



NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

Riverside County Planning Department
P.O. Box 1409
Riverside, California 92502-1409

NOTICE IS HEREBY GIVEN that Riverside County Planning Department (RCPD) has prepared a Draft Initial Study & Proposed Mitigated Negative Declaration (IS-MND) for the project listed below pursuant to the California Environmental Quality Act (CEQA) State Guidelines'§15000 et seq. Anyone desiring to comment on the IS-MND may do so in writing within the 20-day public review period from Tuesday, April 30, 2024, through Monday, May 20, 2024.

Project Title: Plot Plan No. 210132 (PPT 210132) and Agricultural Preserves Diminishment No. 220002 (APD 220002) - Austin Vineyards

Project Location: The Austin Vineyards property is bounded by Glenoaks Road on the southwest; vineyards to the north, northwest, east, and southeast; and residential parcels to the southwest; County of Riverside, State of California, and known as Assessor's Parcel Number 942-030-011. The site is approximately 22.32 acres. The project location is shown below in Figure 1.

The proposed project is not located on a site that is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5.

Brief Project Description: PPT 210132 proposes a Class V Winery on approximately 22.32 gross acres (21.18 net acres) with 19,084 total square feet of new buildings and improvement areas. The Project includes a tasting room, patio tasting area, outdoor production area, outdoor event area, storage area, kitchen, cellar, and office. The Project includes APD220002 which proposes to partially cancel a land conservation contract and diminish 3.47 acres from Rancho California Agricultural Preserve No. 7, Map No. 174, as amended by Map Nos. 295, 350, 489, 531, 549, 668, and 816.

Public Meeting: RCPD will consider the IS-MND during a regular Board of Supervisors meeting following the review period on May 21, 2024, at 10:00 a.m., or as soon as possible thereafter, at 4080 Lemon Street, Riverside, CA 92501.

20-Day Document Review: The IS-MND is available for public review at the RCPD office at 4080 Lemon Street, Riverside, California 92501 from 8:00 a.m. to 5:00 p.m., Monday through Friday. The IS-MND may also be accessed from the RCPD website, <https://planning.rctlma.org/>.

Contact Person: Written comments may be submitted to:
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Figure 1

