

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



ITEM  
1.8  
(ID # 4345)

**MEETING DATE:**

Tuesday, June 6, 2017

**FROM :** TLMA-PLANNING:

**SUBJECT:** TRANSPORTATION & LAND MANAGEMENT AGENCY/PLANNING: FIRST EXTENSION OF TIME for TENTATIVE TRACT MAP NO. 33898 - Applicant: Mohammad Kashani - Fifth Supervisorial District - Nuevo Zoning Area - Lakeview/Nuevo Area Plan: Rural Community - Low Density Residential (RC-LDR) - Location: Southerly of Park Avenue, westerly of Hansen Avenue, easterly of Gibson Avenue, and northerly of Montgomery Avenue - 12.45 Acres - Zoning: Residential Agricultural (R-A) - APPROVED PROJECT DESCRIPTION: Schedule B - subdivision of 12.45 acres into 19 residential lots with a minimum lot size 20,000 sq. ft. and one (1) water quality basin lot - REQUEST: FIRST EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 33898, extending the expiration date to May 22, 2018. Applicant Fees 100%.

**RECOMMENDED MOTION:** The Planning Department recommends that the Board of Supervisors:

**RECEIVE AND FILE** the Planning Commission Notice of Decision for the above referenced case acted on by the Planning Commission on April 5, 2017. The Tentative Tract Map No. 33898 will now expire on May 22, 2018.

**ACTION:** Consent

A handwritten signature in black ink, appearing to be "Charissa Leach", written over a horizontal line.

Charissa Leach, Assistant TLMA Director

5/15/2017

---

**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Tavaglione, seconded by Supervisor Washington and duly carried, IT WAS ORDERED that the above matter of approval is received and filed as recommended.

Ayes: Jeffries, Tavaglione, Washington and Perez  
Nays: None  
Absent: Ashley  
Date: June 6, 2017  
xc: Planning, Applicant

Kecia Harper-Ihem  
Clerk of the Board  
By: Deputy

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

<b>FINANCIAL DATA</b>	<b>Current Fiscal Year:</b>	<b>Next Fiscal Year:</b>	<b>Total Cost:</b>	<b>Ongoing Cost</b>
<b>COST</b>	\$ N/A	\$ N/A	\$ N/A	\$ N/A
<b>NET COUNTY COST</b>	\$ N/A	\$ N/A	\$ N/A	\$ N/A
<b>SOURCE OF FUNDS:</b> Applicant Fees 100%			<b>Budget Adjustment:</b>	N/A
			<b>For Fiscal Year:</b>	N/A

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

**BACKGROUND:**

**Summary**

The Tentative Tract Map No. 33898 was originally approved at Planning Commission on March 7, 2007. It proceeded to the Board of Supervisors along with Change of Zone No. 7311 and both were approved on May 22, 2007. Change of Zone No. 7311 was adopted on June 26, 2007 (Ord. 348.4514).

The County Planning Department, as part of the review of this Extension of Time request recommends the addition of seven (7) new conditions of approval in order to be able to make a determination that the project does not adversely affect the general health, safety and welfare of the public.

The applicant was informed of these recommended conditions and has agreed to accept them.

The Tentative Tract Map also benefited from Senate Bill No. 1185 (SB1185), Assembly Bill No. 333 (AB333), Assembly Bill No. 208 (AB208), and Assembly Bill No. 116 (AB116), which granted statutory extensions of time for tentative maps statewide.

The Planning Commission heard the first Extension of Time for Tentative Tract Map No. 33898 on April 5, 2017. The Planning Commission approved the project by a 3-0 vote (Commissioners Hake and Sanchez were absent).

**Board Action**

The Planning Commission's decision is final and no action by the Board of Supervisors is required unless the applicant or an interested person files a complete appeal application within 10 days of this notice appearing on the Board's agenda.

**Impact on Citizens and Businesses**

The impacts of this project have been evaluated through the environmental review and public hearing process by the Planning Department and the Planning Commission.

**Supplemental**

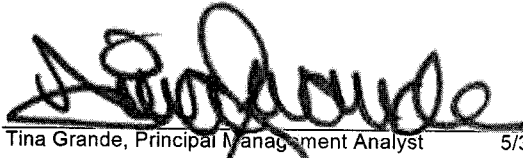
**Additional Fiscal Information**

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

All fees are paid by the applicant. There is no General Fund obligation.

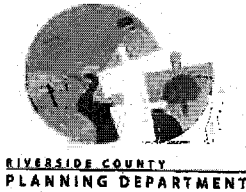
**ATTACHMENTS:**

- A. PLANNING COMMISSION MINUTES
- B. PLANNING COMMISSION STAFF REPORT

A handwritten signature in black ink, appearing to read 'Tina Grande', is written over a horizontal line.

Tina Grande, Principal Management Analyst

5/30/2017



**PLANNING COMMISSION  
MINUTE ORDER  
APRIL 5, 2017**

**I. AGENDA ITEM 1.1**

**FIRST EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 33898** – Applicant: Mohammad Kashani – Fifth Supervisorial District – Nuevo Zoning Area – Lakeview/Nuevo Area Plan: Rural Community: Low Density Residential (RC-LDR) – Location: Southerly of Park Avenue, westerly of Hansen Avenue, easterly of Gibson Avenue, and northerly of Montgomery Avenue – 12.45 Acres – Zoning: Residential Agricultural (R-A) – Approved Project Description: The land division hereby permitted is a Schedule B Subdivision of 12.45 acres into 19 residential lots with a minimum lot size of 20,000 sq. ft. and one (1) water quality basin lot.

**II. PROJECT DESCRIPTION:**

First Extension of Time Request for Tentative Tract Map No. 33898, extending the expiration date to May 22, 2018.

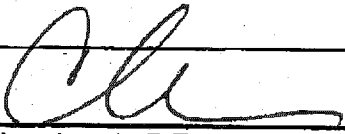
**III. PLANNING COMMISSION ACTION:**

Motion by Commissioner Kroenke, 2<sup>nd</sup> by Commissioner Shaffer  
A vote of 3-0 (Commissioner Hake and Commissioner Sanchez Absent)

**APPROVED**- First Extension of Time Request for Tentative Tract Map No. 33898, extending the expiration date to May 22, 2018.

1.1  
Agenda Item No.  
Area Plan: Lakeview/Nuevo  
Zoning Area: Nuevo  
Supervisory District: Fifth  
Project Planner: Tim Wheeler  
Planning Commission Hearing: April 5, 2017

TENTATIVE TRACT MAP NO. 33898  
FIRST EXTENSION OF TIME  
Applicant: Mohammad Kashani

  
Charissa Leach, P.E.  
Assistant TLMA Director

## COUNTY OF RIVERSIDE PLANNING DEPARTMENT EXTENSION OF TIME STAFF REPORT

The applicant of the subject case has requested an extension of time to allow the recordation of the final map to subdivide 12.45 acres into 19 residential lots with a minimum lot size 20,000 sq. ft. and 1 water quality basin lot.

Unless specifically requested by the applicant, this request will not be discussed at the time it is presented to the Planning Commission as a consent calendar item.

CEQA: The subject case has conformed to the requirements of the California Environmental Quality Act, and all impacts have been analyzed in order to protect the public health, safety and welfare. No new environmental documentation is required prior to the extension of time.

GENERAL PLAN: Unless otherwise noted, the subject case had been determined to be consistent with the General Plan and all of its elements.

### REQUEST:

**FIRST EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 33898**

### BACKGROUND:

The Tentative Tract Map No. 33898 was originally approved at Planning Commission on March 7, 2007. It proceeded to the Board of Supervisors along with the Change of Zone 7311 and both were approved on May 22, 2007. Change of Zone 7311 was adopted on June 26, 2007 (Ord. 348.4514).

The County Planning Department, as part of the review of this Extension of Time request recommends the addition of seven (7) new conditions of approval in order to be able to make a determination that the project does not adversely affect the general health, safety and welfare of the public.

The applicant was informed of these recommended conditions and has agreed to accept them. Included in this staff report package are the recommended conditions of approval, and the correspondence from the Extension of Time applicant (dated February 27, 2017) indicating the acceptance of the seven (7) recommended conditions.

#### **FURTHER PLANNING CONSIDERATIONS:**

**EFFECT OF Senate Bill No. 1185 (SB1185):** On July 15, 2008, AB208 was signed into law, which grants a one-time extension of existing subdivision maps so developers can build immediately when the demand for housing goes up. It gives developers an automatic 12 month extension on previously approved subdivision maps set to expire between July 15, 2008 and January 1, 2011.

**EFFECT OF Assembly Bill No. 333 (AB333):** On July 15, 2009, AB333 was signed into law, which grants a one-time extension of existing subdivision maps so developers can build immediately when the demand for housing goes up. It gives developers an automatic 24 month extension on previously approved subdivision maps set to expire between July 15, 2009 and January 1, 2012.

**EFFECT OF Assembly Bill No. 208 (AB208):** On July 13, 2011, AB208 was signed into law, which grants a one-time extension of existing subdivision maps so developers can build immediately when the demand for housing goes up. It gives developers an automatic 24 month extension on previously approved subdivision maps set to expire between July 13, 2011 and January 1, 2014.

**EFFECT OF Assembly Bill No. 116 (AB116):** On July 11, 2013, AB116 was signed into law, which grants a one-time extension of existing subdivision maps so developers can build immediately when the demand for housing goes up. It gives developers an automatic 24 month extension on previously approved subdivision maps set to expire between January 1, 2000 and July 11, 2013.

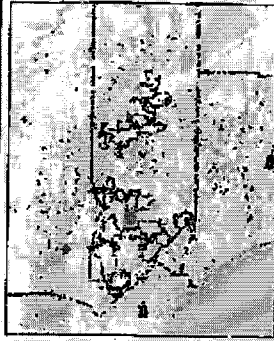
Therefore, upon an approval action by the Planning Commission, subsequent receive and file action by the Board of Supervisors, and the conclusion of the 10-day appeal period, the tentative map's expiration date will become May 22, 2018. If a final map has not been recorded prior this date, a second extension of time request must be filed 180 days prior to map expiration.

#### **RECOMMENDATION:**

**APPROVAL of the FIRST EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 33898,** extending the expiration date and to reflect SB1185, AB333, AB208, and AB116 benefits to May 22, 2018, subject to all the previously approved and amended Conditions of Approval with the applicant's consent.

# 1st EOT for TR33898

## Vicinity Map



### Legend

- City Boundaries
- Cities
- roads
- highways
- INTERCHANGE
- INTERSTATE
- OFFRAMP
- ONRAMP
- US-HWY
- roads
- Arterial
- Collector
- Residential
- counties
- cities
- hydrography
- waterbodies
- Lakes
- Rivers



### Notes

"IMPORTANT" 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.

REPORT PRINTED ON... 3/1/2017 13:50:21 AM

0 2,854 5,707 Feet



© Riverside County RCIT GIS





# Extension of Time Environmental Determination

Project Case Number: TR33898

Original E.A. Number: 40410

Extension of Time No.: First

Original Approval Date: May 22, 2007

Project Location: South of Park Avenue, West of Hansen Avenue, East of Gibson Avenue, North of Montgomery Avenue

Project Description: The land division hereby permitted is a Schedule B subdivision of 12.45 acres into 19 residential lots with a minimum lot size 20,000 sq. ft. and 1 water quality basin lot.

On May 22, 2007, this Tentative Tract Map and its original environmental assessment/environmental impact report was reviewed to determine: 1) whether any significant or potentially significant changes in the original proposal have occurred; 2) whether its environmental conditions or circumstances affecting the proposed development have changed. As a result of this evaluation, the following determination has been made:

<input type="checkbox"/>	I find that although the proposed project could have a significant effect on the environment, NO NEW ENVIRONMENTAL DOCUMENTATION IS REQUIRED PRIOR TO APPROVAL OF THE EXTENSION OF TIME, because all potentially significant effects (a) have been adequately analyzed in an earlier EIR or Negative Declaration pursuant to applicable legal standards and (b) have been avoided or mitigated pursuant to that earlier EIR or Negative Declaration and the project's original conditions of approval.
<input checked="" type="checkbox"/>	I find that although the proposed project could have a significant effect on the environment, and there are one or more potentially significant environmental changes or other changes to the circumstances under which the project is undertaken, NO NEW ENVIRONMENTAL DOCUMENTATION IS REQUIRED PRIOR TO APPROVAL OF THE EXTENSION OF TIME, because all potentially significant effects (a) have been adequately analyzed in an earlier EIR or Negative Declaration pursuant to applicable legal standards and (b) have been avoided or mitigated pursuant to that earlier EIR or Negative Declaration and revisions to the project's original conditions of approval which have been made and agreed to by the project proponent.
<input type="checkbox"/>	I find that there are one or more potentially significant environmental changes or other changes to the circumstances under which the project is undertaken, which the project's original conditions of approval may not address, and for which additional required mitigation measures and/or conditions of approval cannot be determined at this time. Therefore, AN ENVIRONMENTAL ASSESSMENT/INITIAL STUDY IS REQUIRED in order to determine what additional mitigation measures and/or conditions of approval, if any, may be needed, and whether or not at least one of the conditions described in California Code of Regulations, Section 15162 (necessitating a Supplemental or Subsequent E.I.R.) exist. Additionally, the environmental assessment/initial study shall be used to determine WHETHER OR NOT THE EXTENSION OF TIME SHOULD BE RECOMMENDED FOR APPROVAL.
<input type="checkbox"/>	I find that the original project was determined to be exempt from CEQA, and the proposed project will not have a significant effect on the environment, therefore NO NEW ENVIRONMENTAL DOCUMENTATION IS REQUIRED PRIOR TO APPROVAL OF THE EXTENSION OF TIME.

Signature: \_\_\_\_\_

Tim Wheeler, Urban Regional Planner III

Date: March 1, 2017

For Juan C. Perez, TLMA Director

## **Banda, Victoria**

---

**From:** Mohammad Kashani <mbk@tandishomes.com>  
**Sent:** Monday, February 27, 2017 4:37 PM  
**To:** Wheeler, Timothy; Banda, Victoria; kamran@jcahomes.com  
**Subject:** RE: First EOT for TR33898-Recommended COA

Yes we will accept them, please advise

**From:** Wheeler, Timothy [mailto:TWHEELER@RIVCO.ORG]  
**Sent:** Monday, February 27, 2017 9:07 AM  
**To:** Mohammad Kashani; Banda, Victoria; kamran@jcahomes.com  
**Subject:** RE: First EOT for TR33898-Recommended COA

Just to be clear, Mr. Kashani are you accepting these COA for TR33898?

Tim Wheeler  
Urban Regional Planner III  
4080 Lemon St - 12<sup>th</sup> floor  
Riverside, CA 92501  
951-955-6060

How are we doing? Click the Link and tell us

**From:** Mohammad Kashani [mailto:mbk@tandishomes.com]  
**Sent:** Monday, February 27, 2017 7:58 AM  
**To:** Banda, Victoria <VBanda@RIVCO.ORG>; kamran@jcahomes.com  
**Cc:** Wheeler, Timothy <TWHEELER@RIVCO.ORG>  
**Subject:** RE: First EOT for TR33898-Recommended COA

Good morning Banda

We would like to move forward with extension of this T.T. Map. Please let us know what would you needs from us

**From:** Banda, Victoria [mailto:VBanda@RIVCO.ORG]  
**Sent:** Tuesday, February 21, 2017 1:48 PM  
**To:** mbk@tandishomes.com; kamran@jcahomes.com  
**Cc:** Wheeler, Timothy  
**Subject:** First EOT for TR33898-Recommended COA

**Attn:** Mohammad & Kamran Kashani  
26040 Acero Suite 110  
Mission Viejo, CA 92691

RE: FIRST EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP No. 33898.

The County Planning Department, for this extension of time, has determined it necessary to recommend the addition of fifteen (15) new conditions of approval in order to be able to make a determination that the project does not adversely affect the general health, safety and welfare of the public.

Please review the proposed conditions of approval attached in this correspondence. If these conditions are acceptable, then submit a short written letter/memo/email that clearly references this case, the acceptance of each condition by name and number, and clearly state that you, the Extension of Time Applicant, accept these conditions. This documentation will then be included in the staff report package. The attached document is a copy of the recommended conditions which are identified as follows:

50 Health #6, 50 Health #7, 50 Health #8, 50 Flood #10, 50 Trans #39, 50 Trans #40, 60 BS Grade #14, 60 BS Grade #15, 60 BS Grade #16, 60 Trans #1, 80 Trans #4, 80 Tans #5, 90 BS Grade #3, 90 Trans #8, 90 Trans #9

If the addition of the conditions is not acceptable, please notify me so we can discuss your concerns. If the issue cannot be resolved, then I will direct you to contact the individual Department representative to discuss this matter further.

Once the conditions have been accepted, I will begin preparing the staff report package for a Planning Commission hearing as a consent item. County Ordinance requires that conditions added thru the extension of time process are presented to and accepted by the applicant. If you, the EOT applicant, is unable to accept these conditions, the Planning Department will recommend denial of this extension of time request. An opportunity will, if requested, be provided for arguments to be made to the hearing body justifying why this request should be approved without the recommended conditions of approval.

I am eager to move this case forward and continue the extension of time process. If you have not contacted me within thirty (30) days, I will begin preparing this case with a recommendation of denial. I need one of two items to proceed:

- 1) Correspondence from you, the EOT applicant, accepting the recommended conditions per the directions provided above; or,
- 2) Correspondence from you, the EOT applicant, advising me of the concerns with the recommended conditions. If the concern still exists after our discussion, then direction on how to approach the issue will be given and additional time will be provided until the issue is resolved.

If you have any questions, comments, or concerns regarding this email, please feel free to contact me as indicated below.

***Victoria Banda***

Professional Student Intern  
TLMA-Planning  
County of Riverside  
Email: [vbanda@rivco.org](mailto:vbanda@rivco.org)

**Confidentiality Disclaimer**

This email is confidential and intended solely for the use of the individual(s) to whom it is addressed. The information contained in this message may be privileged and confidential and protected from disclosure.

If you are not the author's intended recipient, be advised that you have received this email in error and that any use, dissemination, forwarding, printing, or copying of this email is strictly prohibited. If you have received this email in error please delete all copies, both electronic and printed, and contact the author immediately.

County of Riverside California

03/06/17  
12:00

Riverside County LMS  
CONDITIONS OF APPROVAL

Page: 1

TRACT MAP Tract #: TR33898

Parcel: 427-100-005

50. PRIOR TO MAP RECORDATION

E HEALTH DEPARTMENT

50.E HEALTH. 6

EOT1 - REQ E HEALTH DOCUMENTS

RECOMMND

Prior to map recordation, provide the following documents to the Riverside County Environmental Health Department:

1. Provide current documentation from the appropriate purveyor(s) for the establishment of water and/or sewer service for this project.
2. Provide documentation from an approved waste hauler in regards to solid waste service. Please call (951) 955-8980 for additional details.
3. Provide written clearance from DEH Environmental Cleanup Programs. Please note that an Environmental Site Assessment, Phase 1 study may be required at their discretion. For further information, please contact (951) 955-8982.

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)

TRANS DEPARTMENT

50.TRANS. 39

EOT1 - FINAL ACCESS AND MAINT

RECOMMND

Prior to the map recordation, the applicant shall submit a Water Quality Management Plan (WQMP) subject to the State Regional Water Quality Board Order No. (See watershed below) to Transportation Department for review and approval. However, the applicant may be required to comply with the latest version of the WQMP manual if required by the State Regional Water Quality Board. All water quality features shall be included on the grading plan. WQMP applicability checklist, templates, LID design requirements, and guidance can be found on-line at: [www.rcflood.org/npdes](http://www.rcflood.org/npdes). For any questions, please contact (951) 712-5494.

Watersheds: Santa Ana No. R8-2013-0024 / Santa Margarita No. R9-2010-0016 / Whitewater No. R7-2013-0011

Additionally, prior to the map recordation, the applicant shall ensure that BMP facilities are placed in dedicated easements and that sufficient legal access to the BMPs are

03/06/17  
12:00

Riverside County LMS  
CONDITIONS OF APPROVAL

Page: 2

TRACT MAP Tract #: TR33898

Parcel: 427-100-005

50. PRIOR TO MAP RECORDATION

50.TRANS. 39

EOT1 - FINAL ACCESS AND MAINT (cont.)

RECOMMND

provided. This requirement is for both onsite and offsite property.

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)

60. PRIOR TO GRADING PRMT ISSUANCE

BS GRADE DEPARTMENT

60.BS GRADE. 14

EOT1 - REQ BMP SWPPP WQMP

RECOMMND

Prior to the issuance of a grading permit, the owner / applicant shall obtain a BMP (Best Management Practices) Permit for the monitoring of the erosion and sediment control BMPs for the site. The Department of Building and Safety will conduct NPDES (National Pollutant Discharge Elimination System) inspections of the site based on Risk Level to verify compliance with the Construction General Permit, Stormwater ordinances and regulations until completion of the construction activities, permanent stabilization of the site and permit final.

Grading and construction sites of "ONE" acre or larger required to develop a STORM WATER POLLUTION PREVENTION PLAN (SWPPP) - the owner/applicant shall submit the SWPPP to the Building and Safety Department Environmental Compliance Division for review and approval prior to issuance of a grading permit.

If a Water Quality Management Plan (WQMP) is required, the owner / applicant shall submit to the Building & Safety Department, the approved project - specific Water Quality Management Plan (WQMP) and ensure that all approved water quality treatment control BMPs have been included on the grading plan.

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)

03/06/17  
12:00

Riverside County LMS  
CONDITIONS OF APPROVAL

Page: 3

TRACT MAP Tract #: TR33898

Parcel: 427-100-005

60. PRIOR TO GRADING PRMT ISSUANCE

TRANS DEPARTMENT

60.TRANS. 1

EOT1 - FINAL WQMP FOR GRADING

RECOMMND

This condition would apply when grading occurs before map recordation. Prior to the issuance of a grading permit, the applicant shall submit a Water Quality Management Plan (WQMP) subject to the State Regional Water Quality Board Order No. (See watershed below) to Transportation Department for review and approval. However, the applicant may be required to comply with the latest version of the WQMP manual if required by the State Regional Water Quality Board. All water quality features shall be included on the grading plan. WQMP applicability checklist, templates, LID design requirements, and guidance can be found on-line at: [www.rcflood.org/npdes](http://www.rcflood.org/npdes). For any questions, please contact (951) 712-5494.

Watersheds: Santa Ana No. R8-2013-0024 / Santa Margarita No. R9-2010-0016 / Whitewater No. R7-2013-0011

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)

80. PRIOR TO BLDG PRMT ISSUANCE

TRANS DEPARTMENT

80.TRANS. 4

EOT1 - WQMP AND MAINTENANCE

RECOMMND

The project shall begin constructing and installing the BMP facilities described in the approved Final WQMP. The project shall be responsible for performing all activities described in the WQMP and that copies of the approved Final WQMP are available for the future owners/occupants.

A maintenance plan and signed maintenance agreement shall be submitted to the Transportation Department for review and approval prior to issuance of occupancy permits. A maintenance organization will be established with a funding source for the permanent maintenance. The maintenance plan shall require that all BMP facilities are inspected, if required, cleaned no later than October 15 each year.

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)

03/06/17  
12:00

Riverside County LMS  
CONDITIONS OF APPROVAL

Page: 4

TRACT MAP Tract #: TR33898

Parcel: 427-100-005

90. PRIOR TO BLDG FINAL INSPECTION

BS GRADE DEPARTMENT

90.BS GRADE. 3

EOT1 - WQMP REQUIRED

RECOMMND

Prior to final building inspection, the applicant shall comply with the following:

1. Obtain inspection of all treatment control BMPs and/or clearance from the Building and Safety Department. All structural BMPs described in the project - specific WQMP and indicated on the approved grading plan shall be constructed and installed in conformance with the approved plans and specifications.

2. The applicant/owner shall submit a "Wet Signed" copy of the Water Quality Management Plan (WQMP) Certification from a Registered Civil Engineer certifying that the project - specific WQMP treatment control BMPs have been installed in accordance with the approved WQMP.

3. The applicant/owner shall provide the Department of Building Safety with GPS coordinates for the location of the project - specific WQMP treatment control BMPs.

4. The applicant/owner shall register the project - specific WQMP treatment control BMPs with the Department of Building Safety Business Registration Division. Any person or entity that owns or operates a commercial and/or industrial facility shall register such facility for annual inspections.

5. The applicant shall make payment to the Building and Safety Department for the Water Quality Management Plan (WQMP) Annual Inspection.

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)

TRANS DEPARTMENT

90.TRANS. 8

EOT1 - WQMP COMP AND BNS REG

RECOMMND

Prior to Building Final Inspection, the applicant will be required to hand out educational materials regarding water quality, provide a engineered WQMP certification, inspection of BMPs, GPS location of BMPs, and ensure that the requirements for inspection and cleaning the BMPs are

03/06/17  
12:00

Riverside County LMS  
CONDITIONS OF APPROVAL

Page: 5

TRACT MAP Tract #: TR33898

Parcel: 427-100-005

90. PRIOR TO BLDG FINAL INSPECTION

90.TRANS. 8

EOT1 - WQMP COMP AND BNS REG (cont.)

RECOMMND

established. Additionally, the applicant will be required to register BMPs with the Transportation Department's Business Registration Division.

(This Extension of Time condition may be considered "Met" if it duplicates another similar condition issued by this department)



Board of Supervisors

From Offices of Miller, Rivera, Holmstrom, Catlin

June 6, 2017

1. 2. 4379 I can't believe Hi Density is creeping into Temescal Canyon. That has a higher percentage of people who need closer services like shopping, medical, fire protection from kitchen fires, police protection for domestic violence because there is more of them crowded in small apartments. I can't believe there are more residential or buildings at all coming into Riverside County and I oppose this extension of time.

Northerly of Hunt Road, easterly of Trilogy Parkway, southerly of Stone Canyon Drive and west of Lawson Road 42.9 Acres 12,000 sq. ft. 54 residents on 18 acres. 18 acres here, 20 acres there and it adds up. So I oppose extension of time for 4389

1. 4. 4356 I oppose the extension of Time for Tentative Parcel Map No. 35671 at Rancon Winchester Valley 85 Third Supervisorial District Winchester as the Planet and Riverside County do not need another strip mall. Leave this 18 acres Life Giving Field Protection Status and replant the exterior with trees. How heartbreaking the project closer to Menifee is on Domenigoni Parkway. Everyone hates it and comes to me like I can talk sense into the Board of Supervisors. I pray that you stop any thing on Domenigoni Parkway. It appears to be a Green Belt way and needs to remain. Stop that grading and housing tract on the Parkway before they order the wood, our forest.

1. 5. 4359 57 Condominiums on 5 acres what Hi Density Insanity. How and why did you approve 57 condominiums on 5 acres to start with? We don't need 100,000 of thousands more cars poured onto the Freeways of Southern California. And Est of the up coming most congested area in Southern California. It is shocking how Domenigoni Family sold off their land and is also developing whatever they have left. They should have had respect for the rural character of Riverside County instead of the French Valley nightmare and cesspool air quality.

1. 6. 4361 The Woods needs to become the Recycled Plastic Wood accessories for Your Already Built Dwelling Company and get totally out of the development business. Especially, more colossally impacting High Density Residential and pointed at Domenigoni Parkway stuffing 84 buildings with 252 condominium. Do not give this time extension. I am sure you already did. How in the Name of Our Saviour did and do you allow more of this over crowding of everything. Can you imagine a stead crawl in cars toward Temecula trying to get to the freeway on Winchester with air so thick you can taste it like the 1960's.

1. 7. 4363 The Woods LLP allowing High Density Residential East off Leon and South of Olive Avenue and terracing 13 acres into 84 apartments. This is defeating the purpose of living on the Earth in a reasonable manner with more oxygen in a breath of air than petro chemical exhaust and dust particulate matter of the nasty permission of the Riverside Planners and Board of Supervisors. This is nauseating moving in these buildings, littering Domenigoni Parkway with buildings, cars, over filled dumpsters with hardly any landfill space left.

- ✓ 1. 8. 4345 Sounds like custom homes. Where ever man's turns the soil, he leaves a damaged footprint of resource waste. We don't need more cars in California. We aren't impressed that each house will have

4345  
6/6/17 1.8  
2017-6-135962

almost an acre per house. It is still too many houses. 12 acres into 19 residential lots. It is a subdivision of the Nature of Riverside County, subdividing our breath of air into less available oxygen by attacks from exhaust and emissions from many point sources. Stop the designing and removing of this section and that and return the funding to the developer and save our land before this developer is further in debt to an environmentally damaging project and possibly too expensive for the applicant. Save these people because the economy probably won't hold long enough and they will lose more than their shirt. This one can go to Sept 2017 in their words all summer. If you had rejected him now, he could make better arrangements for his life.

16. 1. 3711 Not another strip mall. There are many empty, competed out of business because of too many shops and too many empty houses because there are better priced out of Riverside. Save 10 acres from more smoke shops, more dollar stores, more duplicated stores that Riverside has enough of.

16. 2. 3714 Let's see, you had a continuance of this in only two weeks. It usually is a month or two months or 8 weeks. This was way too soon. Answer the question is there a rule about continuance as in more than a month. I think it should be removed for lack of interests by the developer. This is next to a water tank and I thought there was a more extensive buffer between the people's drinking water and neighborhoods. Seriously, we need to keep safety roads up to our water tanks open for first responders so repairs can be made. I am appalled that this was moved so quickly. Nothing makes development right in Riverside County. Nothing makes meth labs and puppy mills right and Mead Valley has a high percentage of these actions. Correct activities without violence and redirect such unproductive and sociologically damaging paths with listing all jobs and helping people secure them.

16. 3. 3809 This is situation that appears that Galway Downs wants to use property that they bought for Equestrian activities and it was rezoned without their comment and now they want it zoned their way. I don't see any houses being planned, however, I could be fooled and misinterpreting, however, I must go.

I understand there has been millions of dollars spent on following permission trail for a building\construction project. I understand that one Tomahawk Missile blown up is \$832,000 dollars. Trump blew up 57 of them in Syria several weeks ago. So tell the military to come home, watch the deteriorating forests and stop blowing up money on fabricated enemies in nations that America only wants the oil under their soil. County Planners need to spend their time finding grants and funding from Congress to pay back the developers who will only owe yearly taxes on land they can never develop or they can donate it to Riverside Habitat Conservation Programs or they can sell it for agriculture if it has already been agriculture. It just cannot be built on.

## Maxwell, Sue

**From:** Maxwell, Sue  
**Sent:** Tuesday, June 06, 2017 4:29 PM  
**To:** District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG); District2; District3; District5; Supervisor Jeffries - 1st District (district1@rivco.org)  
**Subject:** Public Comments After June 6, 2017 Board of Supervisors' Meeting (9 Action Items) Ms Miller  
**Attachments:** Board of Supervisors.docx

Tracking:	Recipient	Read
	District 4 Supervisor V. Manuel Perez (District4@RIVCO.ORG)	
	District2	
	District3	
	District5	
	Supervisor Jeffries - 1st District (district1@rivco.org)	
	Fuller, Ashley	Read: 6/6/2017 4:37 PM
	Supervisor Jeffries - 1st District	Read: 6/6/2017 4:39 PM

Good afternoon gentlemen,

The attached email was received via COB following today's Board Meeting and is from Ms. Miller, who was unable to attend in person.

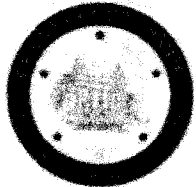
The Agenda Items commented on are 1.2; 1.4; 1.5; 1.6; 1.7; 1.8; 16.1; 16.2 & 16.2.

A printed copy of the email/attachment will be added as Back-up for each Item above.

Thank you kindly, and have a nice evening,

*Sue Maxwell*

Board Assistant  
Clerk of the Board of Supervisors  
4080 Lemon Street, 1<sup>st</sup> Floor, Room 127  
Riverside, CA 92501  
(951) 955-1069 Fax (951) 955-1071  
Mail Stop #1010  
[smaxwell@rivco.org](mailto:smaxwell@rivco.org)  
<http://rivcocob.org/>



NOTICE: This communication is intended for the use of the individual or entity to which it is addressed and may contain **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:** albia miller [mailto:stopbuildinganything@gmail.com]  
**Sent:** Tuesday, June 06, 2017 1:42 PM