

## CITY OF RIVERSIDE NOTICE OF PUBLIC HEARING

*City of Arts & Innovation*

**YOU ARE HEREBY NOTIFIED** that the City Council of the City of Riverside will hold a Public Hearing regarding the following item:

**CASE NUMBER:** PR-2024-001656 (Tentative Tract Map)

**APPLICANT:** Matthew Esquivel of Warmington Residential

**LOCATION:** APN 136-220-016, situated on the southeast corner of La Sierra Avenue and Victoria Avenue, in Ward 5

**PROPOSAL:** To consider an appeal of Planning Commission's denial of a Tentative Tract Map (TM-38921) to subdivide a 9.91-acre project site into 49 single family lots to facilitate a residential development of 46 market rate dwellings and 3 affordable dwellings.

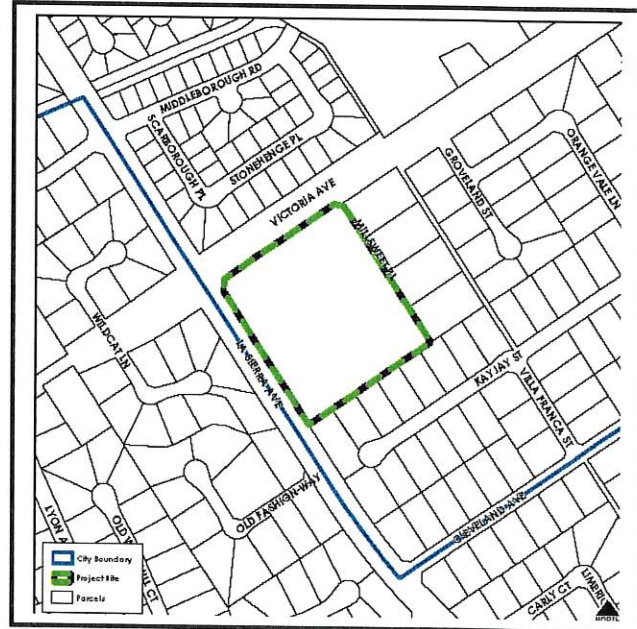
**ENVIRONMENTAL DETERMINATION:** The Planning Division of the Community & Economic Development Department recommends the City Council determine that the proposed project is exempt from additional environmental review pursuant to Section 15183 of the California Environmental Quality Act (CEQA) as the project is consistent with the 2025 General Plan Programmatic Environmental Impact Report and its addendums.

Mail written statements to City Clerk, City Hall, 3900 Main Street, Riverside, CA 92522, or email [City\\_Clerk@riversideca.gov](mailto:City_Clerk@riversideca.gov). Comments via the eComment feature may be submitted through 11 a.m., April 22, 2025, at: [www.RiversideCA.gov/Meeting](http://www.RiversideCA.gov/Meeting).

If you challenge the above proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk of the City of Riverside at, or prior to, the public hearing.

Dated: April 8, 2025

Published and mailed: April 8, 2025



### CITY COUNCIL PUBLIC HEARING

Art Pick Council Chamber, City Hall  
3900 Main Street, Riverside, CA 92522

View live webcast at  
[www.RiversideCA.gov/Meeting](http://www.RiversideCA.gov/Meeting)

**MEETING DATE:** April 22, 2025

**MEETING TIME:** 3:00 p.m.

**CONTACT PLANNER:** Judy Egüez

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DONESIA GAUSE, MMC  
City Clerk of the City of Riverside