



CITY OF DESERT HOT SPRINGS
PUBLIC NOTICE OF AVAILABILITY &
NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE
DECLARATION
ATLANTIC MAPLE

LEAD AGENCY: City of Desert Hot Springs
11999 Palm Drive
Desert Hot Springs, California 92240

CONTACT PERSON: Patricia Villagomez, Associate Planner, (760) 329-6411

PROJECT LOCATION: Atlantic Avenue on the east, Maple Road on the south, Cabot Road to the west.
Assessor's Parcel Number 665-120-013.

PROJECT DESCRIPTION: The proposed Project is a 64,000-square-foot cannabis cultivation facility. The Project site consists of 2.47 acres of vacant, undeveloped land of which 0.39 acres will be dedicated as Atlantic Avenue and Maple Road rights-of-way. The Project site consists of one parcel (Assessor's Parcel No. 665-120-013), and has no formal address assigned. The proposed Project consists of the construction of two new 32,000-square-foot metal buildings for cannabis cultivation, a paved parking lot and landscaping as well as trash enclosure and equipment pads. Parking will be provided on the west and south sides of the buildings. The buildings' entrances will occur on the southwest corner of the easterly building, and the southeast corner of the westerly building, providing a centralized access area for the site. Trash enclosures and equipment pads are proposed on the north side to the buildings. The project is in the Light Industrial district in the City of Desert Hot Springs, where similar uses currently exist.

FINDINGS/DETERMINATION: The City has reviewed and considered the proposed project and has determined that no significant impacts will occur with implementation of the project's mitigation measures. The City hereby prepares and proposes to adopt a Mitigated Negative Declaration (MND) for this project.

PUBLIC REVIEW PERIOD: A 30-day public review period for the Draft Mitigated Negative Declaration will commence on October 19, 2021 and end on November 18, 2021 for interested individuals and public agencies to submit written comments on the document. Any written comments on the Mitigated Negative Declaration must be received at the above address within the public review period. In addition, you may email comments to the following address pvillagomez@cityofdhs.org. Copies of the Initial Study are available for review at the above address and on the City's website at <https://www.cityofdhs.org/public-hearing-notice>.