



RIVERSIDE COUNTY PLANNING DEPARTMENT

John Hildebrand
Planning Director

REQUEST FOR PRE-APPLICATION REVIEW (PAR)

Pre-Application Review (PAR) is an optional procedure for development proposals identified as falling into Category I, II, or III, as described below. The purpose of PAR is to:

1. Advise a prospective applicant of the current County standards and requirements.
2. Assess whether a prospective applicant's development proposal is consistent with the current County standards and requirements before an application is actually files and fees are paid.
3. Shorten the length of time required to process a development proposal once it has been accepted for processing.
4. Encourage development proposal designs that are sensitive to environmental and developmental constraints and that less the need for subsequent costly and time-consuming redesigns.
5. Limit requests for special studies to those identified in the PAR letter.

Development proposals that are subject to PAR are divided into three categories on the basis of their relative complexity. The simplest proposals are classified as Category I proposals. The most complex proposals are classified as Category III proposals. For multiple applications, (i.e. GPA, CZ, & Plot Plan) the category will be determined by the most complex application.

CATEGORY I	CATEGORY II	CATEGORY III
Temporary Outdoor Event (with EA only)	General Plan Amendment	Specific Plan
Temporary Use Permit <6 months (with EA only)	Specific Plan, or Amendment	Surface Mining Permit
Variances Filed Alone (with EA only)	Hazardous Waste Facilities Siting Permit	Tentative Parcel Map; Commercial/Industrial
Kennels & Catteries (with EA only)	Conditional Use Permit	Tract Map; Multi-Family
Accessory WECS (with EA only)	Public Use Permit	Tentative Tract Map; Single Family Residential
	Plot Plan	Vesting Tentative Parcel Map; Commercial/ Industrial
	Revised Permit	Vesting Tentative Tract Map; Statutory Condo.
	Tentative Parcel Map; Residential	Vesting Tract Map; Single Family Residential
	Tentative Parcel Map; Revised	Commercial WECS
	Tentative Parcel Map; Multi-Family	
	Tentative Tract Map; Revised Single Family Res.	
	Tentative Tract Map; Revised Multi- Family	
	Vesting Map; Residential Parcel Map	

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PROPERTY INFORMATION:

Assessor's Parcel Number(s):

Approximate Gross Acreage:

PRE-APPLICATION REVIEW DESCRIPTION:

Please provide a brief, but concise, description of the PAR request

Check this box and attach additional pages, if necessary, to thoroughly explain the request.

STEP 2: This completed form, together with all of the listed requirements provided on the Filing Instructions for Pre-Application Review, are required in order to file an application with the County of Riverside Planning Department.

[Filing Instructions for Request for Pre-Application Review \(PAR\)](#)

FOR COUNTY OF RIVERSIDE USE ONLY

Plan No:

Set ID No., if applicable

Application Filing Date:

Print staff name and title: