

**DIRECTOR'S HEARING
REPORT OF ACTIONS
MARCH 14, 2011**

(DRAFTED 3/8/10) Final 3/15/11

1.0 CONSENT CALENDAR

1.1 Staff report recommended:

APPROVAL

Staff recommended at hearing:

APPROVAL

Planning Director's Action:

APPROVED

SECOND EXTENSION OF TIME FOR PLOT PLAN NO. 22513 -

Applicant: Alan Tuntland – Second Supervisorial District – Pedley Zoning District - Jurupa Area Plan: Community Development: Heavy Industrial (CD: HI) (0.15-0.50 Floor Area Ratio) - Location: Northerly of the Santa Ana River, southerly of Clay Street and General Drive and easterly of Van Buren Boulevard – 3.57 Acres - Zoning: Manufacturing-Heavy (M-H) – **APPROVED PROJECT DESCRIPTION:** The use is hereby permitted for (2) industrial buildings totaling 73,878 square feet on a 4.42 gross acre site with a floor area ratio of 0.38 (Heavy Industrial requires a 0.15-0.50 floor area ratio) consisting of the following: 2,000 square foot mezzanines, 45,647 square feet (24%) of landscaping area, 75,037 square feet of paved area, and 126 parking spaces. The total approved building square footage is 73,878 square feet as follows: building four (4) proposes 59,943 square feet including 2,000 square feet of mezzanine on Lot nine (9) (APNs: 163-400-012 and 163-400-013) and building five (5) proposes 13,935 square feet on Lot eleven (11) (APN 163-400-010). **REQUEST: SECOND EXTENSION OF TIME for PLOT PLAN NO. 22513,** extending the expiration date to **November 19, 2011.** Project Planner, Ray Juarez at (951) 955-9541 or e-mail rjuarez@rctlma.org.

1.2 Staff report recommended:

APPROVAL

Staff recommended at hearing:

APPROVAL

Planning Director's Action:

APPROVED

SECOND EXTENSION OF TIME for PLOT PLAN NO. 21163 -

Applicant: Joseph Poon – Third Supervisorial District – Rancho California Zoning Area – Southwest Area Plan: Community Development: Light Industrial (CD: LI) (0.25-0.60 Floor Area Ratio) and Open Space Conservation (OS-C) - Location: Southerly of Auld Road, westerly of Leon Road and easterly of the French Valley Airport – 82.07 Acres - Zoning: Specific Plan No. 265, Planning Area No. 2 (SP265, PA2) - **APPROVED PROJECT DESCRIPTION:** Construction of a 29.62 net acre business/industrial park consisting of 27 single story buildings totaling approximately 67,813 square feet and 39 single story industrial buildings totaling approximately 214,288 square feet. - **REQUEST: FIRST EXTENSION OF TIME REQUEST for PLOT PLAN NO. 21163, extending the expiration date to February 25, 2012.** Project Planner, Ray Juarez at (951) 955-9541 or e-mail rjuarez@rctlma.org.

2.0 PUBLIC HEARINGS: 1:30 a.m. or as soon as possible thereafter.

2.1 Staff report recommended:

APPROVAL

Staff recommended at hearing:

APPROVAL

Planning Director's Action:

APPROVED

PLOT PLAN NO. 24792 – CEQA Exempt – Applicant: David Sandoval – Owner: Teresa and Gabriel Guevara - Second Supervisorial District – Prado-Mira Loma District – Jurupa Area Plan – Rural Community: Low Density Residential (RC:LDR) (1/2 acre minimum) - Located Northerly of 60th Street, southerly of 58th Street, easterly of Dodd Street, westerly of Bain Street – Zoning: Light Agricultural (A-1) (1/2 Acre minimum) – **REQUEST: The Plot Plan is a proposal to permit an unpermitted**

1,224 square foot storage building with attached 456 square foot 2-story loft/storage area (1st floor 456 square foot and 2nd floor 456 square foot) and a 1,056 square foot greenhouse on .74 acre, associated with the 1,548 square foot residence located at 10253 60th Street in Mira Loma. APN: 161-252-006. Project Planner, Bahelila Boothe, at 951-955-8703 or e-mail bboothe@rctlma.org. (Quasi-Judicial)

2.2 Staff report recommended:

APPROVAL

Staff recommended at hearing:

APPROVAL

Planning Director's Action:

APPROVED

PLOT PLAN NO. 24811 – CEQA Exempt – Applicant: Pamela Schrack – Engineer: Randall Blackwood - Second Supervisorial District – Pedley District – Jurupa Area Plan – Rural Community: Low Density Residential (RC:LDR) (1/2 acre minimum) - Located Northerly of Limonite Avenue, southerly of Jurupa Road, easterly of Van Buren Avenue, westerly of Camino Real – Zoning: Light Agricultural (A-1) (1/2 Acre minimum) – **REQUEST:** The Plot Plan is a proposal to construct a 1,419 square foot detached barn on .69 acre, associated with the 2,028 square foot residence located at 8567 Rocking Horse Circle in Riverside. APN: 166-150-063. Project Planner, Bahelila Boothe, at 951-955-8703 or e-mail bboothe@rctlma.org. (Quasi-Judicial)

2.3 Staff report recommended:

APPROVAL

Staff recommended at hearing:

APPROVAL

Planning Director's Action:

APPROVED

PLOT PLAN NO. 24846 – CEQA Exempt – Applicant: Diane and Steven Appel – Owner: Diane and Steven Appel – First Supervisorial District – Cajalco District – Lake Mathews/Woodcrest Area Plan – Rural Community: Very Low Density Residential (1 Acre Minimum) (RC:VLDR) and Open Space: Conservation (N/A) - Located Northeasterly of Seven Springs Way, southerly of Owl Tree Road, easterly of Glass Mountain Road, westerly of Swallowtail Lane – 2.08 Acre – Zoning: Residential Agricultural (R-A-1) (1 Acre Minimum) – **REQUEST:** This Plot Plan is a proposal to construct a 1,008 square foot detached garage on 2.08 acres, associated with the 3,817 square foot residence located at 17430 Seven Springs Way in Riverside. APN: 285-410-007. Project Planner, Bahelila Boothe, at 951-955-8703 or e-mail bboothe@rctlma.org. (Quasi-Judicial)

2.4 Staff report recommended:

APPROVAL

Staff recommended at hearing:

APPROVAL

Planning Director's Action:

APPROVED WITH MODIFICATIONS

PLOT PLAN NO. 24794 – CEQA Exempt – Applicant: Allen Asada – Owner: Michael Tomas – First Supervisorial District – Woodcrest District – Lake Mathew/Woodcrest Area Plan – Rural Community: Very Low Density Residential (1 Acre Minimum) (RC:VLDR) - Located Southerly of Safe Avenue, westerly of Porter Avenue, northerly of Van Buren Boulevard, easterly of Gardner Avenue – .98 Acre – Zoning: Residential Agricultural (R-A) (1/2 acre minimum) – **REQUEST:** The Plot Plan is proposal to a 3,200 square foot detached garage on .98 acres, associated with the 1,440 square foot residence with attached 598 square foot garage and a 2,400 square foot existing detached garage located at 17399 Sage Avenue in Riverside. APN: 274-060-028. (Continued from 1/24 & 2/28/2011) Project Planner, Bahelila Boothe, at 951-955-8703 or e-mail bboothe@rctlma.org. (Quasi-Judicial)

2.5 Staff report recommended:

APPROVAL

Staff recommended at hearing:

PLOT PLAN NO. 24654 – CEQA Exempt – Applicant: Luis Mauricio – Owner: Valores Culturales – Second Supervisorial District –Prado-Mira Loma Zoning District – Jurupa Area Plan –

APPROVAL

Planning Director's Action:

CONTINUED TO APRIL 25, 2011

Rural Community: Low Density Residential (½Acre Minimum)
(RC: LDR) - Location: Northerly of Limonite Avenue, southerly of Jurupa Road., easterly of Etiwanda Avenue, westerly of Troth Street – 4.99 Acres – Zoning: Light Agricultural (A-1) –
REQUEST: The Plot Plan is a proposal to construct a 1,920 square foot detached garage, associated with the 3,091 square foot residence, with attached 756 square foot garage, and a detached 5,920 square foot detached agricultural registration building (BFE080001) located at 5605 Ridgeview Avenue. APN: 161-100-015. (Continued from January 3, 2011) Project Planner, Bahelila Boothe, at 951-955-8703 or e-mail bboothe@rctlma.org. (Quasi-Judicial)

3.0 PUBLIC COMMENTS: