

NOTICE OF PUBLIC REVIEW **SCHEDULING REQUEST FORM**

Principal's signature/initials: _____

Date: 5/7/21

DATE SUBMITTED: May 7, 2021

TO: Planning Commission Secretary

FROM: Steven Jones

(Riverside)

PHONE No.: (951) 955-0314

E-Mail: sjones@rivco.org

SCHEDULE FOR: Optional Hearing

30-Day Advertisement: Advertisement Exempt from CEQA
(Newspapers Only – Press Enterprise)

SPECIAL MULTIPLE FAMILY DESIGN REVIEW NO. 210001 – Exempt from the California Environmental Quality Act (“CEQA”), pursuant to Section 15061(b)(3) (Common Sense Exemption) – Applicant: Bryan Ingersoll/Foremost Companies c/o Mike Canfield – Second Supervisorial District – Highgrove Area Plan – Community Development: Mixed Use Area (CD: MUA) – Location: southeast corner of Center Street and California Street – 65.20 gross acres – Zoning: Mixed Use (MU) – **REQUEST:** Special Multiple Family Design Review No. 210001 is a request to authorize the construction of 846 one family dwellings and multiple family dwellings that do not include a nonresidential use. Proposed site improvements include trails, open space, public and private parks, landscaping, off-street parking, and public and private street; tentative tract map requests to create residential lots, a commercial lot, parks, private recreation and open space lots and utility and private street lots. – APNs: 255-060-014, 255-060-022, 255-060-028, 255-060-030, 255-110-003, 255-110-004, 255-110-005, 255-110-006, 255-110-015 & 250-110-019, and 255-110-029 – Project Planner: email Steven Jones at sjones@rivco.org.

STAFF RECOMMENDATION:

- APPROVAL (CONSENT CALENDAR)
- APPROVAL
- APPROVAL WITHOUT DISCUSSION
- CONTINUE WITH DISCUSSION TO _____.
- CONTINUE WITHOUT DISCUSSION TO _____.
- CONTINUE WITHOUT DISCUSSION OFF CALENDAR
- DENIAL
- SCOPING SESSION
- INITIATION OF THE GENERAL PLAN AMENDMENT
- DECLINE TO INITIATE THE GENERAL PLAN AMENDMENT

Provide one set of mailing labels, including surrounding property owners, Non-County Agency and Interested Parties and, owner, applicant, and engineer/representative (*Confirmed to be less than 6 months old from date of preparation to hearing date*)

Provide one set of labels for owner, applicant, and engineer/representative.

Fee Balance: \$0 – County Initiated

CEQA Filing Fee: \$50

Estimated amount of time needed for Public Hearing: **2 Hours** (*Min 5 minutes*)

Controversial: YES NO MAYBE

Communication received from nearby property owners concerned with lack of area commercial/retail uses.