

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Refuge Specific Plan, Case No SP22-0001/CZ22-0001/TTM 38434

Lead Agency: City of Palm Desert Contact Person: Nick Melloni
 Mailing Address: 73-510 Fred Waring Drive Phone: 760-346-0611
 City: Palm Desert Zip: 92260 County: Riverside

Project Location: County: Riverside City/Nearest Community: Palm Deset
 Cross Streets: Southwest corner of Gerald Ford Drive and Rembrandt Parkway Zip Code: 92260
 Longitude/Latitude (degrees, minutes and seconds): 33 ° 47 ' 06.34 " N / 116 ° 22 ' 36.66 " W Total Acres: 106.4±
 Assessor's Parcel No.: 694-310-002, -003, and -006 Section: 32 Twp.: 4S Range: 6E Base: SBBM
 Within 2 Miles: State Hwy #: Hwy 111 Waterways: _____
 Airports: _____ Railways: _____ Schools: James Earl Carter Elem.

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units 969 Acres 106.4±
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Town Center Neighborhood / Planned Residential - 20 Units Per Acre (P.R.-20)

Project Description: (please use a separate page if necessary)

The Refuge Specific Plan ("Project") sets forth a cohesive vision for the Project area by establishing site- specific development standards, design guidelines, and land use regulations to guide future development of the Project site. The Project proposes up to 969 single-family and multi-family dwelling units on ±106.4 acres at the southwest corner of Gerald Ford Drive and Rembrandt Parkway (Exhibits 1 through 3). The Project facilitates the coordinated development of a residential community with a variety of single- and multi-family housing products and densities, recreational amenities, open spaces, pedestrian connectors, and a cohesive design program. Proposed architectural styles include Spanish Colonial, Progressive Spanish, Mid-Century, and Contemporary.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

<input type="checkbox"/> Air Resources Board	<input type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input type="checkbox"/> Caltrans District # _____	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input type="checkbox"/> Regional WQCB # _____
<input type="checkbox"/> Caltrans Planning	<input type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input type="checkbox"/> Fish & Game Region # _____	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Housing & Community Development	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date October 4, 2022 Ending Date October 24, 2022

Lead Agency (Complete if applicable):

Consulting Firm: Terra Nova Planning & Research, Inc. Applicant: Refuge Palm Desert, LLC
Address: 42635 Melanie Place, Suite Address: 17755 Sky Park East, Suite 101
City/State/Zip: Palm Desert, CA 92211 City/State/Zip: Irvine, CA 92614
Contact: Nicole Sauviat Criste Phone: 949-954-5972
Phone: 760-341-4800

Signature of Lead Agency Representative:  Date: 10.3.22

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.