

NOTICE OF PUBLIC HEARING

A **PUBLIC HEARING** has been scheduled, pursuant to Riverside County Land Use Ordinance No. 348, before the **RIVERSIDE COUNTY PLANNING COMMISSION** to consider the project shown below:

CONDITIONAL USE PERMIT NO. 3784 – Exempt from the California Environmental Quality Act (CEQA), pursuant to Section 15061(b)(3) (general rule) and Section 15301 (existing facilities) – EA43073 – Applicant: Dolgen California LLC – Representative: Alcoholic Beverage Specialists – Fifth Supervisorial District – The Pass Area Plan – Cabazon Policy Area – General Plan: Community Development: Mixed Use Area (CD-MUA) – Zoning: Mixed Use (MU) – Location: Northeastly corner of N Fern Street and Main Street, and southerly of Interstate 10 – 1.38 Acres – **REQUEST:** The project was originally approved under Plot Plan No. 26096, for a Dollar General Store without alcohol sales. The current request is for a Conditional Use Permit to include sales of Beer and Wine (Type 20) for off-site consumption.

TIME OF HEARING: 9:00 a.m. or as soon as possible thereafter.
DATE OF HEARING: **JULY 18, 2018**
PLACE OF HEARING: RIVERSIDE COUNTY ADMINISTRATIVE CENTER
BOARD CHAMBERS, 1ST FLOOR
4080 LEMON STREET, RIVERSIDE, CA 92501

For further information regarding this project please contact the Project Planner Brett Dawson at (951) 955-0972 or email at bdawson@rivco.org, or go to the County Planning Department's Planning Commission agenda web page at <http://planning.rctlma.org/PublicHearings.aspx>.

The Riverside County Planning Department has determined that the above-described application is exempt from the provisions of the California Environmental Quality Act (CEQA). The Planning Commission will consider the proposed application at the public hearing.

The case file for the proposed project may be viewed Monday through Friday, from 8:00 a.m. to 5:00 p.m. at the Planning Department office, located at 4080 Lemon Street 12th Floor, Riverside, CA 92501.

Any person wishing to comment on the proposed project may do so in writing between the date of this notice and the public hearing; or, may appear and be heard at the time and place noted above. All comments received prior to the public hearing will be submitted to the Planning Commission, and the Planning Commission will consider such comments, in addition to any oral testimony, before making a decision on the proposed project.

If this project is challenged in court, the issues may be limited to those raised at the public hearing, described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing. Be advised that as a result of public hearings and comment, the Planning Commission may amend, in whole or in part, the proposed project. Accordingly, the designations, development standards, design or improvements, or any properties or lands within the boundaries of the proposed project, may be changed in a way other than specifically proposed.

Please send all written correspondence to:
RIVERSIDE COUNTY PLANNING DEPARTMENT
Attn: Brett Dawson
P.O. Box 1409, Riverside, CA 92502-1409