



AIRPORT LAND USE COMMISSION RIVERSIDE COUNTY AGENDA

Workforce Development Center
44-199 Monroe Street, Conference
Center Entrance (Room 402)
Indio, California

Thursday, 9:00 a.m., February 10, 2005

CHAIR

Ric Stephens
Riverside

VICE CHAIRMAN

Dave Hogan, Alt.
City of Temecula

COMMISSIONERS

Arthur Butler
Riverside

Simon Housman
Rancho Mirage

Jon Goldenbaum
Riverside

Marge Tandy
City of Hemet

Sam Pratt
City of Temecula

Mark Lightsey
Hemet

STAFF

Keith D. Downs
Executive Director
A.I.C.P., A.A.A.E

5555 Arlington Ave.
Riverside, CA 92504
Tel: (951) 343-5493

www.rcaluc.org

I. CALL TO ORDER

II. SALUTE TO THE FLAG

III. ROLL CALL

A. INTRODUCTIONS:

{NOTE: If you wish to speak, please complete a "SPEAKER IDENTIFICATION FORM" and give it to the Secretary. The purpose of the public hearing is to allow interested parties to express their concerns. Please do not repeat information already given. If you have no additional information, but wish to be on record, simply give your name and address, and state that you agree with the previous speaker(s)}

IV. APPROVE OF MINUTES FOR November 18, 2004, December 9, 2004 and January 13, 2004.

V. OLD BUSINESS

MARCH AIR RESERVE BASE/MIP

9:00 A.M.

- A. MA-04-144 – Pinnacle Real Estate Holdings, Inc. – A revision to MA-02-145 for a CUP 3370 for a truck stop with a 70' sign on 11.5 acres, south of Cajalco Expressway, and west of Harvill Ave., within the County of Riverside, southwest of March Air Reserve Base.

REGIONAL

9:00 A.M.

- B. RG-04-100 , CH-04-109, RI-04-127, PS-04-100, TH-04-100 – Airport Land Use (ALU) Compatibility Plan – The Airport Land Use (ALU) *Compatibility Plan* will update and revise noise and safety compatibility criteria used by the ALUC in reviewing proposed land use actions near airports in Riverside County as indicated on the attached map, including areas within incorporated cities. These criteria may include restrictions on the heights of structures, limitations on the intensity of new land use development, requirements for sound insulation in new buildings, and establishment of real estate disclosure policies addressing aircraft over flights. The (ALU) *Compatibility Plan* is concerned only with proposed new development the ALUC has no authority

AIRPORTS:, Jacqueline Cochran (Thermal) Regional, Hemet/Ryan*,
March ARB* Chino*, , Riverside and Palm Springs

*For these airports no mapping is proposed at this time.

FRENCH VALLEY AIRPORT

9:00 A.M.

- C. FV-04-111 – T&B Planning – Tract Map 32289 for 197 lots with open space development and park area on 81.87 gross acres, east of Briggs Road and north of Thompson Road, within the County of Riverside.

VI. NEW BUSINESS

BERMUDA DUNES AIRPORT

9:00 A.M.

- A. BD-05-100 – Trans-Pacific Consultants – Tract Map 32869 for 248 residential lots, east of Jefferson Street, north of 40th Avenue, within the City of Indio.
- B. BD-05-101 – All Valley Realty – Parcel Map 32712 and Change of Zone #7053 from R-A-10 to RA-20,000 for 4 lots on 5 acres, west of Jefferson Street, north of 40th Avenue, within the County of Riverside.

HEMET/RYAN AIRPORT

9:00 A.M.

- *C. HR-05-100 – Norton Construction, Inc. – A Change of Zone from A-1-10 to R-1 on 11.5 acres, north of Menlo Avenue, west of Sanderson Avenue, within the City of Hemet.
- *D. HR-05-101 – Western States – Change of Zone #64-1 from C-2 to R-1, General Plan Amendment #04-1 from commercial to residential and CUP #04-20 for 73 mobile home lots on 14.71 acres, south of Florida Avenue, east of Warner Road, within the City of Hemet.

MARCH AIR RESERVE BASE

9:00 A.M.

- *E. MA-05-100 – Canty Engineering Group – Building Permit #04-2718, #04-1123 for a retail building, east of Trautwein Road, and south of Alessandro Blvd., within the City of Riverside.

JACQUELINE COCHRAN REGIONAL AIRPORT

9:00 A.M.

- F. TH-05-100 – Kohl Ranch – Plot Plan 19935 for a 23 acre lake on 247 acres, east of Tyler Street, south of 64th Avenue, within the County of Riverside.

VII. ADMINISTRATIVE ITEMS

- A. ALUCP Update
- B. MARB Status
- C. Bylaws

VIII. ORAL COMMUNICATION FROM THE PUBLIC ON ANY ITEM NOT ON THE AGENDA.

IX. COMMISSIONER'S COMMENTS

- X. NEXT REGULARLY SCHEDULED MEETING: March 10, 2005 at 9:00 a.m.,
Riverside.

NOTE:

* **CONSENT ITEM** and or ****CONTINUED ITEM**

The Commission may act on any item set for its approval as a "Consent Item" or "Continued Item" if no Commissioner or member(s) of the audience have comment as to the item.