

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

308B



**FROM:** County Counsel/Planning

**SUBMITTAL DATE:**  
December 15, 2015

**SUBJECT:** Ordinance No. 348.4819  
District 3


**RECOMMENDED MOTION:** That the Board of Supervisors:  
Adopt Ordinance No. 348.4819 amending the zoning in the Rancho California Area shown on  
Map No. 2.2383 Change of Zone Case No. 7739.

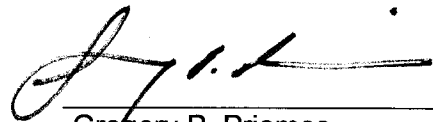
**BACKGROUND:**

**Summary**

Change of Zone Case No. 7739 (CZ 7739) changes the zoning from Light Agricultural - 5 Acre Minimum (A-1-5) to Planned Residential (R-4) on approximately 53.94 gross acres. The public hearing for CZ 7739 was held on November 4, 2014 as Agenda Item No. 16-2. At the conclusion of public testimony, the Board of Supervisors closed the public hearing, adopted a Mitigated Negative Declaration for Environmental Assessment No. 41782 and tentatively approved CZ 7739. Pursuant to Section 4.1 of Ordinance No. 348, the County's unincorporated area is placed in mapped zoning districts.

Departmental Concurrence

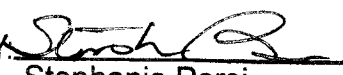
  
Steve Weiss, AICP  
Planning Director

  
Gregory P. Priamos  
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	

<b>SOURCE OF FUNDS:</b>	<b>Budget Adjustment:</b>
	<b>For Fiscal Year:</b>

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

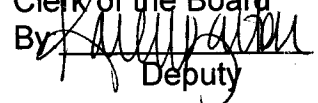
BY:   
Stephanie Persi

**County Executive Office Signature**

**MINUTES OF THE BOARD OF SUPERVISORS**

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

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley  
Nays: None  
Absent: None  
Date: January 12, 2016  
xc: Co.Co., Planning, MC, COB(2)

Kecia Harper-Ihem  
Clerk of the Board  
By:   
Deputy

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

2-4

**SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**  
**FORM 11: Ordinance No. 348.4819**

District 3

**DATE:** December 15, 2015

**PAGE:** Page 2 of 2

Adoption of Ordinance No. 348.4819 will finalize the Board's tentative action on CZ 7739, formally change the property's zoning classification and amend the County's zoning map to reflect the new zoning classification.

CZ 7739 is associated with General Plan Amendment No. 954, which was considered concurrently at the public hearing on November 4, 2014. There was no implementing project with CZ 7739.

The property is located north of Benton Road, south of Yates Road, east of Washington Street and west of the Lake Skinner Recreation Area.

**Impact on Citizens and Businesses**

The impacts of processing Change of Zone Case No. 7739 and adoption of this ordinance have been evaluated through the environmental review and public hearing process by staff, the Planning Commission and the Board of Supervisors. The opportunity for public review and comment was provided during the public hearings scheduled for this change of zone and any verbal or written testimony provided by the public was considered by the hearing body at that time. Today's action will finalize the Board's tentative action that was taken on November 4, 2014 pursuant to Agenda Item No. 16-2 and formally change the property's zoning classification.

**SUPPLEMENTAL:**

**Additional Fiscal Information**

There is no fiscal impact to the County because the cost for processing Change of Zone Case No. 7739 has been borne by the applicant.

**Contract History and Price Reasonableness**

N/A

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

- A. Ordinance No. 348.4819
- B. Vicinity/Policy Areas Map
- C. Proposed Zoning Map

1 ORDINANCE NO. 348.4819

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

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

5 Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as  
6 amended, are further amended by placing in effect in the Rancho California Area, the zone or zones as  
7 shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No.  
8 2.2383, Change of Zone Case No. 7739" which map is made a part of this ordinance.

