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PROOF OF PUBLICATION OF

Ad Desc: 0011640797

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PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not party to or interested in the above-entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper of general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

01/05/2024

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Date: January 5, 2024.
At: Riverside, California



Signature

NOTICE IS HEREBY GIVEN that a public hearing will be held before the City of Riverside Planning Commission on Thursday, February 1, 2024, at 9 a.m. or soon thereafter in the City Hall Art Pick Council Chamber at 3900 Main Street, Riverside, California, for the following matter:

PLANNING CASE PR-2023-001528 (CUP, DR): Proposal by Andrew Davles of N Consulting Engineers to consider the following entitlements to allow a fitness center (Planet Fitness) in a vacant 20,004 square-foot tenant space within an existing multi-tenant commercial shopping center: 1) Design Review of project plans; and 2) Conditional Use Permit to permit a fitness center. The 2.82-acre site is located at 3380 Tyler Street, situated on the west side of Tyler Street between State Route 91 and Indiana Avenue, in the MU-V-S-2-X – Mixed-Use Village, Building Stories (2 Stories) and Building Setback (10 feet) Overlay Zones, in Ward 5. The project is exempt from the California Environmental Quality Act (CEQA) review pursuant to Section 15301 (Existing Facilities) of the CEQA Guidelines, as the project will not have a significant effect on the environment. Contact Planner: Judy Egúez, Senior Planner, (951) 826-3969, jeguez@riversideca.gov

The agenda and staff report are posted online 12 days preceding the hearing at <https://riversideca.gov/meeting>.

Once the agenda is posted online, public comments may be submitted via the e-Comment feature at www.riversideca.gov/meeting up until 2 hours before the meeting or by telephone at 9 a.m. on the meeting day by calling 1-669-900-6833 (Meeting ID: 926 9699 1265). To participate via Zoom, use the following link: <https://zoom.us/j/92696991265>. Comments may be emailed to the Contact Planner listed above or via regular mail at City of Riverside Community & Economic Development Department, Planning Division, 3900 Main Street, Riverside, CA 92522.

The City of Riverside Planning Commission is authorized to grant Conditional Use Permits and Design Reviews.

Decisions of the City of Riverside Planning Commission are appealable to the City Council within ten calendar days following the public hearing date. Appeal procedures are available from the Planning Division.

If you challenge any of the above proposed actions 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 Planning Division at, or prior to, the public hearing.

DATE: January 5, 2024

Maribeth Tinlo, City Planner
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