

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
County of: Riverside
Address: 4080 Lemon Street, 1st Floor
Riverside, CA 92501

From:

Public Agency: City of Cathedral City
Address: 68700 Avenida Lalo Guerrero
Cathedral City, CA 92234
Contact: Andrew Firestine
Phone: 760-770-0340

Lead Agency (if different from above):
Address:
Contact:
Phone:

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

State Clearinghouse Number (if submitted to State Clearinghouse): 2023070565

Project Title: Nirvana Estates

Project Applicant: George Baker

Project Location (include county): Cathedral City, Riverside County

Project Description:

Planned Unit Development No. 22-002, Tentative Tract Map No. 38091, Variance No. 23-002. The project will subdivide 16.38 acres into 101 single-family lots with common areas including recreational amenities, water retention and private streets. The Planned Unit Development includes development of 101 single family homes with accessory dwelling units and a Variance to allow garages to encroach into the required front yard setback.

This is to advise that the City of Cathedral City has approved the above (Lead Agency or Responsible Agency)

described project on 9/20/2023 and has made the following determinations regarding the above described project.

- 1. The project will not have a significant effect on the environment.
2. An Environmental Impact Report 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 made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at: City of Cathedral City, 68700 Avenida Lalo Guerrero, Cathedral City, CA 92234

Signature (Public Agency): Andrew Firestine Title: Director of Development Services

Date: 9/26/2023 Date Received for filing at OPR: