



RIVERSIDE COUNTY PLANNING DEPARTMENT

REPORT OF ACTIONS
RIVERSIDE COUNTY PLANNING DEPARTMENT
DIRECTOR'S HEARING – MAY 8, 2023
COUNTY ADMINISTRATIVE CENTER
12th Floor, Conference Room A
4080 Lemon Street, Riverside, Ca 92501

CALL TO ORDER: 1:30 p.m.

1.0 CONSENT CALENDAR

FIRST EXTENSION OF TIME REQUEST FOR TENTATIVE PARCEL MAP NO. 37264 – Applicant: Tom and Amanda Zschokke, C/O Devin Scheradella, Cozad & Fox, Inc. – First Supervisorial District – Good Hope Area – Mead Valley Area Plan – Rural: Rural Residential (R:RR) – Location: South of Santa Rosa Mine Road, west of Post Road, north of Gardenias Street, and east of Fellows Way – 21.56 Gross Acres – Zoning: Residential Agricultural, 2 ½ Acre Minimum (R-A-2 ½) – 323-230-061, 062, 044 - Approved Project Description: Schedule H subdivision of 21.56 gross acres into three (3) contiguous lots and one (1) detached remainder lot - REQUEST: First Extension of Time Request for Tentative Parcel Map No. 37264, extending the expiration date to February 14, 2026 - Project Planner: Joey Mendoza at (951)955-0897 or email at joemendo@rivco.org.

Planning Director's Actions:

APPROVED First Extension of Time Request for Tentative Parcel Map No. 374264 extending the expiration date to February 14, 2026.

2.0 PUBLIC HEARINGS – CONTINUED ITEMS:
NONE

3.0 PUBLIC HEARINGS – NEW ITEMS:

3.1 PLOT PLAN NO. 220001 – Intent to Adopt a Mitigated Negative Declaration – CEQ220002 – Applicant: BCI Harvill Industrial Center, LP – Representative: EPD Solutions – First Supervisorial District – Mead Valley Area Plan – North Perris Zoning Area: Community Development: Light Industrial (CD: LI) – Location: North of Cajalco Road, south of Dree Circle, east of Harvill Avenue, and west of Interstate 215 – 9.13 acres – Zoning: Manufacturing-Service Commercial (M-SC) - **REQUEST:** Plot Plan No. 220001 is a request for the development of a 99,770 sq ft warehouse building with 3,500 sq ft of office space. The project site will include 17 loading dock doors, 118 trailer parking spaces and a total of 73 parking spaces. As proposed the project site would include three (3) future driveways, one (1) from Harvill Avenue and two (2) from Cajalco Road. APNs: 317-130-034 and 317-130-035. Project Planner: Krista Mason at (951) 955-1722 or by email at kmason@rivco.org.

Staff Report Recommendation:

ADOPT A Mitigated Negative Declaration; and,

APPROVE Plot Plan No. 220001, subject to the Advisory Notification Document and Conditions of Approval

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ADOPT A Mitigated Negative Declaration; and,

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Planning Director's Actions:

ADOPT A Mitigated Negative Declaration; and,

APPROVED Plot Plan No. 220001, subject to the Advisory Notification Document and Conditions of Approval as modified

4.0 SCOPING SESSION
NONE

5.0 PUBLIC COMMENTS
None

ADJOURNMENT: 2:05 p.m.