

PLANET FITNESS

PR-2023-001528 (CONDITIONAL USE PERMIT & DESIGN REVIEW)

Community & Economic Development Department

Planning Commission

Agenda Item: 4

February 1, 2024

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LOCATION MAP



EXISTING SITE PHOTOS



1



2



3

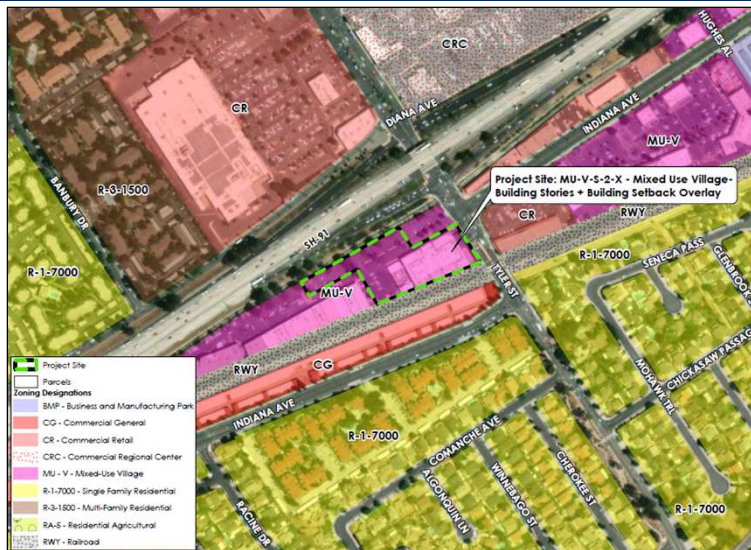


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ZONING MAP



- Project Site
- Parcels
- Zoning Designations
 - SNP - Business and Manufacturing Park
 - CG - Commercial General
 - CR - Commercial Retail
 - CRC - Commercial Regional Center
 - MU - V - Mixed-Use Village
 - R-1-7000 - Single Family Residential
 - R-3-1500 - Multi-Family Residential
 - RA-S - Residential Agricultural
 - RWY - Railroad

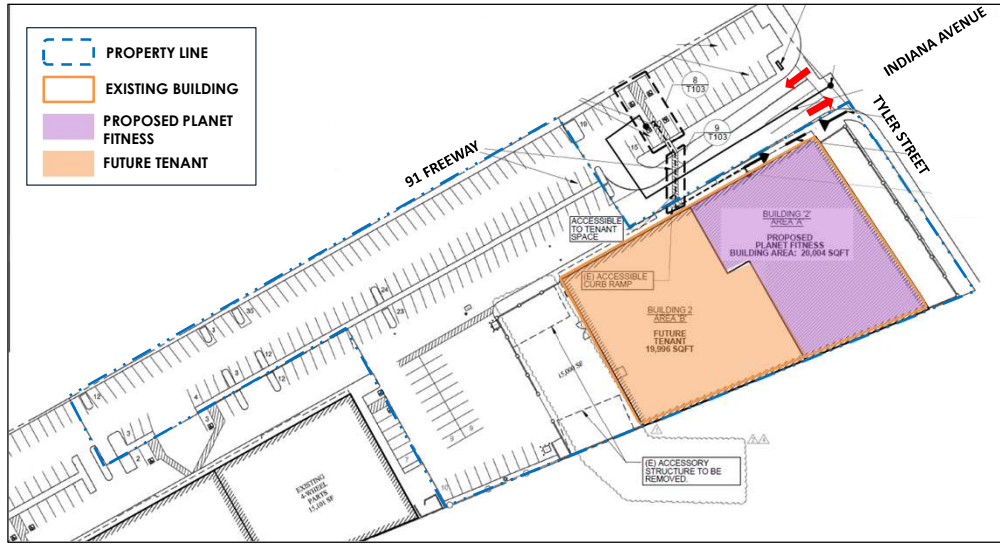


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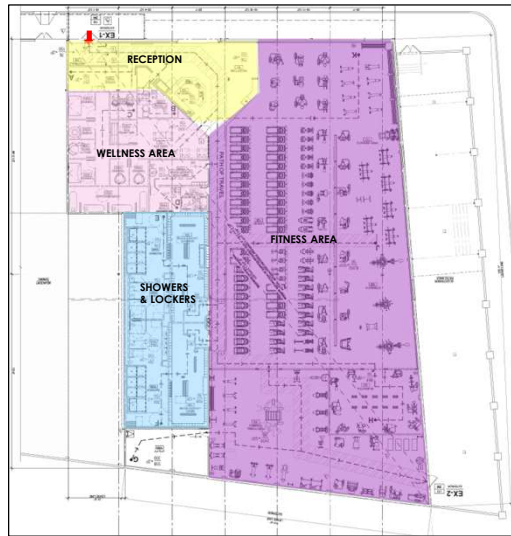
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SITE PLAN



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FLOOR PLANS



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ELEVATIONS

The elevation drawing shows a long, low-profile building with a central entrance. The facade is composed of several sections with different materials and colors. Two vertical red lines indicate 'LEASE LINE' locations. The central section features a sign for 'Planet Trece' and a 'future tenant' sign. The building has large windows and a flat roofline.

NICHBA VINTAGEWOOD BARK 1	NICHBA VINTAGEWOOD ASH 2	SHERWIN WILLIAMS MARCH WIND SW705 3	SHERWIN WILLIAMS PEPPERCORN 7514 4

NORTH 7
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STRATEGIC PLAN ALIGNMENT

The diagram illustrates the alignment of the City of Riverside's Strategic Plan with its vision for 2025. At the center is 'ENVISION RIVERSIDE 2025' with 'METRICS ACTIONS GOALS' below it. This is supported by 'CROSS CUTTING THREADS' (Equity, Fiscal Responsibility, Innovation, Sustainability and Resiliency, Community Trust) and 'STRATEGIC PRIORITIES' (Arts, Culture and Recreation, Community Well-being, Economic Opportunity, Environmental Stewardship, High Performing Government, Infrastructure, Mobility and Connectivity).

Strategic Priority No. 3— Economic Opportunity

Goal 3.3 – Cultivate a business climate that welcomes innovation, entrepreneurship and investment

Cross-Cutting Threads

NORTH 8
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RECOMMENDATIONS

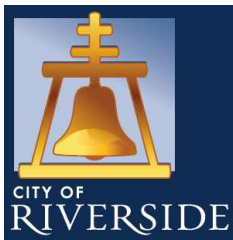
That the Planning Commission:

1. **DETERMINE** that the proposed project is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Existing Facilities) of the CEQA Guidelines, as the proposed project will not have a significant effect on the environment; and
2. **APPROVE** Planning Case PR-2023-001528 (Conditional Use Permit and Design Review) based on the findings outlined in the staff report and summarized in the attached findings and subject to the recommended conditions.



9

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GENERAL PLAN MAP

(FOR REFERENCE ONLY)

