



## DIRECTOR'S HEARING REPORT OF ACTIONS DECEMBER 7, 2020

### 1.0 CONSENT CALENDAR:

- 1.1 **ADOPTION OF THE REVISED 2020 DIRECTOR'S HEARING CALENDAR** – Changing the December 14, 2020 meeting location from the Desert to Riverside. **ADOPTED** the Revised 2020 Director's Hearing Calendar.
- 1.2 **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. Project Planner: Kathleen Mitchell at (951) 955-6836 or email at [kmitchell@rivco.org](mailto:kmitchell@rivco.org). **CONTINUED** to January 11, 2021.

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

**NONE**

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

- 3.1 **PLOT PLAN NO. 25693 – Exempt from the California Environmental Quality Act (CEQA)**, pursuant State CEQA Guidelines Section 15303 (New Construction or Conversion of Small Structures) – Applicant: Verizon Wireless – Engineer/Representative: Spectrum Services, Inc. – Owner: Valley Wide Recreation & Park District – Third Supervisorial District – Rancho California Zoning Area – Southwest Area Plan – Land Use Designation: Open Space: Conservation (OS-C) – Open Space: Recreation (OS-R) – Location: Southeasterly of Winchester Road, southwesterly of Abelia Street, and westerly of Wintersweet Lane – Zoning: Winchester Specific Plan No. 286, Planning Area 10A/11/16 – **REQUEST:** Plot Plan No. 25693 proposes the construction and operation of a new, unmanned wireless communication facility disguised as a pine tree (monopine) consisting of a 50-foot-tall tower, 12 panel antennas at the 41-foot height, two (2) parabolic antennas, nine (9) remote radio units, two (2) tower mounted junction boxes, five (5) outdoor equipment cabinets, three (3) GPS antennas, one 15kW stand-by generator, and two (2) 50KVA transformers within a 440 sq. ft. lease area. Project Planner: Rob Gonzalez at (951) 955-9549 or email at [rgonzalez@rivco.org](mailto:rgonzalez@rivco.org). **Staff Report Recommendation:** **FIND** the project exempt from the California Environmental Quality Act (CEQA); and, **APPROVE** Plot Plan No. 25693, subject to the conditions of approval. **Staff's Recommendation:** **FIND** the project exempt from the California Environmental Quality Act (CEQA); and, **APPROVE** Plot Plan No. 25693, subject to the conditions of approval. **Planning Director's Actions:** **FOUND** the project exempt from the California Environmental Quality Act (CEQA); and, **APPROVED** Plot Plan No. 25693, subject to the conditions of approval.

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

**NONE**

### 5.0 PUBLIC COMMENTS: