



## DIRECTOR'S HEARING REPORT OF ACTIONS OCTOBER 22, 2012

### 1.0 CONSENT CALENDAR

1.1 NONE

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

- 2.1 Staff report recommended:  
**APPROVAL**
- Staff recommended at hearing:  
**APPROVAL**
- Planning Director's Action:  
**CONTINUE TO OCTOBER 29, 2012**
- PLOT PLAN NO. 23017 CEQA MND** – Applicant: Jim Carter – Engineer/Representative: Hunsaker & Associate, Inc. – Third/Third Supervisorial District – Location: northerly of Rancho California Road, easterly of Calle Contento and westerly of Anza Road – 111.5 Gross Acres – Zoning: Citrus Vineyard (C/V-20) – **REQUEST:** Proposes 23 buildings totaling 42,051 square feet including 42 casita units, a 5,470 square foot winery and tasting room, a 1,200 square foot housekeeping and pool maintenance room, a 221 square foot office, and 142 parking spaces on a 111.5 acre lot. The proposed operating hours for the tasting room is 10 a.m. to 6 p.m. daily. The applicant is also proposing a 100 special occasions per calendar year with a maximum number of 100 guests per occasion with operating hours from 10 a.m. to 10 p.m. Friday and Saturday and 10 a.m. to 9 p.m. Sunday through Thursday. Project Planner: HPKang at (951) 955-1888 or email [hpkang@rctlma.org](mailto:hpkang@rctlma.org). (Quasi-judicial)
- 2.2 Staff report recommended:  
**APPROVAL**
- Staff recommended at hearing:  
**APPROVAL**
- Planning Director's Action:  
**APPROVED**
- PLOT PLAN NO. 25196** - CEQA Exempt - Applicant: Joe Moreno – Owner: Dulia Moreno – Fifth/Fifth Supervisorial District – Romoland Zoning District – Harvest Valley/Winchester Area Plan – Rural Community: Very Low Density Residential – 1 Acre Minimum (RC:VLDR) - Located Westerly of Trade Winds Drive, southerly of Mahogany Lane, northerly of Sparacio Road - Zoning: Rural Residential – (R-R) – 4.89 Acres - **REQUEST:** The Plot Plan is a proposal to construct a 2,560 square foot detached barn on 4.89 acres, associated with the 2,978 square foot main residence located at 28121 Mahogany Lane in the unincorporated Riverside County near Romoland. APN: 327-330-018. Project Planner: Bahelila Boothe at (951) 955-8703 or email [bboothe@rctlma.org](mailto:bboothe@rctlma.org). (Quasi-judicial)
- 2.3 Staff report recommended:  
**APPROVAL**
- Staff recommended at hearing:  
**APPROVAL**
- Planning Director's Action:  
**APPROVED**
- PLOT PLAN NO. 25196** - CEQA Exempt - Applicant: Joe Moreno – Owner: Dulia Moreno – Fifth/Fifth Supervisorial District – Romoland Zoning District – Harvest Valley/Winchester Area Plan – Rural Community: Very Low Density Residential – 1 Acre Minimum (RC:VLDR) - Located Westerly of Trade Winds Drive, southerly of Mahogany Lane, northerly of Sparacio Road - Zoning: Rural Residential – (R-R) – 4.89 Acres - **REQUEST:** The

Plot Plan is a proposal to construct a 2,560 square foot detached barn on 4.89 acres, associated with the 2,978 square foot main residence located at 28121 Mahogany Lane in the unincorporated Riverside County near Romoland. APN: 327-330-018. Project Planner: Bahelila Boothe at (951) 955-8703 or email [bboothe@rctlma.org](mailto:bboothe@rctlma.org). (Quasi-judicial)

2.4 Staff report recommended:  
**APPROVAL**

Staff recommended at hearing:  
**APPROVAL**

Planning Director's Action:  
**APPROVED**

**PLOT PLAN NO. 25161** - CEQA Exempt - Applicant: US Modular Inc., – Owner: Jeffrey and Judith Johnson – First/First Supervisorial District – Gavilan Hills Zoning District – Lake Mathews/Woodcrest Area Plan – Rural: Rural Residential – 10 Acres Minimum (R:RR) - Located Northerly of Yellow Brick Road, southerly of Country Pine, easterly of Panamint, westerly of Juniper - Zoning: Residential Agricultural – 5 Acres Minimum (R-A-5) – 4.77 Acres - **REQUEST:** The Plot Plan is to permit an unpermitted 1,485 square foot detached metal garage on 4.77 acres, associated with the 2,480 square foot main residence located at 21645 Gold Valley Road in the unincorporated Riverside County near Perris. APN: 321-290-028. Project Planner: Bahelila Boothe at (951) 955-8703 or email [bboothe@rctlma.org](mailto:bboothe@rctlma.org). (Quasi-judicial)

**3.0**     PUBLIC COMMENTS: