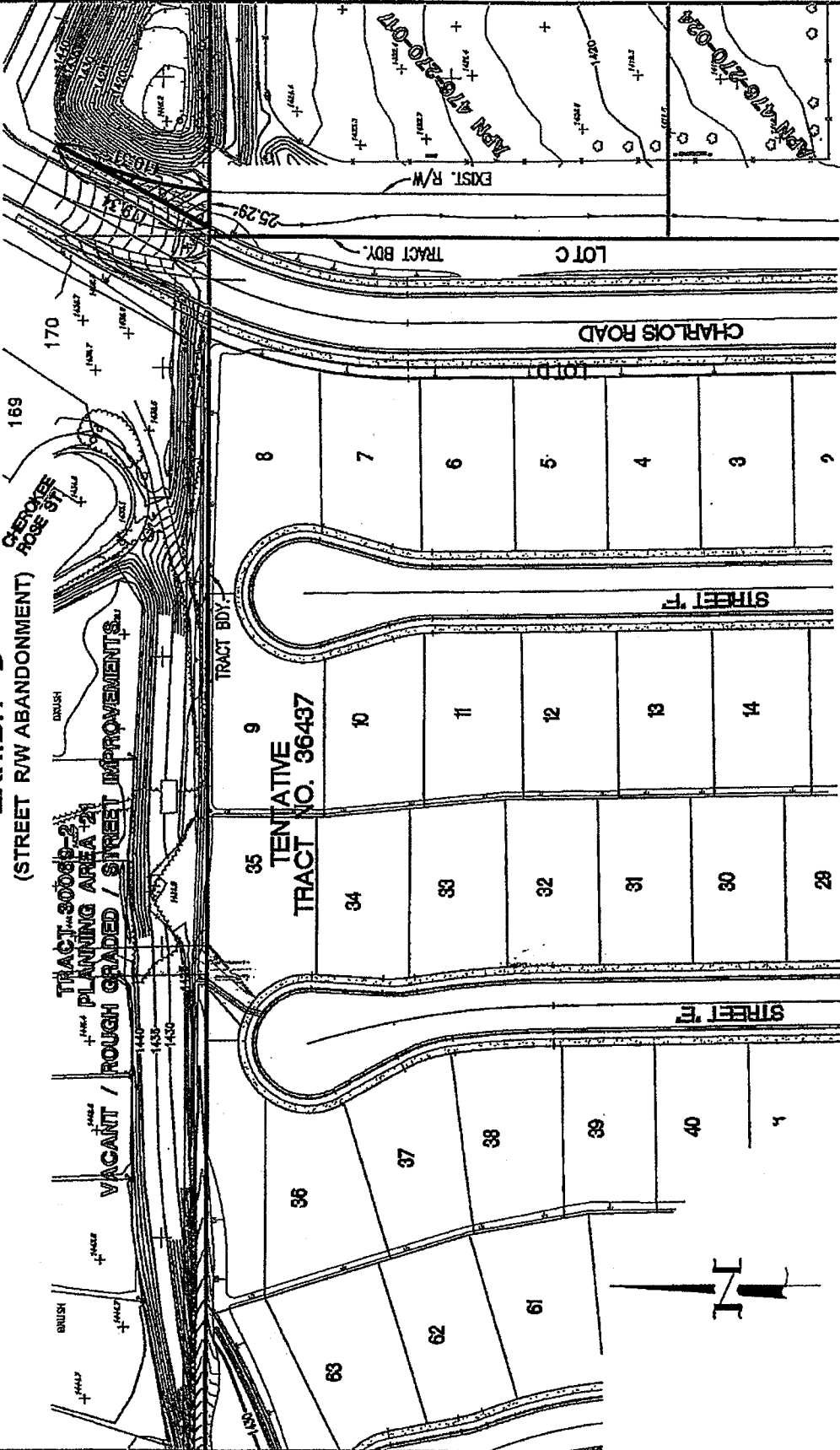
PLANNERS ENGINEERS SURVEYORS

EXHIBIT "D"

(STREET R/W ABANDONMENT)

TRACT 30080-2
PLANNING AREA 21
VACANT / ROUGH GRADED / STREET IMPROVEMENTS.

169
170



SCALE 1" = 100'



LEGEND

INDICATES SUBJECT AREA

OWNER/DEVELOPER

CV INLAND INVESTMENTS 1, LP
1900 QUAIL STREET
NEWPORT BEACH, CA 92660
(949) 232-9641

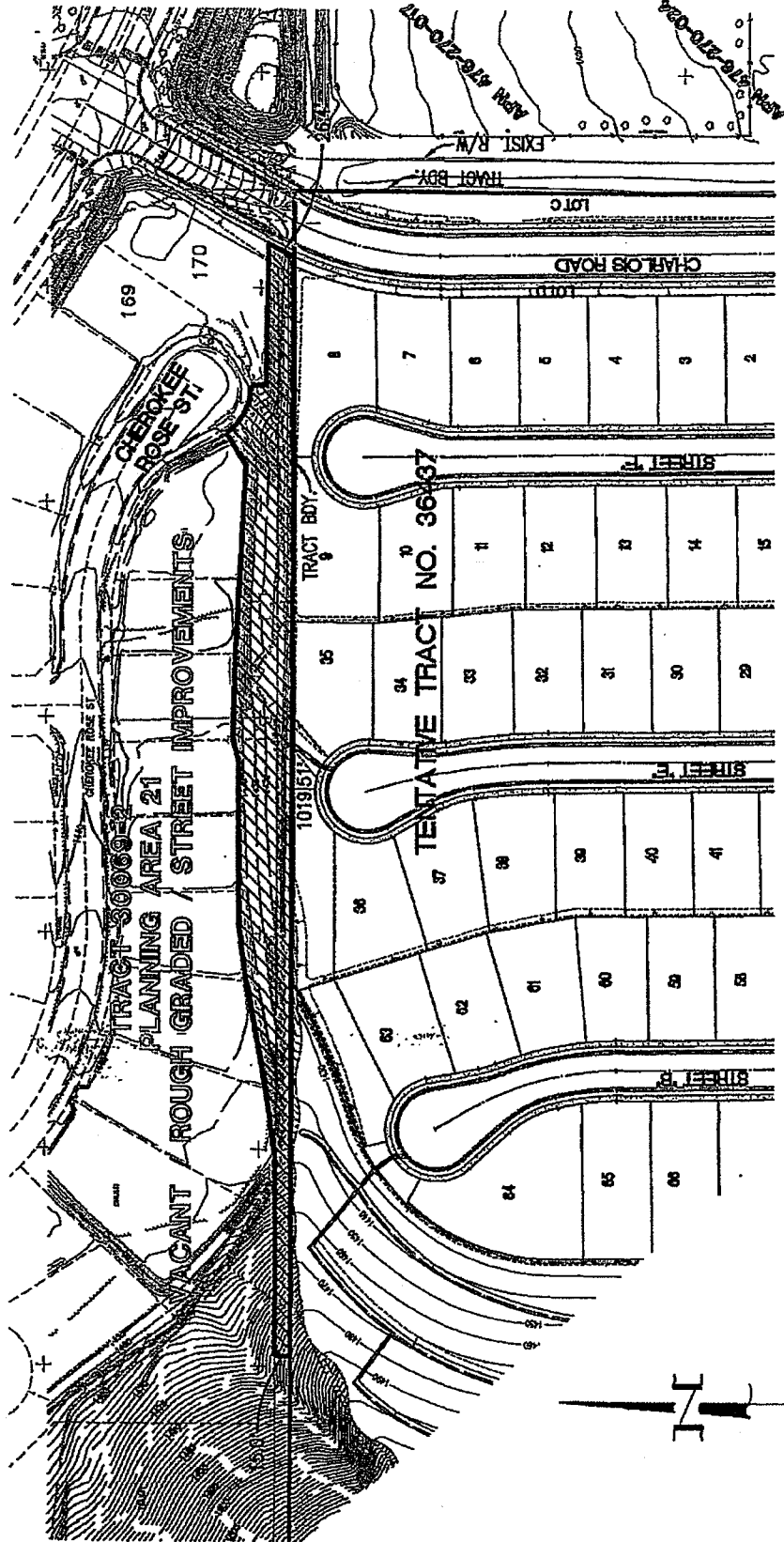
ENGINEER

MDS
CONSULTING

MORSE
SCHULTZ
MORSE
SCHULTZ
MORSE
SCHULTZ

PLANNERS ENGINEERS SURVEYORS

EXHIBIT "E"
(MAINTENANCE EASEMENT)



SCALE 1" = 150'



GRAPHIC SCALE

LEGEND
INDICATES SUBJECT AREA

OWNER/DEVELOPER

CV INLAND INVESTMENTS 1, LP
1900 QUAIL STREET
NEWPORT BEACH, CA 92660
(949) 232-9641

ENGINEER

MDS
CONSULTING

MORSE
60 HULTZ

PLANNERS ENGINEERS SURVEYORS

**LAND DEVELOPMENT COMMITTEE/
DEVELOPMENT REVIEW TEAM
CASE TRANSMITTAL**
RIVERSIDE COUNTY PLANNING DEPARTMENT - RIVERSIDE
P.O. Box 1409
Riverside, CA 92502-1409

DATE: March 28, 2013

TO:

Riv. Co. Transportation Dept.
Riv. Co. Surveyor
Riv. Co. Environmental Health Dept.
Riv. Co. Public Health Dept. – Ind. Hygiene
Riv. Co. Flood Control District
Riv. Co. Fire Department
Riv. Co. Building & Safety – Grading
Riv. Co. Building & Safety – Plan Check

Regional Parks & Open Space District
Riv. Co. Environmental Programs Division
P.D. Geology Section
P.D. Archaeology Section
Riv. Co. Sheriff's Dept.
Riv. Co. Waste Management Dept.
3rd District Supervisor
3rd District Planning Commissioner

Riverside Transit Agency
ALUC
Temecula Unified School District
Eastern Municipal Water District
Southern California Edison Co.
Reg. Water Quality Control Board
Air Quality Mgmt. Dist. –South Coast
Valley Wide- Loretta Domenigoni

CHANGE OF ZONE NO. 7794 and TENTATIVE TRACT MAP NO. 36437 – EA42561 – Applicant: CV Communities – Engineer/Representative: Ryan Thomas. – Third/Third Supervisorial District – Rancho California Zoning Area - Southwest Area Plan: Community Development: Medium Density Residential (CD:MDR) – Location: Westerly of Charlois Road northerly of Yates Road – 40.16 Gross Acres - Zoning: Residential Agriculture – 2 ½ Acre Minimum (R-A-2 ½) - REQUEST: The Change of Zone proposes to change the zoning on the site from Residential Agriculture – 2 ½ Acre Minimum (R-A-2 ½) to One Family Dwellings (R-1). The Tract Map proposes a Schedule A subdivision of 40.16 acres into 107 residential lots with a minimum lot size 7,200 sq. ft., 1 water quality lot, and one park lot. - APN(s): 476270001, 476270002, 476270003, 476270004, 476270005, 476270006, 476270007, 476270008, 476270009, 476270010, 476270011, 476270012, 476270013, 476270014, 476270015, 476270016

Please review the attached map(s) and/or exhibit(s) for the above-described project. This case is scheduled for a **LDC meeting on March 28, 2013**. All LDC/DRT Members please have draft conditions in the Land Management System on or before the above date. If it is determined that the attached map(s) and/or exhibit(s) are not acceptable, please have corrections in the system and DENY the routing on or before the above date. Once the route is complete, and the approval screen is approved with or without corrections, the case can be scheduled for a public hearing.

All other transmitted entities, please have your comments, questions and recommendations to the Planning Department on or before the above date. Your comments/recommendations/conditions are requested so that they may be incorporated in the staff report for this particular case.

Should you have any questions regarding this project, please do not hesitate to contact **Matt Straite**, Project Planner, at (951) 955-8631 or email at mstraite@rctlma.org / MAILSTOP# 1070.

Public Hearing Path: DH: PC: BOS:

COMMENTS:

DATE: _____ SIGNATURE: _____

PLEASE PRINT NAME AND TITLE: _____

TELEPHONE: _____

If you do not include this transmittal in your response, please include a reference to the case number and project planner's name. Thank you.

PROPERTY OWNERS CERTIFICATION FORM

I, VINNIE NGUYEN, certify that on 10/24/2013

The attached property owners list was prepared by Riverside County GIS

APN (s) or case numbers TR36437 For

Company or Individual's Name Planning Department

Distance buffered 800'

Pursuant to application requirements furnished by the Riverside County Planning Department, Said list is a complete and true compilation of the owners of the subject property and all other property owners within 600 feet of the property involved, or if that area yields less than 25 different owners, all property owners within a notification area expanded to yield a minimum of 25 different owners, to a maximum notification area of 2,400 feet from the project boundaries, based upon the latest equalized assessment rolls. If the project is a subdivision with identified off-site access/improvements, said list includes a complete and true compilation of the names and mailing addresses of the owners of all property that is adjacent to the proposed off-site improvement/alignment.

I further certify that the information filed is true and correct to the best of my knowledge. I understand that incorrect or incomplete information may be grounds for rejection or denial of the application.

NAME: Vinnie Nguyen

TITLE GIS Analyst

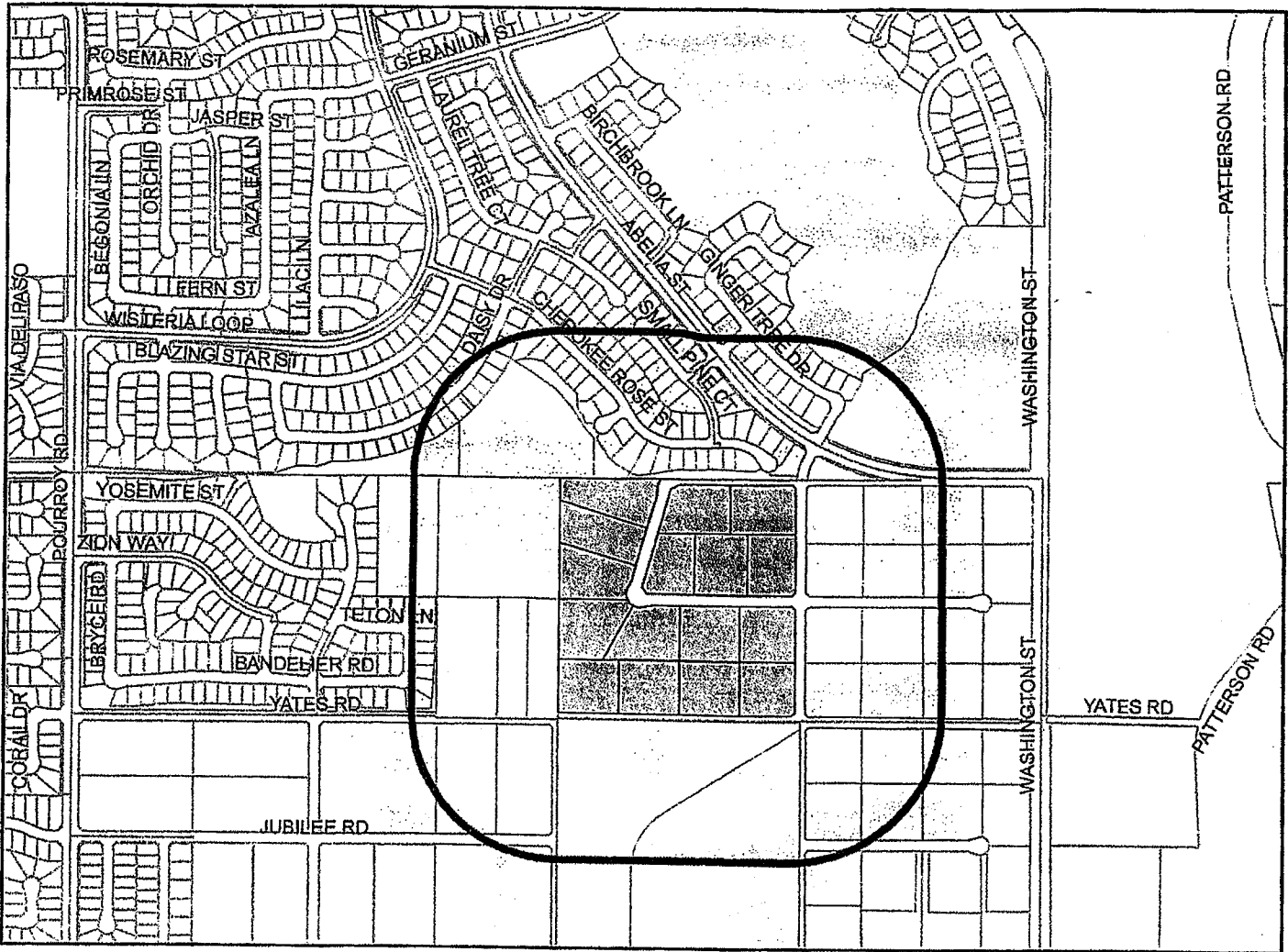
ADDRESS: 4080 Lemon Street 2nd Floor

Riverside, Ca. 92502

TELEPHONE NUMBER (8 a.m. - 5 p.m.): (951) 955-8158

*checked by
Matt S.
expire 4/24/14*

TR36437 (800 feet buffer)



Selected Parcels

- 476-251-002 476-251-008 476-251-001 476-231-006 476-290-010 476-380-004 476-381-009 476-381-010 476-381-011 476-381-012
- 476-381-013 476-381-014 476-381-015 476-382-001 476-382-002 476-382-003 476-382-004 476-382-005 476-382-006 476-382-007
- 476-400-018 476-400-019 476-400-020 476-400-021 476-400-022 476-400-023 476-400-024 476-400-025 476-400-026 476-400-027
- 476-400-028 476-400-029 476-400-030 476-400-031 476-400-032 476-400-033 476-400-034 476-400-035 476-400-036 476-400-037
- 476-400-038 476-400-039 476-400-042 476-400-043 476-400-044 476-400-045 476-401-001 476-401-002 476-401-003 476-401-004
- 476-401-005 476-401-006 476-401-007 476-401-008 476-401-009 476-401-010 476-401-011 476-410-001 476-410-002 476-410-003
- 476-410-004 476-410-005 476-410-006 476-410-007 476-410-008 476-410-009 476-410-010 476-410-011 476-410-012 476-410-013

First 120 parcels shown



830 415 0 830 Feet

Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.

ASMT: 476221014, APN: 476221014
CHERYL ORONA, ETAL
32255 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231003, APN: 476231003
ERIN LORGE
32325 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476221015, APN: 476221015
DANIEL FANOLLA
32269 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231004, APN: 476231004
WINALYN PETERS, ETAL
32339 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476221016, APN: 476221016
CATHERINE SACAYAN, ETAL
32283 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231005, APN: 476231005
JENNIFER PETERSON, ETAL
32353 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476221017, APN: 476221017
CHRISTINE PETERSEN, ETAL
32438 QUIET TRAIL DR
WINCHESTER CA 92596

ASMT: 476231006, APN: 476231006
BRANDON COX
32367 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476222001, APN: 476222001
LUCY LANE
32304 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231007, APN: 476231007
TIMOTHY STEGING
32381 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476222002, APN: 476222002
KELLY GHAZARIAN, ETAL
32290 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231008, APN: 476231008
AMELIA CRUZ, ETAL
32395 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231001, APN: 476231001
MICHELLE ROGERS
32311 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231010, APN: 476231010
PARK DIST, ETAL
C/O SAMUEL W GOEPP
P O BOX 907
SAN JACINTO CA 92581



ASMT: 476232005, APN: 476232005
MARGARET RAY, ETAL
42730 DE LUZ RD
MURRIETA CA 92562

ASMT: 476251005, APN: 476251005
KAP CARROLL, ETAL
35682 DENALI WAY
WINCHESTER, CA. 92596

ASMT: 476232006, APN: 476232006
CINDI GREEN
32332 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476251006, APN: 476251006
MARTHA AVILA, ETAL
21401 DAWES ST
PERRIS CA 92570

ASMT: 476232007, APN: 476232007
DEBORAH GANSKE
32318 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476251007, APN: 476251007
LAURA HERNANDEZ, ETAL
32365 BANDELIER RD
WINCHESTER, CA. 92596

ASMT: 476251001, APN: 476251001
ANN DINI
35634 DENALI WAY
WINCHESTER, CA. 92596

ASMT: 476251008, APN: 476251008
CONNIE COURTNEY, ETAL
32353 BANDELIER RD
WINCHESTER, CA. 92596

ASMT: 476251002, APN: 476251002
FRANCES INGERSOLL, ETAL
35646 DENALI WAY
WINCHESTER, CA. 92596

ASMT: 476251016, APN: 476251016
PARK DIST, ETAL
537 E FLORIDA AVE
HEMET CA 92543

ASMT: 476251003, APN: 476251003
CLIFFORD NINO, ETAL
35658 DENALI WAY
WINCHESTER, CA. 92596

ASMT: 476260001, APN: 476260001
PENNY LEW, ETAL
31614 SCENIC DR
LAGUNA BEACH CA 92651

ASMT: 476251004, APN: 476251004
KENDRA MEYER, ETAL
35670 DENALI WAY
WINCHESTER, CA. 92596

ASMT: 476260002, APN: 476260002
COSCAN STEWART PARTNERSHIP
C/O COSCAN/STEWART PARTNERSHIP
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SANTA ANA CA 92705



ASMT: 476260003, APN: 476260003
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32310 YATES RD
WINCHESTER, CA. 92596

ASMT: 476290012, APN: 476290012
PENNY KLOUTSINIOTIS, ETAL
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UPLAND CA 91786

ASMT: 476260004, APN: 476260004
ROBIN DRISCOLL, ETAL
32460 YATES RD
WINCHESTER, CA. 92596

ASMT: 476300001, APN: 476300001
RICHARD CHEN
3812 KIRKWOOD
ORANGE CA 92669

ASMT: 476260005, APN: 476260005
PATRICIA MILLER, ETAL
32480 YATES RD
WINCHESTER, CA. 92596

ASMT: 476300011, APN: 476300011
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31350 RANCHO VISTA RD
TEMECULA CA 92592

ASMT: 476270016, APN: 476270016
CV COMMUNITIES
C/O CITY VENTURES HOMEBUILDING LLC
1900 QUAIL ST
NEWPORT BEACH CA 92660

ASMT: 476410017, APN: 476410017
BROOKFIELD 30069
C/O RICHARD A CUOCO
3090 BRISTOL ST STE 300
COSTA MESA CA 92626

ASMT: 476290009, APN: 476290009
SHERRIE CULLINGS
25060 HANCOCK AVE 103 149
MURRIETA CA 92562

ASMT: 476410021, APN: 476410021
PARK DIST, ETAL
P O BOX 907
SAN JACINTO CA 92581

ASMT: 476290010, APN: 476290010
WAYNE WILSON, ETAL
32375 YATES RD
WINCHESTER, CA. 92596

ASMT: 476290011, APN: 476290011
PATRICIA FULMER, ETAL
32415 YATES RD
WINCHESTER, CA. 92596

ATTN: Elizabeth Lovsted
Eastern Municipal Water District
2270 Trumble Rd.
P.O. Box 8300
Perris, CA 92570

ATTN: Executive Officer
Reg. Water Quality Control Board #8
Santa Ana
3737 Main St., Suite 500
Riverside, CA 92501-3348

ATTN: Michael McCoy
Riverside Transit Agency
1825 3rd St.
P.O. Box 59968
Riverside, CA 92517-1968

ATTN: Stanley Sniff, Sheriff
Sheriff's Department, Riverside County
Mail Stop 1450

ATTN: Steve Smith
South Coast Air Quality Mngmt. Dist.,
Los Angeles County
21865 E. Copley Dr.
Diamond Bar, CA 91765-4178

Southern California Edison
2244 Walnut Grove Ave., Rm 312
P.O. Box 600
Rosemead, CA 91770

ATTN: Tim Pearce, Region Planner
Southern California Gas Transmission
251 E. 1st St.
Beaumont, CA 92223-2903

Temecula Valley
Unified School District
31350 Rancho Vista Rd.
Temecula, CA 92592-6200

Valley-Wide Recreation & Park District
901 W. Esplanade
P.O. Box 907
San Jacinto, CA 92582

Mike White
CV Communities LLC
1900 Quail Street
Newport Beach CA 92660



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

March 6, 2014

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

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

RE: NOTICE OF PUBLIC HEARING: ZC 7794 and TTM 36437

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **One (1) time on Tuesday, March 11, 2014.**

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

Your invoice must be submitted to this office, **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,

Cecilia Gil

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

Gil, Cecilia

From: mtinajero@pe.com on behalf of Master, PEC Legals <legalsmaster@pe.com>
Sent: Thursday, March 06, 2014 8:17 AM
To: Gil, Cecilia
Subject: Re: [Legals] FOR PUBLICATION: ZC 7794 TTM 36437

Received for publication on March 11. Proof with cost to follow.

Thank You!
Legal Advertising



Phone: 1-800-880-0345 / Fax: 951-368-9018 / E-mail: 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****

On Thu, Mar 6, 2014 at 8:00 AM, Gil, Cecilia <CCGIL@rcbos.org> wrote:

Good morning! Attached is a Notice of Public Hearing, for publication on Tuesday, March 11, 2014. Please confirm. THANK YOU!

Cecilia Gil
Board Assistant
Clerk of the Board
951-955-8464
MS# 1010



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

March 6, 2014

THE CALIFORNIAN
ATTN: LEGALS
P.O. BOX 120191
TEMECULA, CA 92590

FAX: (951) 699-1467
E-MAIL: LegalsSWRiverside@UTSanDiego.com

RE: NOTICE OF PUBLIC HEARING: ZC 7794 and TTM 36437

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **One (1) time on Tuesday, March 11, 2014.**

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

Your invoice must be submitted to this office, 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,

Cecilia Gil

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

Gil, Cecilia

To: cathy.viars@utsandiego.com
Subject: RE: 1219291 10822138 CA-ZC 7794 TTM 36437

From: cathy.viars@utsandiego.com [mailto:cathy.viars@utsandiego.com]
Sent: Thursday, March 06, 2014 10:14 AM
To: Gil, Cecilia
Subject: 1219291 10822138 CA-ZC 7794 TTM 36437

**YOUR ACCOUNT# 1219291 AD# 10822138 PO# CA-ZC 7794
TTM 36437**

NET \$ 96.48

**U-T San Diego TEMECULA "The Californian"
Covers SouthWest RIVERSIDE**

AD will be Published on the following date(s):

03/11/14

Thank you
Cathy Viars
951-251-0329

LegalsSWRiverside@UT SanDiego.com



Cathy Viars
O: 951-251-0329
cathy.viars@utsandiego.com
UTSanDiego.com
28441 Rancho California Rd, Ste 103, Temecula, CA 92590

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE AND TENTATIVE TRACT MAP, THIRD SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, March 25, 2014 at 10:30 A.M.** or as soon as possible thereafter, to consider the application submitted by CV Communities on **Change of Zone No. 7794**, which proposes to change the zoning from Residential Agriculture - 2 ½ Acre Minimum (R-A-2 ½) to One Family Dwellings (R-1), or such other zones as the Board may find appropriate; and, **Tentative Tract Map No. 36437, Schedule A**, which proposes subdivision of 40.16 acres into 102 residential lots with a minimum lot size of 7,200 sq. ft., 1 water quality lot, and one park lot ("the project"). The project is located westerly of Charlois Road and northerly of Yates Road, Third Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the Mitigated Negative Declaration for **Environmental Assessment No. 42561**.

The project case file may be viewed from the date of this notice until the public hearing, Monday through Friday, from 8:00 a.m. to 5:00 p.m. at the Clerk of the Board of Supervisors at 4080 Lemon Street, 1st Floor, Riverside, California 92501, and at the Riverside County Planning Department at 4080 Lemon Street, 12th Floor, Riverside, California 92501.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT MATT STRAITE, PROJECT PLANNER, AT (951) 955-8631 OR EMAIL mstrait@rctlma.org.

Any person wishing to testify in support of or in opposition to the project may do so in writing between the date of this notice and the public hearing, or may appear and be heard at the time and place noted above. All written comments received prior to the public hearing will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision on the project.

If you challenge the above item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence to the Planning Commission or Board of Supervisors at, or prior to, the public hearing. Be advised that as a result of the public hearing and the consideration of all public comment, written and oral, the Board of Supervisors may amend, in whole or in part, the project and/or the related environmental document. Accordingly, the designations, development standards, design or improvements, or any properties or lands within the boundaries of the project, may be changed in a way other than specifically proposed.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147

Dated: March 6, 2014

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

CERTIFICATE OF POSTING

(Original copy, duly executed, must be attached to
the original document at the time of filing)

I, Cecilia Gil, Board Assistant to Kecia Harper-Ihem, Clerk of the Board of Supervisors, for the County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on March 6, 2014, I forwarded to Riverside County Clerk & Recorder's Office a copy of the following document:

NOTICE OF PUBLIC HEARING

ZC 7794 and TTM 36437

to be posted in the office of the County Clerk at 2724 Gateway Drive, Riverside, California 92507. Upon completion of posting, the County Clerk will provide the required certification of posting.

Board Agenda Date: March 25, 2014 @ 10:30 A.M.

SIGNATURE: Cecilia Gil DATE: March 6, 2014
Cecilia Gil

Gil, Cecilia

From: Meyer, Mary Ann <MaMeyer@asrclkrec.com>
Sent: Thursday, March 06, 2014 8:39 AM
To: Gil, Cecilia; Buie, Tammie; Kennemer, Bonnie
Subject: RE: FOR POSTING: ZC 7794 TTM 36437

received

-----Original Message-----

From: Gil, Cecilia [<mailto:CCGIL@rcbos.org>]
Sent: Thursday, March 06, 2014 8:03 AM
To: Buie, Tammie; Kennemer, Bonnie; Meyer, Mary Ann
Subject: FOR POSTING: ZC 7794 TTM 36437

Good morning! Attached is a Notice of Public Hearing for POSTING. Please confirm. THANK YOU!

Cecilia Gil
Board Assistant
Clerk of the Board
951-955-8464
MS# 1010

CERTIFICATE OF MAILING

(Original copy, duly executed, must be attached to the original document at the time of filing)

I, Cecilia Gil, Board Assistant, for the
(NAME and TITLE)

County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on March 6, 2014, I mailed a copy of the following document:

NOTICE OF PUBLIC HEARING

ZC 7794 and TTM 36437

to the parties listed in the attached labels, by depositing said copy with postage thereon fully prepaid, in the United States Post Office, 3890 Orange St., Riverside, California, 92501.

Board Agenda Date: March 25, 2014 @ 10:30 AM

SIGNATURE: Cecilia Gil DATE: March 6, 2014
Cecilia Gil

PROPERTY OWNERS CERTIFICATION FORM

I, VINNIE NGUYEN, certify that on 10/24/2013,

The attached property owners list was prepared by Riverside County GIS,

APN (s) or case numbers TR36437 For

Company or Individual's Name Planning Department,

Distance buffered 800'

Pursuant to application requirements furnished by the Riverside County Planning Department, Said list is a complete and true compilation of the owners of the subject property and all other property owners within 600 feet of the property involved, or if that area yields less than 25 different owners, all property owners within a notification area expanded to yield a minimum of 25 different owners, to a maximum notification area of 2,400 feet from the project boundaries, based upon the latest equalized assessment rolls. If the project is a subdivision with identified off-site access/improvements, said list includes a complete and true compilation of the names and mailing addresses of the owners of all property that is adjacent to the proposed off-site improvement/alignment.

I further certify that the information filed is true and correct to the best of my knowledge. I understand that incorrect or incomplete information may be grounds for rejection or denial of the application.

NAME: Vinnie Nguyen

TITLE GIS Analyst

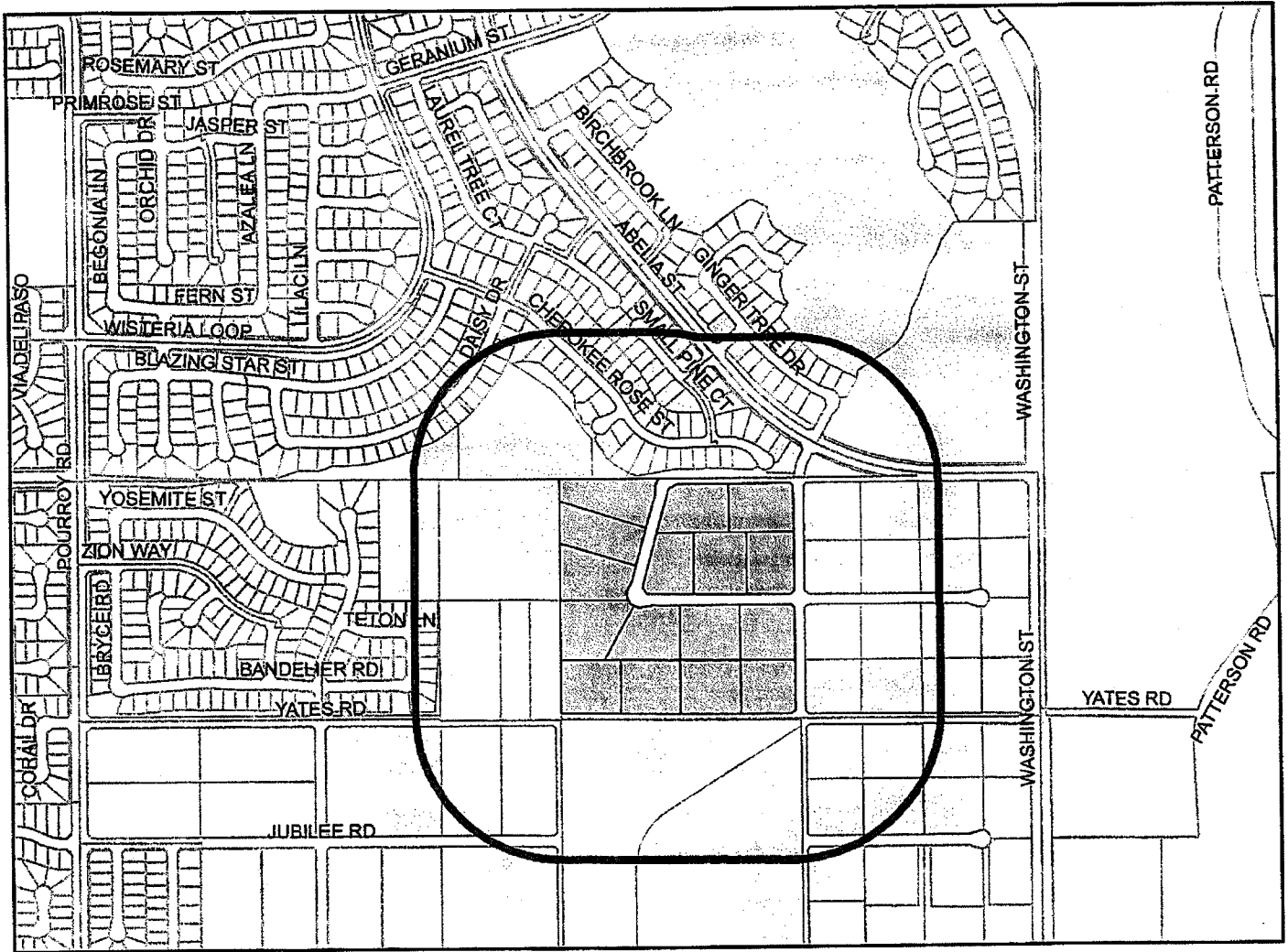
ADDRESS: 4080 Lemon Street 2nd Floor

Riverside, Ca. 92502

TELEPHONE NUMBER (8 a.m. - 5 p.m.): (951) 955-8158

*checked by
Matt S.
expire 4/24/14*

TR36437 (800 feet buffer)



