

EXHIBIT A
DEPARTMENTAL
CONDITIONS OF APPROVAL

DATE: May 20, 2026

PROJECT FILE NO.: PL25-0067 (SA), PL25-0068 (Tentative Parcel Map No. 20794)

LOCATION: Southwest corner of Riverside Drive and Magnolia Avenue
(APN: 1020-111-01 and -02)

APPLICANT: Regent Land Company

The departments listed below have reviewed the above referenced application. Those departments marked with an "X" have required conditions of approval to be imposed on the project.

Development Services Department –
 Planning Division
 ADA Accessibility Division

Public Works Department –
 Engineering Division
 Traffic Division

- Chino Valley Independent Fire District
- Police Department
- Finance Department
- Community Services, Parks & Recreation Department