



Policy Areas

Not all sectors within an area plan are the same. Depending on local conditions and patterns of opportunity areas, distinctiveness can and should be achieved to respect certain localized characteristics. This is a primary means of avoiding the uniformity that so often plagues conventional suburban development. Accordingly, a Policy Area is a portion of an area plan that contains special or unique characteristics that merit detailed attention and focused policies. The location and boundaries are shown on Figure 4, Policy Areas, and are described in detail below. In this regard, it is essential to refer to the General Plan Certainty System and its rules, especially if an interpretation or proposal affects the delineation between foundations components of the General Plan.

POLICY AREAS

Two Policy Areas have been designated within Eastvale. They are important locales that have special significance to the residents of this part of the County, or will have when their development potential is realized. In some ways, these policies are even more critical to the sustained character of the Eastvale area than some of the basic land use policies because they reflect deeply held beliefs about the kind of place this is and should remain. Their boundaries, shown on Figure 4, Policy Areas, are approximate and may be interpreted more precisely as decisions are called for in these areas. This flexibility, then, calls for considerable sensitivity in determining where conditions related to the policies actually exist, once a focused analysis is undertaken on a proposed project.

Santa Ana River Corridor

The Santa Ana River is an integral part of the County’s multipurpose open space system. It includes the Santa Ana River Trail, a national recreation trail designated within this corridor that, if completed, will incorporate 110 miles of trail system from San Bernardino County in the north to Orange County in the south. Beyond that, it is the centerpiece of a massive, 2,650-square mile watershed that involves major portions of three counties. The river drains southwest toward the Prado Dam, and serves as a prominent natural buffer between Eastvale and the City of Norco. Several natural and treated drainage courses connect with the river. In addition to their fundamental water related functions, these watercourses provide corridors through developed land and link open spaces together. Among other things, this is what allows wildlife to move from one open space to another without crossing developed land. Of particular relevance here is the fact that the 566-foot contour will become an area of inundation related to increasing the height of the Prado Dam. By federal regulation, habitable uses cannot be placed there. This argues for special treatment of the lower river portion of Eastvale. The following policies preserve and protect this important natural and recreational feature.



Policies:



- EAP 1.1 Protect the multipurpose open space attributes of the Santa Ana River Corridor through adherence to policies in the Flood