



Development Services Department  
69-825 Highway 111, Rancho Mirage, CA 92270-2898 • (760) 328-2266

### NOTICE OF DETERMINATION

To:  Office of Planning and Research  
P.O. Box 3044  
Sacramento, CA 95812-3044

Chief Deputy County Clerk  
3470 12th Street  
Riverside, CA 92501

**Project Title/Case Nos.** Porcupine Creek Retreat - Environmental Impact Report Case No. EIR20002 (SCH#2020070474), Specific Plan Case No. SP200002, General Plan Zoning Map Amendment Case No. GPZMA20002, Development Agreement Case No. DA200001 and Preliminary Development Plan Case No. PDP20-0006

**Project Location:**

APNs 684-270-033, -036, -043 & -044  
Existing Porcupine Creek Property 42765 Dunes View Rd, Rancho Mirage, CA 92270.

**Applicant/Representative:**

Porcupine Properties, LLC  
101 Ygnacio Valley Rd. Ste 320  
Walnut Creek, CA 94596

**Project Description:**

Create a specific plan to occupy approximately 191-acre of the 230-acre Porcupine Creek Estate. The Specific Plan will allow for the development of the existing Porcupine Creek property as an exclusive retreat. The project proposes to reposition Porcupine Creek as an exclusive retreat with a total of up to 50 studio, single-bedroom, and multi-bedroom units ("keys"). Proposed upgrades would include up to 27 new keys, and incorporate a modified main house, a new restaurant, dining deck, upgraded spa complex, additional retreat related facilities, and a rerouted 18-hole golf course.

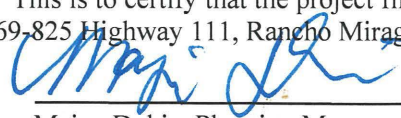
**Notice of Determination**

Filing of Notice of Determination in compliance with Public Resources Code, Section 21108 or 21152. The City of Rancho Mirage has approved the above described project on April 1, 2021 and has determined:

1. The project  will  will not have a significant effect/impact on the environment.
2.  An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
3.  A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
4. Mitigation measures  were  were not made conditions of approval for the project.
5. A mitigation reporting or monitoring plan  was  was not adopted for this project.
6. A Statement of Overriding Considerations  was  was not adopted for this project.
7. Findings  were  were not made pursuant to the provisions of CEQA.

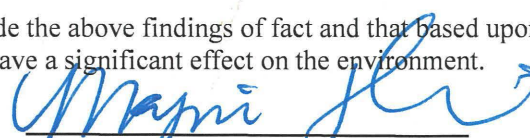
The City Council adopted the following Finding: The proposed project has been reviewed in compliance with the provisions of the California Environmental Quality Act (CEQA). This is to certify that the project file and record of project approval are available to the public at: City of Rancho Mirage, 69-825 Highway 111, Rancho Mirage, CA 92270.

Date: 4/1/21

  
Majna Dukic, Planning Manager

I hereby certify that the City of Rancho Mirage has made the above findings of fact and that based upon the Environmental Impact Report and hearing record the project will not have a significant effect on the environment.

Date: 4/1/21

  
Majna Dukic, Planning Manager

Lead Agency  Responsible Agency