

**AIRPORT LAND USE COMMISSION HEARING
REPORT OF ACTIONS
AUGUST 10, 2017**

8-17-17

COMMISSIONERS PRESENT: Rod Ballance, Russell Betts, Arthur Butler, Glen Holmes, Steve Manos, John Lyon, Steven Stewart

COMMISSIONERS ABSENT: None

2.0 PUBLIC HEARING: CONTINUED ITEMS

None

3.0 PUBLIC HEARING: NEW ITEMS

- 3.1 Staff report recommended: **CONSISTENT**
Staff recommended at hearing: **CONSISTENT**
ALUC Commission Action: **CONSISTENT (Vote 6-0, Manos absent)**
- ZAP1087RI17 – Rudy Chavez** – City of Riverside Planning Case No. P15-0856 (Rezone). The applicant proposes to rezone his 5,000 square foot parcel (Assessor’s Parcel Number 230-252-017) located northerly of Railroad Avenue, westerly of Madison Street, and southerly of Casa Blanca Street from Single Family Residential (R-1-7,000) to Commercial Retail (CR). (Airport Compatibility Zone E of the Riverside Municipal Airport Influence Area). ALUC Staff Planner: Paul Rull at (951) 955-6893, or e-mail at prull@rivco.org
- 3.2 Staff report recommended: **CONSISTENT**
Staff recommended at hearing: **CONSISTENT**
ALUC Commission Action: **CONSISTENT (Vote 7-0)**
- ZAP1076FV17 – City of Murrieta** – City of Murrieta Case No. DCA-2016-769 (Development Code Amendment). The City is proposing an amendment to Section 16.38 (“Sign Standards”) of its Municipal Development Code updating its sign regulations, focusing on standards addressing non-residential permanent signs, temporary signs, and real estate signs. (Airport Compatibility Zones B1, C, D, and E of the French Valley Airport Influence Area). ALUC Staff Planner: Paul Rull at (951) 955-6893, or e-mail at prull@rivco.org
- 3.3 Staff report recommended: **CONSISTENT**
Staff recommended at hearing: **CONSISTENT**
ALUC Commission Action: **CONSISTENT (Vote 7-0)**
- ZAP1275MA17 – Barton Center, LLC/DMSD Property, LLC (Representative: NW Commercial Advisors, Chad Hamilton)** – City of Riverside Case Nos. P17-0360 (Conditional Use Permit) and P17-0361 (Design Review). A proposal for the construction of a 1,857 square foot Jack In The Box drive-thru restaurant on a 0.45 acre parcel within an existing commercial retail center, located at 1001 E. Alessandro Boulevard on the southeast corner of Alessandro Boulevard and Barton Street. (Airport Compatibility Zone C2 of the March Air Reserve Base/Inland Port Airport Influence Area). ALUC Staff Planner: Paul Rull at (951) 955-6893, or e-mail at prull@rivco.org

CDS:

The entire discussion of numbered agenda items can be found on CDs as indicated. For a copy of the CD, please contact Barbara Santos, ALUC Commission Secretary, at (951) 955-5132 or E-mail at basantos@rivco.org

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3.4 Staff report recommended: **CONSISTENT**
Staff recommended at hearing: **CONSISTENT**
ALUC Commission Action: **CONSISTENT (Vote 7-0)**

ZAP1194MA16 – City of Riverside (Representative: Doug Darnell) – City Case Nos. P15-1010 (General Plan Amendment) and P17-0124 (Zoning Code Amendment). P15-1010 is a proposal by the City of Riverside to amend its General Plan 2025 so as to bring that Plan into consistency with the 2014 March Air Reserve Base/Inland Port Airport Land Use Compatibility Plan (“March ALUCP”). Accordingly, the proposal includes amendments to the Land Use and Urban Design, Public Safety, Noise, and Circulation and Community Mobility Elements of the General Plan, as well as the Introduction section. P17-0124 is a proposal by the City of Riverside to amend the text of its Zoning Code (Title 19 of the Riverside Municipal Code) to require new uses and development to comply with the criteria of applicable Airport Land Use Compatibility Plans, including the March ALUCP. The amendment would also delete the City’s Airport Overlay Zone, while adding Chapter 19.149 relating to airport land use compatibility. (Airport Compatibility Zones B1-APZ II, B1, C1, C2, D, and E of the March Air Reserve Base/Inland Port Airport Influence Area). ALUC Staff Planner: John Guerin at (951) 955-0982, or e-mail at jguerin@rivco.org

3.5 Staff report recommended: **INCONSISTENT**
Staff recommended at hearing: **CONSISTENT**
ALUC Commission Action: **CONSISTENT (Vote 7-0)**

ZAP1022RG17 – City of Riverside (Representative: Doug Darnell) – City of Riverside Case No. P15-0842. A proposal to amend the City’s General Plan through adoption of a new “2014-2021” Housing Element. The Housing Element analyzes housing needs and proposes a program to address unmet needs for high density housing affordable for lower income households and those with special housing needs. (Citywide, including lands within the Riverside Municipal, March Air Reserve Base/Inland Port, and Flabob Airport Influence Areas). ALUC Staff Planner: John Guerin at (951) 955-0982, or e-mail at jguerin@rivco.org

4.0 **ADMINISTRATIVE ITEMS**

4.1 Director’s Approvals – Information only

5.0 **APPROVAL OF MINUTES**

The ALUC Commission by a unanimous vote of 7-0 approved the July 13, 2017 minutes.

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6.0 ORAL COMMUNICATION ON ANY MATTER NOT ON THE AGENDA

Rod Ballance, Chairman, advised that he attended the 452nd Air Mobility Wing Change of Command ceremony at March Air Reserve Base (ARB) (held on July 29, 2017). The new commanding officer will be Colonel Matthew Burger. Brigadier General Russell Muncy will assume a new role as Vice Commander of the 4th Air Force, remaining at March ARB.

7.0 COMMISSIONER'S COMMENTS

None

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