

Notice of Determination

To: County Clerk
County of Riverside
2724 Gateway Drive
P. O. Box 751
Riverside, CA 92502-0751

From: City of Coachella
53990 Enterprise Way
Coachella, CA 92236
(760) 398-3102

To: Office of Planning and Research
P.O. Box 3044
Sacramento, CA. 95812-3044

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

Subject

The La Entrada (Kalifornia City) Amended and Restated Development Agreement

Project Title

The KPC Group

Proponent

SCH 2012071061

Kendra Reif, Principal Planner

(760) 398-3102

State Clearinghouse Number

Lead Agency Contact Person

Telephone Number

The proposed project is in Riverside County, in the City of Coachella, north of the Salton Sea, on the south side of I-10, east of the Coachella Branch of the All-American Canal and north of Avenue 52. The project site consists of 2200 acres.

Project Location

The La Entrada (Kalifornia City) Amended and Restated Development Agreement outlines the project's obligations and improvements, phasing and timing of improvements, fee credits and reimbursements, vesting and other City and Applicant responsibilities.

Project Description

This is to advise that the **City of Coachella, Lead agency**, previously certified the above referenced Program Environmental Impact Report on November 13, 2013, and made the following determinations:

1. The project will have a significant effect on the environment.
2. An Environmental Impact Report was prepared and certified 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 monitoring plan/program was adopted for the project.
5. A statement of Overriding Considerations was adopted for the project.
6. Findings were made pursuant to the provisions of CEQA.

The City of Coachella makes the following additional findings regarding the environmental determination for the La Entrada (Kalifornia City) Amended and Restated Development Agreement:

The City finds that, although the La Entrada (Kalifornia City) Amended and Restated Development Agreement could have a significant effect on the environment, **NO NEW ENVIRONMENTAL DOCUMENTATION IS REQUIRED** because (a) all potentially significant effects of the Project have been fully analyzed in the La Entrada Specific Plan Environmental Impact Report ("EIR") certified by the City Council on November 13, 2013; b) the Project's potentially significant effects have been avoided or mitigated to the fullest extent feasible through the mitigation measures, Project features, and conditions imposed by the City pursuant to that EIR; (c) the Amended and Restated Development Agreement merely implements the previously analyzed and approved Project and thus will not result in any Project changes that might result in new or different environmental effects as compared to the EIR; (d) no new information of substantial importance has been presented to the City showing that the Project's impacts may be different or more severe than those set forth in the EIR; (e) no considerably different mitigation measures or alternatives have been identified that might further reduce the Project's significant environmental effects; and (f) no mitigation measures or alternatives previously found to be infeasible have become feasible.

Accordingly, the City finds that pursuant to Public Resources Code 21166 and State CEQA Guidelines 15162 that no further environmental documentation is required for the City's approval of the La Entrada (Kalifornia City) Amended and Restated Development Agreement.

This is to certify that the previously certified Final Environmental Impact Report with comments and responses and record of project approval, is available to the General Public at: City of Coachella, Development Services Department, 53990 Enterprise Way, Coachella, CA., 92236 or at www.LaEntradaCommunity.com.

Kendra Reif, Principal Planner

Date