

COUNTY OF RIVERSIDE  
SPECIALIZED DEPARTMENT RECEIPT  
Permit Assistance Center

O\* REPRINTED \* I0800487

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

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

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

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

Received from: NNH PROPERTIES LLC \$64.00  
paid by: CK 1025  
CFG FOR EA41826 (GPA00997)  
paid towards: CFG05173 CALIF FISH & GAME: DOC FEE  
at parcel: 72189 VARNER RD THOU  
appl type: CFG3

By \_\_\_\_\_ Feb 14, 2008 15:52  
KHAFLIGE posting date Feb 14, 2008

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

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

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

COUNTY OF RIVERSIDE  
SPECIALIZED DEPARTMENT RECEIPT  
Permit Assistance Center

S\* REPRINTED \* I1502177

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

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

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

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

Received from: NNH PROPERTIES LLC \$2,210.00  
paid by: CK 1517  
CFG FOR EA41826 (GPA00997)  
paid towards: CFG05173 CALIF FISH & GAME: DOC FEE  
at parcel: 72189 VARNER RD THOU  
appl type: CFG3

By \_\_\_\_\_ Aug 26, 2015 13:57  
JCMITCHE posting date Aug 26, 2015

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

Account Code	Description	Amount
658353120100208100	CF&G TRUST	\$2,210.00

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

January 26, 2016

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

PH : (951) 368-9225  
E-MAIL: [legals@pe.com](mailto:legals@pe.com)

RE: NOTICE OF PUBLIC HEARING: GPA 997 and ZC 7888

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **One (1) time on Friday, January 29, 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**

---

**From:** PEC Legals Master <legalsmaster@pe.com>  
**Sent:** Tuesday, January 26, 2016 8:22 AM  
**To:** Gil, Cecilia  
**Subject:** Re: FOR PUBLICATION: GPA 997 ZC 7888

Received for publication on Jan. 29. 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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**From:** Gil, Cecilia <CCGIL@rcbos.org>  
**Sent:** Tuesday, January 26, 2016 7:56 AM  
**To:** PEC Legals Master  
**Subject:** FOR PUBLICATION: GPA 997 ZC 7888

Notice of Public Hearing, for publication on Friday, Jan. 29, 2016. Please confirm. THANK YOU!

*Cecilia Gil*

Board Assistant

Clerk of the Board of Supervisors

(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

January 26, 2016

THE DESERT SUN  
ATTN: LEGALS  
P.O. BOX 2734  
PALM SPRINGS, CA 92263

PH : (760) 778-4578  
E-MAIL: [legals@thedesertsun.com](mailto:legals@thedesertsun.com)

RE: NOTICE OF PUBLIC HEARING: GPA 997 and ZC 7888

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **One (1) time on Friday, January 29, 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

---

**From:** Email, TDS-Legals <legals@thedesertsun.com>  
**Sent:** Tuesday, January 26, 2016 8:28 AM  
**To:** Gil, Cecilia  
**Subject:** RE: FOR PUBLICATION: GPA 997 ZC 7888

Good Morning!

Ad received and will publish on date(s) requested.

**Charlene Moeller** | Customer Care Representative / Legals

The Desert Sun Media Group  
750 N. Gene Autry Trail, Palm Springs, CA 92262  
t 760.778.4578 | f 760.778.4528 e: [legals@thedesertsun.com](mailto:legals@thedesertsun.com)

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This email and any files transmitted with it are confidential and intended for the individual to whom they are addressed. If you have received this email in error, please notify the sender and delete the message from your system

**From:** Gil, Cecilia [<mailto:CCGIL@rcbos.org>]  
**Sent:** Tuesday, January 26, 2016 7:57 AM  
**To:** Email, TDS-Legals <legals@thedesertsun.com>  
**Subject:** FOR PUBLICATION: GPA 997 ZC 7888

Good morning!

Notice of Public Hearing, for publication on Friday, Jan. 29, 2016. Please confirm. THANK YOU!

*Cecilia Gil*

Board Assistant  
Clerk of the Board of Supervisors  
(951) 955-8464  
MS# 1010

**NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A GENERAL PLAN AMENDMENT AND A CHANGE OF ZONE IN THE FOURTH SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO ADOPT A 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 1<sup>st</sup> Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 9, 2016 at 9:00 A.M.** or as soon as possible thereafter, to consider the application submitted by NNH Properties, LLC – Coachella Valley Engineers, on **General Plan Amendment No. 997**, which proposes to amend the foundation component from Open Space (OS) to Community Development (CD), and to amend land use from Rural (RUR) to Light Industrial (L1) (0.25 – 0.60 FAR); and, **Change of Zone No. 7888**, which proposes to change the zoning from W-2-10 (Controlled Development Area, 10-Acre Minimum) to M-SC (Manufacturing-Service Commercial) on two parcels, totaling 160-acres, or such other zones as the Board may find appropriate (“the project”). The project is located north of Vista Chino, west of Rio Del Sol Road, and east of Varner road in the Western Coachella Valley – Thousand Palms Area, Fourth Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the Negative Declaration for **Environmental Assessment No. 41826**.

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, 12<sup>th</sup> Floor, Riverside, California 92501.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOHN HILDEBRAND, PROJECT PLANNER, AT (951) 955-1888 OR EMAIL [jhildebr@rctima.org](mailto:jhildebr@rctima.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.

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Lisa Wagner at (951) 955-1063, 72 hours prior to hearing.

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

Dated: January 26, 2016      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 January 26, 2016, I forwarded to Riverside County Clerk & Recorder's Office a copy of the following document:

### **NOTICE OF PUBLIC HEARING**

GPA 997 and ZC 7888

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:** February 9, 2016 @ 9:00 A.M.

SIGNATURE: Cecilia Gil      DATE: January 26, 2016  
Cecilia Gil



## Gil, Cecilia

---

**From:** Buie, Tammie <tbuie@asrclkrec.com>  
**Sent:** Tuesday, January 26, 2016 8:04 AM  
**To:** Gil, Cecilia; Acevedo, Amy; Kennemer, Bonnie; Meyer, Mary Ann  
**Subject:** RE: FOR POSTING: GPA 997 ZC 7888

Rec'd and will be posted.

Thank you

Tammie Buie

**From:** Gil, Cecilia [mailto:CCGIL@rcbos.org]  
**Sent:** Tuesday, January 26, 2016 7:58 AM  
**To:** Acevedo, Amy; Buie, Tammie; Kennemer, Bonnie; Meyer, Mary Ann  
**Subject:** FOR POSTING: GPA 997 ZC 7888

Notice of Public Hearing for POSTING. Please confirm. THANK YOU!

*Cecilia Gil*

Board Assistant  
Clerk of the Board of Supervisors  
(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 County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on January 26, 2016, I mailed a copy of the following document:

## **NOTICE OF PUBLIC HEARING**

GPA 997 and ZC 7888

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:** February 9, 2016 @ 9:00 AM

SIGNATURE: Cecilia Gil      DATE: January 26, 2016  
Cecilia Gil

# PROPERTY OWNERS CERTIFICATION FORM

I, VINNIE NGUYEN, certify that on 10/6/2015,

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

APN (s) or case numbers GPA00997 For

Company or Individual's Name Planning Department,

Distance buffered 2400'.

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

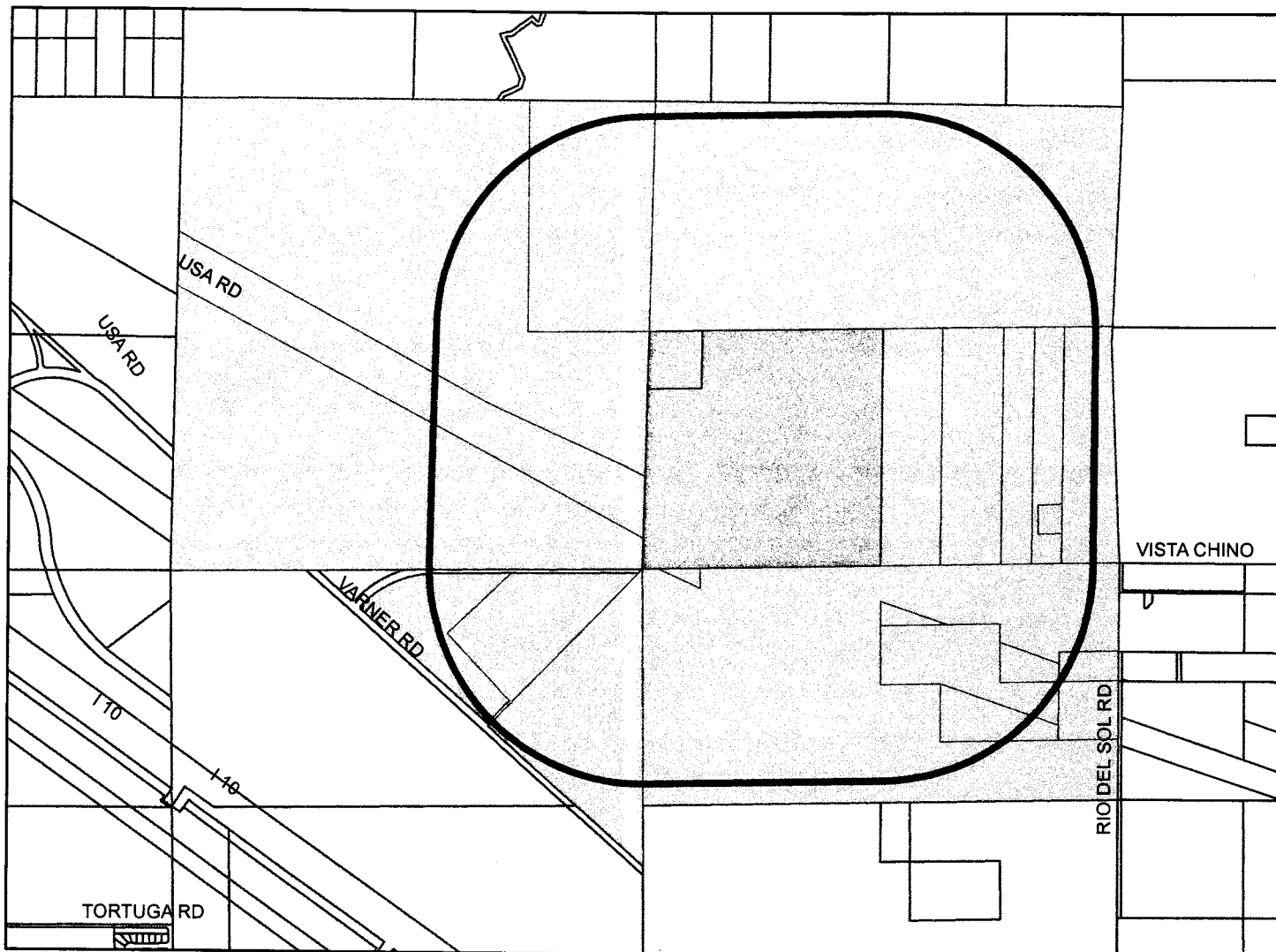
TITLE GIS Analyst

ADDRESS: 4080 Lemon Street 2<sup>nd</sup> Floor

Riverside, Ca. 92502

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

# GPA00997 (2400 feet buffer)



## Selected Parcels

670-040-008 670-070-009 670-070-010 670-040-005 670-040-003 670-040-007 670-040-004 670-040-013 670-040-014 670-090-003  
670-070-003 670-040-010 670-090-007 670-090-008 670-090-001 670-090-002 670-090-004 670-090-006 670-040-001 670-040-009  
670-040-011 670-040-012 670-090-005 670-040-006



1,900 950 0 1,900 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: 670040001, APN: 670040001  
TED DUMAS  
11577 WILLIAMS HWY  
GRANTS PASS OR 97527

ASMT: 670040014, APN: 670040014  
NNH PROP  
201 OCEAN AVE APT 1009B  
SANTA MONICA CA 90402

ASMT: 670040003, APN: 670040003  
KATHY RUE, ETAL  
30 MERILL DR  
PALM DESERT CA 92260

ASMT: 670070003, APN: 670070003  
PRESTO PROP  
27703 CLIO LN  
SANTA CLARITA CA 91351

ASMT: 670040004, APN: 670040004  
MARY ESCAMILLA  
P O BOX 265  
THOUSAND PALMS CA 92276

ASMT: 670070010, APN: 670070010  
F JONES, ETAL  
P O BOX 2724  
PALM SPRINGS CA 92262

ASMT: 670040005, APN: 670040005  
TRACY BUTLER, ETAL  
2 CAMBRIDGE CT  
RANCHO MIRAGE CA 92270

ASMT: 670090003, APN: 670090003  
PAUL OSOSKI  
77 FORDHAM DR  
BUFFALO NY 14216

ASMT: 670040006, APN: 670040006  
YVONNE ALLEN, ETAL  
C/O YVONNE ALLEN  
72880 SONORA DR  
PALM DESERT CA 92260

ASMT: 670090005, APN: 670090005  
USA 670  
UNKNOWN 01-18-90

ASMT: 670040007, APN: 670040007  
JEFFORD JONES, ETAL  
P O BOX 361  
THOUSAND PLMS CA 92276

ASMT: 670090006, APN: 670090006  
SOUTHERN CALIFORNIA EDISON CO  
P O BOX 410  
LONG BEACH CA 90801

ASMT: 670040008, APN: 670040008  
MIGUEL QUINTERO, ETAL  
80547 VIRGINIA AVE  
INDIO CA 92201

ASMT: 670090008, APN: 670090008  
SOUTHERN CALIF EDISON CO  
P O BOX 800  
ROSEMEAD CA 91770

GPA 997 207888

28

ASMT: 670040001, APN: 670040001  
TED DUMAS  
11577 WILLIAMS HWY  
GRANTS PASS OR 97527

ASMT: 670040014, APN: 670040014  
NNH PROP  
201 OCEAN AVE APT 1009B  
SANTA MONICA CA 90402

ASMT: 670040003, APN: 670040003  
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30 MERILL DR  
PALM DESERT CA 92260

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PRESTO PROP  
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SANTA CLARITA CA 91351

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THOUSAND PALMS CA 92276

ASMT: 670070010, APN: 670070010  
F JONES, ETAL  
P O BOX 2724  
PALM SPRINGS CA 92262

ASMT: 670040005, APN: 670040005  
TRACY BUTLER, ETAL  
2 CAMBRIDGE CT  
RANCHO MIRAGE CA 92270

ASMT: 670090003, APN: 670090003  
PAUL OSOSKI  
77 FORDHAM DR  
BUFFALO NY 14216

ASMT: 670040006, APN: 670040006  
YVONNE ALLEN, ETAL  
C/O YVONNE ALLEN  
72880 SONORA DR  
PALM DESERT CA 92260

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80547 VIRGINIA AVE  
INDIO CA 92201

ASMT: 670090008, APN: 670090008  
SOUTHERN CALIF EDISON CO  
P O BOX 800  
ROSEMEAD CA 91770



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EMAIL [billinginquiry@pe.com](mailto:billinginquiry@pe.com)

DATE	ORDER NUMBER	PO Number	PRODUCT	SIZE	AMOUNT
1/29/16	0010131449		PE Riverside	2 x 83 Li	240.70
Invoice text: GPA 997 ZC 7888					
					RECEIVED RIVERSIDE COUNTY CLERK / BOARD OF SUPERVISORS 2016 FEB - 5 PM 2: 52
Placed by: Cecilia Gil					Planning 16-6 of 02/09/16 ZC 7888
<b>Legal Advertising Invoice</b>					<b>BALANCE DUE</b>
					240.70

SALES/CONTACT INFORMATION		ADVERTISER INFORMATION			
		BILLING DATE	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER	ADVERTISER/CLIENT NAME
Maria Tinajero 951-368-9225		01/29/2016	1100141323	1100141323	BOARD OF SUPERVISORS

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR REMITTANCE

ADVERTISER/CLIENT NAME		
BOARD OF SUPERVISORS		
BILLING DATE	BILLED ACCOUNT NUMBER	ADVERTISER/CLIENT NUMBER
01/29/2016	1100141323	1100141323
BALANCE DUE	ORDER NUMBER	TERMS OF PAYMENT
240.70	0010131449	DUE UPON RECEIPT

BILLING ACCOUNT NAME AND ADDRESS

REMITTANCE ADDRESS

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

The Press-Enterprise  
Dept LA 24453  
Pasadena, CA 91185-4453

# THE PRESS-ENTERPRISE

1825 Chicago Ave, Suite 100  
Riverside, CA 92507  
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.: GPA 997 ZC 7888

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, 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:

01/29/2016

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

Date: Jan 29, 2016

At: Riverside, California



Legal Advertising Representative, The Press-Enterprise

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

Ad Number: 0010131449-01

P.O. Number:

### Ad Copy:

#### NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A GENERAL PLAN AMENDMENT AND A CHANGE OF ZONE IN THE FOURTH SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO ADOPT A 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, February 9, 2016 at 9:00 A.M.** or as soon as possible thereafter, to consider the application submitted by NNH Properties, LLC - Coachella Valley Engineers, on **General Plan Amendment No. 997**, which proposes to amend the foundation component from Open Space (OS) to Community Development (CD), and to amend land use from Rural (RUR) to Light Industrial (L1) (0.25 - 0.60 FAR); and, **Change of Zone No. 7888**, which proposes to change the zoning from W-2-10 (Controlled Development Area, 10-Acre Minimum) to M-SC (Manufacturing-Service Commercial) on two parcels, totaling 160-acres, or such other zones as the Board may find appropriate ("the project"). The project is located north of Vista Chino, west of Rio Del Sol Road, and east of Varner road in the Western Coachella Valley - Thousand Palms Area, Fourth Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and adopt the Negative Declaration for **Environmental Assessment No. 41826**.

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 JOHN HILDEBRAND, PROJECT PLANNER, AT (951) 955-1888 OR EMAIL [jhildebr@rcplma.org](mailto:jhildebr@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.

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Lisa Wagner at (951) 955-1063, 72 hours prior to hearing.

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

Dated: January 26, 2016

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

1/29



**Aparicio, Ashley**

---

**From:** Dan Silver <dsilverla@me.com>  
**Sent:** Saturday, February 06, 2016 12:55 PM  
**To:** Benoit, John; Jeffries, Kevin; Ashley, Marion; District3; cwashington@rcbos.org; Tavaglione, John; COB  
**Cc:** Johnson, George; Perez, Juan; Weiss, Steven; Clack, Shellie; Balderrama, Olivia; Field, John; Magee, Robert; Mike Gialdini; Hernandez, Steven  
**Subject:** RE: Items 16-1, 16-3 to 16-6; Hearing Date: February 9, 2016  
**Attachments:** EHL-BoS-Items16.1, 16.3 to 16.6-2.9.16.pdf

February 6, 2016

The Hon John Benoit, Chair  
Riverside County Board of Supervisors  
4080 Lemon St  
Riverside CA 92501

**RE: Items 16-1, 16-3 to 16-6; Hearing Date: February 9, 2016**

Dear Chairman Benoit and Members of the Board:

Please find written testimony for your consideration.

With best wishes,  
Dan Silver

Dan Silver, Executive Director  
Endangered Habitats League  
8424 Santa Monica Blvd., Suite A 592  
Los Angeles, CA 90069-4267

213-804-2750  
[dsilverla@me.com](mailto:dsilverla@me.com)  
[www.ehleague.org](http://www.ehleague.org)

# ENDANGERED HABITATS LEAGUE

DEDICATED TO ECOSYSTEM PROTECTION AND SUSTAINABLE LAND USE



February 6, 2016

*VIA ELECTRONIC MAIL*

The Hon. John Benoit, Chair  
Riverside County Board of Supervisors  
4080 Lemon St  
Riverside CA 92501

**RE: Items 16.1, 16-3 to 16-6, Hearing Date: February 9, 2016**

Dear Chairperson Benoit and Members of the Board:

Endangered Habitats League (EHL) appreciates the opportunity to provide written testimony on three items before you. For your reference, EHL served on the advisory committees for all three components of the Riverside County Integrated Project. As you consider these items we urge discipline against *ad hoc* amendments to the General Plan that lack a compelling planning rationale.

**Item 16-1 (Lake Mathews) – *Oppose***

This proposal would create a large residential lot subdivision from currently agricultural zoning. Such large lots are a highly inefficient use of land and create a maximally GHG-intensive pattern of development. There is no demonstrable need for additional such housing capacity.

**Item 16-3, GPA 943 (Winchester) - *Oppose***

This proposal would violate an established boundary of Community Development and Rural Community. The *original* staff recommendation for denial of initiation was correct.

**Item 16-4, GPA 945 – *Oppose***

The conversion of this 19-acre Rural parcel to Community Development (commercial retail) would “leapfrog” over vacant parcels already so designated. Note that this GPA was initially recommended for denial of initiation by staff.

**Item 16-5, GPA 921 (Menifee Valley/Sun City) – *Oppose***

This 78-acre Rural property is in an area previously identified in the General Plan for its rural character. It functions as a "community separator." No significant new circumstances justify a foundation change to Community Development. *Indeed, with the incorporation of Menifee, any urbanization should proceed over time through an orderly process of annexation rather than through piecemeal tract maps in the unincorporated area.* No absorption analysis has demonstrated the need for more urban-designated land in the region, and even if so, there is no indication that this site is optimal from a greenhouse gas or planning perspective.

**Item 16-6, GPA 997 – *Oppose***

The initial staff recommendation for *not* proceeded with this change from OS-Rural to CD-Light Industrial on 160 acres was based on no new conditions or circumstances, lack of infrastructure, and a surplus of unused Light Industrial land in the area. The proposed conversion of only part of the site does not change these facts.

Thank you for considering our views.

Yours truly,

A handwritten signature in black ink, appearing to read "Dan Silver", is written over a light gray rectangular background.

Dan Silver  
Executive Director

# The Desert Sun LLC

mydesert.com

750 N. Gene Autry Trail  
 Palm Springs, CA 92262  
 Billing Inquiries: (866) 875-0854  
 Main Office: (760) 322-8889

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 P.O. Box 677368 Dallas, TX 75267-7368  
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RIVERSIDE COUNTY-BOARD OF SUP.  
 PO BOX 1147  
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Customer No.	Invoice No.
RIV069	0005505565
For the Period	Thru
12/28/15	01/31/16
<b>Due Date</b>	<b>Amount Due</b>
02/15/16	3,942.00
<b>AMOUNT PAID</b>	

