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

ITEM: 23.1
(ID # 29635)
MEETING DATE:
Tuesday, February 10, 2026

FROM : TLMA-PLANNING

SUBJECT: TRANSPORTATION & LAND MANAGEMENT AGENCY/PLANNING: PUBLIC HEARING ON CHANGE OF ZONE NOS. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, 2500009 and AGRICULTURAL PRESERVE ESTABLISHMENT NOS. 220001, 220002, 220007, 220009, 220011, 220013 AGRICULTURAL PRESERVE ENLARGEMENT NO. 220004 and associated Resolutions and Land Conservation Contracts – CEQA Exempt, Section 15317 – Applicant: Rose Law Group – Fourth Supervisorial District – South Palo Verde Zoning Area, Chuckwalla Zoning Area & Blythe Zoning District – Palo Verde Valley Area Plan – Agriculture (AG), Rural Community Estate Density Residential (RC-EDR) – Location: located within the southeastern portion of the County of Riverside (County). The project area is surrounded by unincorporated County land and the city of Blythe to the north and east – 2,612.92 Acres – Zoning: Rural Residential (R-R), Heavy Agriculture (A-2), and Light Agriculture (A-1) – REQUEST: CHANGE OF ZONE NOS. 2500003, through 2500009 is a request to change the subject site's various zoning classifications from Rural Residential (R-R), Light Agriculture (A-2), and Heavy Agriculture (A-2) to Heavy Agriculture (A-2) for all parcels in order to rezone the properties into zones consistent with Ordinance No. 348 Section 21.3b's definition of agricultural zone to establish the Agricultural Preserves. AGRICULTURAL PRESERVE ESTABLISHMENT NOS. 220001, 220002, 220007, 220009, 220011, 220013 is a request to establish six agricultural preserves totaling 2,564.48 acres in the southeastern portion of Riverside County, comprising numerous APN's. AGRICULTURAL PRESERVE ENLARGEMENT NO. 220004 is a request to enlarge the existing BLYTHE NO. 15 Agricultural Preserve by 48.44 acres. District 4. [Applicant fees 100%]

RECOMMENDED MOTION: That the Board of Supervisors:

Continued on Page 2

ACTION:Set for Hearing

John Hildebrand, Planning Director 2/2/2026

Rania Odenbaugh, TLMA Director 2/3/2026

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, seconded by Supervisor Medina and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended and Ordinances 348.5038, 348.5039, 348.5040, 348.5041, 348.5042, 348.5043, and 348.5044 are adopted with waiver of the reading.

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Date:	February 10, 2026
xc:	Planning, COB/MC/AB/DL/NS

Kimberly A. Rector
Clerk of the Board
By: _____
Deputy

RECOMMENDED MOTION: That the Board of Supervisors:

1. **FIND** that **THE PROJECT IS EXEMPT FROM CEQA** pursuant to State CEQA Guidelines Section 15317 Open Space Contracts or Easements as well as State CEQA Guidelines Section 15061 (b)(3), Common Sense Exemption.

2. **APPROVE CHANGE OF ZONE NO. 2500003; and, ADOPT ORDINANCE NO. 348.5038,** amending the zoning in the Blythe Zoning District and Chuckwalla Zoning Area from a mix of Heavy Agriculture 10 acre minimum (A-2-10) and Light Agriculture 2 ½ acre minimum (A-1-2 ½) to all Heavy Agriculture (A-2) as shown on Map No. 47.018 Change of Zone No. 2500003 attached hereto and incorporated by reference; and, **ADOPT RESOLUTION NO. 2026-032,** approving Agricultural Preserve Establishment No. 220001 and establishing Hayday No. 1; and, **APPROVE and AUTHORIZE** the Chairperson of the Board of Supervisors to execute the attached land use conservation contract with Fondomonte California LLC, for the real property located within Hayday Agricultural Preserve No 1, Map No. APE220001, as shown on the Hayday Agricultural Preserve No. 1, Map No. APE220001; and,

3. **APPROVE CHANGE OF ZONE NO. 2500004; and, ADOPT ORDINANCE NO. 348.5039,** amending the zoning in the South Palo Verde Valley Zoning Area from Rural Residential (R-R) to Heavy Agriculture (A-2) as shown on Map No. 2.2510, Change of Zone No. 2500004 attached hereto and incorporated by reference; and, **ADOPT RESOLUTION NO. 2026-033**, approving Agricultural Preserve Establishment No. 220002 and establishing Hayday No. 2; and, **APPROVE and AUTHORIZE** the Chairperson of the Board of Supervisors to execute the attached land use conservation contract with Fondomonte California LLC, for the real property located within Hayday Agricultural Preserve No 2, Map No. APE220002, as shown on the Hayday Agricultural Preserve No. 2, Map No. APE220002; and,

4. **APPROVE CHANGE OF ZONE NO. 2500005; and, ADOPT ORDINANCE NO. 348.5040,** amending the zoning in the South Palo Verde Valley Zoning Area from Rural Residential (R-R) to Heavy Agriculture (A-2) as shown on Map No. 2.2511, Change of Zone No. 2500005 attached hereto and incorporated by reference; and, **ADOPT RESOLUTION NO. 2026-034**, approving Agricultural Preserve Enlargement No. 220004 and enlarging Blythe Agricultural Preserve No. 15.; and, **APPROVE and AUTHORIZE** the Chairperson of the Board of Supervisors to execute the attached land use conservation contract with Fondomonte California LLC, for the real property located within Blythe Agricultural Preserve No 15, Map No. 750, as shown on the Blythe Agricultural Preserve No. 15, Amended by Map No. APE220004; and,

5. **APPROVE CHANGE OF ZONE NO. 2500006; and, ADOPT ORDINANCE NO. 348.5041,** amending the zoning in the South Palo Verde Valley Zoning Area from Rural Residential (R-R) to Heavy Agriculture (A-2) as shown on Map No. 2.2512 Change of Zone No. 2500006 attached hereto and incorporated by reference; and, **ADOPT**

RESOLUTION NO. 2026-035 approving Agricultural Preserve Establishment No. 220007 and establishing JR Norton No. 1; and, **APPROVE and AUTHORIZE** the Chairperson of the Board of Supervisors to execute the attached land use conservation contract with Fondomonte California LLC, for the real property located within JR Norton Agricultural Preserve No 1, Map No. APE220007, as shown on the JR Norton Agricultural Preserve No. 1, Map No. APE220007; and,

6. **APPROVE CHANGE OF ZONE NO. 2500007; and, ADOPT ORDINANCE NO. 348.5042,** amending the zoning in the South Palo Verde Valley Zoning Area from Rural Residential (R-R) to Heavy Agriculture (A-2) as shown on Map No. 2.2513, Change of Zone No. 2500007 attached hereto and incorporated by reference; and, **ADOPT RESOLUTION NO. 2026-036**, approving Agricultural Preserve Establishment No. 220009 and establishing JR Norton No. 2

7. **APPROVE CHANGE OF ZONE NO. 2500008; and, ADOPT ORDINANCE NO. 348.5043,** amending the zoning in the South Palo Verde Valley Zoning Area and Blythe Zoning District from Heavy Agriculture 10 acre minimum (A-2-10) and Rural Residential (R-R) to all Heavy Agriculture (A-2) as shown on Map No. 2.2514, Change of Zone No. 2500008 attached hereto and incorporated by reference; and, **ADOPT RESOLUTION NO. 2026-037,** approving Agricultural Preserve Establishment No. 220011 and establishing Ulmer No. 1; and, **APPROVE and AUTHORIZE** the Chairperson of the Board of Supervisors to execute the attached land use conservation contract with Fondomonte California LLC, for the real property located within Ulmer Agricultural Preserve No 1, Map No. APE220011, as shown on the Ulmer Agricultural Preserve No. 1, Map No. APE220011; and,

8. **APPROVE CHANGE OF ZONE NO. 2500009; and, ADOPT ORDINANCE NO. 348.5044,** amending the zoning in the South Palo Verde Valley Zoning Area from Rural Residential (R-R) to Heavy Agriculture (A-2) as shown on Map No. 2.2515, Change of Zone No. 2500009 attached hereto and incorporated by reference; and, **ADOPT RESOLUTION NO. 2026-038,** approving Agricultural Preserve Establishment No. 220013 and establishing Ulmer No. 2: and, **APPROVE and AUTHORIZE** the Chairperson of the Board of Supervisors to execute the attached land use conservation contract with Fondomonte California LLC, for the real property located within Ulmer Agricultural Preserve No 2, Map No. APE220013. as shown on the Ulmer Agricultural Preserve No. 2, Map No. APE220013; and,

9. **DIRECT** the Clerk of the Board to Record the Land Conservation Contracts with the County Recorder and Transmit Copies thereof to the Riverside County Planning Department, the Director of Conservation, State of California and the Office of the Assessor of Riverside County.

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: 100 % Applicant Funded			Budget Adjustment: No	
			For Fiscal Year: 25/26	

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

On October 13, 2022, the applicant Rose Law Group applied for seven (7) agricultural preserve establishments for 2,612.92 gross acres of land in Eastern Riverside County for the purpose of growing Alfalfa.

On April 18, 2024 APE220001, APE220002, APE220004, APE220007, APE220009, APE220011, and APE220013 were presented to the Comprehensive Agricultural Preserves Technical Committee (CAPTAC). The request for an agricultural preserve establishment for APE220001, APE220002, APE220007, APE220009, APE220011, and APE220013 and an agricultural preserve enlargement for APE220004 were found consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a Vote of 3-0. The committee found the request acceptable and recommended for approval to the Board of Supervisors with the stipulation that the zoning for the involved parcels needed to be changed to agricultural zones.

On January 28, 2025, the applicant, Rose Law Group submitted seven (7) Change of Zone Applications CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, CZ2500007, CZ2500008 and CZ2500009 to the County of Riverside Planning Department for consideration. The applications propose to change the subject site's various zoning classifications from Rural Residential (R-R), Light Agriculture (A-2), and Heavy Agriculture (A-2) to Heavy Agriculture (A2) for all parcels in order to rezone the properties into zones consistent with Ordinance No. 348 Section 21.3b's definition of agricultural zone to establish the Agricultural Preserves.

On May 21, 2025, CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, CZ2500007, CZ2500008 and CZ2500009 were presented to the Planning Commission for a recommendation. The Planning Commission found the project to be exempt from CEQA and recommended that the Board of Supervisors approve Change of Zone Nos. CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, CZ2500007, CZ2500008 and CZ2500009 by a vote of 5 -0.

Current Site Characteristics

The subject site is 2,612.92 gross acres and it is currently vacant with no structures present. The Project would not intensify nor expand the uses of the site as it does not propose any new development at this time. Any proposed future development will require a separate application to be submitted to the Planning Department for review and evaluated against all applicable ordinances and other requirements.

Impact on Residents and Businesses

Staff has reviewed the proposed project pursuant to requirements of the California Environmental Quality Act (CEQA) and determined that the Project is exempt pursuant to State CEQA Guidelines Section 15317 Open Space Contracts or Easements (Williamson Act Contract exemption) as well as State CEQA Guidelines Section 15061 (b)(3) Common Sense Exemption in that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA. The project sites currently have a variety of zoning classifications specifically Rural Residential, Light Agriculture and Heavy Agriculture which all allow for the existing field crops on a commercial scale by right. If the subject request is approved the subject site's use of existing field crops will remain the same with the additional restriction of Ordinance No. 509 for Agricultural Preserves applied to the sites. The subject request is for an approval from the Board of Supervisors, but does not authorize any development, construction, maintenance, operation, or any other activity that would have the potential to result in any significant effect on the environment and accordingly is exempt from analysis.

ATTACHMENTS:

Attachment A – Planning Commission Report of Action 5.21.2025
Attachment B – Planning Commission Form 11
Attachment C – CAPTAC Meeting Minutes 4.18.2024
Attachment D – ALUC Approval Letter
Attachment E – GIS Exhibits
Attachment F – Mailing Labels and Radius Maps
Attachment G – APE220001 Resolution No. 2025-187 and Exhibit
Attachment H – APE220002 Resolution No. 2025-188 and Exhibit
Attachment I – APE220004 Resolution No. 2025-189 and Exhibit
Attachment J – APE220007 Resolution No. 2025-190 and Exhibit
Attachment K – APE220009 Resolution No. 2025-191 and Exhibit
Attachment L – APE220011 Resolution No. 2025-192 and Exhibit
Attachment M – APE220013 Resolution No. 2025-193 and Exhibit
Attachment N - Ordinance No. 348.5038
Attachment O - Ordinance No. 348.5039
Attachment P - Ordinance No. 348.5040
Attachment Q - Ordinance No. 348.5041
Attachment R - Ordinance No. 348.5042
Attachment S - Ordinance No. 348.5043
Attachment T - Ordinance No. 348.5044

Crystal Carrillo, Senior Management Analyst 2/3/2026

Braden Holly, Deputy County Counsel IV 1/28/2026

RESOLUTION NO. 2026-032

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220001 AND ESTABLISHING HAYDAY AGRICULTURAL PRESERVE NO. 1

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 119.23 acres commonly known as Assessor's Parcel No's 866-021-004, 866-022-001, 866-022-003, 866-260-001 ("Property"), the property is currently being used as a farming operation and,

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for establishment of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220001 will establish the Hayday Agricultural Preserve No. 1 as shown on the attached map titled "Map No.APE220001 Hayday Agricultural Preserve No. 1"; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220001 is associated with Change of Zone No. 2500003, which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February 10, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.

FORM APPROVED COUNTY COUNSEL
BY: BRADEN J. HOLLY DATE 1/29/26

2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of 1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.
3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement because the project site is 119.23 acres of contiguous parcels of land.
4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).
    a. Agricultural Preserve Establishment Case No. 220001 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."
    b. The current land use designation for the property is split between Rural Community – Estate Density Residential and Agriculture. Rural Community – Estate Density Residential and Agriculture land use designations are compatible with agricultural preserves because

development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

c. The property's current zoning classification is split between Heavy Agriculture 10 Acre Minimum (A-2-10) and Light Agriculture (A-1 - 2 ½) which is compatible with agricultural preserves. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

d. Agricultural Preserve Establishment Case No. 220001 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220001 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220001:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said recommendation. The committee found the request consistent with the state a local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -0.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone.

c. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is split between Heavy Agriculture 10 Acre Minimum (A-2-10) and Light Agriculture – 10 Acre Minimum (Heavy Agriculture 10 Acre Minimum (A-2-10), which are listed as eligible "agricultural zones" in Ordinance 348. However, the Agricultural Preserve Establishment application is being processed with a Change of Zone to change the zoning of the land to A-2 (Heavy Agriculture), which is also an eligible zone. Surrounding zoning is A-1-10 to the west, A-1 2 ½ and A-2-10 to the north and east, and A-2-10 to the south. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural

commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $ 2,677,788 and the estimated reduction in assessed valuation is $1,865,157 which leaves the estimated post entitlement valuation as $812,631.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is approximately 0.25 miles to the north of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the Hayday Agricultural Preserve No. 1. These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 4 parcels is Fondomonte California, Inc., and the total acreage is 119.23 acres.

BE IT FURTHER RESOLVED by the Board of Supervisors that the Hayday Agricultural Preserve No. 1. Map No. APE220001, is established as shown on the attached map titled "Map No. APE220001 Hayday Agricultural Preserve No. 1," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the establishment of the Hayday Agricultural Preserve No. 1 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-032

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220001 AND ESTABLISHING HAYDAY AGRICULTURAL PRESERVE NO. 1

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

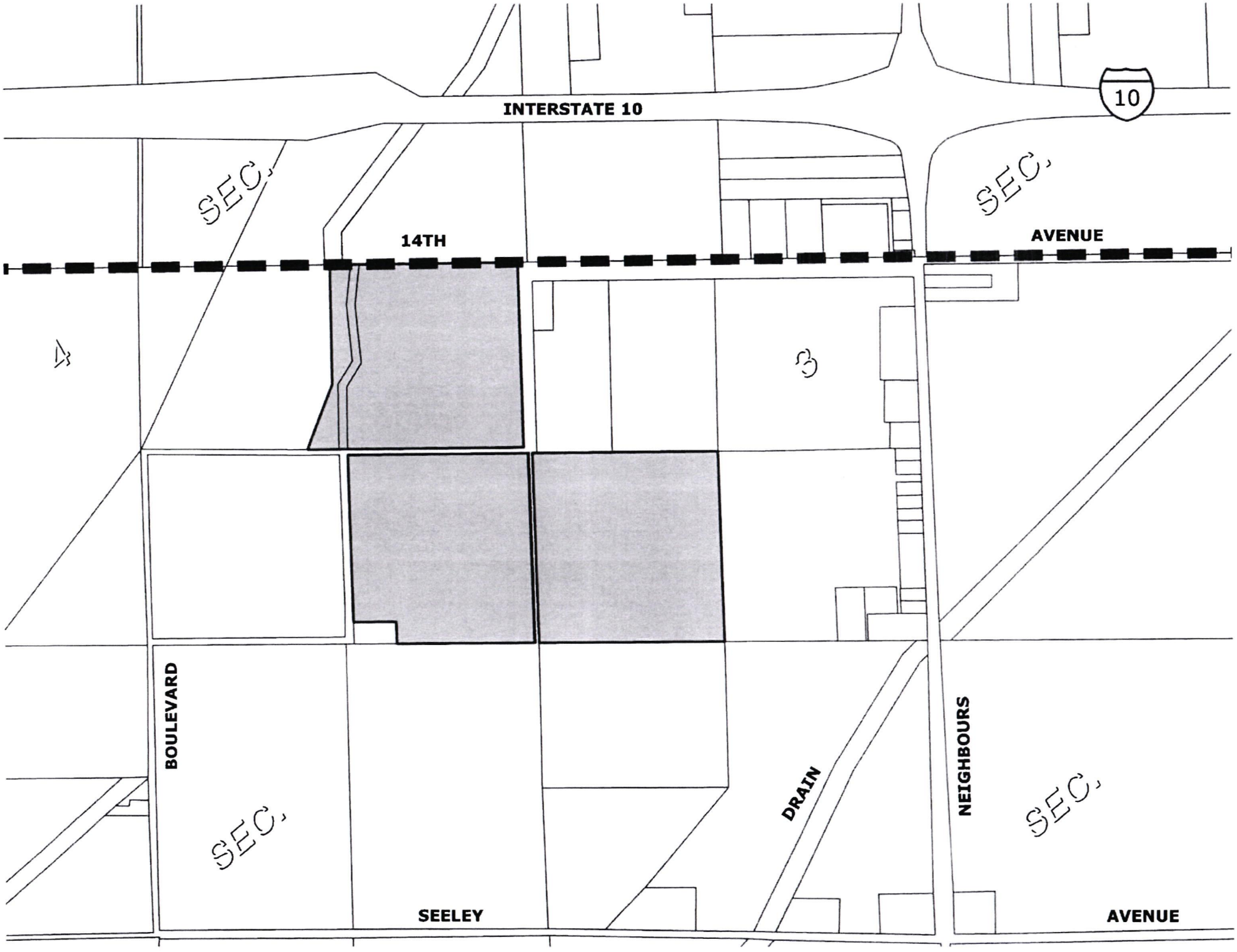
The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

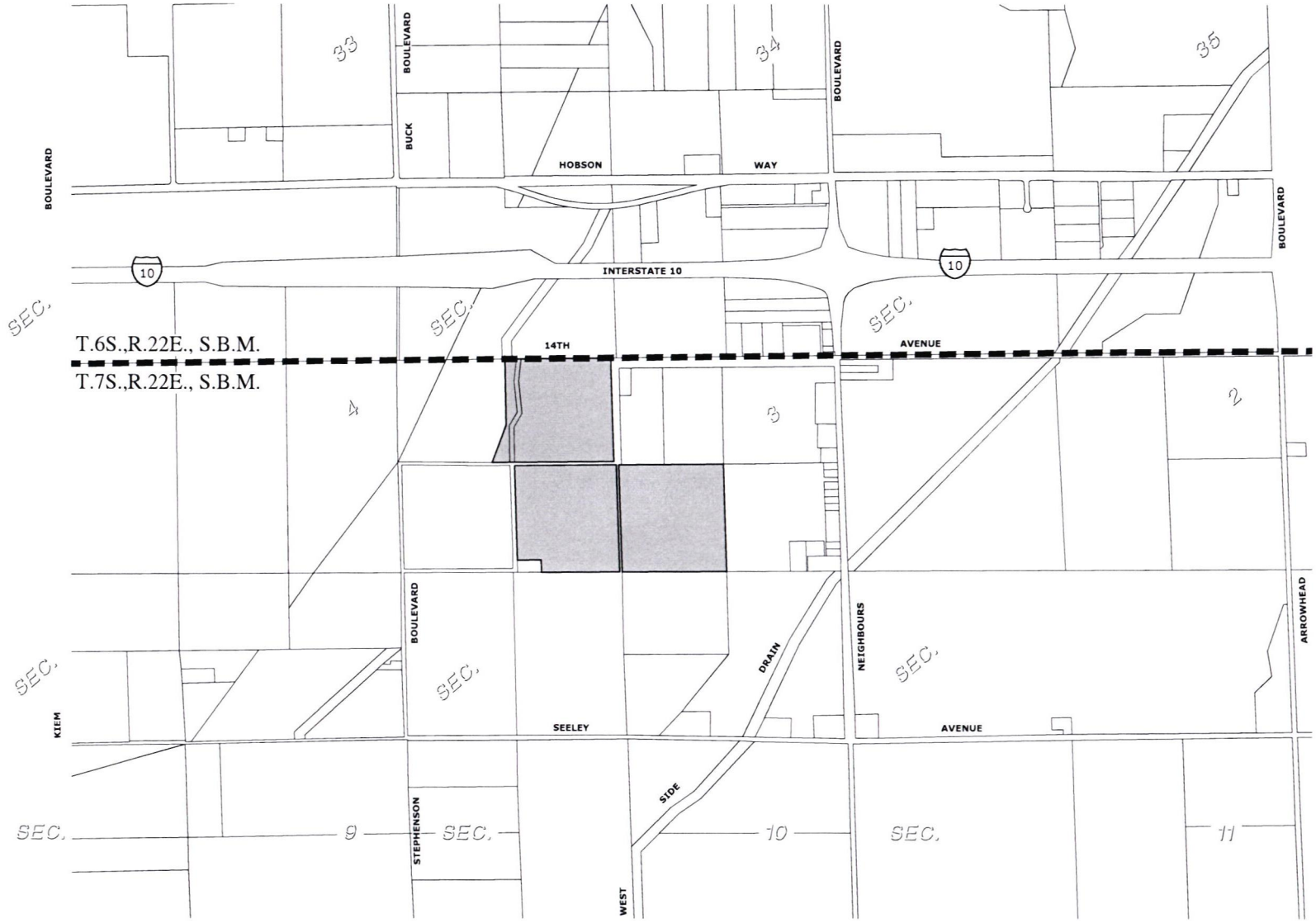
By: _____

Deputy

02/10/2026 Item 23.1


INTERSTATE 10
10
SEC.
SEC.
14TH
AVENUE
4
3
BOULEVARD
SEC.
DRAIN
NEIGHBOURS
SEC.
SEELEY
AVENUE

HAYDAY 1 AGRICULTURAL PRESERVE No. 1



LEGEND

HAYDAY 1 AGRICULTURAL PRESERVE No. 1

ACREAGE:

1. APN: 866022001 & 866021004, ACREAGE: 39.63±
2. APN: 866022003, ACREAGE: 37.02±
3. APN: 866260001, ACREAGE: 38.88±

TOTAL ACREAGE: 115.53±

MAP No. ___

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

800' 0 800' 1,600'

Scale: 1"= 800'

PRINTED: 7/1/2025

Board of Supervisors **County of Riverside**

RESOLUTION NO. 2026-033

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220002 AND ESTABLISHING HAYDAY AGRICULTURAL PRESERVE NO. 2

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 240.84 acres commonly known as Assessor's Parcel No's 875-240-008, 878-102-006, 878-102-011, 878-102-012 ("Property")the property is currently being used as a farming operation and,

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for establishment of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et. seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

FORM APPROVED COUNTY COUNSEL
BY: HOLLY GRADEN DATE 1/29/26

WHEREAS, Agricultural Preserve Establishment Case No. 220002 will establish the Hayday Agricultural Preserve No. 2 as shown on the attached map titled "Map No.APE220002 Hayday Agricultural Preserve No. 2"; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220002 is associated with Change of Zone No. 2500004, which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February, 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February, 10, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.
2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of

1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.

3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement because the project site is 240.84 acres of contiguous parcels of land.

4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).

    a. Agricultural Preserve Establishment Case No. 220002 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."

    b. The current land use designation for the property is Agriculture: Agriculture which is compatible with agricultural preserves because development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

    c. The property's current zoning classification is Rural Residential (R-R), which is not compatible with agricultural preserves since the primary use of the zone is residential not agricultural.

d. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

e. Agricultural Preserve Establishment Case No. 220002 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220002 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220002:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said recommendation. The committee found the request consistent with the state a local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -0.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone.

c. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is R-R (Rural Residential), which is not listed as an eligible "agricultural zone" in Ordinance 348. However, the Agricultural Preserve Establishment application is being processed with a Change of Zone to change the zoning of land zoned as R-R to A-2 (Heavy Agriculture), which is an eligible zone. Surrounding zoning is A-1-10 (Light Agriculture 10 Acre Minimum) to the east and south, A-1-10 (Light Agriculture 10 Acre Minimum) and RR to the west and RR to the North. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private

or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $5,551,140 and the estimated reduction in assessed valuation is $3,859,014 which leaves the estimated post entitlement valuation as $1,692,126.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is approximately 6 miles to the northeast of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the Hayday Agricultural Preserve No. 2. These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 4 parcels is Fondomonte California, Inc., and the total acreage is 240.84 acres.

BE IT FURTHER RESOLVED by the Board of Supervisors that the Hayday Agricultural Preserve No. 2. Map No. APE220002, is established as shown on the attached map titled "Map No.APE220002 Hayday Agricultural Preserve No. 2," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the establishment of the Hayday Agricultural Preserve No. 2 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the

County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

HAYDAY 2 AGRICULTURAL PRESERVE No. 1



LEGEND

HAYDAY 2 AGRICULTURAL PRESERVE No. 1

ACREAGE:

1. APN: 878102006, ACREAGE: 81.14±
2. APN: 878102011, ACREAGE: 80.95±
3. APN: 878102012, ACREAGE: 78.94±
4. APN: 875240008, ACREAGE: 0.84±

TOTAL ACREAGE: 241.87±

MAP No. ____

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

1,000' 0' 1,000' 2,000'

Scale: 1"= 1,000'

PRINTED: 7/1/2025

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-033

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220002 AND ESTABLISHING HAYDAY AGRICULTURAL PRESERVE NO. 2

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

By: _____

Deputy

02/10/2026 Item 23.1

RESOLUTION NO. 2026-034

APPROVING AGRICULTURAL PRESERVE ENLARGEMENT CASE NO. 220004 AND ENLARGING BLYTHE AGRICULTURAL PRESERVE NO. 15

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 46.46 acres commonly known as Assessor's Parcel No's 866-090-012, 866-080-004 ("Property"); which are located adjacent to the Blythe Agricultural Preserve No. 15, the property is currently being used as a farming operation and,

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for an enlargement of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 15200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

WHEREAS, once the property is added into as Blythe Agricultural Preserve No. 15 the property owner will enter into a Land Conservation Contract for the Property Pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.); and,

WHEREAS, Agricultural Preserve Enlargement Case No. 220004 will add the property into the Blythe Agricultural Preserve No. 15 as shown on the attached map titled "Map No. 750 Blythe Agricultural Preserve No. 15, Amended by Map No. APE220004"; and,

WHEREAS, Blythe Agricultural Preserve No. 15 , Map No. 750 was established on December 17, 1996; and,

FORM APPROVED COUNTY COUNSEL
BY: BRADEN J. HOLLY DATE 1/28/26

WHEREAS, Agricultural Preserve Enlargement Case No. 220004 is associated with Change of Zone No. 2500005 which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February 1-, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.
2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of 1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.
3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement for enlargements because the project site is 46.46 acres of contiguous parcels of land.
4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).
    a. Agricultural Preserve Establishment Case No. 220004 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland

and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."

b. The current land use designation for the property is Agriculture and Agriculture land use designations are compatible with agricultural preserves because development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

c. The property's current zoning classification is Rural Residential (R-R) which is not compatible with agricultural preserves. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

d. Agricultural Preserve Establishment Case No. 220004 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220001 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220004:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said

recommendation. The committee found the request consistent with the state a local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -0.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone.

c. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

   i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is Rural Residential (R-R), which is not listed as an eligible "agricultural zones" in Ordinance 348. However, the Agricultural Preserve Enlargement application is being processed with a Change of Zone to change the zoning of the land to A-2 (Heavy Agriculture), which is an eligible zone. Surrounding zoning is A-1-10 to the east and south, A-1-10 and R-R to the west and R-R to the north. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

   ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

   iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $1,068,662 and the estimated reduction in assessed valuation is $748,778 which leaves the estimated post entitlement valuation as $319,884.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is approximately 6 miles to the northeast of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the Blythe Agricultural Preserve No. 15 These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 4 parcels is Fondomonte California, Inc., and the total acreage is 46.46 acres.

BE IT FURTHER RESOLVED by the Board of Supervisors that the Blythe Agricultural Preserve No. 15, Map No. 750, is amended by adding thereto the area shown on the attached map titled "Map No.

APE220004 Blythe Agricultural Preserve No. 15 Amended by Map No. APE220004," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the enlargement of the Blythe Agricultural Preserve No. 15 Map No. 750 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

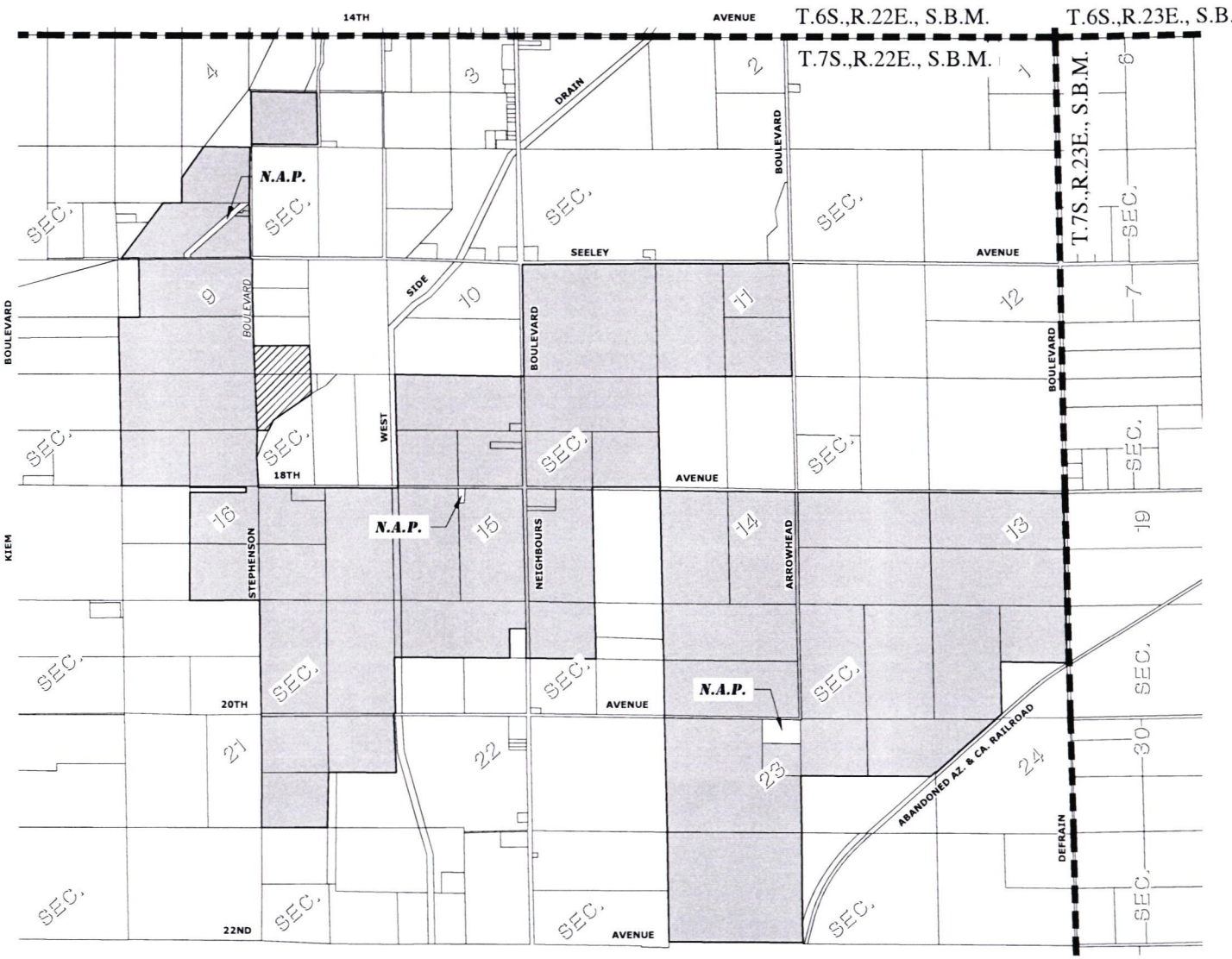
B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map

showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

BLYTHE AGRICULTURAL PRESERVE No. 15



LEGEND

EXISTING BLYTHE 15 AGRICULTURE PRESERVE

BLYTHE 15 AGRICULTURE PRESERVE ADDITION

AMENDMENT NO. 1. _____, ____, 202_

1. APN: 866080004, ACREAGE: 20.23±
2. APN: 866090012, ACREAGE: 28.21±

TOTAL ACREAGE TO BE ADDED: 48.44±

MAP No. ___

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

1,600' 0' 1,600' 3,200'

Scale: 1"=1,600'

PRINTED: 7/1/2025

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-034

APPROVING AGRICULTURAL PRESERVE ENLARGEMENT CASE NO. 220004 AND ENLARGING BLYTH AGRICULTURAL PRESERVE NO. 15

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

By: _____

Deputy

02/10/2026 Item 23.1

RESOLUTION NO. 2026-035

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220007 AND ESTABLISHING JR NORTON AGRICULTURAL PRESERVE NO. 1

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 107.08 acres commonly known as Assessor's Parcel No's 879-262-007, 879-262-013 ("Property") the property is currently being used as a farming operation and,

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for establishment of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220007 will establish the JR Norton Agricultural Preserve No. 1 as shown on the attached map titled "Map No.APE220007 JR Norton Agricultural Preserve No. 1"; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220007 is associated with Change of Zone No. 2500006, which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February 10, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.

FORM APPROVED COUNTY COUNSEL
BY: BRADEN J. HOLLY DATE 1/28/26

2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of 1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.
3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement because the project site is 107.08 acres of contiguous parcels of land.
4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).
    a. Agricultural Preserve Establishment Case No. 220007 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."
    b. The current land use designation for the property is Agriculture: Agriculture which is compatible with agricultural preserves because development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

c. The property's current zoning classification is Rural Residential (R-R), which is not compatible with agricultural preserves since the primary use of the zone is residential not agricultural.

d. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

e. Agricultural Preserve Establishment Case No. 220007 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220007 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220007:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said recommendation. The committee found the request consistent with the state a local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -0.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone.

c. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is R-R (Rural Residential), which is not listed as an eligible "agricultural zone" in Ordinance 348. However, the Agricultural Preserve Establishment application is being processed with a Change of Zone to change the zoning of land zoned as R-R to A-2 (Heavy Agriculture), which is an eligible zone. Surrounding zoning is R-R. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $1,847,710 and the estimated reduction in assessed valuation is $761,868 which leaves the estimated post entitlement valuation as $1,085,842.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is approximately 12 miles to the northeast of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the JR Norton Agricultural Preserve No. 1. These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 2 parcels is Fondomonte California, Inc., and the total acreage is 107.08 acres.

BE IT FURTHER RESOLVED by the Board of Supervisors that the JR Norton Agricultural Preserve No. 1. Map No. APE220007, is established as shown on the attached map titled "Map No. APE220007 JR Norton Agricultural Preserve No. 1," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the establishment of the JR Norton Agricultural Preserve No.

1 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

JR NORTON 1 AGRICULTURAL PRESERVE No. 1



LEGEND

JR NORTON 1 AGRICULTURAL PRESERVE No. 1

ACREAGE:

1. APN: 879262007, ACREAGE: 71.37±
2. APN: 879262013, ACREAGE: 35.71±

TOTAL ACREAGE: 107.08±

PRINTED: 7/1/2025

MAP No. ___

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

1,500' 0' 1,500' 3,000'

Scale: 1"= 1,500'

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-035

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220007 AND ESTABLISHING JR NORTON AGRICULTURAL PRESERVE NO. 1

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

By: _____

Deputy

02/10/2026 Item 23.1

RESOLUTION NO. 2026-036

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220009 AND ESTABLISHING JR NORTON AGRICULTURAL PRESERVE NO. 2

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 849.26 acres commonly known as Assessor's Parcel No's 875-172-004, 875-172-005, 875-220-002, 875-220-005, 875220006, 875220007, 875220008, 875230001, 875-230-005, 875-230-006, 875-230-007, 875-230-008 ("Property") the property is currently being used as a farming operation and,

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for establishment of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

FORM APPROVED COUNTY COUNSEL
BY: BRADEN J. HOLLY DATE 1/28/26

WHEREAS, Agricultural Preserve Establishment Case No. 220009 will establish the JR Norton Agricultural Preserve No. 2 as shown on the attached map titled "Map No.APE220009 JR Norton Agricultural Preserve No. 2"; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220009 is associated with Change of Zone No. 2500007, which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February 10, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.

2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of 1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.
3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement because the project site is 849.26 acres of contiguous parcels of land.
4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).
    a. Agricultural Preserve Establishment Case No. 220009 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."
    b. The current land use designation for the property is Agriculture: Agriculture which is compatible with agricultural preserves because development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

c. The property's current zoning classification is Rural Residential (R-R), which is not compatible with agricultural preserves since the primary use of the zone is residential not agricultural.

d. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

e. Agricultural Preserve Establishment Case No. 220009 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220009 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220009:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said recommendation. The committee found the request consistent with the state a local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -0.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone.

c. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is R-R (Rural Residential), which is not listed as an eligible "agricultural zone" in Ordinance 348. However, the Agricultural Preserve Establishment application is being processed with a Change of Zone to change the zoning of land zoned as R-R to A-2 (Heavy Agriculture), which is an eligible zone. Surrounding zoning is R-R. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $14,796,447 and the estimated reduction in assessed valuation is $8,617,122 which leaves the estimated post entitlement valuation as $6,179,325.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is approximately 12 miles to the northeast and 11 miles to the northwest of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the JR Norton Agricultural Preserve No. 2. These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 12 parcels is Fondomonte California, Inc., and the total acreage is 849.26 acres.

BE IT FURTHER RESOLVED by the Board of Supervisors that the JR Norton Agricultural Preserve No. 2. Map No. APE220009, is established as shown on the attached map titled "Map No. APE220009 JR Norton Agricultural Preserve No. 2," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the establishment of the JR Norton Agricultural Preserve No. 2 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

JR NORTON 2 AGRICULTURAL PRESERVE No. 1



LEGEND

JR NORTON 2 AGRICULTURAL PRESERVE No. 1

ACREAGE:

1. APN: 875172005, & 875172004
ACREAGE: 318.38±

2. APN: 875220008, 875220007, 875220002, 875220005, & 875220006
ACREAGE: 256.60±

3. APN: 875230006, 875230005, 875230008, & 875230007
ACREAGE: 283.45±

4. APN: 875230001
ACREAGE: 5.36±

TOTAL ACREAGE: 863.79±

PRINTED: 7/1/2025

MAP No. ___

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

1,500' 0 1,500' 3,000'

Scale: 1"= 1,500'

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-036

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220009 AND ESTABLISHING JR NORTON AGRICULTURAL PRESERVE NO. 2

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

By: _____

Deputy

02/10/2026 Item 23.1

Board of Supervisors **County of Riverside**

RESOLUTION NO. 2026-037

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220011 AND ESTABLISHING ULMER AGRICULTURAL PRESERVE NO. 1

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 170.55 acres commonly known as Assessor's Parcel No's 869-320-018, 869-330-008, 875-050-003, 875-050-004, 875-050-005, 875-050-017 ("Property") ththat is currently being used as a farming operation and,

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for establishment of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

FORM APPROVED COUNTY COUNSEL
BY: BRADEN HOLLY DATE 1/28/26

WHEREAS, Agricultural Preserve Establishment Case No. 220011 will establish the Ulmer Agricultural Preserve No. 1 as shown on the attached map titled "Map No.APE220011 Ulmer Agricultural Preserve No. 1"; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220011is associated with Change of Zone No. 2500008, which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February 10, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.

2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of 1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.
3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement because the project site is 170.55 acres of contiguous parcels of land.
4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).
    a. Agricultural Preserve Establishment Case No. 220011 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."
    b. The current land use designation for the property is Agriculture. The Agriculture land use designations are compatible with agricultural preserves because development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

c. The property's current zoning classification is split between Heavy Agriculture 10 Acre Minimum (A-2) which is compatible with agricultural preserves and Rural Residential (R-R), which is not compatible with agricultural preserves since the primary use of the zone is residential not agricultural.

d. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

e. Agricultural Preserve Establishment Case No. 220011 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220011 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220011:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said recommendation. The committee found the request consistent with the state a local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -0.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone.

c. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is split between Heavy Agriculture (A-2) and Rural Residential (R-R), which are listed as eligible "agricultural zones" in Ordinance 348. However, the Agricultural Preserve Establishment application is being processed with a Change of Zone to change the zoning of the land to A-2 (Heavy Agriculture), which is also an eligible zone. Surrounding zoning is A-2-10, A-1-10, and R-R to the west, The City of Blythe, A-1-10, and R-R to the north and R-R to the south. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural

commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $3,572,762 and the estimated reduction in assessed valuation is $2,397,364 which leaves the estimated post entitlement valuation as $1,175,398.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is directly on the northern edge of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the Ulmer Agricultural Preserve No. 1. These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 4 parcels is Fondomonte California, Inc., and the total acreage is 119.23 acres.

BE IT FURTHER RESOLVED by the Board of Supervisors that the Ulmer Agricultural Preserve No. 1. Map No. APE220011, is established as shown on the attached map titled "Map No. APE220011 Ulmer Agricultural Preserve No. 1," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the establishment of the Ulmer Agricultural Preserve No. 1 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

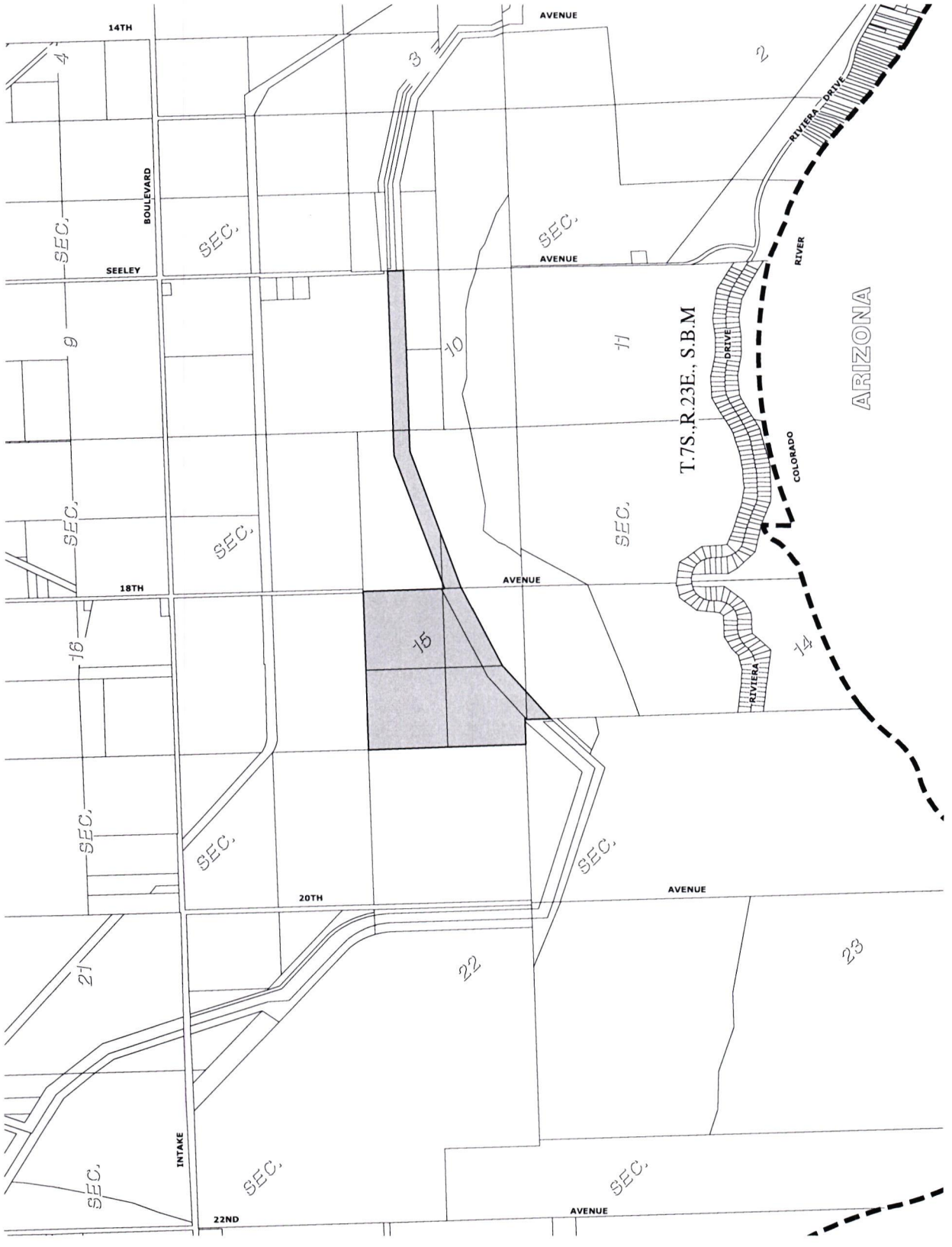
A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

ULMER 1 AGRICULTURAL PRESERVE No. 1



LEGEND

ULMER 1 AGRICULTURAL PRESERVE No. 1

ACREAGE:

1. APN: 869320018, ACREAGE: 16.19±
2. APN: 869330008, ACREAGE: 17.16±
3. APN: 875050003, ACREAGE: 48.99±
4. APN: 875050004, ACREAGE: 39.98±
5. APN: 875050005, ACREAGE: 31.82±
6. APN: 875050017, ACREAGE: 18.14±

TOTAL ACREAGE: 172.28±

PRINTED: 7/1/2025

MAP No. ___

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

1,000' 0' 1,000' 2,000'

Scale: 1"= 1,000'

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-037

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220011 AND ESTABLISHING ULMER AGRICULTURAL PRESERVE NO. 1

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

By: _____

Deputy

02/10/2026 Item 23.1

RESOLUTION NO. 2026-038

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220013 AND ESTABLISHING ULMER AGRICULTURAL PRESERVE NO. 2

WHEREAS, Fondomonte California, LLC ("Property Owner") owns 1079.5 acres commonly known as Assessor's Parcel No's 875-090-006, 875-090-008, 875-100-009, 875-100-010, 875-100-011, 875-100-013, 875-100-018, 875-100-025, 875-100-026, 875-110-003, 875-110-005, 875-110-007, 875-110-010, 875-110-012, 875-110-013, 875-110-015, 875-110-016, 875-110-017, 875-110-018, 875-110-019, 875-110-025, 875-120-001, 875-120-002 ("Property") that is currently being used as a farming operation and,

FORM APPROVED COUNTY COUNSEL
BY: BRADEN J. HOLLY DATE 1/28/26

WHEREAS, on October, 20, 2022, the property owner filed a complete application and petition for establishment of an agricultural preserve and request to enter into a Land Conservation Contract pursuant to the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Section 302).; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220013 will establish the Ulmer Agricultural Preserve No. 2 as shown on the attached map titled "Map No.APE220013 Ulmer Agricultural Preserve No. 2"; and,

WHEREAS, Agricultural Preserve Establishment Case No. 220013 is associated with Change of Zone No. 2500009, which was heard concurrently at the public hearing held by the Riverside County Board of Supervisors on February 10, 2026.

BE IT RESOLVED FOUND DETERMINED AND ORDERED by the Board of Supervisors of the County of Riverside, State of California, in regular session assembled on February 10, 2026 based on the evidence presented on this matter, both written and oral, that:

1. The above recitals are true and correct and incorporated herein by this reference.
2. A property is eligible for an Agricultural Preserve designation when the land is engaged in an agricultural use, a compatible use, or any other use delineated in the Land Conservation Contract of 1965). No agricultural preserve shall be established that completely surrounds land devoted to an agricultural use or compatible use that is not included within the preserve. (Board of Supervisors Resolution No. 84-526, Section 202, Lands Eligible for Preserves). The proposed project meets this requirement because the proposed use for the property is primarily agriculture (Alfalfa) and the entirety is included within the Agricultural Preserve.
3. No agricultural preserve shall be established unless it contains at least 100 acres of contiguous parcels of land; however, in order to meet this requirement two or more parcels may be combined. Enlargements of existing agricultural preserves shall consist of no less than 10 acres contiguous to the existing agricultural preserve. (Board of Supervisors Resolution No. 84-526, Section 203, Size of Preserve). The proposed project meets this requirement because the project site is 1079.5 acres of contigious parcels of land.
4. Only land that currently has agricultural zoning as defined in Ordinance No. 348, Section 21.3; or for which the applicant has filed a request for a change of zone to such zoning, shall be included within an agricultural preserve. The request for a change of zone, if necessary, shall be filed concurrently with the agricultural preserve application. (Board of Supervisors Resolution No. 84-526, Section 204, Agricultural Preserve Zoning & Section 207, Report of the Planning Director).
    a. Agricultural Preserve Establishment Case No. 220013 is consistent with the County's General Plan because participation in a Land Conservation Contract will protect farmland and agricultural resources consistent with Policy PVVAP 4.1 in the Palo Verde Valley Area Plan. "Protect farmland and agricultural resources in Palo Verde Valley through adherence to the Agriculture sections of the General Plan Multipurpose Open Space and Land Use Elements."

b. The current land use designation for the property is Agriculture: Agriculture which is compatible with agricultural preserves because development patterns permitted within this land use designation complement the activities of an Agricultural Preserve.

c. The property's current zoning classification is Rural Residential (R-R), which is not compatible with agricultural preserves since the primary use of the zone is residential not agricultural.

d. The property's proposed zoning classification of Heavy Agriculture (A-2) is compatible with agricultural preserves because uses permitted within this zoning classification complement the activities of an Agricultural Preserve.

e. Agricultural Preserve Establishment Case No. 220013 is exempt from the California Environmental Quality Act pursuant to State CEQA guidelines Section 15317 (Open Space Contracts or Easements). The project is categorically exempt from the California Environmental Quality Act since it proposes an Agricultural Preserve Establishment which qualifies the project for to be exempt from CEQA since State CEQA guidelines Section 15317 (Open Space Contracts or Easements) applies to the establishment of Agricultural Preserves, the making and renewing of open space contracts under the Williamson Act, or the acceptance of easements or fee interests in order to maintain the open space character of the area.

5. The Comprehensive Agricultural Preserve Technical Advisory Committee ("CAPTAC") reviewed Agricultural Preserve Establishment Case No. 220013 on April 18, 2024, and found it acceptable based on the following findings:

6. CAPTAC made the following findings for Agricultural Preserve Establishment Case No. 220013:

a. A statement as to whether or not the Comprehensive Agricultural Preserve Technical Advisory Committee recommends approval of the application and the reasons for said recommendation.

The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the Board of Supervisors by a vote of 3 -2.

b. Any recommendation for modification of the application. The only request was that the Zoning Classification for the site would need to be consistent with the definition of an agricultural zone. If the application submitted or to establish a preserve or add lands to an existing preserve, the report shall also include the Technical Advisory Committee's factual findings

   i. Present zoning of lands proposed to be included in the preserve and surrounding land. The present zoning of the land is R-R (Rural Residential), which is not listed as an eligible "agricultural zone" in Ordinance 348. However, the Agricultural Preserve Establishment application is being processed with a Change of Zone to change the zoning of land zoned as R-R to A-2 (Heavy Agriculture), which is an eligible zone. Surrounding zoning is R-R except for the W-1 zone to the east. Therefore, the lands are eligible to be in an agricultural preserve based on the proposed zone change being processed concurrently with the agricultural preserve establishment application.

   ii. Present land use of land proposed to be included in the preserve and surrounding properties. The present land use of the land proposed to be included in the preserve is the growing of alfalfa crops, which is an agricultural use. The surrounding area is agricultural in nature.

   iii. Whether or not the land proposed to be included in the preserve is presently employed in an agricultural use and, if so, the agricultural commodities grown thereon. The land proposed to be included in the preserve is currently being used for agricultural purposes and is planted with alfalfa crops.

   iv. The agricultural commodities that may be grown on the property proposed to be included in the preserve taking into consideration the said type, water availability and other conditions that may affect the growing of crops. Alfalfa is the agricultural

commodity that is being grown on the property proposed to be included in the preserve.

v. Whether or not the existing or proposed agricultural use of the land constitutes or could constitute a nuisance, public or private, to the surrounding lands. The existing and proposed agricultural uses of the land (alfalfa crops) do not constitute a private or public nuisance to the surrounding lands. Surrounding uses are also agricultural lands.

vi. The current assessed valuation and the estimated reduction in assessed valuation if the real property proposed to be included in the preserve enters into a land conservation contract. The current estimated assessed valuation is $22,798,623 and the estimated reduction in assessed valuation is $15.156,617 which leaves the estimated post entitlement valuation as $7,642,006.

vii. A list of cities that are within one mile of the proposed boundaries of the preserve, and any comments expressed by such a city on the application. The City of Blythe is approximately 0.6 miles to the north of the proposed preserve.

viii. The existence of any historic or scenic value to the lands proposed to be included in the preserve. There is no existence of any historic or scenic value to the lands to be included in the Ulmer Agricultural Preserve No. 2. These lands are currently, and have been in the past, used for agriculture.

ix. The acreages of each landowner included in the application and total acreage. The landowner of all 23 parcels is Fondomonte California, Inc., and the total acreage is 1,079.50 acres.

c. \BE IT FURTHER RESOLVED by the Board of Supervisors that the Ulmer Agricultural Preserve No. 2. Map No. APE220013, is established as shown on the attached map titled "Map No.APE220013 Ulmer Agricultural Preserve No. 2," and described by boundary description thereof, said map and description both being on file in the office of the Clerk of this Board.

BE IT FURTHER RESOLVED that the Property Owners have 90 days after the date of the Board of Supervisors approving this Resolution for the establishment of the Ulmer Agricultural Preserve No. 2 to execute all related Land Conservations Contracts in accordance with the rules and regulations of the Williamson Act (California Land Conservation Act of 1965, Government Code § 51200 et.seq.) and the County's Rules and Regulations Governing Agricultural Preserves in Riverside County (Board of Supervisors Resolution No. 84-526, Sections 209, 301-302) including the following provisions:

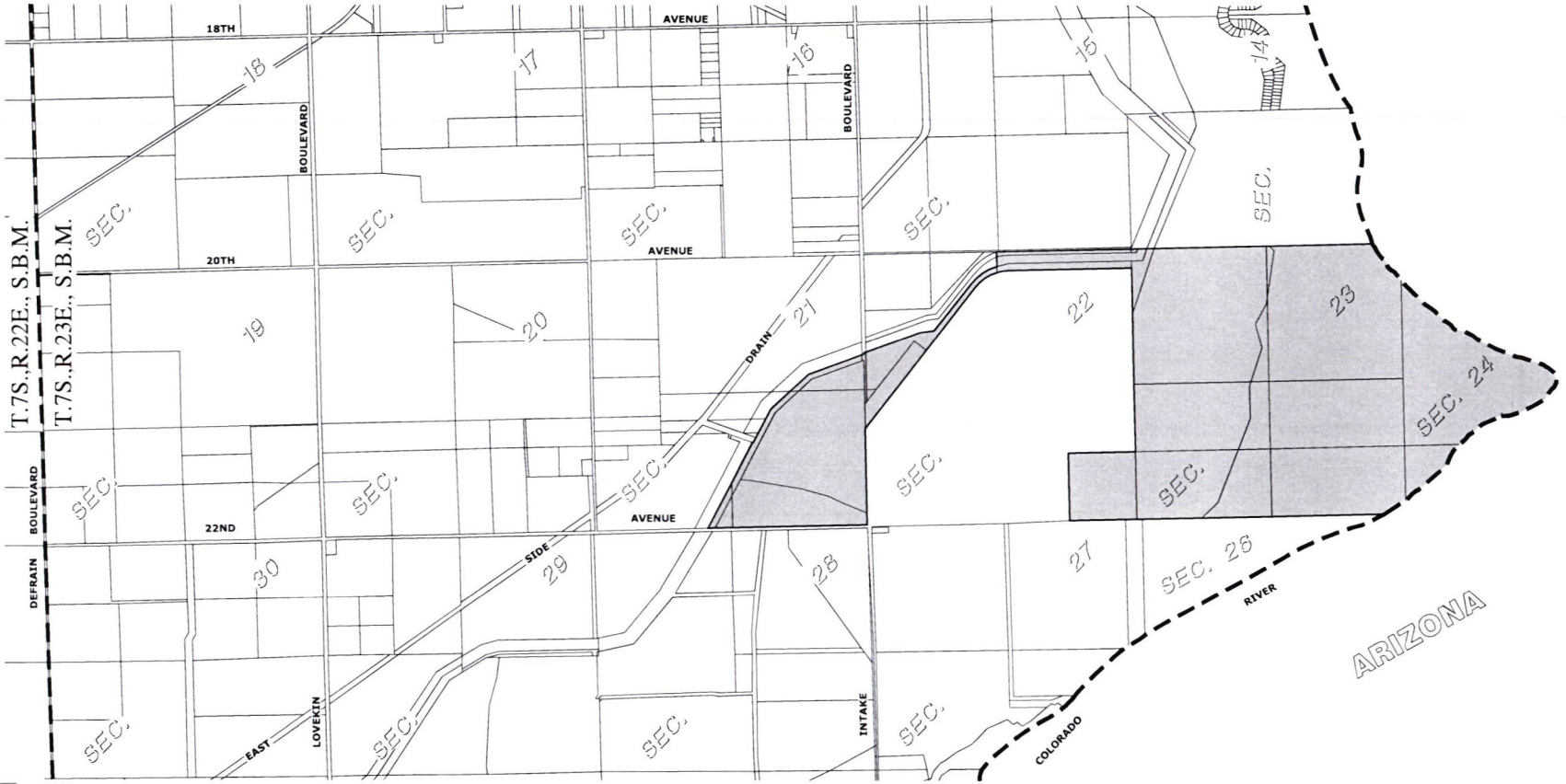
A. The term of the contract shall be for an initial term of no less than 10 years. Each contract shall provide that on the anniversary date of the contract or such other annual date as specified by the contract a year shall be added automatically to the initial term unless notice of nonrenewal is given as provided by Section 401 of Board of Supervisors Resolution No. 84-526.

B. Provide for the exclusion of uses other than agriculture and other than those compatible with agricultural uses, for the duration of the contract.

C. Shall be binding upon, and inure to the benefit of, all successors in interest of the owner. Whenever land under contract is divided, the owner of any parcel may exercise, independent of any other owner of a portion of the divided land, any of the rights of the owner in the original contract, including the right to give notice of nonrenewal and to petition for cancellation. The effect of any such action by the owner of a parcel created by the division of land under contract shall not be imputed to the owners of the remaining parcels and shall have no effect on the contract as it applies to the remaining parcels of the divided land.

BE IT FURTHER RESOLVED AND ORDERED that within 20 days after execution of the Land Conservation Contract for this Agricultural Preserve, the Clerk of this Board shall file and record a copy of the contract, which shall describe the land subject thereto, together with this resolution, attached map showing the location of the agricultural preserve in which the property lies and transmit copies to the Director of Conservation of the State of California, and the Office of the Assessor of Riverside County, California.

ULMER 2 AGRICULTURAL PRESERVE No. 1



ACREAGE:

1. APN: 875110010, ACREAGE = 0.19±
2. APN: 875110017, ACREAGE = 0.51±
4. APN: 875100026, ACREAGE = 2.49±
3. APN: 875090008, ACREAGE = 3.77±
5. APN: 875110003, ACREAGE = 4.47±
6. APN: 875110019, ACREAGE = 5.06±
7. APN: 875100010, ACREAGE = 5.83±
9. APN: 875110015, ACREAGE = 8.40±
10. APN: 875110005, ACREAGE = 8.51±
15. APN: 875100018, ACREAGE = 8.62±
11. APN: 875110016, ACREAGE = 9.69±
12. APN: 875090006, ACREAGE = 10.19±
13. APN: 875110025, ACREAGE = 11.04±
14. APN: 875110007, ACREAGE = 12.07±
16. APN: 875100025, ACREAGE = 12.90±
17. APN: 875120002, ACREAGE = 14.71±
18. APN: 875100013, ACREAGE = 26.33±
19. APN: 875100009, ACREAGE = 31.55±
20. APN: 875100011, ACREAGE = 49.60±
21. APN: 875120001, ACREAGE = 122.25±
22. APN: 875110013, ACREAGE = 198.98±
23. APN: 875110018, ACREAGE = 215.33±
24. APN: 875110012, ACREAGE = 252.94±

TOTAL RAW ACREAGE OF APN'S: 1,015.43±

ROAD AND CANAL APPROXIMATE ACREAGE: 7.83±

TOTAL ACREAGE OF APN'S INCLUDING ROADS AND CANALS: 1,023.26±

PRINTED: 7/1/2025

LEGEND

ULMER 2 AGRICULTURAL PRESERVE No. 1

MAP No. ___

ADOPTED ON _____ ____, 2025
BY THE BOARD OF SUPERVISORS OF THE
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

NORTH

1,500' 0' 1,500' 3,000'

Scale: 1"= 1,500'

Board of Supervisors **COUNTY OF RIVERSIDE**

RESOLUTION NO. 2026-038

APPROVING AGRICULTURAL PRESERVE ESTABLISHMENT CASE NO. 220013 AND ESTABLISHING ULMER AGRICULTURAL PRESERVE NO. 2

ROLL CALL:

Ayes:	Medina, Spiegel, Washington, Perez, and Gutierrez
Nays:	None
Absent:	None
Abstain:	None

The foregoing is certified to be a true copy of a resolution duly adopted by said Board of Supervisors on the date therein set forth.

KIMBERLY A. RECTOR, Clerk of said Board

By: _____

Deputy

02/10/2026 Item 23.1

ORDINANCE NO. 348.5038

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and Blythe District Zoning Plan Map No. 47, as amended, are further amended by placing in effect in the zone or zones as shown on the map entitled "Change of Official Zoning Plan, Blythe District, Map No. 47.018 Change of Zone Case No. 2500003," which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors
KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

By: _____
Deputy

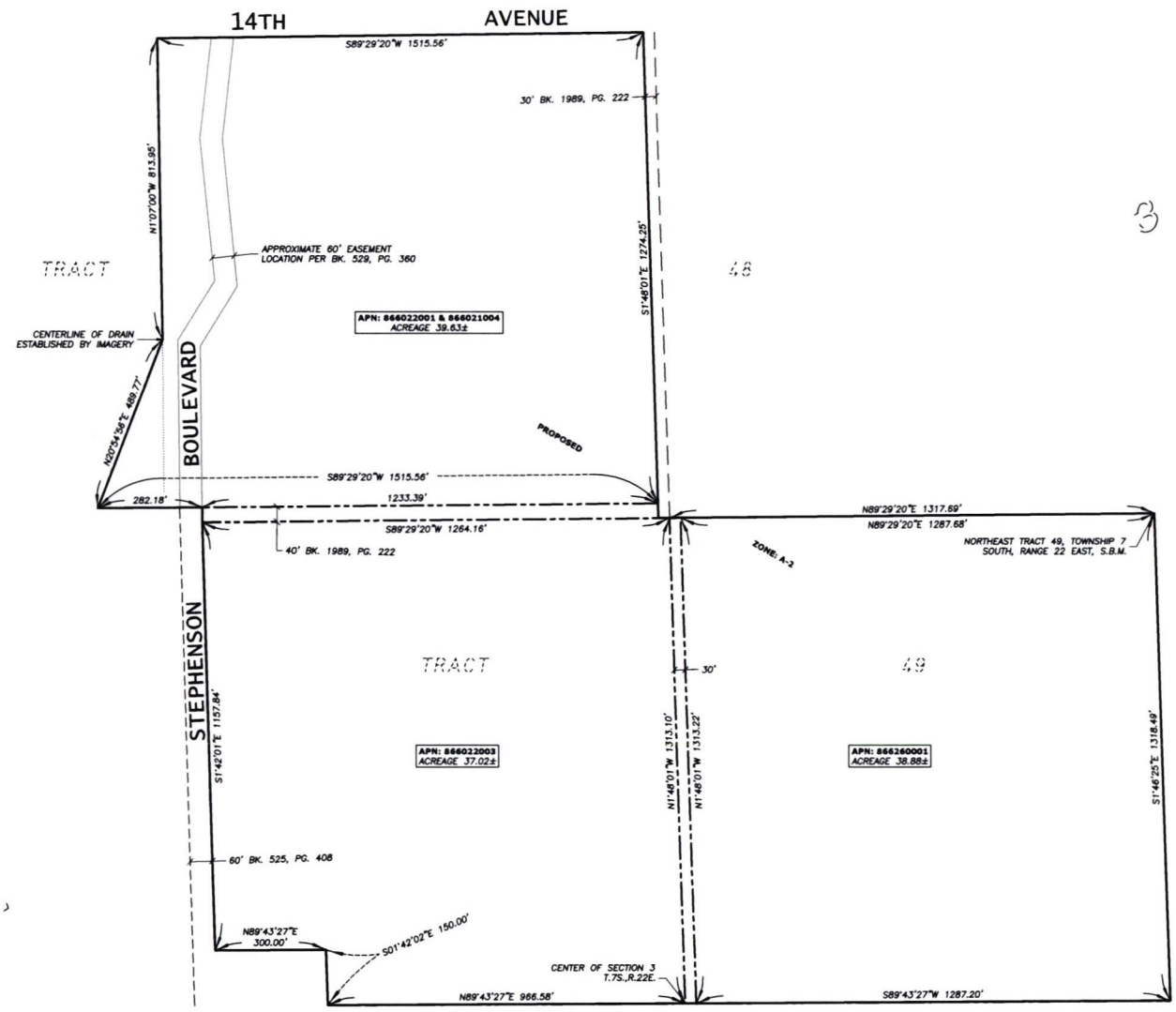
(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1

A PORTION OF SECTION 3, TOWNSHIP 7 SOUTH, RANGE 22 EAST, SAN BERNARDINO MERIDIAN



A-2 HEAVY AGRICULTURE ZONE

MAP No. 47,018

CHANGE OF OFFICIAL ZONING PLAN

AMENDING

MAP No. 2 ORDINANCE No. 348

CHANGE OF ZONE CASE No. CZ2500003

ADOPTED BY ORDINANCE No. 348.5038

DATE: 02/10/2026

RIVERSIDE COUNTY BOARD OF SUPERVISORS

APN'S & ACREAGE:

1. APN: 866022001 & 866021004, ACREAGE: 39.63±
2. APN: 866022003, ACREAGE: 37.02±
3. APN: 866260001, ACREAGE: 38.88±

TOTAL ACREAGE: 115.53±

NORTH

200' 0' 200' 400'

Scale: 1"=200'

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

ORDINANCE NO. 348.5039

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2510, Change of Zone Case No. 2500004" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors
KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

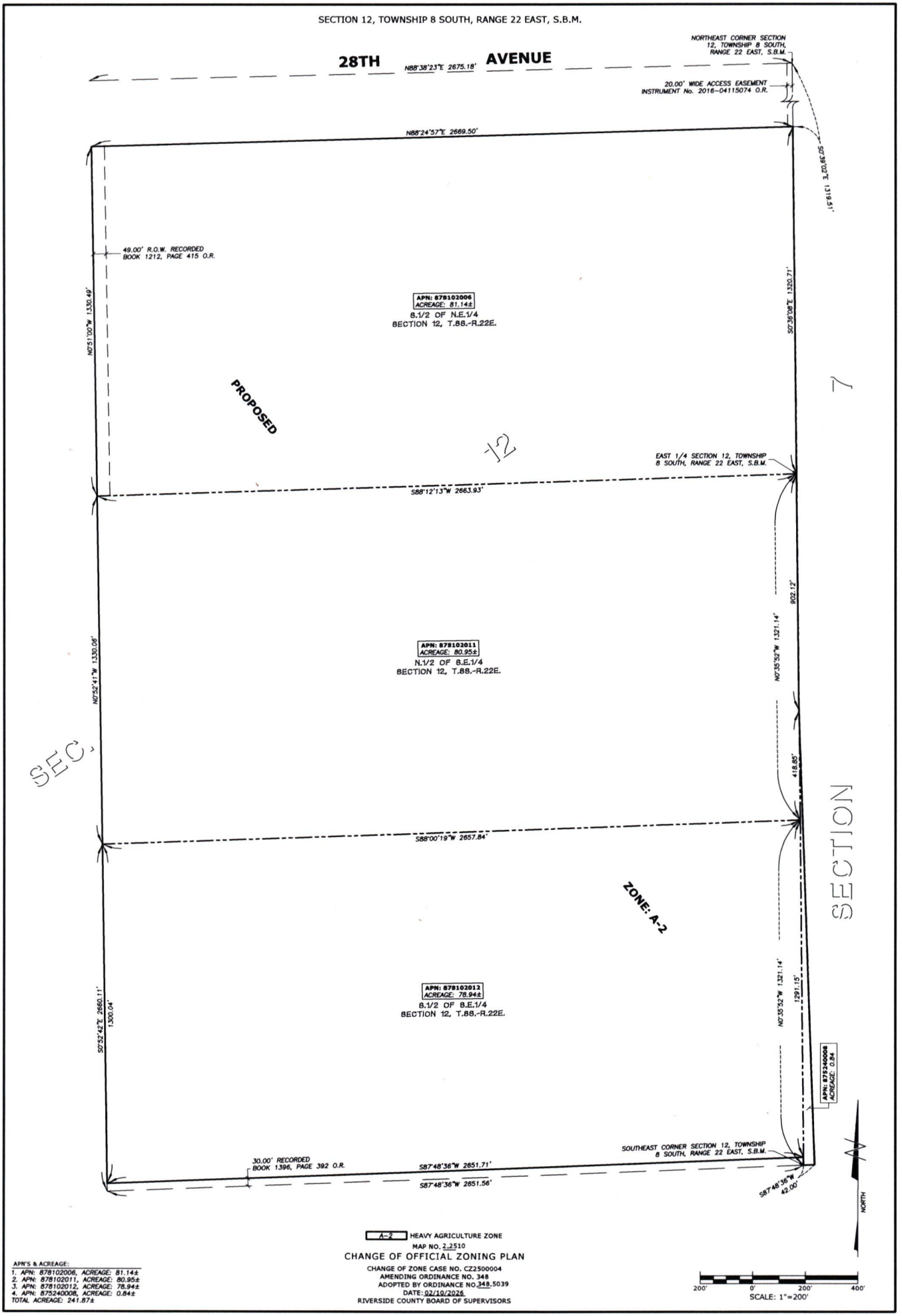
By: _____
Deputy

(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1


SECTION 12, TOWNSHIP 8 SOUTH, RANGE 22 EAST, S.B.M.
28TH AVENUE
N88°38'23"E 2675.18'
NORTHEAST CORNER SECTION 12, TOWNSHIP 8 SOUTH, RANGE 22 EAST, S.B.M.
20.00' WIDE ACCESS EASEMENT INSTRUMENT No. 2016-04115074 O.R.
N88°24'57"E 2669.50'
S0°36'02"E 1319.51'
49.00' R.O.W. RECORDED BOOK 1212, PAGE 415 O.R.
N0°51'00"W 1330.49'
APN: 878102006
ACREAGE: 81.14±
S.1/2 OF N.E.1/4
SECTION 12, T.8S.-R.22E.
S0°36'08"E 1320.71'
PROPOSED
12
7
EAST 1/4 SECTION 12, TOWNSHIP 8 SOUTH, RANGE 22 EAST, S.B.M.
S88°12'13"W 2663.93'
N0°52'41"W 1330.06'
APN: 878102011
ACREAGE: 80.95±
N.1/2 OF S.E.1/4
SECTION 12, T.8S.-R.22E.
N0°35'52"W 1321.14'
802.12'
418.85'
SEC.
SECTION
S88°00'19"W 2657.84'
ZONE: A-2
APN: 878102012
ACREAGE: 78.94±
S.1/2 OF S.E.1/4
SECTION 12, T.8S.-R.22E.
S0°52'42"E 2660.11'
1300.04'
N0°35'52"W 1321.14'
1291.15'
APN: 875240008
ACREAGE: 0.84±
SOUTHEAST CORNER SECTION 12, TOWNSHIP 8 SOUTH, RANGE 22 EAST, S.B.M.
30.00' RECORDED BOOK 1396, PAGE 392 O.R.
S87°48'36"W 2651.71'
S87°48'36"W 2651.56'
S87°48'36"W 43.00'
NORTH
A-2 HEAVY AGRICULTURE ZONE
MAP NO. 2.2510
CHANGE OF OFFICIAL ZONING PLAN
CHANGE OF ZONE CASE NO. CZ2500004
AMENDING ORDINANCE NO. 348
ADOPTED BY ORDINANCE NO. 348.5039
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS
APN'S & ACREAGE:
1. APN: 878102006, ACREAGE: 81.14±
2. APN: 878102011, ACREAGE: 80.95±
3. APN: 878102012, ACREAGE: 78.94±
4. APN: 875240008, ACREAGE: 0.84±
TOTAL ACREAGE: 241.87±
200' 0' 200' 400'
SCALE: 1"=200'

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

ORDINANCE NO. 348.5040

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2511, Change of Zone Case No. 2500005" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors
KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

By: _____
Deputy

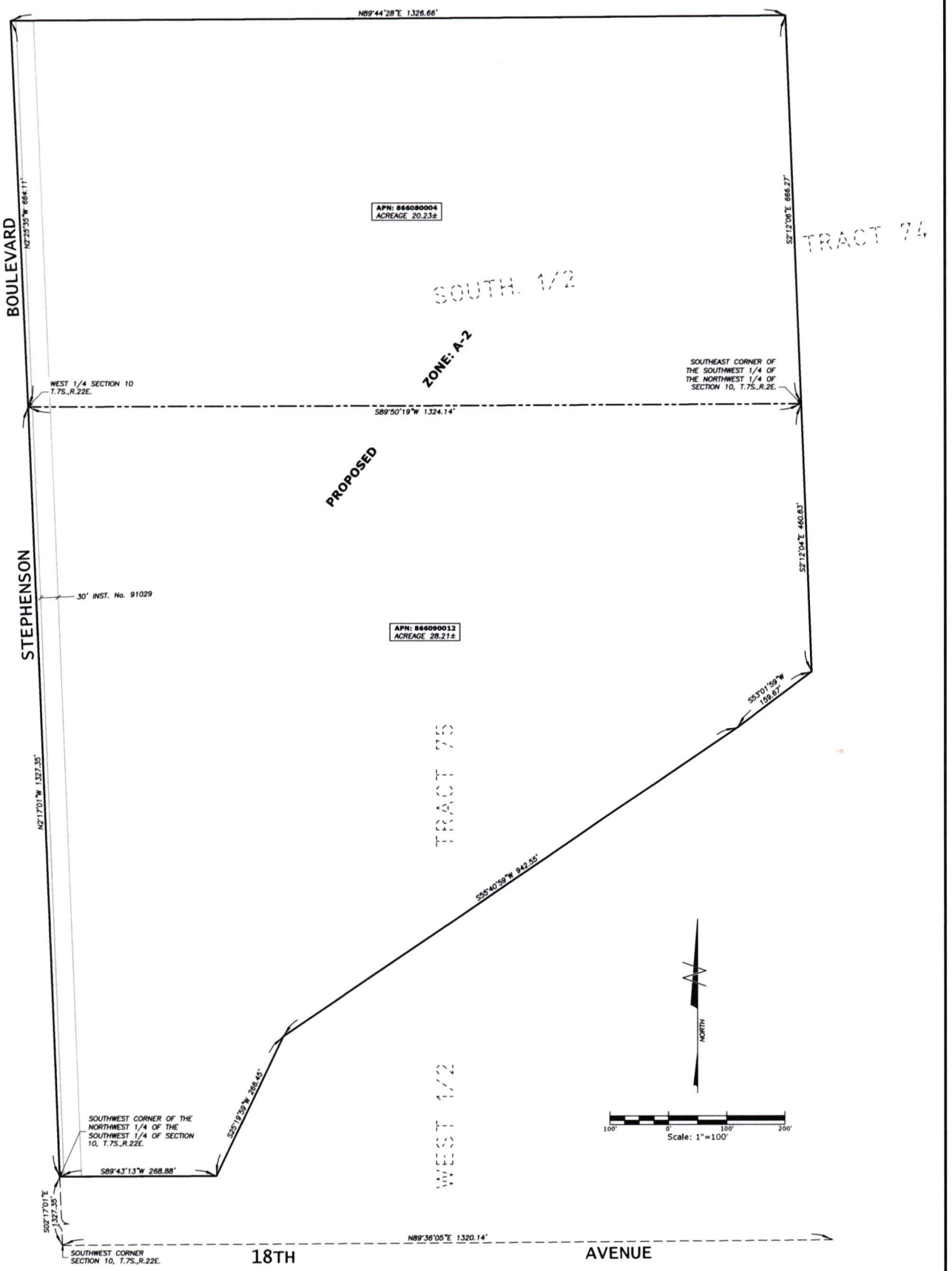
(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1

SECTION 10, TOWNSHIP 7 SOUTH, RANGE 22 EAST, S.B.M.



A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2511

CHANGE OF OFFICIAL ZONING PLAN

CHANGE OF ZONE CASE No. CZ2500005
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5040
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

APN'S & ACREAGE:

1. APN: 866080004, ACREAGE: 20.23±
2. APN: 866090012, ACREAGE: 28.21±

TOTAL ACREAGE: 48.44±

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

ORDINANCE NO. 348.5041

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors
KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

By: _____
Deputy

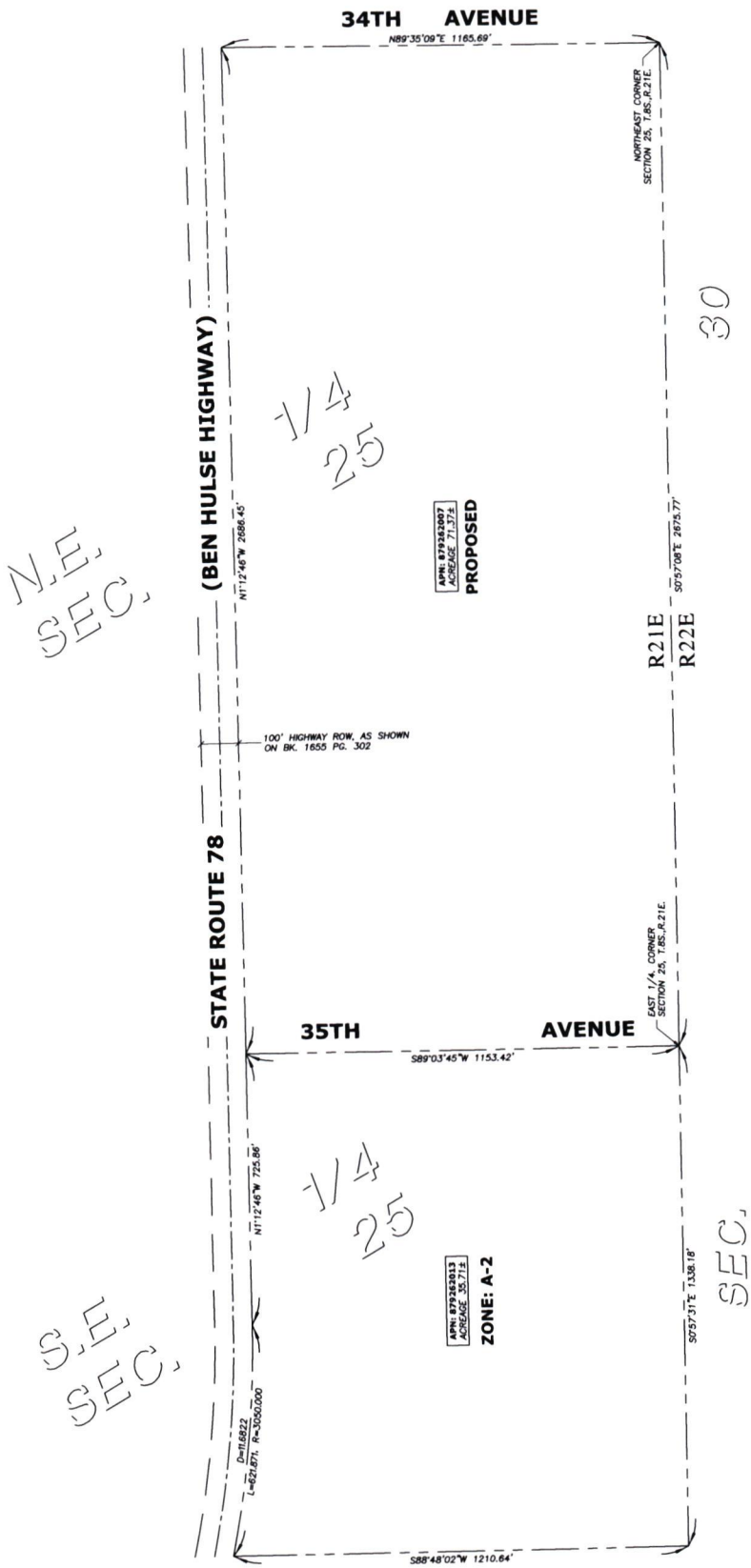
(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1

A PORTION OF SECTION 25, TOWNSHIP 8 SOUTH, RANGE 21 EAST,S.B.M.



A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2512

CHANGE OF OFFICIAL ZONING PLAN

CHANGE OF ZONE CASE No. CZ2500006
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5041
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

APN'S & ACREAGE:

1. APN: 879262007, ACREAGE: 71.37±
2. APN: 879262013, ACREAGE: 35.71±
TOTAL ACREAGE: 107.08±

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

ORDINANCE NO. 348.5042

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors
KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

By: _____
Deputy

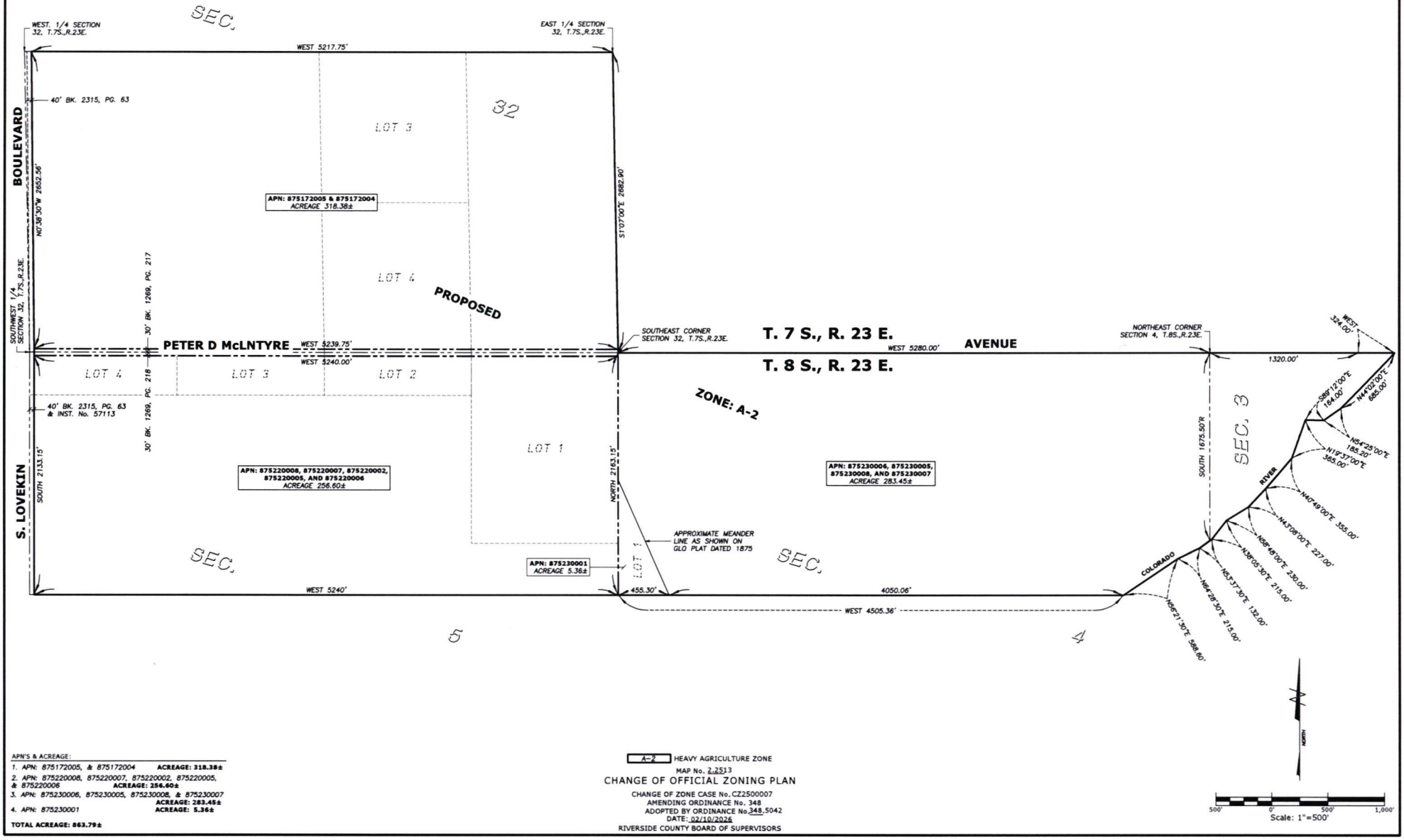
(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1

SOUTH HALF OF FRACTIONAL SECTION 32, T.7S.,R.23E. AND A PORTION OF FRACTIONAL SECTIONS 3,4,&5, T.8S.,R.23E., S.B.M.



APN'S & ACREAGE:

1. APN: 875172005, & 875172004 **ACREAGE: 318.38±**
2. APN: 875220008, 875220007, 875220002, 875220005, & 875220006 **ACREAGE: 256.60±**
3. APN: 875230006, 875230005, 875230008, & 875230007 **ACREAGE: 283.45±**
4. APN: 875230001 **ACREAGE: 5.36±**

TOTAL ACREAGE: 863.79±

A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2513

CHANGE OF OFFICIAL ZONING PLAN

CHANGE OF ZONE CASE No. CZ2500007
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5042
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

ORDINANCE NO. 348.5043

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2514, Change of Zone Case No. 2500008" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors

KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

By: _____
Deputy

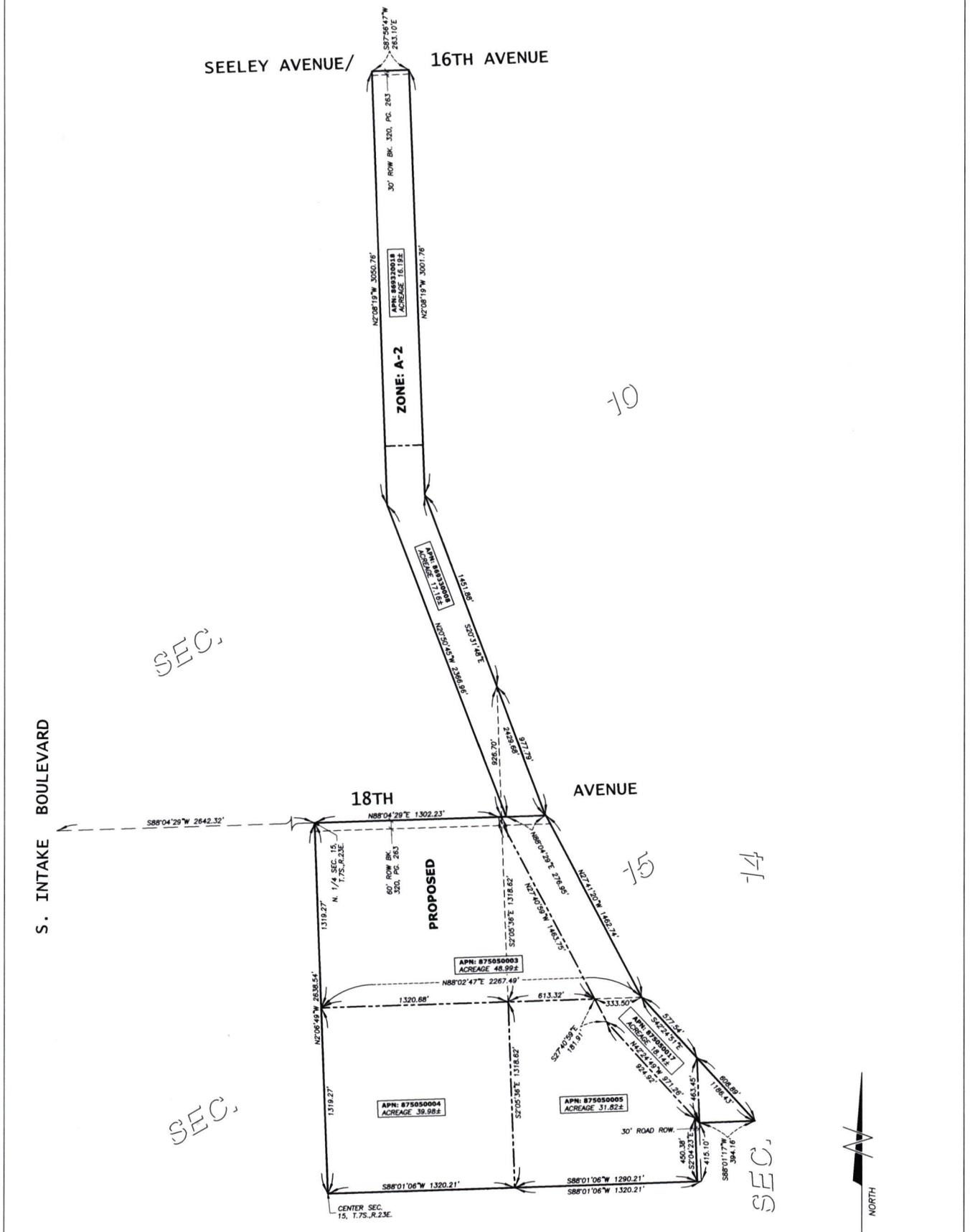
(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1

PORTIONS OF SECTIONS 10, 14, AND 15 TOWNSHIP 7 SOUTH, RANGE 23 EAST, S.B.M.



APN'S & ACREAGE:

1. APN: 869320018, ACREAGE: 16.19±
2. APN: 869330008, ACREAGE: 17.16±
3. APN: 875050003, ACREAGE: 48.99±
4. APN: 875050004, ACREAGE: 39.98±
5. APN: 875050005, ACREAGE: 31.82±
6. APN: 875050017, ACREAGE: 18.14±

TOTAL ACREAGE: 172.28±

NOTE: APNS DO NOT MATCH THE LEGAL PARCELS DESCRIBED

A-2 HEAVY AGRICULTURE ZONE

MAP No. 2-2514

CHANGE OF OFFICIAL ZONING PLAN

CHANGE OF ZONE CASE No. CZ2500008
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5043
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

ORDINANCE NO. 348.5044

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2515, Change of Zone Case No. 2500009" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

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

By: Karen S. Spiegel
Chair, Board of Supervisors
KAREN SPIEGEL

ATTEST:
KIMBERLY RECTOR
Clerk of the Board

By: _____
Deputy

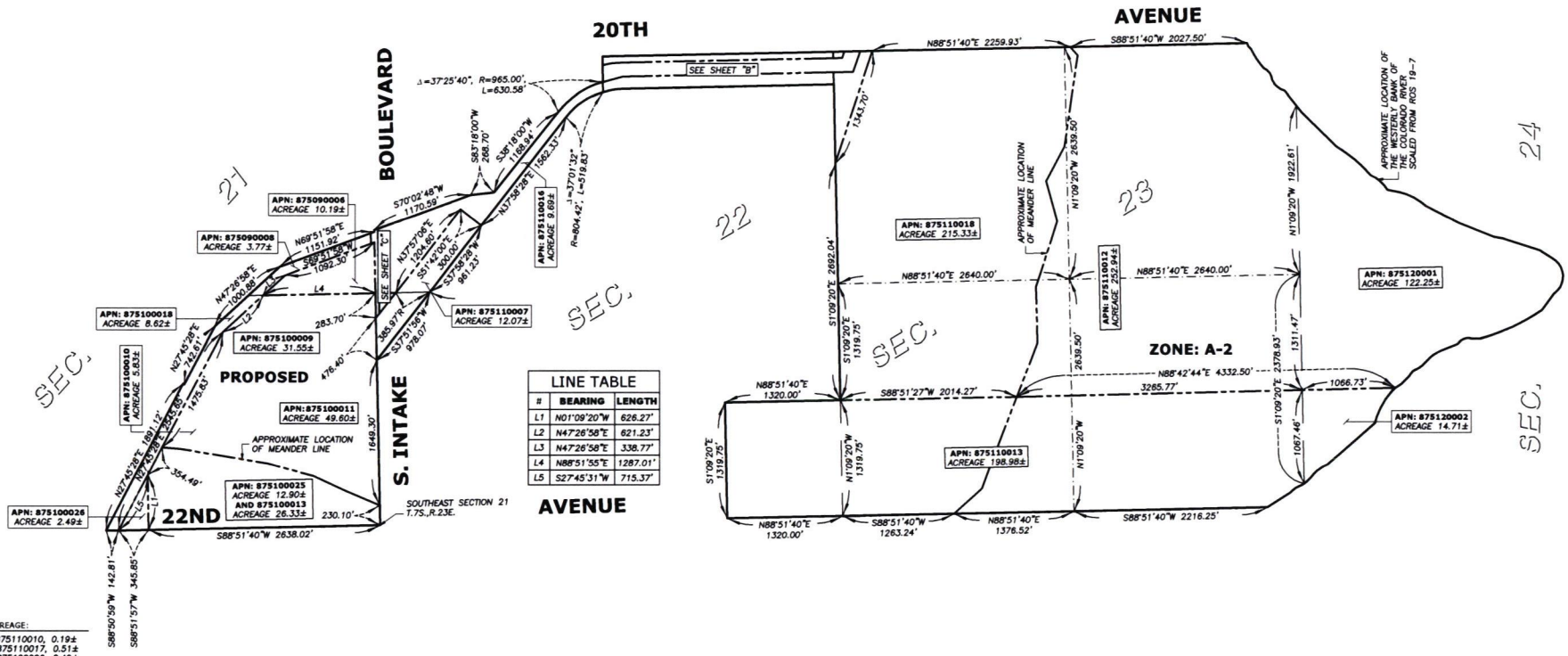
(SEAL)

APPROVED AS TO FORM
January 26, 2026

By: _____
BRADEN HOLLY
Deputy County Counsel

FEB 10 2026 23.1

A PORTION OF SECTIONS 21, 22, AND 23, TOWNSHIP 7 SOUTH, RANGE 23 EAST,S.B.M.



LINE TABLE		
#	BEARING	LENGTH
L1	N01°09'20"W	626.27'
L2	N47°26'58"E	621.23'
L3	N47°26'58"E	338.77'
L4	N88°51'55"E	1287.01'
L5	S27°45'31"W	715.37'

APN'S & ACREAGE:

1. APN: 875110010, 0.19±
2. APN: 875110017, 0.51±
4. APN: 875100026, 2.49±
3. APN: 875090008, 3.77±
5. APN: 875110003, 4.47±
6. APN: 875110019, 5.06±
7. APN: 875100010, 5.83±
9. APN: 875110015, 8.40±
10. APN: 875110005, 8.51±
15. APN: 875100018, 8.62±
11. APN: 875110016, 9.69±
12. APN: 875090006, 10.19±
13. APN: 875110025, 11.04±
14. APN: 875110007, 12.07±
16. APN: 875100025, 12.90±
17. APN: 875120002, 14.71±
18. APN: 875100013, 26.33±
19. APN: 875100009, 31.55±
20. APN: 875100011, 49.60±
21. APN: 875120001, 122.25±
22. APN: 875110013, 198.98±
23. APN: 875110018, 215.33±
24. APN: 875110012, 252.94±

TOTAL ACREAGE OF APN'S: 1,015.43±

NOTE: APN'S DO NOT MATCH THE LEGAL PARCELS DESCRIBED.

ROAD AND CANAL APPROXIMATE ACREAGE: 7.83±

TOTAL ACREAGE: 1,023.26±

A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2515

CHANGE OF OFFICIAL ZONING PLAN

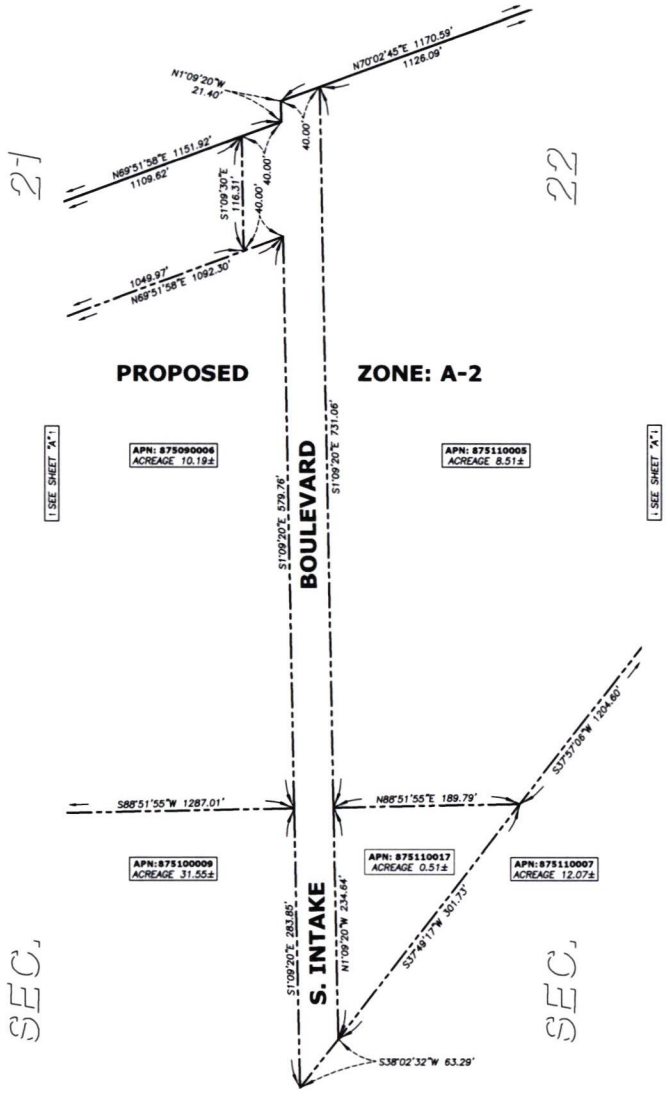
CHANGE OF ZONE CASE No. CZ2500009
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5044
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

NORTH

800' 0' 800' 1,600'
Scale: 1"=800'

A

A PORTION OF SECTIONS 21, 22, AND 23, TOWNSHIP 7 SOUTH, RANGE 23 EAST,S.B.M.



APN'S & ACREAGE:

1. APN: 875110010, 0.19±
2. APN: 875110017, 0.51±
4. APN: 875100026, 2.49±
3. APN: 875090008, 3.77±
5. APN: 875110003, 4.47±
6. APN: 875110019, 5.06±
7. APN: 875100010, 5.83±
9. APN: 875110015, 8.40±
10. APN: 875110005, 8.51±
15. APN: 875100018, 8.62±
11. APN: 875110016, 9.69±
12. APN: 875090006, 10.19±
13. APN: 875110025, 11.04±
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TOTAL ACREAGE: 1,023.26±

A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2515

CHANGE OF OFFICIAL ZONING PLAN

CHANGE OF ZONE CASE No. CZ2500009
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5044
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

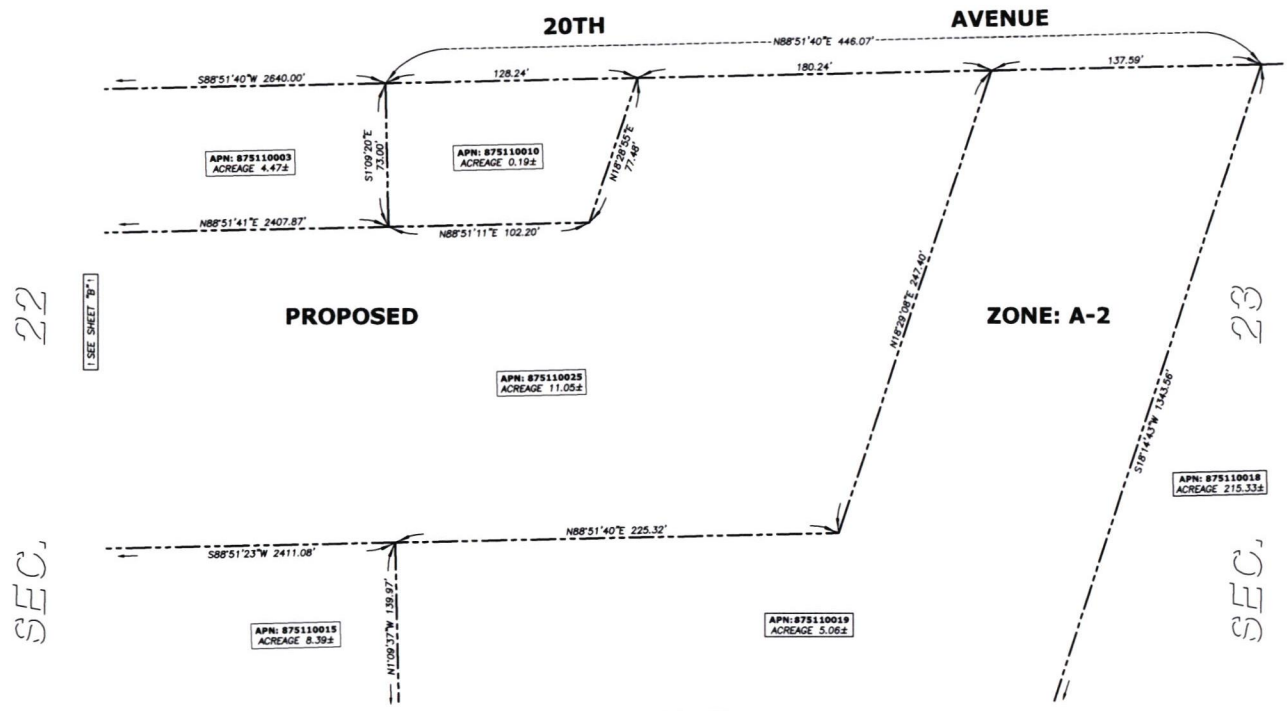
NORTH

80' 0' 80' 160'

Scale: 1"=80'

C

A PORTION OF SECTIONS 21, 22, AND 23, TOWNSHIP 7 SOUTH, RANGE 23 EAST,S.B.M.



APN'S & ACREAGE:

1. APN: 875110010, 0.19±
2. APN: 875110017, 0.51±
4. APN: 875100026, 2.49±
3. APN: 875090008, 3.77±
5. APN: 875110003, 4.47±
6. APN: 875110019, 5.06±
7. APN: 875100010, 5.83±
9. APN: 875110015, 8.40±
10. APN: 875110005, 8.51±
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11. APN: 875110016, 9.69±
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TOTAL ACREAGE: 1,023.26±

A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2515

CHANGE OF OFFICIAL ZONING PLAN

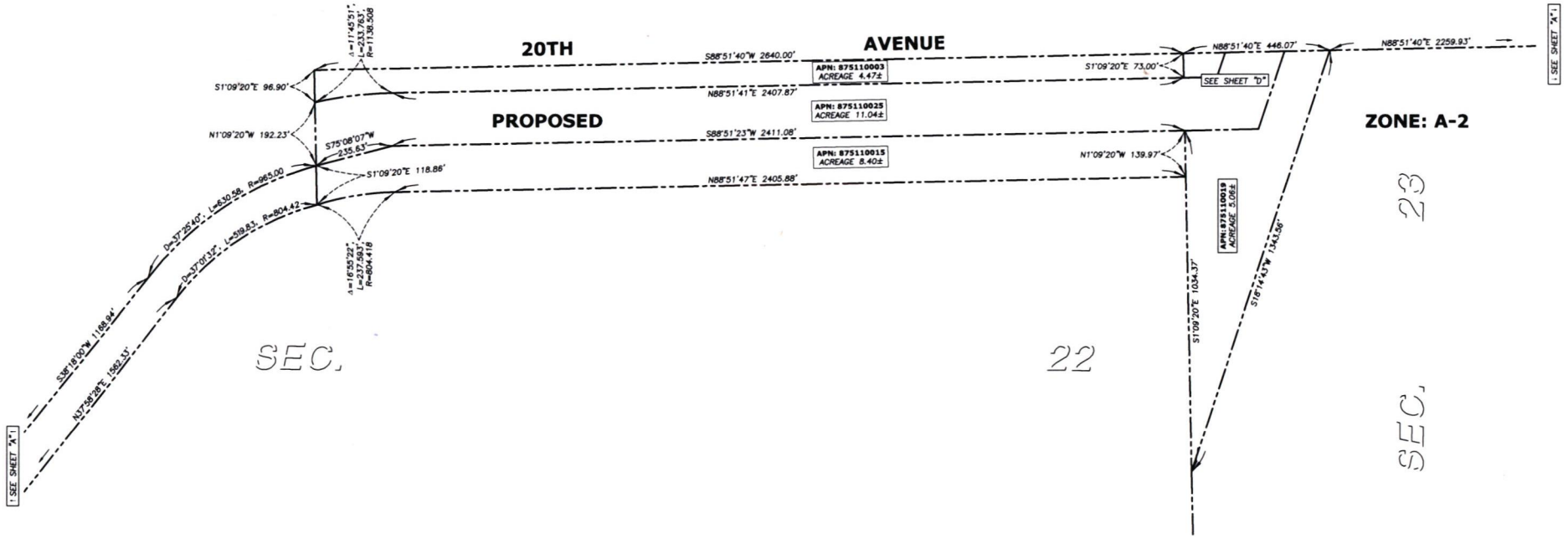
CHANGE OF ZONE CASE No. CZ2500009
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5044
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

NORTH

40' 0' 40' 80'
Scale: 1"=40'

D

A PORTION OF SECTIONS 21, 22, AND 23, TOWNSHIP 7 SOUTH, RANGE 23 EAST,S.B.M.



APN'S & ACREAGE:

1. APN: 875110010, 0.19±
2. APN: 875110017, 0.51±
4. APN: 875100026, 2.49±
3. APN: 875090008, 3.77±
5. APN: 875110003, 4.47±
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12. APN: 875090006, 10.19±
13. APN: 875110025, 11.04±
14. APN: 875110007, 12.07±
16. APN: 875100025, 12.80±
17. APN: 875120002, 14.71±
18. APN: 875100013, 26.33±
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TOTAL ACREAGE: 1,023.26±

A-2 HEAVY AGRICULTURE ZONE

MAP No. 2.2515

CHANGE OF OFFICIAL ZONING PLAN

CHANGE OF ZONE CASE No. CZ2500009
AMENDING ORDINANCE No. 348
ADOPTED BY ORDINANCE No. 348.5044
DATE: 02/10/2026
RIVERSIDE COUNTY BOARD OF SUPERVISORS

NORTH

200' 0' 200' 400'
Scale: 1"=200'

B

STATE OF CALIFORNIA)
) ss
COUNTY OF RIVERSIDE)

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said county held on February 10, 2026, the foregoing ordinance consisting of 2 Sections was adopted by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez

NAYS: None

ABSENT: None

ABSTAIN: None

DATE: February 10, 2026

KIMBERLY A. RECTOR
Clerk of the Board

BY: _____
Deputy

SEAL

RIVERSIDE COUNTY
PLANNING DEPARTMENT

REPORT OF ACTIONS
RIVERSIDE COUNTY PLANNING COMMISSION – May 21, 2025
COUNTY ADMINISTRATIVE CENTER
1st Floor, Board Chambers, 4080 Lemon Street, Riverside, CA 92501

1st District	2nd District	3rd District	4th District	5th District
Mussa Khiar	Marissa Gruytch	Shellie Clack	Bill Sanchez	Romelio Ruiz
Vice- Chair				Chair

CALL TO ORDER: 9:00 a.m.
OATH OF OFFICE

ROLL CALL: Members Present: Sanchez, Gruytch, Clack, Khiar, Ruiz

1.0 CONSENT CALENDAR:

1.1 SECOND EXTENSION OF TIME for **TENTATIVE TRACT MAP NO. 33248 (TR33248)**– Applicant: Rose Saghbini Naameh – Engineer/Representative: Chaudhry – Second Supervisorial District – East Corona District – Temescal Canyon Area Plan – Rural Community – Low Density Residential (RC-LDR), Open Space – Conservation (OS-C), and Rural – Rural Mountainous (R-RM) – Location: north of South Cliff Court, south of Indiana Avenue, east of Lincoln Street, and west of Sandy Creek Drive – 18 Gross Acres – Zoning: One-Family Dwelling 10,000 Square Foot Minimum (R-1-10,000) and Open Area Combining Zone – Residential Developments (R-5) – **APPROVED PROJECT DESCRIPTION:** a Schedule 'A' subdivision of 18 acres into 16 single family residential lots with a minimum lot size of 7200 square feet and one (1) 6.73 acre lot for open space – APN: 135-280-001, 135-204-006, 135-204-005, 135-204-007 – Related Cases: CZ07270, GPA00778, PM17160, TR33248 and TR3324E01- Project Planner: Christian Lua at 951-955-0972 or email at clua@rivco.org

Planning Commission Action:

Public Hearing: Closed

Motioned by Commissioner Gruytch, 2nd by Commissioner Clack

By a vote of 5-0, the planning Commission took the following action:

APPROVED the second extension of time request for tentative tract map no. 33248.

1.2 SECOND EXTENSION OF TIME FOR TENTATIVE TRACT MAP NO. 37377 – Applicant: Standard Temecula, LLC c/o Vincent Tang – Engineer/Representative: EPD Solutions, Inc. c/o Andrea Arcilla – Third Supervisorial District – Rancho California Zoning Area Southwest Area Plan: Agriculture (AG), Rural (RR) – Location: north of Buck Road, east of Anza Road, south of Borel Road, and west of Rancho California Road and Warren Road - Lot Size: 631 gross acres – Zoning: Wine Country - Winery (WCW). APPROVED PROJECT DESCRIPTION: Schedule 'B' subdivision proposing to subdivide 631 acres into 107 lots. REQUEST: SECOND EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 37377, extending the expiration date to September 12, 2029. Project Planner: Hektor Soto at (951) 955-8702 or email at hsoto@rivco.org.

Planning Commission Action:

Public Hearing: Closed

Motioned by Commissioner Gruytch, 2nd by Commissioner Clack

By a vote of 5-0, the planning Commission took the following action:

APPROVED the second extension of time request for tentative tract map no. 37377.

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:

2.1 PROJECT NO. CC013169, GENERAL PLAN AMENDMENT (GPA) NO. 240093 (Entitlement/Policy Amendment), CHANGE OF ZONE (CZ) NO. 2400060 (CONTINUED FROM MAY 7, 2025) – CEQA Exempt 15061(b)(3) (Commonsense Exemption) and 15320 (Change in Organization Local Agencies) - Applicant – County of Riverside - First and Second Supervisorial Districts – March Zoning Area - LOCATION: The project is located within the western area of Riverside County, bisected by Interstate 215 (I-215), approximately three miles south of State Highway 60 (HWY 60) and surrounded by cities of Moreno Valley, Perris, and Riverside and unincorporated areas of Mead Valley and Woodcrest (Approximately 3,800 acres). CC013169, GPA240093, and CZ2400060 propose to transfer land use jurisdiction for the agreed-upon territory from March Joint Powers Authority ("March JPA") to the County of Riverside by doing all of the following: (1) adopt a March Area Plan as part of the Riverside Comprehensive General Plan, which incorporates the approved March JPA General Plan and County amendments to incorporate the County's land use jurisdiction process; (2) adopt the March Ordinance as part of the Riverside County Ordinances, which incorporates the approved March JPA development code, truck route ordinance, and specific plans and County amendments to incorporate the County's land use jurisdiction process; and (3) adopt the March Resolution as part of the Riverside County Resolutions, which acknowledges the approved March JPA land use entitlements, conditions of approval, environmental documents, and other development documents and County amendments to incorporate the County's land use jurisdiction process. This project does not include any revision to the general plan land use designations or zoning as it relates to the project territory. Project Planner: Planning@rivco.org or 951-955-3200

Planning Commission Action:

Public Hearing: Closed

Motioned by Commissioner Ruiz, 2nd by Commissioner Gruytch

By a vote of 5-0, the planning Commission took the following action:

ADOPTED Planning Commission Resolution No. 2025-002.

3.0 PUBLIC HEARINGS – NEW ITEMS:

3.1 CHANGE OF ZONE NO. 2500003 – CHANGE OF ZONE NO. 2500009 – **EXEMPT** from the California Environmental Quality Act (CEQA), pursuant to State CEQA Guidelines Section 15317 (Open Space Contracts or Easements) – Applicant: Rose Law Group – Fourth Supervisorial District – South Palo Verde Zoning Area, & Blythe Zoning District – Palo Verde Valley Area Plan – Agriculture (AG), Rural Community Estate Density Residential (RC-EDR) – Location: located within the southeastern portion of the County of Riverside (County). The project area is surrounded by unincorporated County land and the city of Blythe to the north and east – 2,612.92 Acres – Zoning: Rural Residential (R-R), Heavy Agriculture (A-2), and Light Agriculture (A-1) – REQUEST: **Change of Zone No. 2500003 – Change of Zone No. 2500009 is a request** to Change the subject site's various zoning classifications from Rural Residential (R-R), Light Agriculture (A-2), and Heavy Agriculture (A-2) to Heavy Agriculture (A-2) for all parcels in order to rezone the properties into Zones consistent with Ordinance No. 348 Section 21.3b's definition of agricultural zone to establish the Agricultural Preserves. APNs: Various - Project Planner: Joseluis Aparicio at (951) 955-6035 or email at **JLAparicio@rivco.org**

Planning Commission Action:

Public Hearing: Closed

Motioned by Commissioner Sanchez, 2nd by Commissioner Ruiz

By a vote of 5-0, the planning Commission took the following action:

FOUND that the project is exempt from ceqa,and;
TENTATIVELY APPROVED change of zone no. 2500003 through 2500009

3.2 CHANGE OF ZONE NO. 2400016 – EXEMPT from the California Environmental Quality Act (CEQA), pursuant to State CEQA Guidelines Section 15061(b)(3) (The Common Sense Exemption) and Section 15305 (Minor Alterations in Land Use Limitations) – Applicant: Robert Manno – Third Supervisorial District – Rancho California Zoning Area/District – French Valley Area Plan – Rural Residential (RR) – Location: located north of Keller Road, South of Tejay Avenue, West of Viculin Lane and East of Leon Road and the City of Menifee – 20.04 Acres – Zoning: Residential Agriculture (R-A-5) – REQUEST: Change of Zone No. 2400016 (CZ2400016) is a proposal to change the zoning classification of the subject site from Residential Agriculture 5 acre minimum (R-A-5) to Heavy Agriculture (A-2). The applicant is requesting a Change of Zone to utilize the site for an existing farmer's market use which is a permitted use in the A-2 zone as it is similar to a Public Fairgrounds Use. APN: 472-090-016 - Project Planner: Joseluis Aparicio at (951) 955-6035 or email at JLAparicio@rivco.org.

Planning Commission Action:

Public Hearing: Closed

Motioned by Commissioner Clack, 2nd by Commissioner Gruytch

By a vote of 5-0, the planning Commission took the following action:

TENTATIVELY APPROVED CHANGE OF ZONE NO. 2400016.

4.0 GENERAL PLAN INITIATION PROCEEDINGS:

4.1 INITIATION OF FOUNDATION COMPONENT GENERAL PLAN AMENDMENT NO. 240003 (GPA240003) – REQUEST: The applicant requests that the County of Riverside consider whether to recommend the initiation of GPA240003 to change the General Plan Foundation Component of one (1) parcel from Rural: Rural Residential (R:RR) to Community Development: Very Low Density Residential (CD:VLDR), to allow for submittal of an application for a 10-lot subdivision. Each lot will range from 1.81 to 1.98 acres. The single-family residences will feature either three- or four-bedroom floor plans and include an enclosed two-car garage. Additional development applications and review by the County to confirm that the overall project complies with applicable standards, policies, findings, and other requirements will be required if the proposed GPA240003 is initiated by the Board of Supervisors. Fourth Supervisorial District – Thousand Palms Zoning Area/District – Western Coachella Valley Area Plan – Applicant & Engineer: Armando Magana c/o Maestro Engineering – Existing Zoning: W-2 (Controlled Development Areas) – Existing Land Use: Rural Residential (R:RR) – Location: north of Avenida Esparza, east of Shadow Mountain Lane, generally south of Tchoupitoulas Lane, and west of Thousand Palms Canyon Road – APN: 651-080-003 – 20.75 Gross Acres – Planning Contact: Jordan Leffew at jleffew@rivco.org or (951) 955-9721

Planning Commission Action:

Public Hearing: Closed

District 1- Support
District 2- Support
District 3- Support
District 4- Support
District 5- Support

RECOMMEND That the General Plan Amendment No. 240003 move forward to the Board of Supervisors.

4.2 INITIATION OF FOUNDATION COMPONENT GENERAL PLAN AMENDMENT NO. 240009 (GPA240009) –REQUEST: The applicant requests that the County of Riverside consider whether to recommend the initiation of GPA240009 to change the General Plan Foundation Component of three (3) parcels from Rural: Rural Residential (R:RR) & Community Development: Light Industrial (CD:LI) to Community Development: Light Industrial (CD:LI), to allow for submittal of an application for an implementing project consisting of one (1) 29,600 sq/ft industrial building for a steel fabrication facility. Additional development applications and review by the County to confirm that the overall project complies with applicable standards, policies, findings, and other requirements will be required if the proposed GPA240009 is initiated by the Board of Supervisors. – Fourth Supervisorial District – Thousand Palms Zoning Area/District – Western Coachella Valley Area Plan – Applicant: Alfredo Rangel c/o Rangel Steel – Engineer /

Planning Commission Action:

Public Hearing: Closed

District 1- Support
District 2- Support
District 3- Support
District 4- Support
District 5- Support

RECOMMEND That the General Plan Amendment No. 240009 move forward to the Board of Supervisors.

Representative: Daniel Patneaude c/o DRP Enterprises LLC – Existing Zoning: M-SC (Manufacturing – Service Commercial) & W-2-5 (Controlled Development Areas, 5-acre minimum) – Existing Land Use: Rural Residential (R:RR) & Light Industrial (CD:LI) – Location: north of 30th Avenue, east of Rio del Sol Road, south of Vista Chino, and west of Sierra del Sol – APN(s): APN: 648-110-013 & -016 and 648-120-001 – 30.72 Gross Acres – Planning Contact: Jordan Leffew at jleffew@rivco.org or (951) 955-9721

4.3 INITIATION OF FOUNDATION COMPONENT GENERAL PLAN AMENDMENT NO. 240057 (GPA240057) – REQUEST: The applicant requests that the County of Riverside consider whether to recommend the initiation of GPA240057 to change the General Plan Foundation Component of one (1) parcel Community Development: High Density Residential (CD: HDR) to Open Space: Recreation (OS: R), to allow for submittal of an application for an implementing project to develop seventy (70) guest houses/cottages of three (3) different sizes that will have their own restrooms, sleeping and living room areas for short-term rental. Additional development applications and review by the County to confirm that the overall project complies with applicable standards, policies, findings, and other requirements will be required if the proposed GPA240057 is initiated by the Board of Supervisors. – Fourth Supervisorial District – Pass and Desert District – Western Coachella Valley Area Plan – Applicant: Pandora Development c/o Peter Zhang – Representative: Heptagon Seven Consulting c/o Brad Donais – Existing Zoning: W-2 (Controlled Development Areas) – Existing Land Use: Community Development: High Density Residential (CD: HDR) – Location: north of 19th Avenue, south of 18th Avenue, east of Long Canyon Road, west of Corkill Road – APN(s): 659-020-028 – 18.6 5 Gross Acres – Planning Contact: Elizabeth Mora-Rodriguez at (951) 955-3024 or email at emorarodriguez@rivco.org.

Planning Commission Action:

Public Hearing: Closed

District 1- Support
District 2- Support
District 3- Support
District 4- Support
District 5- Support

RECOMMEND That the General Plan Amendment No. 240057 move forward to the Board of Supervisors.

5.0 WORKSHOPS:
NONE

6.0 PUBLIC COMMENTS:
NONE

7.0 DIRECTOR'S REPORT:

8.0 COMMISSIONER'S COMMENTS:

ADJOURNMENT: 11:30am

COUNTY OF RIVERSIDE
PLANNING DEPARTMENT
STAFF REPORT

Agenda Item No.
3.1
(ID # 27772)
MEETING DATE:
Wednesday, May 21, 2025

SUBJECT: CHANGE OF ZONE NO. 2500003 through CHANGE OF ZONE NO. 2500009 – EXEMPT from the California Environmental Quality Act (CEQA), pursuant to State CEQA Guidelines Section 15317 (Open Space Contracts or Easements) and 15061(b)(3) – Applicant: Rose Law Group – Fourth Supervisorial District – South Palo Verde Zoning Area & Blythe Zoning District – Palo Verde Valley Area Plan – Agriculture (AG), Rural Community Estate Density Residential (RC-EDR) – Location: located within the southeastern portion of the County of Riverside (County). The project area is surrounded by unincorporated County land and the city of Blythe to the north and east – 2,612.92 Acres – Zoning: Rural Residential (R-R), Heavy Agriculture (A-2), and Light Agriculture (A-1) – REQUEST: Change of Zone No. 2500003 – Change of Zone No. 2500009 is a request to Change the subject site's various zoning classifications from Rural Residential (R-R), Light Agriculture (A-2), and Heavy Agriculture (A-2) to Heavy Agriculture (A-2) for all parcels in order to rezone the properties into Zones consistent with Ordinance No. 348 Section 21.3b's definition of agricultural zone to establish the Agricultural Preserves. APNs: Various - Project Planner: Joseluis Aparicio at (951) 955-6035 or email at JLAparicio@rivco.org.

PROPOSED PROJECT	
Case Number(s):	CZ2500003 – CZ2500009
Environmental Type:	Exemption
Area Plan No.	Palo Verde Valley
Zoning Area/District:	Blythe District, Chuckawalla Area, South Palo Verde
Supervisorial District:	Fourth District
Project Planner:	Joseluis Aparicio
Project APN(s):	Various
Continued From:	

John Hildebrand
John Hildebrand, Planning Director 5/12/2025

PROJECT RECOMMENDATION

STAFF RECOMMENDATIONS:

THAT THE PLANNING COMMISSION TAKE THE FOLLOWING ACTION(S):

FIND that **THE PROJECT IS EXEMPT FROM CEQA** pursuant to State CEQA Guidelines Section 15317 Open Space Contracts of Easements as well as State CEQA Guidelines Section 15061 (b)(3), Common Sense Exemption.

TENTATIVELY APPROVE CHANGE OF ZONE NO. 2500003 through 2500009, to amend the zoning classification of the Project site from Rural Residential (R-R), Heavy Agriculture (A-2), Light Agriculture (A-1) to Heavy Agriculture (A-2) based upon the findings and conclusions incorporated in the staff report, pending final adoption of the Zoning Ordinance by the Board of Supervisors.

PROJECT DATA

Land Use and Zoning:

Specific Plan:	N/A
Specific Plan Land Use:	N/A
Existing General Plan Foundation Component:	Agriculture
Proposed General Plan Foundation Component:	N/A
Existing General Plan Land Use Designation:	Agriculture, Rural Community Estate Density Residential
Proposed General Plan Land Use Designation:	N/A
Policy / Overlay Area:	Partially within the Colorado River Policy Area
Surrounding General Plan Land Uses	
North:	Agriculture, Rural Community Estate Density Residential
East:	Agriculture, Open Space Recreation, Water
South:	Agriculture
West:	Agriculture
Existing Zoning Classification:	Rural Residential (R-R), Heavy Agriculture (A-2), Light Agriculture (A-1)
Proposed Zoning Classification:	Heavy Agriculture (A-2)
Surrounding Zoning Classifications	
North:	Various including Rural Residential (R-R), Heavy Agriculture (A-2), Light Agriculture (A-1), Watercourse Area (W-1)
East:	Various including Rural Residential (R-R), Heavy Agriculture (A-2), Light Agriculture (A-1), Watercourse Area (W-1)
South:	Various including Rural Residential (R-R), Heavy

	Agriculture (A-2), Light Agriculture (A-1), Watercourse Area (W-1)
West:	Various including Rural Residential (R-R), Heavy Agriculture (A-2), Light Agriculture (A-1), Watercourse Area (W-1)
Existing Use:	Vacant
Surrounding Uses	
North:	Vacant
East:	Vacant
South:	Vacant
West:	Vacant

Project Details:

Item	*Value*	*Min./Max. Development Standard*
Project Site (Acres):	2,612.92 gross acres	N/A

Located Within:

City's Sphere of Influence:	Partially Blythe
Community Service Area ("CSA"):	No
Special Flood Hazard Zone:	No
Agricultural Preserve:	No
Liquefaction Area:	Yes
Subsidence Area:	Yes
Fault Zone:	
Fire Zone:	No
Mount Palomar Observatory Lighting Zone:	No
WRCMSHCP Criteria Cell:	No
CVMSHCP Conservation Boundary:	No
Stephens Kangaroo Rat ("SKR") Fee Area:	No
Airport Influence Area ("AIA"):	Partially in Blythe Airport Zone E

PROJECT LOCATION MAP



1

Figure 1: Project Location Map

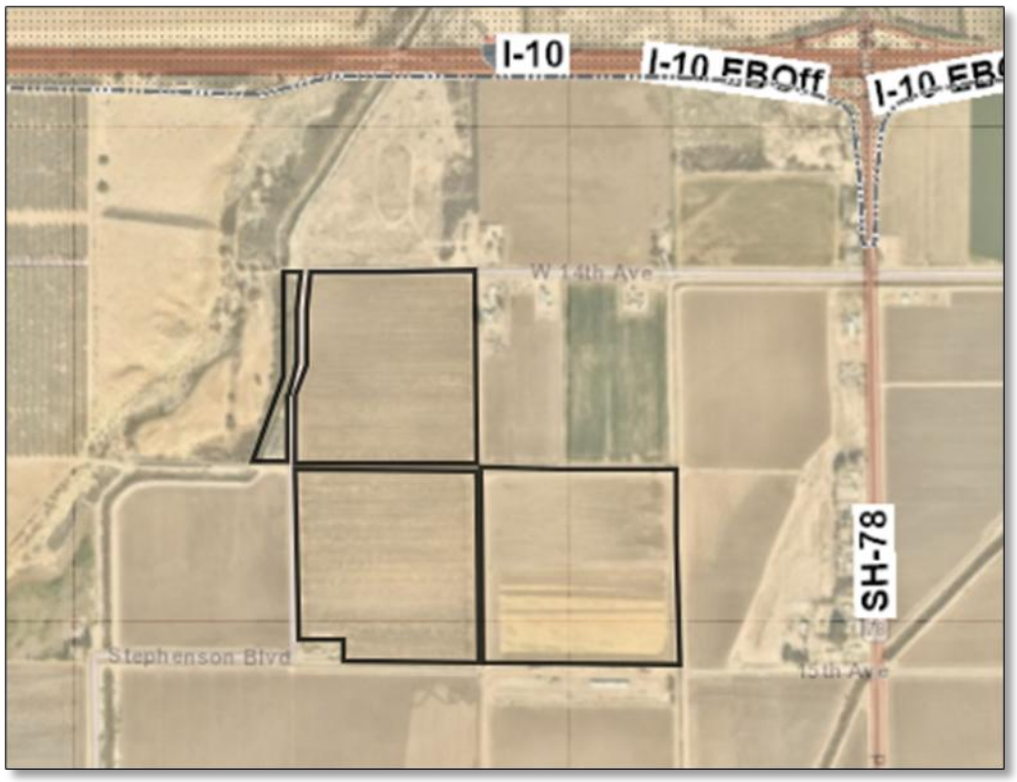


Figure 2: CZ2500003 Location Map



Figure 3: CZ2500004 Location Map



Figure 4: CZ2500005 Location Map



Figure 5: CZ2500006 Location Map



Figure 6: CZ2500007 Location Map

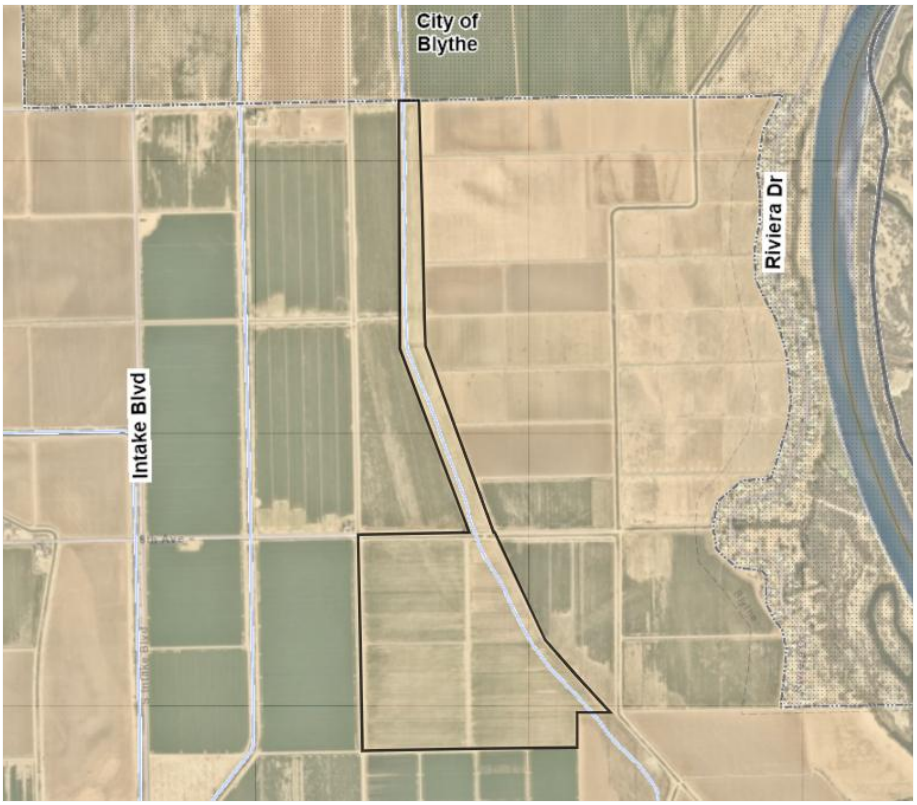


Figure 7: CZ2500008 Location Map



Figure 8: CZ2500009 Location Map

PROJECT BACKGROUND AND ANALYSIS

Project Background:

On October 13, 2022, the applicant Rose Law Group applied for seven (7) agricultural preserve establishments for 2,612.92 gross acres of land in Eastern Riverside County.

APE220001, APE220002, APE220004, APE220007, APE220009, APE220011, and APE220013 were presented to the Comprehensive Agricultural Preserves Technical Committee (CAPTAC) on April 18, 2024. The request for an agricultural preserve establishment for APE220001, APE220002, APE220004, APE220007, APE220009, APE220011, and APE220013 were found consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a Vote of 3-0. The committee found the request acceptable and recommended for approval to the Board of Supervisors with the stipulation that the zoning for the involved parcels needed to be changed to agricultural zones.

On January 28, 2025, the applicant, Rose Law Group submitted seven (7) Change of Zone Applications CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, CZ2500007, CZ2500008 and CZ2500009 to the County of Riverside Planning Department for Consideration. The applications propose to change the subject site's various zoning classifications from Rural

Residential (R-R), Light Agriculture (A-2), and Heavy Agriculture (A-2) to Heavy Agriculture (A-2) for all parcels in order to rezone the properties into Zones consistent with Ordinance No. 348 Section 21.3b's definition of agricultural zone to establish the Agricultural Preserves.

Current Site Characteristics

The subject site is 2,612.92 gross acres and it is currently vacant with no structures present. The Project would not intensify nor expand the uses of the site as it does not propose any new development at this time. Any proposed future development will require a separate application to be submitted to the Planning Department for review and evaluated against all applicable ordinances and other requirements.

General Plan Consistency

The Project sites are mostly within the existing General Plan Land Use Designation of Agriculture (AG). This designation has been established to help conserve productive agricultural lands within the county, which includes row crops, nurseries, citrus groves and vineyards, dairies, ranches, poultry and hog farms, and other agricultural related uses.

A portion of the project site for CZ2500003 specifically is partially within the Rural Community Estate Density Residential (RC-EDR) General Plan Land Use Designation which provides for the development of detached single family residential dwelling units and ancillary structures on large parcels. In the Rural Community Foundation Component (unlike the Community Development Foundation Component, which also permits the application of the Estate Density Residential designation), equestrian and other animal-keeping uses are expected and encouraged. Agriculture and small scale commercial uses are permitted in this designation. The density range is from 1 dwelling unit per 2 acres to 1 dwelling unit per 5 acres.

Since Agriculture is primarily being proposed on the site the project would still be consistent with the RC-EDR land use designation.

In addition, the Project site is located partially within the Colorado River Policy Area within the Palo Verde Area Valley Area Plan. The primary purpose of the Colorado River Policy Area is to promote the establishment of additional commercial activities that support tourism while ensuring long-term viability of the tourism industry. The Colorado River Policy Area Policies would not be applicable to the project as no development project is currently proposed.

The proposed A-2 zone is considered "highly consistent" with the underlying AG and RC-EDR designations, and, therefore, the proposed Project would be consistent with the objectives, policies, general land uses, and programs of the General Plan. This is further detailed in the

Land Use Findings below.

Zoning and Development Standards

The current zone classifications for the project are Rural Residential (R-R), Heavy Agriculture (A-2), and Light Agriculture (A-1). The Project is proposing the various change of zones (CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, and CZ2500008, CZ2500009) to change the subject site's current zone classifications to Heavy Agriculture (A-2). The change of zone proposal brings the subject site into consistency with the Ordinance No. 348 Section 21.3b's definition of agricultural zone to facilitate the establishment of an agricultural preserve. With approval of the change of zone, the property would be subject to the development standards outlined in Article XIVd Section 14.2 (Development Standards) of Ordinance No. 348 as well as restricted to the allowed uses in Ordinance No. 509 once the agricultural preserve is established. Staff has reviewed the Project and since no development is proposed at this time future proposed development will need to comply with the applicable development standards of the A-2 zoning classification.

CEQA Compliance

Staff has reviewed the proposed vacation pursuant to requirements of the California Environmental Quality Act (CEQA) and determined that the Project is exempt pursuant to State CEQA Guidelines Section 15317 Open Space Contracts or Easements (Williamson Act Contract exemption) as well as State CEQA Guidelines Section 15061 (b)(3) Common Sense Exemption in that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA. The subject request is for a recommendation from the Planning Commission to the Board of Supervisors, does not authorize any development, construction, maintenance, operation, or any other activity that would have the potential to result in any significant effect on the environment and accordingly is exempt from analysis.

FINDINGS AND CONCLUSIONS

In order for the County to approve the proposed project, the following findings are required to be made:

Land Use Findings

1. The Project site has a General Plan Foundation Component of Agriculture (AG) and Land Use Designation of Agriculture (AG) and Rural Community Estate Density Residential (RC-EDR). The Project is located within the Colorado River Policy within the Palo Verde Valley Area Plan. The Primary purpose of the Agricultural Land Use Designation is to help conserve productive agricultural lands within the county, which includes row crops, nurseries, citrus groves and vineyards, dairies, ranches, poultry and hog farms, and other agricultural related uses. CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, and CZ2500008, CZ2500009 would create consistency with the General Plan Land Use Designation of AG.

   A portion of CZ2500003 is also located within RC-EDR which generally allows for the development of detached single family residential dwelling units and ancillary structures on large parcels. In the Rural Community Foundation Component (unlike the Community Development Foundation Component, which also permits the application of the Estate Density Residential designation), equestrian and other animal-keeping uses are expected and encouraged. Agriculture and small scale commercial uses are permitted in this designation. The density range is from 1 dwelling unit per 2 acres to 1 dwelling unit per 5 acres. Since an agricultural use is proposed on the site and the RC-EDR Designation encourages agricultural uses the project would still be consistent with the RC-EDR land use designation. Additionally Agricultural Preservation is encouraged within the Palo Verde Valley Area Plan Policy PVVAP 4.1.

   The Colorado River Policy Area consists of policies aimed at commercial tourist development, such as river-oriented hotels, finish camps, resort parks, campgrounds, marinas, golf courses, and second homes or homes for employees. As such, the project does not include any development proposals at this time, so the provisions of the Colorado River Policy Area are not applicable. Any future development on the property that is not agricultural use would be subject to the development standards outlined in Article XIV Section 14.2 (Development Standards) of Ordinance No. 348, the General Plan, and all other County and State Ordinances under which it will be required to be reviewed.

2. The Project site has several Zoning Classifications including Rural Residential (R-R), Heavy Agriculture (A-2) and Light Agriculture (A-1). The proposed change from the existing Zoning Classifications to the Heavy Agriculture (A-2) Zoning Classification would make the project fully consistent with the AG land use designation of the General Plan.

3. The Project site is located within the Colorado River Policy Area and as such a portion is located near the Colorado River. The Project does not include any development

proposals within its scope. Any future development on the property would be subject to further entitlement and review to determine compatibility with the surrounding area and with the General Plan Foundation Component, Land Use Designation, and Policy Area. As such the policies of the Colorado River Policy Area do not apply to CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, and CZ2500008, CZ2500009.

Change of Zone

An application of the change of zone shall not be set for a public hearing unless: 1. All procedures required by the Riverside County Rules Implementing the California Environmental Quality Act to hear a matter have been completed. 2. The requested change of zone is consistent with the Riverside County General Plan.

1. All procedures required by the Riverside County Rules Implementing the California Environmental Quality Act to hear a matter have been completed. The California Environmental Quality Act (CEQA) review was conducted for CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, and CZ2500008, CZ2500009 and it was determined that the Project is exempt pursuant to State CEQA Guidelines Section 15317 Open Space Contracts of Easements as well as State CEQA Guidelines Section 15061 (b)(3) as discussed in the CEQA Compliance Findings.

2. As detailed above in the Land Use Findings, the current underlying zoning on the subject parcels are not consistent with the General Plan. The proposed Change of Zone would correct prior inaccuracies and would provide for zoning consistency on the subject parcels with the General Plan. The proposed change of zone is in conformity with the Palo Verde Valley Area Plan and the county of Riverside General Plan. The proposed A-2 zone would be consistent with the existing General Plan Land Use Designation of Agriculture (AG) and would allow for the establishment of an agricultural preserve. The Project does not include any development proposals within its scope. Any future development on the property would be subject to review to determine compatibility with the surrounding area and with the General Plan Foundation Component, Land Use Designation, and Policy Area prior to entitlement.

Other Findings

1. The Project site is comprised of multiple APNs that are non-contiguous, some of which are not within a sphere of influence while others are either partially, or wholly within the Blythe Sphere of Influence. The project was transmitted to the City of Blythe on November 1st, 2024, for review and comment. Additionally, the project was noticed to the

City of Blythe prior to scheduling for a public hearing and no comments were received at the time of writing this staff report.

2. The Project sites are partially located within an Airport Influence Area (AIA) boundary and are therefore subject to the Riverside County Airport Land Use Commission (ALUC) review. The project was scheduled for an ALUC Hearing on December 12th 2024. ALUC found the project to be consistent with the 2004 Blythe Municipal Airport Land Use Compatibility Plan.

3. The Project site is not located within a Criteria Cell of the Multi-Species Habitat Conservation Plan, nor is it located within a Conservation Area of the Coachella Valley Multiple Species Habitat Conservation Plan.

4. The project is Exempt from CEQA under Categorical Exemption 17 for Agricultural Preserves; therefore AB-52 and SB-18 is not required.

5. The Project site is not located within the Mount Palomar Observatory Lighting Zone boundary, as identified by Ordinance No. 655 (Mt. Palomar). This finding does not apply to this project.

6. The Project site is located within the Fee Assessment Area of the Stephen's Kangaroo Rat Habitat Conservation Plan (SKRHCP). Per County Ordinance No. 663 and the SKRHCP, all applicants who submit for development permits, including maps, within the boundaries of the Fee Assessment Area who cannot satisfy mitigation requirements through on-site mitigation, as determined through the environmental review process, shall pay a Mitigation Fee of $500.00 per gross acre of the parcels proposed for development. Payment of the SKRHCP Mitigation Fee for this Project, instead of onsite mitigation, will not jeopardize the implementation of the SKRHCP as all core reserves required for permanent Stephen's Kangaroo Rat habitat have been acquired and no new land or habitat is required to be conserved under the SKRHCP.

Fire Findings

1. The Project site is not located within a Cal Fire State Responsibility Area (SRA) and is not within a Fire Hazard Severity Zone. The Project does not propose any new development at this time; therefore, no notification is required. If future development is to occur it will be reviewed to comply with requirements for compliance and implementation of appropriate fire protection provisions.

Conclusions

Based on the above findings, the Project is in conformance with Ordinance No. 348, and with all elements and components of the Riverside County General Plan; protects the public's health, safety, and general welfare; and will not have a significant effect on the environment.

PUBLIC OUTREACH

This Project was advertised in the Press Enterprise Newspaper. Additionally, public hearing notices were mailed to property owners within 2,000 feet of the Project site, and on-site noticing was present on the property for at least 14-days prior to the hearing date. As of the writing of this report, Planning Staff has not received written communication or phone calls in support or opposition to the project.

No written communication or phone calls were received indicating either support or opposition to the proposed Project.

PUBLIC OUTREACH

ATTACHMENTS:
Attachment A: Change Of Zone Exhibits
Attachment B: GIS Exhibits
Attachment C: Mailing Labels and Radius Maps
Attachment D: ALUC Approval Letter
Attachment E: Draft CZ Ordinances

RIVERSIDE COUNTY
PLANNING DEPARTMENT

COMPREHENSIVE AGRICULTURAL PRESERVE TECHNICAL ADVISORY COMMITTEE (CAPTAC) MEETING MINUTES
April 18, 2024

Present

Sarah Moore – Asst. Planning Director
John O'Niell – County Assessors Office
Rudy Valencia– Agricultural Commissioner
Richard Marshallian - Planning Department
Russel Brady – Planning Department
Mitch Adkinson – (on Line)
Chris Webb (on line)
Chandra Richards-UC Coop. Extension (on Line)
Keir Thomas – USDA (on line)
Elliott Thomas
Donald Veverka – USDA (on line)
Steve

Call to Order: 1:30

Agenda Item No. 1

APE230001– BPTOLEDO PROP (Natures Delight Organics)
Agricultural Preserve Enlargement No. 230001 is a proposal for an enlargement and enter a land conservation contract.

Agricultural Commissioner:
- 144.31 producing crop area
- Current reportable value for this property $743,248
- No livestock

Cooperative Extension:
- 14 crops and Herbs produced on site
- Irrigation water available for application for micro irrigation as well as management and efficient use.
- No private nuisance to surrounding lands

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:
- Total Assessed Value $2,995,000
- Estimated Post Enlargement value $ 1,263,408
- Decreased Assessment $1,731,592
- Penalty fee not applicable
- APN's 553220010, 553220012, 553220013, 553220014 total acres 144.31
- Property Owner(s): BPTOLEDO PROP

There were no comments from the CAPTAC members, the applicant, or the public.
Public hearing closed

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent).

Agenda Item No. 2

APE220001 - (applicant) Fondomonte California, Inc. (owner)
Agricultural Preserve Enlargement No. 220001, proposal for enlargement of a total of 119.23 acres and enter land conservation contract.

Agricultural Commissioner:
- 119.23 acres of Alfalfa producing crop area
- Current production value $303,321
- There is no current livestock

Cooperative Extension:
- Suitable commercial agricultural use is Alfalfa
- Irrigation water available for management and efficient use
- No private nuisance

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:
- Total assessed Value $2,677,788
- Estimated post enlargement value$812,631
- Decreased Assessment $1,865,157
- Penalty fee not applicable
- APN's 866021004, 866022001, 866022003, 866260001 total acres 119.23
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.
Public hearing closed

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent).

Agenda Item No. 3

APE220002 – (applicant) Fondomonte California, Inc. (owner)
Agricultural Preserve Establishment No. 220002 is a proposal for an establishment and enter land conservation contract. Change of Zone 2400022 submitted

Agriculture Commissioner:
- 240.84 acres of Alfalfa production
- Total estimated production value: $612,697
- No livestock

Cooperative Extension:
- Suitable commercial use is Alfalfa
- Irrigation water available for management and efficient use
- No private nuisance to surrounding lands

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:
- Total Assessed Value: $5,551,140
- Post Establishment value $1,692,126
- Decreased Assessment $3,859,014
- Penalty fee not applicable
- Property (APN): 875240008, 878102006, 878102011, 878102012 total acres 240.84
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.

Public hearing closed

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent)

Agenda Item No. 4

APE220004 – Owner (Applicant): Fondomonte California, Inc.
Agricultural Preserve Enlargement No. 220004 is a proposal for enlargement and enter land conservation contract. Change of Zone 2400022 submitted

Agriculture Commissioner:
- 46.46 Alfalfa producing crop area.
- Total estimated production value $118,194
- No livestock

Cooperative Extension:
- Suitable commercial use is Alfalfa
- Irrigation water available for management and efficient use
- No private nuisance effects to surrounding lands

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:
- Total Assessed Value $1,068,662
- Post Enlargement value $319,884
- Decreased Assessment $748,778
- Penalty fee not applicable
- APN's 866080004 and 866090012 46.46 acres
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.
Public hearing closed

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent)

Agenda Item No. 5

APE220007 – Owner (Applicant): Fondomonte California, Inc.
Agricultural Preserve Establishment No. 220007 is a proposal for establishment of 107.08 acres and enter a land conservation contract. Change of Zone 2400022 submitted

Agriculture Commissioner:
- 107.08 Alfalfa producing crop area.
- Total estimated production value $272,411
- No livestock

Cooperative Extension:
- Suitable commercial use is Alfalfa
- Irrigation water available for management and efficient use, including ditch lining
- No nuisance effects

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:

- Total Assessed Value $1,847,710
- Post Establishment value $761,868
- Decreased Assessment $1,085,842
- Penalty fee not applicable
- APN's 879262007, 879262013 - 107.08 acres
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.
Public hearing closed

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent)

Agenda Item No. 6

APE220009– Owner (Applicant): Fondomonte California, Inc.
Agricultural Preserve Establishment No. 220009 is a proposal for an establishment and enter a land conservation contract. Change of Zone 2400022 submitted

Agricultural Commissioner:

- 849.26 Alfalfa producing crop area
- Current reportable value for this property $2,160,517
- No livestock

Cooperative Extension:

- Suitable commercial use is Alfalfa
- Irrigation water available for management and efficient use including ditch lining
- No private nuisance to surrounding lands

Natural Resource Conservation Service:

- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:

- Total Assessed Value $14,796,447
- Post Establishment value $6,179,325
- Decreased Assessment $8,617,122
- Penalty fee not applicable
- APN's 875172004, 875172005, 875220002, 875220005, 875220006, 875220007, 875220008, 875230001, 875230005, 875230006, 875230007, 875230008 - 849.26 acres
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.

No Opposition

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-1 (2 absent)

Agenda Item No. 7

APE220011– Owner (Applicant): Fondomonte California, Inc.
Agricultural Preserve Establishment No. 220011 is a proposal for an establishment and enter a land conservation contract.

Agricultural Commissioner:
- 170.55 Alfalfa producing crop area
- Current reportable value for this property $433,879
- No livestock

Cooperative Extension:
- Suitable commercial use is Alfalfa
- Irrigation water available for management and efficient use
- No private nuisance to surrounding lands

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:
- Total Assessed Value $3,572,762
- Post Establishment value $1,175,398
- Decreased Assessment $2,397,364
- Penalty fee not applicable
- APN's 869320018, 869330008, 875050003, 875050004, 875050005, 875050017 – 170.55 acres
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.

No Opposition

By a vote of 3-0 (2 members absent)
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent)

Agenda Item No. 8

APE220013– Owner (Applicant): Fondomonte California, Inc.
Agricultural Preserve Establishment No. 220013 is a proposal for an enlargement and enter a land conservation contract.

Agricultural Commissioner:
- 1,079.50 Alfalfa producing crop area
- Current reportable value for this property $2,746,248
- No livestock

Cooperative Extension:
- Suitable commercial use is Alfalfa
- Irrigation water available from Palo Verde Irrigation System for management and efficient use
- No private nuisance to surrounding lands

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- The applicant submitted a detailed Soils Conservation Plan.

County Assessor:
- Total Assessed Value $22,798,623
- Post Enlargement value $7,642,006
- Decreased Assessment $15,156,617
- Penalty fee not applicable
- APN's 875090006, 875090008, 875100009, 875100010, 875100011, 875100013, 875100018, 875100025, 875100026, 875110003, 875110005, 875110007, 875110010, 875110012,

875110013, 875110015, 875110016, 875110017, 875110018, 875110019, 875110025, 875120001, 875120002 – 1,079.50 acres
- Property Owner(s): Fondomonte California, Inc.

There were no comments from the CAPTAC members, the applicant, or the public.

No Opposition

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 members absent)

Agenda Item No. 9

APD240004– Owners: Ironclad Holdings (270070006, 270070007), Bosch Property (270070005), Michael Gregory Amsbry (270160005)

Agricultural Preserve Diminishment No. 240004 is a proposal for diminishment of above properties and 270070005 and cancellation of land conservation contract of APN's 270070006 and 270160005. Proposed alternate use TTM38605 (163 single family lots)

Agricultural Commissioner:
- 45.9 navel orange producing crop area (9 acres)
- Current reportable value for this property $49,770
- No livestock

Cooperative Extension:
- Suitable commercial use is for Naval Oranges
- Irrigation water available
- No private nuisance to surrounding lands

Natural Resource Conservation Service:
- Natural Resource Conservation Service is present via Teams
- There was no Soils Conservation Plan prepared. However, the item was before CAPTAC in 2016 at which time the USDA provided soils information.

County Assessor:
- Total Assessed Value $777,938
- Post diminishment value $841,922
- Increased Assessment $63,984
- Estimated Penalty fee $487,500
- APN's 866080004 and 866090012 46.46 acres
- Property Owner(s): Ironclad Holdings (270070006, 270070007), Bosch Property (270070005), Michael Gregory Amsbry (270160005) – 45.9

There were no comments from the CAPTAC members.
Spoke in favor:
Steve Waddel – App/Rep

No one spoke in neutral position

Spoke in opposition:
Debbie Walsh - Neighbor

Public comment letters received.

By a vote of 3-0
The committee found the request consistent with the state and local regulations regarding agricultural preserves and land conservation contracts. The committee found the request acceptable, all findings were met and recommended for approval to the board of Supervisors.

Motion carries 3-0 (2 absent)

Meeting Adjourned 3:22pm

RIVERSIDE COUNTY
AIRPORT LAND USE COMMISSION

December 12, 2024

Jose Luis Aparicio, Principal Planner
County of Riverside Planning Department
4080 Lemon Street, 12th Floor
Riverside CA 92501

RE: AIRPORT LAND USE COMMISSION (ALUC) DEVELOPMENT REVIEW – DIRECTOR'S DETERMINATION

File No.:	ZAP1016BL24
Related File No.:	CZ2400022 (Change of Zone)
APNs:	Multiple (See APN List)
Airport Zone:	Zone E

Dear Mr. Aparicio

On December 12, 2024, the Riverside County Airport Land Use Commission (ALUC) found County of Riverside Case No. CZ2400022 (Change of Zone), a proposal to change the zoning from Rural Residential to Heavy Agriculture for 53 non-contiguous parcels, 4 of which are generally located at 14th Avenue and Stephenson Boulevard in Zone E of Blythe Airport influence area (APNs: 866-022-001, 866-021-004, 866-022-003, 866-260-001), and the rest of the parcels being located outside the airport influence area **CONSISTENT** with the 2004 Blythe Municipal Airport Land Use Compatibility Plan, provided that the County of Riverside applies the following recommended conditions:

Supporting documentation was provided to the Airport Land Use Commission and is available online at www.rcaluc.org, click Agendas 12-12-24 Agenda, Bookmark Agenda Item No. 3.1.

If you have any questions, please contact me at (951) 955-6893.

Sincerely,
RIVERSIDE COUNTY AIRPORT LAND USE COMMISSION

Paul Rull, ALUC Director

Attachments: Notice of Airport in Vicinity

cc: Rose Law Group PC (applicant/representative)
Fondomonte California, LLC (property owner)
Angela Jamison, County Airports Manager
ALUC Case File

Y:\AIRPORT CASE FILES\Blythe\ZAP1016BL24\ZAP1016BL24.LTR.doc

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Murrieta

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Director
Paul Rull

Simon A. Housman
Jackie Vega
Barbara Santos

County Administrative Center
4080 Lemon St.,14th Floor.
Riverside, CA 92501
(951) 955-5132

www.rcaluc.org

NOTICE OF AIRPORT IN VICINITY

This property is presently located in the vicinity of an airport, within what is known as an airport influence area. For that reason, the property may be subject to some of the annoyances or inconveniences associated with proximity to airport operations (for example: noise, vibration, or odors). Individual sensitivities to those annoyances [can vary from person to person. You may wish to consider what airport annoyances], if any, are associated with the property before you complete your purchase and determine whether they are acceptable to you. Business & Professions Code Section 11010 (b)(13)(A)

NOTICE

THERE IS AN AIRPORT NEARBY.

THIS STORM WATER BASIN IS DESIGNED TO HOLD STORM WATER FOR ONLY 48 HOURS AND NOT TO ATTRACT BIRDS

PROPER MAINTENANCE IS NECESSARY TO AVOID BIRD STRIKES

RIVERSIDE COUNTY AIRPORT LAND USE COMMISSION ALUC

IF THIS BASIN IS OVERGROWN, PLEASE CONTACT:

Name: _____ Phone: _____

ASSESSOR'S PARCEL NUMBERS

ULMER 1

869320018

869330008

875050003

875050004

875050005

875050017

ULMER 2

875090006

875090008

875100009

875100010

875100011

875100013

875100018

875100025

875100026

875110003

875110005

875110007

875110010

875110012

875110013

875110015

875110016

875110017

875110018

875110019

875110025

875120001

875120002

HAYDAY 1:

866021004

866022001

866022003

866260001

HAYDAY 2:

875240008

878102006

878102011

878102012

HAYDAY 3:

866080004

866090012

JR NORTON 1:

879262007

879262013

JR NORTON 2:

875172004

875172005

875220002

875220005

875220006

875220007

875220008

875230001

875230005

875230006

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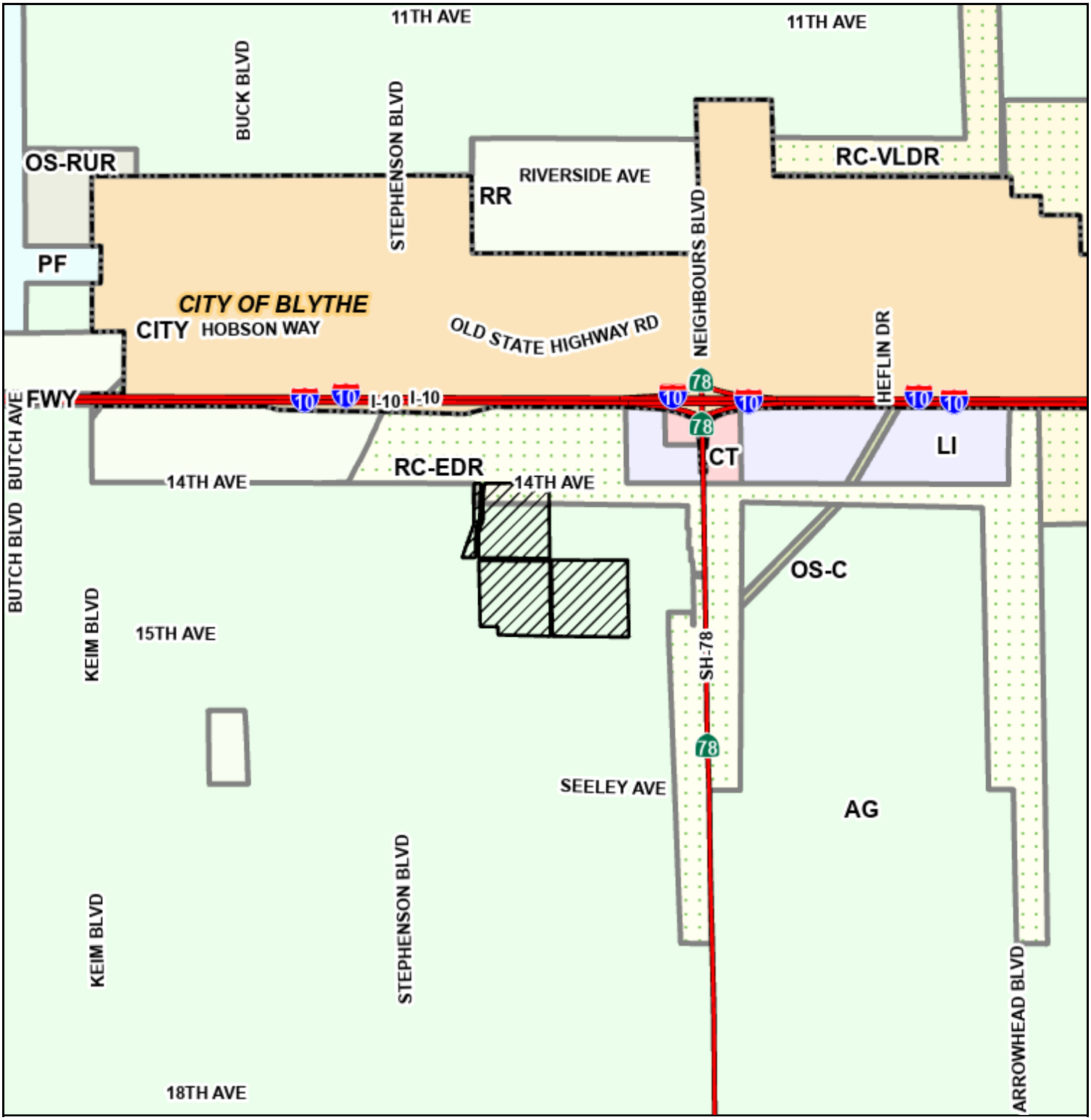
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500003

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: BLYTHE

Author:

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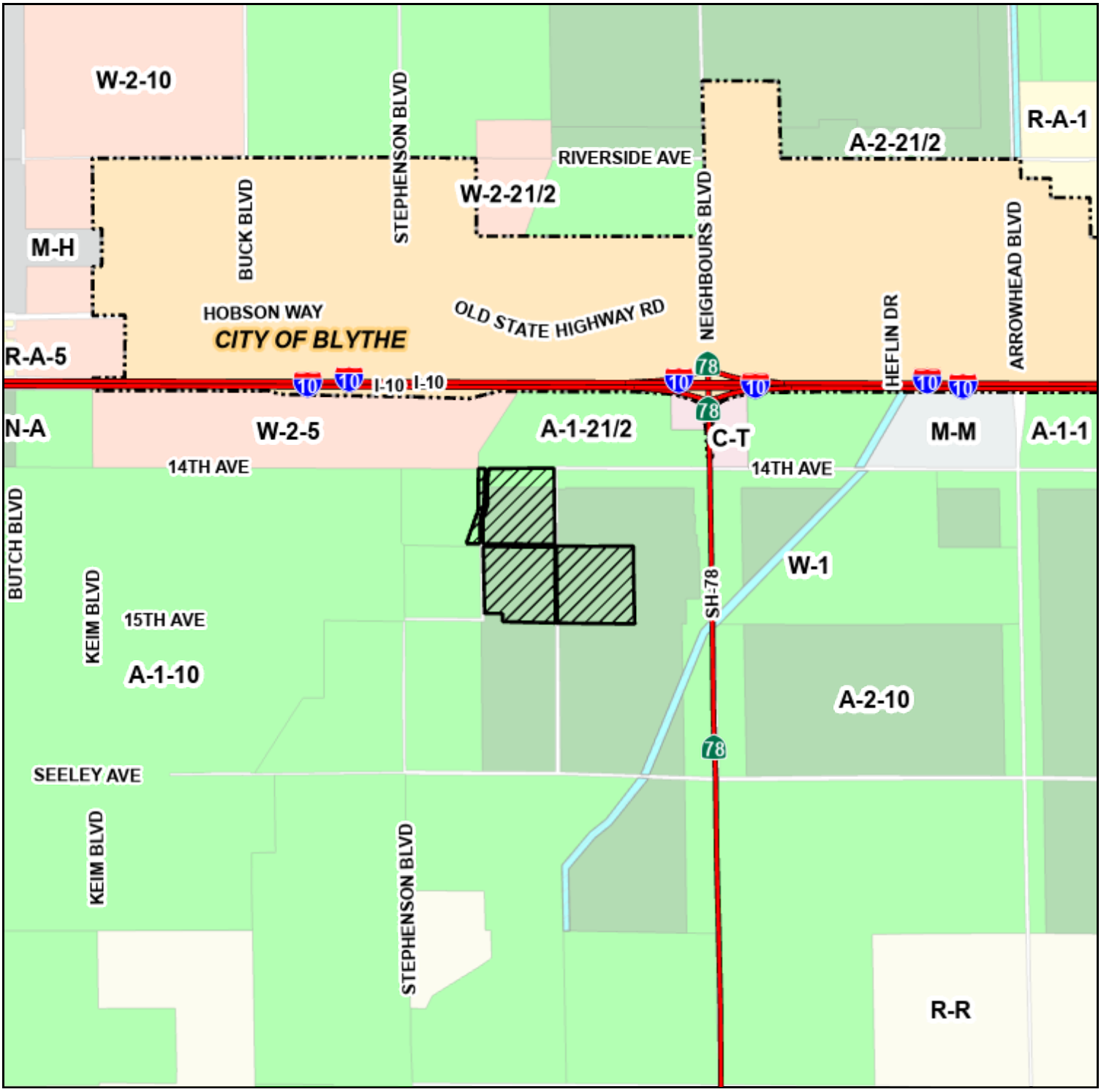
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500003

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: BLYTHE

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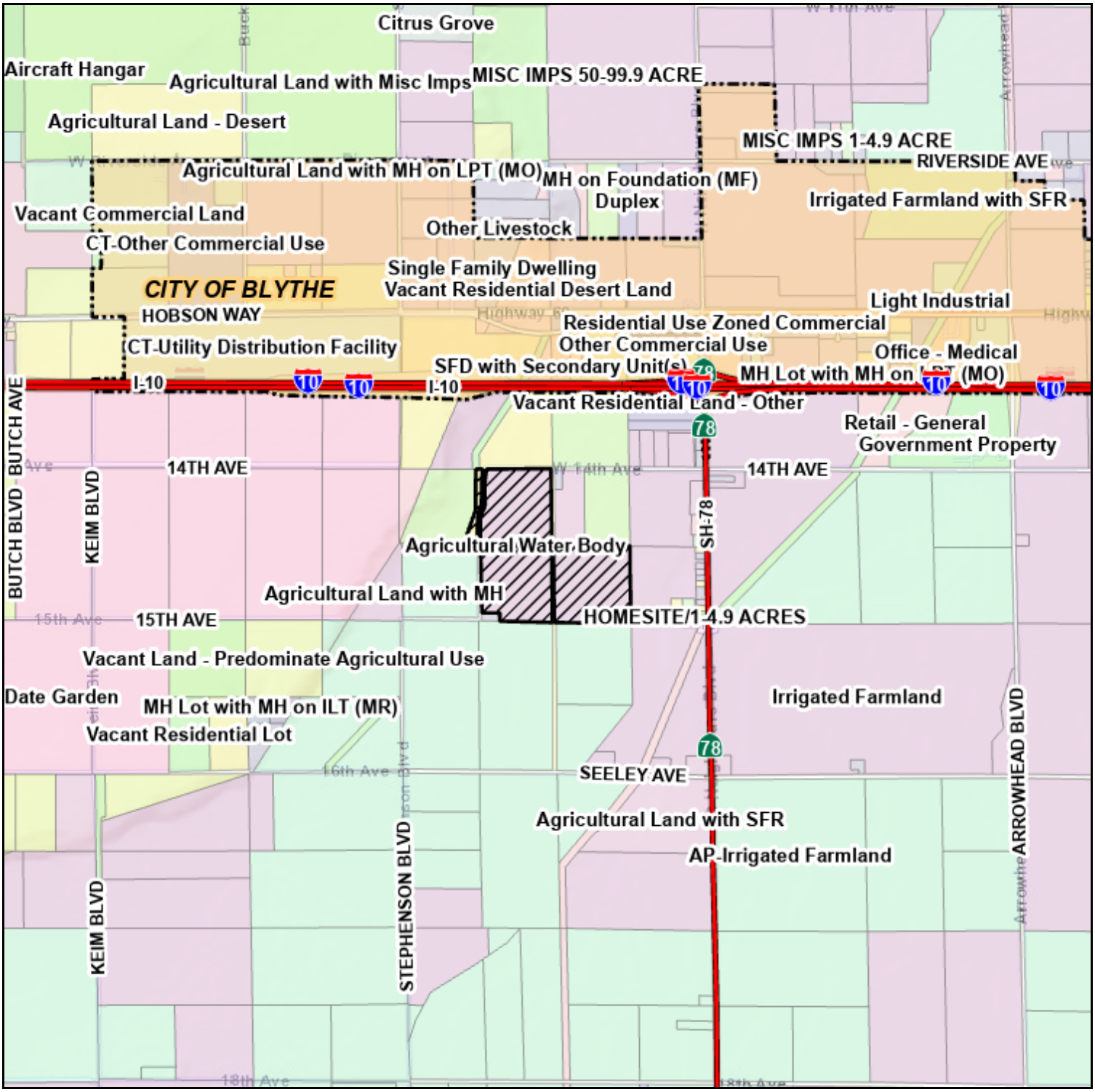
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500003

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: BLYTHE

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RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500003

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



Zoning Area/District: BLYTHE

0 1500 3000 ft

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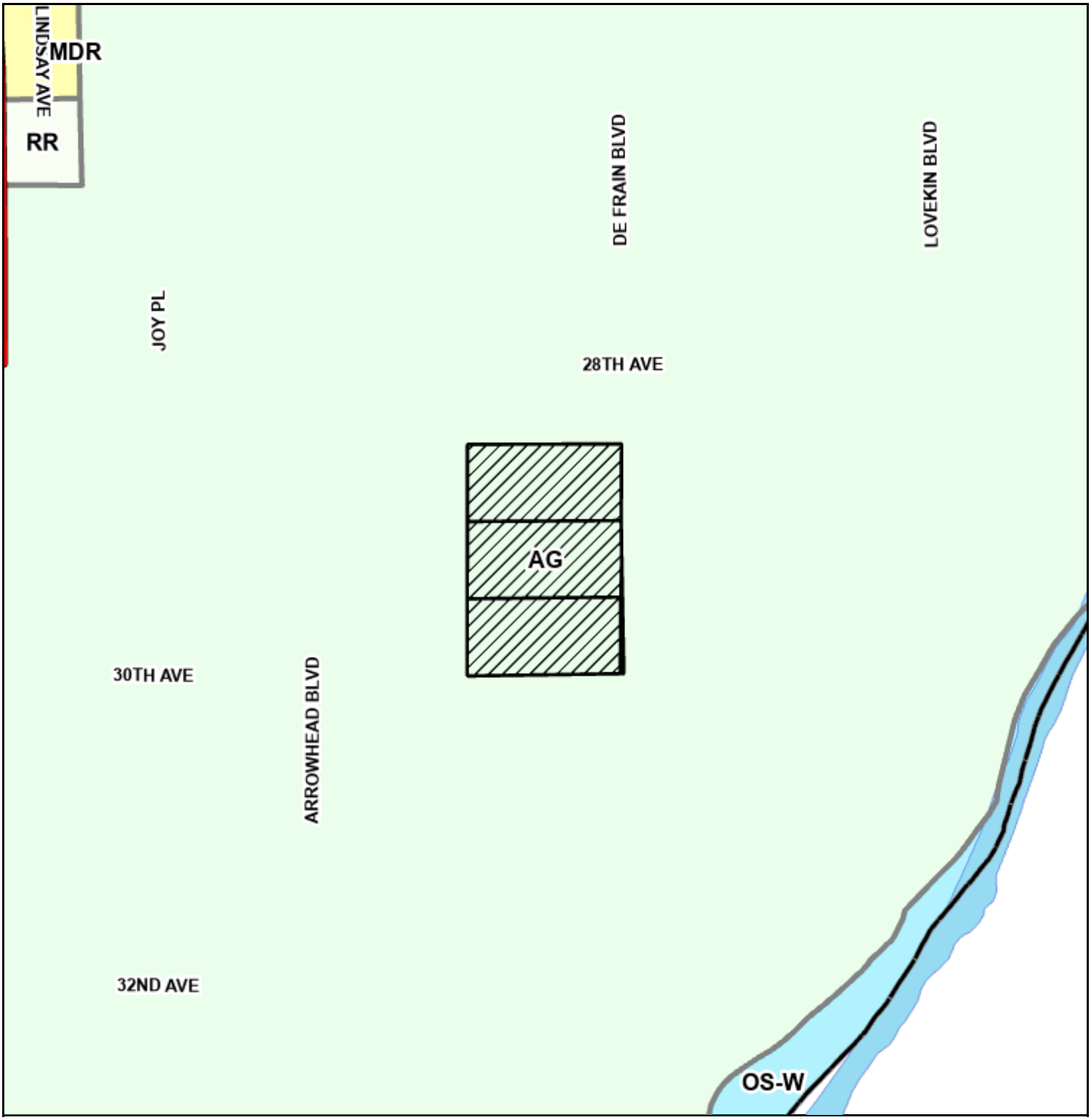
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500004

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: SOUTH PALO VERDE

Author:

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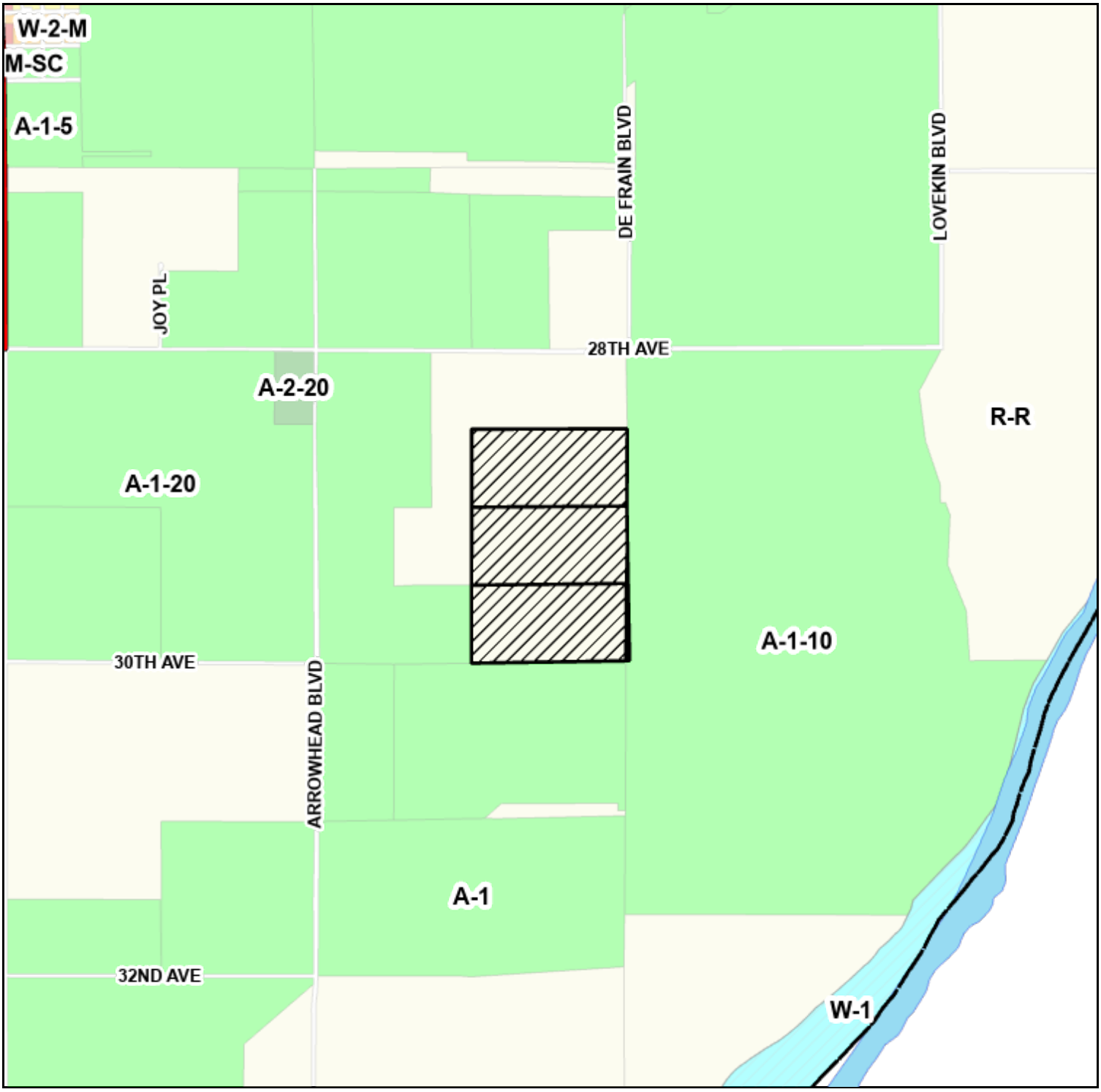
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500004

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: SOUTH PALO VERDE

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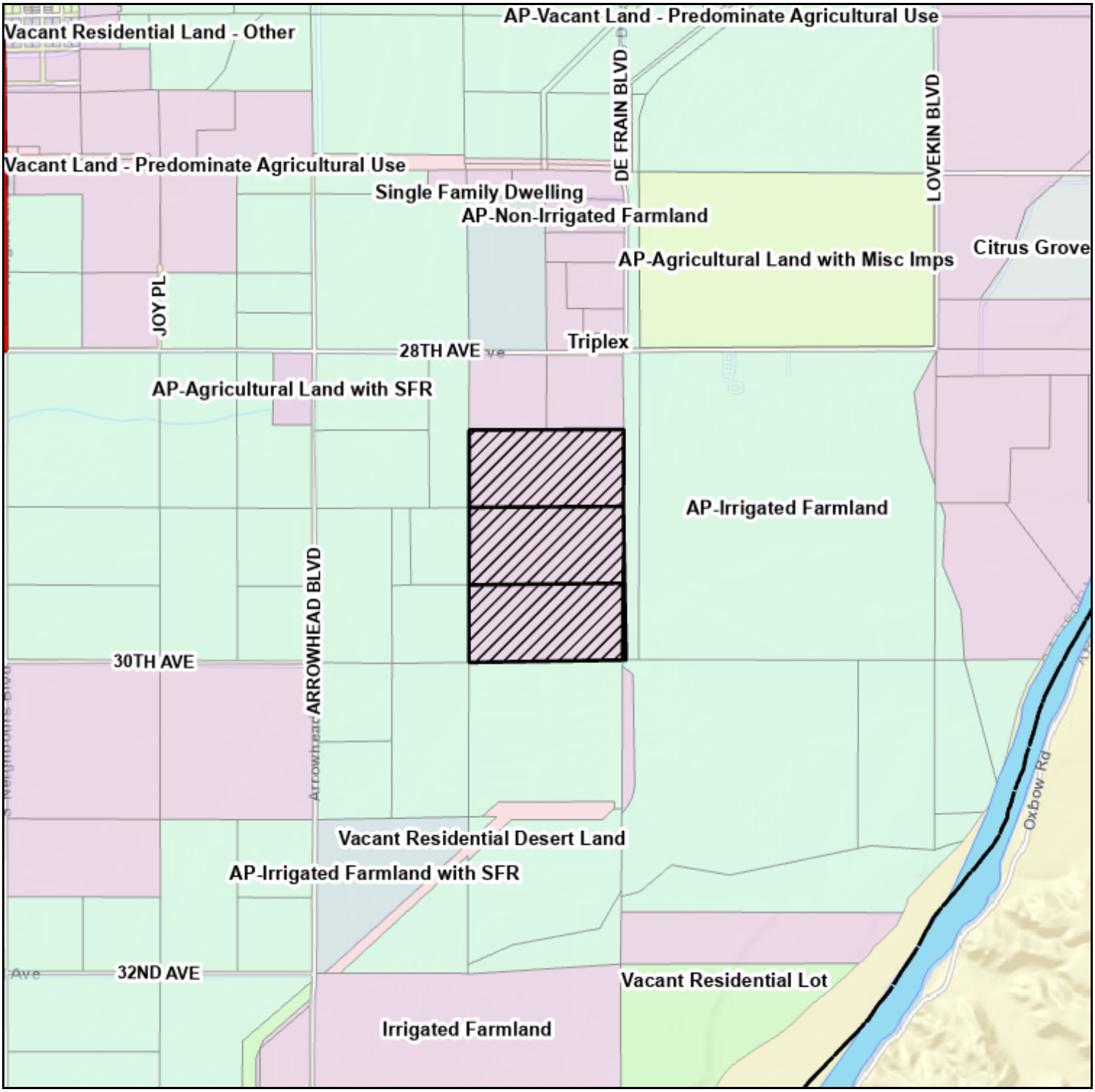
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500004

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: SOUTH PALO VERDE

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RIVERSIDE COUNTY PLANNING DEPARTMENT

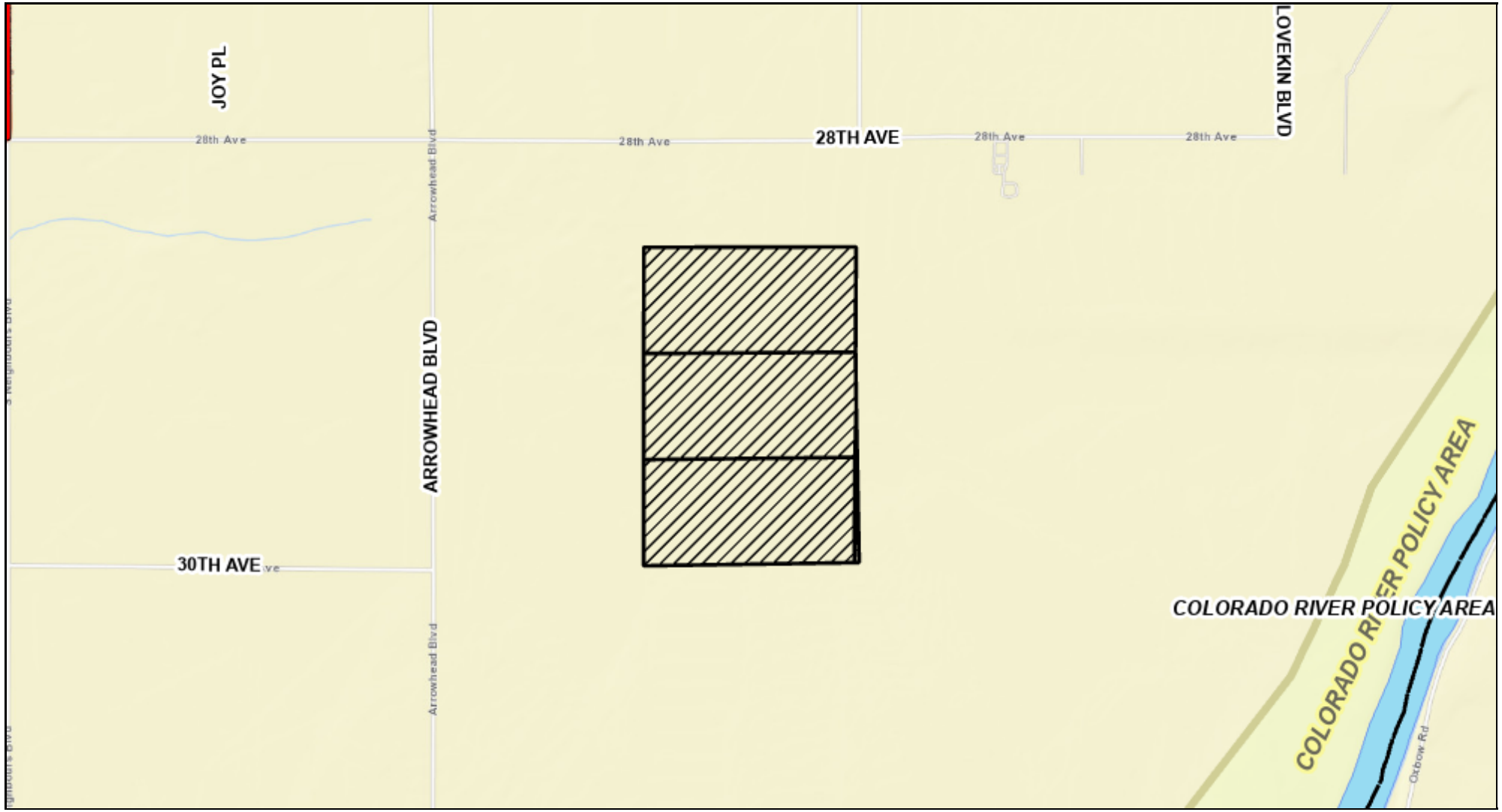
CZ2500004

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



Zoning Area/District: SOUTH PALO VERDE

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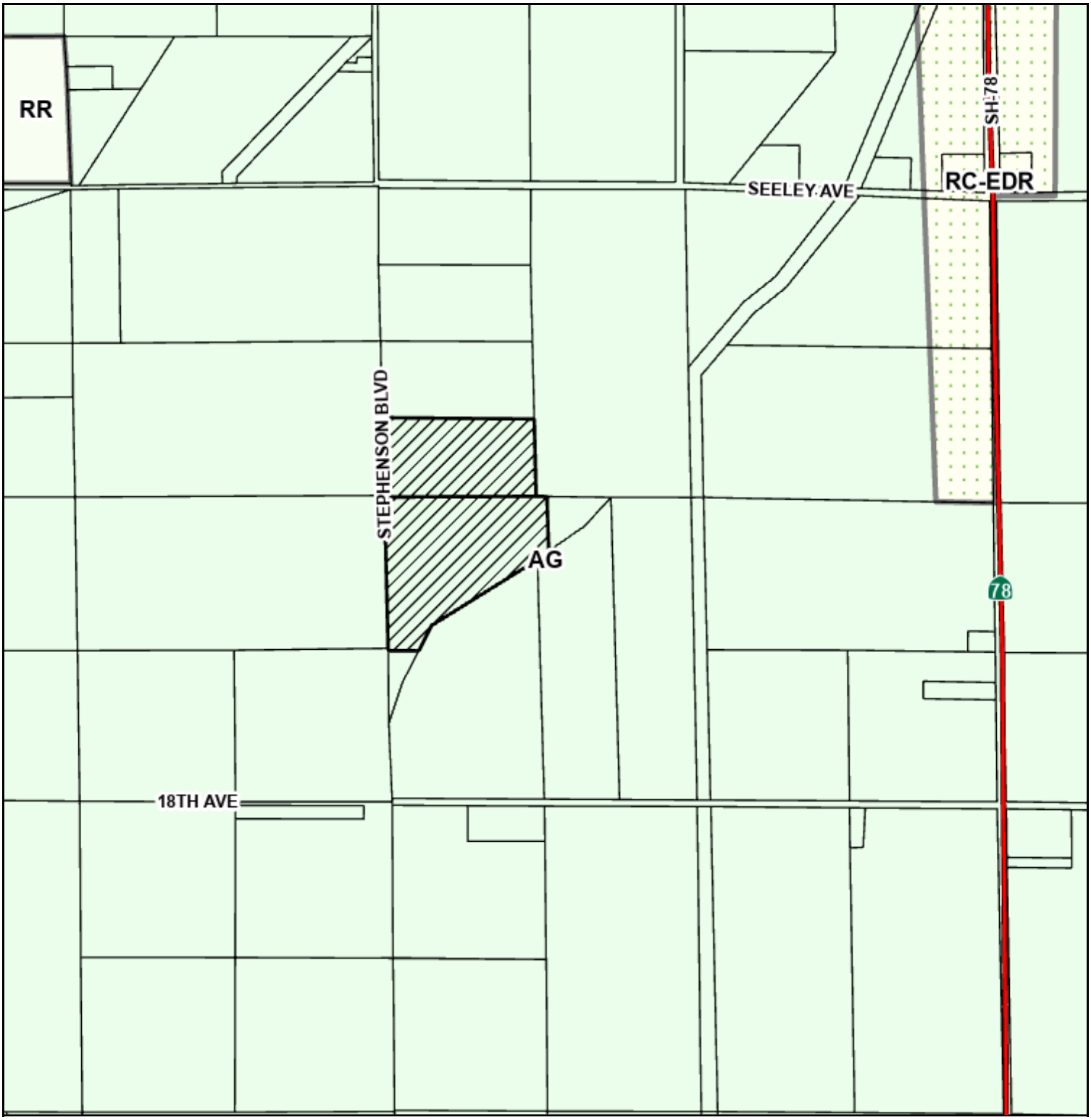
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500005

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: BLYTHE

Author:

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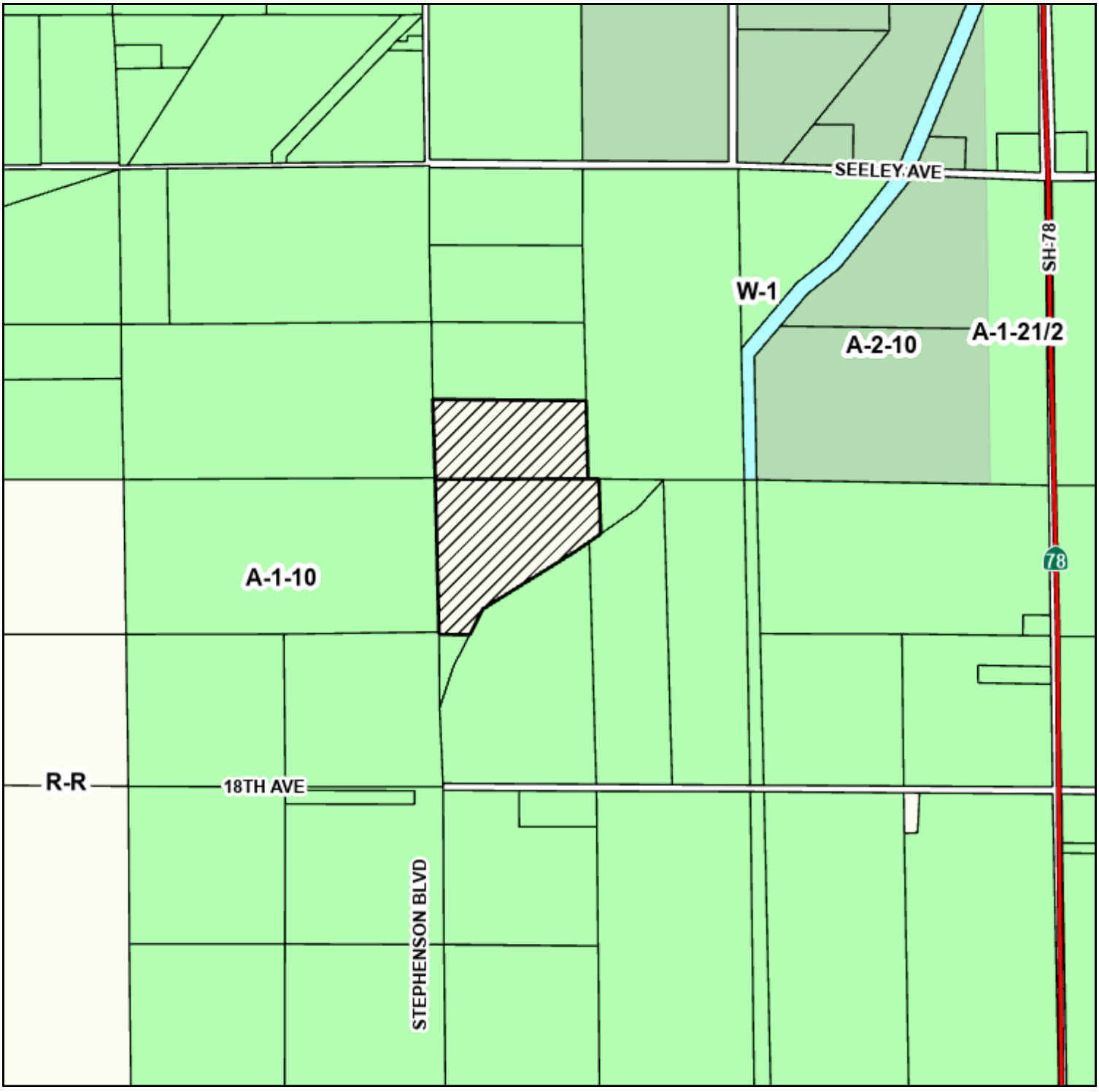
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500005

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: BLYTHE

0 1000 2000 ft

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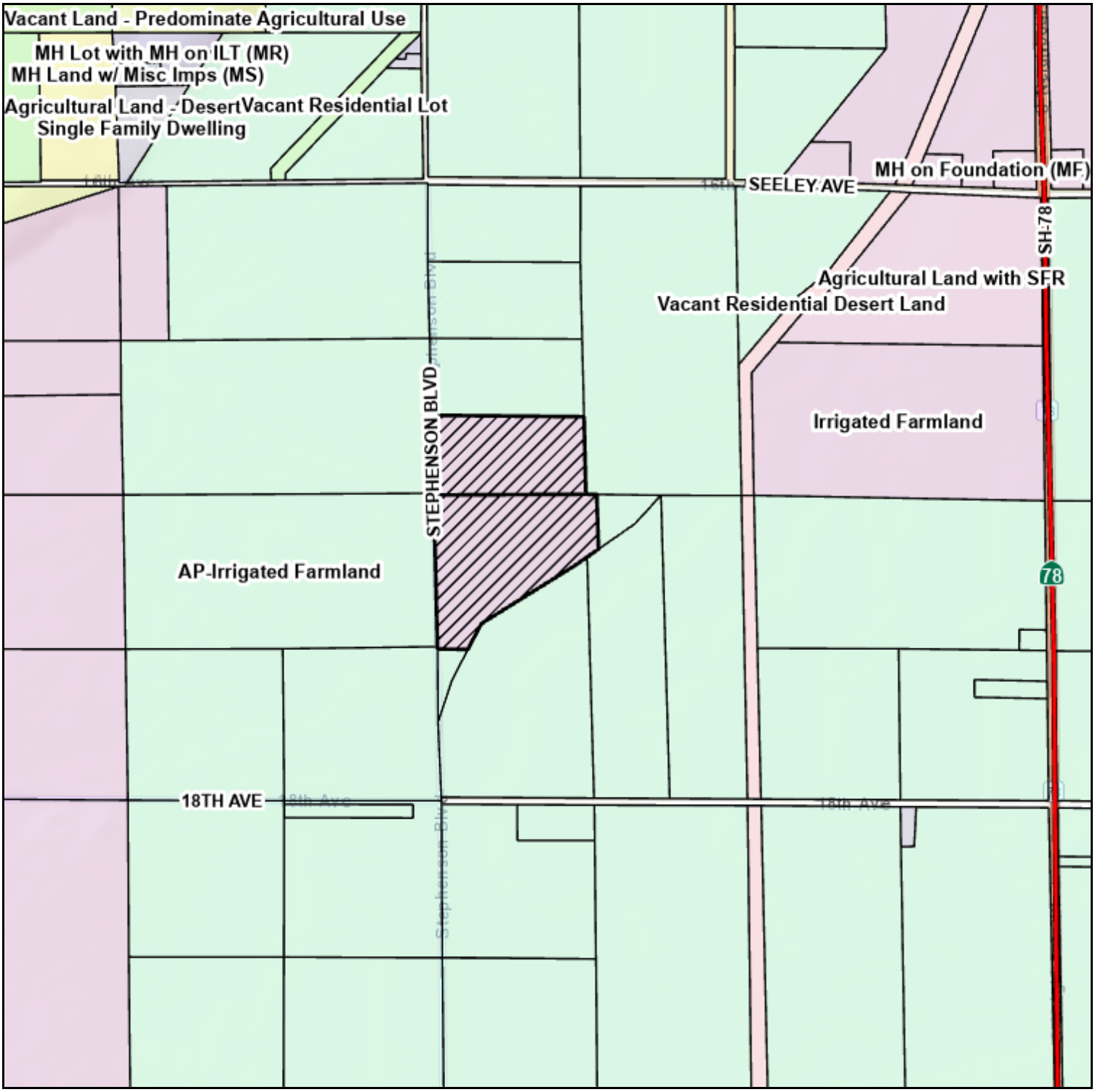
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500005

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: BLYTHE

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RIVERSIDE COUNTY PLANNING DEPARTMENT

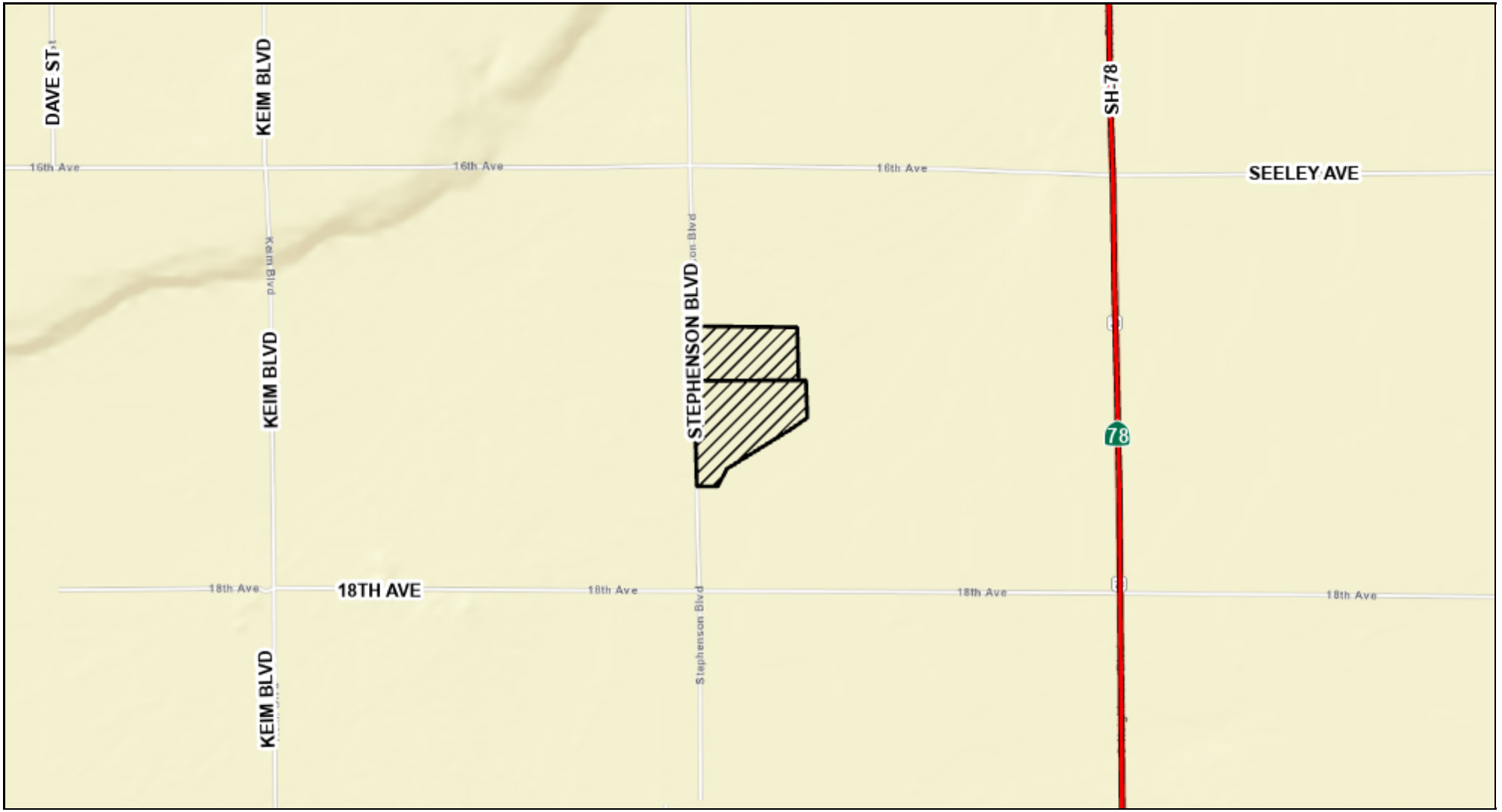
CZ2500005

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



Zoning Area/District: BLYTHE

0 1500 3000 ft

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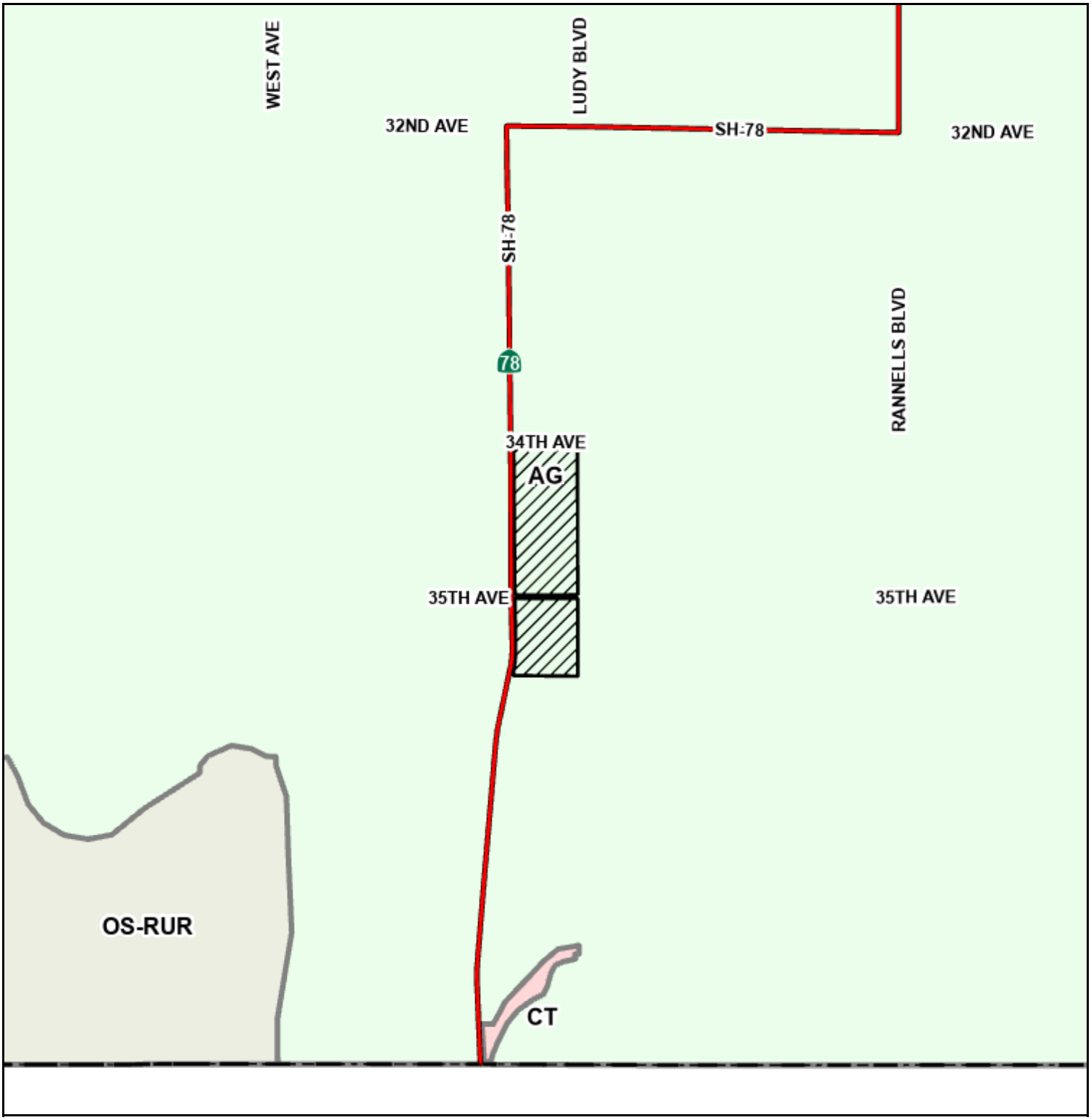
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500006

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: SOUTH PALO VERDE

Author:

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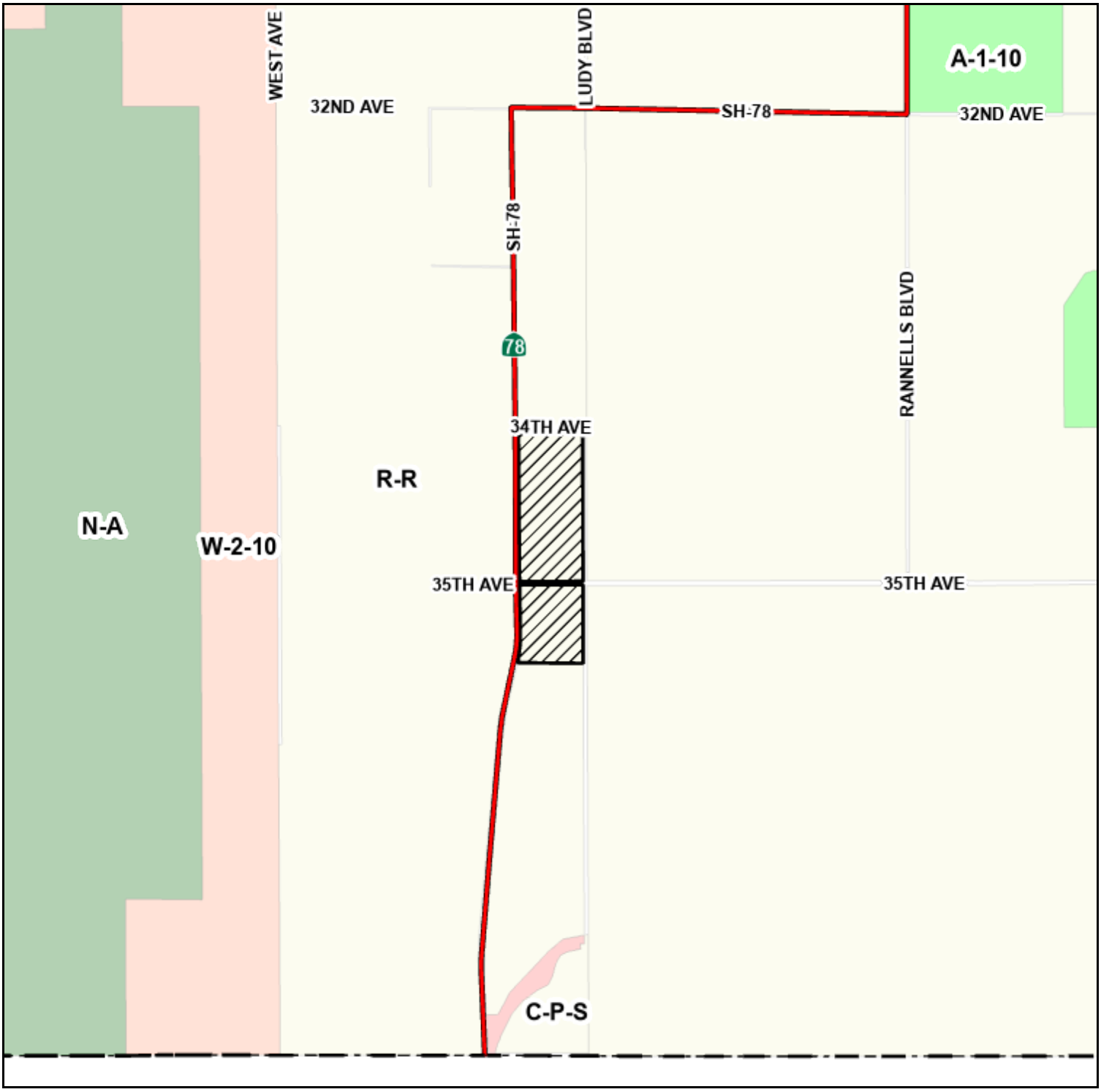
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500006

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: SOUTH PALO VERDE

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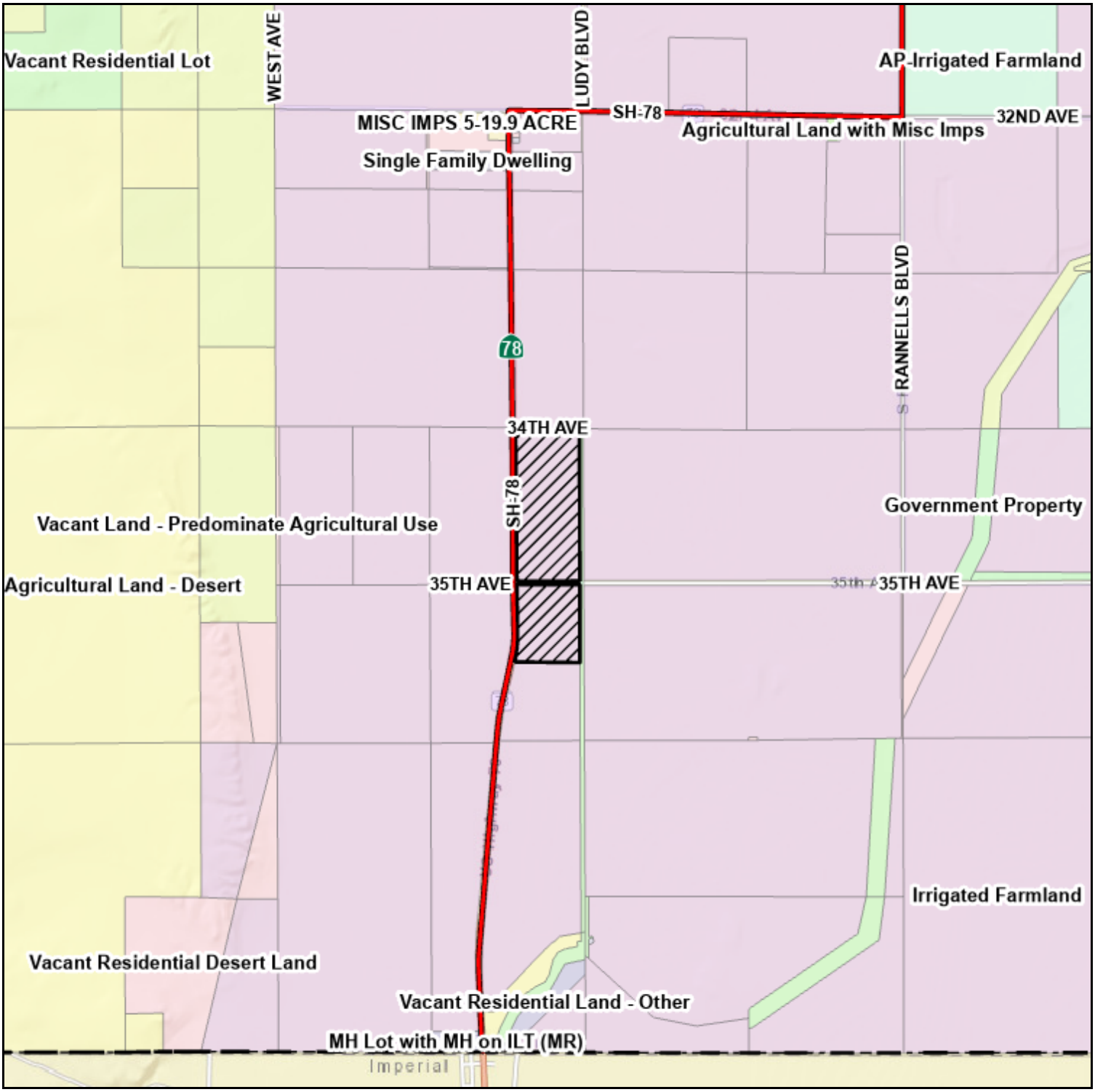
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500006

