

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



ITEM: 1.3
(ID # 21290)

MEETING DATE:
Tuesday, February 28, 2023

FROM : TLMA-PLANNING:

SUBJECT: TRANSPORTATION AND LAND MANAGEMENT AGENCY/PLANNING: Receive and File of the Director's Hearing Decision as Stated in the Report of Actions. All Districts. [\$0]

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

RECEIVE and FILE the Director's Hearing Notice of Decision for the Director's Hearing cases acted on by the Planning Director on **November 7, 2022, November 14, 2022, November 28, 2022, December 5, 2022, December 12, 2022, and January 9, 2023**, as stated in the Report of Actions.

ACTION:Consent


John Hildebrand, Planning Director 2/14/2023

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Spiegel, Washington, and Gutierrez
Nays: None
Absent: Perez
Date: February 28, 2023
xc: Planning

Kimberly Rector
Clerk of the Board

By 
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 0	\$ 0	\$ 0	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: N/A			Budget Adjustment: No	
			For Fiscal Year: N/A	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

A revision to Ordinance No. 348 (Land Use), approved by the Board of Supervisors on March 2, 2021, resulted in changing how actions taken at Riverside County’s Director’s Hearing and Planning Commission are reported to the Board of Supervisors. Previously, Ordinance No. 348, specified that certain types of projects are required to be individually heard by the Board of Supervisors as a Receive and File (“R&F”) item. The amendment to Ordinance No. 348 standardized the way all projects are reported. Rather than some projects being subject to the R&F process, resulting in an inconsistent reporting process, now all actions taken at each Director’s Hearing and Planning Commission hearing will be taken as single Report of Actions item for the Board of Supervisors consideration.

The Director’s Hearing considered and took the following actions as stated in these Report of Actions related to hearings dated **November 7, 2022, November 14, 2022, November 28, 2022, December 5, 2022, December 12, 2022, and January 9, 2023.**

Board Action

The Director’s Hearing decision is final and no action by the Board of Supervisors is required unless the applicant or an interested person timely files a complete appeal application within 10 days from the date the action was taken at the Director’s Hearing.

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

Each item’s fiscal information is detailed in the accompanying staff report package, which is available on the Riverside County’s Planning Department website here: <https://planning.rctlma.org/Public-Hearings>

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

ATTACHMENTS:

- A. DIRECTOR'S HEARING REPORT OF ACTIONS – NOVEMBER 7, 2022
- B. DIRECTOR'S HEARING REPORT OF ACTIONS – NOVEMBER 14, 2022
- C. DIRECTOR'S HEARING REPORT OF ACTIONS – NOVEMBER 28, 2022
- D. DIRECTOR'S HEARING REPORT OF ACTIONS – DECEMBER 5, 2022
- E. DIRECTOR'S HEARING REPORT OF ACTIONS – DECEMBER 12, 2022
- F. DIRECTOR'S HEARING REPORT OF ACTIONS – JANUARY 9, 2023



Jason Farin, Principal Management Analyst 2/21/2023



RIVERSIDE COUNTY PLANNING DEPARTMENT

REPORT OF ACTIONS RIVERSIDE COUNTY PLANNING DEPARTMENT DIRECTOR'S HEARING – NOVEMBER 7, 2022 COUNTY ADMINISTRATIVE CENTER 12th Floor, Conference Room A 4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:30 p.m.

1.0 CONSENT CALENDAR

NONE

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:

