



PLANNING & DEVELOPMENT DEPARTMENT

"Promoting and Sustaining Quality Development"

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PRC AGENDA

PROJECT & ENVIRONMENTAL REVIEW COMMITTEE

(THIS MEETING IS NOT OPEN TO THE PUBLIC)

July 30, 2026

Packet Distribution

M. Miranda, N. Herrera, C. Horn,
Planning & Development
J. Belding, Econ. Development
Cpl. M. Rodriguez, Police Dept.
J. Luna, Public Works Dept.

R. Ureno, Public Works
X. Baker, Fire Department
A. Hurley, Planning & Development
M. Enriquez, IT (email only)

TIME:

NEW CASE:

PLANNER:

10:00 AM

CUP2026-0003 and TTM 37805 (TTM2026-0004)

Rocio L.

A request to allow the construction of a new, three story multifamily residential development to comprise nine units and a total 16,483 square feet of floor area, in conjunction with new landscaping, parking facilities and supporting infrastructure. A tentative map is requested to allow the proposed units to be individually owned as condominiums. The project site is one lot, located northeast (fronting) River Road, southeast of Penrose Drive, and west of North Cota Street at 449 River Road (APN 11-081-012).

** Project was previously reviewed and approved under CUP2022-0004 and TTM2022-0005 (since expired).

Applicant: 2020 Jurupa Valley Group LLC (Aurangzeb Mirza)
PO Box 82
Sunset Beach, CA 90742