Selected Parcels

476-251-002 476-251-008 476-251-001 476-231-006 476-290-010 476-380-004 476-381-009 476-381-010 476-381-011 476-381-012
 476-381-013 476-381-014 476-381-015 476-382-001 476-382-002 476-382-003 476-382-004 476-382-005 476-382-006 476-382-007
 476-400-018 476-400-019 476-400-020 476-400-021 476-400-022 476-400-023 476-400-024 476-400-025 476-400-026 476-400-027
 476-400-028 476-400-029 476-400-030 476-400-031 476-400-032 476-400-033 476-400-034 476-400-035 476-400-036 476-400-037
 476-400-038 476-400-039 476-400-042 476-400-043 476-400-044 476-400-045 476-401-001 476-401-002 476-401-003 476-401-004
 476-401-005 476-401-006 476-401-007 476-401-008 476-401-009 476-401-010 476-401-011 476-410-001 476-410-002 476-410-003
 476-410-004 476-410-005 476-410-006 476-410-007 476-410-008 476-410-009 476-410-010 476-410-011 476-410-012 476-410-013

First 120 parcels shown



830 415 0 830 Feet

Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.

ASMT: 476221015, APN: 476221015
DANIEL FANOLLA
32269 DAISY DR
WINCHESTER, CA. 92596

ASMT: 476231006, APN: 476231006
BRANDON COX
32367 DAISY DR
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32438 QUIET TRAIL DR
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MICHELLE ROGERS
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FRANCES INGERSOLL, ETAL
35646 DENALI WAY
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ASMT: 476231003, APN: 476231003
ERIN LORGE
32325 DAISY DR
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ASMT: 476251005, APN: 476251005
KAP CARROLL, ETAL
35682 DENALI WAY
WINCHESTER, CA. 92596

ZC 7794 TTM 36437 (42)

ASMT: 476251006, APN: 476251006
MARTHA AVILA, ETAL
21401 DAWES ST
PERRIS CA 92570

ASMT: 476260004, APN: 476260004
ROBIN DRISCOLL, ETAL
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ASMT: 476270016, APN: 476270016
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PARK DIST, ETAL
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3090 BRISTOL ST STE 300
COSTA MESA CA 92626

ASMT: 476410021, APN: 476410021
PARK DIST, ETAL
P O BOX 907
SAN JACINTO CA 92581



ATTN: Elizabeth Lovsted
Eastern Municipal Water District
2270 Trumble Rd.
P.O. Box 8300
Perris, CA 92570

ATTN: Executive Officer
Reg. Water Quality Control Board #8
Santa Ana
3737 Main St., Suite 500
Riverside, CA 92501-3348

ATTN: Michael McCoy
Riverside Transit Agency
1825 3rd St.
P.O. Box 59968
Riverside, CA 92517-1968

ATTN: Stanley Sniff, Sheriff
Sheriff's Department, Riverside County
Mail Stop 1450

ATTN: Steve Smith
South Coast Air Quality Mngmt. Dist.,
Los Angeles County
21865 E. Copley Dr.
Diamond Bar, CA 91765-4178

Southern California Edison
2244 Walnut Grove Ave., Rm 312
P.O. Box 600
Rosemead, CA 91770

ATTN: Tim Pearce, Region Planner
Southern California Gas Transmission
251 E. 1st St.
Beaumont, CA 92223-2903

Témecula Valley
Unified School District
31350 Rancho Vista Rd.
Temecula, CA 92592-6200

Valley-Wide Recreation & Park District
901 W. Esplanade
P.O. Box 907
San Jacinto, CA 92582

Mike White
CV Communities LLC
1900 Quail Street
Newport Beach CA 92660

Gil, Cecilia

From: Straite, Matt <MSTRAITE@rctlma.org>
Sent: Wednesday, March 05, 2014 9:51 AM
To: Clack, Shellie; Gil, Cecilia
Cc: Perez, Juan; Rector, Kimberly; Harper-Ihem, Kecia
Subject: RE: CZ 7794

Understood and agreed. Thank you!

Cecilia- Lets go with the 10 day ad and keep this heading to the 25th. Thank you!

Matt Straite
Riverside County Planning
4080 Lemon Street 12th Floor
Riverside, CA 92501
951-955-8631



RIVERSIDE COUNTY
PLANNING DEPARTMENT

From: Clack, Shellie [mailto:MClack@co.riverside.ca.us]
Sent: Wednesday, March 05, 2014 9:49 AM
To: Straite, Matt; Gil, Cecilia
Cc: Perez, Juan; Rector, Kimberly; Harper-Ihem, Kecia
Subject: RE: CZ 7794

Ok, Matt confirmed that the Notice of Intent to Adopt the Mitigated Negative Declaration (MND) was mailed prior to the Planning Commission's public hearing on the project so we have complied with CEQA's public review period for the MND. I double checked Ordinance NO. 348 and Ordinance No. 460 and the land use items require a 10 day public hearing notice. Therefore, we are okay going with a 10 day notice.

Now with that said...I would prefer that in the future we stick with a 20 day hearing notice because that keeps consistency throughout the hearing process and with a 20 day notice we know we are always complying with CEQA and the County's ordinance requirements.

Please let me know if you have any questions...thanks
Shellie

Shellie Clack
Deputy County Counsel
Office of Riverside County Counsel
Telephone (951) 955-6300
Fax (951) 955-6322

NOTICE: This communication is intended for the use of the individual or entity to which it is addressed and may contain attorney/client information that is privileged, confidential and exempt from disclosure under applicable law. If the reader of this communication is not the intended recipient or the employee or agent responsible for delivering this communication to the intended recipient, you are hereby notified that any dissemination, distribution or copying of

• this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by reply email or by telephone and immediately delete this communication and all its attachments.

From: Straite, Matt
Sent: Wednesday, March 05, 2014 9:32 AM
To: Gil, Cecilia
Cc: Clack, Shellie; Perez, Juan; Rector, Kimberly; Harper-Ihem, Kecia
Subject: RE: CZ 7794

Thank you!! Shellie will chime in shortly with an ultimate green light or red light.

Matt Straite
Riverside County Planning
4080 Lemon Street 12th Floor
Riverside, CA 92501
951-955-8631



From: Gil, Cecilia [<mailto:CCGIL@rcbos.org>]
Sent: Wednesday, March 05, 2014 9:27 AM
To: Straite, Matt
Cc: Clack, Shellie; Perez, Juan; Rector, Kimberly; Harper-Ihem, Kecia
Subject: RE: CZ 7794

Yes! We will have time to publish for the 25th hearing if it's a 10-day ad. **But**, please let me know **today** so I can hold off sending the Notice for April 1 hearing.

Cecilia Gil
Board Assistant
Clerk of the Board
951-955-8464
MS# 1010

From: Straite, Matt [<mailto:MSTRAITE@rctlma.org>]
Sent: Wednesday, March 05, 2014 9:21 AM
To: Gil, Cecilia
Cc: Clack, Shellie; Perez, Juan
Subject: RE: CZ 7794

Ok, Shellie came up with a **GREAT** idea. She says we can probably let this go on a 10 day review. Can we get this on the 25th if we use a 10 day ad?? That would help me out in a big way. Shellie is still looking to be sure that's not a problem, but I wanted to run it by you to see if that could get us the 25th.

Matt Straite
Riverside County Planning
4080 Lemon Street 12th Floor
Riverside, CA 92501
951-955-8631





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

April 10, 2014

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. 348.4774

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **ONE (1) TIME** on **Monday, April 14, 2014.**

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

Your invoice must be submitted to this office, 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,

Cecilia Gil

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

Gil, Cecilia

From: mtinajero@pe.com on behalf of Master, PEC Legals <legalsmaster@pe.com>
Sent: Thursday, April 10, 2014 9:45 AM
To: Gil, Cecilia
Subject: Re: [Legals] FOR PUBLICATION: ADOPTION OF ORD. NO. 348.4774

Received for publication on April 14. Proof with cost to follow.

Thank You!
Legal Advertising

Phone: 1-800-880-0345 / Fax: 951-368-9018 / E-mail: 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

On Thu, Apr 10, 2014 at 9:15 AM, Gil, Cecilia <CCGIL@rcbos.org> wrote:

Good morning! Attached is an Adoption of Ordinance, for publication on Monday, April 14, 2014. Please confirm. THANK YOU!

Cecilia Gil

Board Assistant

Clerk of the Board

951-955-8464

MS# 1010



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

April 10, 2014

THE CALIFORNIAN
ATTN: LEGALS
P.O. BOX 120191
TEMECULA, CA 92590

FAX: (951) 699-1467
E-MAIL: LegalsSWRiverside@UTSanDiego.com

RE: ADOPTION OF ORDINANCE NO. 348.4774

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **ONE (1) TIME on Monday, April 14, 2014.**

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

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

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Sincerely,

Cecilia Gil

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

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

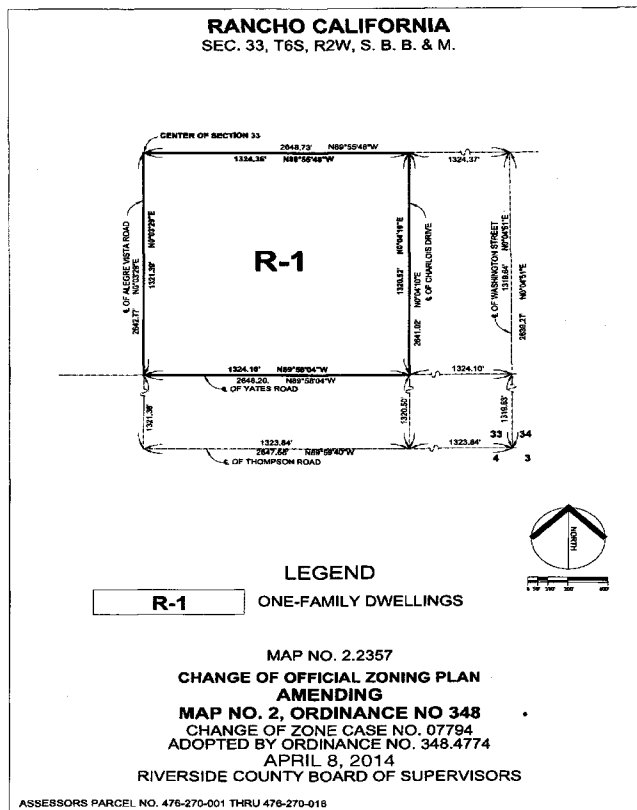
ORDINANCE NO. 348.4774

**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 Rancho California Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2357, Change of Zone Case No. 7794" which map is made a part of this ordinance.

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



Jeff Stone, Chairman of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on April 8, 2014, the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

AYES: Jeffries, Stone, Benoit and Ashley
NAYS: None
ABSENT: Tavaglione
Kecia Harper-Ihem, Clerk of the Board
By: Cecilia Gil, Board Assistan

Published: April 14, 2014 10831016

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

(INSERT ORDINANCE NO. 348.4774)

Jeff Stone, Chairman of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **April 8, 2014**, the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

AYES: Jeffries, Stone, Benoit and Ashley

NAYS: None

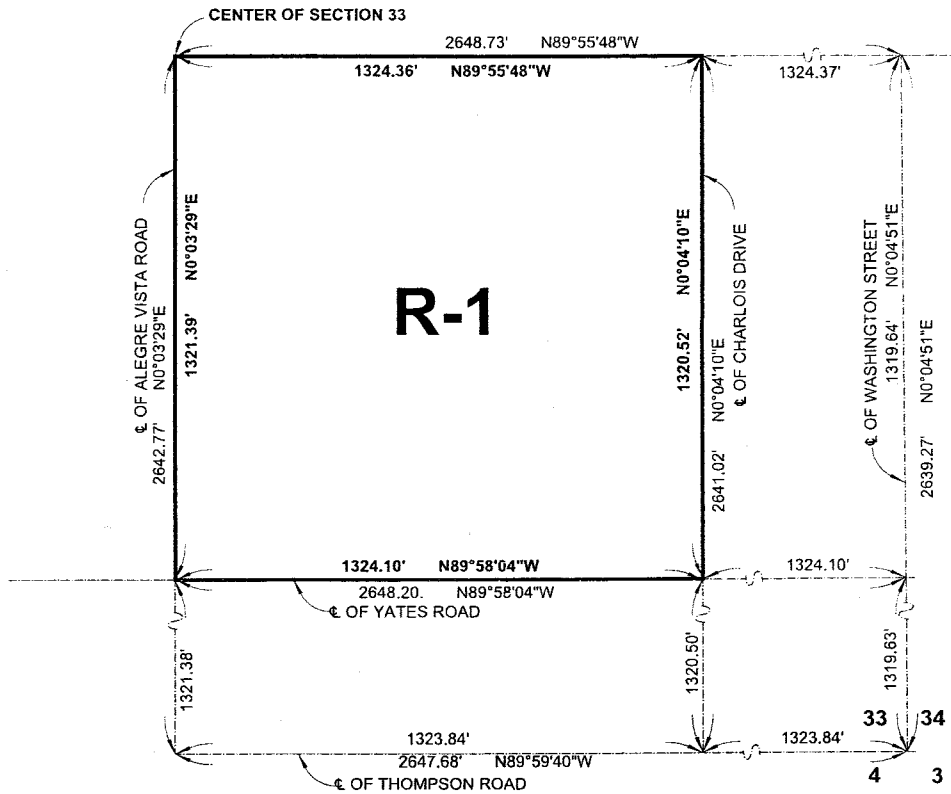
ABSENT: Tavaglione

Kecia Harper-Ihem, Clerk of the Board

By: Cecilia Gil, Board Assistant

RANCHO CALIFORNIA

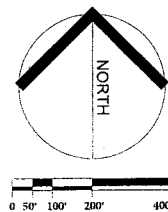
SEC. 33, T6S, R2W, S. B. B. & M.



LEGEND

R-1

ONE-FAMILY DWELLINGS



MAP NO. 2.2357

CHANGE OF OFFICIAL ZONING PLAN

AMENDING

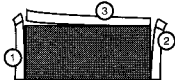
MAP NO. 2, ORDINANCE NO 348

CHANGE OF ZONE CASE NO. 07794

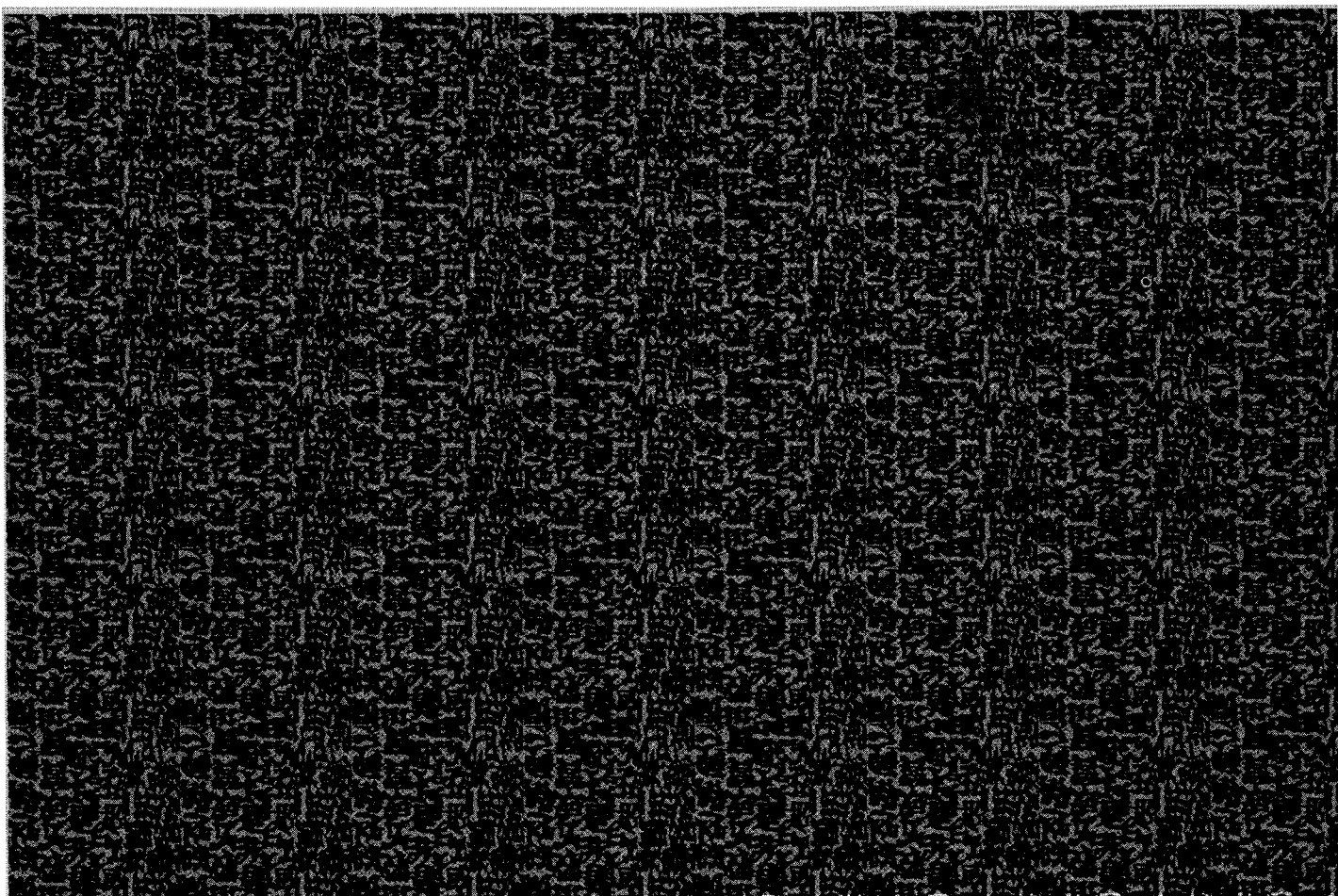
ADOPTED BY ORDINANCE NO. 348.4774

APRIL 8, 2014

RIVERSIDE COUNTY BOARD OF SUPERVISORS



REMOVE SIDE EDGES FIRST
THEN FOLD AND TEAR THIS STUB ALONG PERFORATION



Riverside County Clerk of the Board
County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147

PUBLIC HEARING NOTICE
This may affect your property

ASMT: 476260002, APN: 476260002
COSCAN STEWART PARTNERSHIP
C/O COSCAN/STEWART PARTNERSHIP
1522 BROOKHOLLOW DR 1
SANTA ANA CA 92705

RECEIVED RIVERSIDE COUNTY
CLERK / BOARD OF SUPERVISORS
2014 MAR 14 PM 12:49

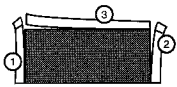
NIXIE 917 FE 1260 0003/11/14

RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

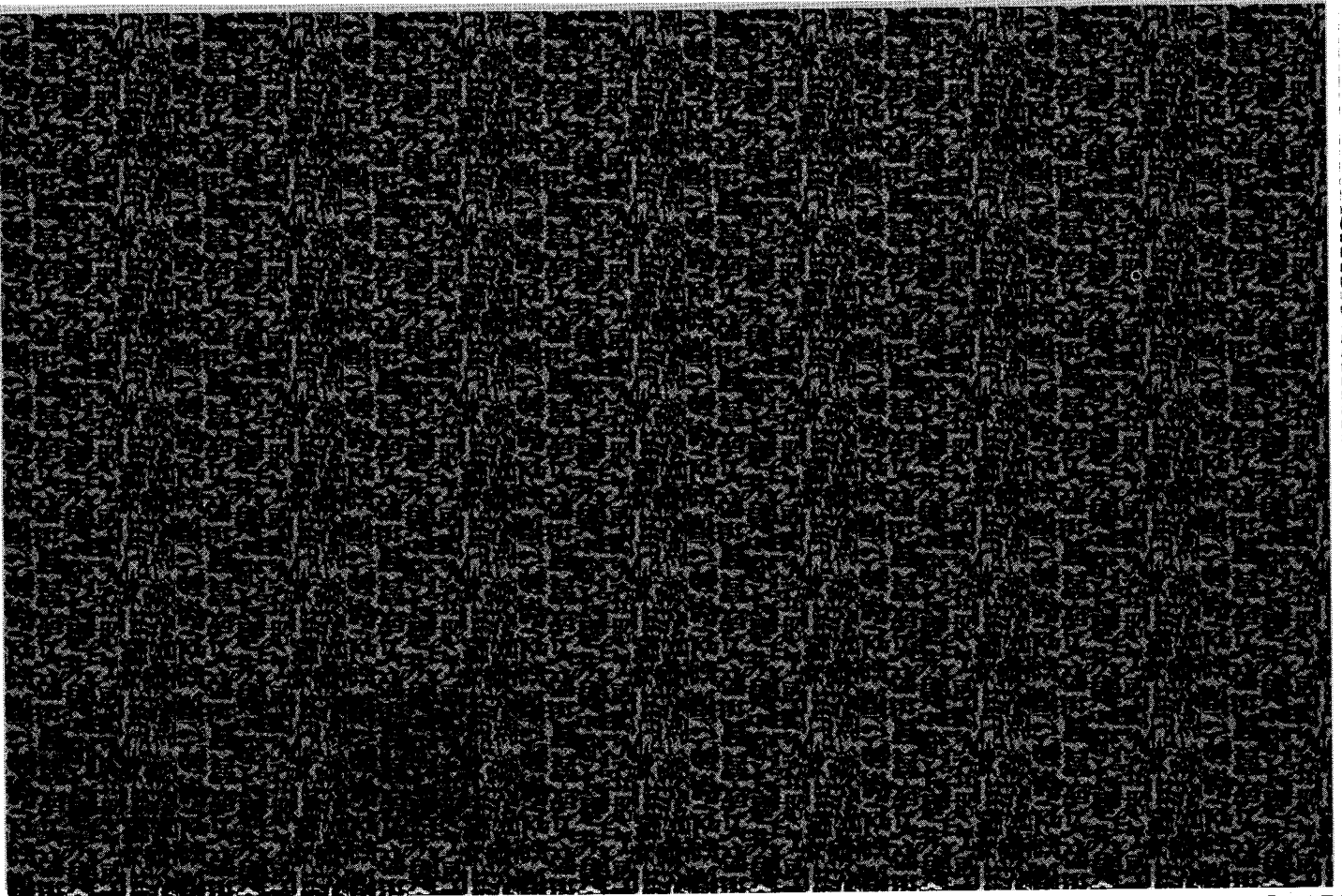
BC: 92502114747 *0518-00572-11-20

925021147
BVT-LMB 927

4/8/2014 16-1



REMOVE SIDE EDGES FIRST
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Riverside County Clerk of the Board
County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147

PUBLIC HEARING NOTICE
This may affect your property

RECEIVED RIVERSIDE COUNTY
CLERK / CLERK OF SUPERVISORS

2014 MAR 13 PM 1:12

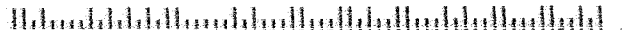
ATTN: Stanley Sniff, Sheriff
Sheriff's Department, Riverside Coun
Mail Stop 1450

NIXIE 918 DC 1 0003/09/14

RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

BC: 92502114747 *0804-10402-06-42

92502 1147



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EMAIL billinginquiry@pe.com



THE PRESS-ENTERPRISE pe.com



WEEKLY



HS

θ-MEDIA waves

LANDSOCAL

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

03/11/2014	I01238536-03112014	PO# CZ7794 TTM 36437, NOTICE OF P	Press-Enterprise	2 x 79 LI	158	1	1.29	204.10	204.10
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Order Placed by: Cecilia Gil

RECEIVED RIVERSIDE COUNTY
 CLERK / BOARD OF SUPERVISORS
 2014 MAR 14 PM 12:50

*Planning
16-1 of 03/25/14
ZC 7794
1 hr*

Legal Advertising Invoice

BALANCE
\$204.10

SALES CONTACT INFORMATION		ADVERTISER INFORMATION			
25	1	6	7	2	2
	BILLING PERIOD	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER	ADVERTISER/CLIENT NAME	
Maria Tinajero 951-368-9225	03/11/2014 - 03/11/2014	100141323	100141323	BOARD OF SUPERVISORS	

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR REMITTANCE

2 ADVERTISER/CLIENT NAME						
BOARD OF SUPERVISORS						
1	BILLING PERIOD	6	BILLED ACCOUNT NUMBER	7	ADVERTISER/CLIENT NUMBER	
	03/11/2014 - 03/11/2014		100141323		100141323	
23	BALANCE		24	INVOICE NUMBER	3	TERMS OF PAYMENT
	\$204.10			I01238536-03112014		DUE UPON RECEIPT



Legal Advertising Invoice

8 BILLING ACCOUNT NAME AND ADDRESS

9 REMITTANCE ADDRESS

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
P.O. BOX 1147
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

PROOF OF PUBLICATION (2010, 2015.5 C.C.P)

Publication(s): The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc.: / CZ7794 TTM 36437

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, under date of August 25, 1995, Case Number 267864, under date of February 4, 2013, Case Number RIC 1215735, under date of July 25, 2013, Case Number RIC 1305730, and under date of September 16, 2013, Case Number RIC 1309013; 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:

03/11/2014

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

Date: March 11, 2014
At: Riverside, California



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

Ad Number: 0001238536-01

P.O. Number: CZ7794 TTM 36437

Ad Copy:

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A CHANGE OF ZONE AND TENTATIVE TRACT MAP, THIRD SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

NOTICE IS HEREBY GIVEN that a public hearing of which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on Tuesday, March 25, 2014 at 10:30 A.M. or as soon as possible thereafter, to consider the application submitted by CV Communities on Change of Zone No. 7794, which proposes to change the zoning from Residential Agriculture - 2 1/2 Acre Minimum (R-A-2 1/2) to One Family Dwellings (R-1), or such other zones as the Board may find appropriate; and, Tentative Tract Map No. 36437, Schedule A, which proposes subdivision of 40.16 acres into 102 residential lots with a minimum lot size of 7,200 sq. ft., 1 water quality lot, and one park lot ("the project"). The project is located westerly of Charlots Road and northerly of Yates Road, Third Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the Mitigated Negative Declaration for Environmental Assessment No. 42561.

The project case file may be viewed from the date of this notice until the public hearing, Monday through Friday, from 8:00 a.m. to 5:00 p.m. at the Clerk of the Board of Supervisors at 4080 Lemon Street, 1st Floor, Riverside, California 92501, and at the Riverside County Planning Department at 4080 Lemon Street, 12th Floor, Riverside, California 92501.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT MATT STRAITE, PROJECT PLANNER, AT (951) 955-8631 OR EMAIL mstraite@rcplma.org.

Any person wishing to testify in support of or in opposition to the project may do so in writing between the date of this notice and the public hearing, or may appear and be heard at the time and place noted above. All written comments received prior to the public hearing will be submitted to the Board of Supervisors and the Board of Supervisors will consider such comments, in addition to any oral testimony, before making a decision on the project.

If you challenge the above item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence to the Planning Commission or Board of Supervisors at, or prior to, the public hearing. Be advised that as a result of the public hearing and the consideration of all public comment, written and oral, the Board of Supervisors may amend, in whole or in part, the project and/or the related environmental document. Accordingly, the designations, development standards, design or improvements, or any properties or lands within the boundaries of the project, may be changed in a way other than specifically proposed.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147
Dated: March 6, 2014

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

3/11



3/11/14

Order Confirmation

<u>Ad Order Number</u> 0010822138	<u>Customer</u> RIV CO BOARD OF SUPERVISORS	<u>Payor Customer</u> RIV CO BOARD OF SUPERVISORS	<u>PO Number</u> CA-ZC 7794 TTM 36437
<u>Sales Rep</u> Viars	<u>Customer Account</u> 1219291	<u>Payor Account</u> 1219291	<u>Ordered By</u> CECILIA GIL
<u>Order Taker</u> Viars	<u>Customer Address</u> ATTN: CECILIA GIL RIVERSIDE CA 925021147 USA	<u>Payor Address</u> ATTN: CECILIA GIL RIVERSIDE CA 925021147 USA	<u>Customer Fax</u>
<u>Order Source</u>	<u>Customer Phone</u> (951) 955-1060	<u>Payor Phone</u> (951) 955-1060	<u>Customer Email</u> ccgil@rcbos.org

<u>Tear Sheets</u>	<u>Proofs</u>	<u>Affidavits</u>	<u>Blind Box</u>	<u>Payment Method</u>	<u>Payment Amount</u>	<u>Amount Due</u>
0	0	0		Invoice	\$0.00	96.48
<u>Net Amount</u>		<u>Total Amount</u>				
\$96.48		\$96.48				

Planning
16-1 of 03/25/14
ZC 7794

UT
San Diego

Ad Number 0010822138-01
Ad Type CLS NC Legal

Pick Up

Production Method
AdBooker

Ad Size 3.22 x 6.05
Columns/Inches 2x6.04
Color

WYSIWYG Content

**PROOF OF PUBLICATION
(2015.5 C.C.P.)**

**STATE OF CALIFORNIA
County of Riverside**

I am a citizen of the United States and a resident of the County aforesaid: I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the principal clerk of the printer of

THE CALIFORNIAN

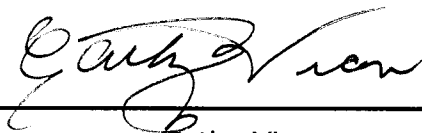
An Edition of the North County Times

A newspaper of general circulation, published DAILY in the City of Temecula, California, 92590, County of Riverside, Three Lake Judicial District, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under the date of February 26, 1991, Case Number 209105; that the notice, of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof, on the following dates, to wit:

March 11TH, 2014

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

Dated at TEMECULA, California, this
11TH, day of **March, 2014**



Cathy Viars
Legal Advertising
The Californian

Proof of Publication of

**NOTICE OF PUBLIC HEARING BEFORE THE
BOARD OF SUPERVISORS OF RIVERSIDE COUNTY
ON A CHANGE OF ZONE AND TENTATIVE TRACT MAP,
THIRD SUPERVISORIAL DISTRICT AND
NOTICE OF INTENT TO ADOPT A
MITIGATED NEGATIVE DECLARATION**

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FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT MATT STRAITE, PROJECT PLANNER, AT (951) 955-8631 OR EMAIL mstrait@rcclma.org

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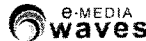
Please send all written correspondence to: Clerk of the Board,
4080 Lemon Street, 1st Floor, Post Office Box 1147,
Riverside, CA 92502-1147

Dated: March 6, 2014
Kecia Harper-Ihem, Clerk of the Board
By: Cecilia Gil, Board Assistant, Published: March 11, 2014

FOR BILLING INQUIRIES:
CALL (951) 368-9710
EMAIL billinginquiry@pe.com



THE PRESS-ENTERPRISE pe.com



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

04/14/2014	I01260582-04142014	PO# Ord. 348.4774, BOARD OF SUPER	Press-Enterprise	2 x 84 LI	168	1	1.29	217.10	217.10
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Order Placed by: Cecilia Gil

*Planning
16-1 of 04/08/14
207794
lhw*

Legal Advertising Invoice

BALANCE
\$217.10

SALES CONTACT INFORMATION		ADVERTISER INFORMATION			
1	25	5	6	7	2
BILLING PERIOD	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER	ADVERTISER/CLIENT NAME		
04/14/2014 - 04/14/2014	100141323	100141323	BOARD OF SUPERVISORS		

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR REMITTANCE

2				ADVERTISER/CLIENT NAME	
BOARD OF SUPERVISORS					
1		6		7	
BILLING PERIOD		BILLED ACCOUNT NUMBER		ADVERTISER/CLIENT NUMBER	
04/14/2014 - 04/14/2014		100141323		100141323	
23		24		3	
BALANCE		INVOICE NUMBER		TERMS OF PAYMENT	
\$217.10		101260582-04142014		DUE UPON RECEIPT	



Legal Advertising Invoice

8 BILLING ACCOUNT NAME AND ADDRESS

9 REMITTANCE ADDRESS

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
P.O. BOX 1147
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

PROOF OF PUBLICATION (2010, 2015.5 C.C.P)

Publication(s): The Press-Enterprise

PROOF OF PUBLICATION OF

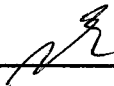
Ad Desc.: / Ord. 348.4774

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, under date of August 25, 1995, Case Number 267864, under date of February 4, 2013, Case Number RIC 1215735, under date of July 25, 2013, Case Number RIC 1305730, and under date of September 16, 2013, Case Number RIC 1309013; 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:

04/14/2014

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

Date: April 14, 2014
At: Riverside, California



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

Ad Number: 0001260582-01

P.O. Number: Ord. 348.4774

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

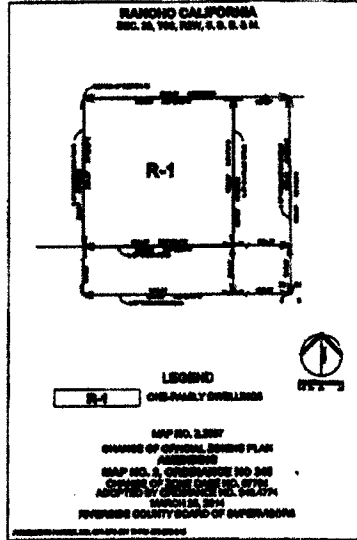
ORDINANCE NO. 348.4774

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 Rancho California Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2357, Change of Zone Case No. 7794" which map is made a part of this ordinance.

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



Jeff Stone, Chairman of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on April 8, 2014, the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

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

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

4/14

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San Diego

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Order Confirmation

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16-1 of 04/28/14
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