



## Planning Case

P15-1010 (GPA), P17-0124 (ZCA), and P17-0838 (RZ)

**Community & Economic  
Development Department**

Planning Commission

Agenda Item: 2

November 30, 2017

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## Background

Riverside County Airport Land Use Compatibility  
Plan (ALUCP):

- 2004 – ALUCP adopted by the current Riverside County Airport Land Use Commission (ALUC)
- 2014 – The March ALUCP was adopted and incorporated into the RCALUCP
- State law requires General Plan and Specific Plan consistency with ALUCP



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## Background

### General Plan Consistency



- General Plan 2025 adopted in 2007
- General Plan 2025 is currently not consistent with RCALUCP
- City Staff prepared draft General Plan and Zonign Code amendments
- August 10, 2017 – ALUC determined City's proposed amendments are **consistent** with ALUCP



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## Proposed Amendments

### General Plan

- Amends the following Elements:
  - Land Use and Urban Design
  - Public Safety
  - Noise
  - Circulation and Community Mobility



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## Proposed Amendments

### Zoning Code

- Eliminates *Chapter 19.170 - Airport Protection Overlay Zone*
- Adds *Chapter 19.149 - Airport Land Use Compatibility*
- Minor revisions throughout Zoning Code to reference Chapter 19.149
- Remove "AP" Overlay Zone from Zoning Map (14 Properties have AP Overlay Zone)



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## California Environmental Quality Act (CEQA)

- Proposal creates consistency with the March ALUCP, not new regulations.
- ALUC certified EIR for March ALUCP in 2014
  - No additional CEQA review required by City



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## Staff Recommendation

Staff recommends that the Planning Commission:

- **RECOMMEND that the City Council DETERMINE** that Planning Cases P15-1010 (General Plan Amendment), P17-0124 (Zoning Code Text Amendment), and P17-0838 (Zoning Map Amendment) are not subject to further environmental review pursuant to California Environmental Quality Act (CEQA) Guidelines Section 15183, because the proposed amendments only serve to implement the provisions of the March Airport Land Use Compatibility Plan (March ALUCP), for which the Riverside County Airport Land Use Commission (ALUC) certification a Final EIR (State Clearinghouse #2013071042) on November 13, 2014; and
- **RECOMMEND that the City Council APPROVE** Planning Case Numbers: P15-1010 (General Plan Amendment), P17-0124 (Zoning Code Text Amendment), and P17-0838 (Zoning Map Amendment) based on the information and findings provided in the staff report.



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