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: SOUTH PALO VERDE

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RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500006

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



Zoning Area/District: SOUTH PALO VERDE

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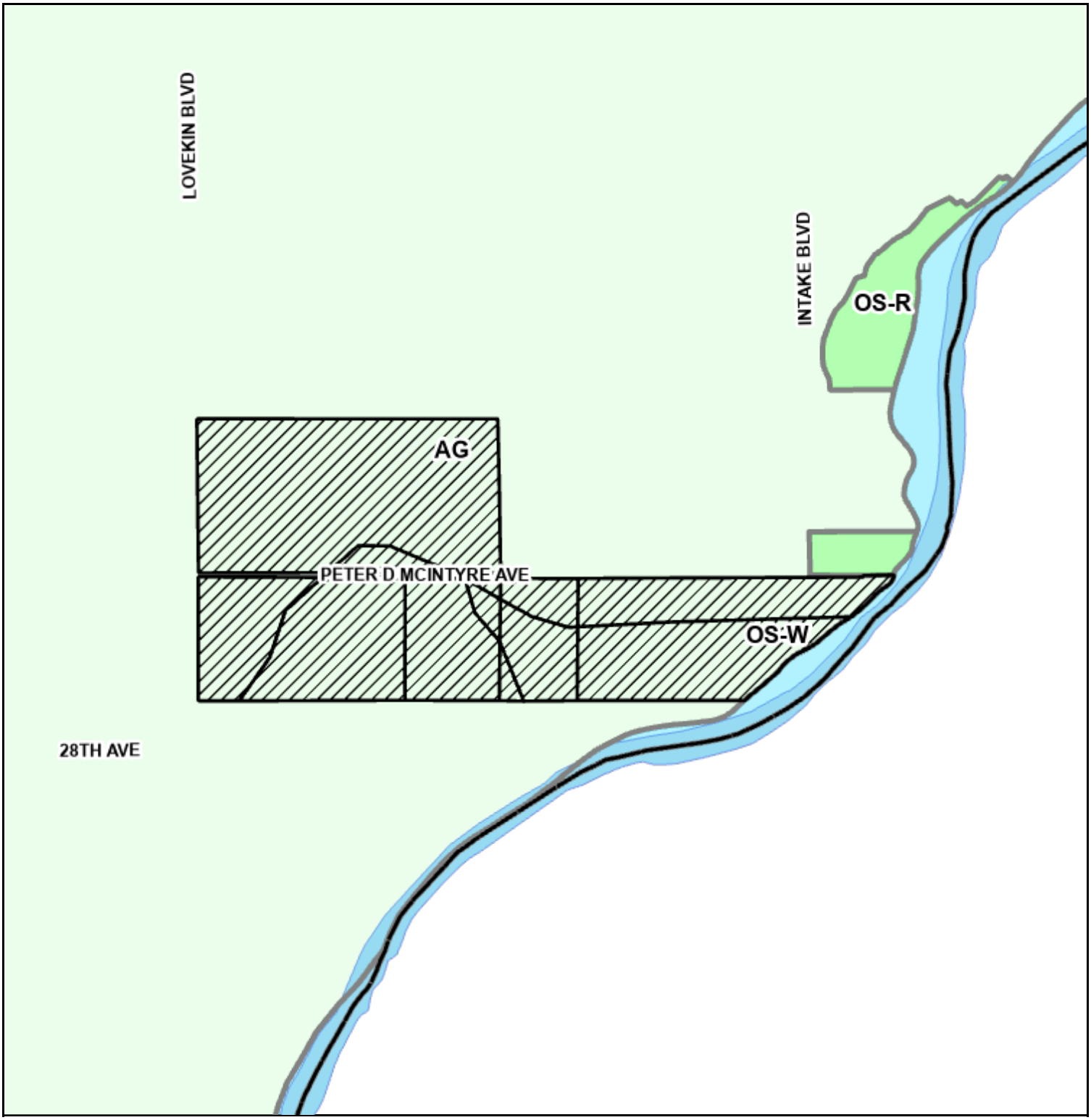
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500007

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: SOUTH PALO VERDE

Author:

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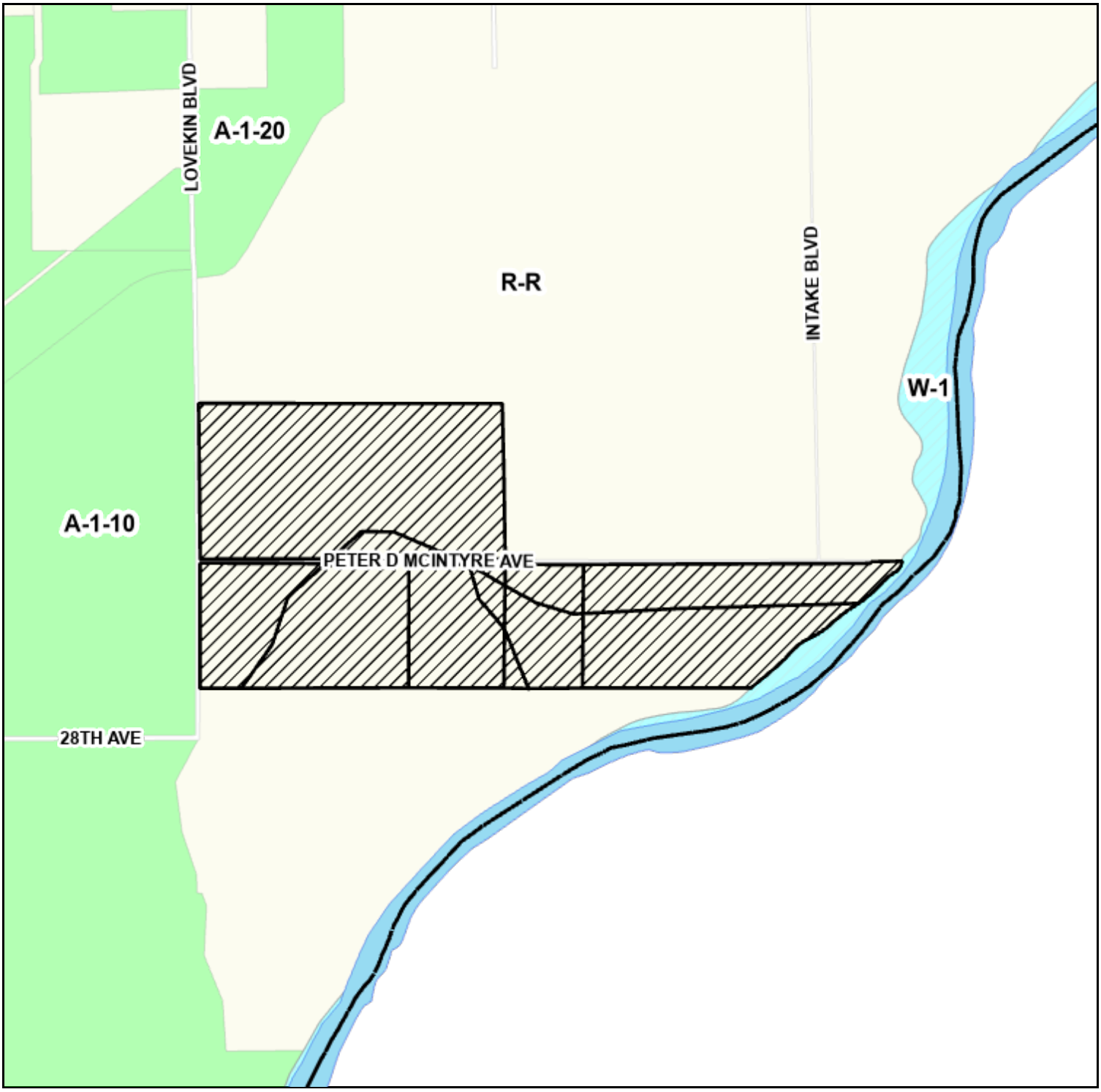
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500007

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: SOUTH PALO VERDE

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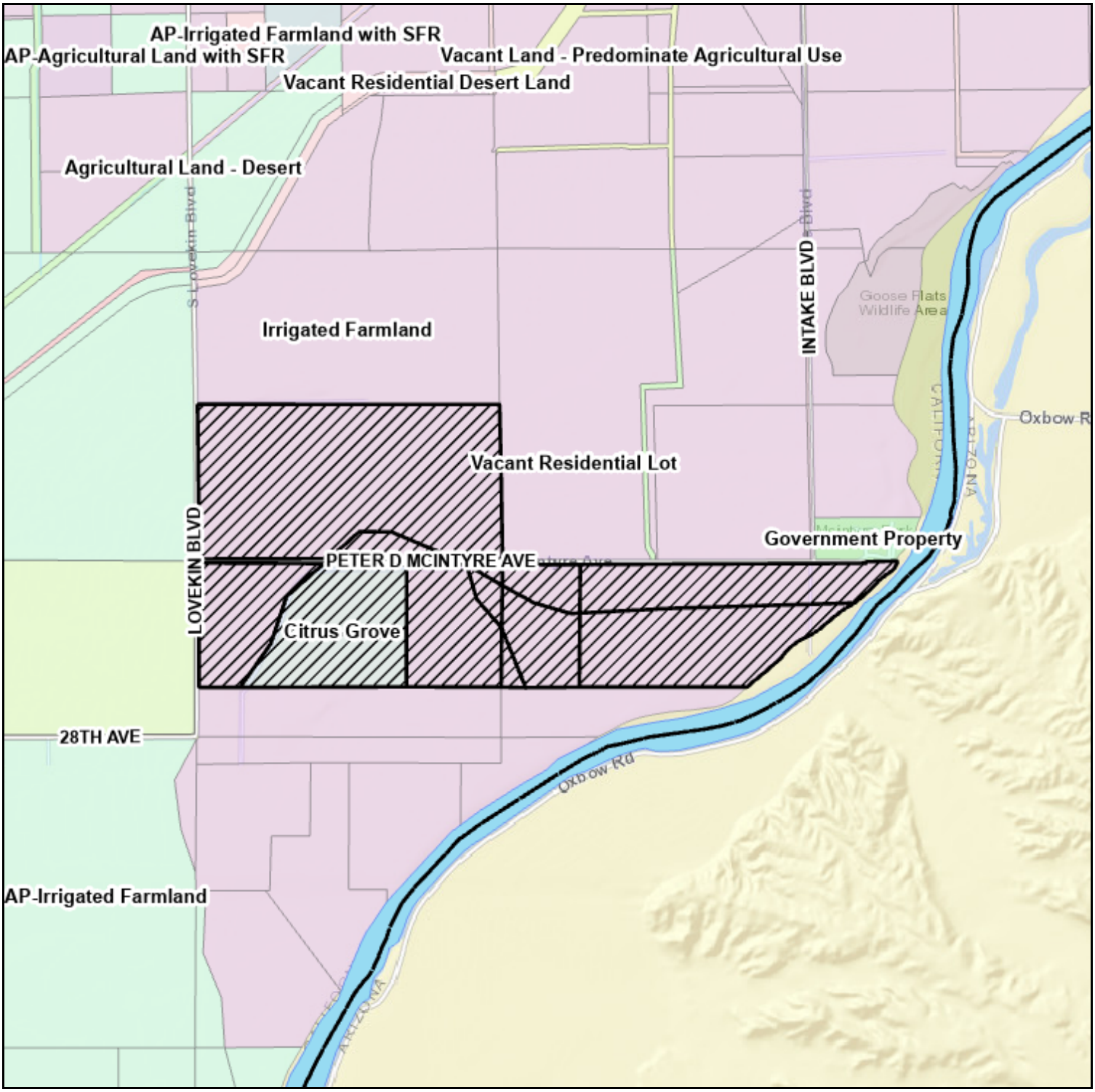
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500007

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: SOUTH PALO VERDE

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RIVERSIDE COUNTY PLANNING DEPARTMENT

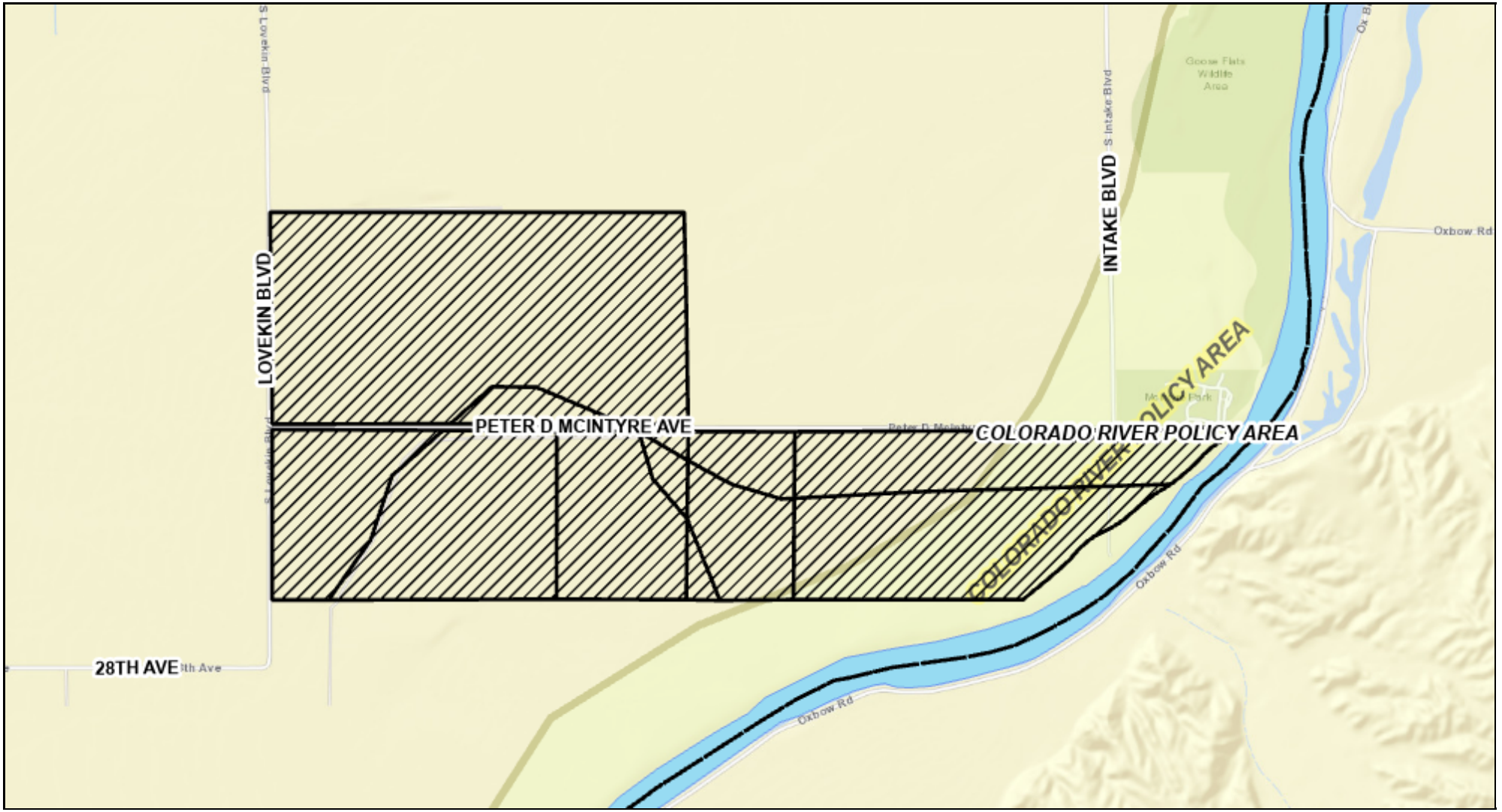
CZ2500007

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



Zoning Area/District: SOUTH PALO VERDE

0 1500 3000 ft

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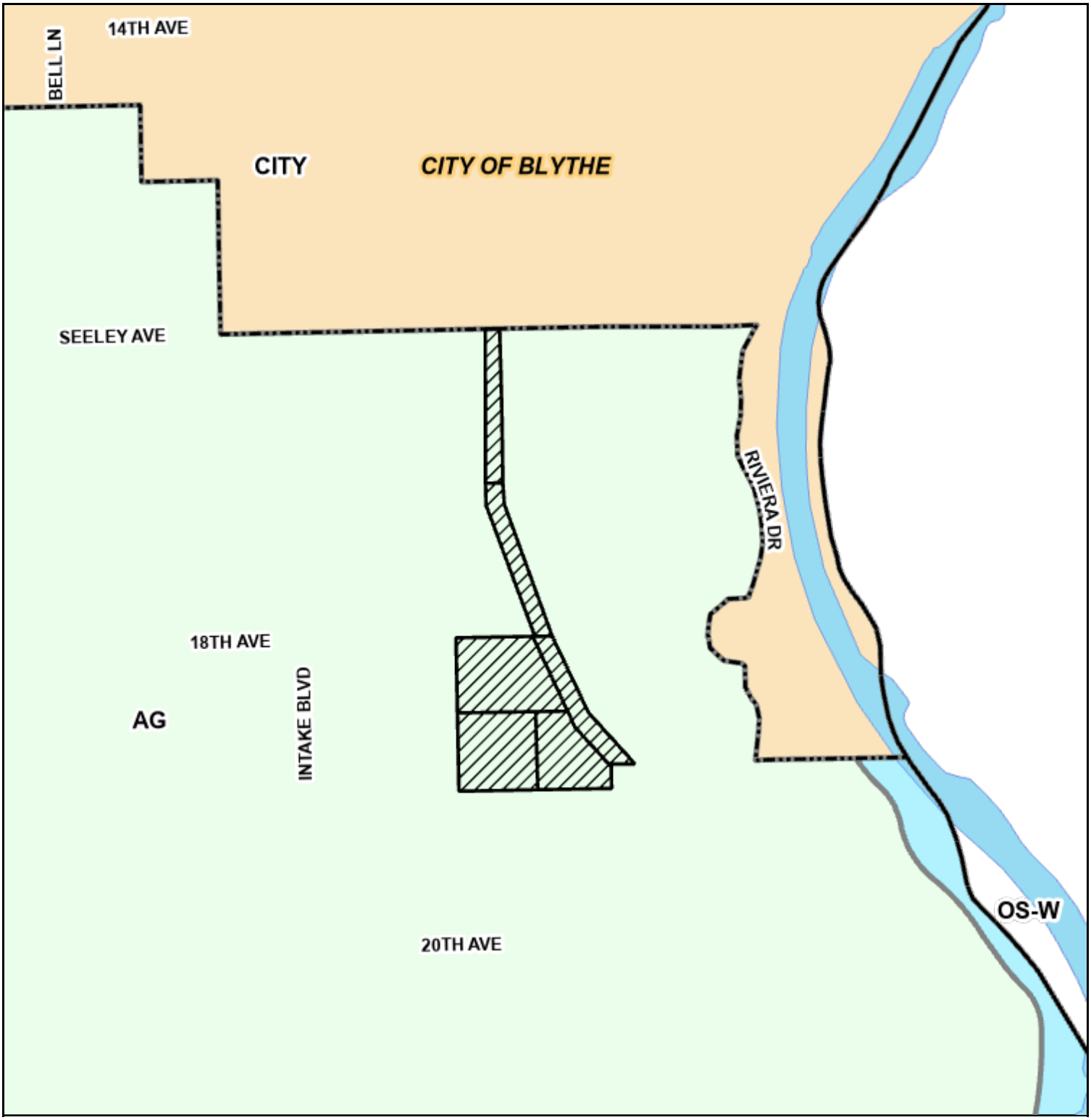
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500008

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: BLYTHE

Author:

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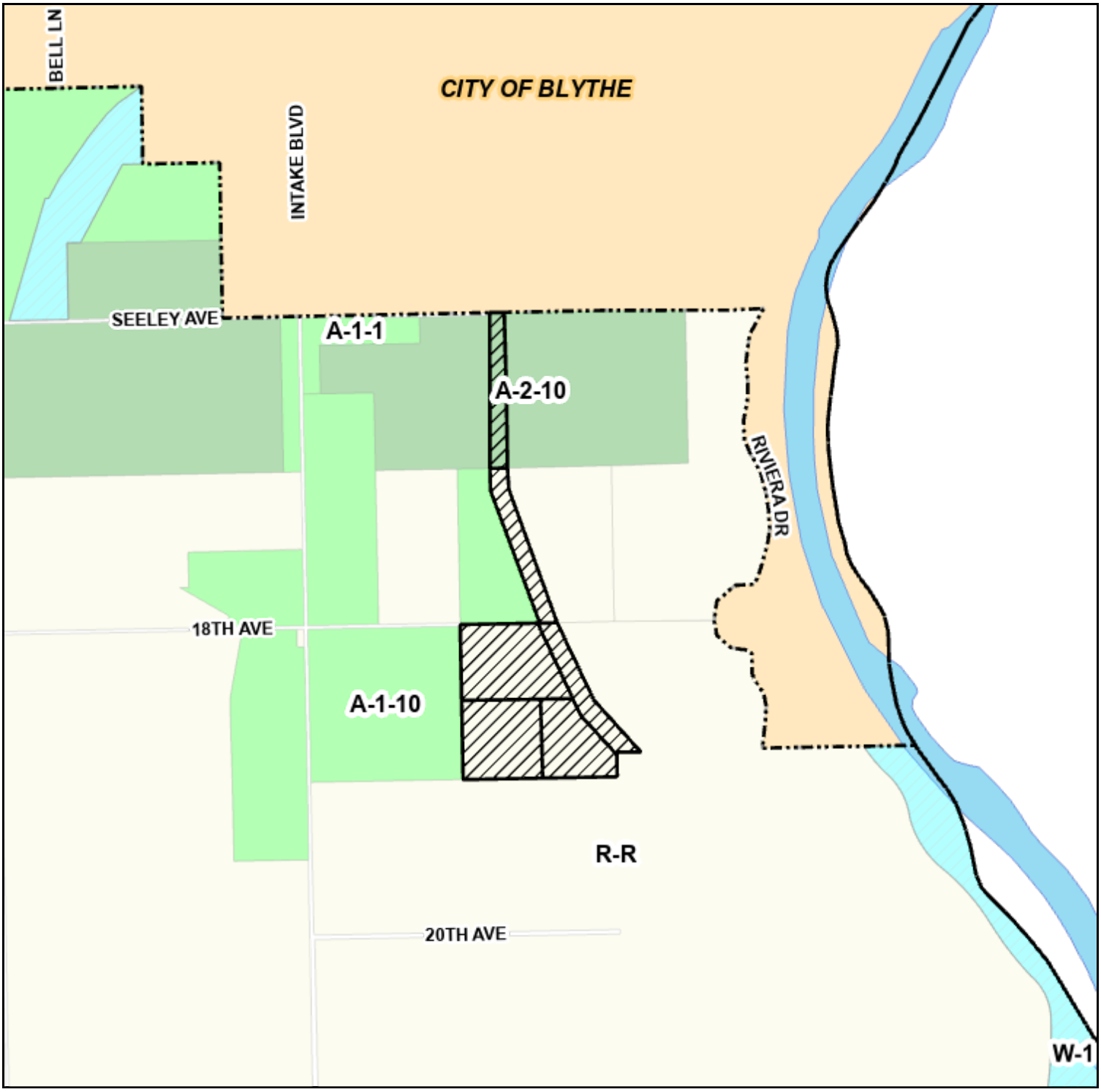
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500008

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: BLYTHE

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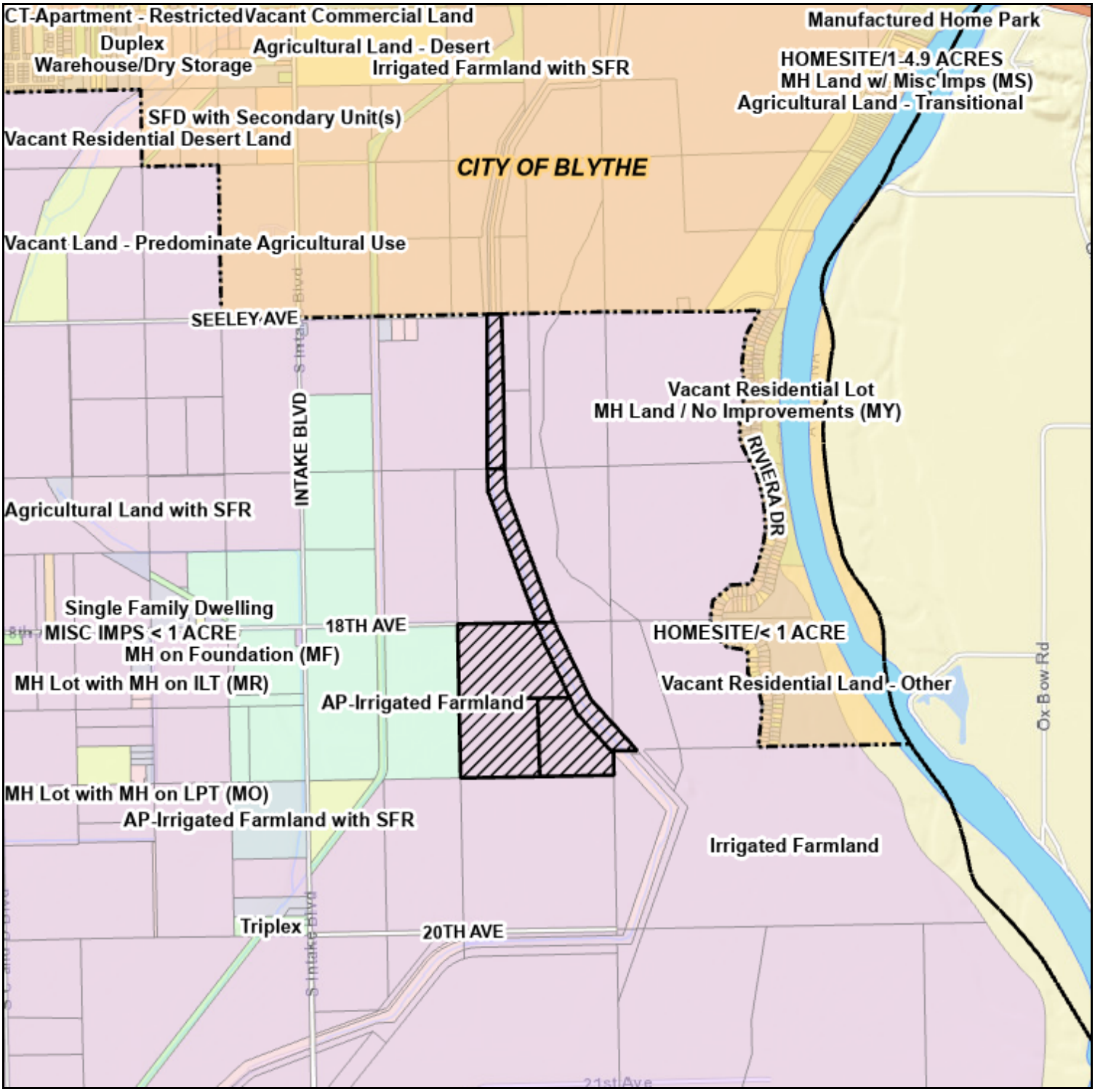
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500008

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: BLYTHE

DISCLAIMER: On October 7, 2003, the County of Riverside adopted a new General Plan providing new land use designations for unincorporated Riverside County parcels. The new General Plan may contain different type of land use than is provided for under existing zoning. For further information, please contact the Riverside County Planning Department offices in Riverside at (951)955-3200 (Western County) or in Palm Desert at (760)863-8277 (Eastern County) or Website http://planning.rctlma.org

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RIVERSIDE COUNTY PLANNING DEPARTMENT

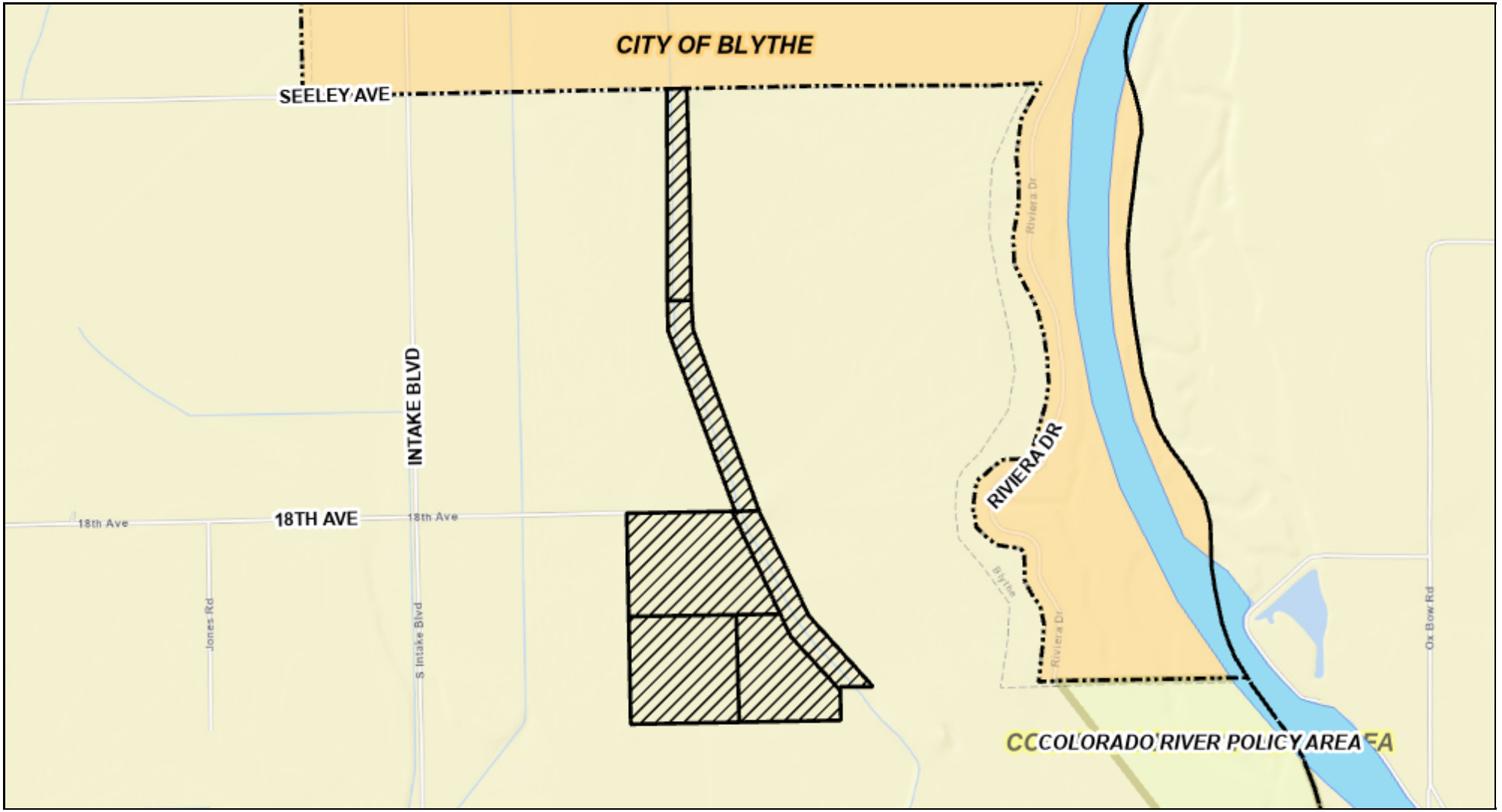
CZ2500008

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



Zoning Area/District: BLYTHE

0 1500 3000 ft

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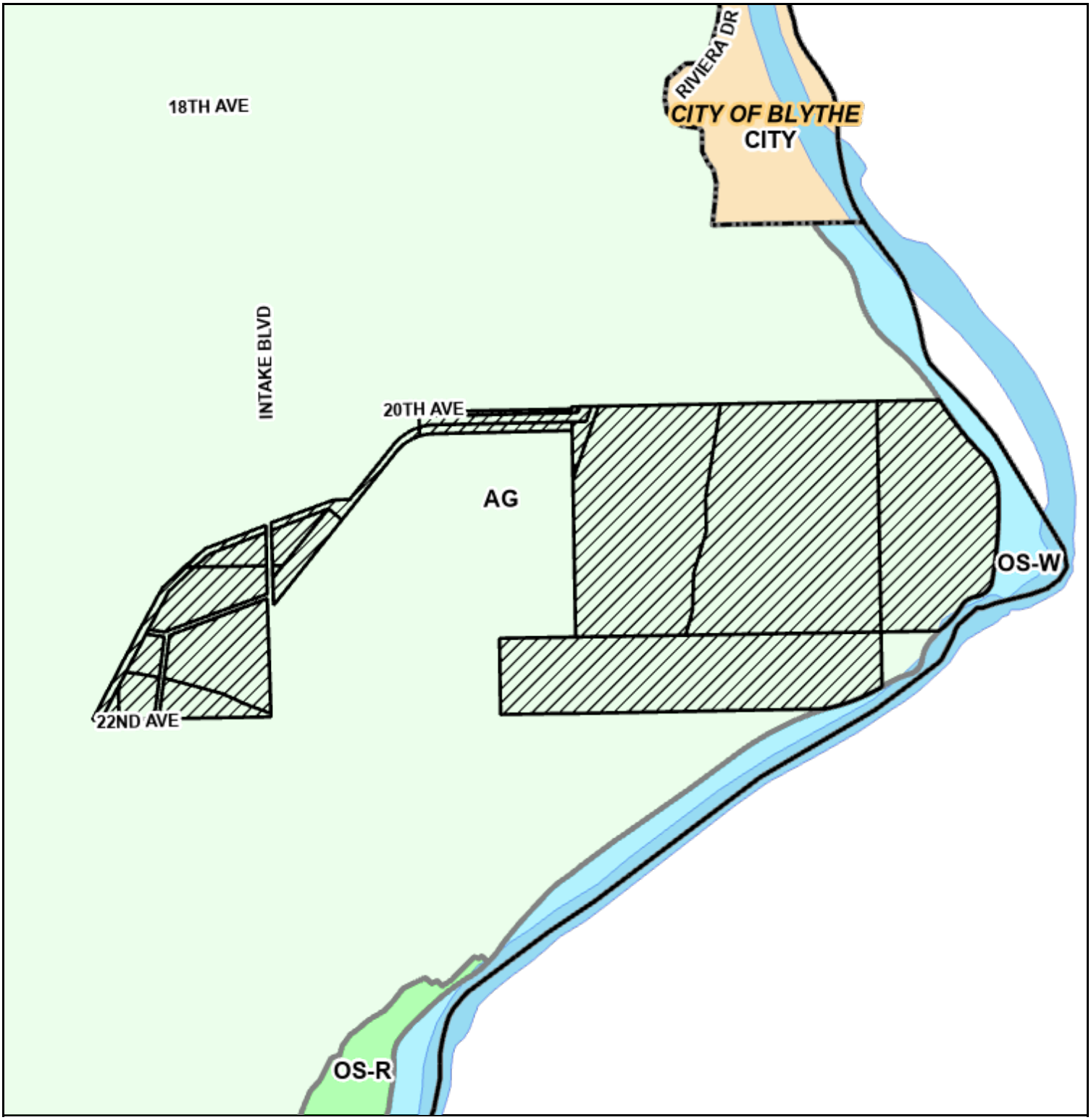
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500009

EXISTING GENERAL PLAN

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 5



Zoning Area/District: SOUTH PALO VERDE

Author:

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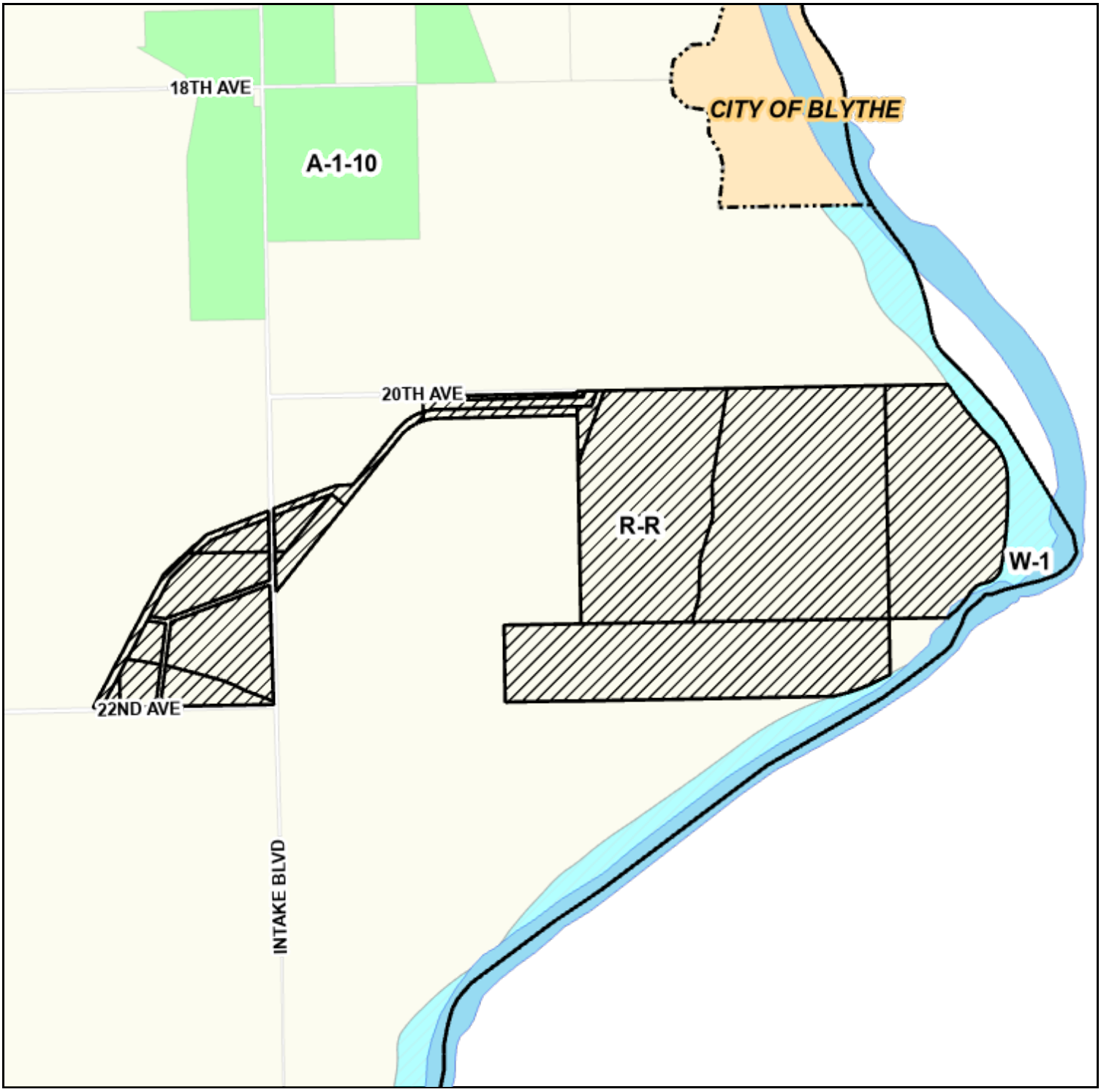
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500009

EXISTING ZONING

Supervisor: V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 2



Zoning Area/District: SOUTH PALO VERDE

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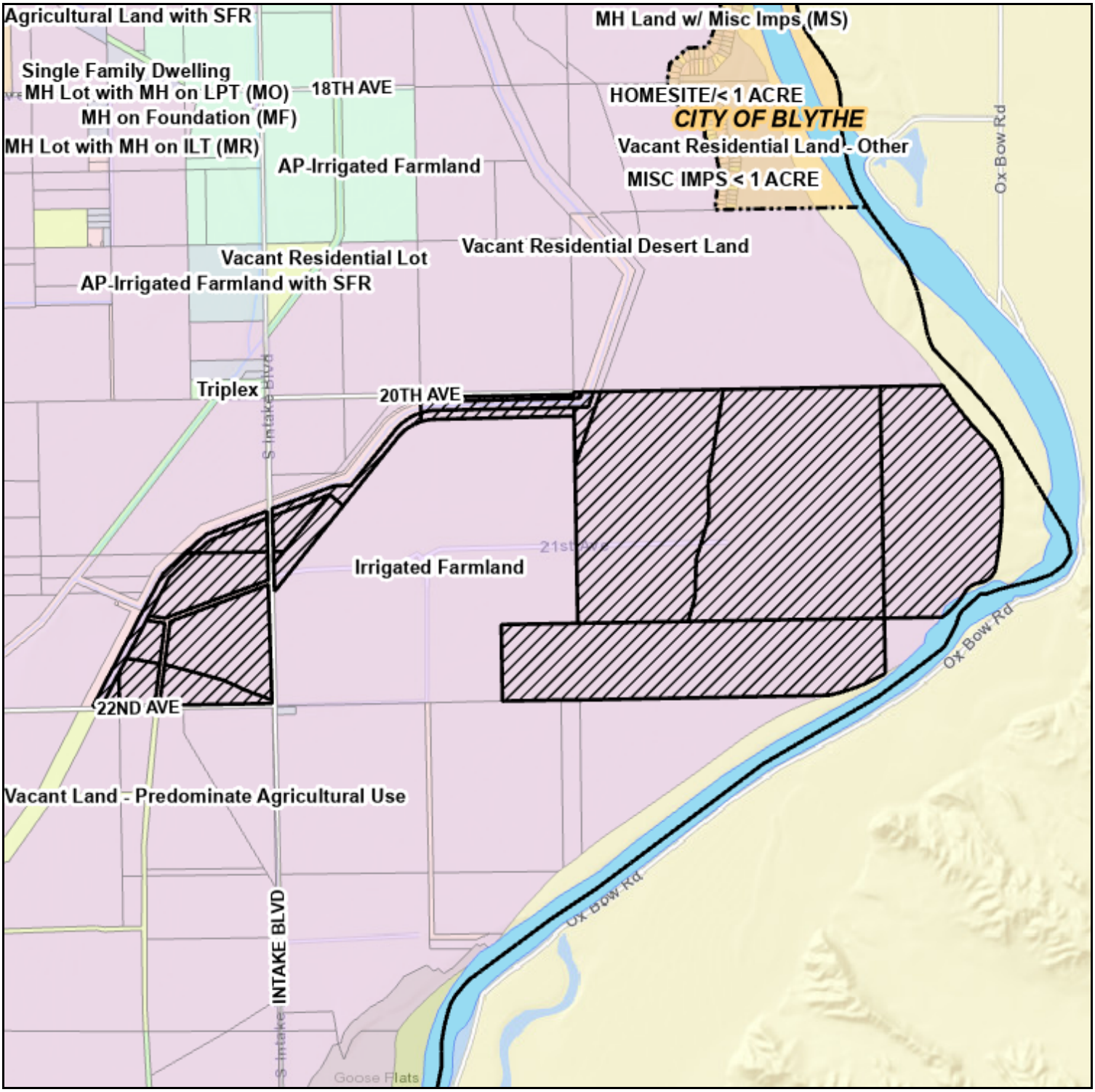
RIVERSIDE COUNTY PLANNING DEPARTMENT

CZ2500009

LAND USE

Supervisor:V MANUEL PEREZ
District: 4

Date: 12-18-2025
Exhibit: 1



Zoning District: SOUTH PALO VERDE

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RIVERSIDE COUNTY PLANNING DEPARTMENT

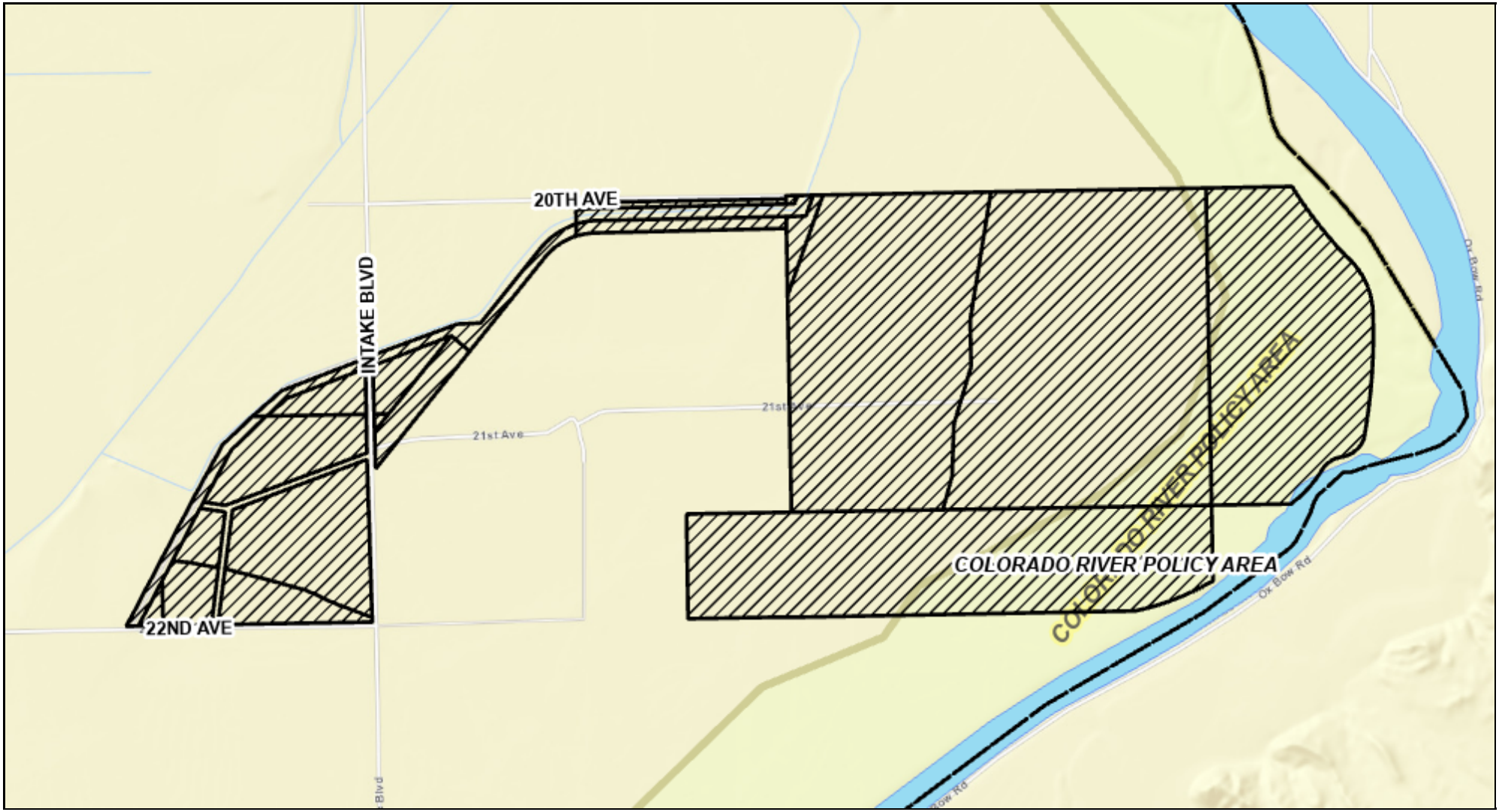
CZ2500009

VICINITY/POLICY AREAS

Supervisor: V MANUEL PEREZ

District: 4

Date: 12-18-2025



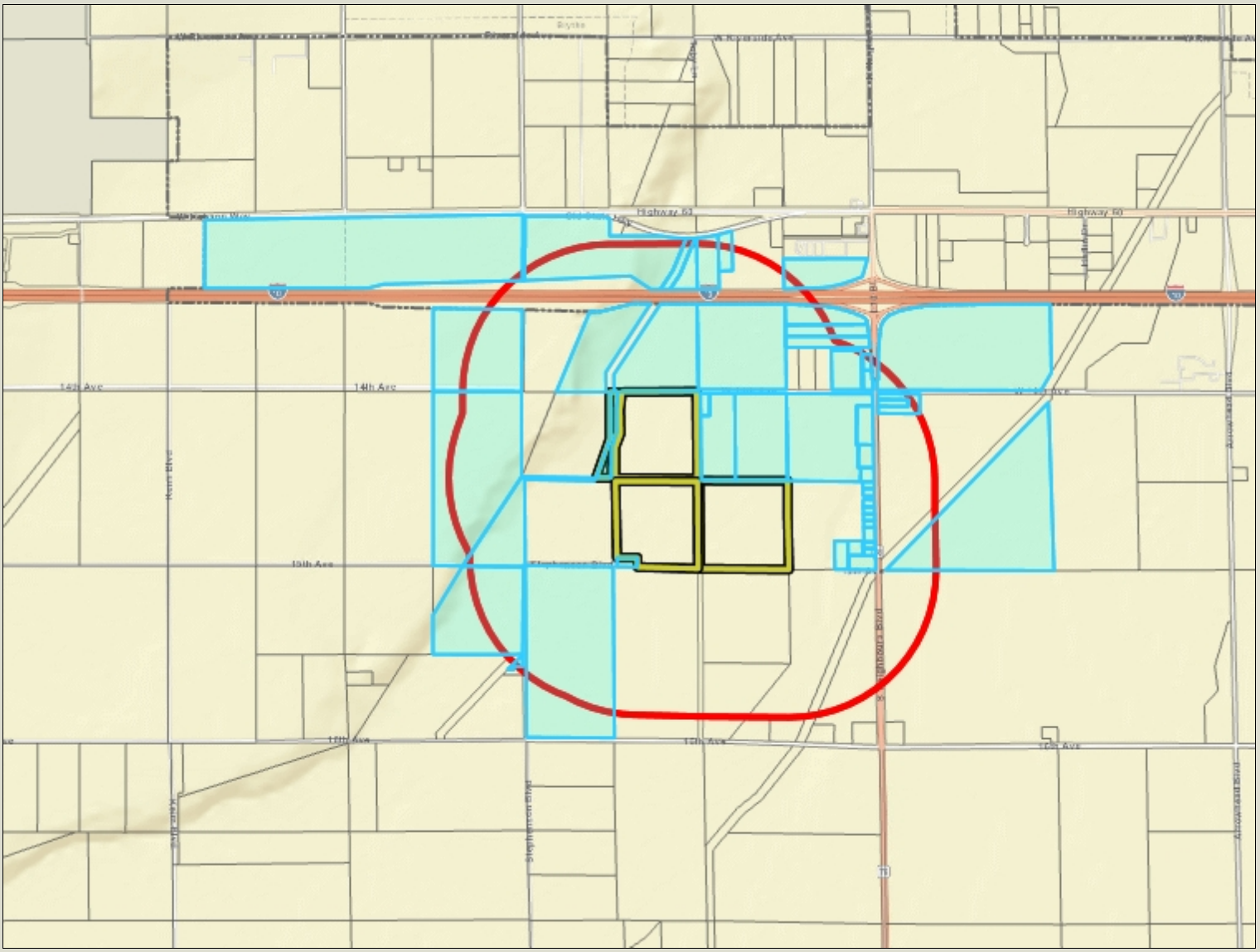
Zoning Area/District: SOUTH PALO VERDE

0 1500 3000 ft

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Riverside County GIS Mailing Labels





Legend

- County Boundary
- Cities
- Parcels
- World_Street_Map

Notes CZ2500003 and APE220001

0 2,848 5,696 Feet

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824102014
WOODSPUR FARMING
52 200 INDUSTRIAL WAY
COACHELLA CA 92236

824102028
IP ATHOS III LAND
9450 SW GEMINI DR # PMB 68743
BEAVERTON OR 97008

824122013
GILA FARM LAND
5701 TRUXTUN AVE STE 201
BAKERSFIELD CA 93309

824122014
SADIQ AINABI
1631 CAMELOT LN NE
FRIDLEY MN 55432

824122015
CROWN ENTERPRISES INC
P O BOX 869
WARREN MI 48090

824122016
PVID
180 W 14TH AVE
BLYTHE CA 92225

824130004
AMOS A. ELAM
244 LOMA AVE
LONG BEACH CA 90803

824130005
KAY ELLEN MASON
P O BOX 364
BLYTHE CA 92226

824142002
CRUZ ANTONIO DELATORRE
3850 OLD STATE HWY RD
BLYTHE CA 92225

824142011
EVC PARTNERS
2410 FAIR OAKS BLVD # 110
SACRAMENTO CA 95825

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EVC PARTNERS
2410 FAIR OAKS BLVD SUITE 110
SACRAMENTO CA 95825

824150001
CAMPOS EZEQUIEL EDWARD LIVING TRUST DTD 6/18/20
271 E AVENIDA SANTA ELENA
LA HABRA CA 90631

824150003
ANDREW M. WALLET
P O BOX 351237
LOS ANGELES CA 90035

824150009
JAIME M. MULLION
13625 W 10TH AVE
BLYTHE CA 92225

824150014
JESSE B. GRANER
PO BOX 351237
LOS ANGELES CA 90033

824150020
JOE ADAME
13801 NEIGHBORS BLVD
BLYTHE CA 92225

824150021
PATRICK MCCARTHY
14060 14TH AVE
BLYTHE CA 92225

824150023
HAYDAY FARMS INC
P O BOX 1226
BLYTHE CA 92225

824170013
W JONGSMA BLYTHE FARMS
295 HIGHWAY 385
HEREFORD TX 79045

863060004
RITA CASILLAS
14925 STEPHENSON BLVD
BLYTHE CA 92225

863060018
WOODSPUR FARMING
52200 INDUSTRIAL WAY
COACHELLA CA 92236

863070004
FISHER FAMILY PROP
10610 ICEPLANT RD
BLYTHE CA 92225

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MICHELLE OWEN WALKER
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BLYTHE CA 92225

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FONDOMONTE CALIF
250 N LITCHFIELD STE 101
GOODYEAR AZ 85338

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G B INV CO
81880 ARUS AVE
INDIO CA 92201

866022004
ROBERT ARTEAGA
P O BOX 1942
BLYTHE CA 92226

866022005
LAURENCE E. MCCALLEY
169 DESERT GARDEN DR
PALM GARDENS NV 89039

866022006
MICHAEL D. RETHWISCH
541 32ND RD
RISING CITY NE 68658

866022007
LINDA K. CHRISMER
PO BOX 672
BLYTHE CA 92226

866022008
FISHER ANDREW B TRUST DTD 10/24/18
14530 S COMMERCIAL ST
BLYTHE CA 92225

866022010
CHRISTOPHER JAMES POPE
910 E BARNARD ST
BLYTHE CA 92225

866022011
CHRISTOPHER JAMES POPE
910 E BERNARD ST
BLYTHE CA 92225

866022012
LELAND T. CORMELL
245 N 3RD ST
BLYTHE CA 92225

866030001
EMPORIA I
400 MADISON AVE # 11B
NEW YORK NY 10017

866040001
YUL D. WHITNEY
PO BOX 2471
BLYTHE CA 92226

866040002
GM GABRYCH FAMILY
119 VIA MARINA
MARINA DEL REY CA 90292

866040004
MWD
PO BOX 54153
LOS ANGELES CA 90054

866260005
NORA KOMAI
2134 1/2 MONTAIR AVE
LONG BEACH CA 90815

866260006
GURPRIT SINGH
9553 S PRIEST RD
FRENCH CAMP CA 95231

866260007
RICARDO LIMON
2170 W HOBSONWAY BLVD
BLYTHE CA 92225

866260009
MARTIN E. DAHLKE
15135 CAMPHOR WAY
LAKE ELSINORE CA 92530

866260012
ANGELA MARIE MEJIA
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BLYTHE CA 92225

866260013
JUAN P. RODRIGUEZ
14601 S NEIGHBORS BLVD
BLYTHE CA 92225

866260014
ANGEL B. MOJICA
545 GATEWAY ST
BLYTHE CA 92225

866260015
SUSAN H. FLEMING
ROUTE 2 BOX 4
CIBOLA AZ 85328

866260016
MARIO PENA
31041 S NEIGHBORS
BLYTHE CA 92225

866260017
JAMES E. PEOPLES
14981 S NEIGHBOURS BLVD
BLYTHE CA 92225

866260020
JOSEPH CURTIS COJEAN
14801 NEIGHBORS BLVD
BLYTHE CA 92225

866260021
MARGARITA RAPP
4275 W TETAKUSIM RD
TUCSON AZ 85746

875210001
D & B FISHER
10610 ICEPLANT RD
BLYTHE CA 92225

875240008
FONDOMONTE CALIF
250 N LITCHFIELD STE 101
GOODYEAR AZ 85338

875250010
MWD
PO BOX 54153
LOS ANGELES CA 90054

878070005
ROVEY LAND & CATTLE CO INC
32500 MOHAVE RD S
PARKER AZ 85344

878070009
SCHINDLER BROTHERS INC
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BLYTHE CA 92225

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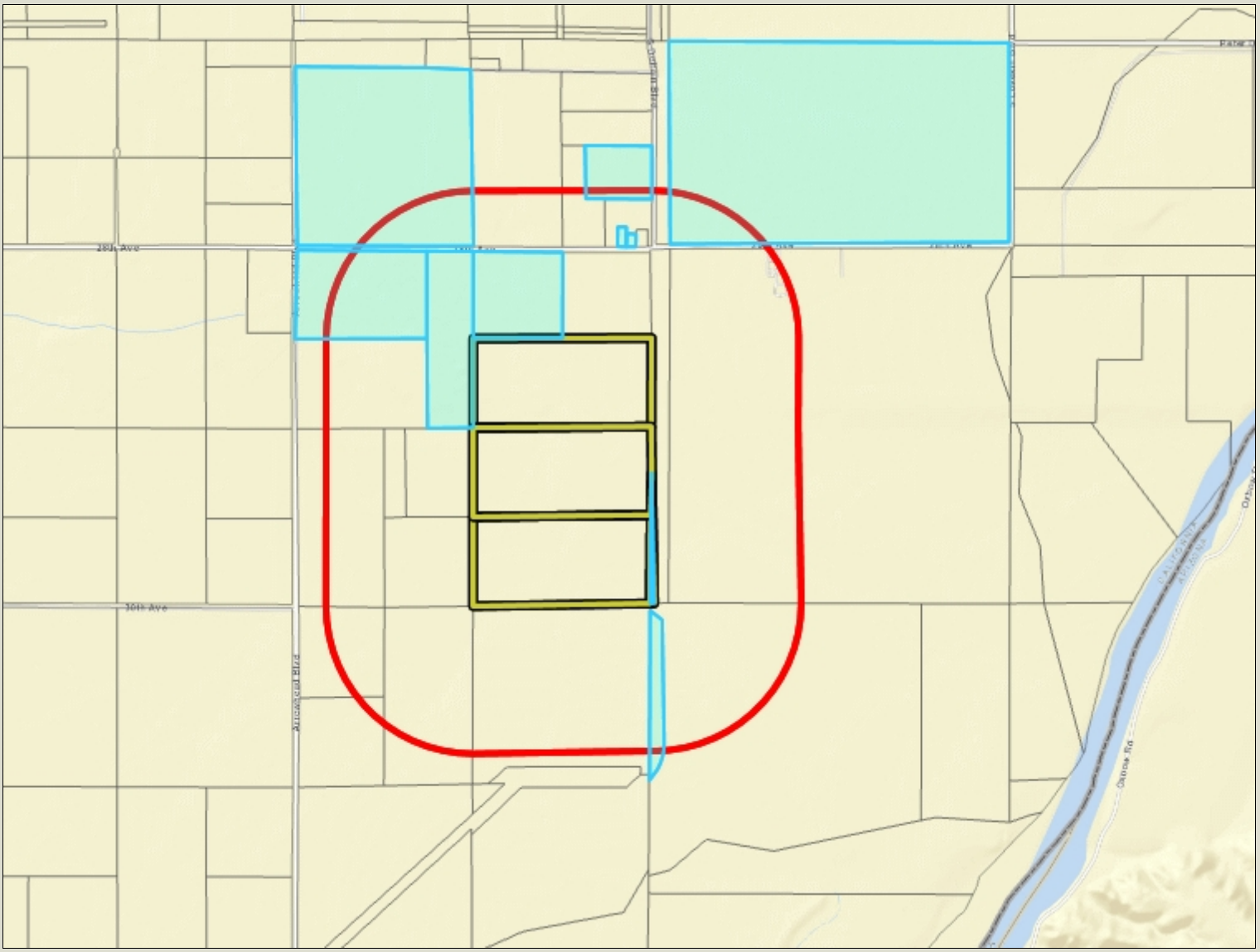
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STEVEN A. VAN SICKLE
PO BOX 2266
BLYTHE CA 92226

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BLYTHE CA 92225

878102003
ENTERPRISES SWANCO CA
RR 2 BOX 22
CIBOLA AZ 85328

878102004
CAL VAN FARMS
P O BOX 1053
BLYTHE CA 92226

Riverside County GIS Mailing Labels





Legend

- County Boundary
- Cities
- Parcels
- World_Street_Map

Notes CZ2500004 and APE220002

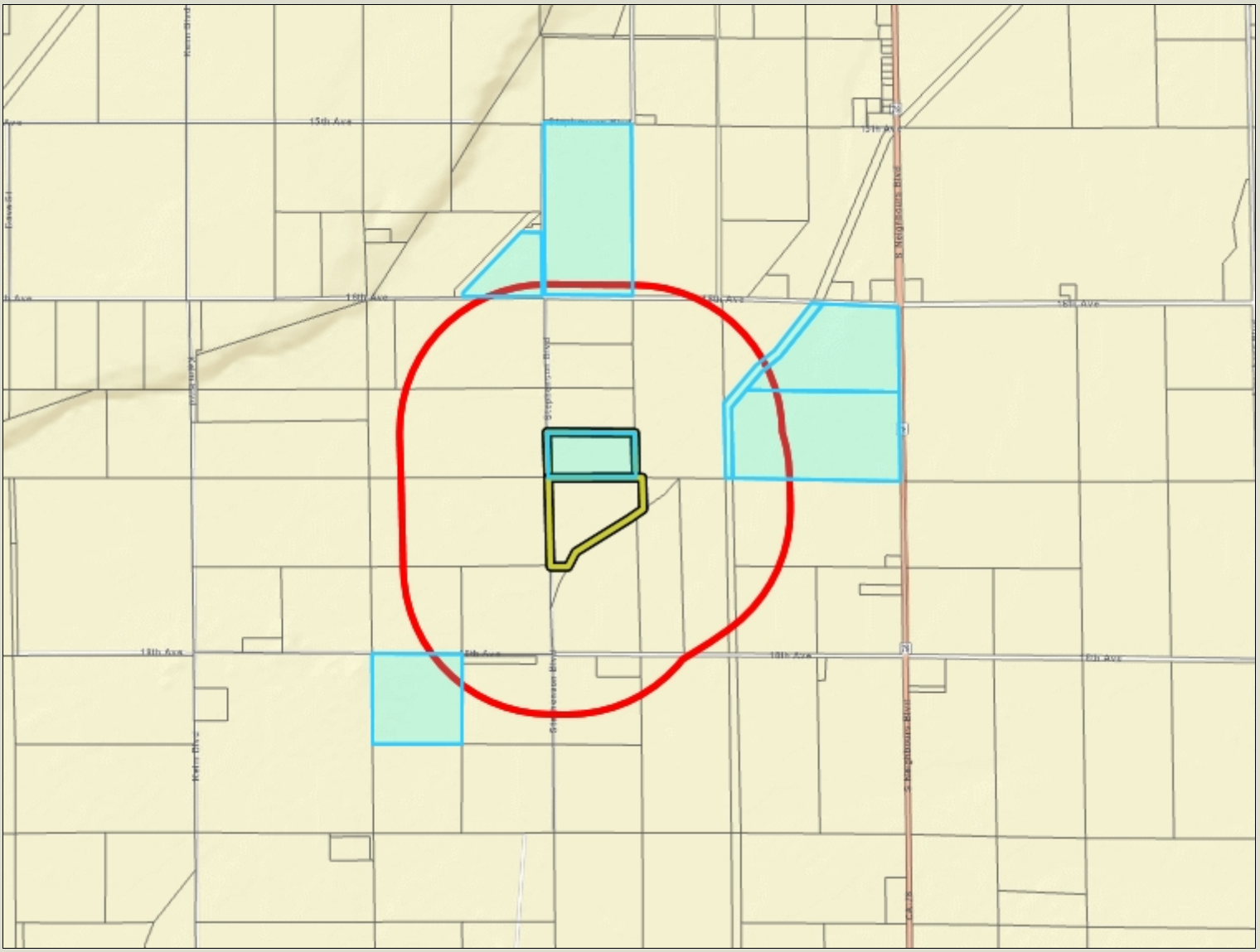
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- Cities
- Parcels
- World_Street_Map

Notes CZ2500005 and APE220004

0 2,848 5,696 Feet

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863070008
FISHER FAMILY PROP
10610 ICEPLANT RD
BLYTHE CA 92225

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PO BOX 54153
LOS ANGELES CA 90054

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EMPORIA I
400 MADISON AVE # 11B
NEW YORK NY 10017

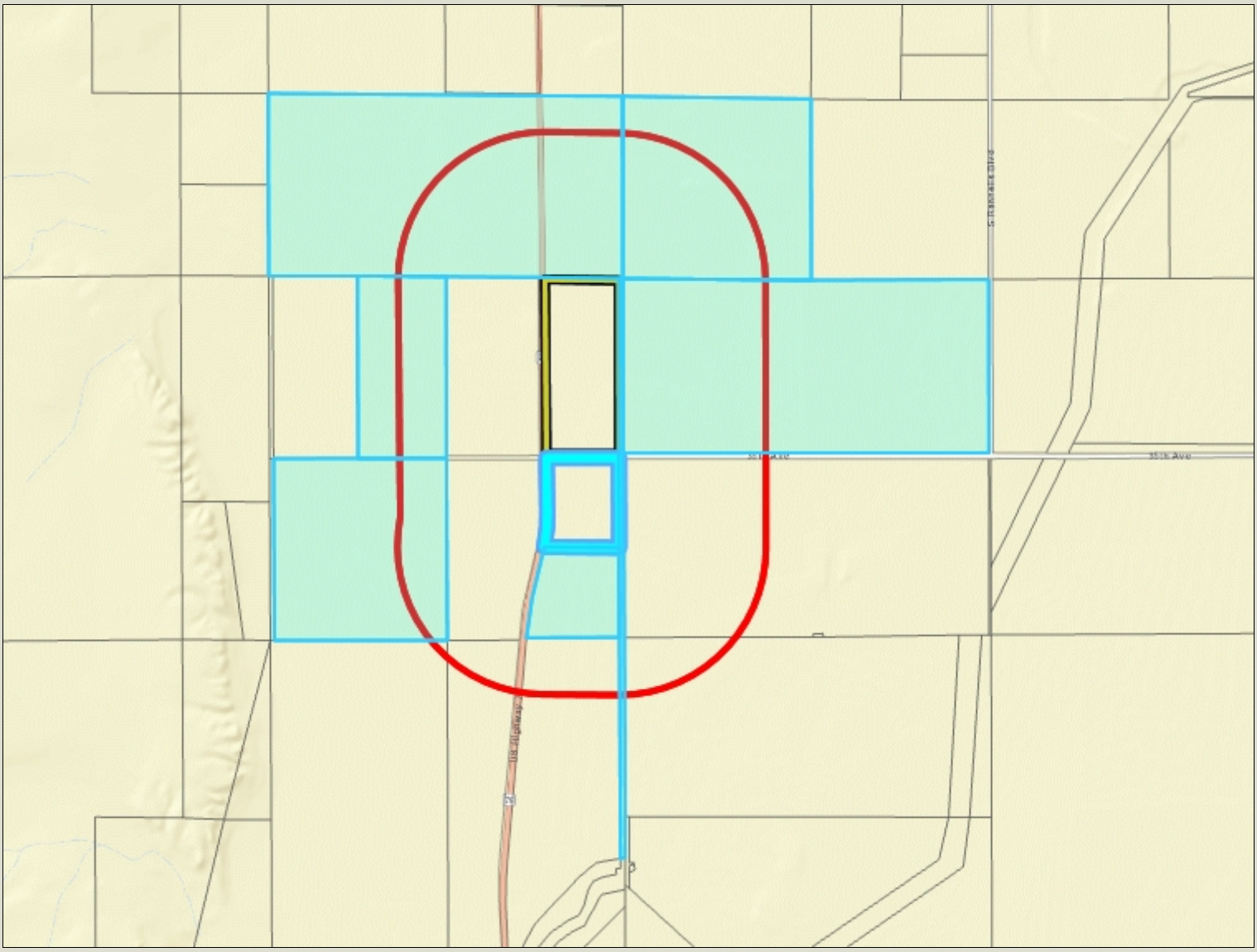
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14201 SEELEY AVE
BLYTHE CA 92225

866080008
GM GABRYCH FAMILY
119 VIA MARINA
MARINA DEL REY CA 90292

866080009
PVID
180 W 14TH AVE
BLYTHE CA 92225

Riverside County GIS Mailing Labels





Legend

- County Boundary
- Cities
- Parcels
- World_Street_Map

Notes CZ2500006 and APE220007

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878161013
FONDOMONTE CALIF
250 N LITCHFIELD RD NO101
GOODYEAR AZ 85338

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P O BOX 2399
BLYTHE CA 92226

