



RIVERSIDE COUNTY PLANNING DEPARTMENT

Charissa Leach, P.E.
Assistant TLMA Director

DEVELOPMENT ADVISORY COMMITTEE (“DAC”) SECOND CASE TRANSMITTAL RIVERSIDE COUNTY PLANNING DEPARTMENT – RIVERSIDE PO Box 1409 Riverside, 92502-1409

DATE: March 2, 2021

TO:

Riv. Co. Transportation Dept.
Riv. Co. Environmental Health Dept.
Riv. Co. Fire Department (Riv. Office)
Riv. Co. Building & Safety – Grading
Riv. Co. Building & Safety – Plan Check

Riv. Co. Regional Parks & Open Space
P.D. Environmental Programs Division
P.D. Geology Section
P.D. Archaeology Section
Riv. Co. Airport Land Use Commission

Board of Supervisors - Supervisor:
Jeffries
Planning Commissioner: Shaffer
City Of Riverside Sphere of Influence
Western Municipal Water District (WMWD)

TENTATIVE TRACT MAP NO. 37665 – 2nd Submittal – CEQ190173 - Applicant: Dedicated Development, Inc. c/o Robert Higashida – Engineer/Representative: Blaine Womer Civil Engineering – First Supervisorial District – Lake Mathews Zoning District – Lake Mathews / Woodcrest Area Plan: Rural Community: Very Low Density Residential (RC: VLDR) – Location: North at the corner of Nolan and Shear Lanes, Southwest of Mockingbird Canyon Road, West of Rancho Sonado Road, and East of Greenview Drive – 48.39 Net Acres - Zoning: Residential Agricultural – 1 Acre Minimum (R-A-1) - **REQUEST:** Tentative Tract Map No. 37665 proposes a ‘Schedule B’ subdivision, within Specific Plan No. 264, of approximately 48 acres of land into 36 lots with one remainder lot “the Project”. The acreage of the lots range from 1.00 gross to 2.87 gross acres in size. The Project would also create proposed drainage easements throughout; with a gravity retaining wall, a crib wall, and a concrete channel. Off-site roadway acquisition is proposed between lots three and four. Related Cases: SP264, TR24985, EA34293; plus abandoned TR34374 & TR36627 – APN: 273-040-029, 273-210-001, 010, 012, 018, and 023 **BBID:807-145-173**

DATE: _____ SIGNATURE: _____

PLEASE PRINT NAME AND TITLE: _____

TELEPHONE: _____

If you do not include this transmittal in your response, please include a reference to the case number and project planner’s name. Thank you.



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DAC staff members and other listed Riverside County Agencies, Departments and Districts staff:
A Bluebeam invitation has been emailed to appropriate staff members so they can view and markup the map(s) and/or exhibit(s) for the above-described project. Please have your markups completed and draft conditions in the Public Land Management System (PLUS) on or before the indicated DAC date. If it is determined that the attached map(s) and/or exhibit(s) are not acceptable, please have corrections in the system and DENY the PLUS routing on or before the above date. This case is scheduled for a **DAC internal review on March 11, 2021**. Once the route is complete, and the approval screen is approved with or without corrections, the project can be scheduled for a public hearing.

Any questions regarding this project, should be directed to Tim Wheeler, Project Planner at (951) 955-6060, or e-mail at twheeler@rivco.org / MAILSTOP #: 1070

Public Hearing Path: Administrative Action: DH: PC: BOS:

COMMENTS:

DATE: _____ SIGNATURE: _____

PLEASE PRINT NAME AND TITLE: _____

TELEPHONE: _____

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