NONE

3.0 PUBLIC HEARINGS – NEW ITEMS:

3.1 **PLOT PLAN WIRELESS NO. 220003 – Exempt from the California Environmental Quality Act (CEQA)**, per State CEQA Guidelines Sections 15303 (New Construction or Conversion of Small Structures) and 15061 (b)(3) (Common Sense Exemption) – CEQ220064 – Applicant: Tyne Allaman/Smartlink Group, LLC. – Engineer/Representative: Sev Francisco/CellSite Concepts Inc. – Second Supervisorial District – Edgemont-Sunnymead Zoning District – Highgrove Area Plan: Open Space: Recreation: Public Facilities (OS-R-PF) – Location: 7268 Sage Scrub Road in unincorporated Riverside County, approximately 850 ft. northeast of the corner of Sage Scrub Road and Grazing Lane – 3.0 Acres – Zoning: Specific Plan (SP No. 323, Area 3) – **REQUEST:** AT&T proposes to install a new unmanned disguised (camouflaged – painted to blend in with background) wireless telecommunication colocation facility within a 588 sq. ft. lease area. The facility will include one (1) 40' tall disguised monopole, seven (7) 8' antennas, two (2) 6' antennas, and two (2) 4' antennas. All antennas will be mounted on the monopole. Facility components also include an 8X8 (64 sq. ft.) concrete shelter, transformer, 97-gallon fuel tank generator, and all other appurtenant ground/supporting equipment. APN: 255-240-039. Project Planner: Jose Merlan at (951) 955-0314 or email at jmerlan@rivco.org.

Staff Report Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan Wireless No. 220003, subject to the attached advisory notification document and conditions of approval.

Staff's Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan Wireless No. 220003, subject to the attached advisory notification document and conditions of approval.

Planning Director's Actions:

FOUND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVED Plot Plan Wireless No. 220003, subject to the attached advisory notification document and conditions of approval.

3.2 **PLOT PLAN NO. 220011 – Exempt from the California Environmental Quality Act (CEQA)**, pursuant to State CEQA Guidelines Section 15303 (e) (Class 3 – New Construction or Conversion of Small Structures) – CEQ220019 – Applicant: Todd Borthwick – Fifth Supervisorial District – General Commercial (C-1/C-P) – Cherry Valley Policy Area – Commercial Retail (CR) – Location: South of Cherry Valley Boulevard, east of Nancy Avenue, and west of Beaumont Avenue – **REQUEST:** Construction of a new, single-story, 3,580 sq. ft. steel "shell" building, in conjunction with placement of new parking facilities, fencing, signage and landscaping in support of an existing Recreational Vehicle (RV) and Boat Storage Facility. APNs: 405-210-012, 405-210-014 and 405-210-015 (three lots). Project Planner: Evan Langan at (951) 955-3024 or email at elangan@rivco.org.

Staff Report Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan No. 220011, subject to the advisory notification document and conditions of approval.

Staff's Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan No. 220011, subject to the advisory notification document and conditions of approval.

Planning Director's Actions:

FOUND the project exempt from the California Environmental Quality Act (CEQA); and,

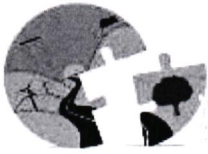
APPROVED Plot Plan No. 220011, subject to the advisory notification document and conditions of approval as modified.

4.0 SCOPING SESSION

NONE

5.0 PUBLIC COMMENTS

ADJOURNMENT: 2:00 p.m.



RIVERSIDE COUNTY
PLANNING DEPARTMENT

REPORT OF ACTIONS
RIVERSIDE COUNTY PLANNING DEPARTMENT
DIRECTOR'S HEARING – NOVEMBER 14, 2022
COUNTY ADMINISTRATIVE CENTER
12th Floor, Conference Room A
4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:30 p.m.

1.0 CONSENT CALENDAR

- 1.1 **ADOPTION OF THE REVISED 2022 DIRECTOR'S HEARING CALENDAR** - Adding a Director's Hearing on November 28, 2022, Conference Room A - 12th Floor, County Administration Center, Riverside at 1:30 p.m. **ADOPTED** the Revised 2022 Director's Hearing Calendar.

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:

NONE

3.0 PUBLIC HEARINGS – NEW ITEMS:

NONE

4.0 SCOPING SESSION

NONE

5.0 PUBLIC COMMENTS

ADJOURNMENT: 1:31 p.m.



RIVERSIDE COUNTY PLANNING DEPARTMENT

REPORT OF ACTIONS RIVERSIDE COUNTY PLANNING DEPARTMENT DIRECTOR'S HEARING – NOVEMBER 28, 2022 COUNTY ADMINISTRATIVE CENTER 12th Floor, Conference Room A 4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:30 p.m.

1.0 **CONSENT CALENDAR**

NONE

2.0 **PUBLIC HEARINGS – CONTINUED ITEMS:**

NONE

3.0 **PUBLIC HEARINGS – NEW ITEMS:**

- 3.1 **PLOT PLAN NO. 210024, REVISION NO. 1 – Intent to Adopt to Mitigated Negative Declaration – CEQ210045** – Applicant: Jeule Ranch Golf Club – Representative: Robert Flores – Fourth Supervisorial District – Lower Coachella Valley Zoning District – Eastern Coachella Valley Area Plan – Agriculture: Agriculture (AG-AG) – Location: North of 70th Avenue, west of Lemon Blossom Lane, south of 68th Avenue, and east of Van Buren Street – 299.0 Gross Acres – Zoning: Controlled Development Areas (W-2) – **REQUEST:** The Revised Plot Plan is a proposal to add interim facilities to support the currently approved full length 18-hole golf course that also includes a 9-hole practice area/driving range, a 40 space parking lot, and a golf course irrigation reservoir and a detention basin. The additional facilities include a clubhouse area, maintenance facility, and expanded parking area with a total of 145 parking spaces for guests. The Revision would also allow for up to 350 memberships with up to 250 persons (members and guests) at the golf club at any one time. APN(s): 751-250-001, 751-250-003, and 751-250-005. Project Planner: Russell Brady at (951) 955-3025 or email at rbrady@rivco.org.

Staff Report Recommendation:

INTENT to Consider an Addendum to the Mitigated Negative Declaration; and,

APPROVE Plot Plan No. 210024 Revision No. 1, subject to the advisory notification document and conditions of approval.

Staff Recommendation:

INTENT to Consider an Addendum to the Mitigated Negative Declaration; and,

APPROVE Plot Plan No. 210024 Revision No. 1, subject to the advisory notification document and conditions of approval.

Planning Director's Actions:

CONTINUED to December 12, 2022.

4.0 **SCOPING SESSION**

NONE

5.0 **PUBLIC COMMENTS**

ADJOURNMENT: 2:08 p.m.



RIVERSIDE COUNTY
PLANNING DEPARTMENT

REPORT OF ACTIONS
RIVERSIDE COUNTY PLANNING DEPARTMENT
DIRECTOR'S HEARING – DECEMBER 5, 2022
COUNTY ADMINISTRATIVE CENTER
12th Floor, Conference Room A
4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:35 p.m.

1.0 CONSENT CALENDAR

NONE

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:

NONE

3.0 PUBLIC HEARINGS – NEW ITEMS:

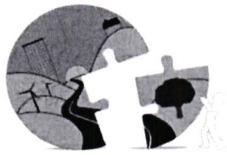
NONE

4.0 SCOPING SESSION

- 4.1 **SCOPING SESSION FOR ENVIRONMENTAL IMPACT REPORT FOR CONDITIONAL USE PERMIT NO. 220021 and DEVELOPMENT AGREEMENT NO. 2200016** – Applicant: IP Easley, LLC c/o Camille Wasinger – Engineer/Representative: Aspen Environmental c/o Hedy Koczwarra – Fourth Supervisorial District – Chuckawalla Zoning Area – Desert Center Area Plan – Open Space: Rural (OS: RUR) and Agriculture (AG) – Location: Northeast of Highway 177/Orion Road and north of Oasis Road, east of Kaiser Road, south of Investor Avenue – +/- 3,727 Acres – Zoning: Controlled Development Areas – 10 Acre Minimum (W-2-10), Controlled Development Areas – 20 Acre Minimum (W-2-20), Light Agriculture – 20 Acre Minimum (A-1-20), and Natural Assets (N-A) – **REQUEST:** Conditional Use Permit 220021 is a proposal to develop a 650-megawatt (MW) photovoltaic solar array facility with an interconnection to a 500 kV substation adjacent from the Oberon Renewable Energy Project site. From the substation, energy generated from the Easley Project would be transmitted via the Oberon gen-tie line to interconnect with the regional transmission grid at the SCE Red Bluff Substation. BLM land makes up the almost 2,727 acres of the overall project site. Development Agreement No. 2200016 proposes a development agreement with the applicant and County consistent with the County's solar plant program and grants vesting rights to develop the project in accordance with the terms of the agreement which requires certain calculation of development impact fees. – APN: 808- 023-005, 018, 031, 032; 808-030-002; 808-240-007; 808-280-001 thru 008; 811-141-011; 811-270-001 thru 007, and 015; plus, BLM owned land. Related Cases: CUP03788 and PAR220008 – Agricultural Preserves: Chuckwalla No. 1, 2, & 3 – Project Planner: Tim Wheeler at (951) 955-6060 or email at twheeler@rivco.org
- ITEM** Presented and opened for public comments. Public comments received at hearing for the Environmental Impact Report.

5.0 PUBLIC COMMENTS

ADJOURNMENT: 2:43 p.m.



RIVERSIDE COUNTY PLANNING DEPARTMENT

REPORT OF ACTIONS RIVERSIDE COUNTY PLANNING DEPARTMENT DIRECTOR'S HEARING – DECEMBER 12, 2022 COUNTY ADMINISTRATIVE CENTER 12th Floor, Conference Room A 4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:31 p.m.

1.0 CONSENT CALENDAR

NONE

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:

- 2.1 **PLOT PLAN NO. 210024, REVISION NO. 1 – Intent to Adopt a Mitigated Negative Declaration** – CEQ210045 – Applicant: Jeule Ranch Golf Club – Representative: Robert Flores – Fourth Supervisorial District – Lower Coachella Valley Zoning District – Eastern Coachella Valley Area Plan – Agriculture: Agriculture (AG-AG) – Location: North of 70th Avenue, west of Lemon Blossom Lane, south of 68th Avenue, and east of Van Buren Street – 299.0 Gross Acres – Zoning: Controlled Development Areas (W-2) – **REQUEST:** The Revised Plot Plan is a proposal to add interim facilities to support the currently approved full length 18-hole golf course that also includes a 9-hole practice area/driving range, a 40 space parking lot, and a golf course irrigation reservoir and a detention basin. The additional facilities include a clubhouse area, maintenance facility, and expanded parking area with a total of 145 parking spaces for guests. The Revision would also allow for up to 350 memberships with up to 250 persons (members and guests) at the golf club at any one time. APN(s): 751-250-001, 751-250-003, and 751-250-005. Continued from November 28, 2022. Project Planner: Russell Brady at (951) 955-3025 or email at rbrady@rivco.org

Staff Report Recommendation:

Continue off-calendar; or,

CONSIDER an Addendum to Mitigated Negative Declaration (CEQ210025); and,

APPROVE Plot Plan No. 210024 Revision No. 1 subject to the advisory notification document and conditions of approval.

Staff Recommendation:

Continuance off-calendar

Planning Director's Actions:

CONTINUED off-calendar

3.0 PUBLIC HEARINGS – NEW ITEMS:

- 3.1 **PLOT PLAN NO. 210008 (PPT210008) – Exempt from California Environmental Quality Act (CEQA)**, per State CEQA Guideline Section 15301 (Existing Facilities) and Section 15061(b)(3) (Common Sense) – Applicant: WEW Construction, Inc., c/o William Wright – Engineer/Representative: Leland Cole - Fourth Supervisorial District – Thousand Palms Zoning District – Western Coachella Valley Community Area Plan – Community Development: Light Industrial (CD-LI) (0.25 – 0.60 FAR) - Rural: Rural Residential (R-RR) (5 Acre Min.) – Location: Southerly of Vista Chino Road, easterly of Rio del Sol Road, and westerly of Sierra del Sol Road – 15.0 Acres – Controlled Development Areas (W-2-5) & Manufacturing-Service Commercial (M-SC) – **REQUEST:** Plot Plan No. 210008 is a proposal for the entitlement of an existing 5-acre contractor's storage yard to be utilized for the storage of heavy demolition service and construction site clean-up equipment. This equipment includes dump trucks,

Staff Report Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan No. 210008, subject to the advisory notification document and conditions of approval.

