



# RIVERSIDE COUNTY PLANNING DEPARTMENT

John Hildebrand  
Planning Director

TO:  Office of Planning and Research (OPR)  
P.O. Box 3044  
Sacramento, CA 95812-3044  
 County of Riverside County Clerk

FROM: Riverside County Planning Department  
 4080 Lemon Street, 12th Floor  
P. O. Box 1409  
Riverside, CA 92502-1409

77588 El Duna Ct Ste. H  
Palm Desert, California 92211

**SUBJECT: Filing of Notice of Determination in compliance with Section 21152 of the California Public Resources Code.**

CHANGE OF ZONE NO. 2000032, COMMERCIAL WECS PERMIT NO. 200003, VARIANCE CASE NO. 2100001 / CEQ210007  
*Project Title/Case Numbers*

Jay Olivas, Project Planner  
*County Contact Person*

(951) 955-6892  
*Phone Number*

2021040421  
*State Clearinghouse Number (if submitted to the State Clearinghouse)*

Michael Hughes – Re: Mt. View Power Partners, LLC  
*Project Applicant*

690 N. Studebaker Rd. Long Beach, CA 90803  
*Address*

The site is in the unincorporated community of Whitewater Canyon, more specifically, south of I-10 and Garnet Street; approximately 3-miles west of North Indian Canyon Drive; and approximately 0.5 miles north SR-111.  
*Project Location*

Change of Zone No. 2000032 proposes to modify a 281.81-acre portion of an existing 600-acre parcel (APN 522-070-027) from Rural Residential (R-R) to Wind Energy (W-E). Commercial WECS Permit No. 200003 proposes removal of 93 existing Mitsubishi 600-kilowatt (kW) Wind Turbine Generators (WTGs) and the subsequent installation of 16 Vestas 3.6 and 4.3 Megawatts (MWs) WTGs with a maximum height of 492 feet. Six (6) existing Mitsubishi 600 kW WTGs, located outside Riverside County jurisdiction, would remain during project operation. One additional existing WTG, originally permitted by the County under WECS 107, would remain operational. Section 18.41.D.3(e) of Ordinance No. 348 allows consideration to reduce the established scenic setbacks to 1.25 times the total WECS 492' height, or 615 feet. The applicant has requested a setback reduction for two WTGs in the northeast portion of the project site to reduce the required scenic setback from 1,320 feet to 1,000 feet. Variance Case No. 210001 proposes to reduce the five (5) times rotor diameter wind access setback for one (1) existing WTG and five (5) new WTGs. Five (5) times the rotor diameter for the one-existing and five new WTGs would be 412.5 meters (1,353.35) feet and 585 meters (1,919.29 feet), respectively. The applicant proposes reducing the five (5) time rotor diameter wind access setback for the existing and new WTGs to a minimum of 110 meters (360.89 feet).  
*Project Description*

This is to advise that the Riverside County Board of Supervisors, as the lead agency, has approved the above-referenced project on July 27, 2021, and has made the following determinations regarding that project:

1. The project WILL NOT have a significant effect on the environment.
2. Mitigation measures WERE made a condition of the approval of the project.
4. A Mitigation Monitoring and Reporting Plan/Program WAS adopted.
5. A statement of Overriding Considerations WAS NOT adopted
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the Initial Study, with comments, responses, and record of project approval is available to the general public at: Riverside County Planning Department, 4080 Lemon Street, 12<sup>th</sup> Floor, Riverside, CA 92502.

Jay T. Olivas  
*Signature*

Urban Regional Planner  
*Title*

July 27, 2021  
*Date*

Date Received for Filing and Posting at OPR: \_\_\_\_\_

Revised: 7/27/2021  
Y:\Planning Case Files-Riverside office\WCS200003\PC-BOS\WCS NOD.docx

Please charge deposit fee case#: ZCEQ210007 ZCFW210025

