



DIRECTOR'S HEARING REPORT OF ACTIONS JANUARY 11, 2021

1.0 CONSENT CALENDAR:

NONE

2.0 HEARINGS – CONTINUED ITEMS 1:30 p.m. or as soon as possible thereafter:

2.1 **FIRST EXTENSION OF TIME REQUEST for TENTATIVE PARCEL MAP NO. 36564** – Applicant: TSG Cherry Valley, LP c/o Brian Rupp – Engineer: Albert A Webb Associates c/o Haley Franco & Nicole Torstvet – Fifth Supervisorial District – Cherry Valley Zoning District– The Pass Area Plan – Community Development: Light Industrial (CD-LI) – Public Facility (PF) – Open Space: Recreation (OS-R) – Cherry Valley Gateway Policy Area - Location: Northerly of Cherry Valley Boulevard, easterly of Interstate 10, and westerly of Vineland Street – 230 Gross Acres – Zoning: Industrial Park (I-P) – Controlled Development (W-2) – Approved Project Description: The Tentative Parcel Map proposes a Schedule “E” subdivision of 229 acres into four (4) parcels, including two (2) industrial buildings on approximately 140.23 acres and approximately 84.8 acres to remain as natural open space – **REQUEST:** First Extension of Time Request for Tentative Parcel Map No. 36564, extending the expiration date to October 17, 2023. Continued from December 7, 2020. Project Planner: Kathleen Mitchell at (951) 955-6836 or email at kmitchell@rivco.org.

Staff Report Recommendation:

REMOVE Tentative Parcel Map No. 36564 from the January 11, 2021 agenda.

Staff's Recommendation:

REMOVE Tentative Parcel Map No. 36564 from the January 11, 2021 agenda.

Planning Director's Actions:

REMOVED Tentative Parcel Map No. 36564 from the January 11, 2021 agenda.

3.0 HEARINGS – NEW ITEMS 1:30 p.m. or as soon as possible thereafter:

NONE

4.0 SCOPING SESSION: 1:30 p.m. or soon as possible thereafter:

4.1 **NOTICE OF PREPARATION of a DRAFT PROGRAM ENVIRONMENTAL IMPACT REPORT (EIR) and NOTICE OF EIR SCOPING MEETING for TEMESCAL VALLEY COMMERCE CENTER (GENERAL PLAN AMENDMENT 200007, CHANGE OF ZONE 2000028, and CONDITIONAL USE PERMIT 200044).** The Project consists of applications for a General Plan Amendment (GPA 200007), Change of Zone (CZ 2000028), and Conditional Use Permit (CUP 200044) to allow for future development of a 46.12-acre property with a “last mile delivery station” warehouse building. The proposed building would comprise 183,456 sq. ft. of building area on approximately 40.53 acres. The proposed building would have 15 loading dock spaces and associated parking areas for passenger vehicles, vans, and truck trailers, as well as vehicle maintenance areas. Approximately 1.90 acres in the northeast corner of the Project site would be dedicated to the Western Riverside County Multiple Species Habitat Conservation Plan Reserve System for long-term conservation. Additionally, as part of the Project the Coldwater Canyon Wash drainage channel would be realigned from the western Project site boundary to the southeast Project site boundary. Approximately 3.69 acres are proposed as dedicated right-of-way for Temescal Canyon Road and Park Canyon Road. In addition, proposed GPA 200007 would remove the 46.12-acre property from the boundaries of the Serrano Policy Area, as identified by the Temescal Canyon Area Plan of the Riverside County General Plan. Project Planner: Phayvanh Nanthavongdouangsy at (951) 955-6573 or email at pnanthav@rivco.org.

ITEM Presented and opened for public comments. No public comments received at hearing.

5.0 PUBLIC COMMENTS: