



General Plan Amendment 960:
County Initiated General Plan Update 2008
Public Workshop

Riverside County Planning Commission Hearing

June 24, 2009

Agenda Item: 5.1
Area Plan: All
Supervisory District: All
Planning Commission: June 24, 2009

Applicant: County of Riverside
Project Manager: Mitra Mehta-Cooper
Project: General Plan Amendment 960
EA No. 41788 and EIR No. 521

COUNTY OF RIVERSIDE PLANNING DEPARTMENT STAFF REPORT

GENERAL PLAN AMENDMENT 960 – BACKGROUND:

The Riverside County General Plan requires that the County initiate a comprehensive review of the document every five years to address changes in development patterns, correct imperfections/errors, and streamline implementation of the General Plan. General Plan Amendment 960 (GPA 960) is an amendment that the County initiated in 2008, after the first five years of the General Plan adoption, to comprehensively review its progress. General Plan Amendment 960 encompasses a variety of policy refinements and additions in multiple areas of the unincorporated Riverside County and at multiple levels in the General Plan document.

GENERAL PLAN AMENDMENT 960 – PUBLIC WORKSHOP:

The following guidance is available in the General Plan for this five-yearly review cycle. It:

- a) Is initiated by the County.
- b) Is primarily intended to assess General Plan progress and issues related to its implementation.
- c) Is the only time, other than a declared extraordinary amendment or an Agriculture Foundation Component amendment, that a Foundation Component of the General Plan may be considered for change.
- d) May include policy, entitlement and technical amendment proposals determined to be an appropriate part of this cycle.
- e) Extends planning projections another five years into the future, identifying required adjustments in the General Plan, if any, to accommodate anticipated needs.
- f) Includes special considerations to reassess the Vision and Planning Principles and recommit to them. This five-year interval also permits a comprehensive evaluation of CETAP and MSHCP progress, with refinements as necessary to enable further implementation of these programs as they relate to the General Plan.

From this guidance, the County Planning Department has proposed a series of changes as part of the first comprehensive review cycle of the General Plan (discussed as Planning Commission Agenda Item No. 5.1 on July 09, 2008 and Agenda Item No. 6.1 on October 01, 2008). The following changes, proposed as part of GPA 960, will be discussed with the Planning Commission during this first public workshop.

1. Proposed Healthy Communities Element and other associated changes
2. Proposed Land Use Element policies for the Rural and Rural Community Foundation Components that allow limited incidental commercial uses
3. Proposed Land Use Element policies that provide additional guidance for fee lands within the Areas Subject to Indian Jurisdiction section
4. Proposed changes to El Cariso Rural Village Study Area of the Elsinore Area Plan
5. Proposed changes to Meadowbrook Rural Village Study Area of the Elsinore Area Plan
6. Proposed changes to Aguanga Rural Village Study Area of the REMAP
7. Proposed changes to Goodhope Rural Village Study Area of the Mead Valley Area Plan

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RECOMMENDATION:

Solicit Planning Commission's comments on the aforementioned proposed changes.

This is not a public hearing and NO DECISION on the project will be made at this workshop.

INFORMATIONAL ITEMS:

A Compatible Disk (CD) is attached with this staff report that provides additional information to the Planning Commission on the following items. Should a Commissioner prefer a hard copy of this information, please advise Ms. Mitra Mehta-Cooper at mmehta@rctlma.org or (951) 955 8514.

- 7 proposed changes that will be discussed in this workshop
- All comment letters that staff has received for this project

This information is made available at the Planning Department's website at http://www.rctlma.org/planning/content/temp/rc_genplan_2008.html and a hard copy this information is made available at the Planning Department office located at 4080 Lemon Street, 9th Floor, Riverside, CA-92502.