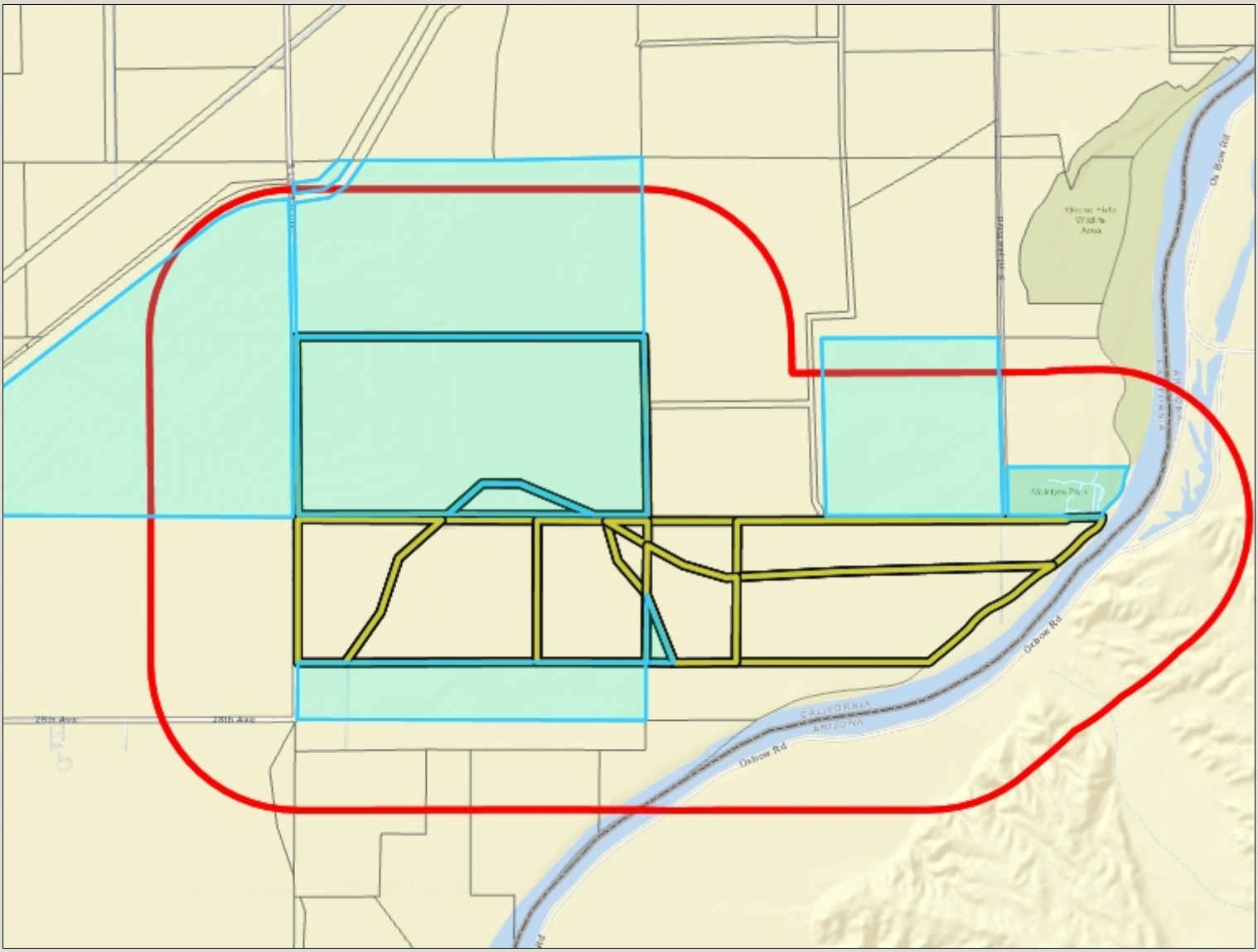
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PALO VERDE CA 92266

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BLYTHE CA 92226

879262014
SAN DIEGO GAS & ELECTRIC CO
P O BOX 1831
SAN DIEGO CA 92112

879262015
PVID
180 W 14TH AVE
BLYTHE CA 92225

Riverside County GIS Mailing Labels





Legend

- County Boundary
- Cities
- Parcels
- World_Street_Map

Notes CZ2500007 and APE220009

0 2,848 5,696 Feet

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D & B FISHER
10610 ICEPLANT RD
BLYTHE CA 92225

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FONDOMONTE CALIF
250 N LITCHFIELD RD NO101
GOODYEAR AZ 85338

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FONDOMONTE CALIF
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GOODYEAR AZ 85338

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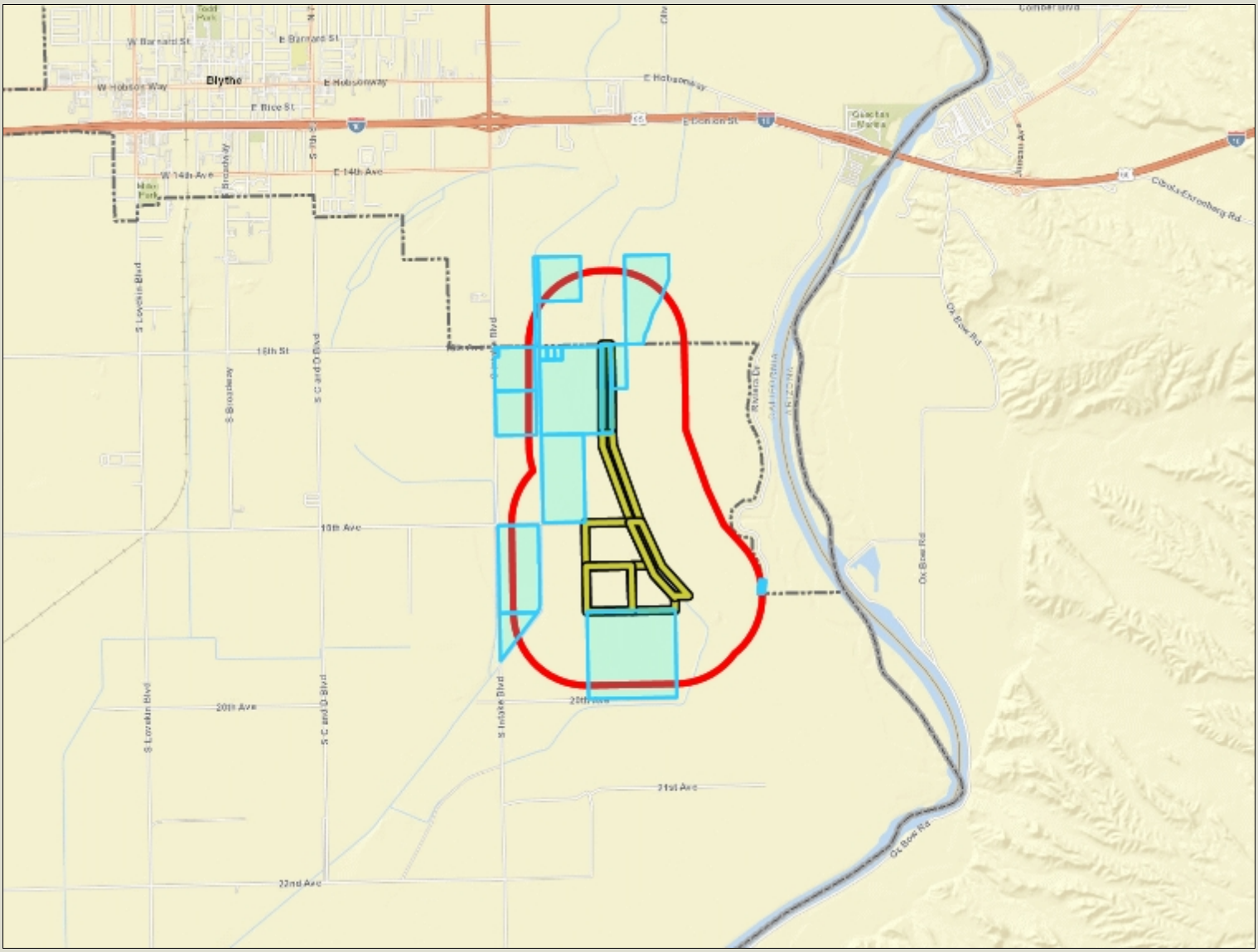
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RIVERSIDE CA 92502

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D & B FISHER
10610 ICE PLANT RD
BLYTHE CA 92225

875230001
FONDOMONTE CALIF
4835 E CACTUS RD STE 115
SCOTTSDALE AZ 85254

Riverside County GIS Mailing Labels


Blythe
W Barnard St
E Barnard St
W Hobson Way
E Hobson Way
E Rice St
E Donlon St
W 14th Ave
E 14th Ave
Main Park
S Broadway
S Lovekin Blvd
S C and D Blvd
S Indian Blvd
Riviera Dr
Ox Bow Rd
16th St
18th Ave
20th Ave
21st Ave
22nd Ave
Colorado River
Quartzite Mountains
Chiriaco Summit
Corn Springs Rd
Desert Center
Eagle Mountain
Eagle Mountain Rd
Kaiser Eagle Mountain Mine
Kaiser Rd
Midland Railroad
Midland Railroad - Abandoned
Midland Railroad - Inactive
Midland Railroad - Operational
Mine
Mine Road
Mine Shaft
Mine Tunnel
Mines
Mines and Mining
Mining Claims
Mining Claims - Active
Mining Claims - Inactive
Mining Claims - Patented
Mining Claims - Unpatented
Mining Districts
Mining Districts - Active
Mining Districts - Inactive
Mining Districts - Patented
Mining Districts - Unpatented
Mining Districts - Unpatented - Active
Mining Districts - Unpatented - Inactive
Mining Districts - Unpatented - Patented
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Mining Districts - Unpatented - Unpatented - Inactive
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869220003
EMPORIA I
400 MADISON AVE # 11B
NEW YORK NY 10017

869220009
LEVEE BLOCK LTD PARTNERSHIP
4353 W FALLEN LEAF LN
GLENDALE AZ 85310

869220017
PVID
180 W 14TH AVE
BLYTHE CA 92225

869320002
FISHER FAMILY PROP
10610 ICEPLANT RD
BLYTHE CA 92225

869320005
RIO RANCHO 2000
P O BOX 1230
BLYTHE CA 92226

869320010
LAKOTA RESOURCES
P O BOX 609
GILBERT AZ 85234

869320018
FONDOMONTE CALIF
250 N LITCHFIELD RD NO 101
GOODYEAR AZ 85338

869320026
CHAIREL CUSTOM HAY INC
P O BOX 908
BLYTHE CA 92226

869320027
JOSEPH IAN JOHN
8701 SEELEY AVE
BLYTHE CA 92225

869320028
ROY MARTIN MALLETT
2210 COOLWATER
BLYTHE CA 92225

869320029
NOON DANIEL P REVOCABLE LIVING TRUST
DATED 11/18/2022
2226 MANHATTAN AVE
HERMOSA BEACH CA 90254

869330003
NOON DANIEL P REVOCABLE LIVING TRUST
DATED 11/18/2022
2226 MANHATTAN AVE
HERMOSA BEACH CA 90254

875050001
D & B FISHER
10620 ICE PLANT RD
BLYTHE CA 92225

875050010
D & B FISHER
10620 ICEPLANT RD
BLYTHE CA 92225

875050019
D & B FISHER
10610 ICE PLANT RD
BLYTHE CA 92225

875280017
MILLER SCOTT A & VANESSA LIVING TRUST DTD 4/9/15
2842 E BLACKHAWK CT
GILBERT AZ 85298

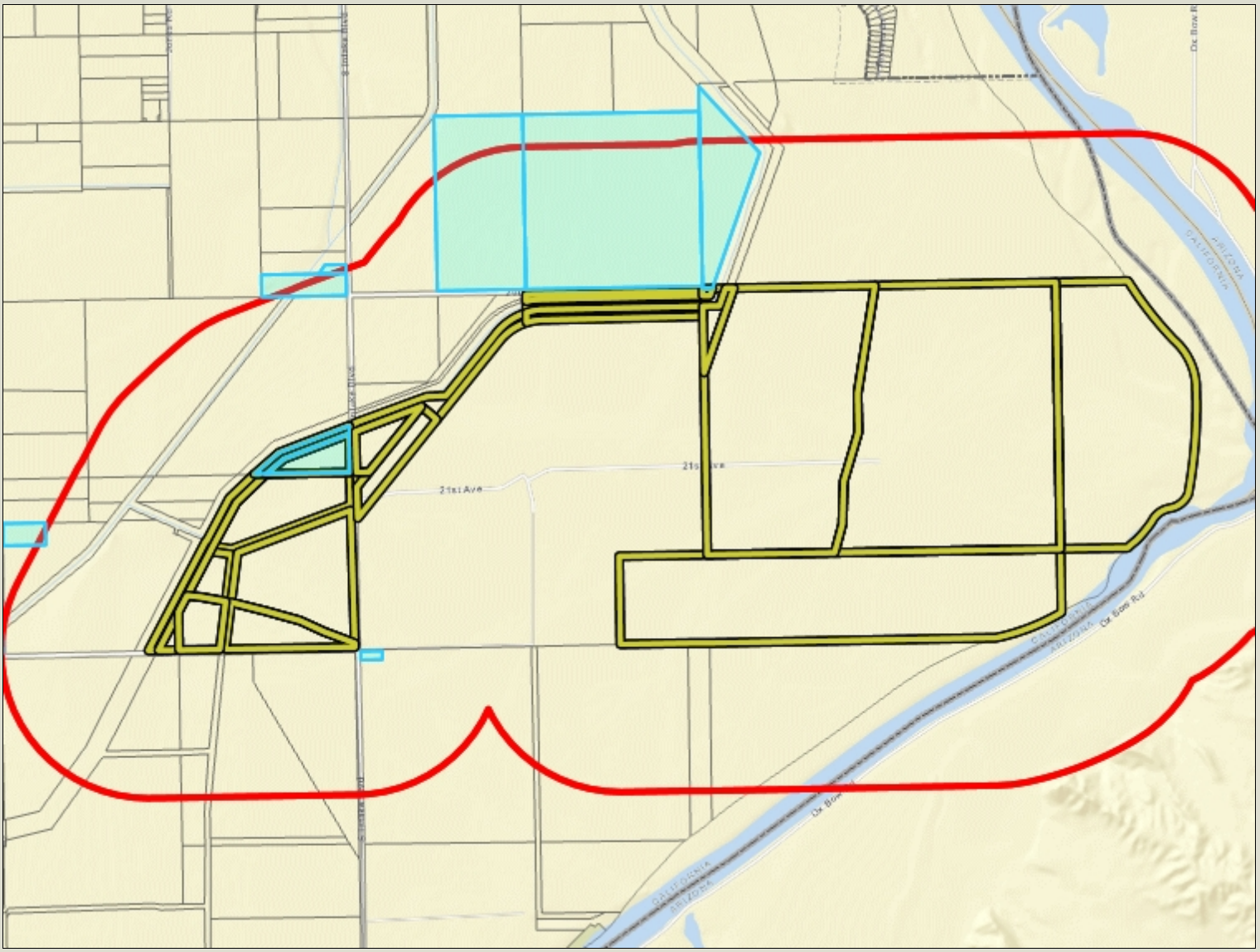
875280018
GEORGE D. SPIRZ
15420 OLDE HWY 80 # 110
EL CAJON CA 92021

875280019
FRANCISCO ANTONIO AVALOS
13402 DONEGAL DR
GARDEN GROVE CA 92844

875280020
JORDAN MICHAEL ROBINSON
1309 COUNTY ROAD 109
WHITESBORO TX 76273

875280021
TRIPLE R ENTERPRISES INC
1155 ALPINE HEIGHTS RD
ALPINE CA 91901

Riverside County GIS Mailing Labels





Legend

- County Boundary
- Cities
- Parcels
- World_Street_Map

Notes CZ2500009 and APE220013

0 2,848 5,696 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.

REPORT PRINTED ON... 12/18/2025 2:43:54 PM

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875040019
BRIAN WARD
19975 INTAKE BLVD
BLYTHE CA 92225

875040021
JESSICA L. COURTER
19855 S INTAKE BLVD
BLYTHE CA 92225

875050009
LAKOTA RESOURCES
P O BOX 609
GILBERT AZ 85234

875050010
D & B FISHER
10620 ICEPLANT RD
BLYTHE CA 92225

875050011
D & B FISHER
10620 ICE PLANT RD
BLYTHE CA 92225

875080015
PVID
180 W 14TH AVE
BLYTHE CA 92225

875090006
FONDOMONTE CALIF
250 N LITCHFIELD NO 101
GOODYEAR AZ 85338

875090008
FONDOMONTE CALIF
250 N LITCHFIELD RD NO 101
GOODYEAR AZ 85338

875100014
MARCELINO HERNANDEZ
481 N WILLOW
BLYTHE CA 92225

875152011
JULIAN MARTIN MINJARES
22080 INTAKE BLVD
BLYTHE CA 92225

ATTN: Planning Department
City of Blythe
235 North Broadway
Blythe, CA 92225

ATTN: Crystal Craig
LAFCO
6216 Brockton Avenue, Suite
111-B, Riverside, CA 92506

114x2=228

RIVERSIDE COUNTY
PLANNING DEPARTMENT

John E. Hildebrand
Planning Director

DATE: 12/29/2025

TO: Clerk of the Board of Supervisors

FROM: Planning Department – Riverside – Joseluis Aparicio
(BOS Date 02-10-2026)

SUBJECT: **MT#28944** – CZ2500003, CZ2500004, CZ2500005, CZ2500006, CZ2500007, CZ2500008, CZ2500009, APE220001, APE220002, APE20004, APE220007, APE220009, APE220011, & APE220013.

(Charge your time to these case numbers)

SUBJECT: (MT#29635) TRANSPORTATION & LAND MANAGEMENT AGENCY/PLANNING: PUBLIC HEARING ON CHANGE OF ZONE NOS. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, 2500009 and AGRICULTURAL PRESERVE ESTABLISHMENT NOS. 220001, 220002, 220007, 220009, 220011, 220013 AGRICULTURAL PRESERVE ENLARGEMENT NO. 220004 and associated Resolutions and Land Conservation Contracts – EXEMPT from the California Environmental Quality Act (CEQA), pursuant to State CEQA Guidelines Section 15317 (Open Space Contracts or Easements) – Applicant: Rose Law Group – Fourth Supervisorial District – South Palo Verde Zoning Area, Chuckwalla Zoning Area & Blythe Zoning District – Palo Verde Valley Area Plan – Agriculture (AG), Rural Community Estate Density Residential (RC-EDR) – Location: located within the southeastern portion of the County of Riverside (County). The project area is surrounded by unincorporated County land and the city of Blythe to the north and east – 2,612.92 Acres – Zoning: Rural Residential (R-R), Heavy Agriculture (A-2), and Light Agriculture (A-1) – REQUEST: CHANGE OF ZONE NOS. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, 2500009 is a request to Change the subject site's various zoning classifications from Rural Residential (R-R), Light Agriculture (A-2), and Heavy Agriculture (A-2) to Heavy Agriculture (A-2) for all parcels in order to rezone the properties into Zones consistent with Ordinance No. 348 Section 21.3b's definition of agricultural zone to establish the Agricultural Preserves. AGRICULTURAL PRESERVE ESTABLISHMENT NOS. 220001, 220002, 220007, 220009, 220011, 220013 is a request to establish six agricultural preserves totaling 2564.48 acres in the southeastern portion of Riverside County. AGRICULTURAL PRESERVE ENLARGEMENT NO. 220004 is a request to enlarge the existing BLYTHE NO. 15 Agricultural Preserve by 48.44 acres. APNs: 866-021-004 and 3 surrounding parcels for APE220001 and CZ2500003, 878-102-006 and 3 surrounding parcels for APE220002 and CZ2500004, 866-090-012 and 1 surrounding parcel for APE220004 and CZ2500005, 879-262-007 and 1 surrounding parcel for APE220007 and CZ2500006, 875-172-005 and 11 surrounding parcels for APE220009 and CZ2500007, 875-050-003 and 5 surrounding parcels for APE220011 and CZ2500008, 875-100-011 and 23 surrounding parcels for APE220013 and CZ2500009. - Project Planner: Joseluis Aparicio at (951) 955-6035 or email at JLAparicio@rivco.org.

Riverside Office · 4080 Lemon Street, 12th Floor
P.O. Box 1409, Riverside, California 92502-1409
(951) 955-3200 · Fax (951) 955-1811

Desert Office · 77-588 Duna Court, Suite H
Palm Desert, California 92211
(760) 863-8277 · Fax (760) 863-7040

Comprehensive Agricultural Preserve Technical Committee Date: 4.18.2024 / Vote: 3 – 0
Planning Commission Date: 5.21.2025 / Commissioner Vote: 5 – 0

The attached item(s) require the following action(s) by the Board of Supervisors:

☐ Place on Administrative Action

☒ Labels provided If Set For Hearing
☐ 10 Day ☐ 20 Day ☒ 30 day

☒ Set for Hearing (Legislative Action Required; CZ, GPA, SP, SPA)

☒ Publish in Newspaper:
(Desert Sun, Palo Verde Times)

☒ CEQA Exempt
☐ 10 Day ☐ 20 Day ☒ 30 day

☒ Notify Property Owners (app/agencies/property owner labels provided)

Designate Newspaper used by Planning Department for Notice of Hearing:
(Desert Sun, Palo Verde Times)

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation to Approve The Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 – 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT 951-955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: December 29, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisión de Planificación aprobó la recomendación del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reunión del Departamento de Planificación relativos al proyecto propuesto se pueden consultar en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia de la Comisión de Planificación: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER MÁS INFORMACIÓN SOBRE ESTE PROYECTO, PÓNGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENVÍE UN CORREO ELECTRÓNICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podrá hacerlo por escrito entre la fecha de este aviso y la audiencia pública, o podrá comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia pública se presentarán a la Junta de Supervisores, y la Junta de Supervisores los considerará, además de cualquier testimonio oral, antes de tomar una decisión sobre el proyecto.

Si desafía el punto anterior ante los tribunales, es posible que solo pueda plantear las cuestiones que usted u otra persona hayan presentado en la audiencia pública descrita en este aviso, o en la correspondencia escrita dirigida al Departamento de Planificación o a la Junta de Supervisores antes o durante dicha audiencia pública. Tenga en cuenta que, como resultado de la audiencia pública y tras la consideración de todos los comentarios públicos, tanto escritos como orales, la Junta de Supervisores podrá modificar, total o parcialmente, el proyecto y/o el documento ambiental correspondiente. En consecuencia, las designaciones, las normas de desarrollo, el diseño o las mejoras, o cualquier propiedad o terreno dentro de los límites del proyecto, pueden modificarse de una manera diferente a la propuesta inicialmente.

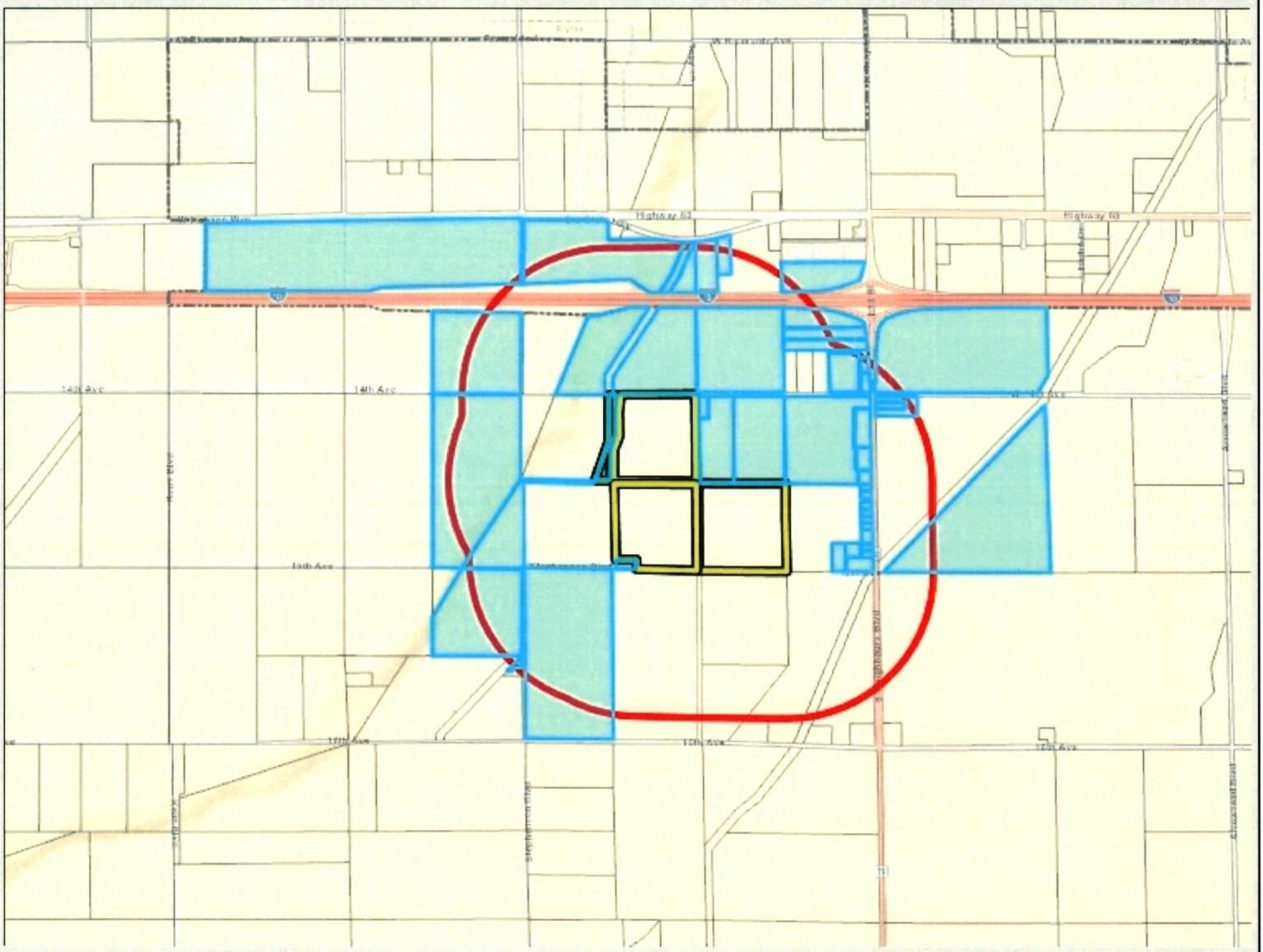
Existen formatos alternativos disponibles previa solicitud para personas con discapacidad. Si necesita alguna adaptación razonable, comuníquese con la Secretaría de la Junta Directiva al (951) 955-1069.

Por favor, envíe toda la correspondencia escrita a: secretaria de la Junta Directiva, 4080 Lemon Street, 1er piso, Apartado de Correos 1147, Riverside, CA 92502-1147 o envíe un correo electrónico a cob@rivco.org.

Fecha: 29 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta

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Legend

- County Boundary
- Cities
- Parcels
- World_Street_Map

Notes CZ2500003 and APE220001

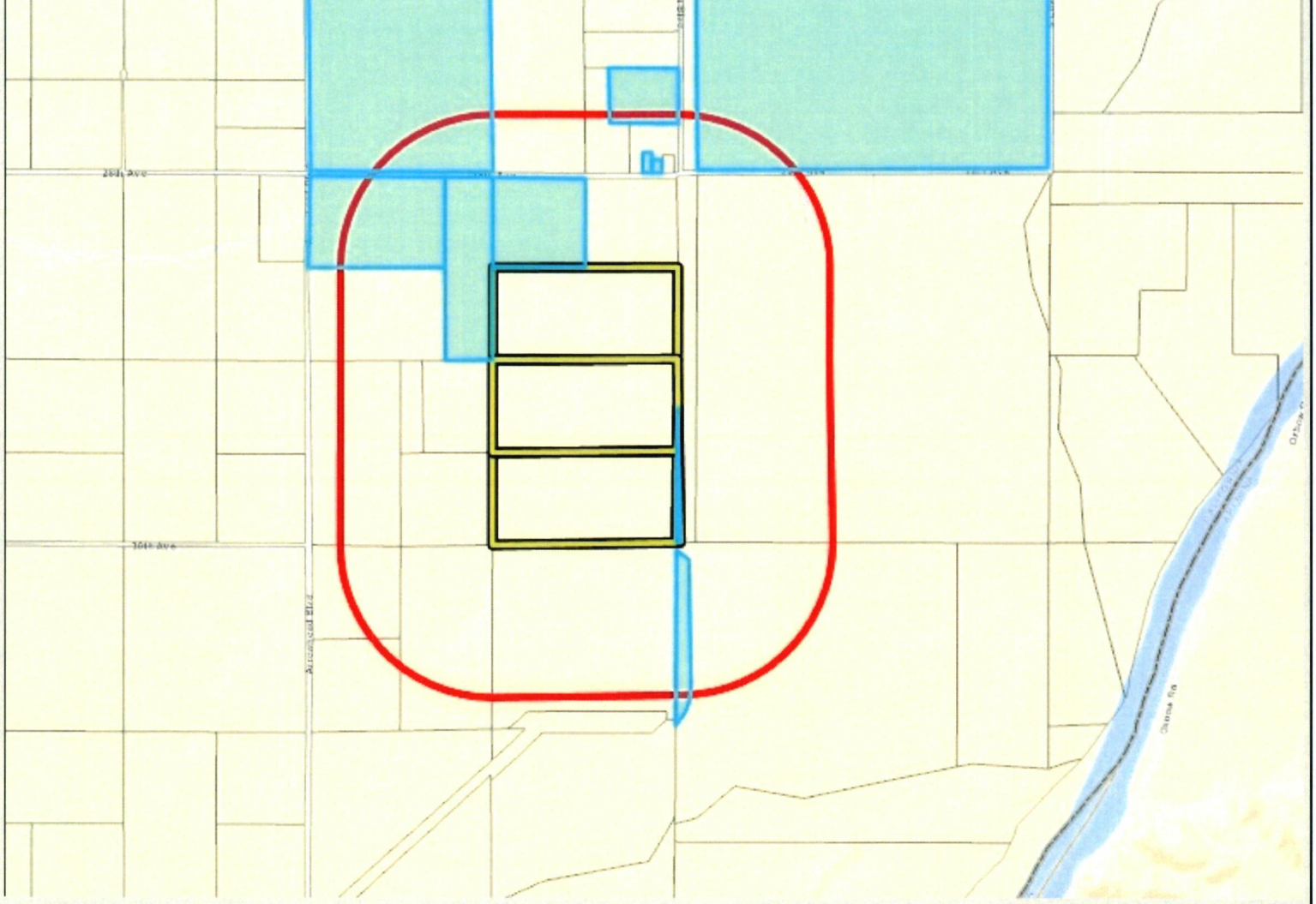
0 2,848 5,696 Feet

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Notes CZ2500004 and APE220002

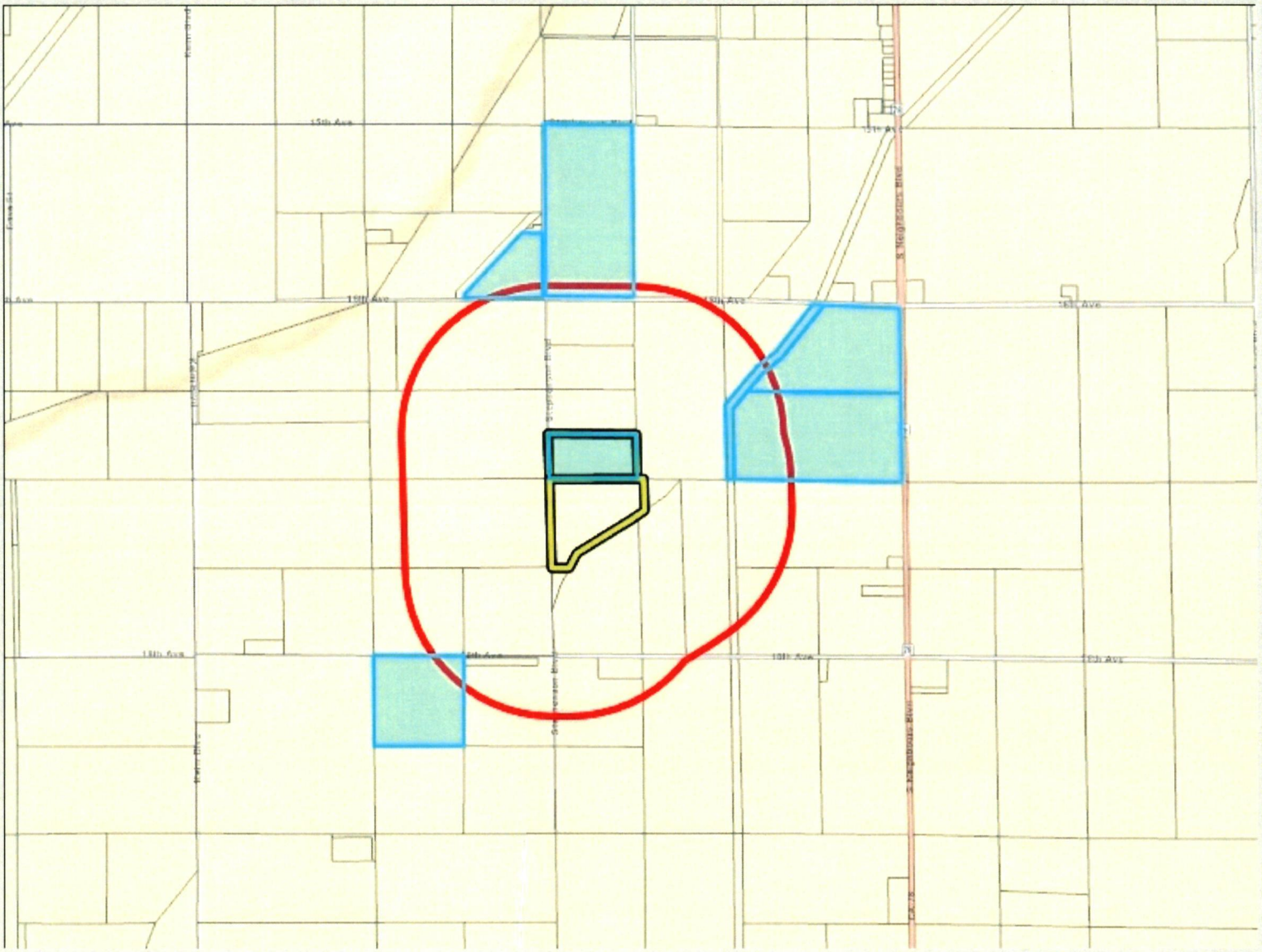
0 2,848 5,696 Feet

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- Parcels
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Notes CZ2500005 and APE220004

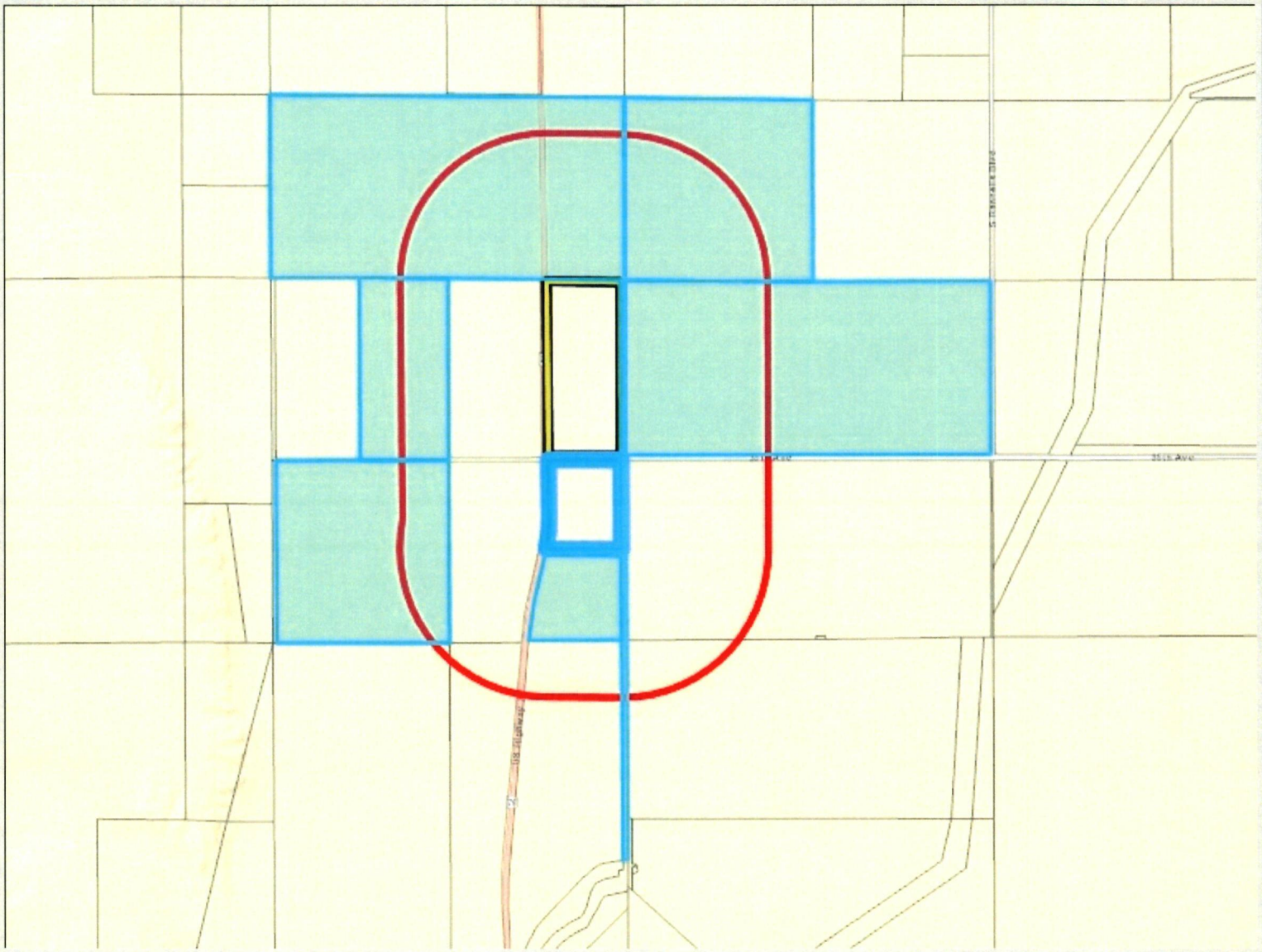
0 2,848 5,696 Feet

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Notes CZ2500006 and APE220007

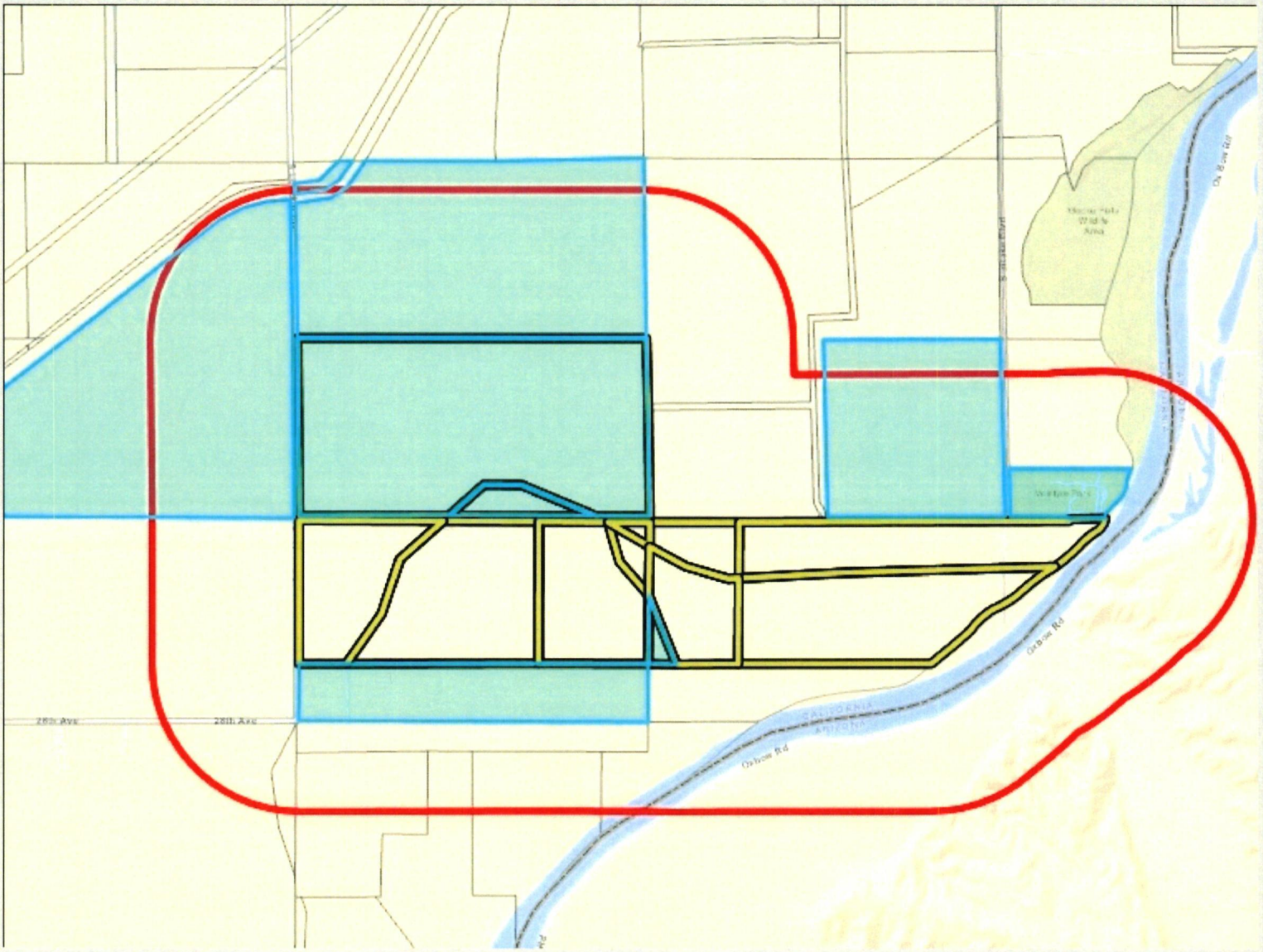
0 2,848 5,696 Feet

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- Parcels
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Notes CZ2500007 and APE220009

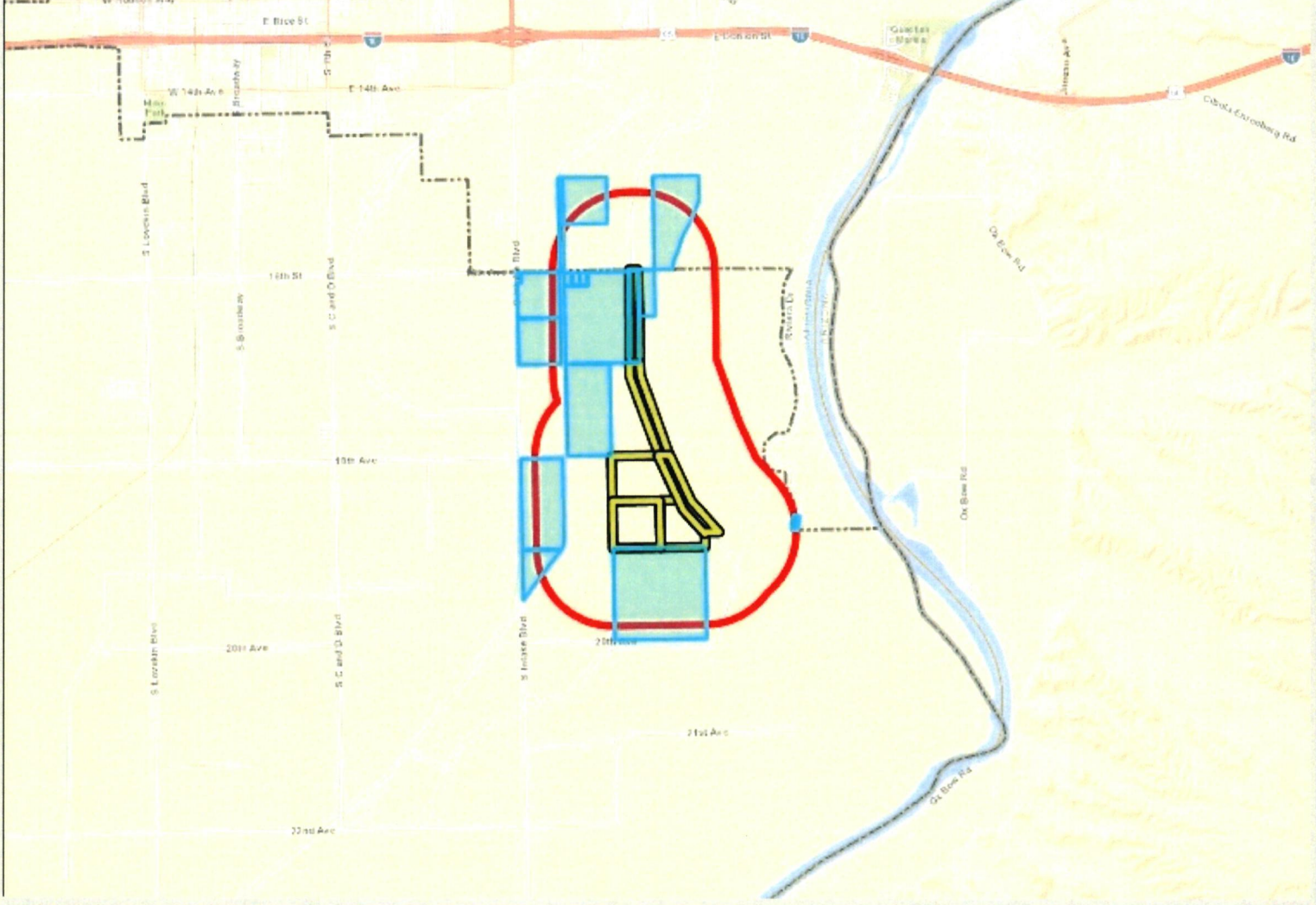
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Notes CZ2500008 and APE220011

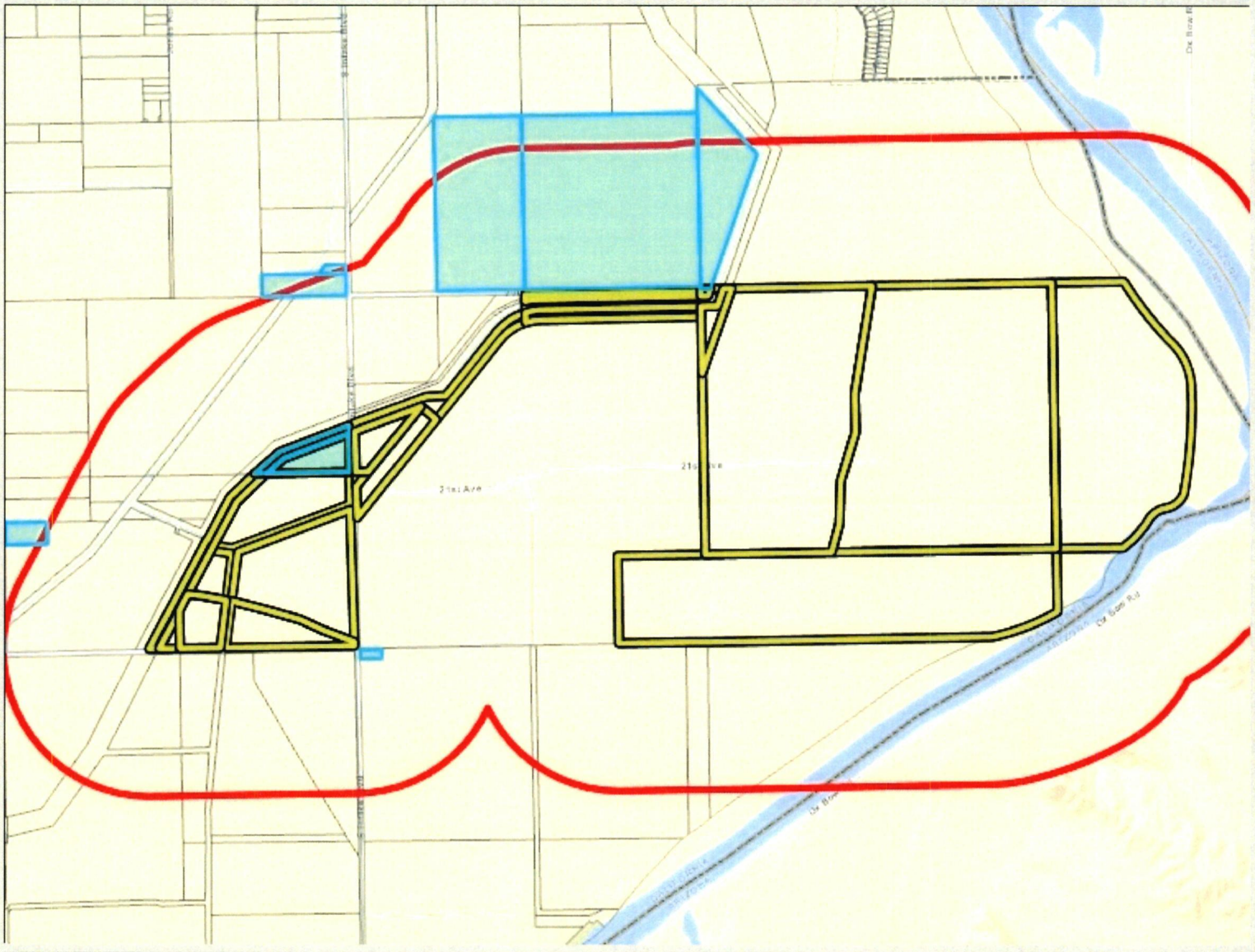
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Notes CZ2500009 and APE220013

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824102014
WOODSPUR FARMING
52 200 INDUSTRIAL WAY
COACHELLA CA 92236

824102028
IP ATHOS III LAND
9450 SW GEMINI DR # PMB 68743
BEAVERTON OR 97008

824122013
GILA FARM LAND
5701 TRUXTUN AVE STE 201
BAKERSFIELD CA 93309

824122014
SADIQ AINABI
1631 CAMELOT LN NE
FRIDLEY MN 55432

824122015
CROWN ENTERPRISES INC
P O BOX 869
WARREN MI 48090

824122016
PVID
180 W 14TH AVE
BLYTHE CA 92225

824130004
AMOS A. ELAM
244 LOMA AVE
LONG BEACH CA 90803

824130005
KAY ELLEN MASON
P O BOX 364
BLYTHE CA 92226

824142002
CRUZ ANTONIO DELATORRE
3850 OLD STATE HWY RD
BLYTHE CA 92225

824142011
EVC PARTNERS
2410 FAIR OAKS BLVD # 110
SACRAMENTO CA 95825

824142013
EVC PARTNERS
2410 FAIR OAKS BLVD SUITE 110
SACRAMENTO CA 95825

824150001
CAMPOS EZEQUIEL EDWARD LIVING TRUST
DTD 6/18/20
271 E AVENIDA SANTA ELENA
LA HABRA CA 90631

824150003
ANDREW M. WALLET
P O BOX 351237
LOS ANGELES CA 90035

824150009
JAIME M. MULLION
13625 W 10TH AVE
BLYTHE CA 92225

824150014
JESSE B. GRANER
PO BOX 351237
LOS ANGELES CA 90033

824150020
JOE ADAME
13801 NEIGHBORS BLVD
BLYTHE CA 92225

824150021
PATRICK MCCARTHY
14060 14TH AVE
BLYTHE CA 92225

824150023
HAYDAY FARMS INC
P O BOX 1226
BLYTHE CA 92225

824170013
W JONGSMA BLYTHE FARMS
295 HIGHWAY 385
HEREFORD TX 79045

863060004
RITA CASILLAS
14925 STEPHENSON BLVD
BLYTHE CA 92225

863060018
WOODSPUR FARMING
52200 INDUSTRIAL WAY
COACHELLA CA 92236

863070004
FISHER FAMILY PROP
10610 ICEPLANT RD
BLYTHE CA 92225

863070016
MICHELLE OWEN WALKER
15937 STEPHENSON BLVD
BLYTHE CA 92225

866021004
FONDOMONTE CALIF
250 N LITCHFIELD STE 101
GOODYEAR AZ 85338

866021006
G B INV CO
81880 ARUS AVE
INDIO CA 92201

866022004
ROBERT ARTEAGA
P O BOX 1942
BLYTHE CA 92226

866022005
LAURENCE E. MCCALLEY
169 DESERT GARDEN DR
PALM GARDENS NV 89039

866022006
MICHAEL D. RETHWISCH
541 32ND RD
RISING CITY NE 68658

866022007
LINDA K. CHRISMER
PO BOX 672
BLYTHE CA 92226

866022008
FISHER ANDREW B TRUST DTD 10/24/18
14530 S COMMERCIAL ST
BLYTHE CA 92225

866022010
CHRISTOPHER JAMES POPE
910 E BARNARD ST
BLYTHE CA 92225

866022011
CHRISTOPHER JAMES POPE
910 E BERNARD ST
BLYTHE CA 92225

866022012
LELAND T. CORMELL
245 N 3RD ST
BLYTHE CA 92225

866030001
EMPORIA I
400 MADISON AVE # 11B
NEW YORK NY 10017

866040001
YUL D. WHITNEY
PO BOX 2471
BLYTHE CA 92226

866040002
GM GABRYCH FAMILY
119 VIA MARINA
MARINA DEL REY CA 90292

866040004
MWD
PO BOX 54153
LOS ANGELES CA 90054

866260005
NORA KOMAI
2134 1/2 MONTAIR AVE
LONG BEACH CA 90815

866260006
GURPRIT SINGH
9553 S PRIEST RD
FRENCH CAMP CA 95231

866260007
RICARDO LIMON
2170 W HOBSONWAY BLVD
BLYTHE CA 92225

866260009
MARTIN E. DAHLKE
15135 CAMPHOR WAY
LAKE ELSINORE CA 92530

866260012
ANGELA MARIE MEJIA
14701 NEIGHBORS BLVD
BLYTHE CA 92225

866260013
JUAN P. RODRIGUEZ
14601 S NEIGHBORS BLVD
BLYTHE CA 92225

866260014
ANGEL B. MOJICA
545 GATEWAY ST
BLYTHE CA 92225

866260015
SUSAN H. FLEMING
ROUTE 2 BOX 4
CIBOLA AZ 85328

866260016
MARIO PENA
31041 S NEIGHBORS
BLYTHE CA 92225

866260017
JAMES E. PEOPLES
14981 S NEIGHBOURS BLVD
BLYTHE CA 92225

866260020
JOSEPH CURTIS COJEAN
14801 NEIGHBORS BLVD
BLYTHE CA 92225

866260021
MARGARITA RAPP
4275 W TETAKUSIM RD
TUCSON AZ 85746

875210001
D & B FISHER
10610 ICEPLANT RD
BLYTHE CA 92225

875240008
FONDOMONTE CALIF
250 N LITCHFIELD STE 101
GOODYEAR AZ 85338

875250010
MWD
PO BOX 54153
LOS ANGELES CA 90054

878070005
ROVEY LAND & CATTLE CO INC
32500 MOHAVE RD S
PARKER AZ 85344

878070009
SCHINDLER BROTHERS INC
3595 W HOBSONWAY
BLYTHE CA 92225

878070012
CAROLYN KRIBBS
12138 28TH AVE
BLYTHE CA 92225

878070016
STEVEN A. VAN SICKLE
PO BOX 2266
BLYTHE CA 92226

878102001
HULL FARMS INC
29501 NEIGHBORS BLV
BLYTHE CA 92225

878102003
ENTERPRISES SWANCO CA
RR 2 BOX 22
CIBOLA AZ 85328

878102004
CAL VAN FARMS
P O BOX 1053
BLYTHE CA 92226

863070008
FISHER FAMILY PROP
10610 ICEPLANT RD
BLYTHE CA 92225

863180003
MWD
PO BOX 54153
LOS ANGELES CA 90054

866030001
EMPORIA I
400 MADISON AVE # 11B
NEW YORK NY 10017

866080004
FONDOMONTE CALIF
250 N LITCHFIELD STE 101
GOODYEAR AZ 85338

866080007
WHITE JANET L & TERRY W REV TRUST DTD 5/15/2012
14201 SEELEY AVE
BLYTHE CA 92225

866080008
GM GABRYCH FAMILY
119 VIA MARINA
MARINA DEL REY CA 90292

866080009
PVID
180 W 14TH AVE
BLYTHE CA 92225

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878161013
FONDOMONTE CALIF
250 N LITCHFIELD RD NO101
GOODYEAR AZ 85338

878191004
MWD
PO BOX 54153
LOS ANGELES CA 90054

879240026
DANA HEYWOOD FARMS INC
P O BOX 2399
BLYTHE CA 92226

879261003
SOUTH VALLEY HOLDINGS
P O BOX 267
PALO VERDE CA 92266

879261025
STROSCHEIN GLORIA J SURVIVORS TRUST
PO BOX 1030
BLYTHE CA 92226

879262014
SAN DIEGO GAS & ELECTRIC CO
P O BOX 1831
SAN DIEGO CA 92112

879262015
PVID
180 W 14TH AVE
BLYTHE CA 92225

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875171018
D & B FISHER
10610 ICEPLANT RD
BLYTHE CA 92225

875172004
FONDOMONTE CALIF
250 N LITCHFIELD RD NO101
GOODYEAR AZ 85338

875172005
FONDOMONTE CALIF
250 N LITCHFIELD RD
GOODYEAR AZ 85338

875172008
RICHARD KENWORTHY
12 RICHMOND HILL
LAGUNA NIGUEL CA 92677

875172009
PVID
180 W 14TH AVE
BLYTHE CA 92225

875180004
LAKOTA RESOURCES
P O BOX 609
GILBERT AZ 85234

875202003
COUNTY OF RIVERSIDE
P O BOX 1180
RIVERSIDE CA 92502

875220004
D & B FISHER
10610 ICE PLANT RD
BLYTHE CA 92225

875230001
FONDOMONTE CALIF
4835 E CACTUS RD STE 115
SCOTTSDALE AZ 85254

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869220003
EMPORIA I
400 MADISON AVE # 11B
NEW YORK NY 10017

869220009
LEVEE BLOCK LTD PARTNERSHIP
4353 W FALLEN LEAF LN
GLENDALE AZ 85310

869220017
PVID
180 W 14TH AVE
BLYTHE CA 92225

869320002
FISHER FAMILY PROP
10610 ICEPLANT RD
BLYTHE CA 92225

869320005
RIO RANCHO 2000
P O BOX 1230
BLYTHE CA 92226

869320010
LAKOTA RESOURCES
P O BOX 609
GILBERT AZ 85234

869320018
FONDOMONTE CALIF
250 N LITCHFIELD RD NO 101
GOODYEAR AZ 85338

869320026
CHAIREL CUSTOM HAY INC
P O BOX 908
BLYTHE CA 92226

869320027
JOSEPH IAN JOHN
8701 SEELEY AVE
BLYTHE CA 92225

869320028
ROY MARTIN MALLETT
2210 COOLWATER
BLYTHE CA 92225

869320029
NOON DANIEL P REVOCABLE LIVING TRUST
DATED 11/18/2022
2226 MANHATTAN AVE
HERMOSA BEACH CA 90254

869330003
NOON DANIEL P REVOCABLE LIVING TRUST
DATED 11/18/2022
2226 MANHATTAN AVE
HERMOSA BEACH CA 90254

875050001
D & B FISHER
10620 ICE PLANT RD
BLYTHE CA 92225

875050010
D & B FISHER
10620 ICEPLANT RD
BLYTHE CA 92225

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875050019
D & B FISHER
10610 ICE PLANT RD
BLYTHE CA 92225

875280017
MILLER SCOTT A & VANESSA LIVING TRUST
DTD 4/9/15
2842 E BLACKHAWK CT
GILBERT AZ 85298

875280018
GEORGE D. SPIRZ
15420 OLDE HWY 80 # 110
EL CAJON CA 92021

875280019
FRANCISCO ANTONIO AVALOS
13402 DONEGAL DR
GARDEN GROVE CA 92844

875280020
JORDAN MICHAEL ROBINSON
1309 COUNTY ROAD 109
WHITESBORO TX 76273

875280021
TRIPLE R ENTERPRISES INC
1155 ALPINE HEIGHTS RD
ALPINE CA 91901

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875040019
BRIAN WARD
19975 INTAKE BLVD
BLYTHE CA 92225

875040021
JESSICA L. COURTER
19855 S INTAKE BLVD
BLYTHE CA 92225

875050009
LAKOTA RESOURCES
P O BOX 609
GILBERT AZ 85234

875050010
D & B FISHER
10620 ICEPLANT RD
BLYTHE CA 92225

875050011
D & B FISHER
10620 ICE PLANT RD
BLYTHE CA 92225

875080015
PVID
180 W 14TH AVE
BLYTHE CA 92225

875090006
FONDOMONTE CALIF
250 N LITCHFIELD NO 101
GOODYEAR AZ 85338

875090008
FONDOMONTE CALIF
250 N LITCHFIELD RD NO 101
GOODYEAR AZ 85338

875100014
MARCELINO HERNANDEZ
481 N WILLOW
BLYTHE CA 92225

875152011
JULIAN MARTIN MINJARES
22080 INTAKE BLVD
BLYTHE CA 92225

ATTN: PLANNING DEPARTMENT
CITY OF BLYTHE
235 NORTH BROADWAY
BLYTHE, CA 92225

ATTN: CRYSTAL CRAIG
LAFCO
6216 BROCKTON AVENUE,
SUITE 111-B
RIVERSIDE, CA 92506

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation to approve the Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 – 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

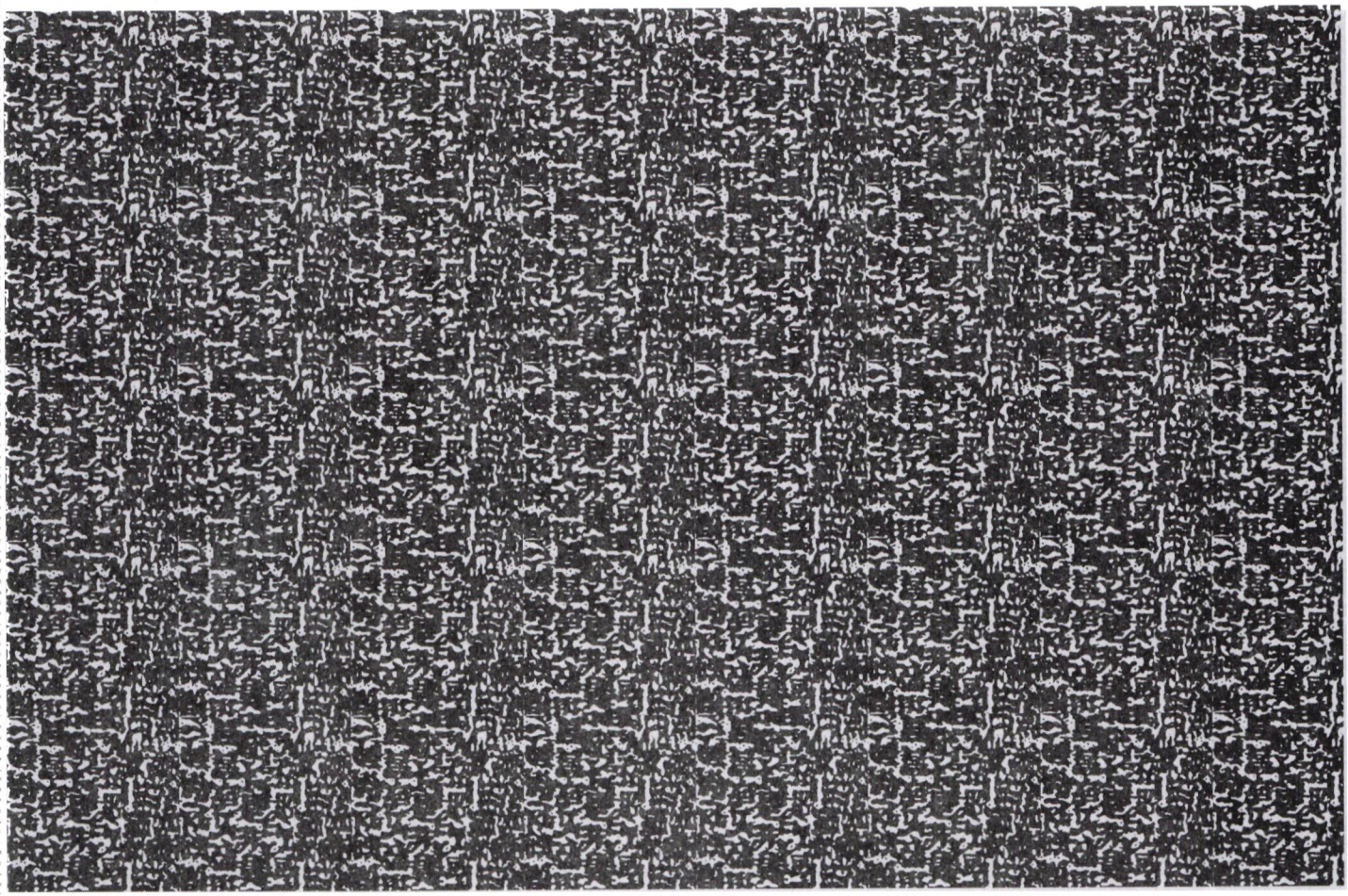
Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

8549033 8549080
PSEMPV

REMOVE SIDE EDGES FIRST
THEN FOLD AND TEAR THIS STUB ALONG PERFORATION

REMOVE THESE EDGES FIRST
FOLD, CREASE AND TEAR ALONG PERFORATION



REMOVE THESE EDGES FIRST
FOLD, CREASE AND TEAR ALONG PERFORATION

B
B

Riverside County Clerk of the Board
County Administrative Center
4080 Lemon Street, 1st Floor Annex
P. O. Box 1147
Riverside, CA 92502-1147

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52200 INDUSTRIAL WAY
COACHELLA CA 92236

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:WOODSPUR FARMING LLC
PO BOX 757
THERMAL CA 92274-0757

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AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisión de Planificación aprobó la recomendación del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reunión del Departamento de Planificación relativos al proyecto propuesto se pueden consultar en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia de la Comisión de Planificación: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER MÁS INFORMACIÓN SOBRE ESTE PROYECTO, PÓNGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENVÍE UN CORREO ELECTRÓNICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podrá hacerlo por escrito entre la fecha de este aviso y la audiencia pública, o podrá comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia pública se presentarán a la Junta de Supervisores, y la Junta de Supervisores los considerará, además de cualquier testimonio oral, antes de tomar una decisión sobre el proyecto.

Si desafía el punto anterior ante los tribunales, es posible que solo pueda plantear las cuestiones que usted u otra persona hayan presentado en la audiencia pública descrita en este aviso, o en la correspondencia escrita dirigida al Departamento de Planificación o a la Junta de Supervisores antes o durante dicha audiencia pública. Tenga en cuenta que, como resultado de la audiencia pública y tras la consideración de todos los comentarios públicos, tanto escritos como orales, la Junta de Supervisores podrá modificar, total o parcialmente, el proyecto y/o el documento ambiental correspondiente. En consecuencia, las designaciones, las normas de desarrollo, el diseño o las mejoras, o cualquier propiedad o terreno dentro de los límites del proyecto, pueden modificarse de una manera diferente a la propuesta inicialmente.

Existen formatos alternativos disponibles previa solicitud para personas con discapacidad. Si necesita alguna adaptación razonable, comuníquese con la Secretaría de la Junta Directiva al (951) 955-1069.

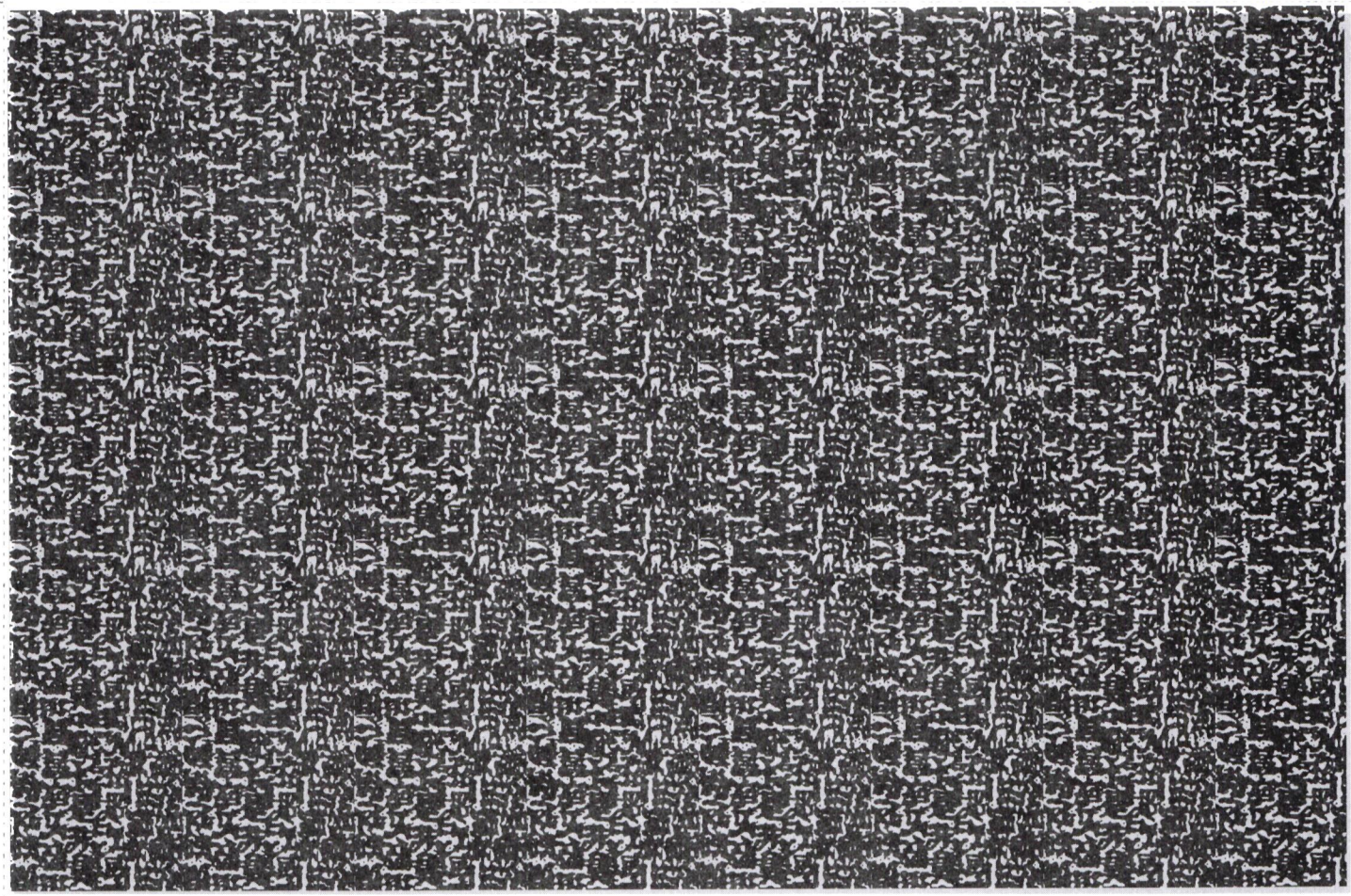
Por favor, envíe toda la correspondencia escrita a: secretaria de la Junta Directiva, 4080 Lemon Street, 1er piso, Apartado de Correos 1147, Riverside, CA 92502-1147 o envíe un correo electrónico a cob@rivco.org.

Fecha: 30 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta

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Riverside, CA 92502-1147

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RECEIVED RIVERSIDE COUNTY CLERK OF THE BOARD
2026 JAN -7 AM 10:59

863060018
WOODSPUR FARMING
52200 INDUSTRIAL WAY
COACHELLA CA 92236

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FORWARD TIME EXP RTN TO SEND
:WOODSPUR FARMING LLC
PO BOX 757
THERMAL CA 92274-0757

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NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation to approve the Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 – 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

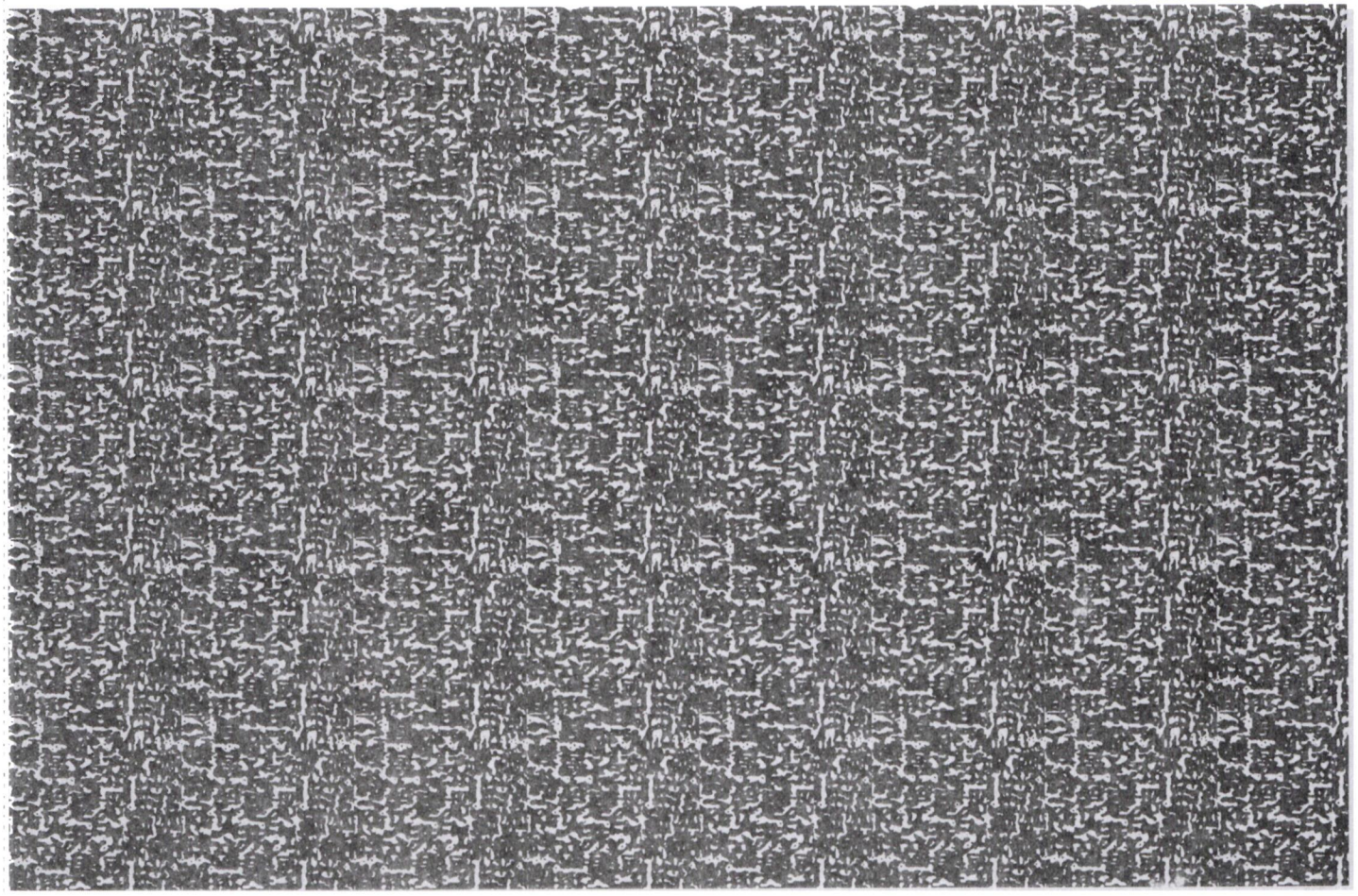
Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

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PSEMPV

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WOODSPUR FARMING
52 200 INDUSTRIAL WAY
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:WOODSPUR FARMING LLC
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AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

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Fecha: 30 de diciembre 2025

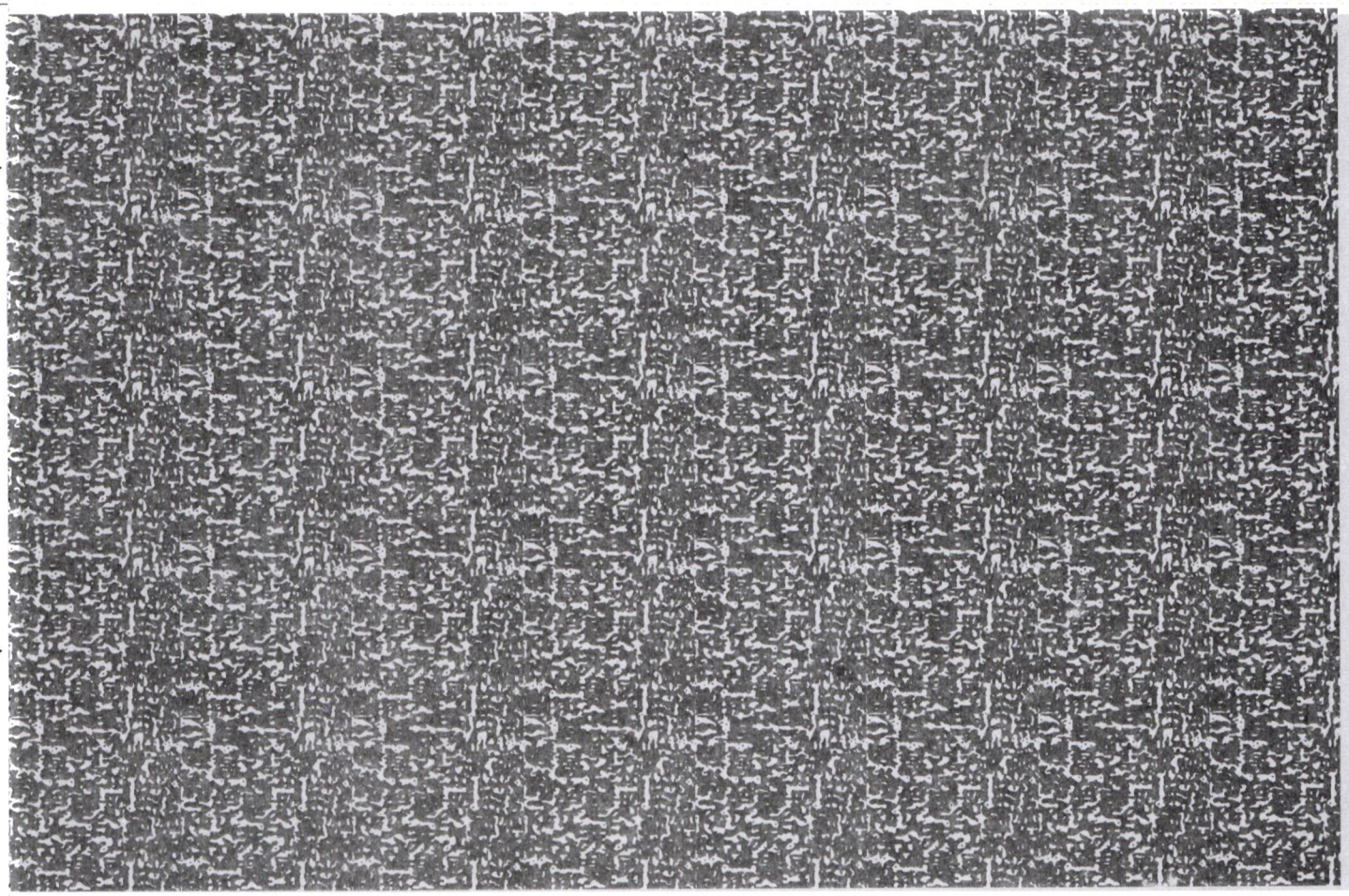
Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta

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824102014
WOODSPUR FARMING
52 200 INDUSTRIAL WAY
COACHELLA CA 92236

910 NFE 1270C24I0001/05/26
FORWARD TIME EXP RTN TO SEND
:WOODSPUR FARMING LLC
PO BOX 757
THERMAL CA 92274-0757

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NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

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The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

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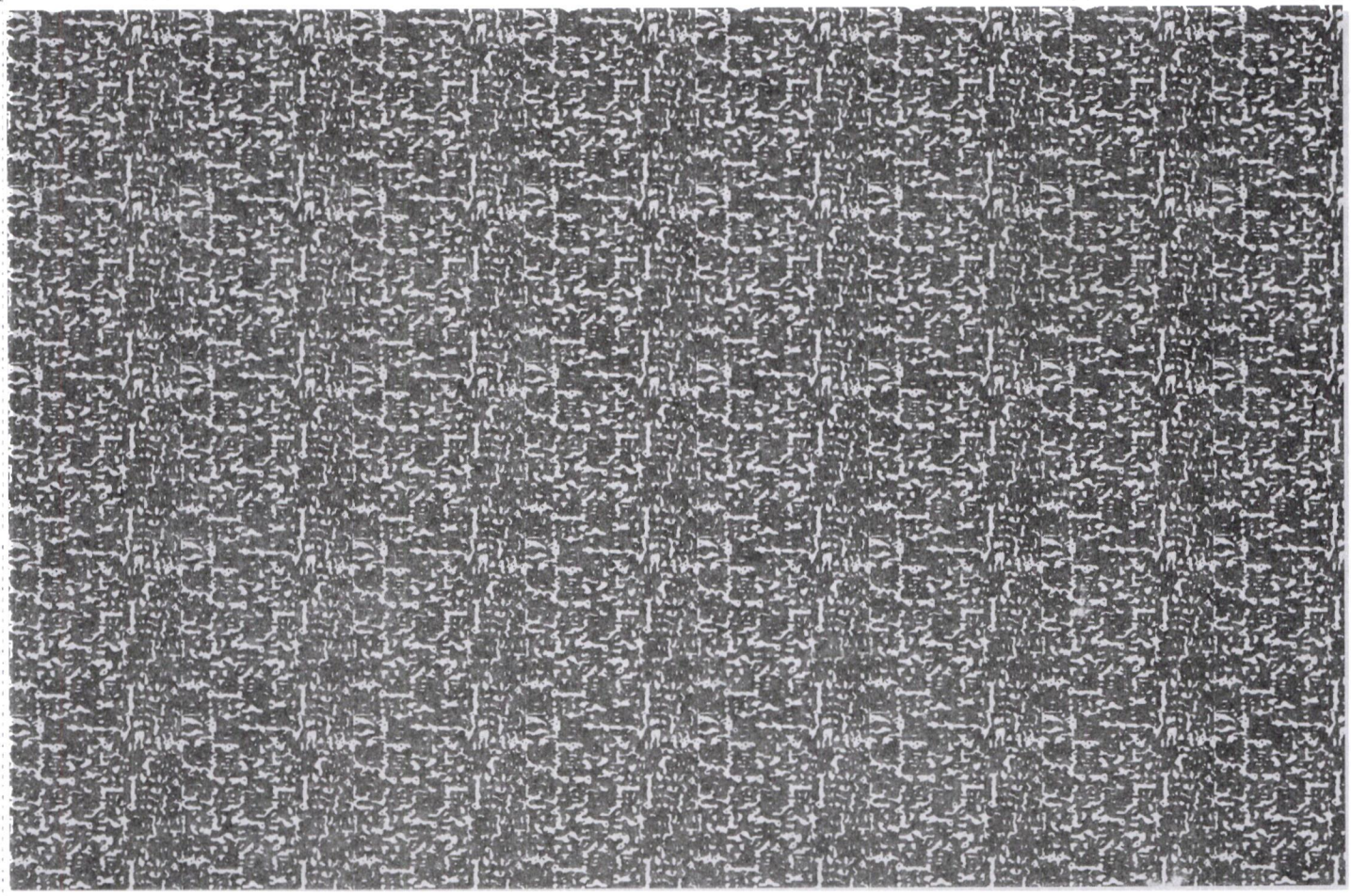
Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

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875172005
FONDOMONTE CALIF
250 N LITCHFIELD RD
GOODYEAR AZ 85338

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RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD
BC: 9250211474 7 *1394-02177-04-12

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KSJMRMP BSSJ

AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisión de Planificación aprobó la recomendación del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reunión del Departamento de Planificación relativos al proyecto propuesto se pueden consultar en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia de la Comisión de Planificación: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER MÁS INFORMACIÓN SOBRE ESTE PROYECTO, PÓNGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENVÍE UN CORREO ELECTRÓNICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podrá hacerlo por escrito entre la fecha de este aviso y la audiencia pública, o podrá comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia pública se presentarán a la Junta de Supervisores, y la Junta de Supervisores los considerará, además de cualquier testimonio oral, antes de tomar una decisión sobre el proyecto.

Si desafía el punto anterior ante los tribunales, es posible que solo pueda plantear las cuestiones que usted u otra persona hayan presentado en la audiencia pública descrita en este aviso, o en la correspondencia escrita dirigida al Departamento de Planificación o a la Junta de Supervisores antes o durante dicha audiencia pública. Tenga en cuenta que, como resultado de la audiencia pública y tras la consideración de todos los comentarios públicos, tanto escritos como orales, la Junta de Supervisores podrá modificar, total o parcialmente, el proyecto y/o el documento ambiental correspondiente. En consecuencia, las designaciones, las normas de desarrollo, el diseño o las mejoras, o cualquier propiedad o terreno dentro de los límites del proyecto, pueden modificarse de una manera diferente a la propuesta inicialmente.

Existen formatos alternativos disponibles previa solicitud para personas con discapacidad. Si necesita alguna adaptación razonable, comuníquese con la Secretaría de la Junta Directiva al (951) 955-1069.

Por favor, envíe toda la correspondencia escrita a: secretaria de la Junta Directiva, 4080 Lemon Street, 1er piso, Apartado de Correos 1147, Riverside, CA 92502-1147 o envíe un correo electrónico a cob@rivco.org.

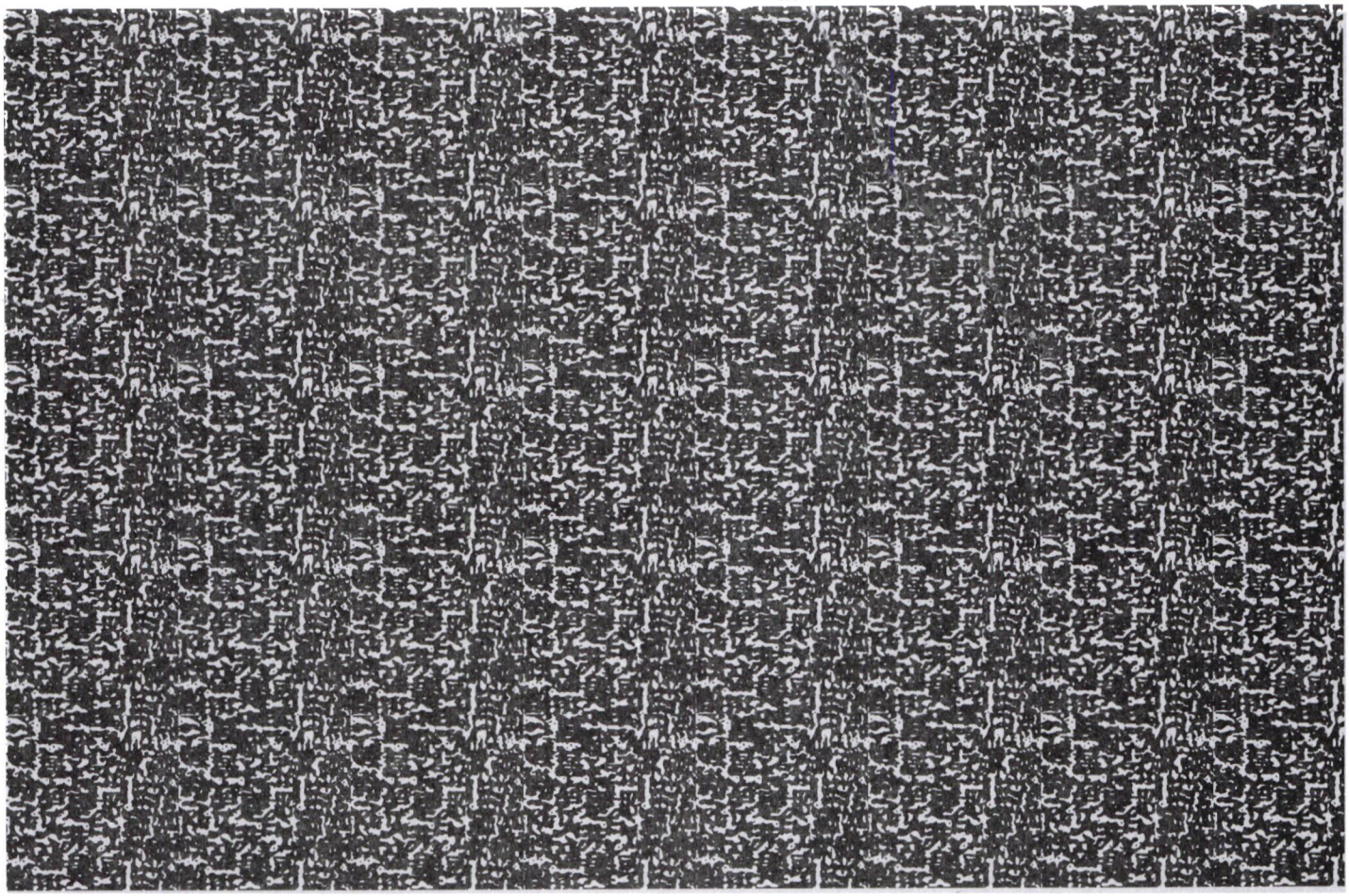
Fecha: 30 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta

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875172005
FONDOMONTE CALIF
250 N LITCHFIELD RD
GOODYEAR AZ 85338

NIXIE 850 FE 1270 0001/07/26
RETURN TO SENDER
ATTEMPTED - NOT KNOWN
UNABLE TO FORWARD

ANK BC: 92502114747 *1394-02176-04-12

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KSJMRMF 0553

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation to approve the Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 – 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: December 30, 2025

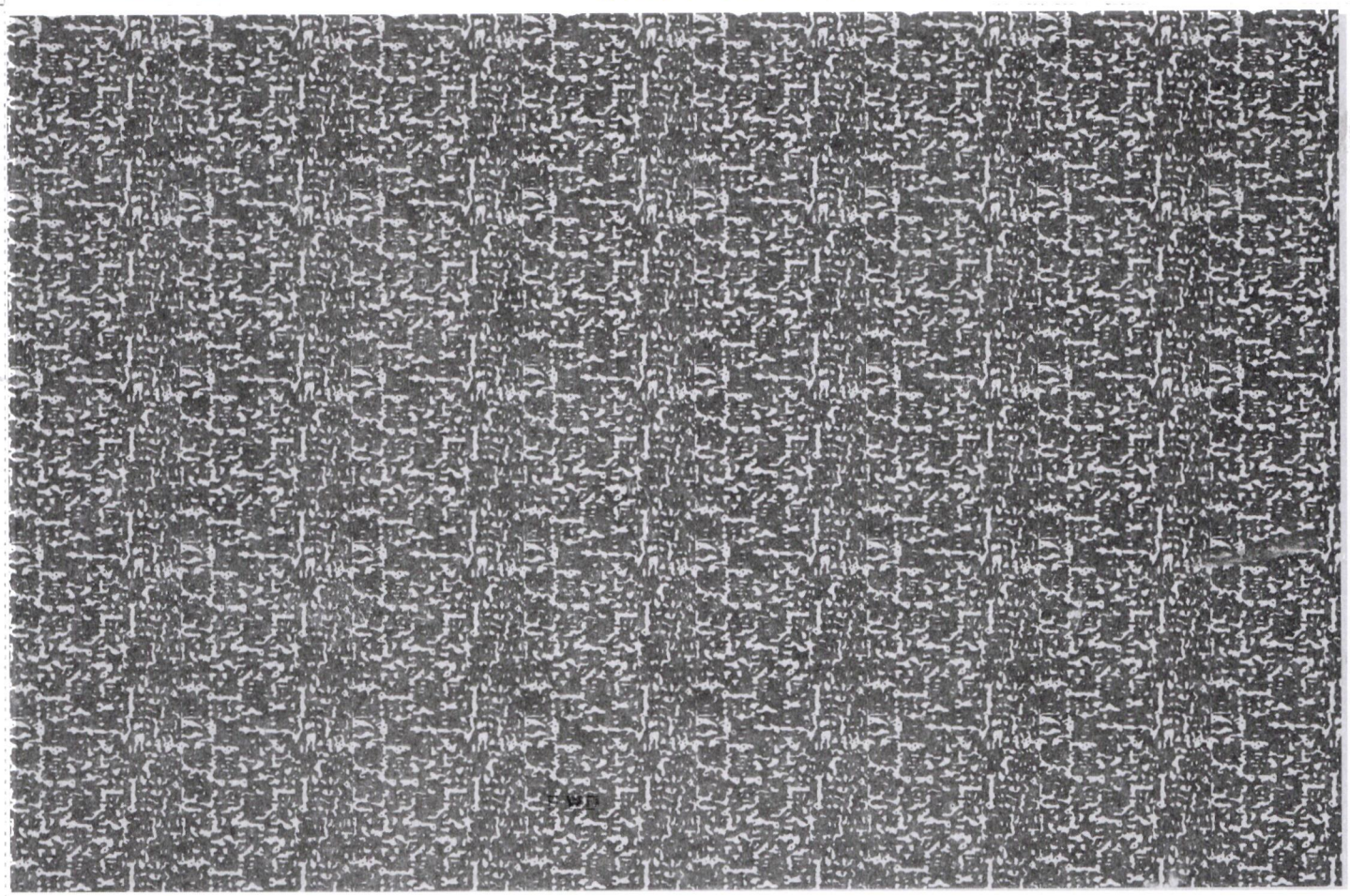
Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

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SCOTTSDALE AZ 85254

NIXIE 850 FE 1270 0001/17/26
RETURN TO SENDER
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AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisión de Planificación aprobó la recomendación del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reunión del Departamento de Planificación relativos al proyecto propuesto se pueden consultar en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia de la Comisión de Planificación: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER MÁS INFORMACIÓN SOBRE ESTE PROYECTO, PÓNGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENVÍE UN CORREO ELECTRÓNICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podrá hacerlo por escrito entre la fecha de este aviso y la audiencia pública, o podrá comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia pública se presentarán a la Junta de Supervisores, y la Junta de Supervisores los considerará, además de cualquier testimonio oral, antes de tomar una decisión sobre el proyecto.

Si desafía el punto anterior ante los tribunales, es posible que solo pueda plantear las cuestiones que usted u otra persona hayan presentado en la audiencia pública descrita en este aviso, o en la correspondencia escrita dirigida al Departamento de Planificación o a la Junta de Supervisores antes o durante dicha audiencia pública. Tenga en cuenta que, como resultado de la audiencia pública y tras la consideración de todos los comentarios públicos, tanto escritos como orales, la Junta de Supervisores podrá modificar, total o parcialmente, el proyecto y/o el documento ambiental correspondiente. En consecuencia, las designaciones, las normas de desarrollo, el diseño o las mejoras, o cualquier propiedad o terreno dentro de los límites del proyecto, pueden modificarse de una manera diferente a la propuesta inicialmente.

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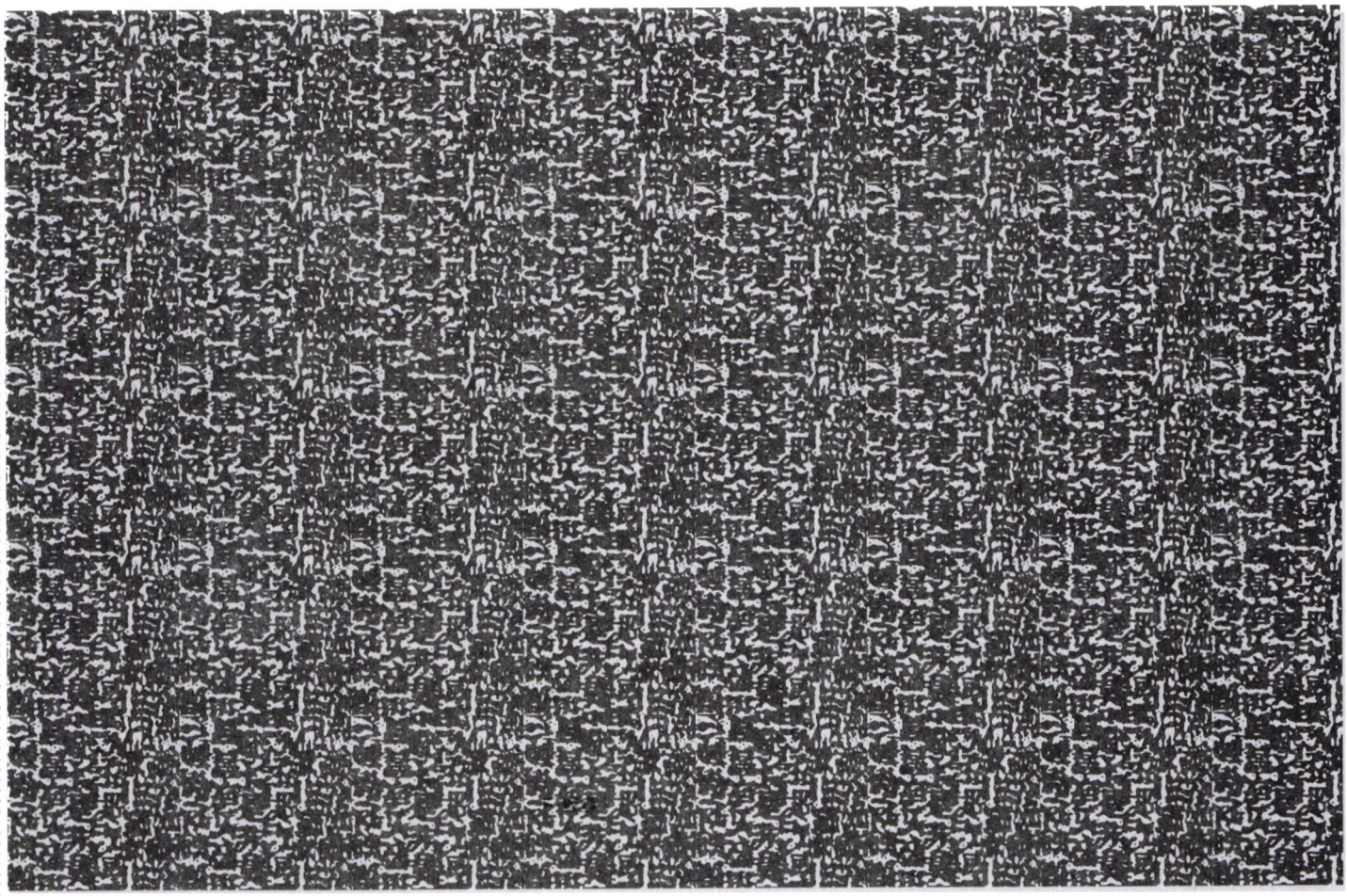
Fecha: 30 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta

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SCOTTSDALE AZ 85254

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KSJMRMP

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation to approve the Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 – 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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.

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Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

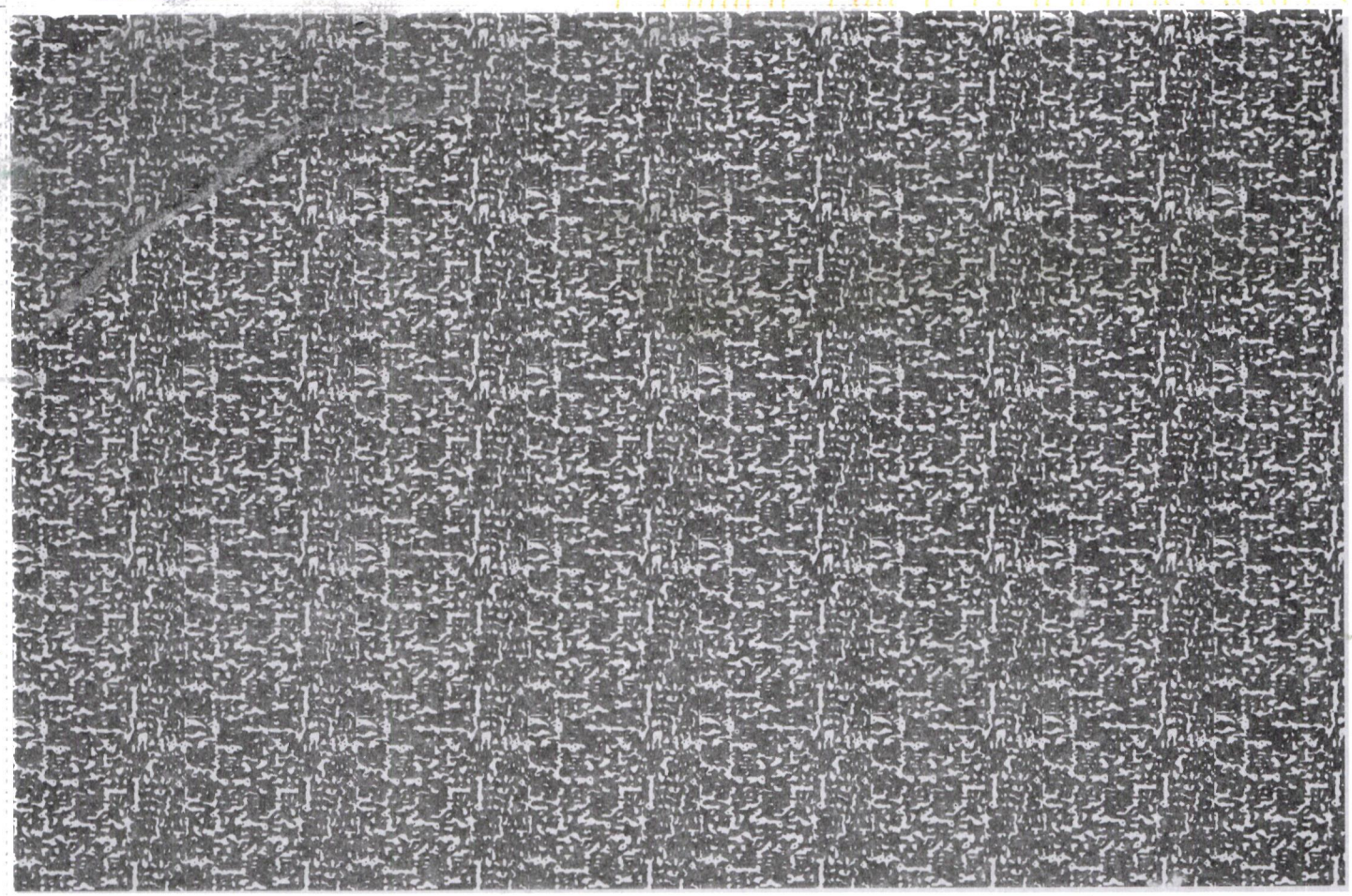
Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

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P O BOX 1180
RIVERSIDE CA 92502

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BC: 92502114747 *2152-05907-29-25

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AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisión de Planificación aprobó la recomendación del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reunión del Departamento de Planificación relativos al proyecto propuesto se pueden consultar en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia de la Comisión de Planificación: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER MÁS INFORMACIÓN SOBRE ESTE PROYECTO, PÓNGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENVÍE UN CORREO ELECTRÓNICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podrá hacerlo por escrito entre la fecha de este aviso y la audiencia pública, o podrá comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia pública se presentarán a la Junta de Supervisores, y la Junta de Supervisores los considerará, además de cualquier testimonio oral, antes de tomar una decisión sobre el proyecto.

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Existen formatos alternativos disponibles previa solicitud para personas con discapacidad. Si necesita alguna adaptación razonable, comuníquese con la Secretaría de la Junta Directiva al (951) 955-1069.

Por favor, envíe toda la correspondencia escrita a: secretaria de la Junta Directiva, 4080 Lemon Street, 1er piso, Apartado de Correos 1147, Riverside, CA 92502-1147 o envíe un correo electrónico a cob@rivco.org.

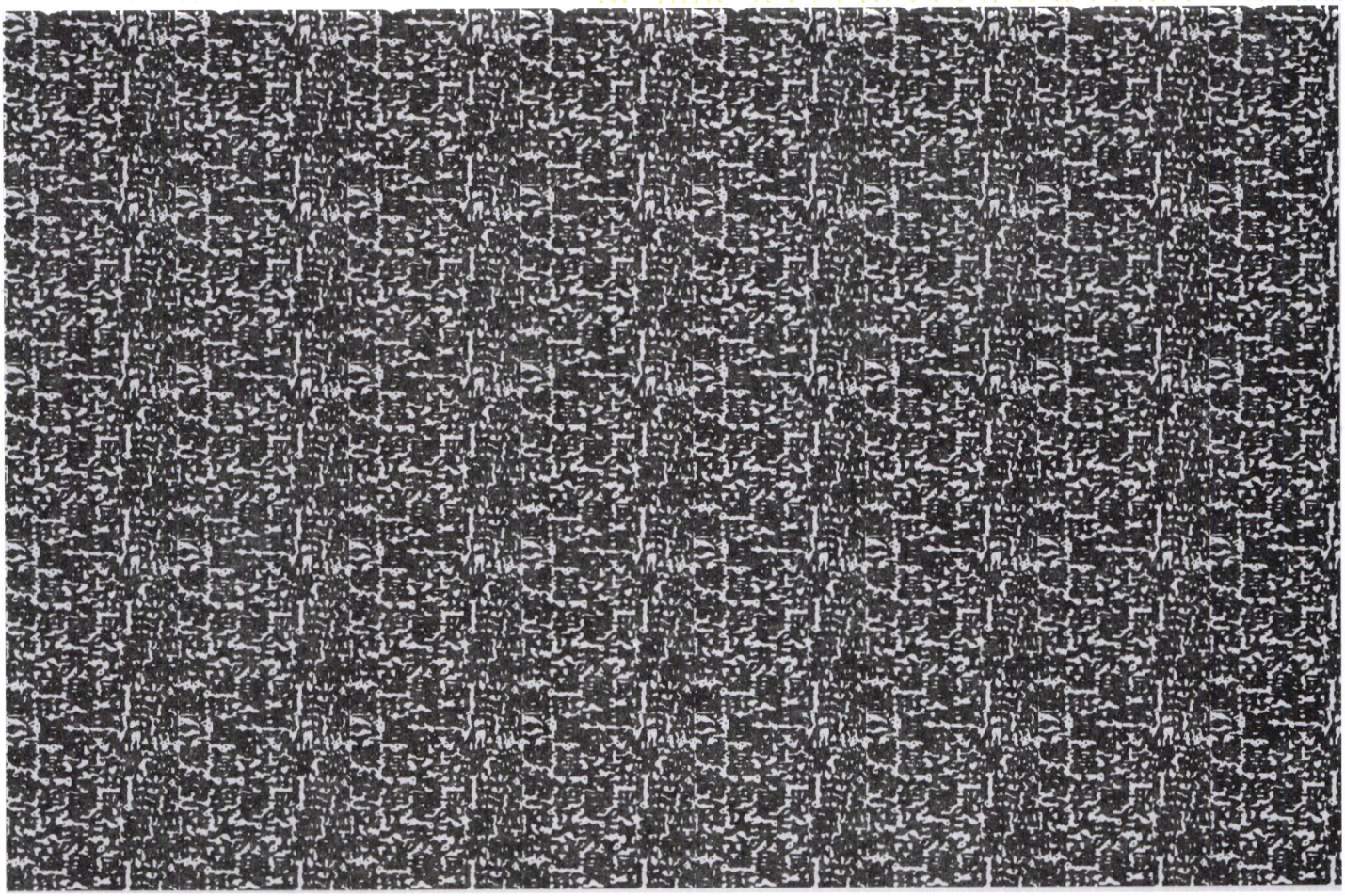
Fecha: 30 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta

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AFFIDAVIT OF PUBLICATION

Naomy Sicra
Riverside County-Board Of Sup.
4080 Lemon ST # 127
Riverside CA 92501-3609

STATE OF WISCONSIN, COUNTY OF BROWN

The Desert Sun, a newspaper published in the city of Palm Springs, Riverside County, State of California, and personal knowledge of the facts herein state and that the notice hereto annexed was Published in said newspapers in the issue:

PDS desertsun.com 01/07/2026
PDS Palm Springs Desert Sun 01/07/2026

and that the fees charged are legal.
Sworn to and subscribed before on 01/07/2026

Legal Clerk

Notary, State of WI, County of Brown

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orreo electrónico a cob@rivco.org.
echa: 30 de diciembre 2025
imberly A. Rector, secretaria de junta
or: Naomy Sicra, asistente de secretaria de junta
/7/26 #11959862

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY
ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation to Approve The Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 – 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board

By: Naomy Sicra, Clerk of the Board Assistant

AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE
SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

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NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY
ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

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The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

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Dated: December 30, 2025
Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE
SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

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El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

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Fecha: 30 de diciembre 2025
Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta
1/7/26 #11959862

AFFP
CHANGE OF ZONES

Affidavit of Publication

STATE OF CA } SS
COUNTY OF RIVERSIDE }

Frank Ramirez, being duly sworn, says:

I am a citizen of the United States and am employed by a publication in the county aforesaid, I am over the age of eighteen years and I am not a party to, nor interested in the above entitled matter. I am the Principal Clerk of the Printer of the Palo Verde Valley Times, a newspaper of general circulation, printed and published in Blythe, Riverside County, CA; and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Riverside, State of California under the date of June, 20, 1952, Case No. 54744, that the publication, a copy of which is attached hereto, was published in the said newspaper on the following dates:

01/07/2026

That said newspaper was regularly issued and circulated on those dates.

I declare under penalty of perjury, that the foregoing is true and correct this 7th day of January 2026.

Frank Ramirez

Frank Ramirez, Riverside County, CA

323418 550137

RIVERSIDE COUNTY CLERK OF THE BOARD
1ST FLOOR, ROOM 127
4080 LEMON STREET
RIVERSIDE CA 92501

Planning
2/10/2026
23.1

Ad text : NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on Tuesday, February 10, 2026 at 10:00 A.M. or as soon as possible thereafter, to consider the Planning Commission's recommendation toApprove The Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

AVISO DE AUDIENCIA P?BLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACI?N, ESTABLECIMIENTO Y AMPLIACI?N DE RESERVA AGR?COLA, CUARTO DISTRITO DE SUPERVISI?N

Por la presente se notifica que se celebrar? una audiencia p?blica, en la que se escuchar? a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el martes 10 de febrero de 2026 a las 10:00 a. m. o tan pronto como sea posible despu?s de esa hora, para considerar la recomendaci?n de la Comisi?n de Planificaci?n de aprobar los Cambios de Zonificaci?n Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el an?lisis del Comit? Asesor T?cnico Integral para establecer las Reservas Agr?colas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el an?lisis del Comit? Asesor T?cnico Integral para ampliar una reserva agr?cola existente bajo la Ampliaci?n de Reserva Agr?cola No. 220004 (N?meros de Parcelas: Varios). Este proyecto propuesto est? ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisi?n.

El Departamento de Planificaci?n del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO EST? EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificaci?n Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservaci?n del uso del suelo relacionados con las parcelas en cuesti?n.

El 18 de abril de 2024, el Comit? Asesor T?cnico de Reservas Agr?colas Integrales determin?, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agr?colas y una ampliaci?n era compatible con las regulaciones estatales y locales relativas a las reservas agr?colas y los contratos de conservaci?n de tierras. Los documentos de la reuni?n del Departamento de Planificaci?n sobre el proyecto propuesto pueden consultarse en l?nea, en la p?gina de Audiencias P?blicas del sitio web del Departamento de Planificaci?n, bajo la fecha de la audiencia del Comit? Asesor T?cnico de Reservas Agr?colas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisi?n de Planificaci?n aprob? la recomendaci?n del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reuni?n del Departamento de Planificaci?n

relativos al proyecto propuesto se pueden consultar en l?nea, en la p?gina de Audiencias P?blicas del sitio web del Departamento de Planificaci?n, bajo la fecha de la audiencia de la Comisi?n de Planificaci?n: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER M?S INFORMACI?N SOBRE ESTE PROYECTO, P?NGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENV?E UN CORREO ELECTR?NICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podr? hacerlo por escrito entre la fecha de este aviso y la audiencia p?blica, o podr? comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia p?blica se presentar?n a la Junta de Supervisores, y la Junta de Supervisores los considerar?, adem?s de cualquier testimonio oral, antes de tomar una decisi?n sobre el proyecto.

Si desaf?a el punto anterior ante los tribunales, es posible que solo pueda plantear las cuestiones que usted u otra persona hayan presentado en la audiencia p?blica descrita en este aviso, o en la correspondencia escrita dirigida al Departamento de Planificaci?n o a la Junta de Supervisores antes o durante dicha audiencia p?blica. Tenga en cuenta que, como resultado de la audiencia p?blica y tras la consideraci?n de todos los comentarios p?blicos, tanto escritos como orales, la Junta de Supervisores podr? modificar, total o parcialmente, el proyecto y/o el documento ambiental correspondiente. En consecuencia, las designaciones, las normas de desarrollo, el dise?o o las mejoras, o cualquier propiedad o terreno dentro de los l?mites del proyecto, pueden modificarse de una manera diferente a la propuesta inicialmente.

Existen formatos alternativos disponibles previa solicitud para personas con discapacidad. Si necesita alguna adaptaci?n razonable, comun?quese con la Secretar?a de la Junta Directiva al (951) 955-1069.

Por favor, env?e toda la correspondencia escrita a: secretaria de la Junta Directiva, 4080 Lemon Street, 1er piso, Apartado de Correos 1147, Riverside, CA 92502-1147 o env?e un correo electr?nico a cob@rivco.org.

Fecha: 30 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta
PVVT - 1/07/26 - 550137

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON CHANGE OF ZONE, AGRICULTURAL PRESERVE ESTABLISHMENT AND AGRICULTURAL PRESERVE ENLARGEMENT FOURTH SUPERVISORIAL DISTRICT

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 10:00 A.M.** or as soon as possible thereafter, to consider the Planning Commission's recommendation toApprove The Change of Zones Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and consider the Comprehensive Technical Advisory Committee's analysis to establish Agricultural Preserve Establishment Nos. 220001, 220002, 220007, 220009, 220011, & 220013, and consider the Comprehensive Technical Advisory Committee's analysis to Enlarge an existing agricultural preserve under Agricultural Preserve Enlargement No. 220004 APNs: Various. This proposed project is located within South Eastern Riverside County in the Fourth Supervisorial District.

The Riverside County Planning Department recommends that the Board of Supervisors FIND that THE PROJECT IS EXEMPT FROM CEQA Pursuant to State CEQA Guidelines Sections 15317 and 15061 (b)(3), APPROVE Change of Zones No. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008, & 2500009, and ADOPT RESOLUTION Nos. 2025-188, 2025-189, 2025-190, 2025-191, 2025-192, and AUTHORIZE the Chairperson of the Board of Supervisors to execute various land use conservation contracts pertaining to the subject parcels.

On April 18, 2024, the Comprehensive Agricultural Preserves Technical Advisory Committee found the request to establish agricultural preserves and one enlargement consistent with state and local regulations regarding agricultural preserves and land conservation contracts by a vote of (3 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Comprehensive Agricultural Preserves Technical Advisory Committee hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

On May 21, 2025, the Planning Commission approved staff's recommendation to the Board of Supervisors by a vote of (5 - 0). The Planning Department meeting documents for the proposed project may be viewed online under the Planning Commission hearing date on the Public Hearing page of the Planning Department website: https://planning.rctlma.org/Public-Hearings.

FOR FURTHER INFORMATION REGARDING THIS PROJECT, PLEASE CONTACT JOSELUIS APARICIO, PROJECT PLANNER, AT (951) 955-6035 OR EMAIL JLAPARICIO@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 Department 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 Clerk of the Board at (951) 955-1069.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org

Dated: December 30, 2025

Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant

AVISO DE AUDIENCIA PÚBLICA ANTE LA JUNTA DE SUPERVISORES DEL CONDADO DE RIVERSIDE SOBRE CAMBIO DE ZONIFICACIÓN, ESTABLECIMIENTO Y AMPLIACIÓN DE RESERVA AGRÍCOLA, CUARTO DISTRITO DE SUPERVISIÓN

Por la presente se notifica que se celebrará una audiencia pública, en la que se escuchará a todas las personas interesadas, ante la Junta de Supervisores del Condado de Riverside, California, en la Sala de la Junta, ubicada en el primer piso del Centro Administrativo del Condado, 4080 Lemon Street, Riverside, el **martes 10 de febrero de 2026 a las 10:00 a. m.** o tan pronto como sea posible después de esa hora, para considerar la recomendación de la Comisión de Planificación de aprobar los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y considerar el análisis del Comité Asesor Técnico Integral para establecer las Reservas Agrícolas Nos. 220001, 220002, 220007, 220009, 220011 y 220013, y considerar el análisis del Comité Asesor Técnico Integral para ampliar una reserva agrícola existente bajo la Ampliación de Reserva Agrícola No. 220004 (Números de Parcelas: Varios). Este proyecto propuesto está ubicado en el sureste del Condado de Riverside, en el Cuarto Distrito de Supervisión.

El Departamento de Planificación del Condado de Riverside recomienda que la Junta de Supervisores DETERMINE que EL PROYECTO ESTÁ EXENTO de la Ley de Calidad Ambiental de California (CEQA) de conformidad con las Secciones 15317 y 15061 (b)(3) de las Directrices Estatales de la CEQA, APRUEBE los Cambios de Zonificación Nos. 2500003, 2500004, 2500005, 2500006, 2500007, 2500008 y 2500009, y ADOPTE las Resoluciones Nos. 2025-188, 2025-189, 2025-190, 2025-191 y 2025-192, y AUTORICE al Presidente de la Junta de Supervisores a firmar diversos contratos de conservación del uso del suelo relacionados con las parcelas en cuestión.

El 18 de abril de 2024, el Comité Asesor Técnico de Reservas Agrícolas Integrales determinó, por unanimidad (3 votos a favor y 0 en contra), que la solicitud para establecer reservas agrícolas y una ampliación era compatible con las regulaciones estatales y locales relativas a las reservas agrícolas y los contratos de conservación de tierras. Los documentos de la reunión del Departamento de Planificación sobre el proyecto propuesto pueden consultarse en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia del Comité Asesor Técnico de Reservas Agrícolas Integrales: https://planning.rctlma.org/Public-Hearings.

El 21 de mayo de 2025, la Comisión de Planificación aprobó la recomendación del personal a la Junta de Supervisores por unanimidad (5 votos a favor y 0 en contra). Los documentos de la reunión del Departamento de Planificación relativos al proyecto propuesto se pueden consultar en línea, en la página de Audiencias Públicas del sitio web del Departamento de Planificación, bajo la fecha de la audiencia de la Comisión .de Planificación: https://planning.rctlma.org/Public-Hearings.

PARA OBTENER MÁS INFORMACIÓN SOBRE ESTE PROYECTO, PÓNGASE EN CONTACTO CON JOSELUIS APARICIO, PLANIFICADOR DEL PROYECTO, AL (951) 955-6035 O ENVÍE UN CORREO ELECTRÓNICO A JLAPARICIO@RIVCO.ORG

Cualquier persona que desee testificar a favor o en contra del proyecto podrá hacerlo por escrito entre la fecha de este aviso y la audiencia pública, o podrá comparecer y ser escuchada en la fecha y el lugar indicados anteriormente. Todos los comentarios escritos recibidos antes de la audiencia pública se presentarán a la Junta de Supervisores, y la Junta de Supervisores los considerará, además de cualquier testimonio oral, antes de tomar una decisión sobre el proyecto.

Si desafía el punto anterior ante los tribunales, es posible que solo pueda plantear las cuestiones que usted u otra persona hayan presentado en la audiencia pública descrita en este aviso, o en la correspondencia escrita dirigida al Departamento de Planificación o a la Junta de Supervisores antes o durante dicha audiencia pública. Tenga en cuenta que, como resultado de la audiencia pública y tras la consideración de todos los comentarios públicos, tanto escritos como orales, la Junta de Supervisores podrá modificar, total o parcialmente, el proyecto y/o el documento ambiental correspondiente. En consecuencia, las designaciones, las normas de desarrollo, el diseño o las mejoras, o cualquier propiedad o terreno dentro de los límites del proyecto, pueden modificarse de una manera diferente a la propuesta inicialmente.

Existen formatos alternativos disponibles previa solicitud para personas con discapacidad. Si necesita alguna adaptación razonable, comuníquese con la Secretaría de la Junta Directiva al (951) 955-1069.

Por favor, envíe toda la correspondencia escrita a: secretaria de la Junta Directiva, 4080 Lemon Street, 1er piso, Apartado de Correos 1147, Riverside, CA 92502-1147 o envíe un correo electrónico a cob@rivco.org.

Fecha: 30 de diciembre 2025

Kimberly A. Rector, secretaria de junta
Por: Naomy Sicra, asistente de secretaria de junta
PVVT - 1/07/26 - 550137

THE PRESS-ENTERPRISE
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3512 14 Street
Riverside, California 92501
(951) 368-9229
cgonzales@scng.com

County of Riverside - Clerk of the Board
PO Box 1147
Riverside, California 92502

Account Number:	5209148
Ad Order Number:	0011775544
Customer's Reference/PO Number:	
Publication:	The Press-Enterprise
Publication Dates:	01/25/2026
Total Amount:	$825.54
Payment Amount:	$0.00
Amount Due:	$825.54
Notice ID:	raSmtO6farUYcnGGhJXv
Invoice Text:	NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON ORDINANCES, ALL SUPERVISORIAL DISTRICTS NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on Tuesday, February 10, 2026 at 9:30 A.M. or as soon as possible thereafter, to consider the following: Introduction of Ordinance No. 927.3, An Ordinance of the County of Riverside Amending Ordinance No. 927 related to regulating short term rentals, and Introduction of Ordinance No. 671.25, An Ordinance of the County of Riverside Amending Ordinance No. 671 related to consolidated fees for land use and related functions, All Supervisorial Districts. SUMMARY OF ORDINANCE NO. 927.3 AN ORDINANCE OF THE COUNTY OF RIVERSIDE AMENDING COUNTY ORDINANCE NO. 927 (REGULATING SHORT TERM RENTALS) AND SUMMARY OF ORDINANCE NO. 671.25 AN ORDINANCE OF THE COUNTY OF RIVERSIDE AMENDING COUNTY ORDINANCE NO. 671 (CONSOLIDATED FEES FOR LAND USE AND RELATED FUNCTIONS) This summary is presented pursuant to California Government Code Section 25124(b): a certified copy of the full text of Ordinance No. 927.3 and Ordinance No. 671.25 may be examined at the Office of the Clerk of the Board of Supervisors of the County of Riverside, located at 4080 Lemon Street, 1st Floor, Riverside, California. Riverside County Ordinance No. 927 provides regulations and establishes standards for Short Term rentals in the unincorporated area of the County and ensures collection and

Planning
2/10/2026
23.2

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The Press-Enterprise
3512 14 Street
Riverside, California 92501
(951) 368-9229

County of Riverside - Clerk of the Board
PO Box 1147
Riverside, California 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: 0011775544

FILE NO. 0011775544

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not party to or interested in the above-entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper of general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

01/25/2026

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

Date: January 25, 2026.
At: Riverside, California

Christine Gonzalez

Signature

NOTICE OF PUBLIC HEARING BEFORE THE BOARD OF SUPERVISORS OF RIVERSIDE COUNTY ON ORDINANCES, ALL SUPERVISORIAL DISTRICTS

NOTICE IS HEREBY GIVEN that a public hearing at which all interested persons will be heard, will be held before the Board of Supervisors of Riverside County, California, on the 1st Floor Board Chambers, County Administrative Center, 4080 Lemon Street, Riverside, on **Tuesday, February 10, 2026 at 9:30 A.M.** or as soon as possible thereafter, to consider the following: Introduction of Ordinance No. 927.3, An Ordinance of the County of Riverside Amending Ordinance No. 927 related to regulating short term rentals, and Introduction of Ordinance No. 671.25, An Ordinance of the County of Riverside Amending Ordinance No. 671 related to consolidated fees for land use and related functions, All Supervisorial Districts.

SUMMARY OF ORDINANCE NO. 927.3
AN ORDINANCE OF THE COUNTY OF RIVERSIDE AMENDING COUNTY ORDINANCE NO. 927
(REGULATING SHORT TERM RENTALS)
AND
SUMMARY OF ORDINANCE NO. 671.25
AN ORDINANCE OF THE COUNTY OF RIVERSIDE AMENDING COUNTY ORDINANCE NO. 671
(CONSOLIDATED FEES FOR LAND USE AND RELATED FUNCTIONS)

This summary is presented pursuant to California Government Code Section 25124(b): a certified copy of the full text of Ordinance No. 927.3 and Ordinance No. 671.25 may be examined at the Office of the Clerk of the Board of Supervisors of the County of Riverside, located at 4080 Lemon Street, 1st Floor, Riverside, California.

Riverside County Ordinance No. 927 provides regulations and establishes standards for Short Term rentals in the unincorporated area of the County and ensures collection and payment of transient occupancy taxes and assessments. Through amended motion on August 27, 2024 (Agenda Item 3.111), the Board of Supervisors initiated an amendment to Ordinance 927 to enhance enforcement capability to mitigate adverse impacts from Short Term Rentals on residential neighborhoods. In summary, Ordinance 927.3 amends Ordinance 927 in its entirety with updates including, but not limited to: definition of Notice, definition of Urgent Circumstance, and revised definition of Short Term Rental; revised application and renewal requirements for a Short Term Rental with respect to issued code violations; revised operational requirements for a Short Term Rental, including, but

not limited to, temporary events, hourly rentals, and advertising for prohibited uses; minimum number of rentals per year in capped areas; responsibility of the responsible operator for initial complaints; responsibility of the responsible operator to notify and coordinate with Code Enforcement to correct subsequent complaint(s) received within the same twenty-four (24) hour period, and revised suspension and revocation clauses for Short Term Rental Certificates. Ordinance No. 927.3 would take effect 30 days after its adoption.

Riverside County Ordinance No. 671 provides for consolidation of certain schedules of fees related to the land use matters as provided for in separate ordinances, including Ordinance No. 927. Proposed Ordinance No. 671.25 would increase initial application fees for Short Term Rentals from $740 to $1,040, and annual renewal application fees for Short Term Rentals from $540 to $750. Ordinance No. 671.25 would take effect 60 days after its adoption.

Please send all written correspondence to: Clerk of the Board, 4080 Lemon Street, 1st Floor, Post Office Box 1147, Riverside, CA 92502-1147 or email cob@rivco.org.

Alternative formats available upon request to individuals with disabilities. If you require reasonable accommodation, please contact Clerk of the Board at (951) 955-1069.

Dated: January 23, 2026
Kimberly A. Rector, Clerk of the Board
By: Naomy Sicra, Clerk of the Board Assistant
The Press-Enterprise
Published: 1/25/26

Flores, Kate

From: Acquia Mail
Sent: Saturday, February 7, 2026 1:54 PM
To: jp1gt@yahoo.com
Cc: Clerk of the Board
Subject: Request to Speak Web Submission



Thank you for submitting your request to speak. The Clerk of the Board office has received your request and will be prepared to allow you to speak when your item is called. To attend the meeting, please call (669) 900-6833 and use **Meeting ID # 864 4411 6015 . Password is 20260210.** You will be muted until your item is pulled and your name is called. Please dial in at 9:00 am with the phone number you provided in the form so you can be identified during the meeting.

Submitted on February 7, 2026

Submitted values are:

First Name
Helen

Last Name
Steenman

Address (Street, City and Zip)
31800 Chimayo Rd

Phone
9168045888

Email
jp1gt@yahoo.com

Agenda Date
02/10/2026

Agenda Item # or Public Comment
item 23 number 2

State your position below

23.2

Oppose

Do you need a Spanish translator?
No

Comments
We need to extend the STR moratorium

Flores, Kate

From: Acquia Mail
Sent: Saturday, February 7, 2026 1:55 PM
To: jp1gt@yahoo.com
Cc: Clerk of the Board
Subject: Request to Speak Web Submission



Thank you for submitting your request to speak. The Clerk of the Board office has received your request and will be prepared to allow you to speak when your item is called. To attend the meeting, please call (669) 900-6833 and use **Meeting ID # 864 4411 6015 . Password is 20260210.** You will be muted until your item is pulled and your name is called. Please dial in at 9:00 am with the phone number you provided in the form so you can be identified during the meeting.

Submitted on February 7, 2026

Submitted values are:

First Name
Jack

Last Name
Podsedly

Address (Street, City and Zip)
31800 Chimayo Rd

Phone
9168045888

Email
jp1gt@yahoo.com

Agenda Date
02/10/2026

Agenda Item # or Public Comment
item 23 number 2

State your position below

Oppose

Do you need a Spanish translator?
No

Comments
want to extend STR moratorium

Flores, Kate

From: Acquia Mail
Sent: Monday, February 9, 2026 1:29 PM
To: cre8n4you@yahoo.com
Cc: Clerk of the Board
Subject: Request to Speak Web Submission

Thank you for submitting your request to speak. The Clerk of the Board office has received your request and will be prepared to allow you to speak when your item is called. To attend the meeting, please call (669) 900-6833 and use **Meeting ID # 864 4411 6015 . Password is 20260210.** You will be muted until your item is pulled and your name is called. Please dial in at 9:00 am with the phone number you provided in the form so you can be identified during the meeting.

Submitted on February 9, 2026

Submitted values are:

First Name
Laura

Last Name
Stearn

Address (Street, City and Zip)
33810 Madera De Playa Dr, Temecula, CA 92592

Phone
949-929-2755

Email
cre8n4you@yahoo.com

Agenda Date
02/10/2026

Agenda Item # or Public Comment
23. 2. 29835 Re: 927.3

State your position below

Neutral

Do you need a Spanish translator?
No

Comments
Add a short sentence to Section 8.h.1 regarding exemptions to the 500' rule; allowing a hosted resident property owner to pass the STR certificate down to a family member or heir irregardless of the 500' rule setback'

Flores, Kate

From: ronald.kuehl@yahoo.com
Sent: Monday, February 9, 2026 4:06 PM
To: Clerk of the Board
Subject: Fw: Item 23.2 Kuehl handout
Attachments: Presentation Notes Kuehl 2-10-26.pdf

Sorry sent to the wrong email.

----- Forwarded Message -----
From: ronald.kuehl@yahoo.com <ronald.kuehl@yahoo.com>
To: cov@rivco.org <cov@rivco.org>
Sent: Monday, February 9, 2026 at 10:38:00 AM PST
Subject: Item 23.2 Kuehl handout

Hello

I will be speaking in person at the Board of Supervisors meeting on February 10th regarding Item 23.2 Ordinance 927.3 Attached is my pdf handout for the Supervisors. Please let me know if you have any questions.

Thank you
Ronald Kuehl

Presentation Notes for the Supervisors – 2-10-26

Shortcomings in the current proposal:

A. The ordinance still relies primarily on warnings before any real consequences occur. Reducing the warning period from 60 minutes to 30 minutes is still just a warning.

B. The proposal adds an emergency permit revocation process, but it does not clearly define what qualifies as an emergency or what steps must precede it.

C. The proposed revision that attempts to tighten the requirements of 3 notices within one year, to 3 notices within 6 months, which is actually going in the wrong direction as this proposal is actually more lenient.

Recommendations:

First, we need true zero-tolerance enforcement for violators.

- When a violation occurs, write the Citation.
- When multiple complaints occur within 24 hours, operators should be required to respond immediately as currently proposed, but also receive an automatic $1,500 fine—no more warnings.

Second, Code Enforcement needs to work until midnight.

Third, the ordinance should add new definitions for **chronic noncompliance,** with automatic suspension or revocation.

- Two or more complaints in 24 hours,
- Repeated advertisement of over-occupancy,
- Failure to respond, or
- Failure to correct violations



Fourth, Code Enforcement must do a better job enforcing this ordinance.

Riverside County Board of Supervisors
Request to Speak

Submit request to the Clerk of the Board (right of podium), individual speakers are limited to a maximum of three (3) minutes, subject to Board Rules listed on the reverse side of this form. The Board may limit the public input on any item, based on the number of people requesting to speak and the business of the Board.

SPEAKER'S NAME: CHRIS WEBB - ROSE LAW GROUP
(I AM THE APPLICANT FOR THE ITEM BELOW)

Address: 7144 E. STETSON DR. SUITE 300

City: SCOTTSDALE, ARIZONA **Zip:** 85251

Phone #: (480) 240-5648

Date: 2/10/26 **Agenda #** 23.1

PLEASE STATE YOUR POSITION BELOW:

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

X **Support** _____ **Oppose** _____ **Neutral**

* I DON'T WISH TO SPEAK UNLESS THE BOARD HAS QUESTIONS FOR ME

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: _____

Do you need a Spanish translator? Yes_____ **No** X

Parking validations available for speakers only – see Clerk of the Board.

(Revised: 1/27/2026)

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. The Board may limit the public input on any item, based on the number of people requesting to speak and the business of the Board.

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, ensuring 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 ensure your material is clear and with proper contrast, notifying the Clerk well ahead of the meeting, of your intent to use the Elmo. Speakers are prohibited from bringing signs, placards, or posters into the hearing room.

Individual Speaker Limits:
Individual speakers are limited to a maximum of three (3) minutes. The Board may limit the public input on any item, based on the number of people requesting to speak and the business of the Board. Please step up to the podium when the Chair 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 Chair 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 Chair'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 Chair:
The Chair 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 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 course, crude, profane or vulgar language while speaking to the Board members, staff, the public and/or meeting participants. Such behavior, at the discretion of the Board Chair may result in removal from the Board Chambers by Sheriff Deputies.

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Account Number: 5209148

Ad Order Number: 0011778799

Customer's Reference / PO Number: Ordinance No. 348.4038 / Adoption

Publication: The Press-Enterprise

Publication Dates: 02/18/2026

Amount: $1,036.00

Payment Amount: $0.00

Invoice Text: BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5038
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and Blythe District Zoning Plan Map No. 47, as amended, are further amended by placing in effect in the zone or zones as shown on the map entitled "Change of Official Zoning Plan, Blythe District, Map No. 47.018 Change of Zone Case No. 2500003," which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.
Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026**, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

5209148

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: Ordinance No. 348.4038 / Adoption

FILE NO. Adoption

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778799**

Ad Copy:

Legal Notice | Legal Notice

FICTITIOUS BUSINESS NAME STATEMENT FBN20260000226

The following person(s) is (are) doing business as:
THE SILVER LINING
13925 CITY CENTER DR., SUITE 200
CHINO HILLS CA 91709
County of Principal Place of Business:
SAN BERNARDINO COUNTY

Business Mailing Address:
13925 CITY CENTER DR., SUITE 200
CHINO HILLS,CA 91709
Name of Individual Registrant
JENNIFER UYEMURA
This Business is conducted by:
An Individual
Registrant commenced to transact business under the fictitious business name or name(s) listed above on Dec 20, 2025
BY SIGNING, I DECLARE THAT ALL INFORMATION IN THIS STATEMENT IS TRUE AND CORRECT. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars ($1,000).
Printed Name of Person Signing:
/s/ JENNIFER UYEMURA
THIS STATEMENT WAS FILED IN THE COUNTY CLERK'S OFFICE OF SAN BERNARDINO COUNTY ON 01/15/2026.
NOTICE - In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (see Section 14411 Et Seq., Business and Professions Code).
The Sun (San Bernardino)
Published: 2/11, 2/18, 2/25, 3/4/26

FICTITIOUS BUSINESS NAME STATEMENT FBN20260000689

The following person(s) is (are) doing business as:
AUSOME SPANISH INTERPRETATION
815 N ALAMEDA AVE
ONTARIO CA 91764
County of Principal Place of Business:
SAN BERNARDINO COUNTY

Business Mailing Address:
815 N ALAMEDA AVE
ONTARIO CA 91764
Name of Individual Registrant
SANDRA A. LOPEZ
This Business is conducted by:
An Individual
Registrant commenced to transact business under the fictitious business name or name(s) listed above on Jan 29, 2026
BY SIGNING, I DECLARE THAT ALL INFORMATION IN THIS STATEMENT IS TRUE AND CORRECT. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars ($1,000).
/s/ SANDRA A. LOPEZ
Printed Title of Person Signing:
OWNER
THIS STATEMENT WAS FILED IN THE COUNTY CLERK'S OFFICE OF SAN BERNARDINO COUNTY ON 01/29/2026.
NOTICE - In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (see Section 14411 Et Seq., Business and Professions Code).
The Sun (San Bernardino)
Published: 2/4, 2/11, 2/18, 2/25/26

FICTITIOUS BUSINESS NAME STATEMENT FILED
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder
R-202601956 02/10/2026
The following person(s) is (are) doing business as:
WANDA'S FAITH SHOP
45430 VIA NUBES,
TEMECULA, CA 92592
Riverside County
Mailing Address;
PO BOX 893141,
TEMECULA, CA 92589
Full name of all registrants and address:
WANDA LANAY HART
PO BOX 893141
TEMECULA, CA 92592
This business is conducted by:
Individual
Registrant **has not yet begun to transact business name(s) listed above.**
I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars ($1,000).)
/s/ WANDA HART
This statement was filed with the County Clerk of Riverside County on date indicated by file stamp above
NOTICE - In Accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, Except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (see Section 14411 et seq., Business Professions Code).
I hereby certify that this copy is a correct copy of the original statement on file in my office.
Peter Aldana
Riverside County Clerk
The Press-Enterprise
Published: 2/18, 2/25, 3/4, 3/11/26

Legal Notice | Legal Notice | Legal Notice

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NUMBER: CVMV2601315
PETITION OF: Tianna Hicks
FOR CHANGE OF NAME
SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE
TO ALL INTERESTED PERSONS:
1. Petitioner: **Tianna Hicks** filed a petition with this court for a decree changing names as follows:
Present name: Kross Michael Ceaser
to **Proposed name:** Kross Michael Ceaser Hicks
2. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If not written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
Date: 04/01/2026 **Time:** 8:00 a.m **Dept:** MV2
The address of the court is **13880 Heacock. D-201 Moreno Valley, California 92553.**
3. A copy of this Order to Show Cause shall be published at least once in each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county:
The Press-Enterprise
Date: **02/13/2026**
/s/ David E. Gregory JUDGE OF THE SUPERIOR COURT
The Press-Enterprise
Published: 2/18, 2/25, 3/4, 3/11/26

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NUMBER: CIVSB2600108
PETITION OF:
Celia Patricia Lastres Costa
FOR CHANGE OF NAME

TO ALL INTERESTED PERSONS:
1. Petitioner: **Celia Patricia Lastres Costa** filed a petition with this court for a decree changing names as follows:
Present name: **Celia Patricia Lastres Costa**
Proposed name : **Patricia Lastres**
2. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If not written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
Date: Feb 26 2026
Time: 8:30 AM **Dept:** 517
The address of the court is:
SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN BERNARDINO
247 West Third St, San Bernadino, CA 92415
BRANCH NAME: **SUPERIOR COURT OF CALIFORNIA**
3. A copy of this **Order to Show Cause** shall be published at least once in each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: SAN BERNARDINO
NEWSPAPER NAME: Inland Valley / Daily Bulletin
Date: **Jan 15 2026**
/s/ Gilbert G. Ochoa
JUDGE OF THE SUPERIOR COURT
Inland Valley Daily Bulletin - SB
Published: 1/28, 2/4, 2/11, 2/18/26

T.S. No.: **25-15427** Loan No.: ******9024 **APN: 678-121-014 NOTICE OF TRUSTEE'S SALE**
YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 8/31/2020. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.
A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale.
Trustor: **EDWARD C. CERNY, A SINGLE MAN**
Duly Appointed Trustee: **Prestige Default Services, LLC**
Recorded **9/2/2020** as Instrument No. **2020-0413714** of Official Records in the office of the Recorder of **Riverside** County, California,
Date of Sale: **3/18/2026** at **9:00 AM** Place of Sale: **In the courtyard, of the Historic Corona Civic Center, 815 W Sixth St, Corona, CA 92882**
Amount of unpaid balance and other charges: **$427,999.87**
Street Address or other common designation of real property: **30325 AVENIDA LOS NINOS, CATHEDRAL CITY, California 92234**
A.P.N.: **678-121-014** The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale.
NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **All checks payable to Prestige Default Services, LLC.**
NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 793-6107 or visit this Internet Website www.auction.com, using the file number assigned to this case 25-15427. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale.
NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (800) 793-6107, or visit this internet website www.auction.com, using the file number assigned to this case 25-15427 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase.
Date: 1/12/2026
Prestige Default Services, LLC
1920 Old Tustin Ave.
Santa Ana, California 92705
Questions: 949-427-2010
Sale Line: (800) 793-6107
Nida Taylor, Foreclosure Coordinator
PPP #26-000368
Published The Press-Enterprise 2/18, 2/25, 3/4/2026

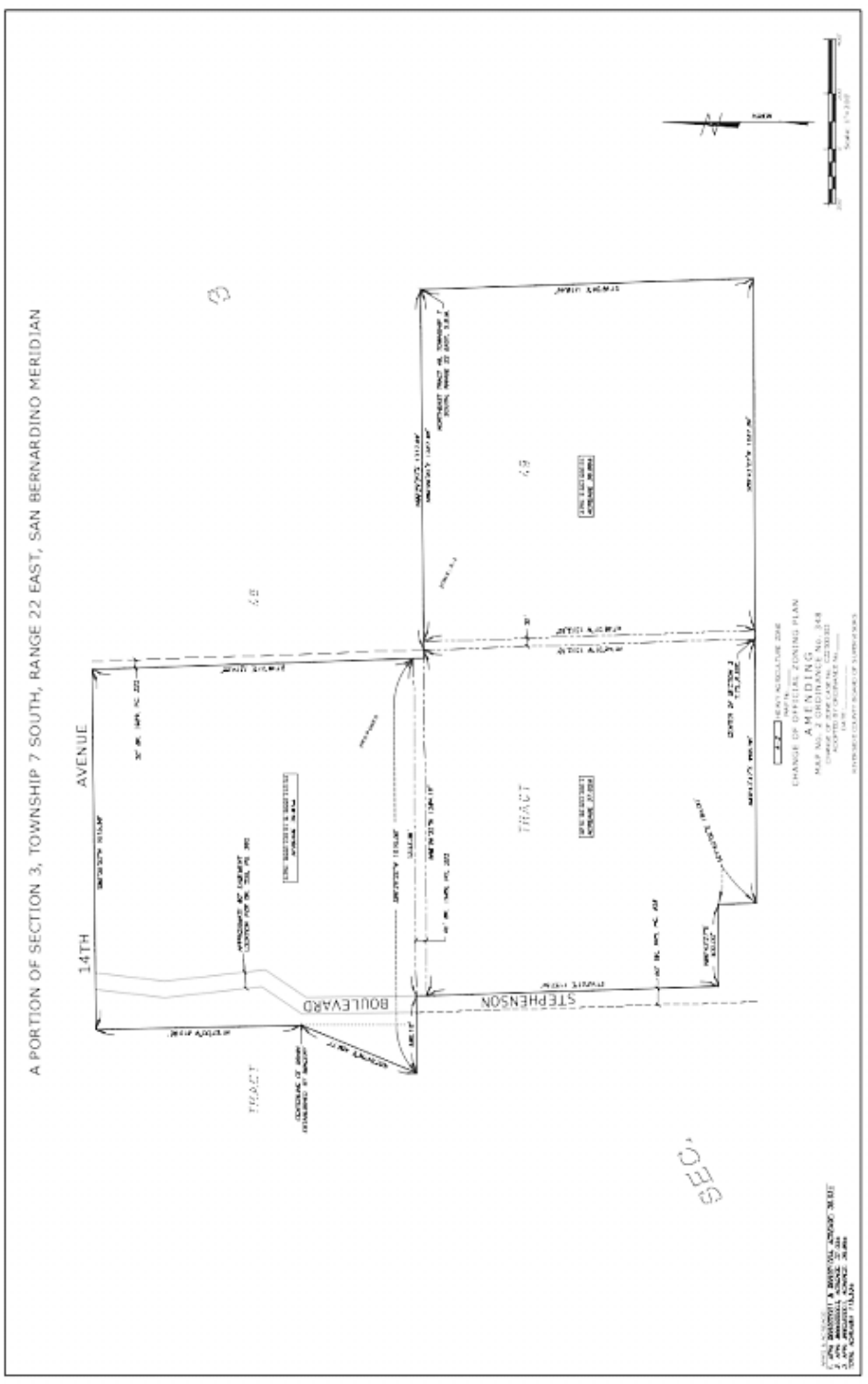
Legal Notice | Legal Notice | Legal Notice | Legal Notice | Legal Notice

SUMMONS (CITACION JUDICIAL)
CASE NUMBER: (Numero del Caso):
25STCV00398
NOTICE TO DEFENDANT: (AVISO AL DEMANDADO): MARCOS MENOCAL; and DOES 1 to 50, inclusive
YOU ARE BEING SUED BY PLAINTIFF: (LO ESTA DEMANDANDO EL DEMANDANTE): MARBELLA LOPEZ; ALEJANDRA SANTILLAN.
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center **(www.courtinfo.ca.gov/selfhelp)**, your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site **(www.lawhelpcalifornia.org)**, the California Courts Online Self-Help Center **(www.courtinfo.ca.gov/selfhelp)**, or by contacting your local court or county bar association. **NOTE:** The Court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case. **AVISO!** Lo han demandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion.
Tiene 30 DIAS DE CALENDARIO despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California **(www.sucorte.ca.gov)**, en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no pueda pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia.
Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, **(www.lawhelpcalifornia.org)**, en el Centro de Ayuda de las Cortes del California, **(www.sucorte.cagov)** o poniendose en contacto con la corte o el colegio de abogados locales.
AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de $10,000 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.
The name and address of the court is: (El nombre y direccion de la corte es):
Stanley Mosk Courthouse
111 North Hill Street Los Angeles, CA 90012
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is: (El nombre, la direccion y el numero de telefono del abogado del demandante, o del demandante que no tiene abogado, es):
Benjamin Dishchyan, Esq.
14144 Ventura Blvd., Suite 260 Sherman Oaks, CA 91423

(323) 310-0308
DATE: (Fecha) 1/07/2025
Clerk, by (secretario) David W. Slayton
A. Villchis-David, Deputy (Adjunto)
[SEAL]
The Sun (San Bernardino)
Published: 2/18, 2/25, 3/4, 3/11/26

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
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AN ORDINANCE OF THE COUNTY OF RIVERSIDE
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Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026**, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026



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BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Account Number: 5209148

Ad Order Number: 0011778812

Customer's Reference / PO Number: ORDINANCE NO. 348.5039

Publication: The Press-Enterprise

Publication Dates: 02/18/2026

Amount: $1,042.80

Payment Amount: $0.00

Invoice Text: BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5039
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2510, Change of Zone Case No. 2500004" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.
Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

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5209148

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: ORDINANCE NO. 348.5039

FILE NO. ORDINANCE NO. 348.5039

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778812**

Ad Copy:

Legal Notice | Legal Notice | Legal Notice | Legal Notice | Legal Notice

SUMMONS (CITACION JUDICIAL)
CASE NUMBER: (Numero del Caso):
CVME2510186

NOTICE TO DEFENDANT:
(AVISO AL DEMANDADO): BRUCE AKERS, LINDA AKERS, RHONDA AKERS, STEPHANIE AKERS, DAVID AKERS a.k.a. JOSHUA DAVID AKERS, and DOES 1 through 10, inclusive,

YOU ARE BEING SUED BY PLAINTIFF:
(LO ESTA DEMANDANDO EL DEMANDANTE):
LARRY HOLMES JR., an individual; and LARRY C. HOLMES, as co-trustee of the HOLMES FAMILY TRUST, dated September 30, 1988.

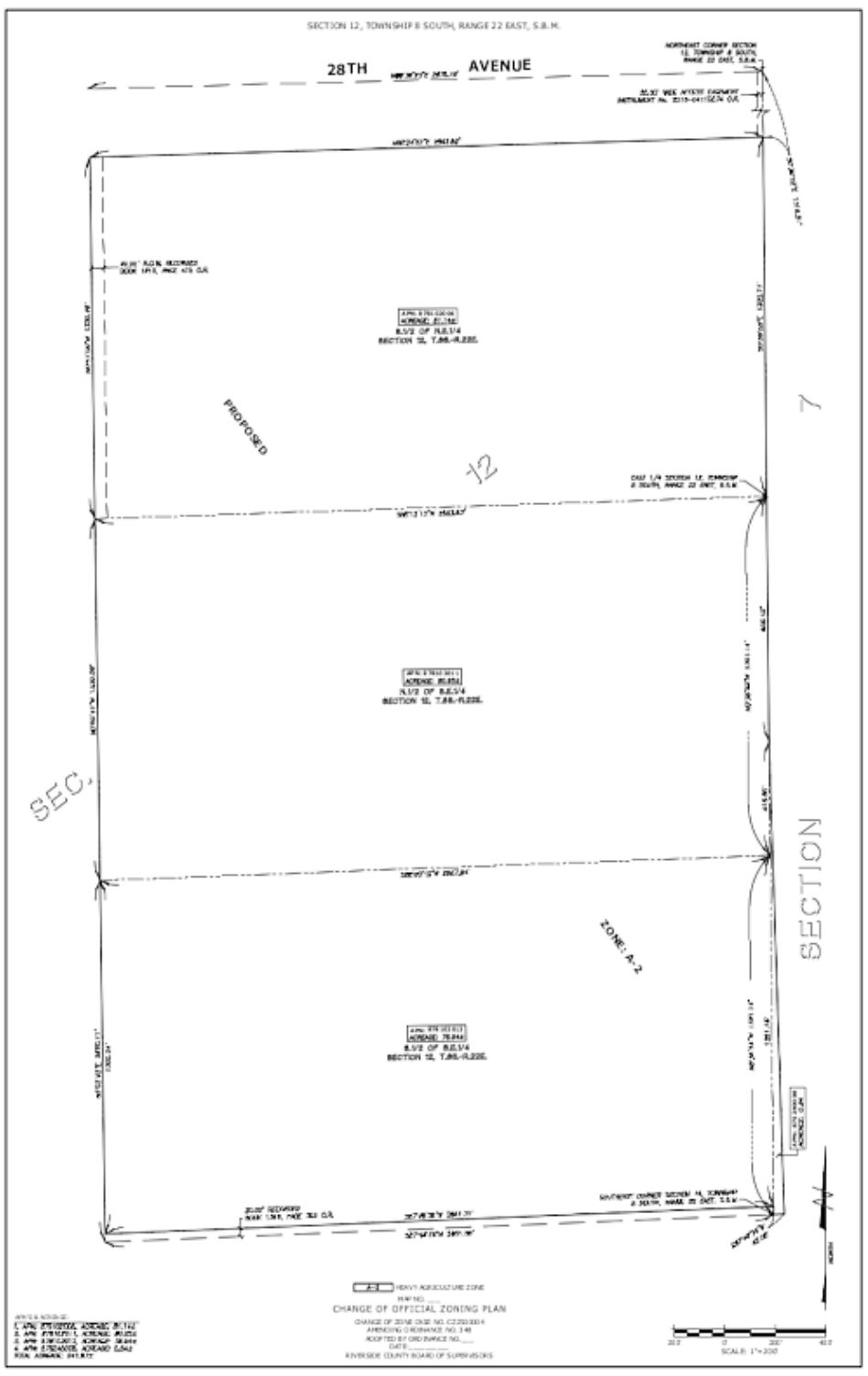
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. NOTE: The Court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
AVISO! Lo han demandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion.
Tiene 30 DIAS DE CALENDARIO despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no pueda pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia.
Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes del California, (www.sucorte.cagov) o poniendose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de $10,000 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.

The name and address of the court is: (El nombre y direccion de la corte es):
Menifee Justice Center,
27401 Menifee Center Drive, Menifee, CA 92584.
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is:
(El nombre, la direccion y el numero de telefono del abogado del demandante, o del demandante que no tiene abogado, es):
Christopher G. Hook
1801 Century Park E., 25th Floor
Los Angeles, CA 90067. (310)272-8566

DATE: (Fecha) 8/27/2025
Jason B. Galkin Clerk, by (secretario) Jennifer Smith, Deputy (Adjunto)
The Press-Enterprise
Published: 1/28, 2/4, 2/11, 2/18/26

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5039
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2510, Change of Zone Case No. 2500004" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

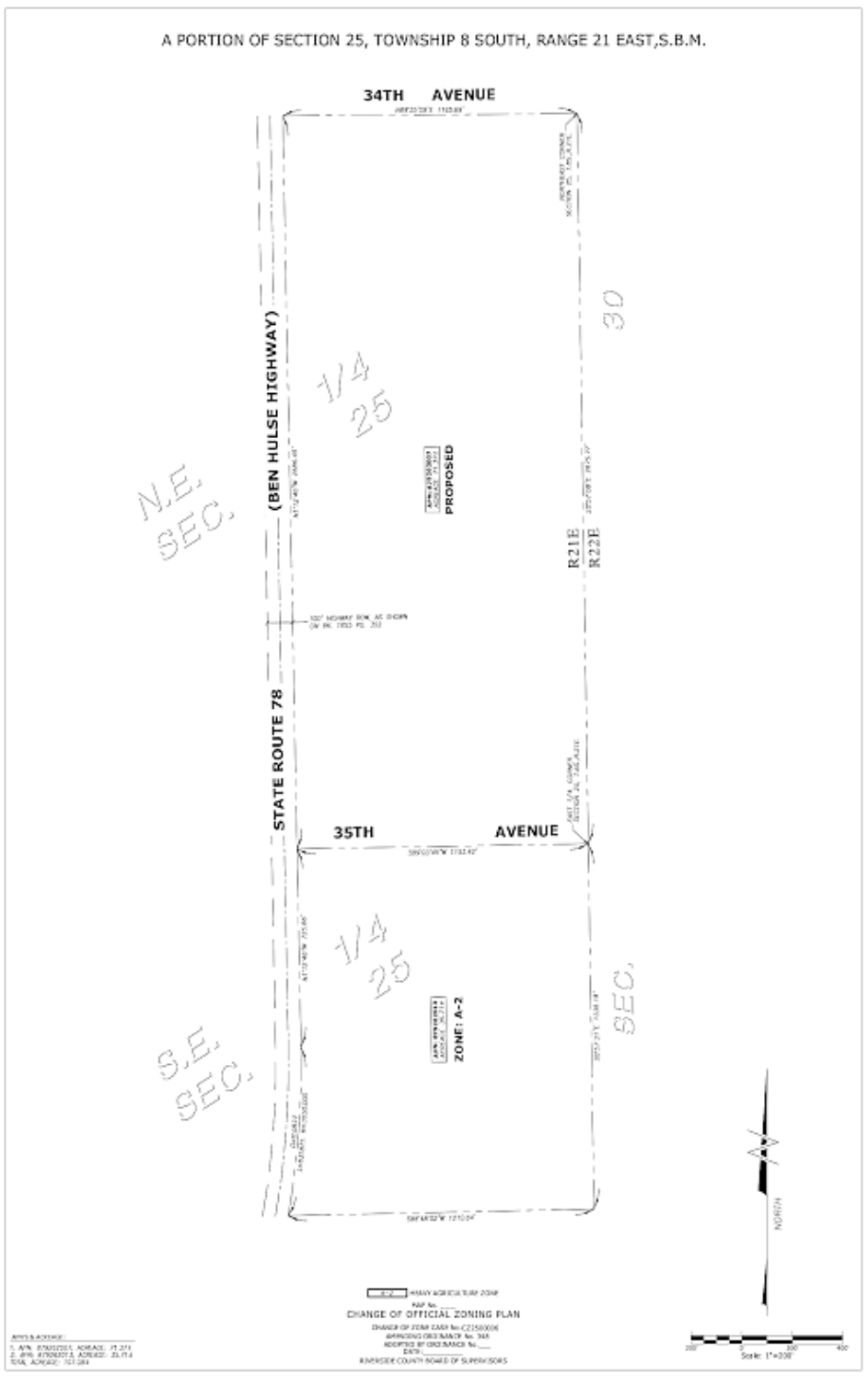
AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026



BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5041
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

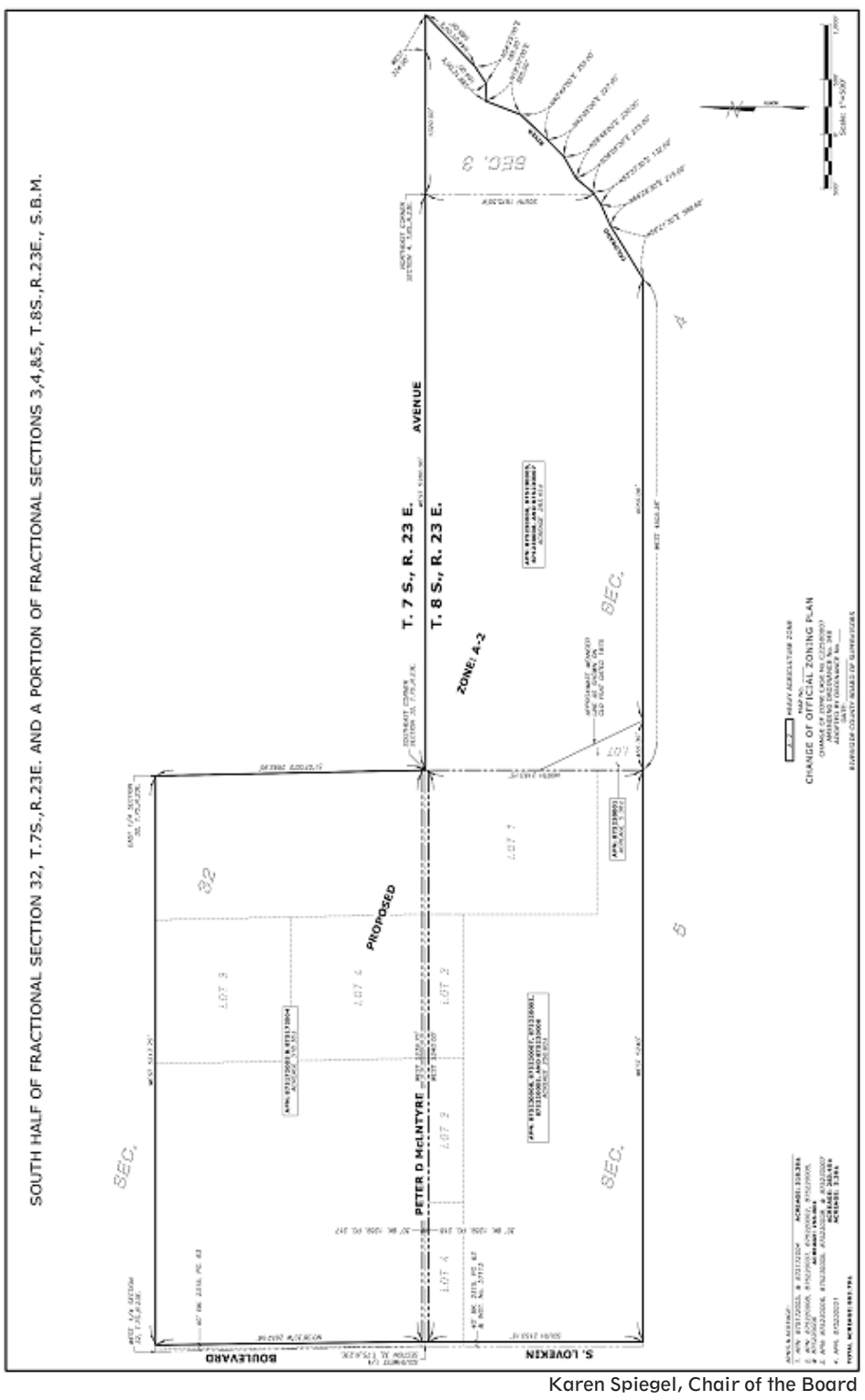
I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5042
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
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BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: Adoption of / Ordinance No. 348.5040

FILE NO. Ordinance No. 348.5040

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778823**

Ad Copy:

Legal Notice | Legal Notice | Legal Notice | Legal Notice | Legal Notice

CITY OF LAKE ELSINORE DREAM EXTREME

NOTICE OF PREPARATION
CITY OF LAKE ELSINORE

TO: Interested Agencies, Organizations, and Individuals

FROM: City of Lake Elsinore
Ms. Nancy Huynh, Principal Planner
130 South Main Street Lake Elsinore, CA 92530

DATE: **February 18, 2026**

SUBJECT: NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT FOR THE ELSINORE HEIGHTS INDUSTRIAL PROJECT (PLANNING APPLICATION NO. 2023-35, GENERAL PLAN AMENDMENT NO. 2024-01, ZONE CHANGE NO. 2024-01, TENTATIVE PARCEL MAP NO. 38897, INDUSTRIAL DESIGN REVIEW NO. 2023-01, CONDITIONAL USE PERMIT NO. 2024-01)

The CITY OF LAKE ELSINORE (City) will be the Lead Agency and will prepare an Environmental Impact Report (EIR) for the Elsinore Heights Industrial Project (proposed project) described below. In compliance with Section 15082 of the California Environmental Quality Act (CEQA) Guidelines, the City is sending this Notice of Preparation (NOP) to responsible agencies, interested parties, and other agencies which may be involved in approving or permitting the project and to trustee agencies responsible for natural resources affected by the proposed project.

The purpose of this NOP is to solicit the views of agencies, organizations, and individuals as to the scope and content of the EIR. A 30-day review and comment period for this NOP is provided under State law. Please submit your comments on the NOP, by 5:00 p.m. on **March 19, 2026**, to **Ms. Nancy Huynh, Principal Planner** at the address provided above or by email at nhuynh@lake-elsinore.org. Contact information, including name, phone number, and e-mail address, should be included with all comments.

PROJECT LOCATION
The project site is located south of Wasson Canyon Road, north of Camino Del Norte, and east of 2nd Street in the City of Lake Elsinore, in Riverside County, California. The project site consists of approximately 61.02 acres and would be located on five parcels associated with Assessor's Parcel Numbers (APNs) 347- 250-010, 347-250-011, 377-110-045, 377-110-057, and 377-110-058. Presently, the project site is primarily undeveloped, with the exception of an existing residential structure on APN 377-110-058 that would be demolished prior to grading as part of the proposed project's Phase 1. The Wasson flood channel is located in the northern portion of the site. The project site location is depicted in Exhibits 1 and 2.

The project site is not located on a list compiled pursuant to Section 65962.5 of the Government Code (Cortese List). 1 According to the Federal Emergency Management Agency (FEMA), the site is located in the 500-year floodplain Zone X, an area of minimal flood hazard.2 According to the California Department of Forestry and Fire Protection (CAL FIRE), the site is not located in a State Responsibility Area (SRA) or Fire Hazard Severity Zone (FHSZ); however, the site is located in a Very High Fire Hazard Severity Zone (VHFHSZ) within the Local Responsibility Area (LRA). 3

PROJECT DESCRIPTION
The proposed project would develop an approximately 61.02-acre project site with two different design options on approximately 47.7 acres of the project site. Option 1 would feature four industrial warehouse buildings totaling approximately 555,060 square feet, and Option 2 would feature three industrial warehouse buildings and one data center building with the same overall building square footage as Option 1 (Exhibits 3 and 4). The proposed project also includes approximately 0.44 acres of open space, approximately 4.96 acres of drainage channel for planned Line L-14 of the Lake Zone Master Drainage Plan, approximately 2.8 acres of right-of-way improvements, and approximately 5.12 acres reserved for the potential development of up to 61 residential dwelling units. Access to the project site would be provided by Ohana Circle for the industrial buildings and Wasson Canyon Road for the future residential units. An emergency vehicle access road would be provided at the western boundary of the project site at Dexter Avenue.

The proposed project includes approximately 6.29 acres of off-site improvements, identical under both Option 1 and Option 2. These improvements involve but are not limited to widening Camino Del Norte between Ohana Circle and Main Street; installing new traffic signals at Dexter Avenue and 2nd Street, Dexter Avenue and 3rd Street, and Ohana Circle and Camino Del Norte; upgrading Dexter Avenue to a two-lane divided roadway between 2nd and 3rd Streets; and constructing and realigning portions of Wasson Canyon Road including the intersection at 2nd Street. The project also extends Dexter Avenue from 2nd Street to the property line for emergency access and installs a culvert under Camino Del Norte.

Project entitlements include the following applications: General Plan Amendment to change the existing General Plan land use designations from High Density Residential (HDR) and Business Professional (BP) to BP, Floodway (F), Medium Density Residential (MDR), and Open Space (OS); Zone Change to modify the zoning designations from Commercial Office (C-O) and Rural Mountainous Residential (R-M-R) to Limited Manufacturing (M-1), Open Space (OS), and Medium Density Residential (R-2); Industrial Design Review to establish the design and development of new industrial buildings; Tentative Parcel Map to subdivide the property into five numbered lots and 10 lettered lots; and Conditional Use Permit for M-1 uses within 100 feet of a residential district and to exceed the 45-foot maximum building height in the M-1 zone.

ENVIRONMENTAL REVIEW
Based upon technical analysis and supporting information, the City has determined that the proposed project could result in potentially significant environmental impacts and that an EIR is the appropriate CEQA document to assess potential impacts. The environmental topics that will be addressed in the EIR are as follows:
1 California Department of Toxic Substances Control (DTSC). 2025. EnviroStor. Website: https://www.envirostor.dtsc.ca.gov/public/map/?myaddress=lake+elsinore. Accessed April 3, 2025.
2 Federal Emergency Management Agency (FEMA). 2025. National Flood Hazard Layer Viewer. Website: https://hazardsfema.maps.arcgis.com/apps/webappviewer/index.html?id=8b0adb51996444d4879338b5529aa9cd. Accessed April 8, 2025.
3 California Department of Forestry and Fire Protection (CAL FIRE). 2025. Fire Hazard Severity Zone Viewer. Website: https://experience.arcgis.com/experience/03beab8511814e79a0e4eabf0d3e7247/. Accessed October 2, 2025.

- Aesthetics
- Agriculture and Forestry Resources
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation
- Tribal Cultural Resources
- Utilities and Service Systems
- Wildfire

The EIR will contain a detailed project description and maps identifying the proposed project's location and surrounding land uses, existing environmental settings, project-specific impacts, cumulative impacts, and mitigation measures. Agriculture and Forestry Resources and Mineral Resources will be addressed in the "Effects Found not to be Significant" section. It will also identify alternatives to the proposed project that would reduce or eliminate one or more of its significant environmental effects.

PUBLIC SCOPING MEETING
A scoping session has been scheduled to bring together and resolve the concerns of affected federal, State and local agencies, the project applicant of the proposed project, and other interested persons, as well as to inform the public of the nature and extent of the proposed project and to provide an opportunity to identify the range of actions, alternatives, mitigation measures, and significant effects to be analyzed in depth in the EIR. The Scoping Session is not a public hearing on the merit of the proposed project and NO DECISION on the proposed project will be made. Public comment is limited to identifying project issues regarding the potential environmental impacts. The project proponent will not be required to provide an immediate response to any concerns raised. The project proponent will be requested to address any environmental impact related concerns expressed at the Scoping Session, through revisions to the proposed project and/or completion of an Environmental Impact Report, prior to the formal public hearing on the proposed project. Mailed notice of the public hearing will be provided to anyone requesting such notification.

DATE OF SCOPING SESSION: **March 3, 2026**
TIME OF SCOPING SESSION: **6:00 p.m.** or as soon as possible thereafter
PLACE OF SCOPING SESSION: **Cultural Center, 183 North Main Street, Lake Elsinore, CA 92530**

As indicated above, please have any comments related to the potential environmental impacts to be evaluated in the EIR provided in writing to the City by 5:00 p.m. on **March 19, 2026**. Send to **Ms. Nancy Huynh, Principal Planner** at the City of Lake Elsinore Planning Division, 130 South Main Street, Lake Elsinore, CA 92530; or via email to: nhuynh@lake-elsinore.org.

Name: **Nancy Huynh, Principal Planner**
Date: February 18, 2026
Phone: (951) 848-3906
Email: nhuynh@lake-elsinore.org

Attachments:
Exhibit 1: Regional Location Map
Exhibit 2: Local Vicinity Map
Exhibit 3: Site Plan (Option 1)
Exhibit 4: Site Plan (Option 2)
The Press-Enterprise
Published: 2/18/26

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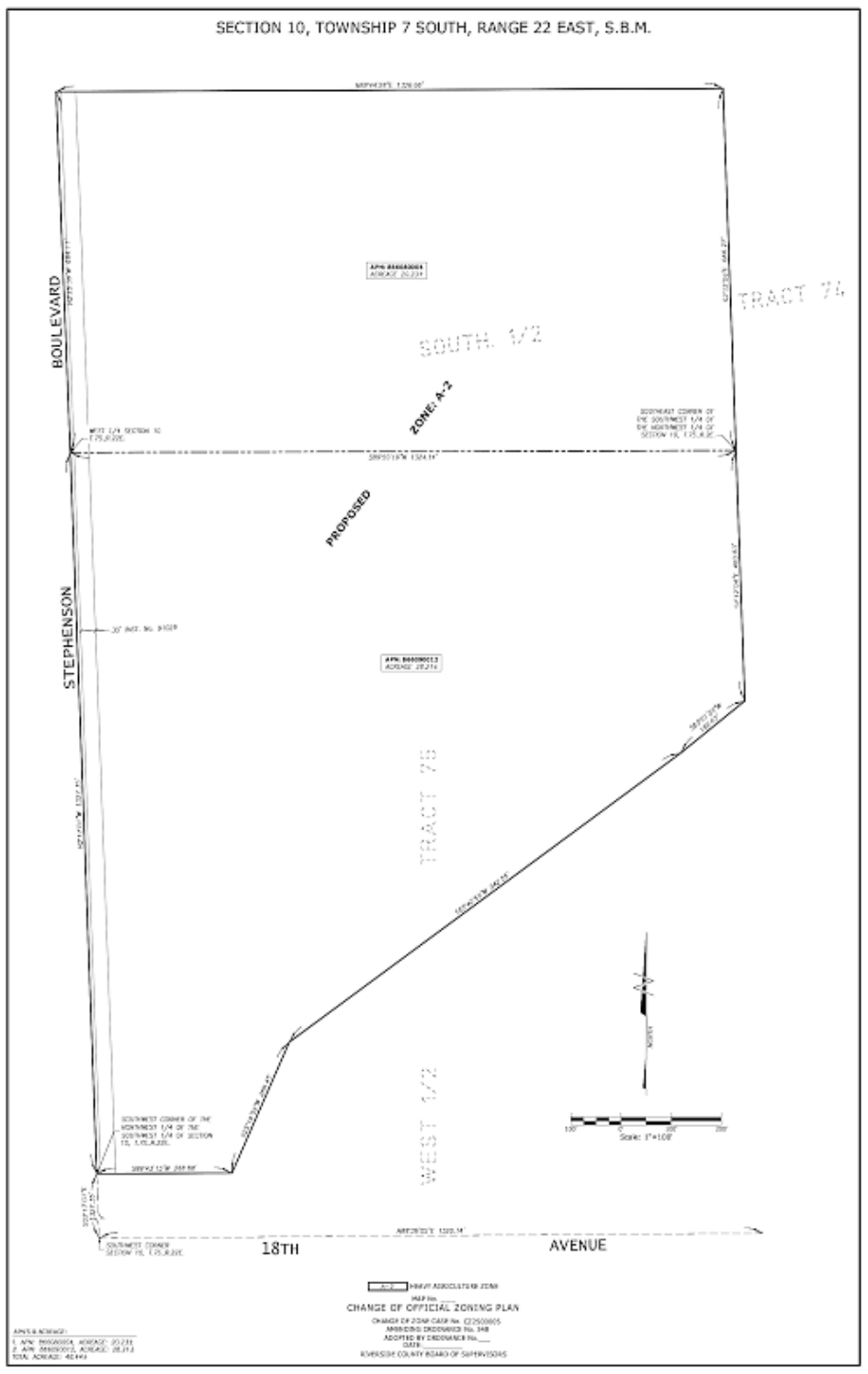


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BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5040
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2511, Change of Zone Case No. 2500005" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

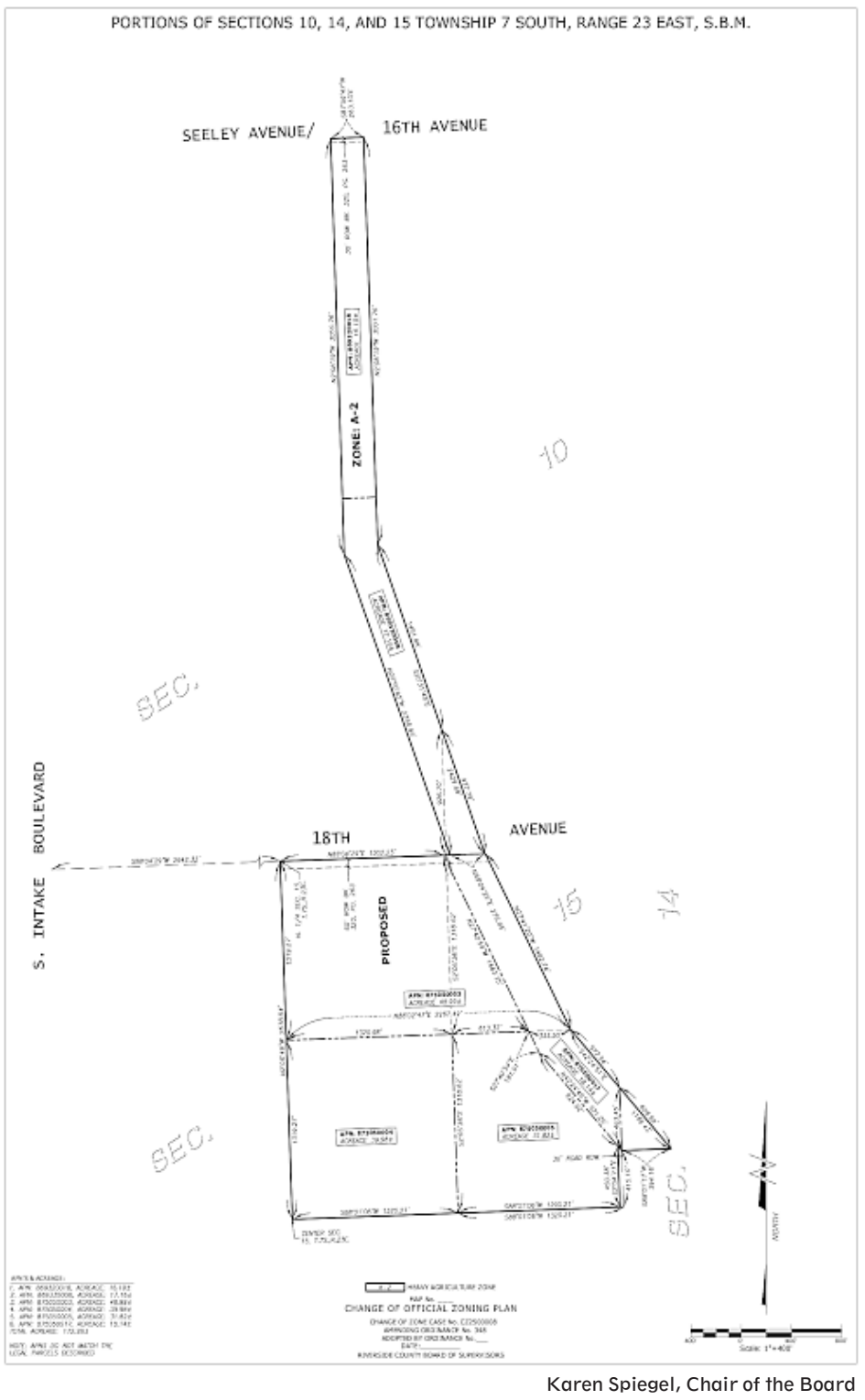
I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5043
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2514, Change of Zone Case No. 2500008" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Account Number: 5209148

Ad Order Number: 0011778846

Customer's Reference / PO Number: Adoption of / Ordinance No. 348.5041

Publication: The Press-Enterprise

Publication Dates: 02/18/2026

Amount: $1,042.80

Payment Amount: $0.00

Invoice Text: BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5041
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.
Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

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Riverside, CA 92501
Willoughby, OH 44096
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BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: Adoption of / Ordinance No. 348.5041

FILE NO. Ordinance No. 348.5041

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778846**

Ad Copy:

Legal Notice | Legal Notice | Legal Notice | Legal Notice | Legal Notice

SUMMONS (CITACION JUDICIAL)
CASE NUMBER: (Numero del Caso):
CVME2510186

NOTICE TO DEFENDANT:
(AVISO AL DEMANDADO): BRUCE AKERS, LINDA AKERS, RHONDA AKERS, STEPHANIE AKERS, DAVID AKERS a.k.a. JOSHUA DAVID AKERS, and DOES 1 through 10, inclusive,

YOU ARE BEING SUED BY PLAINTIFF:
(LO ESTA DEMANDANDO EL DEMANDANTE):
LARRY HOLMES JR., an individual; and LARRY C. HOLMES, as co-trustee of the HOLMES FAMILY TRUST, dated September 30, 1988.

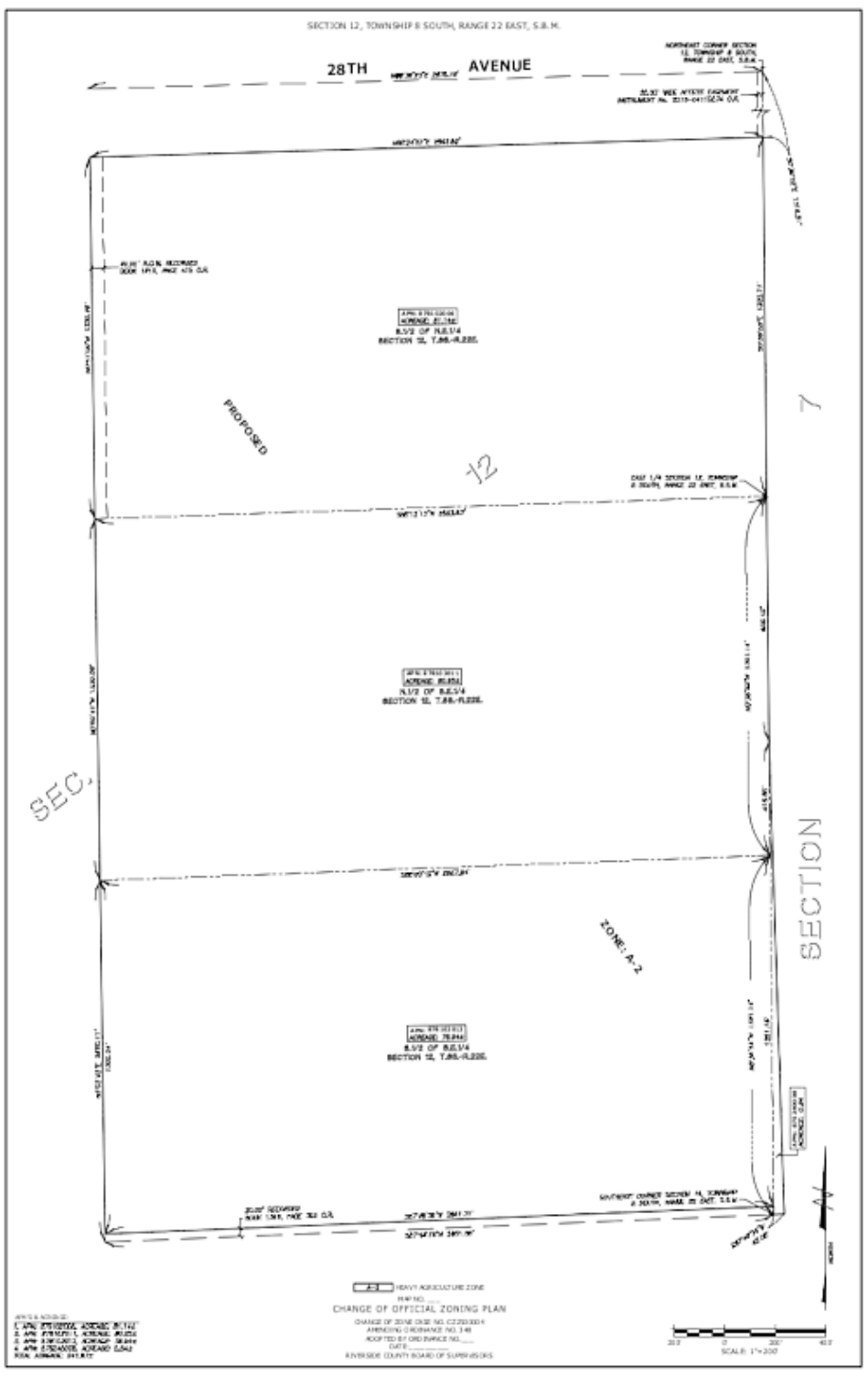
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. NOTE: The Court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
AVISO! Lo han demandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion.
Tiene 30 DIAS DE CALENDARIO despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no pueda pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia.
Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes del California, (www.sucorte.cagov) o poniendose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de $10,000 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.

The name and address of the court is: (El nombre y direccion de la corte es):
Menifee Justice Center,
27401 Menifee Center Drive, Menifee, CA 92584.
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is:
(El nombre, la direccion y el numero de telefono del abogado del demandante, o del demandante que no tiene abogado, es):
Christopher G. Hook
1801 Century Park E., 25th Floor
Los Angeles, CA 90067. (310)272-8566

DATE: (Fecha) 8/27/2025
Jason B. Galkin Clerk, by (secretario) Jennifer Smith, Deputy (Adjunto)
The Press-Enterprise
Published: 1/28, 2/4, 2/11, 2/18/26

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5039
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2510, Change of Zone Case No. 2500004" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

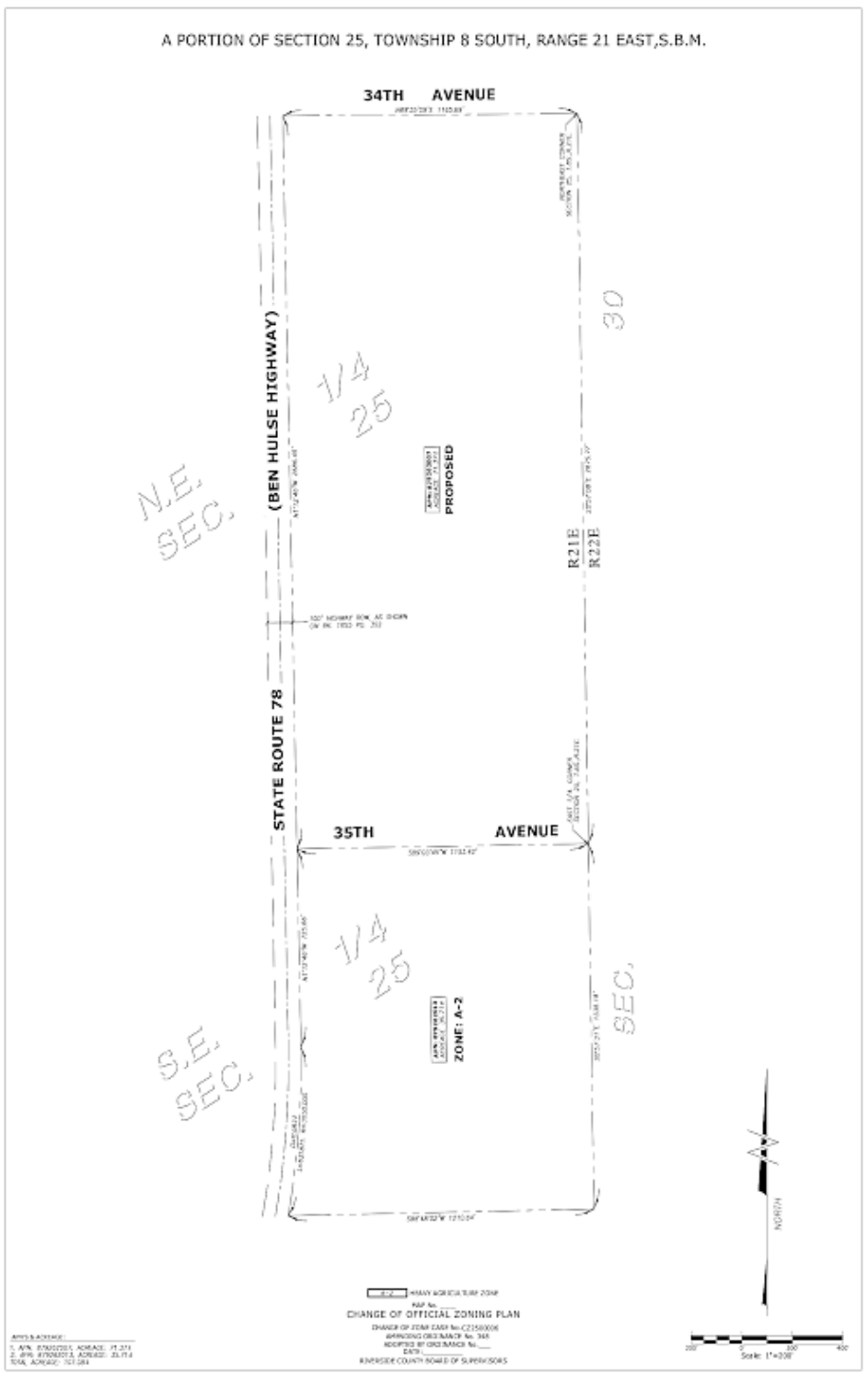
AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026



BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5041
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

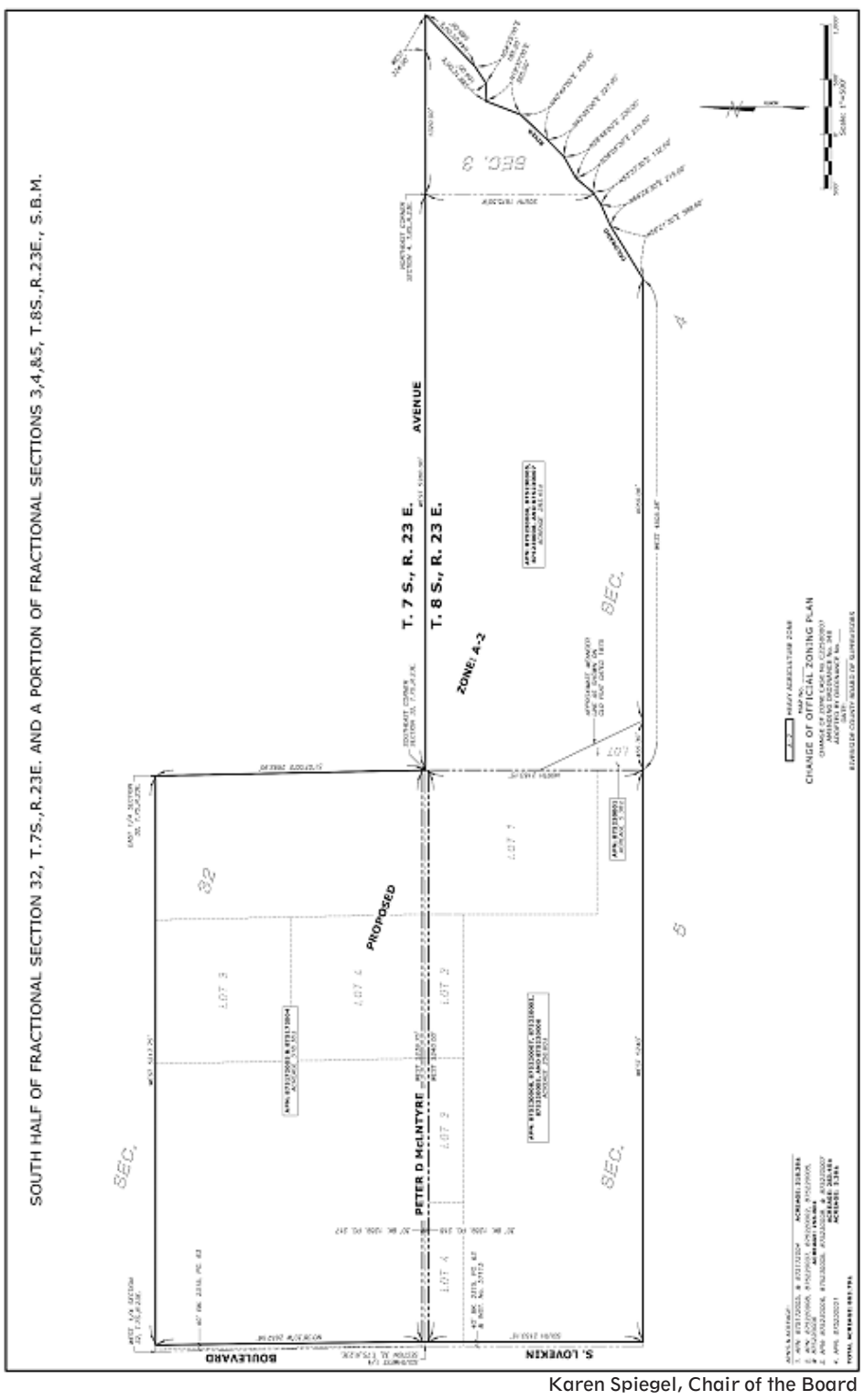
I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5042
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Account Number: 5209148

Ad Order Number: 0011778851

Customer's Reference / PO Number: Adoption of / Ordinance No. 348.504

Publication: The Press-Enterprise

Publication Dates: 02/18/2026

Amount: $1,042.80

Payment Amount: $0.00

Invoice Text: BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5042
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.
Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

5209148

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: Adoption of / Ordinance No. 348.504

FILE NO. Ordinance No. 348.504

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778851**

Ad Copy:

Legal Notice | Legal Notice | Legal Notice | Legal Notice | Legal Notice

SUMMONS (CITACION JUDICIAL)
CASE NUMBER: (Numero del Caso):
CVME2510186

NOTICE TO DEFENDANT:
(AVISO AL DEMANDADO): BRUCE AKERS, LINDA AKERS, RHONDA AKERS, STEPHANIE AKERS, DAVID AKERS a.k.a. JOSHUA DAVID AKERS, and DOES 1 through 10, inclusive,

YOU ARE BEING SUED BY PLAINTIFF:
(LO ESTA DEMANDANDO EL DEMANDANTE):
LARRY HOLMES JR., an individual; and LARRY C. HOLMES, as co-trustee of the HOLMES FAMILY TRUST, dated September 30, 1988.

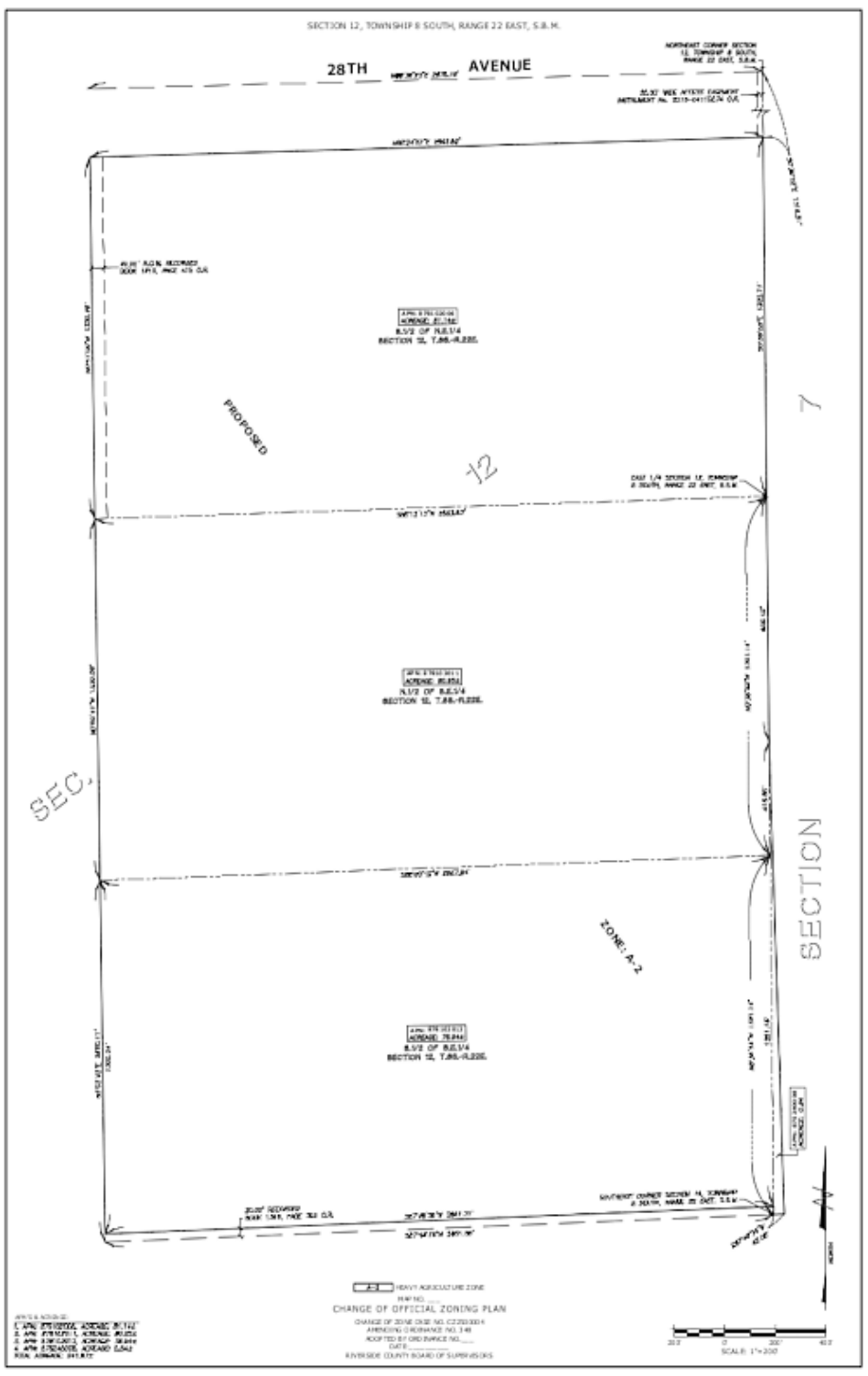
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. NOTE: The Court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
AVISO! Lo han demandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion.
Tiene 30 DIAS DE CALENDARIO despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no pueda pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia.
Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes del California, (www.sucorte.cagov) o poniendose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de $10,000 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.

The name and address of the court is: (El nombre y direccion de la corte es):
Menifee Justice Center,
27401 Menifee Center Drive, Menifee, CA 92584.
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is:
(El nombre, la direccion y el numero de telefono del abogado del demandante, o del demandante que no tiene abogado, es):
Christopher G. Hook
1801 Century Park E., 25th Floor
Los Angeles, CA 90067. (310)272-8566

DATE: (Fecha) 8/27/2025
Jason B. Galkin Clerk, by (secretario) Jennifer Smith, Deputy (Adjunto)
The Press-Enterprise
Published: 1/28, 2/4, 2/11, 2/18/26

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5039
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2510, Change of Zone Case No. 2500004" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

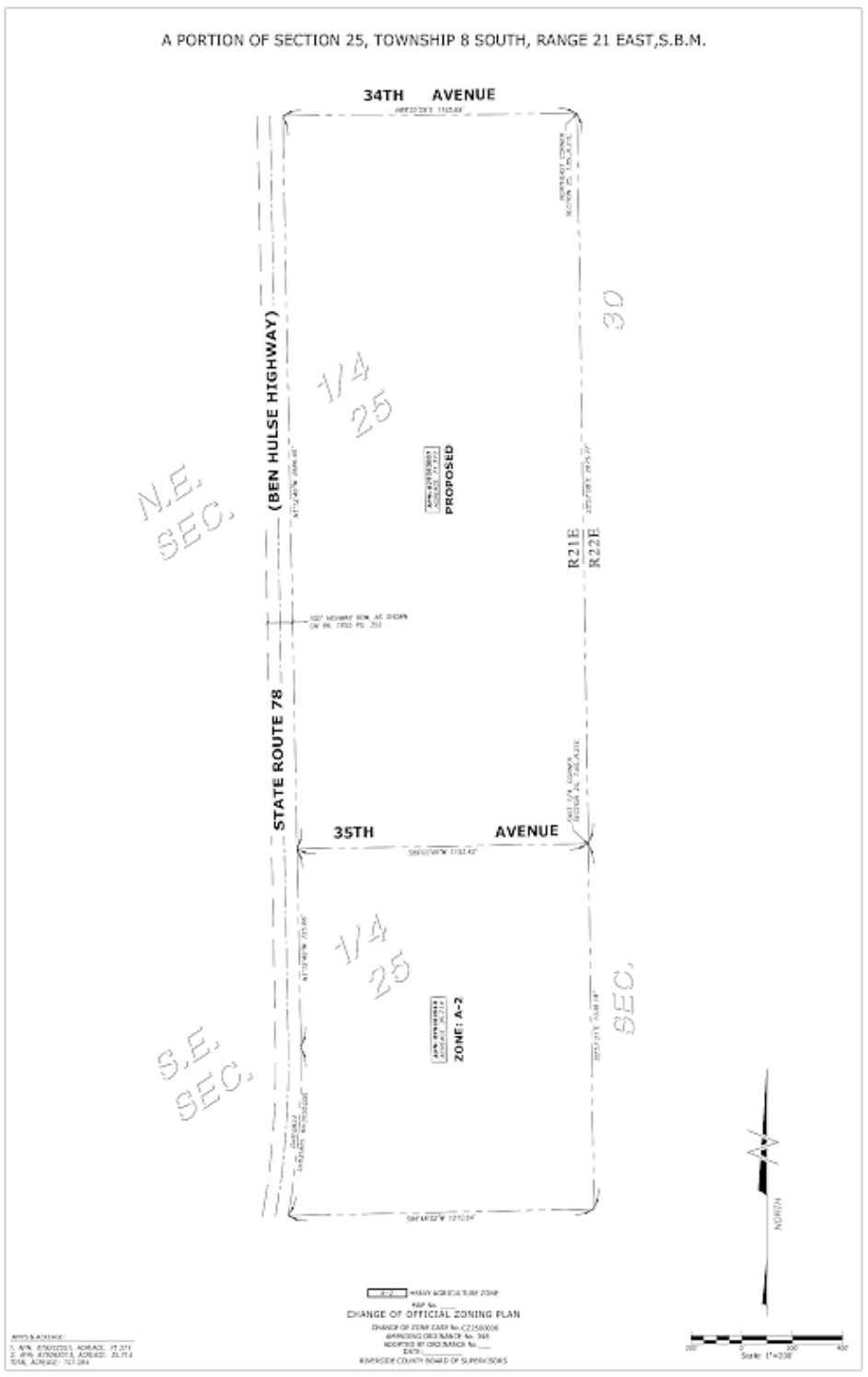
AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026



BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5041
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

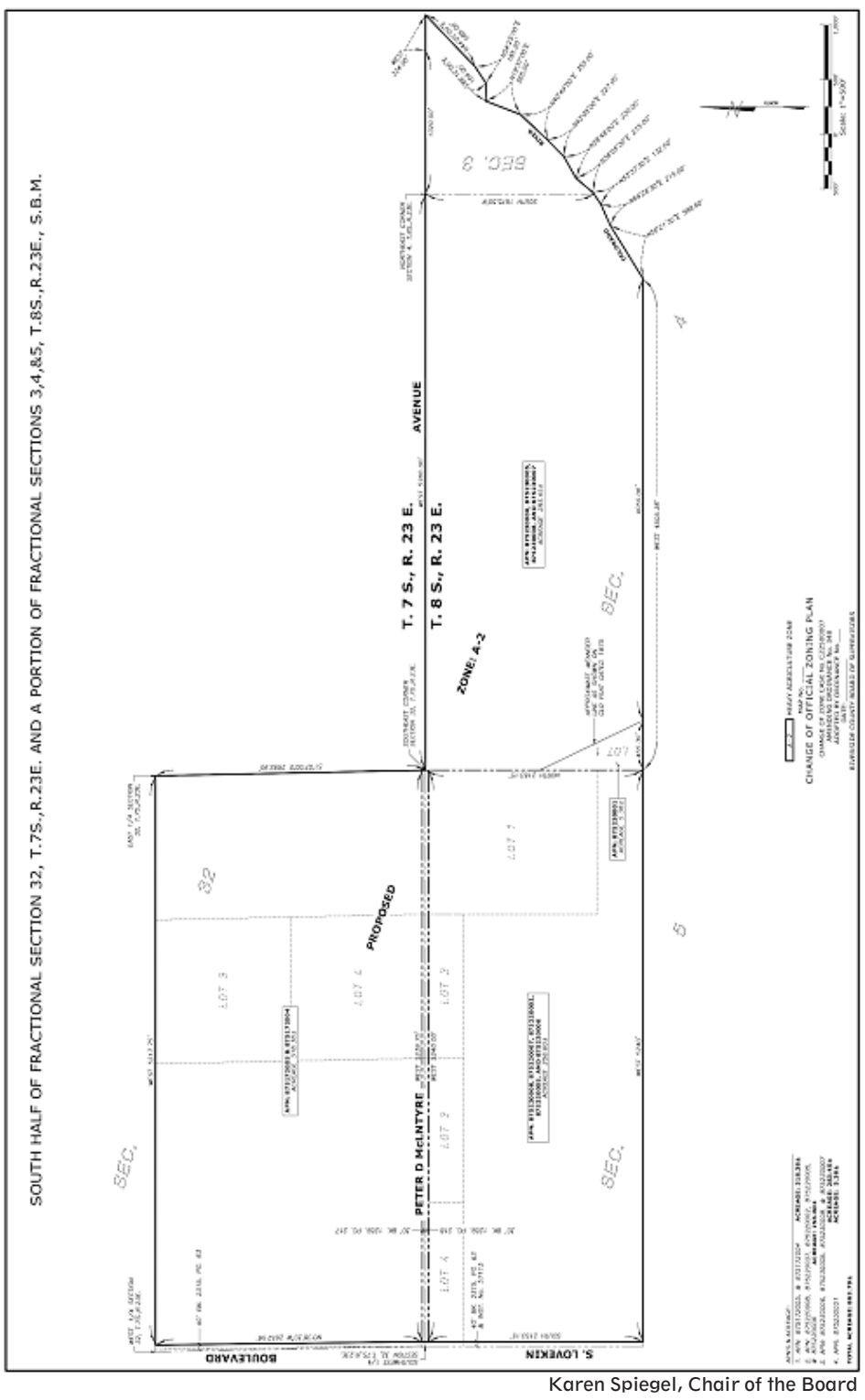
I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5042
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Account Number: 5209148

Ad Order Number: 0011778885

Customer's Reference / PO Number: Adoption of / Ordinance No. 348.5043

Publication: The Press-Enterprise

Publication Dates: 02/18/2026

Amount: $1,042.80

Payment Amount: $0.00

Invoice Text: BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5043
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2514, Change of Zone Case No. 2500008" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.
Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
Willoughby, OH 44096
951-368-9222
951-368-9018 FAX

5209148

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: Adoption of / Ordinance No. 348.5043

FILE NO. Ordinance No. 348.5043

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778885**

Ad Copy:

Legal Notice | Legal Notice | Legal Notice | Legal Notice | Legal Notice

CITY OF LAKE ELSINORE DREAM EXTREME

NOTICE OF PREPARATION
CITY OF LAKE ELSINORE

TO: Interested Agencies, Organizations, and Individuals

FROM: City of Lake Elsinore
Ms. Nancy Huynh, Principal Planner
130 South Main Street Lake Elsinore, CA 92530

DATE: **February 18, 2026**

SUBJECT: NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT FOR THE ELSINORE HEIGHTS INDUSTRIAL PROJECT (PLANNING APPLICATION NO. 2023-35, GENERAL PLAN AMENDMENT NO. 2024-01, ZONE CHANGE NO. 2024-01, TENTATIVE PARCEL MAP NO. 38897, INDUSTRIAL DESIGN REVIEW NO. 2023-01, CONDITIONAL USE PERMIT NO. 2024-01)

The CITY OF LAKE ELSINORE (City) will be the Lead Agency and will prepare an Environmental Impact Report (EIR) for the Elsinore Heights Industrial Project (proposed project) described below. In compliance with Section 15082 of the California Environmental Quality Act (CEQA) Guidelines, the City is sending this Notice of Preparation (NOP) to responsible agencies, interested parties, and other agencies which may be involved in approving or permitting the project and to trustee agencies responsible for natural resources affected by the proposed project.

The purpose of this NOP is to solicit the views of agencies, organizations, and individuals as to the scope and content of the EIR. A 30-day review and comment period for this NOP is provided under State law. Please submit your comments on the NOP, by 5:00 p.m. on **March 19, 2026**, to **Ms. Nancy Huynh, Principal Planner** at the address provided above or by email at nhuynh@lake-elsinore.org. Contact information, including name, phone number, and e-mail address, should be included with all comments.

PROJECT LOCATION
The project site is located south of Wasson Canyon Road, north of Camino Del Norte, and east of 2nd Street in the City of Lake Elsinore, in Riverside County, California. The project site consists of approximately 61.02 acres and would be located on five parcels associated with Assessor's Parcel Numbers (APNs) 347- 250-010, 347-250-011, 377-110-045, 377-110-057, and 377-110-058. Presently, the project site is primarily undeveloped, with the exception of an existing residential structure on APN 377-110-058 that would be demolished prior to grading as part of the proposed project's Phase 1. The Wasson flood channel is located in the northern portion of the site. The project site location is depicted in Exhibits 1 and 2.

The project site is not located on a list compiled pursuant to Section 65962.5 of the Government Code (Cortese List). 1 According to the Federal Emergency Management Agency (FEMA), the site is located in the 500-year floodplain Zone X, an area of minimal flood hazard.2 According to the California Department of Forestry and Fire Protection (CAL FIRE), the site is not located in a State Responsibility Area (SRA) or Fire Hazard Severity Zone (FHSZ); however, the site is located in a Very High Fire Hazard Severity Zone (VHFHSZ) within the Local Responsibility Area (LRA). 3

PROJECT DESCRIPTION
The proposed project would develop an approximately 61.02-acre project site with two different design options on approximately 47.7 acres of the project site. Option 1 would feature four industrial warehouse buildings totaling approximately 555,060 square feet, and Option 2 would feature three industrial warehouse buildings and one data center building with the same overall building square footage as Option 1 (Exhibits 3 and 4). The proposed project also includes approximately 0.44 acres of open space, approximately 4.96 acres of drainage channel for planned Line L-14 of the Lake Zone Master Drainage Plan, approximately 2.8 acres of right-of-way improvements, and approximately 5.12 acres reserved for the potential development of up to 61 residential dwelling units. Access to the project site would be provided by Ohana Circle for the industrial buildings and Wasson Canyon Road for the future residential units. An emergency vehicle access road would be provided at the western boundary of the project site at Dexter Avenue.

The proposed project includes approximately 6.29 acres of off-site improvements, identical under both Option 1 and Option 2. These improvements involve but are not limited to widening Camino Del Norte between Ohana Circle and Main Street; installing new traffic signals at Dexter Avenue and 2nd Street, Dexter Avenue and 3rd Street, and Ohana Circle and Camino Del Norte; upgrading Dexter Avenue to a two-lane divided roadway between 2nd and 3rd Streets; and constructing and realigning portions of Wasson Canyon Road including the intersection at 2nd Street. The project also extends Dexter Avenue from 2nd Street to the property line for emergency access and installs a culvert under Camino Del Norte.

Project entitlements include the following applications: General Plan Amendment to change the existing General Plan land use designations from High Density Residential (HDR) and Business Professional (BP) to BP, Floodway (F), Medium Density Residential (MDR), and Open Space (OS); Zone Change to modify the zoning designations from Commercial Office (C-O) and Rural Mountainous Residential (R-M-R) to Limited Manufacturing (M-1), Open Space (OS), and Medium Density Residential (R-2); Industrial Design Review to establish the design and development of new industrial buildings; Tentative Parcel Map to subdivide the property into five numbered lots and 10 lettered lots; and Conditional Use Permit for M-1 uses within 100 feet of a residential district and to exceed the 45-foot maximum building height in the M-1 zone.

ENVIRONMENTAL REVIEW
Based upon technical analysis and supporting information, the City has determined that the proposed project could result in potentially significant environmental impacts and that an EIR is the appropriate CEQA document to assess potential impacts. The environmental topics that will be addressed in the EIR are as follows:
1 California Department of Toxic Substances Control (DTSC). 2025. EnviroStor. Website: https://www.envirostor.dtsc.ca.gov/public/map/?myaddress=lake+elsinore. Accessed April 3, 2025.
2 Federal Emergency Management Agency (FEMA). 2025. National Flood Hazard Layer Viewer. Website: https://hazardsfema.maps.arcgis.com/apps/webappviewer/index.html?id=8b0adb51996444d4879338b5529aa9cd. Accessed April 8, 2025.
3 California Department of Forestry and Fire Protection (CAL FIRE). 2025. Fire Hazard Severity Zone Viewer. Website: https://experience.arcgis.com/experience/03beab8511814e79a0e4eabf0d3e7247/. Accessed October 2, 2025.

- Aesthetics
- Agriculture and Forestry Resources
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation
- Tribal Cultural Resources
- Utilities and Service Systems
- Wildfire

The EIR will contain a detailed project description and maps identifying the proposed project's location and surrounding land uses, existing environmental settings, project-specific impacts, cumulative impacts, and mitigation measures. Agriculture and Forestry Resources and Mineral Resources will be addressed in the "Effects Found not to be Significant" section. It will also identify alternatives to the proposed project that would reduce or eliminate one or more of its significant environmental effects.

