



RIVERSIDE COUNTY
PLANNING DEPARTMENT

Charissa Leach, P.E.
Assistant TLMA Director

DEVELOPMENT ADVISORY COMMITTEE ("DAC")
INITIAL CASE TRANSMITTAL
RIVERSIDE COUNTY PLANNING DEPARTMENT – RIVERSIDE
PO Box 1409
Riverside, 92502-1409

DATE: September 20, 2018

TO:

Riv. Co. Transportation Dept.
Riv. Co. Environmental Health Dept.
Riverside County Flood Control
Riv. Co. Fire Department (Riv. Office)
Riv. Co. Building & Safety – Grading
Riv. Co. Building & Safety – Plan Check
P.D. Environmental Programs Division
P.D. Geology Section

Riv. Co. Trans. Dept. – Landscape Section
P.D. Archaeology Section
Riv. Co. Waste Resources Management Dept.
Riv. Co. Airport Land Use Commission
March Air Reserve Base, Attn. General
Manager
Board of Supervisors - Supervisor: 1st District
Planning Commissioner: 1st District

City of Perris Sphere of Influence
Val Verde Unified School District
Eastern Municipal Water District (EMWD)
Southern California Edison Co. (SCE)
Southern California Gas Co.

PRE-APPLICATION REVIEW NO. 180045 – SUBJECT TO CEQA - Applicant: New Castle Partners, Inc.
– Engineer Representative: T&B Planning, Inc. – First Supervisorial District – North Perris Zoning Area –
Mead Valley Area Plan: Community Development: Light Industrial (CD:LI) – Location: Northerly of Cajalco
Rd., southerly of Harvill Ave., easterly of Cajalco Expressway, and westerly of Harvill Ave. – 12.96 Gross
Acres – Zoning: Industrial Park (I-P) and Manufacturing – Service Commercial (M-SC) - **REQUEST:** A
pre-application review of the subject property is to establish a two-story 281,000 square foot warehouse
within the Mead Valley Area Plan. The project proposes a 4,000 square foot office space on the first floor
and a 4,000 square foot office space on the second floor with a warehouse space of 272,960 square feet.
The project also proposes 169 parking spaces which include 8 accessible spaces and 10 electronic/carpool
spaces. Furthermore, the project proposes two (2) water detention basins located in the northeast and
southeast corners of the property. APN: 317-110-037 & 038 317-110-041 thru 051. **BBID: PENDING**

DATE: 9/25/18

SIGNATURE: *R. S. Leach*

PLEASE PRINT NAME AND TITLE: _____

TELEPHONE: _____

If you do not include this transmittal in your response, please include a reference to the case number and project planner's name. Thank you.