



CITY OF RIVERSIDE NOTICE OF PUBLIC HEARING ZONING CODE TEXT AMENDMENT

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-2024-001678 (Zoning Code Text Amendment)

APPLICANT: City of Riverside

LOCATION: Citywide (All Wards)

PROPOSAL: To consider amendments to Title 19 (Zoning Code) of the Riverside Municipal Code (RMC), including but not limited to Articles V (Base Zones and Related Use and Development Provisions) and Article IX (Land Use Development Permit Requirements/Procedure) intended to implement a Residential Infill Development Ordinance and a Small Lot Subdivision Ordinance as directed by the City Council Housing and Homelessness Committee and recommended by the City Planning Commission. The proposed amendments are intended to:

1. Streamline development standards for existing, undersized lots within the Single Family (R-1) Residential Zones and Multi-Family (R-3 & R-4) Residential Zones;
2. Amend the existing Planned Residential Development (PRD) Permit process to implement three new PRD permit types as part of a Residential Small Lot Subdivision Program; and
3. Make other minor, non-substantive changes, clarifications and technical corrections as required to implement the Infill Development and Small Lot Subdivision Ordinance.

ENVIRONMENTAL DETERMINATION: The Planning Commission recommends finding that this project is exempt from further California Environmental Quality Act (CEQA) Review pursuant to Section 15061(b)(3) (General Rule) of the CEQA Guidelines, as it can be seen with certainty that approval of the project will not have an effect on the environment.

Mail written statements to City Clerk, City Hall, 3900 Main Street, Riverside, CA 92522, or email City_Clerk@riversideca.gov. Comments via the eComment feature may be submitted through 11 a.m., August 6, 2024, at: 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 and Published: July 23, 2024

CITY COUNCIL PUBLIC HEARING

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

View live webcast at
www.RiversideCA.gov/Meeting

To listen to the public hearing live and
provide comment by phone
call (951) 826-8686 at 3:00 p.m.

MEETING DATE: August 6, 2024

MEETING TIME: 3:00 p.m.

CONTACT PLANNER: Daniel Palafox

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DONESIA GAUSE, MMC
City Clerk of the City of Riverside