PUBLIC SCOPING MEETING
A scoping session has been scheduled to bring together and resolve the concerns of affected federal, State and local agencies, the project applicant of the proposed project, and other interested persons, as well as to inform the public of the nature and extent of the proposed project and to provide an opportunity to identify the range of actions, alternatives, mitigation measures, and significant effects to be analyzed in depth in the EIR. The Scoping Session is not a public hearing on the merit of the proposed project and NO DECISION on the proposed project will be made. Public comment is limited to identifying project issues regarding the potential environmental impacts. The project proponent will not be required to provide an immediate response to any concerns raised. The project proponent will be requested to address any environmental impact related concerns expressed at the Scoping Session, through revisions to the proposed project and/or completion of an Environmental Impact Report, prior to the formal public hearing on the proposed project. Mailed notice of the public hearing will be provided to anyone requesting such notification.

DATE OF SCOPING SESSION: **March 3, 2026**
TIME OF SCOPING SESSION: **6:00 p.m.** or as soon as possible thereafter
PLACE OF SCOPING SESSION: **Cultural Center, 183 North Main Street, Lake Elsinore, CA 92530**

As indicated above, please have any comments related to the potential environmental impacts to be evaluated in the EIR provided in writing to the City by 5:00 p.m. on **March 19, 2026**. Send to **Ms. Nancy Huynh, Principal Planner** at the City of Lake Elsinore Planning Division, 130 South Main Street, Lake Elsinore, CA 92530; or via email to: nhuynh@lake-elsinore.org.

Name: **Nancy Huynh, Principal Planner**
Date: February 18, 2026
Phone: (951) 848-3906
Email: nhuynh@lake-elsinore.org

Attachments:
Exhibit 1: Regional Location Map
Exhibit 2: Local Vicinity Map
Exhibit 3: Site Plan (Option 1)
Exhibit 4: Site Plan (Option 2)
The Press-Enterprise
Published: 2/18/26

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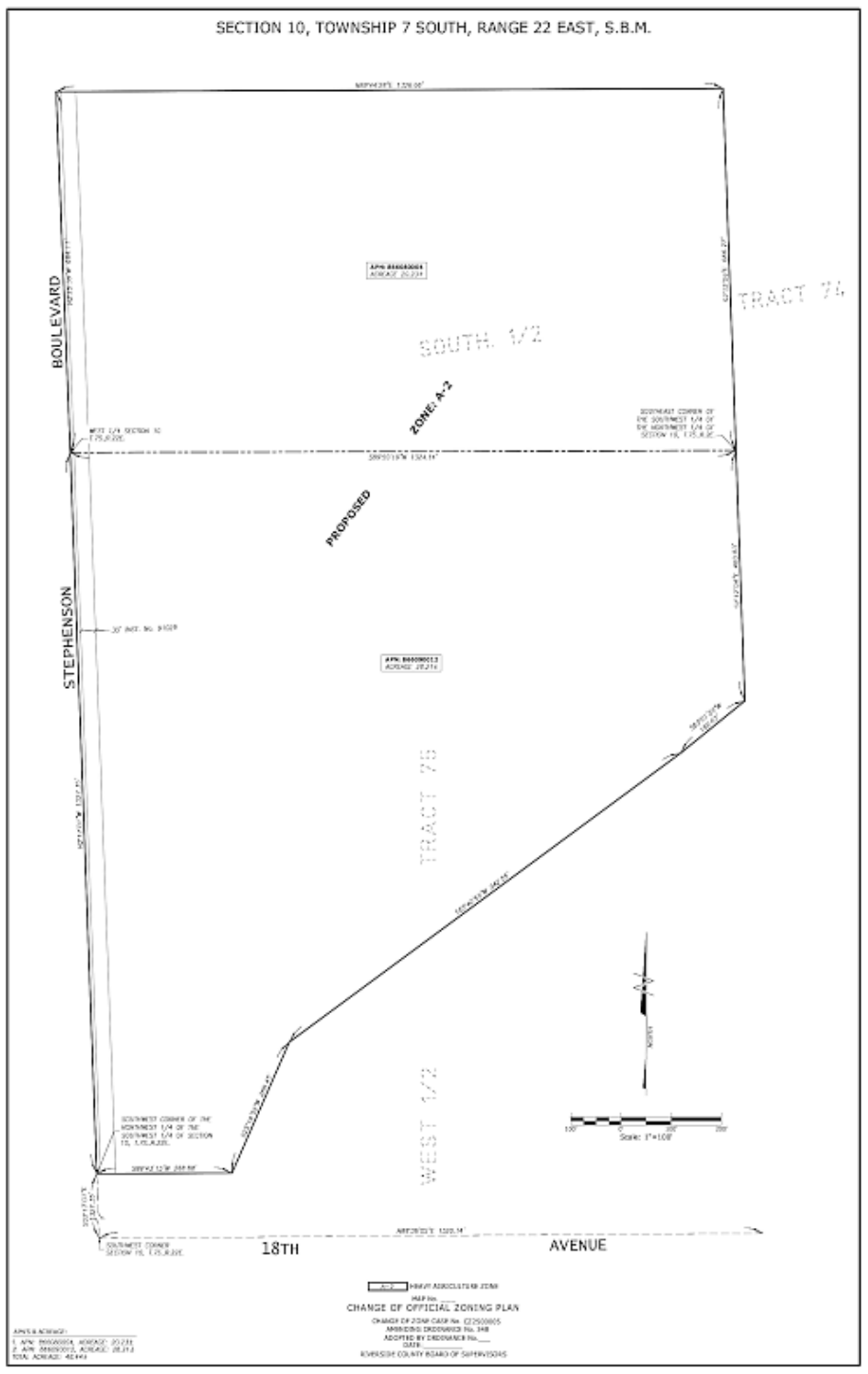


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BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5040
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2511, Change of Zone Case No. 2500005" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

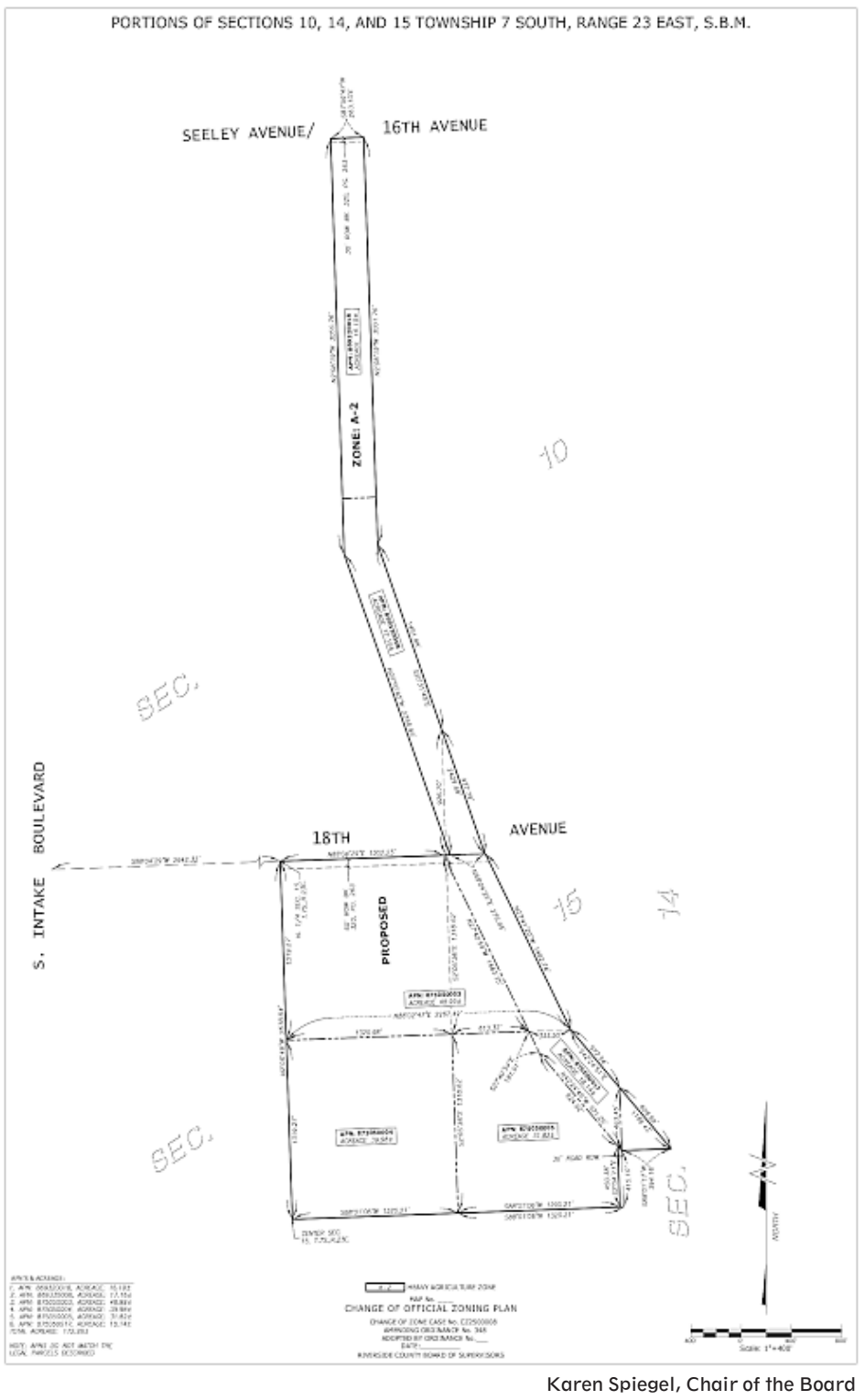
I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5043
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2514, Change of Zone Case No. 2500008" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
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BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Account Number:	5209148
Ad Order Number:	0011778892
Customer's Reference / PO Number:	Adoption of / Ordinance No. 348.5044
Publication:	The Press-Enterprise
Publication Dates:	02/18/2026
Amount:	$3,391.20
Payment Amount:	$0.00

Invoice Text:

Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

The Press-Enterprise
3512 14th Street
Riverside, CA 92501
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5209148

BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE
PO BOX 1147
RIVERSIDE, CA 92502

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: Adoption of / Ordinance No. 348.5044

FILE NO. Ordinance No. 348.5044

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

02/18/2026

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

Date: February 18, 2026.
At: Riverside, California

Legal Advertising Representative, The Press-Enterprise

Legal No. **0011778892**

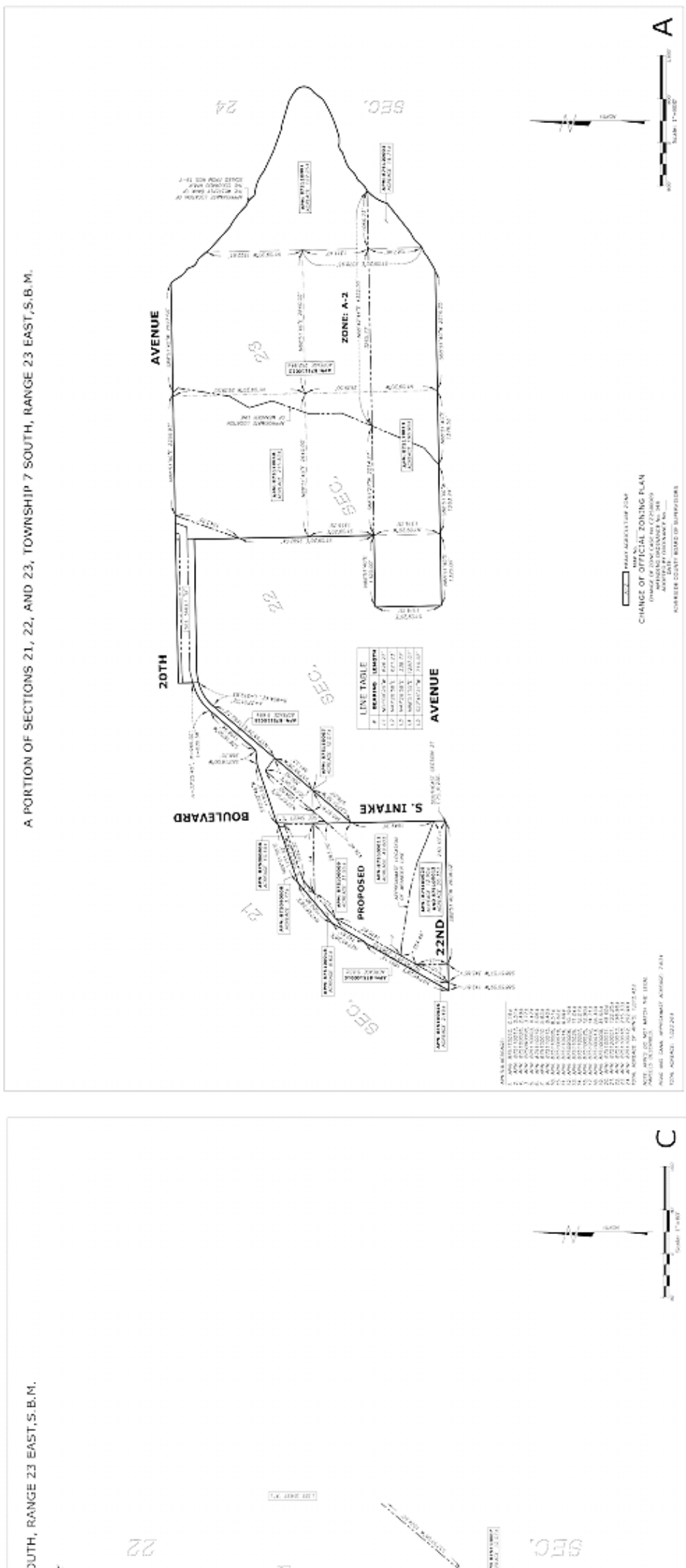
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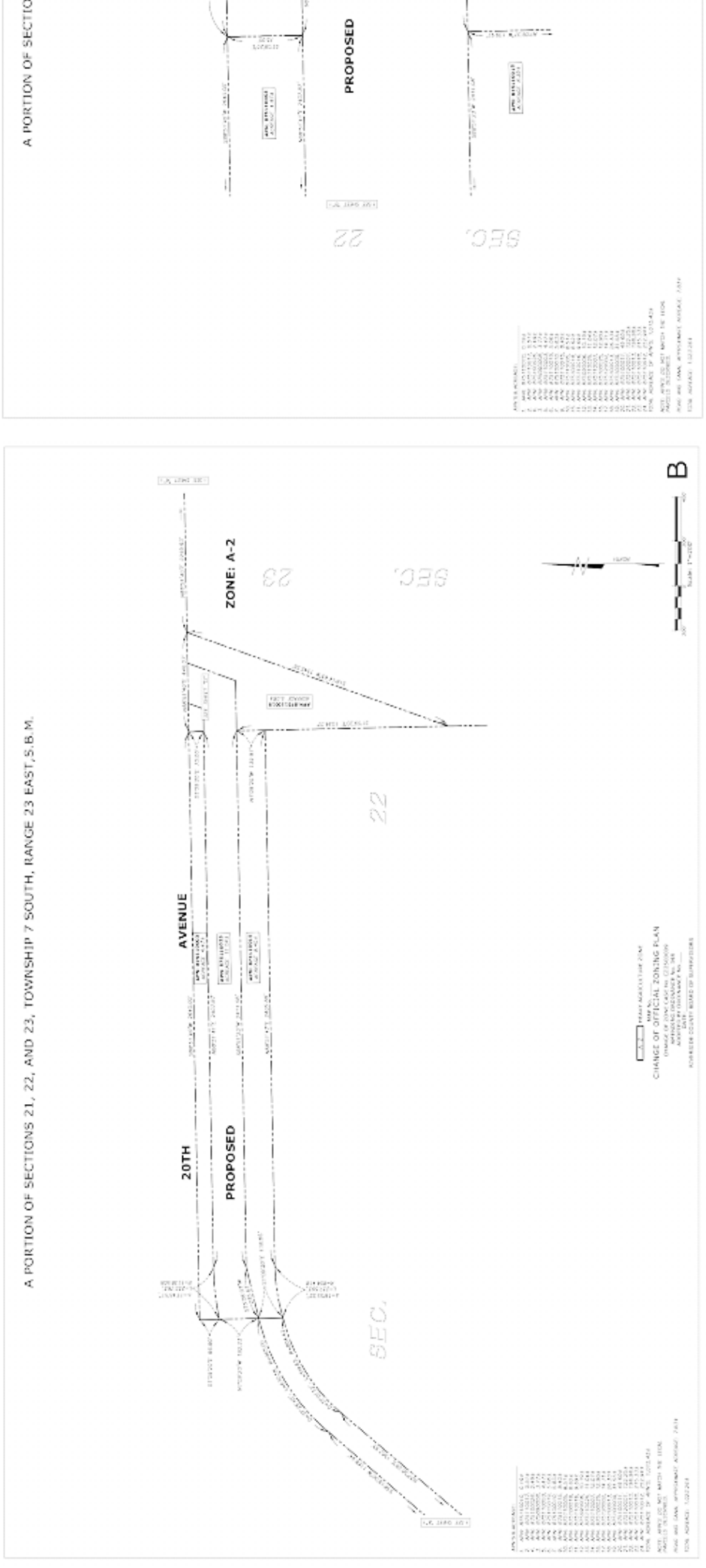


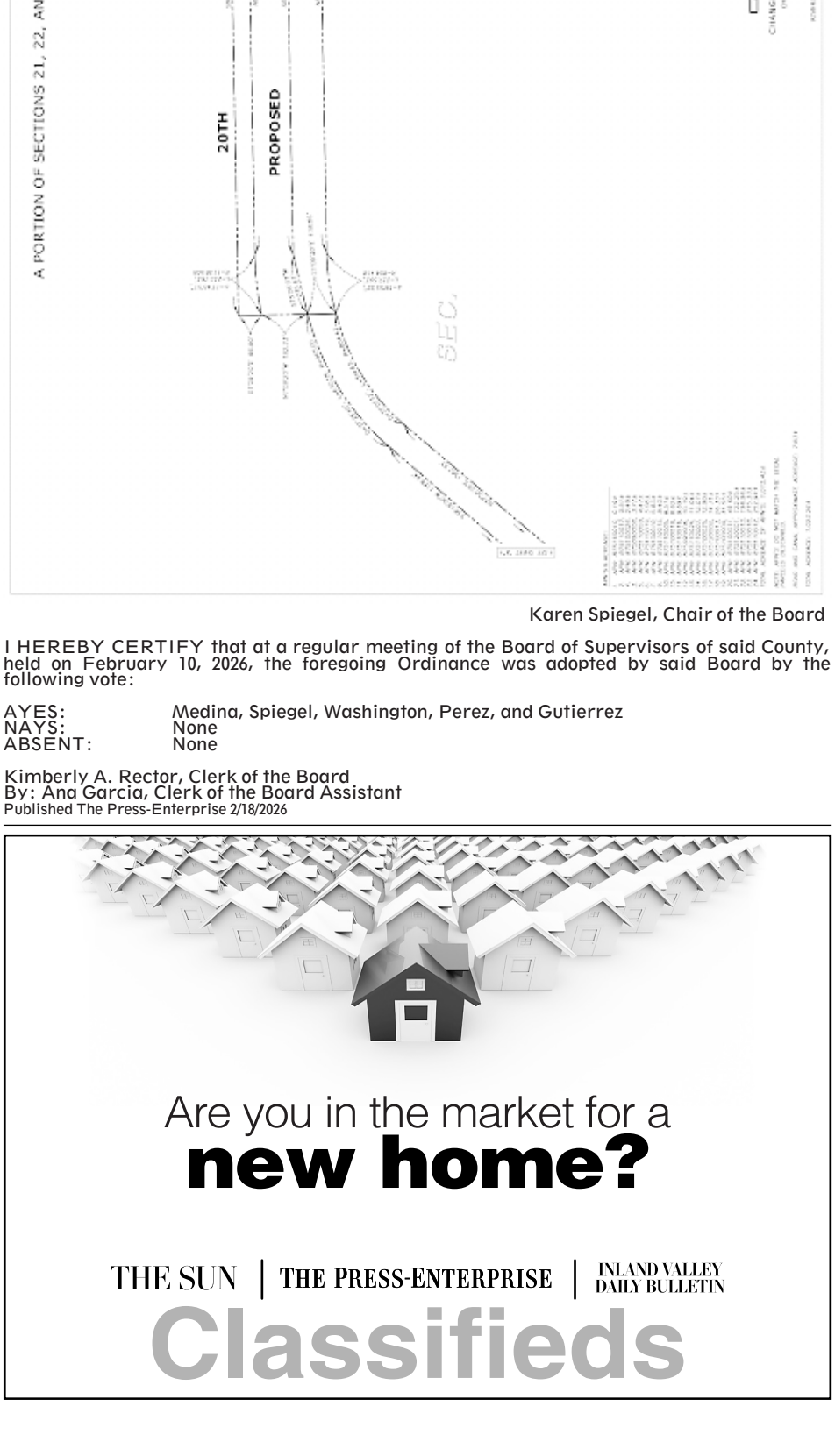
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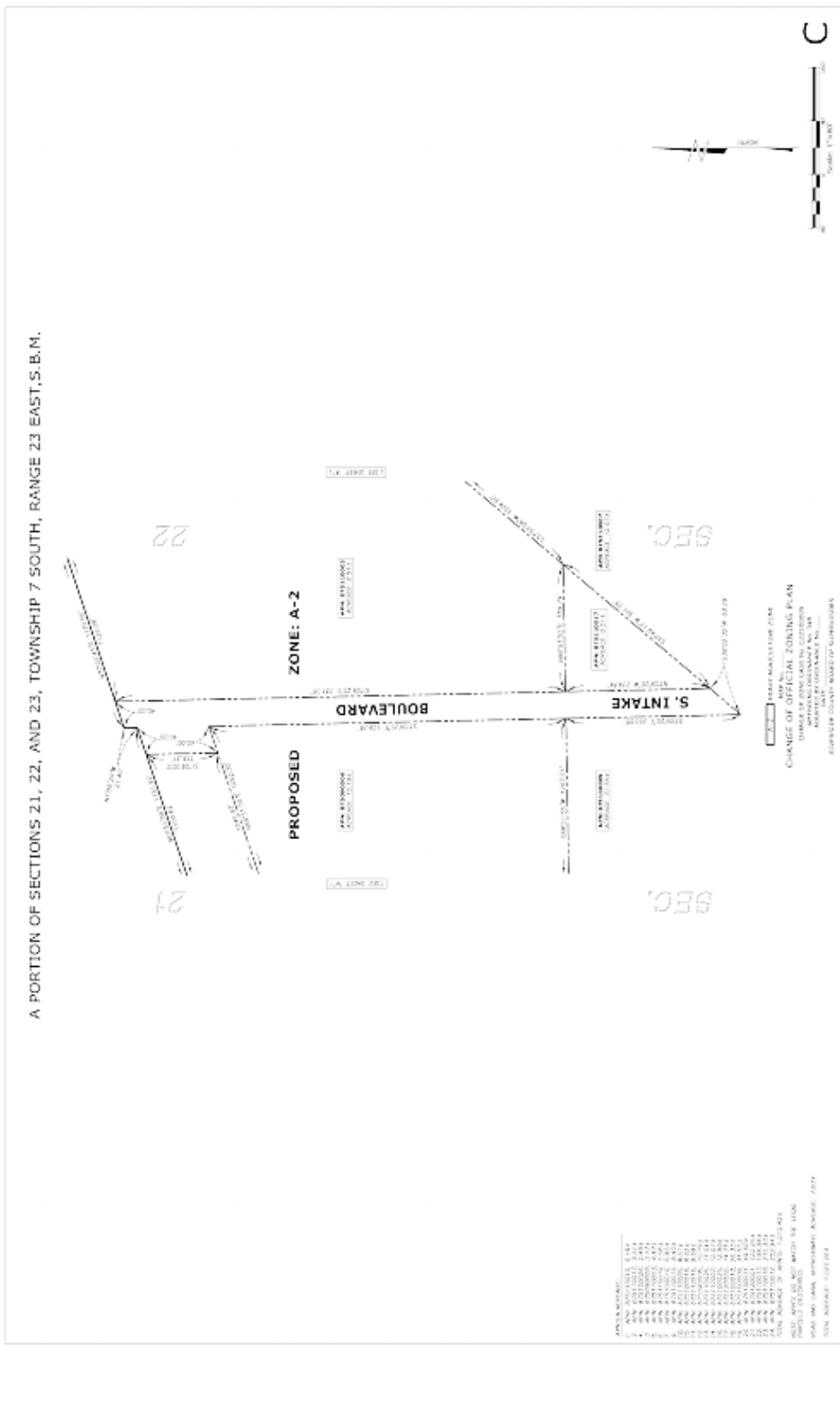
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
ORDINANCE NO. 348.5044
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

The Board of Supervisors of the County of Riverside ordains as follows:
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2515, Change of Zone Case No. 2500009" which map is made a part of this ordinance.
Section 2. This ordinance shall take effect 30 days after its adoption.









Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on February 10, 2026, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant
Published The Press-Enterprise 2/18/2026

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STATE OF WISCONSIN, COUNTY OF BROWN

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knowledge of the facts herein state and that the notice I
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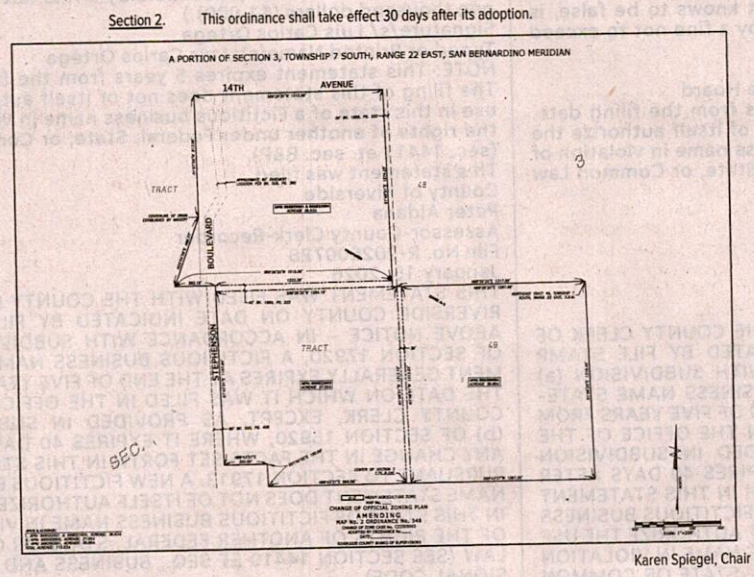
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ORDINANCE NO. 348.5038
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and Blythe District Zoning Plan Map No. 47, as amended, are further amended by placing in effect in the zone or zones as shown on the map entitled "Change of Official Zoning Plan, Blythe District, Map No. 47.018 Change of Zone Case No. 2500003," which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS-4349126

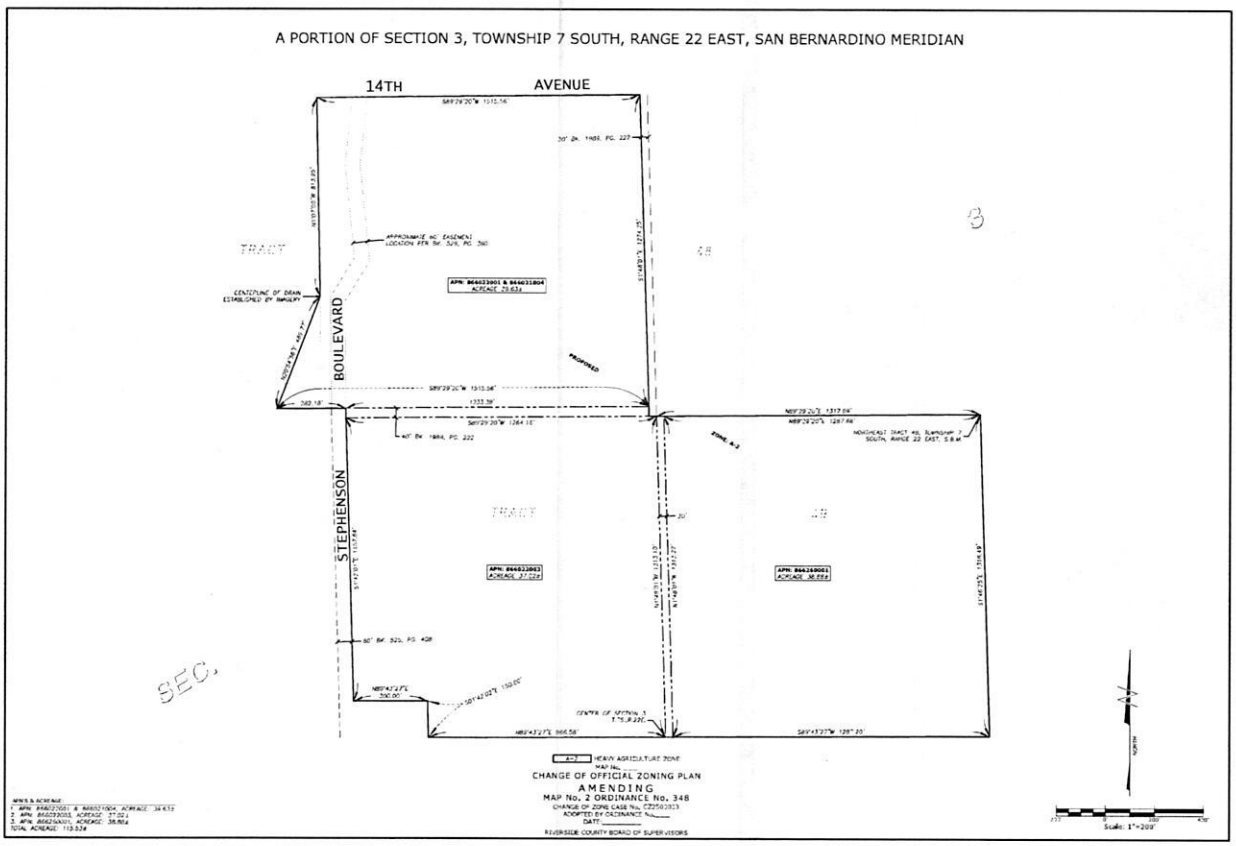
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ORDINANCE NO. 348.5038
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AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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Karen Spiegel, Chair of the Board

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AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

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AFFIDAVIT OF PUBLICATION

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Riverside CA 92502-1147

STATE OF WISCONSIN, COUNTY OF BROWN

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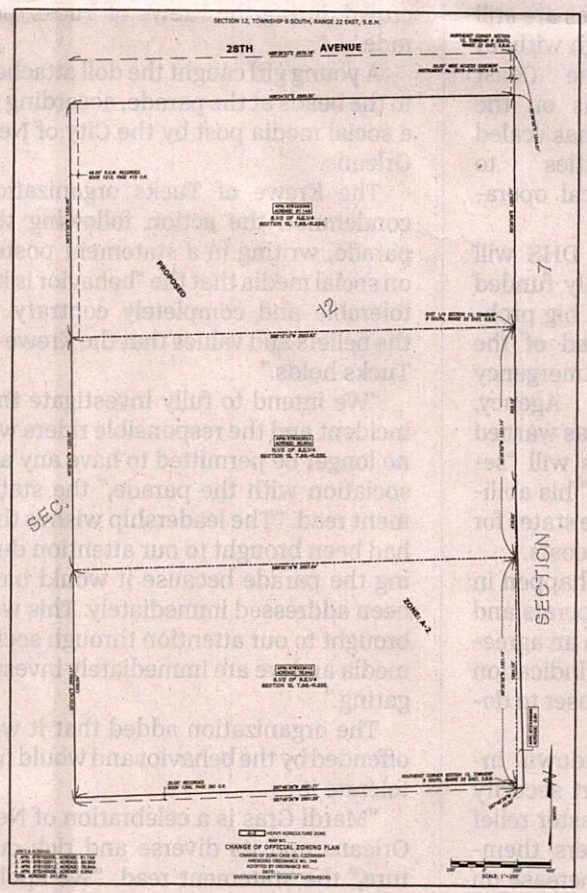
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ORDINANCE NO. 348.5039
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2510, Change of Zone Case No. 2500004" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS-43488504

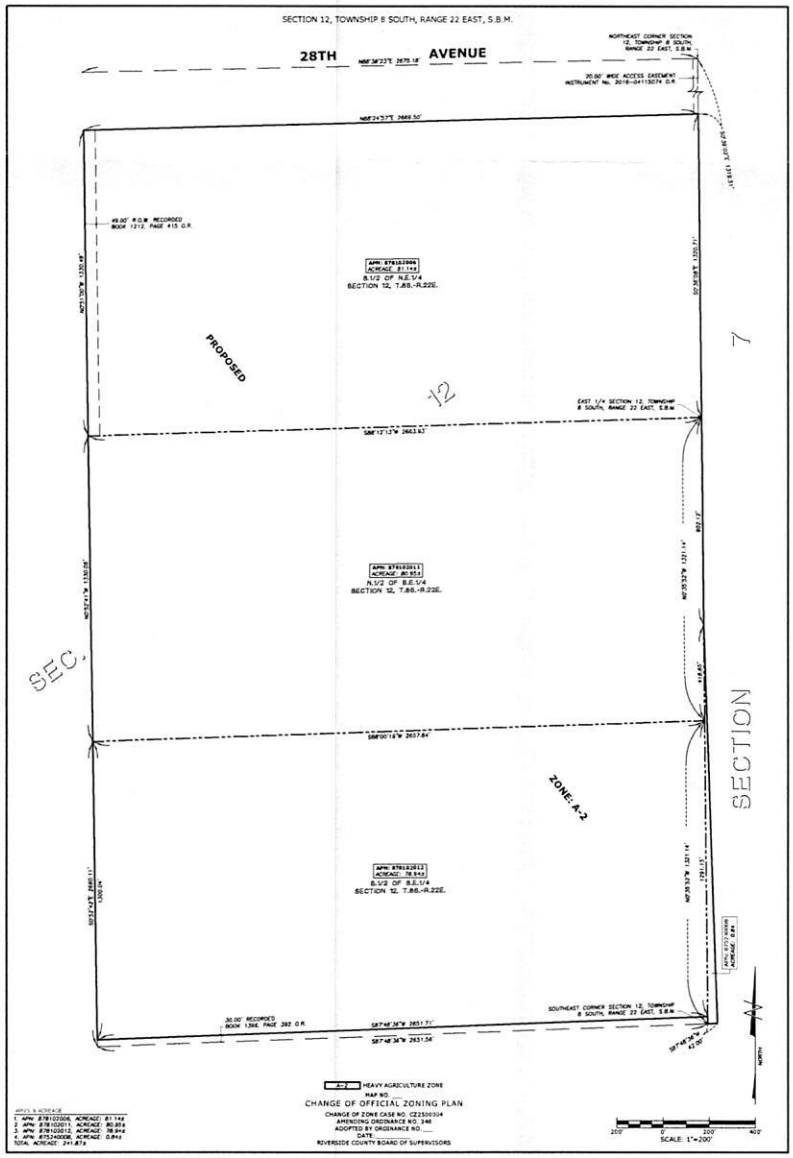
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ORDINANCE NO. 348.5039
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

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AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

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Cindy Fernandez
Riverside County-Board Of Sup.
Po Box 1147
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STATE OF WISCONSIN, COUNTY OF BROW

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annexed was Published in said newspapers in

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Notary, State of WI, County of Brown

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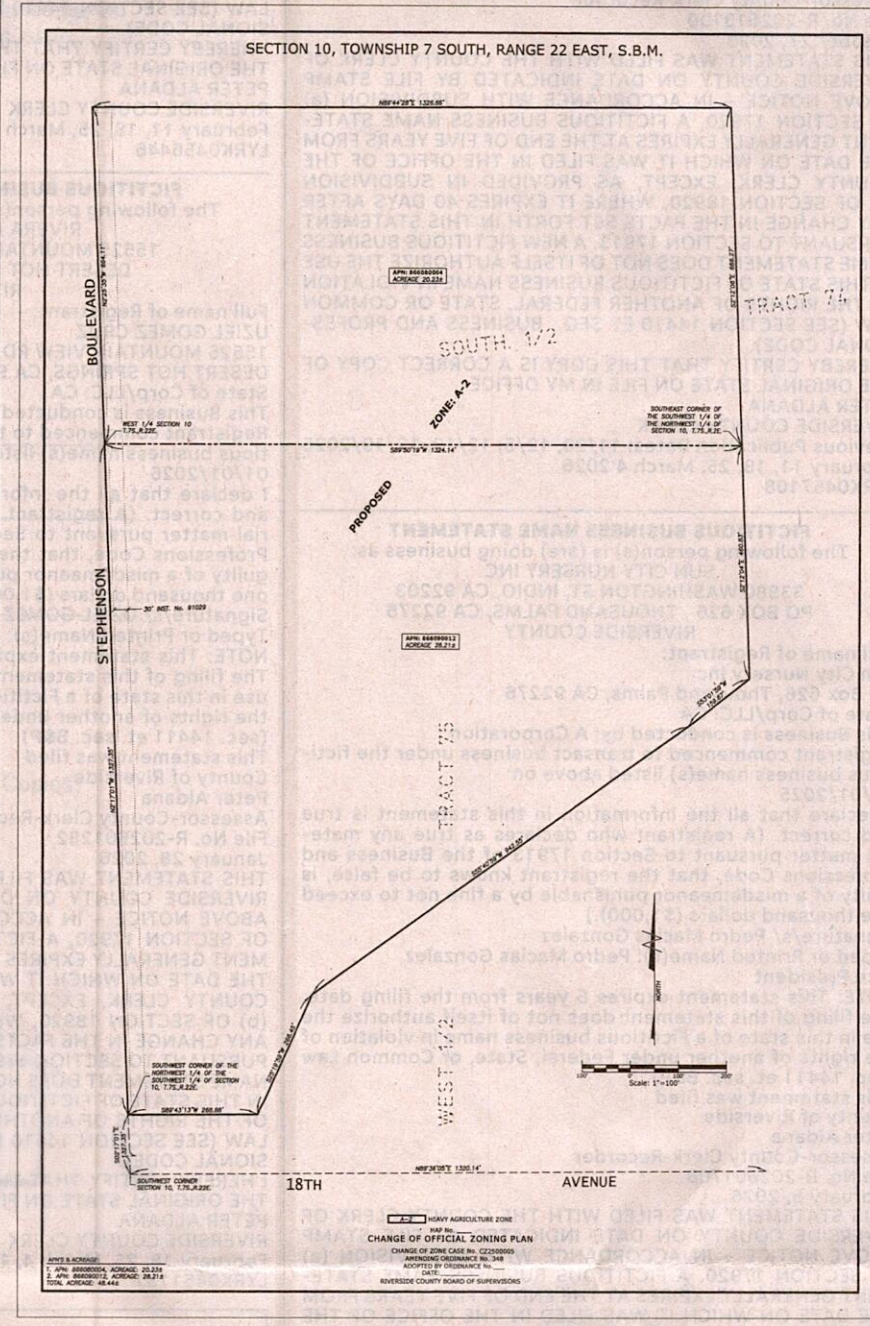
ORDINANCE NO. 348.5040

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

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

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Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

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AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

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

ORDINANCE NO. 348.5040

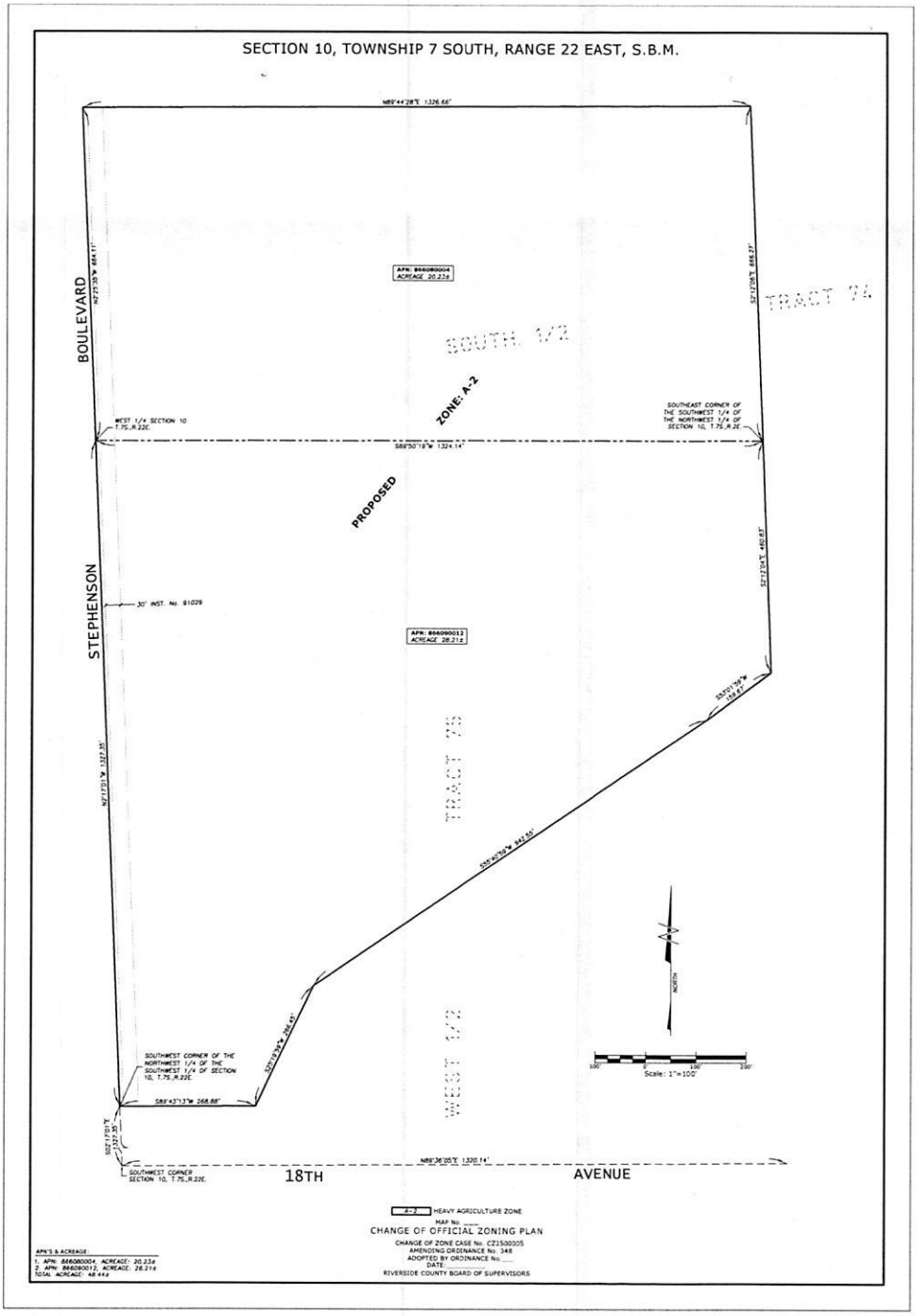
AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2511, Change of Zone Case No. 2500005" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026**, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

USA TODAY CO.

LocaliQ

PO Box 631437 Cincinnati, OH 45263-1437

AFFIDAVIT OF PUBLICATION

Ana Garcia
Riverside County-Board Of Sup.
4080 Lemon ST # 127
Riverside CA 92501-3609

STATE OF WISCONSIN, COUNTY OF BROWN

The Desert Sun, a newspaper published in the city of Palm Springs, Riverside County, State of California, and personal knowledge of the facts herein state and that the notice hereto annexed was Published in said newspapers in the issue:

PDS Palm Springs Desert Sun 02/18/2026

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Legal Clerk

Notary, State of WI, County of Brown

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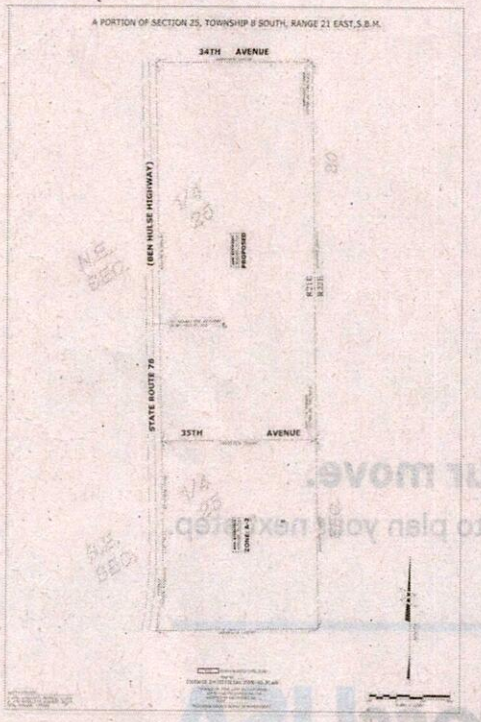
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ORDINANCE NO. 348.5041
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS-43491180

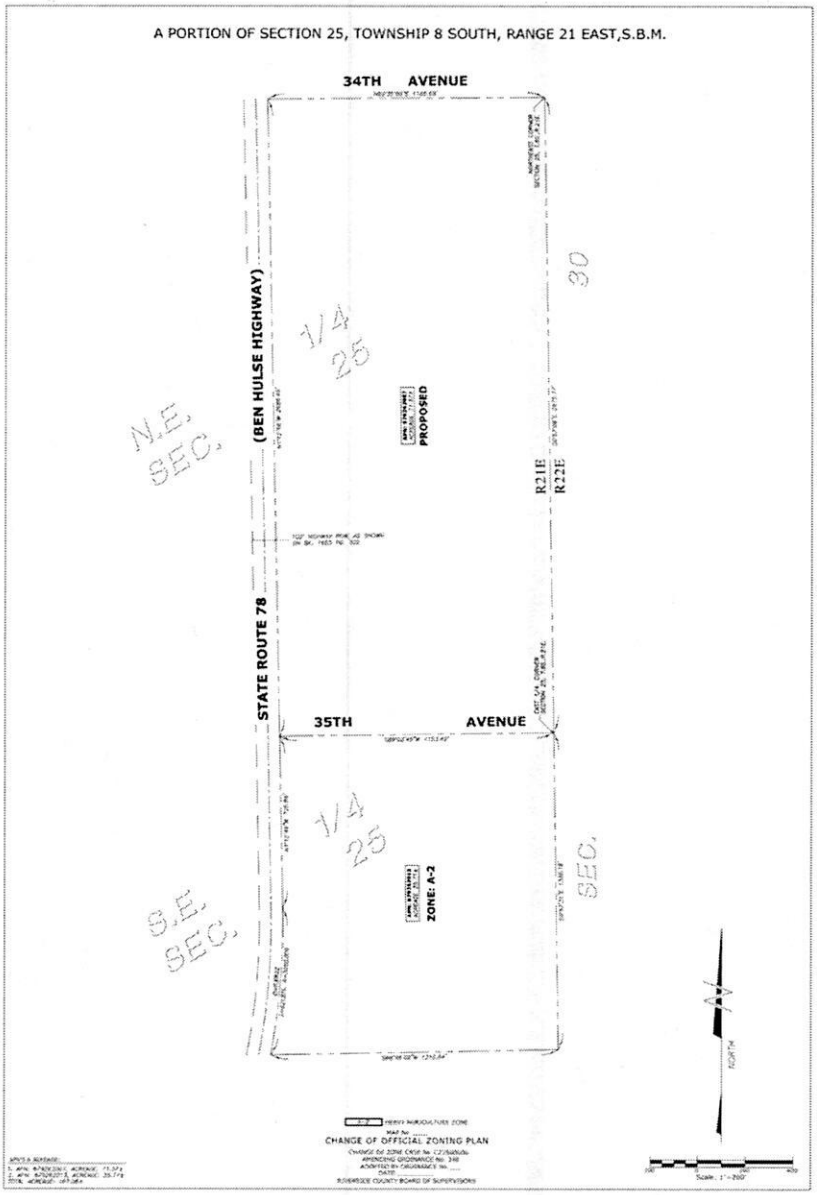
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

ORDINANCE NO. 348,5041
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2512, Change of Zone Case No. 2500006" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

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STATE OF WISCONSIN, COUNTY OF BROWN

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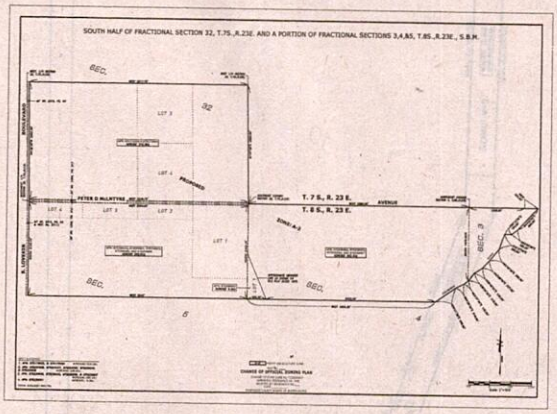
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE,
STATE OF CALIFORNIA

ORDINANCE NO. 348.5042
AN ORDIANNCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, Wand official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026**, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS-43490847

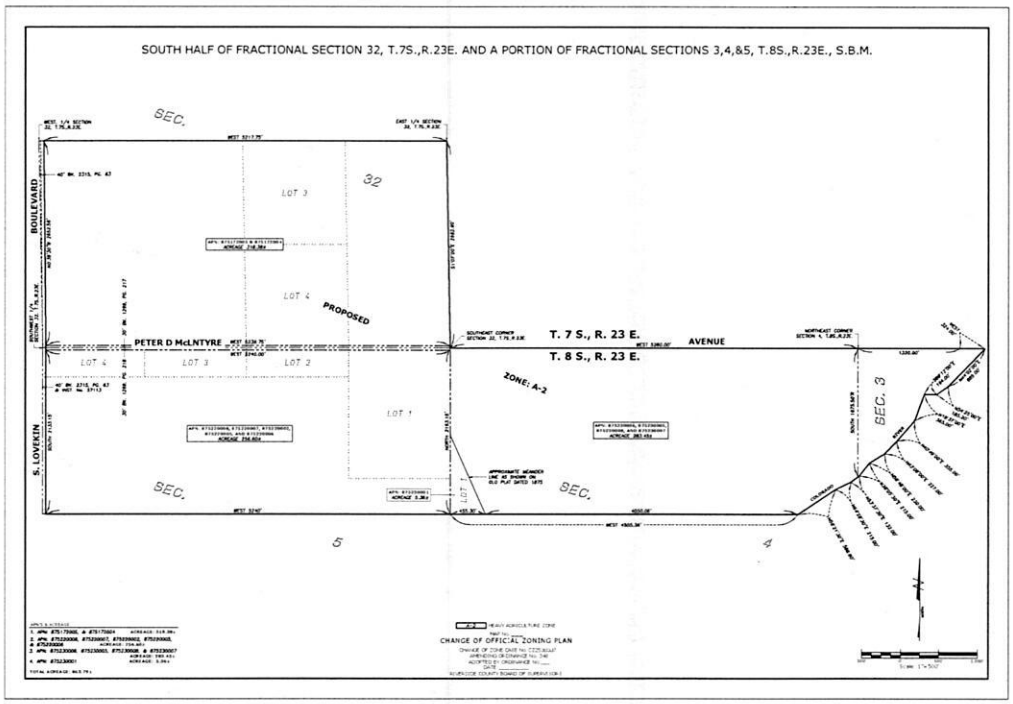
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE,
STATE OF CALIFORNIA

ORDINANCE NO. 348.5042
AN ORDIANNCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, Wand official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2513, Change of Zone Case No. 2500007" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026**, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS-43490847

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AFFIDAVIT OF PUBLICATION

Cindy Fernandez
Riverside County-Board Of Sup.
Po Box 1147
Riverside CA 92502-1147

STATE OF WISCONSIN, COUNTY OF BROWN

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

ORDINANCE NO. 348.5043

AN ORDINANCE OF THE COUNTY OF RIVERSIDE

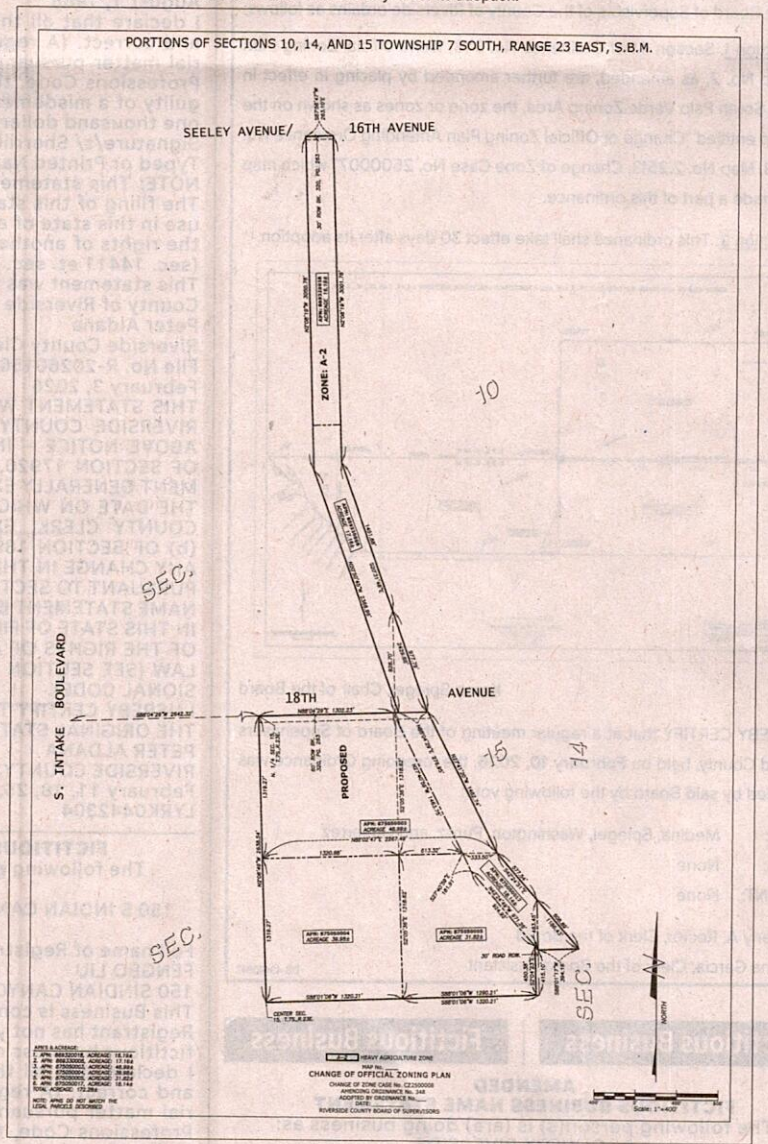
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2514, Change of Zone Case No. 2500008" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.

PORTIONS OF SECTIONS 10, 14, AND 15 TOWNSHIP 7 SOUTH, RANGE 23 EAST, S.B.M.



Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026**, the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

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

ORDINANCE NO. 348.5043

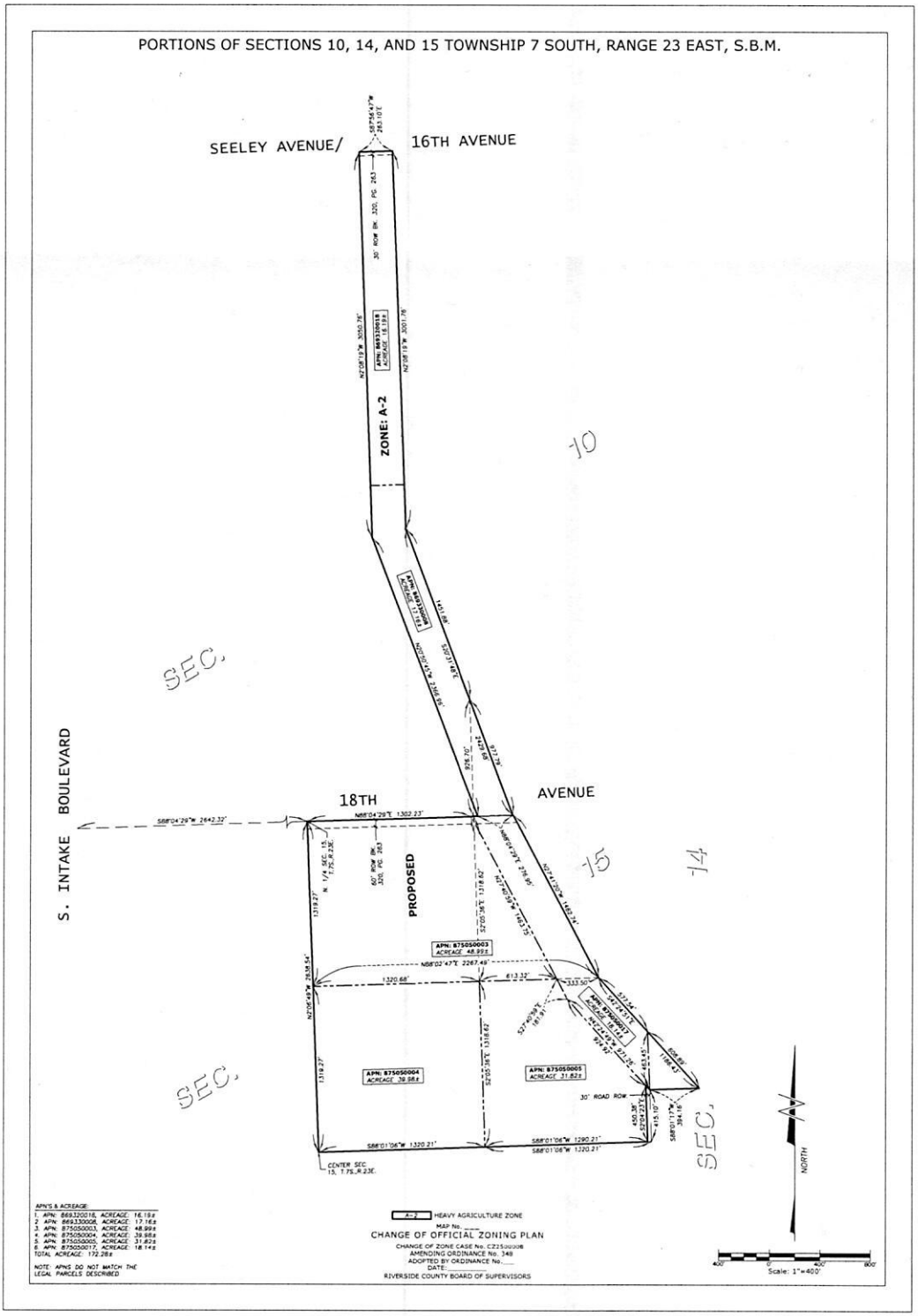
AN ORDINANCE OF THE COUNTY OF RIVERSIDE

AMENDING ORDINANCE NO. 348 RELATING TO ZONING

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

Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2514, Change of Zone Case No. 2500008" which map is made a part of this ordinance.

Section 2. This ordinance shall take effect 30 days after its adoption.



Karen Spiegel, Chair of the Board

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AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

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STATE OF WISCONSIN, COUNTY OF BROWN

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Sworn to and subscribed before on 02/18/2026

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Notary, State of WI, County of Brown

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State of Wisconsin

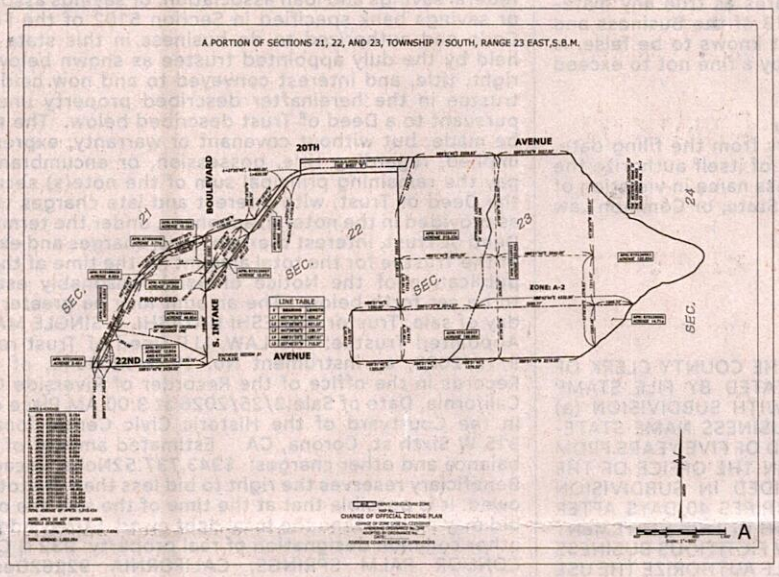
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

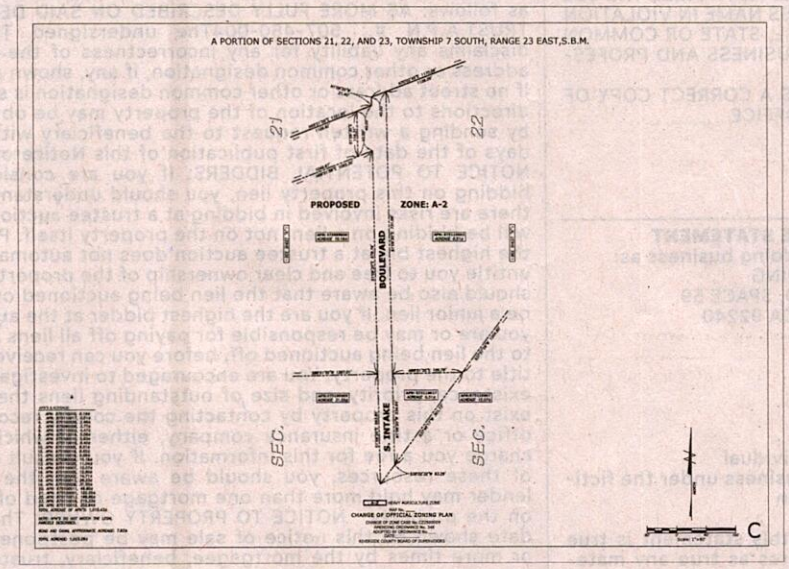
ORDINANCE NO. 348.5044
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

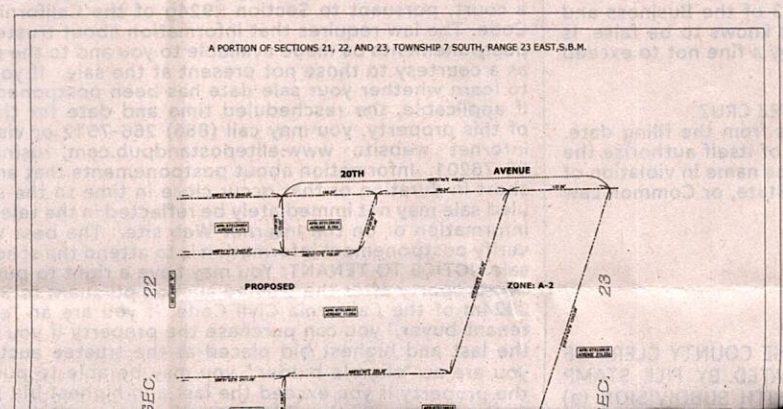
The Board of Supervisors of the County of Riverside ordains as follows:

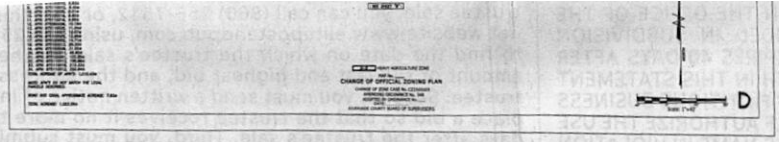
Section 1. Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2515, Change of Zone Case No. 2500009" which map is made a part of this ordinance.

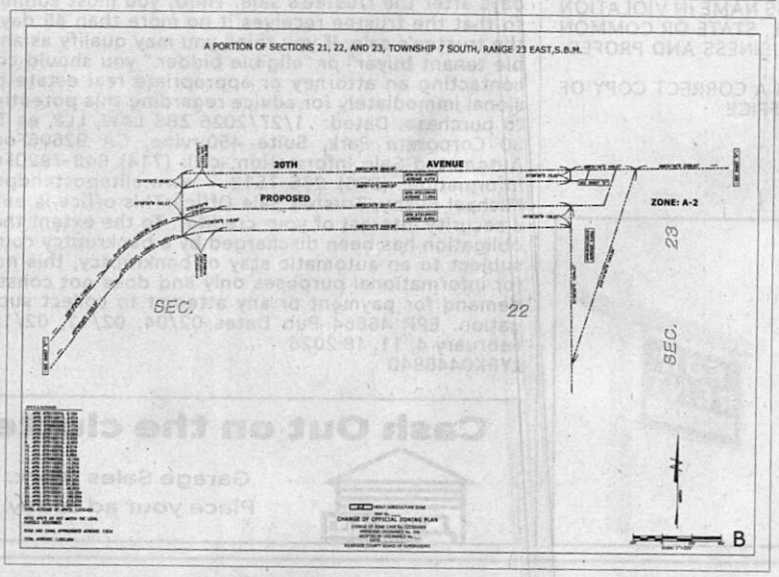
Section 2. This ordinance shall take effect 30 days after its adoption.











Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES:	Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS:	None
ABSENT:	None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS-43492080

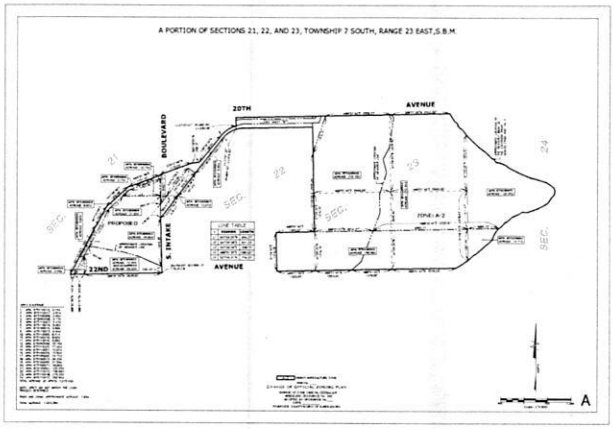
BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

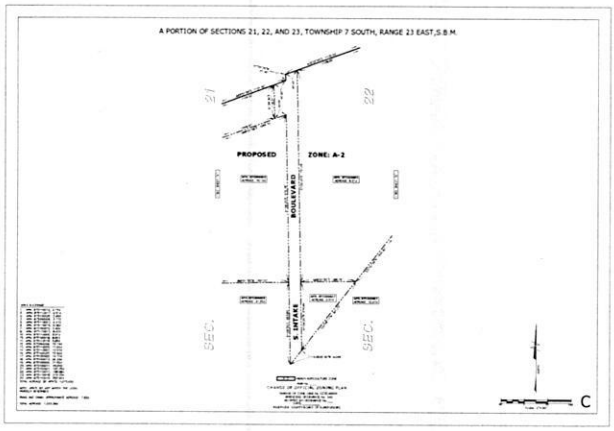
ORDINANCE NO. 348.5044
AN ORDINANCE OF THE COUNTY OF RIVERSIDE
AMENDING ORDINANCE NO. 348 RELATING TO ZONING

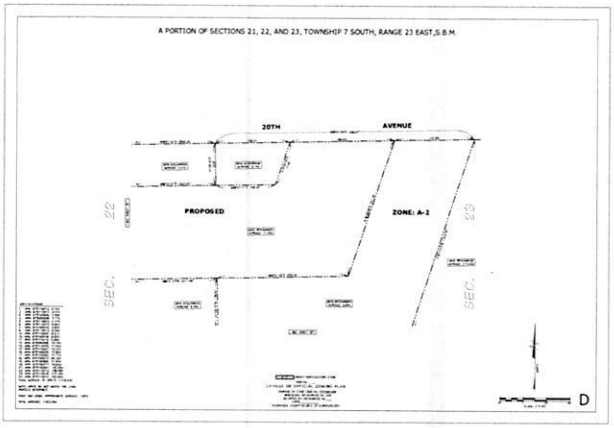
The Board of Supervisors of the County of Riverside ordains as follows:

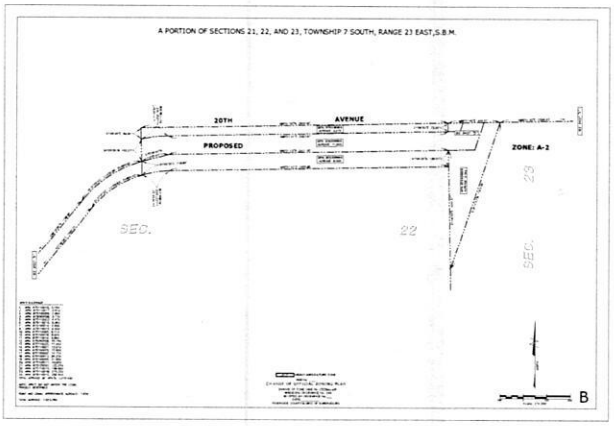
Section 1 Section 4.1 of Ordinance No. 348, and official Zoning Plan Map No. 2, as amended, are further amended by placing in effect in the South Palo Verde Zoning Area, the zone or zones as shown on the map entitled "Change of Official Zoning Plan Amending Ordinance No. 348, Map No. 2.2515, Change of Zone Case No. 2500009" which map is made a part of this ordinance.

Section 2 This ordinance shall take effect 30 days after its adoption.









Karen Spiegel, Chair of the Board

I HEREBY CERTIFY that at a regular meeting of the Board of Supervisors of said County, held on **February 10, 2026,** the foregoing Ordinance was adopted by said Board by the following vote:

AYES: Medina, Spiegel, Washington, Perez, and Gutierrez
NAYS: None
ABSENT: None

Kimberly A. Rector, Clerk of the Board
By: Ana Garcia, Clerk of the Board Assistant

DS:43492080