



**PLANNING COMMISSION HEARING  
REPORT OF ACTIONS  
JANUARY 3, 2018**

**1.0 CONSENT CALENDAR**

- 1.1 SECOND EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 31818** – Applicant: MPLC JBJ Ranch, LP – First Supervisorial District – Alberhill Zoning Area – Elsinore Area Plan: Community Development: Medium Density Residential (CD-MDR) – Location: Southerly of Bosley Lane, north-westerly of Mountain Road, and easterly of Crilly Road – 160 Acres – Zoning: Planned Residential (R-4) – Open Area Combining Zone-Residential Developments (R-5) – Approved Project Description: The land division hereby permitted is to divide the 160 acres (gross) into 311 residential lots, a 10.77-acre park site, a 1.06-acre community use lot (Lot # 317), 22 open space lots (60.4 acres) including three (3) water quality basins and a graded swale (water quality best management practice) – **REQUEST:** Second Extension of Time Request for Tentative Tract Map No. 31818, extending the expiration date to December 19, 2020. Project Planner: Gabriel Villalobos at (951) 955-6184 or email at [gvillalo@rivco.org](mailto:gvillalo@rivco.org).

**APPROVED** Second Extension of Time Request for Tentative Tract Map No. 31818, extending the expiration date to December 19, 2020.

**2.0 GENERAL PLAN AMENDMENT INITIATION PROCEEDINGS**

**NONE**

**3.0 PUBLIC HEARINGS – CONTINUED ITEMS:**

**NONE**

**4.0 PUBLIC HEARINGS – NEW ITEMS:**

- 4.1 PUBLIC USE PERMIT NO. 786 REVISION NO. 1 – Intent to Adopt a Mitigated Negative Declaration** – EA42961 – Applicant: Saint Jeanne de Lestonnac School c/o Sister Ernestine Velarde – Engineer/Representative: Brent C. Moore and Larry Dutton, Alidade Engineering – Third Supervisorial District – Southwest Area Plan – Rancho California Zoning Area – General Plan: Rural Community: Estate Density Residential (RC-EDR) (2 acres minimum) – Zoning: Residential Agricultural – (2 ½ acre lot minimum) (R-A-2 ½ ) – Location: Northerly of Avenida Lestonnac, easterly of Butterfield Stage Road, southerly of Rancho California Road, and westerly of Avenida Bordeaux – **REQUEST:** the **Revised Public Use Permit** proposes to allow for the construction of a 2-story 53,400 sq. ft. high school building with an outdoor amphitheater. Height of the high school is 43'3" typical, with a 55'6" high non-habitable clock tower. In addition to the high school, a 5,000 sq. ft. athletics building, a 1,350 sq. ft. dance/music room addition to the existing gym, 950 sq. ft. storage room addition to the existing theater, a 350 sq. ft. restroom building, and 750 sq. ft. of office space resulting in 61,800 sq. ft. of new construction are proposed. Presently, the existing building sq. ft. for the 17.1 acre site is 73,816 sq. ft. Approximately 6,380 sq. ft. will be removed. Total square footage on-site once the construction is completed will be 129,236 sq. ft. All construction will occur within the existing development footprint. The proposed High School will have a capacity of 500 students. With the existing elementary and intermediate school, total capacity of the school will be approximately 1,000 students. Project Planner: Deborah Bradford at (951) 955-6646 or email at [dbradfor@rivco.org](mailto:dbradfor@rivco.org).

**Planning Commission Action:**

Public Comments: Closed  
By a vote of 4-0

**ADOPTED** a Mitigated Negative Declaration for Environmental Assessment No. 42961; and

**APPROVED** Public Use Permit No. 786 Revised No. 1, subject to conditions of approval.

**5.0 WORKSHOP**

**NONE**

**6.0 ORAL COMMUNICATION ON ANY MATTER NOT ON THE AGENDA**

**7.0 DIRECTOR'S REPORT**

**8.0 COMMISSIONER'S COMMENTS**