9 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  
**JOHN J. BENOIT**

15 ATTEST:  
16 KECIA HARPER-IHEM  
17 Clerk of the Board

18 By:  deputy

19 (SEAL)

21 APPROVED AS TO FORM  
22 December 17, 2015

23 By:   
24 MICHELLE CLACK  
25 Deputy County Counsel

JAN 12 2016 2-4


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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 January 12, 2016, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

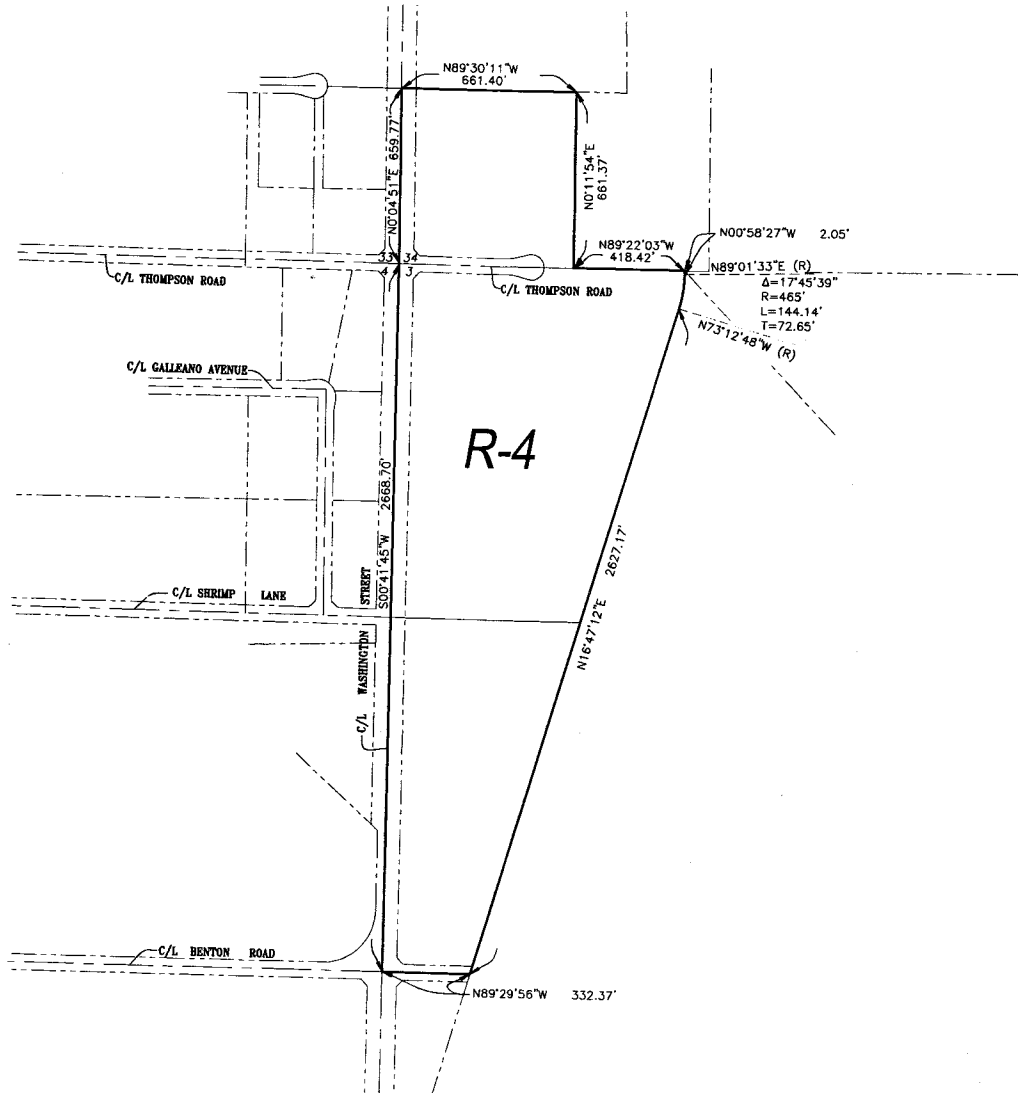
AYES:                   Jeffries, Tavaglione, Washington Benoit and Ashley  
NAYS:                   None  
ABSENT:                 None

DATE:        January 12, 2016

KECIA HARPER-IHEM  
Clerk of the Board  
BY:   
Deputy

SEAL

RANCHO CALIFORNIA AREA  
 SEC. 34 T 6 S, R 2 W S. B. & M.  
 SEC. 3 T 7 S, R 2 W S. B. & M.

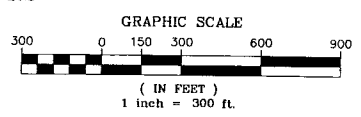


**LEGEND**  
 R-4 PLANNED RESIDENTIAL

MAP NO. 2.2383  
 CHANGE OF OFFICIAL ZONING PLAN  
 AMENDING  
 MAP NO. 2, ORDINANCE NO. 348  
 CHANGE OF ZONE CASE NO. 7739

ADOPTED BY ORDINANCE NO. 348.4819

RIVERSIDE COUNTY BOARD OF SUPERVISORS



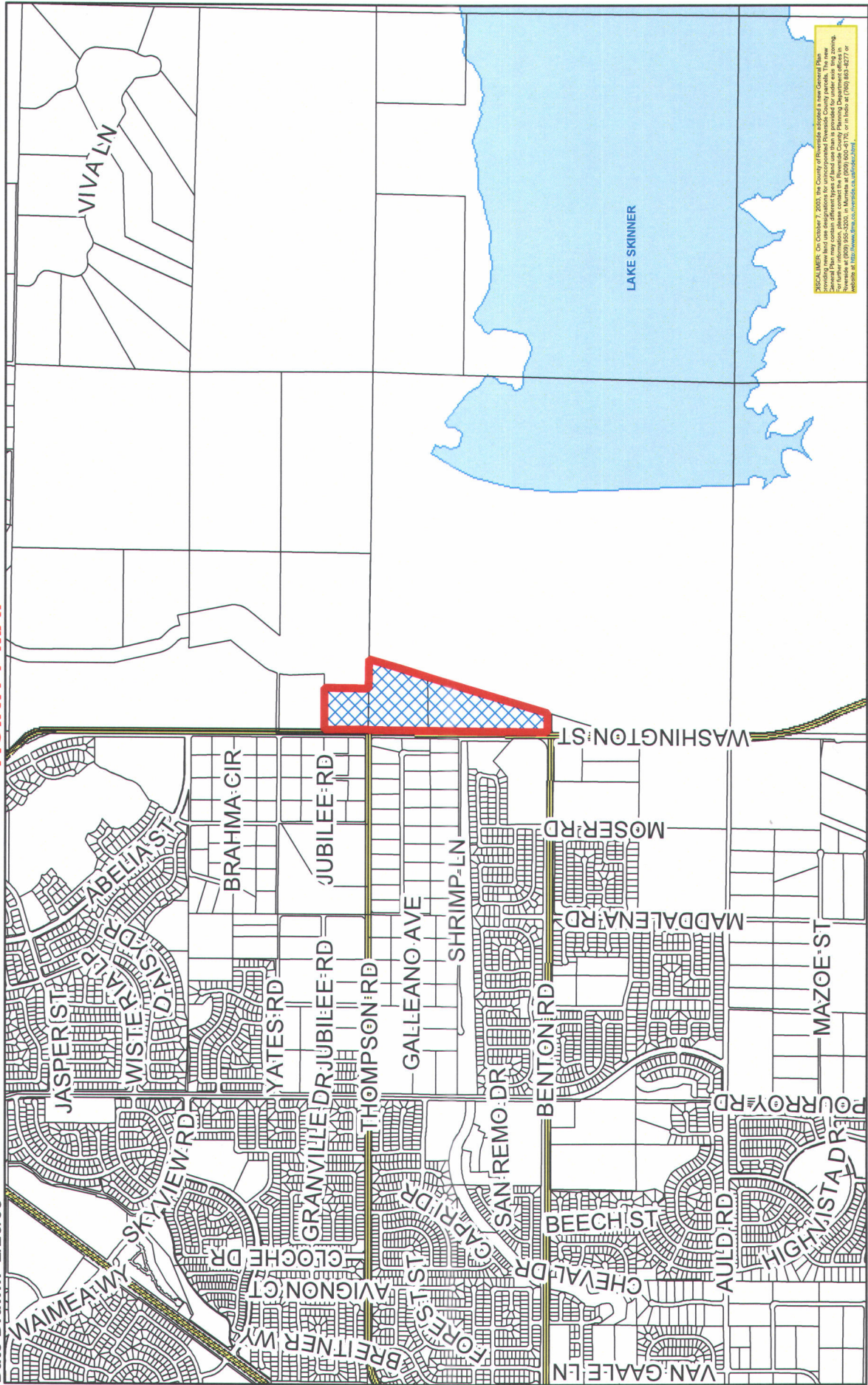
APN'S 964-030-008, 964-030-007, 472-210-003

