



# RIVERSIDE COUNTY PLANNING DEPARTMENT

## REPORT OF ACTIONS RIVERSIDE COUNTY PLANNING COMMISSION – MARCH 1, 2023 COUNTY ADMINISTRATIVE CENTER

1<sup>st</sup> Floor, Board Chambers, 4080 Lemon Street, Riverside, Ca 92501

1<sup>st</sup> District  
Shade Awad

2<sup>nd</sup> District  
Marissa Gruytch

3<sup>rd</sup> District  
Gary Thornhill  
Chair

4<sup>th</sup> District  
Bill Sanchez  
Vice-Chair

5<sup>th</sup> District  
Romelio Ruiz

**CALL TO ORDER:** 9:00 a.m.

**ROLL CALL:** Members Present: Gruytch, Thornhill, Sanchez, Awad, and Ruiz  
Members Absent:

### 1.0 CONSENT CALENDAR:

1.1 **THIRD EXTENSION OF TIME REQUEST for TENTATIVE TRACT MAP NO. 29010** – Applicant: Lea M. Ward – Third Supervisorial District – Aguanga Zoning Area – Riverside Extended Mountain Area Plan: Rural: Rural Residential (R-RR) (5 Acre Minimum) - Open Space: Rural (OS-RUR) (20 Acre Minimum) – Location: Southerly of Highway 79, and Easterly of Sage Road – 195.16 Acres – Zoning: Rural Residential (R-R) – Approved Project Description: Schedule C - subdivision of 195.16 gross acres into 32 residential lots with 2-acre minimum lot size, four (4) open space lots, three (3) water utility lots, and one (1) private road lot. 102.71 gross acres of open space will be dedicated to the Western Riverside Regional Conservation Authority (RCA) for conservation purposes – **REQUEST:** Third Extension of Time Request for Tentative Tract Map No. 29010, extending the expiration date to December 11, 2024 - Project Planner: Yuying Ma at (951) 955-6646 or email at yma@rivco.org.

**APPROVED** Third Extension of Time Request for Tentative Tract Map No. 29010, extending the expiration date to December 11, 2024.

### 2.0 GENERAL PLAN AMENDMENT INITIATION PROCEEDINGS NONE

### 3.0 PUBLIC HEARINGS – CONTINUED ITEMS: NONE

### 4.0 PUBLIC HEARINGS – NEW ITEMS:

4.1 **CONDITIONAL USE PERMIT NO. 220005 – Intent to Adopt a Mitigated Negative Declaration** - (CEQ220013) - Applicant: Global Water Farms - Engineer/Representative: Brad Donais, Heptagon Seven - Fourth Supervisorial District – Eastern Coachella Valley Area Plan - Land Use Designation: Open Space-Rural - Zoning: Controlled Development Areas (W-2) - Zoning District: Lower Coachella Valley District - Location: APN 731-170-001 (one lot) - **REQUEST:** To allow the construction of a new pilot desalination plant to include a single-story steel building measuring 12,838 square-feet in area, outdoor storage, parking for four vehicles, signage and placement of an above-ground propane tank, on approximately 2.78 acres of an approximately 641-acre, presently vacant lot. Project Planner Evan Langan (951) 955-3024 or email elangan@rivco.org.

#### Planning Commission Action:

Public Hearing: Closed

By a vote of 5-0, the Planning Commission took the following actions:

**ADOPTED** Mitigated Negative Declaration; and,

**APPROVED** Conditional Use Permit No. 220005, subject to the advisory notification document and conditions of approval.

### 5.0 WORKSHOPS

SIXTH CYCLE HOUSING ELEMENT UPDATE

### 6.0 PUBLIC COMMENTS

### 7.0 DIRECTOR'S REPORT

### 8.0 COMMISSIONER'S COMMENTS

**ADJOURNMENT:** 9.54