

# Notice of Determination

To:  Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

From: City of Cathedral City  
68-700 Avenida Lalo Guerrero  
Cathedral City, CA 92234

County Clerk  
County of Riverside  
2724 Gateway Drive  
Riverside, CA 92507

**Subject** Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

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**Project Title:**

Cathedral Cove Center - Planned Unit Development No. 21-001, Tentative Parcel Map 37876, Conditional Use Permit No. 21-006, 21-007, 21-008 & 21-009, Design Review No. 21-001, 21-002 and 21-003, Zone Ordinance Amendment No. 21-001, Master Sign Program No. 22-019

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**State Clearinghouse Number:**  
(If submitted to Clearinghouse)**Contact Person:****Area Code / Telephone / Extension:**

N/A

Robert Rodriguez

760-770-0340

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**Project Location** (include county)

The southwest corner of East Palm Canyon Drive (Highway 111) and Date Palm Drive in the City of Cathedral City (APN #: 674-500-038, 687-500-001, -003, -006 through -012, -014, and -018 through -020, and 687-207-003 and -006), Riverside County

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**Project Description**

The Project consists of a mix of commercial and residential uses, including restaurants, retail, a convenience market and fueling station, and multi-family residential. The commercial portion of the Project will be developed in two sequential phases. Phase I is ±4.4 acres comprised of three (3) restaurant/coffee shops with drive-through services totaling 7,525 square feet (SF), a 12-pump gasoline station with 3,700 SF convenience market, and a 6,650 SF multi-tenant retail building. Phase II is ±1.4 acres comprised of two (2) multi-tenant retail/restaurant building totaling 6,500 SF. The remaining ±8.05 acres are for a future multi-family residential development of up to 200 units.

This is to advise that the City of Cathedral City has approved the above-described project on September 28, 2022.

 Lead Agency Responsible Agency

and has made the following determinations regarding the above described projects.

1. The project (  will  will not) have a significant effect on the environment.
2.  A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.  
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA
3. Mitigation measures ( were  were not) made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan ( was  was not) adopted
5. A statement of Overriding Considerations ( was  was not) adopted.
6. Findings ( were  were not) made pursuant to the provisions of CEQA.

This is to certify that the Initial Study with comments and responses and record of project approval is available to the General Public at Cathedral City City Hall, 68-700 Avenida Lalo Guerrero, Cathedral City, CA 92234..

  
Signature (Public Agency)

9.29.2022

Date

Director

Title