



RIVERSIDE COUNTY  
PLANNING DEPARTMENT

## PLANNING COMMISSION HEARING REPORT OF ACTIONS MARCH 1, 2017

### 1.0 CONSENT CALENDAR

**1.1 FIRST EXTENSION OF TIME for TENTATIVE TRACT MAP NO. 34477** – Applicant: Scor Industries – First Supervisorial District – Glen Ivy Zoning Area – Temescal Canyon Area Plan: Temescal Canyon – Community Development: Low Density Residential (CD-LDR) – Community Development: Medium Density Residential (CD-MDR) – Rural Community: Estate Density Residential (RC-EDR) – and Open Space: Rural (OS-R) – Location: Southerly of Soft Winds Drive and easterly of Retreat Parkway – 6.75 Acres – Zoning: Specific Plan No. 317 – Approved Project Description: Schedule A subdivision of 6.75 gross acres into five residential lots with a minimum lot size of 7,200 sq. ft., a 0.36 acre tot lot, and three open space lots. Under Specific Plan No. 317, Amendment No. 1, the project will be located within Planning Areas 12 and 14 – **REQUEST:** First Extension of Time Request for Tentative Tract Map No. 34477, extending the expiration date to January 9, 2018. Project Planner: Desiree Bowie at 951-955-8254 or email at [dbowie@rivco.org](mailto:dbowie@rivco.org).

**Planning Commission Actions:**

**APPROVED** First Extension of Time Request for Tentative Tract Map No. 34477 extending the expiration date to January 9, 2018, subject to conditions of approval.

**1.2 FIRST EXTENSION OF TIME for TENTATIVE TRACT MAP NO. 32822** – Applicant: Fayres Hall – First Supervisorial District – Mead Valley Zoning District – Lake Mathews/Woodcrest Area Plan – Location: Northerly of Avenue D, southerly of Markham St., easterly of Cole Ave., and westerly of Luck Lane – 103.06 Acres – Zoning: Light Agriculture – 1 Acre Minimum (A-1-1) – Approved Project Description: Schedule B subdivision of 103.06 gross acres into 82 single-family residential parcels with a minimum lot size of one acre, one on-site water quality/detention basin, two interim off-site water quality/detention basins, and one open space lot – **REQUEST:** First Extension of Time Request for Tentative Tract Map No. 32822, extending the expiration date to October 4, 2017. Project Planner: Desiree Bowie at 951-955-8254 or email at [dbowie@rivco.org](mailto:dbowie@rivco.org).

**Planning Commission Actions:**

**APPROVED** First Extension of Time Request for Tentative Tract Map No. 32822 extending the expiration date to October 4, 2017, subject to conditions of approval.

**1.3 FIRST EXTENSION OF TIME for TENTATIVE TRACT MAP NO. 34592** – Applicant: Spring Mountain Investments – Fifth Supervisorial District – University Zoning District – Highgrove Area Plan: Community Development: Commercial Retail (CD-CR) – Open Space: Rural (OS-R), and Community

**Planning Commission Actions:**

**APPROVED** First Extension of Time Request for Tentative Tract Map No. 34592 extending the expiration date to March 27, 2018, subject to conditions of approval.



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Development: Medium Density Residential (CD-MDR) – Location: Northerly of Palmyrita Ave. and easterly of Mount Vernon Ave. – 11.7 Acres – Zoning: Specific Plan (SP) No. 323, Planning Area No. 7 – Approved Project Description: Schedule A subdivision of 11.7 gross acres into 97 residential condominium units – **REQUEST:** First Extension of Time Request for Tentative Tract Map No. 34592, extending the expiration date to March 27, 2018. Project Planner: Desiree Bowie at 951-955-8254 or email at [dbowie@rivco.org](mailto:dbowie@rivco.org).

**2.0 GENERAL PLAN AMENDMENT INITIATION PROCEEDINGS**

**NONE**

**3.0 PUBLIC HEARINGS – CONTINUED ITEMS:**

**NONE**

**4.0 PUBLIC HEARINGS – NEW ITEMS:**

**NONE**

**5.0 WORKSHOP**

**NONE**

**6.0 ORAL COMMUNICATION ON ANY MATTER NOT ON THE AGENDA**

**7.0 DIRECTOR'S REPORT**

**8.0 COMMISSIONER'S COMMENTS**