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1228			BALANCE FORWARD						872.00
0101	CLS	0001	CUP 3728 F No 0003: NOTIC	2	2	70.00	280.00		286.00
0106	CLS	0001	GPA 955 No 0031: NOTICE OF P	2	2	62.00	248.00		254.00
0110	CLS	0001	No 0055: NOTICE OF PUB	2	2	58.00	232.00		238.00
0113	CLS	0001	No 0069: BOARD OF SUPER	2	2	49.00	196.00		202.00
0120	CLS	0001	No 0101: Notice	11	2	46.00	1012.00		926.00
0120	CLS	0001	No 0102: Notice to B	10	2	45.00	900.00		906.00
0129	CLS	0001	GPA997 No 0151: NOTICE OF	2	2	63.00	252.00		258.00
									2016 FEB -4 AM 11:57 CLERK/BOARD OF SUPERVISORS
Current		Over 30 Days	Over 60 Days	Over 90 Days	Over 120 Days	<b>Total Due</b>			
3,070.00		872.00	.00	.00	.00	<b>3,942.00</b>			
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*Planning  
 16-6 of 02/09/16*

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County of Riverside

Advertiser: RIVERSIDE COUNTY-BOARD OF SUP.  
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I am over the age of 18 years old, a citizen of the United States and not a party to, or have interest in this matter. I hereby certify that the attached advertisement appeared in said newspaper (set in type not smaller than non pariel) in each and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

Newspaper: The Desert Sun

1/29/2016

I acknowledge that I am a principal clerk of the printer of The Desert Sun, printed and published weekly in the City of Palm Springs, County of Riverside, State of California. The Desert Sun was adjudicated a Newspaper of general circulation on March 24, 1988 by the Superior Court of the County of Riverside, State of California Case No. 191236.

I declare under penalty of perjury that the foregoing is true and correct. Executed on this 29th day of JANUARY, 2016 in Palm Springs, California.

  
Declarant

No 0151:  
**NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON A GENERAL PLAN AMENDMENT AND A CHANGE OF ZONE IN THE FOURTH SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO ADOPT A 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, February 9, 2016 at 9:00 A.M. or as soon as possible thereafter, to consider the application submitted by NNH Properties, LLC - Coachella Valley Engineers, on General Plan Amendment No. 997, which proposes to amend the foundation component from Open Space (OS) to Community Development (CD), and to amend land use from Rural (RUR) to Light Industrial (L1) (0.25 - 0.60 FAR); and, Change of Zone No. 7888, which proposes to change the zoning from W-2-10 (Controlled Development Area, 10-Acre Minimum) to M-SC (Manufacturing-Service Commercial) on two parcels, totaling 160-acres, or such other zones as the Board may find appropriate ("the project"). The project is located north of Vista Chino, west of Rio Del Sol Road, and east of Varner road in the Western Coachella Valley - Thousand Palms Area, Fourth Supervisorial District.  
The Planning Commission recommended that the Board of Supervisors approve the project and adopt the Negative Declaration for Environmental Assessment No. 41826.  
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 JOHN HILDEBRAND, PROJECT PLANNER, AT (951) 955-1888 OR EMAIL [jhlildebr@ctlma.org](mailto:jhlildebr@ctlma.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/or 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. Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Lisa Wagner at (951) 955-1063, 72 hours prior to hearing.  
Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147  
Dated: January 26, 2016  
By: Cecilia Gil, Board Assistant  
Kecia Harper-Ihem, Clerk of the Board  
Published: 1/29/16

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: DAVID TURNER

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

City: PALM DESERT Zip: \_\_\_\_\_

Phone #: 760-360-4200

Date: 2-9-16 Agenda # 16-6

PLEASE STATE YOUR POSITION BELOW:

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

X Support      \_\_\_\_\_ Oppose      \_\_\_\_\_ Neutral

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

\_\_\_\_\_ Support      \_\_\_\_\_ Oppose      \_\_\_\_\_ Neutral

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

REPRESENTING APPLICANT. HERE TO  
ANSWER QUESTIONS, IF ANY.

## **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.

**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:** Ms Miller

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

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

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

**Date:** Feb. 9 2016 **Agenda #** 16-6

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



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