Staff Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan No. 210008, subject to the advisory notification document and conditions of approval.

Planning Director's Actions:

FOUND the project exempt from the California Environmental Quality Act (CEQA); and,

DIRECTOR'S HEARING – REPORT OF ACTIONS – DECEMBER 12, 2022

dumpsters, pick-up trucks and trailers, and storage containers for small tool storage. Construction materials, such as fill dirt and rock, will also be present on-site. The hours of operation are Monday to Saturday from 7:00 a.m. to 5:00 p.m., with approximately 14 vehicle trips per a day. There are eight (8) full-time employees; two (2) employees visit the yard in the morning and evening to pick up and drop off trucks/equipment needed for the day, and the remaining six (6) employees travel to and from the job sites directly in the personal vehicles. No customers visit the subject site at any time. APN: 648-110-009. Project Planner: Kathleen Mitchell at (951) 955-6836 or email at kmitchell@rivco.org

3.2 **PLOT PLAN NO. 210012 (PPT210012) – Exempt from California Environmental Quality Act (CEQA)**, per State CEQA Guideline Section 15301 (Existing Facilities) and Section 15061(b)(3) (Common Sense) – Applicant: WEW Construction, Inc., C/O William Wright – Engineer/Representative: Leland Cole – Fourth Supervisorial District – Thousand Palms Zoning District – Western Coachella Valley Community Area Plan – Community Development: Light Industrial (CD-LI) (0.25 – 0.60 FAR) – Location: Northerly of Varner Road, southerly of Dillon Road, easterly of Rio del Sol, and westerly of Sierra del Sol – 5.0 Gross Acres – Manufacturing-Service Commercial (M-SC) – **REQUEST:** Plot Plan No. 210012 is a proposal for the entitlement of an existing 2-acre contractor's storage yard to be utilized for the storage of roofing tile, which includes concrete, clay, or rock materials. The hours of operation are Monday to Saturday from 7:00 a.m. to 5:00 p.m., with approximately one (1) to five (5) vehicle trips per a day. There are 12 full-time employees. No customers visit the property at any time. APN: 648-110-009. Project Planner: Kathleen Mitchell at (951) 955-6836 or email at kmitchell@rivco.org.

APPROVED Plot Plan No. 210008, subject to the advisory notification document and conditions of approval.

Staff Report Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan No. 210012, subject to the advisory notification document and conditions of approval.

Staff Recommendation:

FIND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVE Plot Plan No. 210012, subject to the advisory notification document and conditions of approval.

Planning Director's Actions:

FOUND the project exempt from the California Environmental Quality Act (CEQA); and,

APPROVED Plot Plan No. 210012, subject to the advisory notification document and conditions of approval.

4.0 SCOPING SESSION

4.1 **SCOPING SESSION FOR ENVIRONMENTAL IMPACT REPORT FOR THOUSAND PALMS WAREHOUSE – PLOT PLAN NO. 220022, GPA220004, CZ2200013 – CEQ220033** – Applicant: Majestic Realty Co. – Engineer/Representative: T&B Planning, Inc. – Fourth Supervisorial District – Thousand Palms District – Western Coachella Valley Area Plan: Community Development: Light Industrial (CD:LI), Community development: Medium Density Residential (CD:MDR) – Location: Easterly of Rio del Sol Road, north of 30th Avenue, west of Robert Road, south of Vista Chino – 83.0 Acres – Zoning: Manufacturing – Service Commercial (M-SC), Residential Agricultural (R-A) – **REQUEST:** The Environmental Impact Report analyzes the environmental impacts of General Plan Amendment No. 220004, Change of Zone No. 220022, and Plot Plan No. 220022. The General Plan Amendment is a proposal to amend the land use designation on the eastern parcel of the project from Medium Density Residential (MDR) to Light Industrial (LI). The Change of Zone is a proposal to change the zoning classification on the eastern parcel of the project from Residential Agricultural (R-A) to Manufacturing – Service Commercial (M-SC). The Plot

