

Notice of Determination

Appendix D

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

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

From:
Public Agency: City of Palm Springs
Address: 3200 E Tahquitz Canyon Way Palm Springs, CA 92262
Contact: Glenn Mlaker, Associate Planner
Phone: 760-323-8245

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): 2023080091

Project Title: Appeal of Planning Commission approval of Palm Springs Fulfillment Center

Project Applicant: PS Canyon Development, LLC

Project Location (include county): West of Indian Canyon Drive and North of 19th Avenue

Project Description:

The NOD for this project was filed on December 5, 2024, after the Planning Commission approval. The Planning Commission decision was appealed to the City Council. On January 23, 2025, the City Council rejected the appeal and upheld the Planning Commission's approval of the EIR. The project proposes an industrial building on 38 acres with associated improvements such as paved parking spaces and drive aisles, a detention basin, and three gated access points. The two-story facility has a proposed building area of 739,360 square feet, with a building footprint of 727,360 square feet allotted to warehouse uses, and 12,000 square feet for offices on the second floor. The project proposes 736 parking stalls provided for cars, ADA vehicles, and trucks and trailers; and 110 docks along the northern and southern sides of the building. The proposed project will connect to existing infrastructure to provide electricity, water, and sewer along Indian Canyon Drive and 19th Ave.

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

described project on 01/23/2025 and has made the following determinations regarding the above (date) described project.

- 1. The project will 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.
Mitigation measures were made a condition of the approval of the project.
A mitigation reporting or monitoring plan was adopted for this project.
A statement of Overriding Considerations was adopted for this project.
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 Palm Springs, 3200 E. Tahquitz Canyon Way, Palm Springs, CA 92262

Signature (Public Agency): [Handwritten Signature] Title: Associate Planner

Date: 01/27/2025 Date Received for filing at OPR:



**Peter Aldana**  
**Riverside County**  
**Assessor-County Clerk-Recorder**  
 2724 Gateway Drive  
 Riverside, CA 92507  
 (951) 486-7000  
 www.rivcoacr.org

**Receipt: 24-355214**

<b>Product</b>	<b>Name</b>	<b>Extended</b>
FISH	CLERK FISH AND GAME FILINGS	\$4,101.25
	# Pages	2
	Document #	E-202401298
	Filing Type	1
	State Fee Prev Charged	false
	No Charge Clerk Fee	false
F&G Environmental Impact Report		\$4,051.25
F&G Clerk Handling Fee		\$50.00
<b>Total</b>		<b>\$4,101.25</b>
Tender (On Account)		\$4,101.25
Account#	CEQATNPR	
Account Name	CEQATNPR - TERRA NOVA PLANNING & RESEARCH, INC.	
Balance	\$19,916.75	



State of California - Department of Fish and Wildlife  
**2024 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

RECEIPT NUMBER: 24-355214
STATE CLEARINGHOUSE NUMBER (If applicable) 2023080091

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF PALM SPRINGS	LEAD AGENCY EMAIL GLENN.MLAKER@PALMSPRINGS.CA.GOV	DATE 12/05/2024
COUNTY/STATE AGENCY OF FILING RIVERSIDE	DOCUMENT NUMBER E-202401298	

PROJECT TITLE  
PALM SPRINGS FULFILLMENT CENTER

PROJECT APPLICANT NAME PS CANYON DEVELOPMENT, LLC	PROJECT APPLICANT EMAIL DAVID@THESNIDERCOMPANY.COM	PHONE NUMBER (216) 785-0011
PROJECT APPLICANT ADDRESS 730 ARCADY ROAD,	CITY MONTECITO	STATE CA
		ZIP CODE 93108

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency   
  School District   
  Other Special District   
  State Agency   
  Private Entity

CHECK APPLICABLE FEES:

- |   |            |    |            |
|---|------------|----|------------|
| <input checked="" type="checkbox"/> Environmental Impact Report (EIR)                                       | \$4,051.25 | \$ | \$4,051.25 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)   | \$2,916.75 | \$ |            |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW         | \$1,377.25 | \$ |            |
| <br>  |            |    |            |
| <input type="checkbox"/> Exempt from fee  |            |    |            |
| <input type="checkbox"/> Notice of Exemption (attach)   |            |    |            |
| <input type="checkbox"/> CDFW No Effect Determination (attach)  |            |    |            |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)                   |            |    |            |
| <hr/>   |            |    |            |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00   | \$ |            |
| <input checked="" type="checkbox"/> County documentary handling fee   |            | \$ | \$50.00    |
| <input type="checkbox"/> Other  |            | \$ |            |

PAYMENT METHOD:

- Cash   
  Credit   
  Check   
  Other

TOTAL RECEIVED \$ 4,101.25

SIGNATURE <b>X</b>	AGENCY OF FILING PRINTED NAME AND TITLE Deputy, Jessica Arevalo
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Lead Agency: City of Palm Springs  
ATTN: Glenn Mlaker, Associate Planner  
Address: 3200 E Tahquitz Canyon Way  
Palm Springs, CA 92262

**FILED / POSTED**

County of Riverside  
Peter Aldana  
Assessor-County Clerk-Recorder

E-202401298  
12/05/2024 03:29 PM Fee: \$ 4101.25  
Page 1 of 2

Removed: \_\_\_\_\_ By: \_\_\_\_\_ Deputy  


Project Title

PALM SPRINGS FULFILLMENT CENTER

Filing Type

- Environmental Impact Report
- Mitigated/Negative Declaration
- Notice of Exemption
- Other:

Notes

Notice of Determination

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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): 2023080091

Project Title: Palm Springs Fulfillment Center

Project Applicant: PS Canyon Development, LLC

Project Location (include county): West of Indian Canyon Drive and North of 19th Avenue

Project Description:

The project proposes an industrial building on 38 acres with associated improvements such as paved parking spaces and drive aisles, a detention basin, and three gated access points. The two-story facility has a proposed building area of 739,360 square feet, with a building footprint of 727,360 square feet allotted to warehouse uses, and 12,000 square feet for offices on the second floor. The project proposes 736 parking stalls provided for cars, ADA vehicles, and trucks and trailers; and 110 docks along the northern and southern sides of the building. The proposed project will connect to existing infrastructure to provide electricity, water, and sewer along Indian Canyon Drive and 19th Ave.

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

described project on 12/04/2024 and has made the following determinations regarding the above described project.

- 1. The project will have a significant effect on the environment.
2. An Environmental Impact Report 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.

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Date: 12/05/2024 Date Received for filing at OPR: