



Riverside County Parcel Report

Selected parcels: 364-190-004, 364-190-005

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Report Date: Monday, June 05, 2017

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MAPS/IMAGES



PARCEL

APN(s)	364-190-004-1 364-190-005-2	Supervisorial District 2011	JEFF STONE, DISTRICT 3
		Supervisorial District 2001	JEFF STONE, DISTRICT 3
Previous APN(s)	364-190-004: 357080004 364-190-005: 357080005	Township/Range	T6SR3W SEC 1
Address	364-190-004: 29875 NEWPORT RD MENIFEE, CA 92584 364-190-005: 30455 BRIGGS RD MENIFEE, CA 92584	Elevation Range	1,428 - 1,436
Mailing Address	364-190-004: 30719 WAVE CREST CIR MENIFEE CA, CA 92584 364-190-005: C/O RONALD F ABACHERLI 30719 WAVE CREST CIR MENIFEE CA, CA 92584	Thomas Bros. Map Page/Grid	PAGE: 868 GRID: J2 PAGE: 868 GRID: J3
Legal Description	364-190-004: Recorded Page: Not Available	Indian Tribal Land	Not in Tribal Land

	<p>Subdivision Name: Lot/Parcel: Not Available Block: Not Available Tract Number: Not Available</p> <p>364-190-005: Recorded Page: Not Available Subdivision Name: Lot/Parcel: Not Available Block: Not Available Tract Number: Not Available</p>		
Lot Size	<p>364-190-004: Recorded lot size is 78.80 acres</p> <p>364-190-005: Recorded lot size is 0.41 acres</p>	City Boundary/Sphere	City Boundary: MENIFEE Not within a City Sphere Annexation Date: Not Applicable LAFCO Case #: 2007-40-3&5 Proposals: Not Applicable
Property Characteristics	<p>364-190-004: Constructed: 1982 Baths: 3.25 Bedrooms: 3 Central Cool: Y Central Heat: Y Const. Type: WOOD FRAME Garage Type: A Prop Area: 3191 SqFt Roof Type: SHAKE Stories: 1</p> <p>364-190-005: Constructed: 1980 Baths: 0.00 Bedrooms: 0 Const. Type: SPECIAL CONSTRUCTION Prop Area: 0 SqFt Roof Type: UNKNOWN</p>	March Joint Powers Authority	NOT WITHIN THE JURISDICTION OF THE MARCH JOINT POWERS AUTHORITY
		County Service Area	Not in a County Service Area

PLANNING [more...](#)

Specific Plans	Not within a Specific Plan	Historic Preservation Districts	Not in an Historic Preservation District
Land Use Designations	CITY	Agricultural Preserve	Not in an agricultural preserve
General Plan Policy Overlays	Not in a General Plan Policy Overlay Area	Redevelopment Areas	Not in a Redevelopment Area
Area Plan (RCIP)	Sun City / Meniffee Valley	Airport Influence Areas	MARCH AIR RESERVE BASE
General Plan Policy Areas	None	Airport Compatibility Zones	MARCH AIR RESERVE BASE, zone E
Zoning Classifications	See the city for more	Zoning Districts and	Not in a Zoning

(ORD. 348)	information	Zoning Areas	District/Area
Zoning Overlays	Not in a Zoning Overlay	Community Advisory Councils	Not in a Community Advisory Council Area
ENVIRONMENTAL more...			
CVMSHCP (Coachella Valley Multi-Species Habitat Conservation Plan) Plan Area	NOT WITHIN THE COACHELLA VALLEY MSHCP FEE AREA MSHCP Plan Area	WRMSHCP (Western Riverside County Multi-Species Habitat Conservation Plan) Cell Group	Not in a Cell Group
CVMSHCP (Coachella Valley Multi-Species Habitat Conservation Plan) Conservation Area	Not in a Conservation Area	WRMSHCP Cell Number	None
CVMSHCP Fluvial Sand Transport Special Provision Areas	Not in a Fluvial Sand Transport Special Provision Area	HANS/ERP (Habitat Acquisition and Negotiation Strategy/Expedited Review Process)	None
WRMSHCP (Western Riverside County Multi-Species Habitat Conservation Plan) Plan Area	None	Vegetation (2005)	Agricultural Land
FIRE			
Fire Hazard Classification (Ord. 787)	Not in a High Fire Area	Fire Responsibility Area	Not in a Fire Responsibility Area
DEVELOPMENT FEES			
CVMSHCP (Coachella Valley Multi-Species Habitat Conservation Plan) Fee Area (Ord 875)	NOT WITHIN THE COACHELLA VALLEY MSHCP FEE AREA MSHCP Fee Area	RBBD (Road & Bridge Benefit District)	MENIFEE VALLEY , E1
WRMSHCP (Western Riverside County Multi-Species Habitat Conservation Plan) Fee Area (Ord. 810)	IN OR PARTIALLY WITHIN THE WESTERN RIVERSIDE MSHCP FEE AREA. SEE MAP FOR MORE INFORMATION	DIF (Development Impact Fee Area Ord. 659)	SUN CITY/MENIFEE
Western TUMF (Transportation Uniform Mitigation Fee Ord. 824)	IN OR PARTIALLY WITHIN A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION. SOUTHWEST	SKR Fee Area (Stephen's Kagaroo Rat Ord. 663.10)	In or partially within an SKR Fee Area
Eastern TUMF (Transportation Uniform Mitigation Fee Ord. 673)	NOT WITHIN THE EASTERN TUMF FEE AREA	DA (Development Agreements)	Not in a Development Agreement Area
TRANSPORTATION more...			

Circulation Element Ultimate Right-of-Way	IN OR PARTIALLY WITHIN A CIRCULATION ELEMENT RIGHT-OF-WAY. SEE MAP FOR MORE INFORMATION. CONTACT THE TRANSPORTATION DEPT. PERMITS SECTION AT (951) 955-6790 FOR INFORMATION REGARDING THIS PARCEL IF IT IS IN AN UNINCORPORATED AREA.	Road Book Page	117
		Transportation Agreements	Not in a Transportation Agreement
		CETAP (Community and Environmental Transportation Acceptability Process) Corridors	Not in a CETAP Corridor

HYDROLOGY

Flood Plan Review	*MAYBE REQUIRED, CONTACT RIVERSIDE COUNTY FLOOD CONTROL TO VERIFY OUTSIDE FLOODPLAIN, REVIEW NOT REQUIRED	Watershed	SAN JACINTO VALLEY
Water District	EMWD	California Water Board	None
Flood Control District	RIVERSIDE COUNTY FLOOD CONTROL DISTRICT		

GEOLOGIC

Fault Zone	Not in a Fault Zone	Paleontological Sensitivity	High Sensitivity (High B): SENSITIVITY EQUIVALENT TO HIGH A, BUT IS BASED ON THE OCCURRENCE OF FOSSILS AT A SPECIFIED DEPTH BELOW THE SURFACE. THE CATEGORY HIGH B INDICATES THAT FOSSILS ARE LIKELY TO BE ENCOUNTERED AT OR BELOW FOUR FEET OF DEPTH, AND MAY BE IMPACTED DURING EXCAVATION BY CONSTRUCTION ACTIVITIES.
Faults	Not within a 1/2 mile of a Fault		
Liquefaction Potential	Low		
Subsidence	Susceptible		

MISCELLANEOUS

School District	MENIFEE UNION & PERRIS UNION HIGH	Tax Rate Areas	364-190-004: CITY OF MENIFEE CITY OF MENIFEE FIRE PROTECTION CO FREE LIBRARY CSA 145 MENIFEE CSA 152 CSA 33 MENIFEE CSA 86 MENIFEE EMWD EMWD IMP DIST 13
Communities	Meniffee		
Lighting (Ord. 655)	Zone B, 27.15 Miles From Mt. Palomar Observatory		
2010 Census Tract	042738		

Farmland	LOCAL IMPORTANCE PRIME FARMLAND STATEWIDE IMPORTANCE URBAN-BUILT UP LAND	EMWD IMP DIST A FLOOD CONTROL ADMIN FLOOD CONTROL ZN 4 GENERAL GENERAL PURPOSE MENIFEE SCHOOL MT SAN JACINTO JR COLLEGE
Special Notes	No Special Notes	MWD EAST 1301999 PERRIS AREA ELEM SCHOOL FUND PERRIS JR HIGH AREA FUND PERRIS UNION HS PERRIS VALLEY CEMETERY RIV CO REGIONAL PARK & OPEN SP RIVERSIDE CO OFC OF EDUCATION SAN JACINTO BASIN RESOURCE CONS SO. CALIF,JT(19,30,33,36,37,56) VALLEY HEALTH SYSTEM HOSP DIST 364-190-005: CITY OF MENIFEE CITY OF MENIFEE FIRE PROTECTION CO FREE LIBRARY CSA 145 MENIFEE CSA 152 CSA 33 MENIFEE CSA 86 MENIFEE EMWD EMWD IMP DIST 13 EMWD IMP DIST A FLOOD CONTROL ADMIN FLOOD CONTROL ZN 4 GENERAL GENERAL PURPOSE MENIFEE SCHOOL MT SAN JACINTO JR COLLEGE MWD EAST 1301999 PERRIS AREA ELEM SCHOOL FUND PERRIS JR HIGH AREA FUND PERRIS UNION HS PERRIS VALLEY CEMETERY RIV CO REGIONAL PARK & OPEN SP RIVERSIDE CO OFC OF EDUCATION SAN JACINTO BASIN RESOURCE CONS SO. CALIF,JT(19,30,33,36,37,56) VALLEY HEALTH SYSTEM HOSP DIST

PERMITS/CASES/ADDITIONAL

Building Permits

Case #	Description	Status
006228	DWLG & ATT GAR	FINALED

280069	FAMILY ROOM ADD TO EXIST DWELL 653SF	ISSUED
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BXX981961	VINYL SIDING ON SFD	EXPIRED
BZ412326	PLAN CHECK (DAIRY MILK HOUSE)	FINAL
BZ416882	PLAN CHECK (DWELLING AND ATTACHED GARAGE)	FINAL
BZ423015	DAIRY MILK HOUSE	FINAL
BZ423016	REGIST EQUIPMENT SHED	FINAL
BZ423017	REGIST WASHPEN & MILK BARN	ISSUED
BZ423018	REGIST HOSPITAL PENS	FINAL

Environmental Health Permits

Case #	Description	Status
No Environmental Health Permits	Not Applicable	Not Applicable

Planning Cases

Case #	Description	Status
EA38129	EA FOR SO CAL GAS CO NATURAL GAS PIPELINE PROJECT	APPROVED
EA38129	EA FOR SO CAL GAS CO NATURAL GAS PIPELINE PROJECT	APPROVED
PDB06442	RESULTS OF BURROWING OWL SURVEY FOR THE ROCKPORT R	RECEIVED
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PDB06443	MSHCP CONSISTENCY ANALYSIS AND HABITAT ASSESSMENT	RECEIVED
PDB06443	MSHCP CONSISTENCY ANALYSIS AND HABITAT ASSESSMENT	RECEIVED

Code Cases

Case #	Description	Status
No Code Cases	Not Applicable	Not Applicable