



# Imperial County Planning & Development Services Planning / Building

POSTED

AUG 13 2024

Jim Minnick  
DIRECTOR

## NOTICE OF INTENT

Imperial County Clerk-Recorder  
California

**NOTICE OF INTENT IS HERBY GIVEN** for the preparation of a  Negative Declaration  Mitigated Negative Declaration for Conditional Use Permit #24-0004 Glamis Properties LP., pursuant to the *California Environmental Quality Act* and the County of Imperial's *Rules and Regulations to Implement California Environmental Quality Act (CEQA) as amended*.

**LEAD AGENCY:** Imperial County Planning & Development Services Department (ICPDS)

**APPLICANT:** Glamis Properties, LP.

**PROJECT LOCATION:** 5392 E. Highway 78, Glamis CA 92227

The project site  is  is not listed on any list under Government Code Section 65962.5.

**PROJECT DESCRIPTION:** The project is proposing Conditional Use Permit #24-0004 to construct and operate a new residential well for an existing manufactured home and new shop. The existing manufactured home is going to be replaced due to its state of disrepair. The existing home was previously served through potable water delivery and the proposed water well has a projected annual water usage of one (1) acre-foot per year, which will be more than sufficient to serve the project as the home will be occupied on a seasonal basis.

**COMMENT PERIOD:** 08/13/2024 to 09/09/2024 at 5:00 p.m.

Comments will be accepted for the proposed project during this period. You may submit comments by mail, fax or email at [ICPDSCommentLetters@co.imperial.ca.us](mailto:ICPDSCommentLetters@co.imperial.ca.us). Only comments submitted during the specified period will be considered unless otherwise allowed under CEQA.

**PUBLIC HEARING:** An Imperial County Planning Commission public hearing will tentatively be conducted on Wednesday, September 25, 2024, at 9:00 a.m. in the County Administration Center (Board Room) located at 940 Main Street, El Centro, CA, 92243 to consider the adoption of the proposed Negative Declaration, in conjunction with the proposed project.

**DOCUMENT AVAILABILITY:** All required documents for the project are available at the ICPDS office located at 801 Main St. El Centro, CA 92243 during normal working hours of 7:00 a.m. to 5:00 p.m., Monday through Friday.

Sincerely,

  
Jim Minnick, Director  
Planning & Development Services

**POST FOR 20 DAYS**

**Cover Sheet  
Assessment Form  
(County of Imperial)**


Initial Study #24-0007, Date: 08/13/2024

Project type/name: Conditional Use Permit #24-0004

Applicant's name: ROC Construction Inc.

Applicant's address: 318 E. Barioni Blvd. Imperial CA 90806

Name of person preparing Initial Study: Rocio Yee, Planner I

Signature of person preparing Initial Study:  \_\_\_\_\_

**I. Project Information**

- a. Assessor's Parcel Number(s): 039-310-017-000
- b. Street address: 5392 E. Highway 78, Glamis CA 92227
- c. Cross street: County Rd
- d. Township/Section/Range: E1/2 OF SE1/4 OF SE1/4 OF SE1/4 TR 37 T13S R18E  
1.25 AC
- e. Project area (acres) : Approximately 1.23 acres

**II. General Plan Consistency**

- a. General Plan Designation. Open Space/ Preservation
- b. Is Project in an Urban area? No
- c. Name of Urban area. N/A
- d. Is Project within an adopted Specific Plan area? Yes
- e. Name of Specific Plan area. Glamis Specific Area Plan
- f. Existing zoning. S-2(Open Space / Preservation

- g. Proposed zoning, if any. N/A  
\_\_\_\_\_
- h. Adjacent zoning. N/A  
\_\_\_\_\_
- i. Is proposal consistent with the site's existing or proposed zoning? Yes  
\_\_\_\_\_
- j. Is proposal compatible with existing or surrounding zoning or can it be made compatible? Yes  
\_\_\_\_\_
- k. Is the proposal consistent with a Specific Plan for the area? N/A  
\_\_\_\_\_
- l. Is the proposal compatible with existing plans and planned surrounding land uses or can it be made compatible? Yes  
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- m. Is the proposal consistent with the land use designation and policies of the 1993 General Plan? Yes  
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**Comments:** (if any)

None.

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