

# Petition

## Residents Opposed to Massive Warehouses at Day, Oleander, Nance and Decker General Plan Amendment 1151, 1152 and Change of Zone 7872, 7873.

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Sign Name	Address	Perri's	Phone / email
Bibian Dubon	21937 Woodward St		bibiandubon@yahoo.com (951) 400-2776
Yuri Dubon	21937 Woodward St		(951) 443-1908
Vicki Sanchez	20020 Smeth Rd		951-789-2978
Elton Russell	20020 Smeth Rd		951-789-2978

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Sign Name

Address

Phone / email

*No*

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*Stanley Karlygash Aimanovs*      *19048 Smflower*      *(951) 776-9869*  
*Place, Riverside*

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*CA 92508*      *aimankg@yahoo.com*

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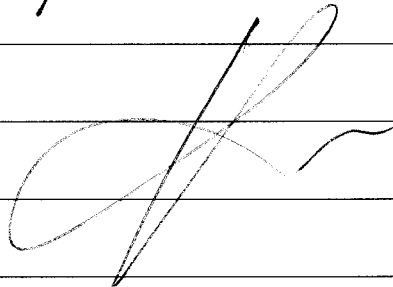
Address

Phone / email

Kenny Fai

18114 HOMELAND LANE  
RIVERSIDE CA 92508

fai.kenny@yahoo.com



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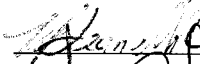


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Phone / email

	19556 Tangelo Dr Riverside CA 92508	951-287-4533
	19874 Lonestar Ln. Riverside, CA 92508	951-966-5467
	19567 Tangelo, Riverside CA 92508	619-859-4024

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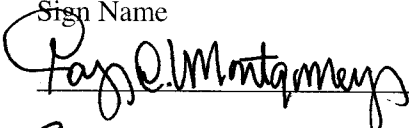
Phone / email

<i>Jessha Dexter</i>	<i>19944 Westley Dr.</i>	<i>951-941-278</i>
<i>Jan Lamy</i>	<i>19944 Westley Dr</i>	<i>951-522-0123</i>

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	19458 JENNINGS ST.	951/697/1212
GARY D. MONTGOMERY		GMONTGOMERY@ATT.NET

NO WE ALREADY HAVE ENOUGH!

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Address

Phone / email

*Maria Estabrook* 8634 Farmhouse Lane Riv CA 92508  
*Muff* 8634 Farmhouse L. Riverside, CA 92508

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Amy R. Fin 18826 Alderbrook DR - 562-508-0377

eggv105199@gmail.com

Deborah K. Fin 18826 Alderbrook DR - 562-508-8201

Donovan C. Fin 18826 Alderbrook DR - 562-508-8202

Dwainell A. Fin 18826 Alderbrook DR - 562-508-8203

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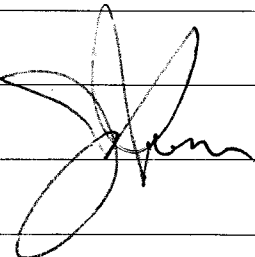
Sign Name	Address	Phone / email
Alan M. Ah	17795 Twin Lakes Dr	951 780-8746 Ave. 92508
Tom Shell	17795 Twin Lakes Dr	92508 951 317038
Christina Johnson	18411 Hibiscus Ave	92508 ChristinaJohnson@earthlink.net
[Signature]	5745 Myrtle Ave	Riv 92506 @earthlink.com
[Signature]	9709 Montano	92504 N. Mendocino 320@gmail.com
Janita Castro	1708 Golden Star	Riverside 92504
Ruth Johnson	1607E LENSEL CT	505 KEITH I @ Yahoo.com Riv. Ca 92504

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	19903 Athenon Ave, Perris CA 92570	951-662-6170

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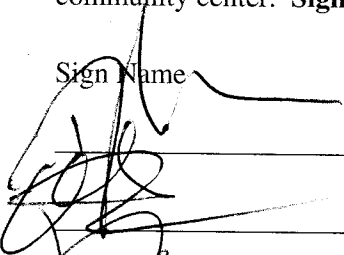
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 18570 Stillson Crest Rd. Riverside CA 92504 909 802 5737

 15505 Mulholland Dr Perris Ca  <sup>Time PPSO</sup>

 9032 KARA circle Riv. CA 92508 909 520-520

 19484 Killdeer St. Lake Mathews 92570 714/543-9005 <sup>5206</sup>

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1. **Proposed by the County of Riverside are two Massive Warehouses over 1.2 million square feet.** The first of many to be built in our area. These warehouses will be built on property that is currently zoned for rural homes and small businesses at Day, Oleander, Nance and Decker roads expanding warehouse zoning through general plan amendments outside of the industrial corridor from the I-215 freeway to Day Street. Expanding the industrial corridor is against the current General Plan, Community Plan and Area Plan. These warehouses will create thousands of truck trips per day on our already overcrowded local roads. Trucks create high amounts of very unhealthy cancer causing particles into our air, which is already the worse in the nation. Gridlock on the I-215 and the I-60 freeways will force trucks to use **Nandina and Barton to access Van Buren impacting residents in Orangecrest, Woodcrest and the City of Riverside.** Trucks will also use Cajalco to access Wood, Washington and La Sierra streets to connect to the I-15, I-60 and I-91 Freeways. Many of our schools are located on these same local roads as trucks will be traveling to get to and from the ports.

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3. Logistics instead of improving our quality of life will have significant negative impacts to resident's health, jobs, home values, freeways and local roads. Our freeways are already gridlocked and local roads are falling apart. Median family income is dropping.

4. Proposed warehouses are on Oleander at Day Street the same street as an elementary school, less than two miles from two elementary schools, one middle school, several day care facilities, one library, a church and one community center. **Sign the petition. "NO" to more logistics warehouses. We already have enough.**

Sign Name	Address	Phone / email
<i>Cheryl Y</i>	17719 TIMBERVIEW DR. Riv	92504 (951) 317-2432
<i>Chris Smith</i>	8172 GREENLAWN AVENUE, CA	92508
<i>Terance O'Leary</i>	13395 High Res Way	Perris, 92570
<del><i>Renee Hopper</i></del>	<del>17966 Elizabeth Rd</del>	
<i>Renee Hopper</i>	Perris, CALIF	92570
<i>Mike Smith</i>	18395 BERRY RD, RIVERSIDE, CA	92508 951-442-6430
<i>Shy Lee</i>	9224 Lopouf Dr, Riverside, CA	92508 951 532 6090

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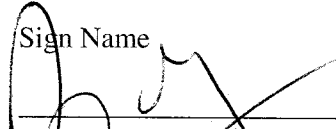
Sign Name	Address	Phone / email
<i>Charlene</i>	<i>18323 Van Buren Blvd</i>	<i>Kudame chene@td.com</i>
<i>[Signature]</i>	<i>18040 Dallas Ave</i>	<i>Riverside</i>
<i>[Signature]</i>	<i>20130 Apatas St</i>	<i>Riverside</i>
<i>[Signature]</i>	<i>17667 Glenwood Rd</i>	<i>Riverside 951-266-6343</i>
<i>Karen Allen</i>	<i>17555 Iris</i>	<i>Riverside 7143294521</i>
<i>[Signature]</i>	<i>11300 Van Buren Blvd</i>	<i>Riverside</i>
<i>Senny Warren</i>	<i>18390 Gentian Ave</i>	<i>Riv 951-315-2953</i>

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	18070 Iris Ave	(951) 203-5946 jakast7@yaho.com
Staples	17711 Staples Dr	(951) 976-1529
C. Paffar	18670 KROSS RD	951 315-5506
Chal. J. B.	15914 Dauchy Ave	(951) 543-0166
Chal. J. B.	15914 Dauchy Ave	(951) 207-7871
Albert Lan... 18855 ALEXANDER ST.	18855 ALEXANDER ST.	951-662-7530
Paul R. Boren	17710 Robert Rd	92508-951-422-1954

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Address

Phone / email

 23790 Spader Bate Perris 92570

Gary Glenn 20320 Juniper Rd 92570 smickg@a@gmail.com

Amy Bronson 15195 Multiview Dr. 951-847-5824 fenderbuss  
birlative.com

Melissa Bronson 4155 Melrose St. Riverside CA 92504 951-133-2167

Kristy Bronson 15195 Multiview Dr, Perris, 92570 ~~strummingforhomes~~  
strummingforhomes@gmail.com

Annette Bronson 15195 Multiview Dr Perris 92570 BronsonsBunch  
@gmail.com

Paula Vico 22744 Rolling Meadows Dr. Perris 92570

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<i>Denise McCandlish</i>	<i>19488 Killedeer Ct Perris</i>	<i>951-776-0522</i>
<i>R. M. Carroll</i>	<i>19488 Killedeer Ct. Perris</i>	<i>951-776-0522</i>
<i>Janice A. Dutton</i>	<i>18360 Cable Ln Perris</i>	<i>951-660-9751</i>
<i>Frank C. Steele</i>	<i>18780 Cable Ln Perris</i>	<i>951-780-2607</i>
<i>Pete Brown</i>	<i>18631 Cable Ln - Perris</i>	<i>951-545-3779</i>
<i>D. J. Anderson</i>	<i>19945 HEPTWOOD DR</i>	<i>951-321-0806</i>
<i>Fred B. Lee</i>	<i>18690 Cable Ln</i>	<i>714 392-5808</i>

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Sign Name	Address	Phone / email
<i>Shirley Swick</i>	9221 Tamarisk Pl. Rm. 92503	shirldog@aol.com
<i>Tim Brown</i>		

<i>Frank Ann</i>	18820 CHICKORY DR	(951) 2180438
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<i>Beverly Ann</i>	18475 CARROLL ST	951-956-5395
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<i>Karen Ewing</i>	16102 Benson St Perris	562 213 2847
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<i>Jason Sanchez</i>	18781 Cedar St Perris	(951)-329-6283
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<i>D Schyling</i>	615 Blaine St Riv. Ca.	951 360-9374
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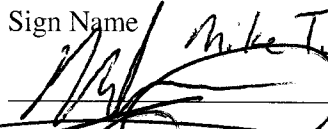


Sign Name	Address	Phone / email
<i>Peggy Crummon</i>	19771 Westery Av Riv 92508	951-236-3175 Peggycray55@hotmail.com
<i>Kellie Murray</i>	20855 Bayport Dr., Riv. 92508	(951) 824-0525 kelliemurray3@yahoo.com
<i>George Padiso</i>	8654 De Loss Dr. Riverside 92508	909-556-5207 georgeandjamie@gmail.com
<i>Jamie Padiso</i>	8654 De Loss Dr. Riverside 92508	909-556-5250 georgeandjamie@gmail.com
<i>Jeff Padiso</i>	8044 De Loss Dr. RIVERSIDE 92508	Jeffsontoperecho.com 805-729-6800
<i>Peggy Crummon</i>	19771 Westery Dr RIVERSIDE	951-236-3870

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 Mike Turpin	92570 17015 Alameda PR	951-780-5392
	23180 Western Crest Dr	951-443-1712
 David Bounin	23100 Miners Rd	909 851 2355
Joe Solazzo	23100 Miners Rd	619-633-6985
Jim Harper	18192 Fort Lauderdale	951-575-5000
Ronald Somers	17136 Bird's Eye Dr.	951-443-4717
John Belding	23045 Piedras Rd.	Pedrazo Rd 22@gmail.com

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Address

Phone / email

*Kenneth* 16821 Birds Eye Dr. Perris Ca 92570

*Angela* 16821 Birds Eye Dr. Perris Ca 92570

*Max* 17831 Big Sky Cir. Perris Intconser@aol.com

*Lisa* 17959 Big Sky Cir. Perris, CA 92570

*Pamela* 23728 Gold Strike Circle 92570

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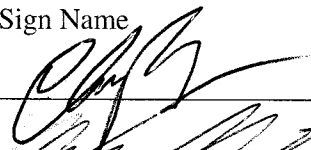



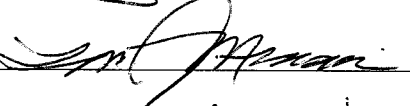
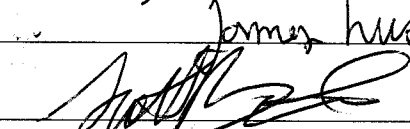

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Sign Name	Address	Phone / email
	16040 GAMBLE AVE	(951) 330104
	11672 Range View Rd.	(951) 264-5143
	11461 MAGNOLIA AV	(951) 768-1338
		
	16760 BURRO RD PERRIS CA 92570	714-457-9015 timuccia@gmail.com
	James Hueros 9221 Shamrock Ln.	92508
	20250 OLIVER RD.	92507 909 8014722

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Address

Phone / email

~~\_\_\_\_\_~~ 17581 Haines St, Perris 951-907-4603

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~~\_\_\_\_\_~~ 18828 Woodcrest Ln Riverside 92508

Laura Compare 17385 Wood Rd. Riverside 92508

Beta Hansen 17405 Wood Rd. Riverside 92508

William Hansen 17405 Wood Rd Riverside, Ca 92508

Barbara Belding 5484 APRICOT LN. RIVERSIDE, CA 92506

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Sign Name	Address	Phone / email
Marilyn Perpoint	18629 Los Breaos	951-793-7474
[Signature]	998 Santa Barbara	951-261-4335
[Signature]	6235	510-957-7090
[Signature]	18678 Mead Valley Blvd	951-323-5080
Julie Andrews	16748 Washington St	951-847-4485
Shanta Onyiah	3183 Escondido Way	619-404-5911 shantia.onyiah
[Signature]	16050 Cypress Lane	951-529-1918

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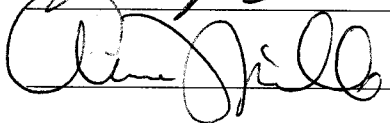
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Sign Name

Address

Phone / email

	21817 Oleander Avenue	patrick.pelayo.83@gmail.com
	21877 Oleander Ave.	951-9431876

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Sign Name	Address	Phone / email
Dennis Glenbaugh	18610 Cable Ln	dgodie169@yahoo.com

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Address

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<i>Christa P. Flors</i>	<i>21976 Woodward St Perris 92570</i>	<i>951-313-6673</i>
<i>Joe J. Flors</i>	<i>21976 Woodward St Perris 92570</i>	<i>951-239-3460</i>

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<i>Glenn Johnson</i>	<i>50237 June Ct.</i>	<i>951-697-7856</i>
<i>Reed Hill</i>	<i>20225 June Ct.</i>	

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<i>K. Trent</i>	<i>19745 Adirondack Ln Riverside CA 92508</i>	<i>kristinetrude@yahoo.com</i> <i>751</i>
<i>L.C. Pl</i>	<i>3576 Alexandria St Riverside Ca 92508</i>	<i>Teresapedegmsn.com</i>

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Address

Phone / email

M L LaBella 22770 Rios Ave Perris CA 92570 - 951-210-5501

John L. Brown 22770 Rios Ave Perris CA 92500 - 951-333-5229

Kanda Senee 3059 Blue Cascade Dr Perris <sup>92571</sup> 951-378-3073

Rebecca Dillo 18405 Santa Rosamire Rd. rebeccapena@rocketmail.com  
925531

Shanise Brown 13369 Cavandish Ln Moreno Valley CA SNBrown1228@hotmail.com

Paula Mulla 18405 Henry Terrace Dr. Perris CA 92570 chubhertha700@gmail.com

Walden 18405 Henry Terrace Perris ca LT4LO@yahoo.com

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<del>Michelle Sunthimer</del>	3907 Pierce St Riverside	gidget1532@hotmail.com
Michelle Sunthimer	11280 Reliance Dr Riverside	92505 367 9557
Contract	9274 Santa Barbara Dr	SUNSHINEOF32004@yahoo.com
Mary Fisher	14370 Martin Pl Riverside CA	92503 951 750 0740
ALYSSA FORTE	9274 SANTA BARBARA DR	714 728 0492
TARA JUAREZ	9274 SANTA BARBARA DR	92508 714 728 0492
David Ruiz	9274 Santa Barbara Dr	92508 714 7978608

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<i>[Signature]</i>	15825 CAJALCO RD	(951) 333-4797
Carla Bonner	18901 WARREN RD	562 616-3830
Jodie Martin	1181 Melville Pr. Riv 92570	951-212-0236
Peri Simpson	5530 Via Las Ceras	909 322-3434
Jacqueline M	Moulton 16182 Porter Ave	CA (951) 776-8323
<i>[Signature]</i>	15825 CAJALCO RD	
Marcella Wynn	6113 Taragona Dr Riv CA 92509	(949) 259-3034

Send Signed Petitions to Rural Association of Mead Valley. RAMV.ORG • PO Box 2433 • Perris, CA 92572 or email to RAMVinfo@yahoo.com



# Petition

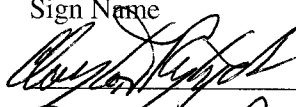
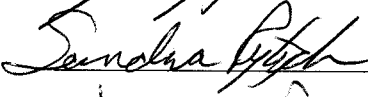
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Sign Name	Address	Phone / email
	16240 Pansy ST	951-657-4898
	16240 Pansy ST	951-657-4898
Helen Pontius	17990 Fort Lauderdale	dpontius77@att.net
DARREL PONTIUS	17990 FORT LAUDER LN	951-940-0650

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Paula Vice	22744 Rolling Meadows Dr, Perris	951-902-7238 pjvdellb@aol.com

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<i>José Camero</i>	<i>20066 Dayton St. RIVERSIDE CA 92508</i>	<i>951 697-4576 josa6@hotmail.com</i>

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Address

Phone / email

Jeanis Buler

20880 Amaryllis Way  
Riverside CA 92508

1-951-210-7763

~~Jeanis Buler~~

20880 Amaryllis Way  
Riverside CA 92508

951-780-5275

~~Jeanis Buler~~

20880 Amaryllis Way  
Riverside CA 92508

951-707-7175

Godly Buler

20880 Amaryllis Way  
Riverside CA 92508

951-312-9531

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<i>Jessica Howard</i> Jessica Howard	20747 Burlington Cir Riverside CA	626-367-2386 jessblh@gmail.com

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Sign Name

Address

Phone / email

*Donna Nollette*

*20852 Golden Rain Rd. Riverside 92508*

*donna.nollette@gmail.com*

*Epise George*

*20877 Golden Rain Rd Riverside 92508*

*951-653-2711*

*[Signature]*

*8993 Stony Brook Cir. Riverside 92508*

*maria.castillo713@gmail.com*

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Address

Phone / email

*Frank Taylor*      *18020 Hickory tree*      *951-789-0481*

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 Tom Hantz 23551 Rose Quartz Dr Perris CA

J Hantz 10  
AOL.com



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*Jacquelyn Artry*      *8667 Kentville St*      *951-656-1447*  
*Riverside, Ca 92508*      *Jbartry@Juno.com*

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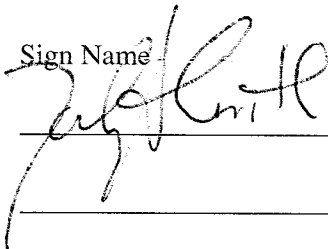
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9156 LIMECREST PD. 92508

Zsmith@pcr.com

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Mark Smith	8454 Rosemary Dr.	951 653 8210
Shawn Williams	8454 Rosemary Dr.	951 653-8210

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Sign Name

Address

Phone / email

<i>W. McHenry</i>	<i>8432 DOLF CT</i>	<i>951 323-1387</i>
<i>James McHenry</i>	<i>8432 DOLF CT</i>	<i>951-990-6755</i>
<i>Henry McHenry</i>	<i>8432 DOLF CT</i>	<i>951-990-3548</i>

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Sign Name	Address	Phone / email
MICHAEL D. KELLEY	18224 BLUE SKY ST.	Mkelley@tritonmsllc.com

Michael D. Kelley	RIVERSIDE, CA 92508	
-------------------	---------------------	--

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Address

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Lee Ridgeway

19355 Scarsdale St. Riverside 92508

(951) 413-1602

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Sign Name	Address	Phone / email
Juan Kuyga	20265 Silk Tassel Rd Rvs. CA 92508	
Tony B. Ferderer	20265 Silk Tassel Rd, Riverside CA	(951) 653-7725
		7951 243-4709

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Sign Name

Address

Phone / email

Carolyn Vansant 19465 Kinnow Riv Vansant3@hotmail

Neil J. Vansant 19465 Kinnow Riv. 92508

Rick Lewis 14890 WENDELL RD 92570

Sub Powell 5200 Chicago ave Apt A18 Riv. CA 92507

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# Petition

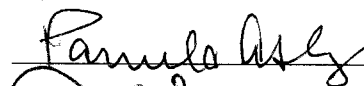
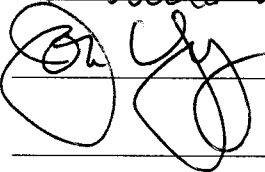
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Phone / email

	20658 Iris Canyon Rd Riv 92508	951-653-7074
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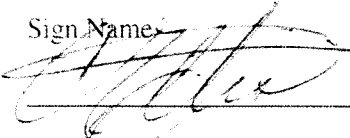
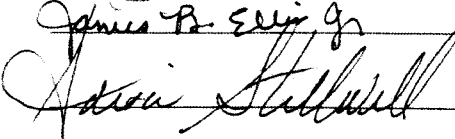
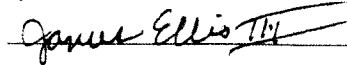
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Sign Name	Address	Phone / email
	224 Selden Pkwy Rd	951 653 3775
James B. Ellison Jr	same as above	"
	" "	"
	" "	"

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Phone / email

Leopoldo Montoya	19240 BERGAMONT DR	951-789-4906
Leopoldo Montoya		
Albia Miller	P.O. Box 1341	951-259-7785

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Phone / email

*Jacqueline Wallstrom* 8990 BAYSHORE Lane Riv. 92508 951-697-7655  
*Bruce A. Pallas* 8990 Bay Shore Lane Riv. 92508 (951) 697-7655

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<i>Anna Spencer</i>	19059 Sunflower Pl, Riverside	951 990 3994 almcandles@
<i>[Signature]</i>	19059 Sunflower Pl, Riverside	92508 951-623-6508 901.COM mfbmike9@hotmail.com
Jessica Spencer	19059 Sunflower Pl., Riverside, CA	92508, 951 990 1438 spencerjanelle@901
<i>[Signature]</i>	19059 Sunflower Pl, Riverside, CA	92508 951-623-6508 MOBIUS380@yahoo.com
Jacelyn Spencer	" " " "	951 809 3933

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Address

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*Sherry Cur* 9471 Orleans Lane Riverside 92508 951 7764778  
"No" to more logistics warehouses. We already have enough

*Charles B. Cumming* 9471 Orleans Ln Riverside 92508 951 7764778  
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Sign Name	Address	Phone / email
	9497 Lest Grove Rd. Riverside	cioc_d@yahoo.com
Denny Jimz	9497 Lest Grove Rd Riverside	dennyjimz@verizon.net

Send Signed Petitions to Rural Association of Mead Valley. RAMV.ORG • PO Box 2433 • Perris, CA 92572 or email to RAMVinfo@yahoo.com

# Petition

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Sign Name

Address

Phone / email

*JJ Shen*      *8320 Clover Creek Rd. Riverside CA 92508*      *yingyingshen@hotmail.com*

*NO to more logistics warehouses!*



# Petition

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Address

Phone / email

<i>Susan A. Rozanne</i>	19649 Kennan Ln, Riv.	951-741-3175
<i>Chib [Signature]</i>	" " "	"

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Sign Name

Address

Phone / email

N. Haddy

8842 Mesa Oak Dr 92508

951-653-7113

G. Haddy

20664 Mesa ~~DR~~ OAK Dr 92508

915-208-0829

ELIE Haddy

Jewellburg

92508

951-732-3287

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# Petition


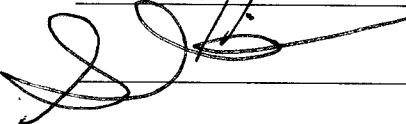
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Sign Name

Address

Phone / email

	19718 Country Rose, Riverside, CA	MRS. ESCOBAR, Delenc@ymail.com (949) 475-1886
	19718 Country Rose, Riverside, CA	DR Shu, 949 998 901.com (951) 689-5051
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

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Address

Phone / email

*Tina O'Neil*

8740 Pinehollow Circle, 92506

951-653-0578

taraodp@gmail.com

*William T. O'Neil*

8740 Pinehollow Circle, Riverside, CA 92506

951-653-0578

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Sign Name	Address	Phone / email
<i>Karla Gut</i>	8938 Douglas Fir Riv, CA 92508	DGUY69@msn.com
<i>Diana Guy</i>	" " "	tguy68@msn.com
<i>Lanya Guy</i>	1566 TURTLE CRK BEAUMONT CA 92223	BATRGUY@aol.com
<i>M. L. Guy</i>	1566 TURTLE CREEK BEAUMONT CA 92223	" " "
<i>Cinde Mote</i>	23062 Via Madrid Murrieta, CA 92562	molegic@sbcbglobal.net

# Petition

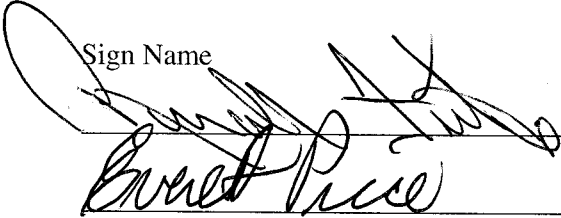
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Sign Name	Address	Phone / email
	22066 MADRID ST.	951-210-2831
Ernest Rice	19910 UNA ST	951-816-0515

The following names are kept out of the Administrative Record for item 18.1 of May 22, 2018:

Ms. Miller

Debbie Walsh

Jim Estevanovich

Roger Ramirez

No. 2 - 1/18/18 - 1/18/18



### 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  
Board Rules listed on the reverse side of this form.

**SPEAKER'S NAME:** Ms Miller

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

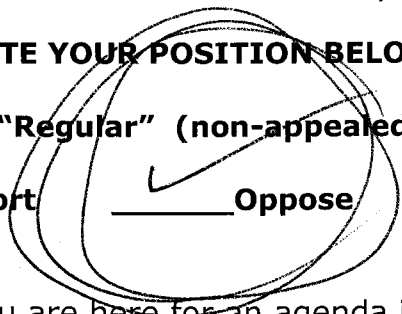
**City:** \_\_\_\_\_ **Zip:** \_\_\_\_\_

**Phone #:** 18-1

**Date:** \_\_\_\_\_ **Agenda #** 18-1

**PLEASE STATE YOUR POSITION BELOW:**

**Position on "Regular" (non-appealed) Agenda Item:**  
\_\_\_\_\_ **Support**       **Oppose**      \_\_\_\_\_ **Neutral**



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

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

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



## **BOARD RULES**

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

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

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

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

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

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

### **Individual Speaker Limits:**

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

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

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

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

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

*Not included in 9 minutes* ✓  
6 min

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Request to Speak**

Submit request to Clerk of Board (right of podium),  
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Board Rules listed on the reverse side of this form.

**SPEAKER'S NAME:** Dobbie WASH

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

**City:** MEAD VALLEY **Zip:** \_\_\_\_\_

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

**Date:** 5-22-18 **Agenda #** 18.1

**PLEASE STATE YOUR POSITION BELOW:**

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

Support     Oppose     Neutral

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**SPEAKER'S NAME:** Vicki Sanchez

**Address:** 20020 Smith Rd, Perris  
(only if follow-up mail response requested)

**City:** Perris **Zip:** 92570

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

**Date:** 5-22-18 **Agenda #** 18.1

**PLEASE STATE YOUR POSITION BELOW:**

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for "Appeal", please state separately your position on  
the appeal below:

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

**I give my 3 minutes to:** Debbie WALSH

## **BOARD RULES**

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

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

**SPEAKER'S NAME:** Roger Ramirez S.R.

**Address:** Decker Rd  
(only if follow-up mail response requested)

**City:** Mead Valley **Zip:** 92570

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

**Date:** 5-22-18 **Agenda #** 18.1

**PLEASE STATE YOUR POSITION BELOW:**

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

       **Support**        X   **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:** Debbie Walsh

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*Not on agenda board*



**Riverside County Board of Supervisors  
Request to Speak**

Submit request to Clerk of Board (right of podium),  
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Board Rules listed on the reverse side of this form.

**SPEAKER'S NAME:** JIM ESTEVANOVICH

**Address:** 22608 Redwood Ln.  
(only if follow-up mail response requested)

**City:** PERTIS **Zip:** 92570

**Phone #:** 9516578686

**Date:** 5-22-18 **Agenda #** 18.1

**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  
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       Support             Oppose             Neutral

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



## **BOARD RULES**

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*7/10/18*

✓

**Riverside County Board of Supervisors  
Request to Speak**

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**SPEAKER'S NAME:** Roger Ramirez

**Address:** Decker Rd  
(only if follow-up mail response requested)

**City:** Mead Valley **Zip:** 92570

**Phone #:** (951) 238-9577

**Date:** 5-22-18 **Agenda #** 18.1

**PLEASE STATE YOUR POSITION BELOW:**

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Support     Oppose     Neutral

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



**18-1**

TRANSPORTATION & LAND MANAGEMENT AGENCY/PLANNING: Public Hearing on GENERAL PLAN AMENDMENT NOS. 1151 AND 1152, CHANGE OF ZONE NOS. 7872 AND 7873, PLOT PLAN NOS. 25837 AND 25838, TENTATIVE PARCEL MAP NOS. 36950 AND 36962 – EIR00546 – Applicant: Trammel Crow, Inc. – Representative: David Evans and Associates, Inc. – First Supervisorial District – Mead Valley Zoning District – Mead Valley Area Plan – Community Development: Light Industrial (CD:LI), Community Development: Business Park (CD:BP) - Location: Southerly of Oleander Avenue, northerly of Nance Street, westerly of Harvill Avenue, and easterly of Day Street - Zoning: Rural Residential, ½ acre minimum (R-R-½), Medium Manufacturing (M-M), Industrial Park (I-P) - REQUEST: GENERAL PLAN AMENDMENT NOS. 1151 and 1152 propose to change the General Plan Land Use Designation from a mix of Community Development: Light Industrial (CD:LI) and Community Development: Business Park (CD:BP) to entirely Community Development: Light Industrial (CD:LI). CHANGE OF ZONE NOS. 7872 and 7873 propose to change the zoning classification from a mix of Rural Residential (R-R), Rural Residential, ½ acre minimum (R-R-½), Medium Manufacturing (M-M), and Industrial Park (I-P) to entirely Industrial Park (I-P). PLOT PLAN NO. 25838 proposes the construction and operation of a 702,645 square foot warehouse/distribution/manufacturing building on 37.08 acres. PLOT PLAN NO. 25837 proposes the construction and operation of a 410,982 square foot warehouse/distribution/manufacturing building on 21.52 acres. TENTATIVE PARCEL MAP NO. 36950 proposes a Schedule H subdivision of 37.08 gross acres to consolidate the existing four parcels into one parcel. TENTATIVE PARCEL MAP NO. 36962 proposes a Schedule E subdivision of 21.52 gross acres into two parcels, one (1) for the proposed development and one (1) to be left vacant at this time. APNs: 314-020-010, 314-020-017, 314-040-001, 314-040-002, 314-040-003, and 314-040-008. [Applicant fees 100%.], the Chairman called the matter for hearing.

Russell Brady, Contract Planner, presented the matter.

The following people spoke in support:

Tommy Dirks  
Yolanda Williams  
Josh Bourgeois  
Arthur Lopez  
Alex Wolfe  
Gerard Avila  
Mike Dea  
Lincoln Cooper  
Hashish Winstead  
Tunde Ogunwole

The following people spoke in opposition:

Debbie Walsh  
John Minnella  
Laurie Taylor  
Cynthia Ferry  
Kathleen Dale

On motion of Supervisor Jeffries, seconded by Supervisor Perez and duly carried, IT WAS ORDERED that the above matter is continued to Tuesday, May 22, 2017 at 10:30 a.m. or as soon as possible thereafter.

Roll Call:

Ayes: Jeffries, Tavaglione, Perez and Ashley  
Nays: None  
Absent: Washington

I hereby certify that the foregoing is a full true, and correct copy of an order made and entered on May 1, 2018 of Supervisors Minutes.

WITNESS my hand and the seal of the Board of Supervisors

Dated: May 1, 2018

Kecia Harper-Ihem, Clerk of the Board of Supervisors, in  
and for the County of Riverside, State of California.

(seal)

By:  Deputy

AGENDA NO.

18-1

xc: Planning,  GOB

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



**ITEM**  
18.1  
(ID # 6810)

**MEETING DATE:**

Tuesday, May 1, 2018

**FROM :** TLMA-PLANNING:

**SUBJECT:** TRANSPORTATION & LAND MANAGEMENT AGENCY/PLANNING: Public Hearing on GENERAL PLAN AMENDMENT NOS. 1151 AND 1152, CHANGE OF ZONE NOS. 7872 AND 7873, PLOT PLAN NOS. 25837 AND 25838, TENTATIVE PARCEL MAP NOS. 36950 AND 36962 – EIR00546 – Applicant: Trammel Crow, Inc. – Representative: David Evans and Associates, Inc. – First Supervisorial District – Mead Valley Zoning District – Mead Valley Area Plan – Community Development: Light Industrial (CD:LI), Community Development: Business Park (CD:BP) - Location: Southerly of Oleander Avenue, northerly of Nance Street, westerly of Harvill Avenue, and easterly of Day Street - Zoning: Rural Residential, ½ acre minimum (R-R-½), Medium Manufacturing (M-M), Industrial Park (I-P) - REQUEST: GENERAL PLAN AMENDMENT NOS. 1151 and 1152 propose to change the General Plan Land Use Designation from a mix of Community Development: Light Industrial (CD:LI) and Community Development: Business Park (CD:BP) to entirely Community Development: Light Industrial (CD:LI). CHANGE OF ZONE NOS. 7872 and 7873 propose to change the zoning classification from a mix of Rural Residential (R-R), Rural Residential, ½ acre minimum (R-R-½), Medium Manufacturing (M-M), and Industrial Park (I-P) to entirely Industrial Park (I-P). PLOT PLAN NO. 25838 proposes the construction and operation of a 702,645 square foot warehouse/distribution/manufacturing building on 37.08 acres. PLOT PLAN NO. 25837 proposes the construction and operation of a 410,982 square foot warehouse/distribution/manufacturing building on 21.52 acres. TENTATIVE PARCEL MAP NO. 36950 proposes a Schedule H subdivision of 37.08 gross acres to consolidate the existing four parcels into one parcel. TENTATIVE PARCEL MAP NO. 36962 proposes a Schedule E subdivision of 21.52 gross acres into two parcels, one (1) for the proposed development and one (1) to be left vacant at this time. APNs: 314-020-010, 314-020-017, 314-040-001, 314-040-002, 314-040-003, and 314-040-008. [Applicant fees 100%.]

**RECOMMENDED MOTION FROM THE PLANNING COMMISSION:** That the Board of Supervisors:

**TENTATIVELY CERTIFY Environmental Impact Report No. 546** based on the findings incorporated in the EIR, and subject to the resolution adoption by the Riverside County Board of Supervisors; and,

**TENTATIVELY APPROVE GENERAL PLAN AMENDMENT NO. 1151** that changes the land use designation for Parcels 314-040-002 and 314-040-008 from Community Development: Business Park (CD:BP) to Community Development: Light Industrial (CD:LI), in accordance with

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

Exhibit 6, based on the findings and conclusions incorporated in the staff report, subject to adoption of the General Plan Cycle Resolution by the Board of Supervisors; and,

**TENTATIVELY APPROVE GENERAL PLAN AMENDMENT NO. 1152** that changes the land use designation for Parcels 314-020-017 and 314-020-010 from Community Development: Business Park (CD:BP) to Community Development: Light Industrial (CD:LI), in accordance with Exhibit 6, based on the findings and conclusions incorporated in the staff report, subject to adoption of the General Plan Cycle Resolution by the Board of Supervisors; and,

**TENTATIVELY APPROVE CHANGE OF ZONE NO. 7872** that changes the zoning classification of Parcel Nos. 314-040-002 and 314-040-008 from Rural Residential (R-R) to Industrial Park (I-P) and the portions of Parcel Nos. 314-040-001 and 314-040-003 that are zoned Medium Manufacturing (M-M) to Industrial Park (I-P) in accordance with Exhibit 3, subject to adoption of the zoning ordinance by the Board of Supervisors; and,

**TENTATIVELY APPROVE CHANGE OF ZONE NO. 7873** that changes the zoning classification of Parcel No. 314-020-010 from Rural Residential, ½ acre minimum (R-R-½) to Industrial Park (I-P) in accordance with Exhibit 3, subject to adoption of the zoning ordinance by the Board of Supervisors; and,

**APPROVE TENTATIVE PARCEL MAP NO. 36950**, based upon the findings and conclusions incorporated into the staff report, and subject to the attached conditions of approval and final approval of General Plan Amendment No. 1151 and Change of Zone No. 7872; and,

**APPROVE TENTATIVE PARCEL MAP NO. 36962**, based upon the findings and conclusions incorporated into the staff report, and subject to the attached conditions of approval and final approval of General Plan Amendment No. 1152 and Change of Zone No. 7873; and

**APPROVE PLOT PLAN NO. 25837**, based upon the findings and conclusions incorporated into the staff report, and subject to the attached conditions of approval and final approval of General Plan Amendment No. 1151 and Change of Zone No. 7872; and

**APPROVE PLOT PLAN NO. 25838**, based upon the findings and conclusions incorporated into the staff report, and subject to the attached conditions of approval and final approval of General Plan Amendment No. 1152 and Change of Zone No. 7873.

**RECOMMENDED MOTION FROM STAFF:** That the Board of Supervisors:

**TENTATIVELY CERTIFY Environmental Impact Report No. 546** based on the findings incorporated in the EIR, and subject to resolution adoption by the Riverside County Board of Supervisors; and,

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

**TENTATIVELY APPROVE GENERAL PLAN AMENDMENT NO. 1151** that changes the land use designation for Parcels 314-040-002 and 314-040-008 from Community Development: Business Park (CD:BP) to Community Development: Light Industrial (CD:LI), in accordance with Exhibit 6, based on the findings and conclusions incorporated in the staff report, subject to adoption of the General Plan Cycle Resolution by the Board of Supervisors; and,

**TENTATIVELY APPROVE GENERAL PLAN AMENDMENT NO. 1152** that changes the land use designation for Parcels 314-020-017 and 314-020-010 from Community Development: Business Park (CD:BP); to Community Development: Light Industrial (CD:LI), in accordance with Exhibit 6, based on the findings and conclusions incorporated in the staff report, subject to adoption of the General Plan Cycle Resolution by the Board of Supervisors; and,

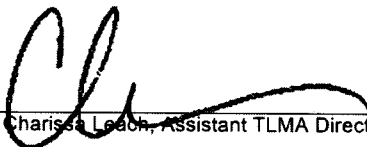
**TENTATIVELY APPROVE CHANGE OF ZONE NO. 7872** that changes the zoning classification of Parcel Nos. 314-040-002 and 314-040-008 from Rural Residential (R-R) to Industrial Park (I-P) and the portions of Parcel Nos. 314-040-001 and 314-040-003 that are zoned Medium Manufacturing (M-M) to Industrial Park (I-P) in accordance with Exhibit 3, subject to adoption of the zoning ordinance by the Board of Supervisors; and,

**TENTATIVELY APPROVE CHANGE OF ZONE NO. 7873** that changes the zoning classification of Parcel No. 314-020-010 from Rural Residential, ½ acre minimum (R-R-½) to Industrial Park (I-P) in accordance with Exhibit 3, subject to adoption of the zoning ordinance by the Board of Supervisors; and,

**APPROVE PLOT PLAN NO. 25837**, based upon the findings and conclusions incorporated into the staff report, and subject to the attached conditions of approval and final approval of General Plan Amendment No. 1151 and Change of Zone No. 7872; and

**APPROVE PLOT PLAN NO. 25838**, based upon the findings and conclusions incorporated into the staff report, and subject to the attached conditions of approval and final approval of General Plan Amendment No. 1152 and Change of Zone No. 7873.

**ACTION:**



Charissa Leach, Assistant TLMA Director 4/23/2018

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**MINUTES OF THE BOARD OF SUPERVISORS**

**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: Applicant Fees 100%</b>			<b>Budget Adjustment:</b>	No
			<b>For Fiscal Year:</b>	N/A

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

**BACKGROUND:**

**Summary**

The overall project site is located southerly of Oleander Avenue, northerly of Nance Street, westerly of Harvill Avenue, and easterly of Day Street. The overall project site is split into two sites by Ellsworth Street that will hereinafter be referred to as the Building D and Building E sites, respectively. The Building D site is located east of Ellsworth Street and the Building E site is located west of Ellsworth Street. The applications being considered for each site are:

**Building D**

**GENERAL PLAN AMENDMENT NO. 1151** proposes to change the General Plan land use designation for Parcels 314-040-002 and 314-040-008 from Community Development: Business Park (CD:BP) to Community Development: Light Industrial (CD:LI). The entire Building D site will then have a land use designation of Community Development: Light Industrial (CD:LI).

**CHANGE OF ZONE NO. 7872** proposes to change the zoning classification for Parcels 314-040-002 and 314-040-008 from Rural Residential (R-R) to Industrial Park (I-P), and the portions of Parcels 314-040-001 and 314-040-003 that are zoned Medium Manufacturing (M-M) to Industrial Park (I-P). The entire Building D site will then have a zoning classification of Industrial Park (I-P).

**TENTATIVE PARCEL MAP NO. 36950** proposes a Schedule H subdivision of 37.08 gross acres to consolidate the existing four parcels into one parcel and provide for public right-of-way dedication on Oleander Avenue and Ellsworth Street. Although defined as a Schedule H subdivision, in accordance with Section 3.1.B. of Ordinance No. 460, the subdivision is being required to provide Schedule E improvements that are more consistent with the industrial nature of the development. The Schedule E improvements are greater than those of a Schedule H subdivision.

**PLOT PLAN NO. 25838** proposes the construction and operation of a 702,645 square foot warehouse/distribution/manufacturing building on 37.08-acres (gross) consisting of 15,000 square feet of office space, 10,000 square feet of mezzanine, and 677,645 square feet of warehouse with 109 truck loading bays, 251 trailer parking stalls, 439 automobile parking stalls,



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

and all other necessary and required improvements on the project site and along the adjacent streets.

**Building E**

**GENERAL PLAN AMENDMENT NO. 1152** proposes to change the General Plan land use designation for Parcels 314-020-017 and 314-020-010 from Community Development: Business Park (CD:BP) to Community Development: Light Industrial (CD:LI). The entire Building E site will then have a land use designation of Community Development: Light Industrial (CD:LI).

**CHANGE OF ZONE NO. 7873** proposes to change the zoning classification for Parcel 314-020-010 from Rural Residential, ½ acre minimum (R-R-½) to Industrial Park (I-P). The entire Building E site will then have a zoning classification of Industrial Park (I-P).

**TENTATIVE PARCEL MAP NO. 36962** proposes a Schedule E subdivision of 21.52 gross acres into two parcels, one for the proposed development and one to be left vacant at this time, and provide for public right-of-way dedication on Oleander Avenue and Ellsworth Street.

**PLOT PLAN NO. 25837** proposes the construction and operation of a 410,982 square foot warehouse/distribution/manufacturing building on 21.52 acres (gross) consisting of 15,000 square feet of office space and 395,982 square feet of warehouse, with 51 truck loading bays, 80 truck trailer parking stalls, and 260 automobile parking stalls, and all other necessary and required improvements on the project site and along the adjacent streets.

**Environmental Impact Report**

An Environmental Impact Report (EIR) has been prepared for this project in accordance with the California Environmental Quality Act (CEQA). The EIR represents the independent judgement of Riverside County. The Draft EIR was circulated in May of 2017. Below is a summary of the significant and unavoidable impacts identified in the circulated Draft EIR:

Air Quality - AQMP Consistency

The Project would have the potential to result in or cause National Ambient Air Quality Standards (NAAQS) or California Ambient Air Quality Standards (CAAQS) violations due to the project's exceedance of regional operational emission thresholds for VOC and NOx. Therefore, the Project would have a significant and unavoidable cumulative effect on regional air pollution. All feasible mitigation has been adopted. However, impacts related to AQMP consistency would remain significant and unavoidable.

Air Quality – Operation Emissions-Regional

Although construction emissions are able to be mitigated to a level that does not exceed emission thresholds, operational emissions (primarily from mobile/vehicle emissions) for NOx and VOC are not able to be mitigated to a level below emission thresholds as no

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STATE OF CALIFORNIA**

feasible mitigation exists to reduce mobile emissions. Therefore, impacts related to operational emissions of VOC and NOx would remain significant and unavoidable.

Land Use and Planning

Although the change in land use designation from Business Park to Light Industrial does not represent a significant shift in planned land use of the subject site, the project site is mostly vacant and undeveloped under existing conditions and surrounded by vacant and rural residential type uses. Therefore, the proposed development of an industrial building and uses on the site would result in a substantial change to the site's use and a significant impact. Mitigation measures are proposed on the various impact topics (i.e. air quality, noise, traffic, etc.) to mitigate the impacts from the change from vacant to the proposed land use, but impacts to this change in land use remain potentially significant.

Noise – Operational

Project-related operational impacts would result in less than significant impact to noise-sensitive receptors associated with on-site operational activities with the installation of an 8 foot high noise attenuation barrier along the project's southern boundary. However, the project's generation of vehicle traffic and noise off-site along Oleander Avenue adjacent to and east of the project site would result in a significant direct and cumulative impact. No feasible mitigation exists to reduce these off-site impacts and impacts remain significant.

Transportation and Traffic - Conflict with Plan, Ordinance or Policy Establishing Standards for Circulation System and Conflict with an Applicable Congestion Management Plan

The Project would generate traffic that would exceed the significance thresholds for certain intersections and roadway segments. Mitigation measures for certain road improvements are included that address the direct impacts of the project. However, significant cumulative impacts remain for intersections where fair share fees are paid for the project's incremental impacts where improvements are not guaranteed to be completed prior to the project's operation. Additionally, the project would add traffic to freeway facilities that would impact already deficient facilities. These facilities are under the jurisdiction of Caltrans and Riverside County cannot assure the construction of improvements to state highway facilities that may be needed to address deficiencies. Mitigation is included for the project to pay its fair share of impacts on state highway facilities if such a program is established by Caltrans. Since this is not certain, impacts remain significant.

Nineteen comments were received during the 45-day public review period and one comment was received following the close of the public review period. These comments were reviewed and detailed responses to each comment were prepared and included in the Final EIR, which was posted on March 6, 2018, and with mailed notices to commenters sent on March 6, 2018.

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For the reasons set forth above and in the EIR prepared for this Project, the proposed project will potentially have a significant effect on the environment related Air Quality, Land Use and Planning, Noise, and Transportation. Mitigation Measures from the Environmental Impact Report have been incorporated as conditions of approval on the project.

**Planning Commission Written Comments**

Prior to the Planning Commission hearing, written comments were received from Debbie Walsh, Abigail Smith, and Blum Collins. Most comments included within the letters were previously submitted as comments on the Draft EIR and were addressed and responded to in the Response to Comments section included in the Final EIR. Some new comments were included in the recent letters and responses to these were specifically prepared and are included as a separate attachment to this Form 11.

The Planning Commission considered the project during a regularly scheduled public hearing on April 4, 2018. After hearing public testimony, the Planning Commission recommended approval of the project by a vote of 5-0.

**Tentative Parcel Maps**

On April 11, 2018, the applicant submitted a request to the Planning Department requesting to withdraw the application for Tentative Parcel Map Nos. 36950 and 36962 (See Attachment K). Based on discussions with the applicant on alternative methods to consolidate parcels and shift lot lines via a Parcel Merger and Lot Line Adjustment, staff is recommending modifying the Project to exclude Tentative Parcel Map Nos. 36950 and 36962. Exclusion of the Tentative Parcel Maps does not constitute a substantial modification to the project because the project's use, intensity, and impacts to the surrounding properties will remain the same. Requirements for street dedication and improvements are already conditioned on the respective Plot Plans.

**Condition Revisions**

Following the April 4<sup>th</sup> Planning Commission Hearing, the applicant identified that conditions 60.Planning.1-5 on the Plot Plans are redundant to conditions 60.Planning-CUL.1-5. The 60.Planning-CUL.1-5 are proposed to be retained and conditions 60.Planning.1-5 are recommended to be deleted.

As part of the responses to the public comments received, a condition is recommended to be included as shown below to provide further measures to limit truck traffic on Ellsworth Street.

The project proponent shall file a request with the Riverside County Transportation Department to install weight limit signs to restrict trucks with gross vehicle weight rating over 14,000-lb from traveling on Decker Road (Ellsworth Street) south of Oleander Avenue or as approved by the Director of Transportation.

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To clarify the project's ability to accommodate a refrigerated warehouse use in relation to the EIR that does not include this in its analysis, the following is recommended to be added to the end of the project description condition for each Plot Plan (Advisory Notification.6)

Refrigerated warehouse space is not permitted.

As part of the responses to public comments received, condition AND 15.Planning.14 on PP25837 and AND 15.Planning.16 on PP25838 is recommended to be revised as follows with the underlined text added:

Developer and all successors shall stipulate in building lease and sale agreements that yard trucks and forklifts shall not be fueled with diesel.

