



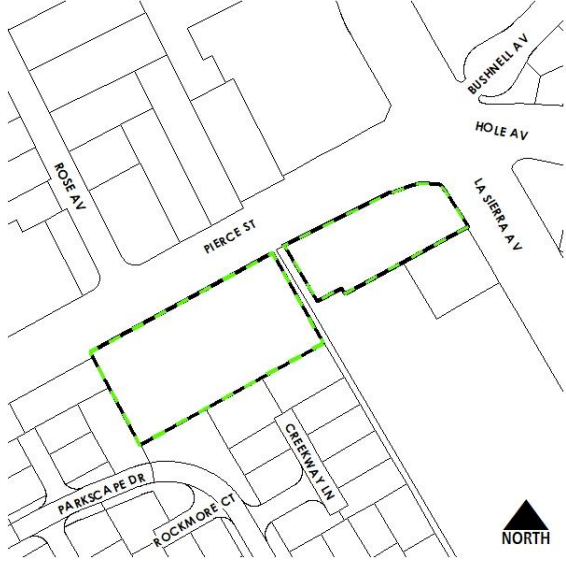
**Community & Economic Development Department**

3900 Main Street, Riverside, CA 92522 | Phone: (951) 826-5371 | [RiversideCA.gov](http://RiversideCA.gov)

**Planning Division**

**PLANNING COMMISSION HEARING DATE: SEPTEMBER 16, 2021  
AGENDA ITEM NO.: 4**

**PROPOSED PROJECT**

<b>Case Number</b>	<b>PR-2021-000787</b> (Site Plan Review)	
<b>Request</b>	To consider a Site Plan Review to facilitate the construction of a mixed-use development consisting of 60 senior apartment units and two multi-tenant commercial buildings, totaling 5,794 square feet.	
<b>Applicant</b>	Roger Hobbs of RC Hobbs Company	
<b>Project Location</b>	11124 and 11144 Pierce Street, situated on the southwest corner of Pierce Street and La Sierra Avenue	
<b>APN</b>	146-220-040, 146-220-041	
<b>Project Area</b>	2.40 Acres	
<b>Ward</b>	7	
<b>Neighborhood</b>	La Sierra	
<b>General Plan Designation</b>	MU-V – Mixed-Use – Village	
<b>Zoning Designation</b>	MU-V – Mixed Use – Village; and MU-V- SP – Mixed Use – Village and Specific Plan (La Sierra University) Overlay Zones	
<b>Staff Planner</b>	Judy Egüez, Associate Planner 951-826-3969 jeguez@riversideca.gov	

**RECOMMENDATION**

Staff recommends that the Planning Commission:

1. Approve the applicant's request for a continuance to the October 28, 2021 meeting.

**EXHIBITS LIST**

1. Applicant's Continuance Request

Prepared by: Judy Egüez, Associate Planner

Reviewed by: Candice Assadzadeh, Senior Planner and Patricia Brenes, Principal Planner

Approved by: Mary Kopaskie-Brown, City Planner