Supervisor Stone  
District 3

Date Drawn: 2/26/08

**GPA00954**  
**VICINITY MAP**

Planner: Amy Aldana  
Date: 3/06/08  
VICINITY MAP



RECALIBERS: On October 7, 2005, the County of Riverside adopted a new General Plan providing new local use designations for unincorporated Riverside County parcels. The new designations are effective January 1, 2006. For more information on the new designations, please contact the Riverside County Planning Department office at (909) 955-3300, in Murietta at (909) 900-8176, or in Inyo at (760) 983-4277 or <http://www.riverside.ca.gov/planninganddevelopment/>.

**RIVERSIDE COUNTY PLANNING DEPARTMENT**

Zone Rancho California  
Area: T6SR2W  
Township/Range: T6SR2W  
Section : 3 & 4

Assessors  
Bk. Pg. 472-21  
Thomas 964-03  
Bros. Pg. 899 G7



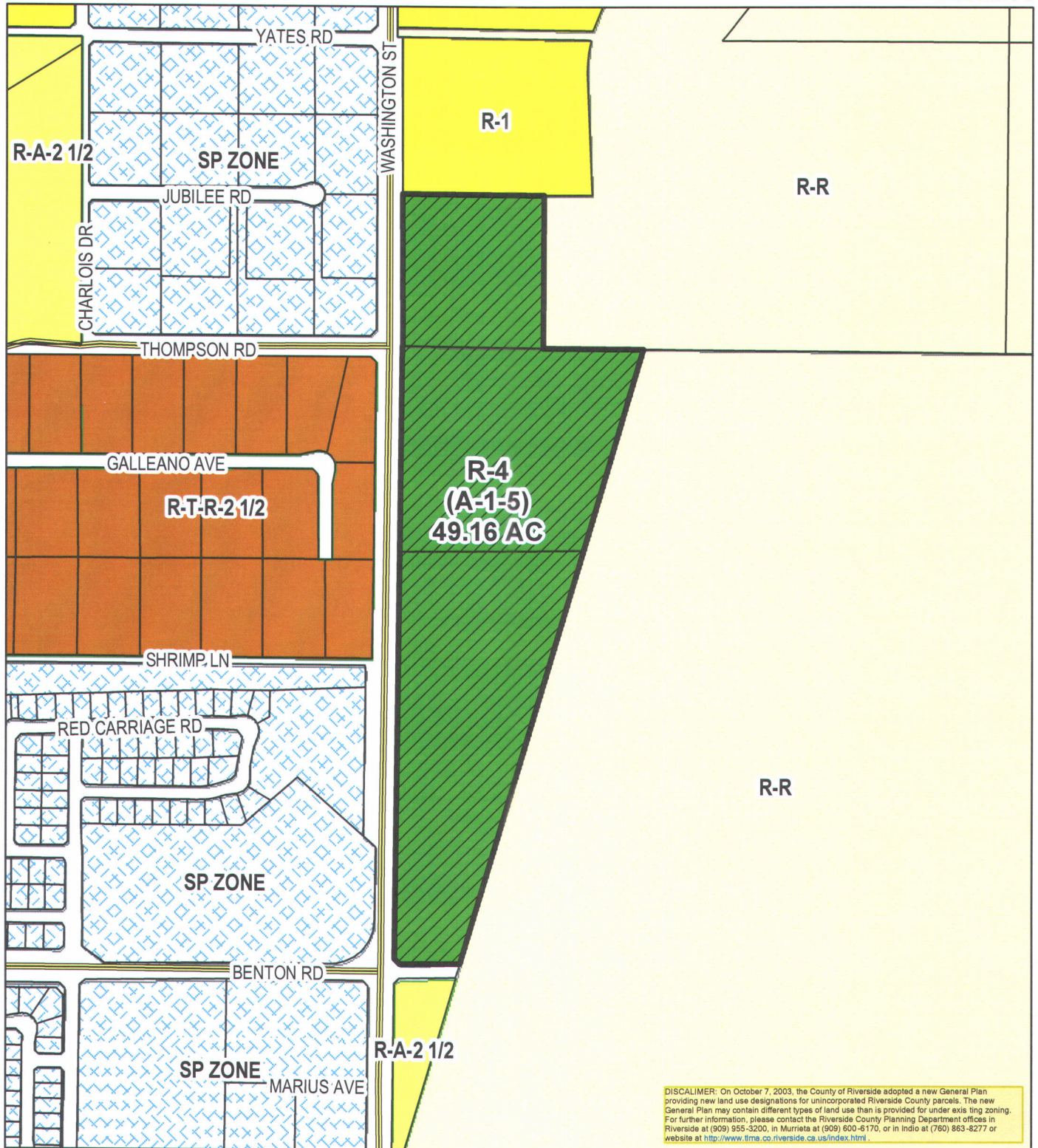


Supervisor Stone  
District 3  
Date Drawn: 2/26/08

**CZ07739 GPA00954**

Planner: Amy Aldana  
Date: 3/06/08  
Exhibit 3

**PROPOSED ZONING**



DISCALIMER: On October 7, 2003, the County of Riverside adopted a new General Plan providing new land use designations for unincorporated Riverside County parcels. The new General Plan may contain different types of land use than is provided for under existing zoning. For further information, please contact the Riverside County Planning Department offices in Riverside at (909) 955-3200, in Murrieta at (909) 600-6170, or in Indio at (760) 863-8277 or website at <http://www.tlma.co.riverside.ca.us/index.html>.

**RIVERSIDE COUNTY PLANNING DEPARTMENT**

Area  
Plan: Rancho California  
Township/Range: T6SR2W  
Section: 3 & 4



Assessors  
Bk. Pg. 472-21  
Thomas 964-03  
Bros. Pg. 899 G7



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

January 13, 2016

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. 348.4819

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **ONE (1) TIME** on **Monday, January 18, 2016.**

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**

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**From:** PEC Legals Master <legalsmaster@pe.com>  
**Sent:** Wednesday, January 13, 2016 8:18 AM  
**To:** Gil, Cecilia  
**Subject:** Re: FOR PUBLICATION: Adoption of Ord. No. 348.4819

Received for publication on Jan. 18. Proof with cost to follow.

Thank You.

Legal Advertising Phone: 1-800-880-0345 / Fax: 951-368-9018 / E-mail: [legals@pe.com](mailto:legals@pe.com)

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**\*\*Employees of The Press-Enterprise are not able to give legal advice of any kind\*\***

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**The Press-Enterprise** PE.COM / UNIDOS

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**From:** Gil, Cecilia <CCGIL@rcbos.org>  
**Sent:** Wednesday, January 13, 2016 7:51 AM  
**To:** PEC Legals Master  
**Subject:** FOR PUBLICATION: Adoption of Ord. No. 348.4819

Good morning! Attached is an Adoption of Ordinance, for publication on Monday, Jan. 18, 2016. Please confirm.  
THANK YOU!

*Cecilia Gil*

Board Assistant

Clerk of the Board of Supervisors

(951) 955-8464

MS# 1010

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

(INSERT ORDINANCE NO. 348.4819)

(INSERT EXHIBIT MAP)

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 **January 12, 2016** the foregoing Ordinance consisting of two (2) sections was adopted by said Board by the following vote:

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

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

Alternative formats available upon request to individuals with disabilities.

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2 AN ORDINANCE OF THE COUNTY OF RIVERSIDE

3 AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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10  
11 ~~BOARD OF SUPERVISORS OF THE COUNTY  
12 OF RIVERSIDE, STATE OF CALIFORNIA~~

13 By: \_\_\_\_\_  
14 Chairman, Board of Supervisors

15 ATTEST:  
16 KECIA HARPER-IHEM  
17 Clerk of the Board

18  
19 By: \_\_\_\_\_

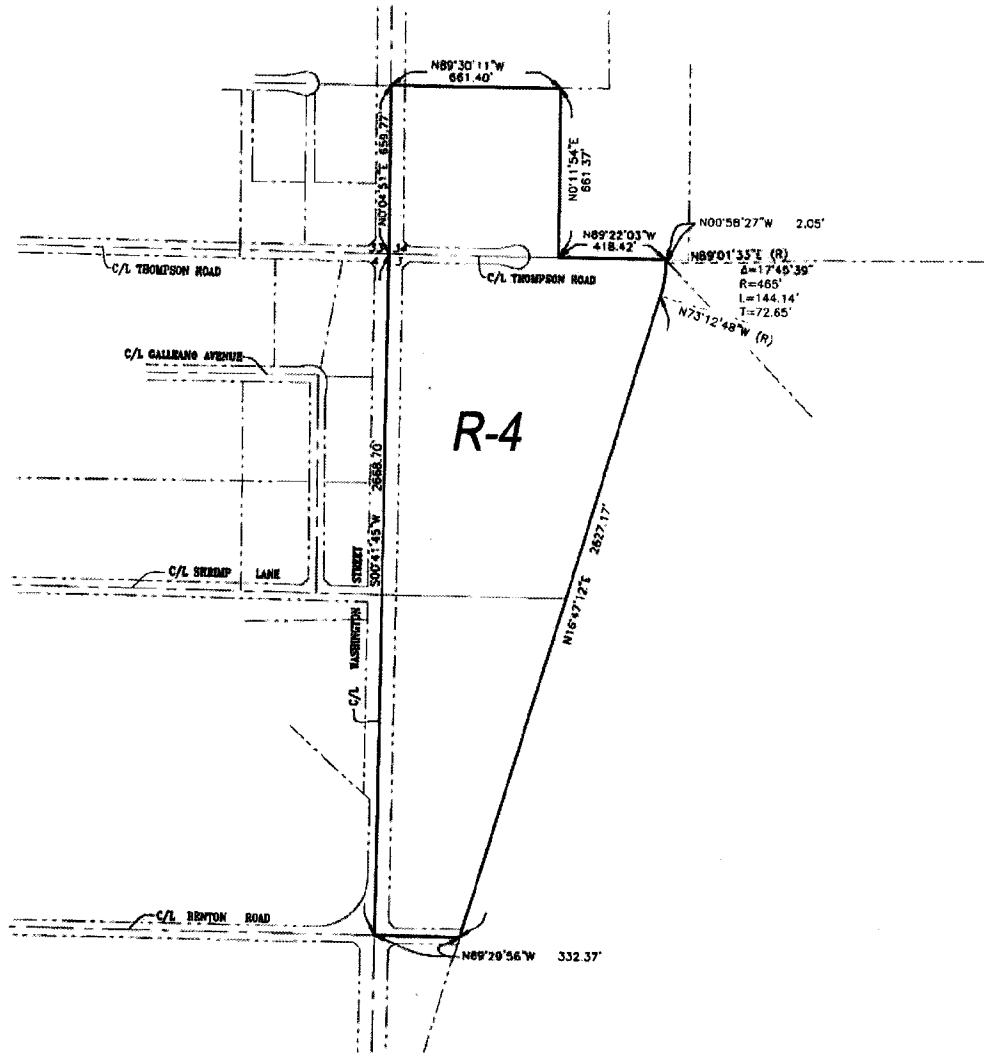
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22  
23 APPROVED AS TO FORM  
24 December 17, 2015

25  
26 By:   
27 MICHELLE CLACK  
Deputy County Counsel

28 MPC/sk  
12/15

RANCHO CALIFORNIA AREA  
 SEC. 34 T 6 S, R 2 W S. B. & M.  
 SEC. 3 T 7 S, R 2 W S. B. & M.

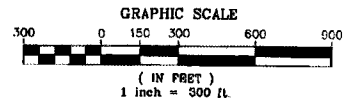


**LEGEND**  
 R-4 PLANNED RESIDENTIAL

MAP NO. 2.2383  
 CHANGE OF OFFICIAL ZONING PLAN  
 AMENDING  
 MAP NO. 2, ORDINANCE NO. 318  
 CHANGE OF ZONE CASE NO. 7739

ADOPTED BY ORDINANCE NO. 348.4819

RIVERSIDE COUNTY BOARD OF SUPERVISORS



APN'S 964-030-008, 964-030-007, 472-210-003