To allow flexibility if and when a funding mechanism is created to offset traffic impacts to freeways, condition 80.Transportation.16 on both Plot Plans is recommended to be updated as follows with the underlined text added:

In the event that Caltrans or other appropriate government agency establishes a fair-share funding program for cumulatively considerable impacts to freeway system segments caused by private development projects that would be applicable to the Project site, prior to the issuance of a building permit for the Project, the Project Applicant shall provide evidence to Riverside County that such fair-share fee has been paid. If Caltrans or other appropriate government agency has not established such a fee prior to building permit issuance, the Project Applicant shall have no further obligation associated with this mitigation measure.

**Impact on Residents and Businesses**

All potential project impacts have been studied under CEQA and noticed to the public pursuant to the requirements of the County and State law.

**SUPPLEMENTAL:**

**Additional Fiscal Information**

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

**ATTACHMENTS:**

- A. Response to Public Comments
- B. Letter from Applicant
- C. Planning Commission Minutes
- D. Planning Commission Memos
- E. Planning Commission Staff Report
- F. Final EIR No. 546
- G. Plot Plan No. 25838 Exhibits
- H. Plot Plan No. 25837 Exhibits

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

- I.** Tentative Parcel Map No. 36950 Exhibits
- J.** Tentative Parcel Map No. 36962 Exhibits
- K.** Indemnification Agreements



OFFICE OF THE  
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 17, 2018

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

PH : (951) 368-9229  
E-MAIL: [legals@pe.com](mailto:legals@pe.com)

RE: NOTICE OF PUBLIC HEARING: GPA 1151 and 1152, CZ 7872 and 7873, PP 25837 and 25838, TPM 36950 and 36962

To Whom It May Concern:

Attached is a copy for publication in your newspaper for **One (1) time on Friday, April 20, 2018.**

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

Sincerely,

*Karen Barton*

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

*for  
05/01/18  
agenda*

*5/1/2018  
18.1*

# Advertising Order Confirmation

04/17/18 1:11:50PM Page 2

# The Press Enterprise

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**NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON GENERAL PLAN AMENDMENTS, CHANGES OF ZONE, TENTATIVE PARCEL MAPS AND PLOT PLANS IN THE MEAD VALLEY AREA, FIRST SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO CERTIFY AN ENVIRONMENTAL IMPACT REPORT**

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, at the first floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on Tuesday, May 1, 2018 at 10:30 A.M. or as soon thereafter, hereafter, to consider the application submitted by Trammel Company, Inc. on General Plan Amendment Nos. 1151 and 1152, which proposes to change the General Plan Land Use Designation from a mix of Community Development: Light Industrial (CD:LI) and Community Development: Business Park (CD:BP) to entirely Community Development: Light Industrial (CD:LI); Change of Zone Nos. 7872 and 7873, which proposes to change the zoning classification from a mix of Rural Residential (R-R), Rural Residential, 1/2 acre minimum (R-1/2), Medium Manufacturing (M-M) and Industrial Park (I-P) to entirely Industrial Park (I-P); Plot Plan Nos. 25837 and 25838, which proposes the construction and operation of a 702,645 square foot process distribution/manufacturing building on 37.08 acres and the construction and operation of a 410,982 square foot warehouse/manufacturing building on 21.52 acres; Tentative Parcel Map No. 10950 and 38962, which proposes a subdivision of 37.08 gross acres to subdivide the existing four parcels into one parcel and proposes a subdivision of 52.93 gross acres into two parcels, one for the proposed development and one to be left vacant at this time. The project is located southerly of Oleander Avenue, northerly of Nance Street, westerly of Harvill Avenue, and easterly of Day Street in the First Supervisorial District.

The Planning Commission recommended that the Board of Supervisors approve the project and Tentatively Certify **Environmental Impact Report No. 546.**

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 Riverside County Planning Department at 4080 Lemon Street, 12th Floor, Riverside, California 92501.

**FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT RUSSELL BRADY, PROJECT PLANNER, AT (951) 955-3025 OR EMAIL Rbrady@rivco.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, Board of Supervisors or, prior to the public hearing, the Board of Supervisors as a result of the public hearing and the consideration of all public comment, written and oral, the Board of Supervisors may amend its comment, written and oral, the project and/or the related environmental document. Accordingly, the designations, development standards, design or improvements, 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, at least 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: April 17, 2018  
Kecia Harper-Ithem, Clerk of the Board  
By: Karen Barton, Board Assistant

4/20

Product PE Riverside:Full Run	Requested Placement Legals CLS	Requested Position County Legal - 1076-	Run Dates 04/20/18	# Inserts 1
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# CERTIFICATE OF POSTING

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

I, Karen Barton, 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 April 17, 2018, I forwarded to Riverside County Clerk & Recorder's Office a copy of the following document:

## NOTICE OF PUBLIC HEARING

GPA 1151 and 1152, CZ 7872 and 7873, PP 25837 and 25838, TPM 36950 and 36962

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:** May 1, 2018 @ 10:30 a.m.

SIGNATURE: *Karen Barton*      DATE: April 17, 2018  
Karen Barton



## Gil, Cecilia

---

**From:** Kennemer, Bonnie <bkeneme@srclkrec.com>  
**Sent:** Tuesday, April 17, 2018 9:13 AM  
**To:** Barton, Karen; Meyer, Mary Ann  
**Cc:** Buie, Tammie; Gil, Cecilia  
**Subject:** RE: notice for GPA 1151 1152 CZ 7872 7873

Good morning,

The notice has been received and will be posted today.

Thank you,  
Bonnie

---

**From:** Barton, Karen <KLBARTON@RIVCO.ORG>  
**Sent:** Tuesday, April 17, 2018 8:37 AM  
**To:** Meyer, Mary Ann <MaMeyer@srclkrec.com>  
**Cc:** Buie, Tammie <tbuie@srclkrec.com>; Kennemer, Bonnie <bkeneme@srclkrec.com>; Garrett, Nancy <ngarrett@srclkrec.com>; Gil, Cecilia <CCGIL@RIVCO.ORG>  
**Subject:** notice for GPA 1151 1152 CZ 7872 7873

Hi!

Please see attached notice for posting.

Best Wishes,

*Karen Lynn Barton*

Board Assistant  
Clerk of the Board of Supervisors  
4080 Lemon Street, 1<sup>st</sup> Floor, Room 127  
Riverside, CA 92501  
(951)955-1047 Fax (951)955-1071  
Mail Stop #1010  
[klbarton@rivco.org](mailto:klbarton@rivco.org)  
<http://rivcocob.org/>



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**NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON GENERAL PLAN AMENDMENTS, CHANGES OF ZONE, TENTATIVE PARCEL MAPS AND PLOT PLANS IN THE MEAD VALLEY AREA, FIRST SUPERVISORIAL DISTRICT AND NOTICE OF INTENT TO CERTIFY AN ENVIRONMENTAL IMPACT REPORT**

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FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT RUSSELL BRADY, PROJECT PLANNER, AT (951) 955-3025 OR EMAIL [Rbrady@rivco.org](mailto:Rbrady@rivco.org).

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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, at least 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: April 17, 2018

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

# CERTIFICATE OF MAILING

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

I, Karen Barton, Board Assistant, for the County of Riverside, do hereby certify that I am not a party to the within action or proceeding; that on April 17, 2018, I mailed a copy of the following document:

## NOTICE OF PUBLIC HEARING

GPA 1151 and 1152, CZ 7872 and 7873, PP 25837 and 25838, TPM 36950 and 36962

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:** May 1, 2018 @ 10:30 a.m.

SIGNATURE: Karen Barton  
Karen Barton

DATE: April 17, 2018

## PROPERTY OWNERS CERTIFICATION FORM

I, VINNIE NGUYEN certify that on February 28, 2018,

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

APN (s) or case numbers PP25837 / PP25838 for

Company or Individual's Name RCIT - GIS,

Distance buffered 600'

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.

TITLE: GIS Analyst

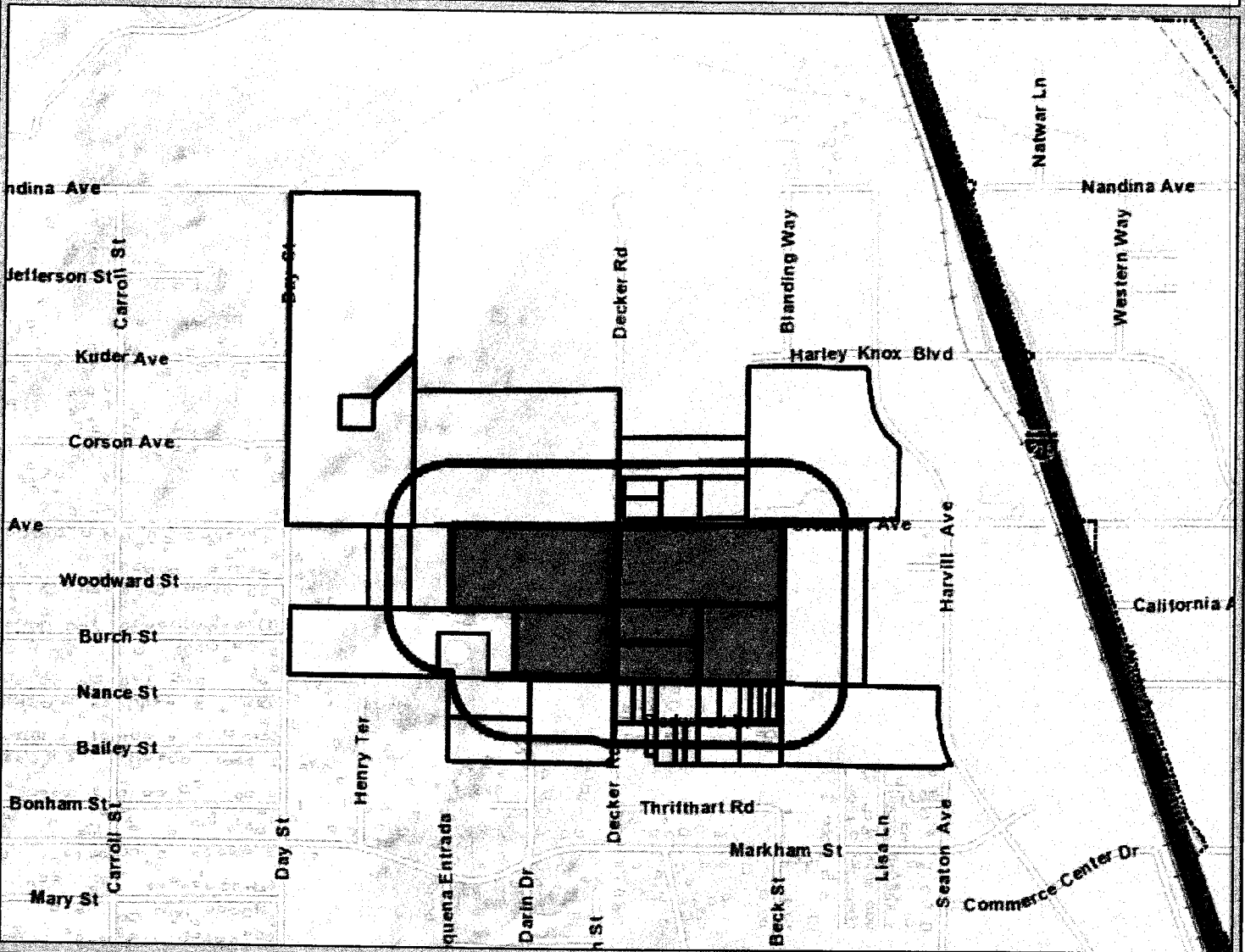
ADDRESS: 4080 Lemon Street 9<sup>TH</sup> Floor

Riverside, Ca. 92502



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

# Riverside County GIS

## PP25837 / PP25838 ( 600 feet buffer )



### Legend

-  County Boundary
-  Cities
-  World Street Map

### Notes



0      1,505      3,009 Feet

**"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.

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DIAMOND BAR CA 91765

314020021  
EASTERN MUNICIPAL WATER DIST  
C/O C/O DEPT OF BLDG SERV  
P O BOX 8300  
PERRIS CA 92572

314030025  
THOMAS GORDON SMITH  
2324 DONELLA CIR  
LOS ANGELES CA 90077

314040002  
ARTHUR M LOPEZ  
LUCY V LOPEZ  
3000 TYLER ST  
RIVERSIDE CA 92503

314030023  
JAY MAROUN  
MEGDALENE MAROUN  
15543 SADDLEBACK RD  
RIVERSIDE CA 92506

314040003  
DONALD CLYDE PARKER  
RALPH W THOMAS  
MARCIA A THOMAS

43910 FLORES DR  
TEMECULA CA 92592

314200010  
LINDA M CUSTA  
P O BOX 1624  
PERRIS CA 92572

314200007  
NICK JONES  
CHRISTINA JONES  
22710 REDWOOD DR  
PERRIS CA. 92570

314200004  
JIM ESTEVANOVICH  
P O BOX 117  
PERRIS CA 92572

314030024  
RODOLFO PADILLA  
22430 MARKHAM ST  
PERRIS CA. 92570

314200003  
MARY WASSO  
ROBERT WASSO  
22540 REDWOOD DR  
PERRIS CA. 92570

314200008  
SONIA GUILLEN  
332 YOSEMITE AVE  
PERRIS CA 92570

314200017  
JASON PEREZ  
SHARIE PEREZ  
6309 MITCHELL AVE  
RIVERSIDE CA 92505

314200006  
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ELIDA ZERMENO  
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BETTY WASSO  
22510 REDWOOD DR  
PERRIS CA. 92570

314200005  
HOME EXPO FINANCIAL INC  
23580 ALESSANDRO NO 9818  
MORENO VALLEY CA 92552

314200015  
RICHARD STANLEY  
TONYA STANLEY  
22601 REDWOOD DR  
PERRIS CA. 92570

314200012  
JUAN M GONZALES  
MARIA R GONZALES  
22721 REDWOOD DR  
PERRIS CA. 92570

314200014  
RICKY J GEORGE  
DIANA M GEORGE  
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JOHN P RAMOS  
P O BOX 2222  
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314040008  
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DIANE K VERDUGO  
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WOODCREST CA 92504

314200002  
SHERRY WASSO  
22530 REDWOOD DR  
PERRIS CA. 92570

314200011  
VICKIE EBELING  
DONNA L MCDERMOTT  
DONNA LYNN MCDERMOTT  
C/O DONNA L MCDERMOTT  
26346 RIDGEMOOR RD  
SUN CITY CA 92586

314200009  
NICK JOHN STANLEY  
MINNIE JOYCE STANLEY  
22730 REDWOOD DR  
PERRIS CA. 92570

314200018  
JACK STEVE STANKA  
18330 DECKER RD  
PERRIS CA. 92570

314200016  
JIMMY TODOROVITCH  
SHELLEY TODOROVITCH  
C/O C/O DAN GEORGE  
22589 REDWOOD DR  
PERRIS CA 92570

314040004  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDA J CASEY  
13191 CROSSROADS N 6TH FL  
CITY OF INDUSTRY CA 91746

314020019  
CAROL E MUNARETTO  
DONALD N ECKER  
DIANNE M ECKER

6350 HAWARDEN  
RIVERSIDE CA 92506



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HARRY MURANAKA  
ROY MURANAKA  
CAROLYN MURANAKA  
  
PO BOX 8360  
PORTER RANCH CA 91327

314020008  
RONALD L FROEHE  
CLAUDINE L FROEHE  
7151 PERALTA PL  
RIVERSIDE CA 92509

314020009  
RONALD L FROEHE  
CLAUDINE L FROEHE  
7151 PERALTA PL  
RIVERSIDE CA 92509

314040001  
DONALD CLYDE PARKER  
RALPH W THOMAS  
MARCIA A THOMAS

43910 FLORES DR  
TEMECULA CA 92592

295310042  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDAY J CASEY  
13191 CROSSROADS N 6TH FL  
CITY OF INDUSTRY CA 91746

295310044  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDAY J CASEY  
13191 CROSSROADS N 6TH FL  
CITY OF INDUSTRY CA 91746

295310043  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDAY J CASEY  
13191 CROSSROADS N 6TH FL  
CITY OF INDUSTRY CA 91746

295310018  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDAY J CASEY  
13191 CROSSROADS N 6TH FL  
CITY OF INDUSTRY CA 91746

295310015  
SRG PERRIS  
C/O C/O BRAD H NIELSEN  
18802 BARDEEN AVE  
IRVINE CA 92612

295310041  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDAY J CASEY  
13191 CROSSROADS N 6TH FL  
CITY OF INDUSTRY CA 91746

295310001  
LILLIAN G ALTEMUS  
402 S MAIN ST  
HUNTERSVILLE NC 28078

314051015  
MAJESTIC FREEWAY BUSINESS CENTER  
C/O C/O LINDA J CASEY  
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**Engineer:**

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**Owner:**

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**Owner:**

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