ITEM Presented and opened for public comments. Public comments received at hearing for the Environmental Impact Report.

DIRECTOR'S HEARING – REPORT OF ACTIONS – DECEMBER 12, 2022

Plan is a proposal for the construction and operation of a total of 1,238,992 square foot warehouse/distribution/manufacturing development on 83.0-acres. The project also includes the construction of an Imperial Irrigation District (IID) joint electric substation on the project site. Off-site improvements would include improvements to Rio Del Sol, 30th Avenue, and Robert Road including utility poles and overhead lines connecting to the proposed substation. Project Planner: Russell Brady at (951) 955-3025 or email at RBrady@rivco.org.

5.0 PUBLIC COMMENTS

ADJOURNMENT: 1:52 p.m.



RIVERSIDE COUNTY PLANNING DEPARTMENT

REPORT OF ACTIONS RIVERSIDE COUNTY PLANNING DEPARTMENT DIRECTOR'S HEARING – JANUARY 9, 2023 COUNTY ADMINISTRATIVE CENTER 12th Floor, Conference Room A 4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:37 p.m.

1.0 CONSENT CALENDAR

NONE

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:

NONE

3.0 PUBLIC HEARINGS – NEW ITEMS:

NONE

4.0 SCOPING SESSION

- 4.1 **SCOPING SESSION FOR AN ENVIRONMENTAL IMPACT REPORT FOR GENERAL PLAN AMENDMENT NO. 220003, CHANGE OF ZONE NO. 2200003, TENTATIVE PARCEL MAP NO. 38337, and PLOT PLAN NO. 220004** – Applicant: GCP Capital Properties, LLC – Engineer/Representative: Tracy Zinn (T&B Planning) – First Supervisorial District – North Perris Zoning Area – Mead Valley Area Plan – Land Use: Community Development: Medium Density Residential (CD:MDR) – Location: North of Walnut Street, south of Rider Street, east of Vista del Lago, and west of Patterson Avenue – 38.8 gross acres – Zoning: One-Family Dwellings (R-1) - Light Agriculture (A-1-1) - Rural Residential (R-R-1) - REQUEST: General Plan Amendment No. 220003 proposes to change the General Plan Land Use designation for six (6) lots (of seven [7] comprising the project site) from Community Development: Medium Density Residential (CD: MDR) to Community Development: Light Industrial (CD:LI) - Change of Zone No. 2200003 proposes to change the zoning designations for the project site from R-1 (one [1] lot), A-1-1 (two [2] lots) and R-R-1 (two [2] lots) to I-P - Plot Plan No. 220004 proposes the construction of a 591,203 square-foot building to comprise 14,600 square feet of accessory offices and 576,603 square feet of warehouse space. The building will contain 84 loading docks and 210 trailer parking stalls, in conjunction with 362 surface vehicle parking stalls. Tentative Parcel Map No. 38337 proposes to subdivide seven (7) lots into three (3) lots. – APNs: 317-210-006, 317-210-008, 317-210-010, 317-210-011, 317-210-018, 317-210-022, 317-210-023, and 317-210-024 – Project Planner: Evan Langan at (951) 955-9294 or via email at elangan@rivco.org.
- ITEM** Presented and opened for public comments. Public comments received at hearing for the Environmental Impact Report.

5.0 PUBLIC COMMENTS

ADJOURNMENT: 1:49p.m.