<u>**Exhibit A – Resolution No. 2026-03**</u>

CONDITIONS OF APPROVAL FOR ENVIRONMNETAL ASSESSMENT NO. 25-02

<u>**General Conditions**</u>

1. Environmental Assessment No. 25-02 is for the adoption of an Initial Study with Mitigated Negative Declaration EA 25-02, for the proposed 257-lot single family residential subdivision project located on the 39.98-acres site at the southwest corner of Calhoun Street and Avenue 49, APN 612-260-010, and the determination that the proposed project is compliant with California Environmental Quality Act (CEQA) Guidelines Section 15073 - Public Review of a Proposed Negative Declaration or Mitigated Negative Declaration.

2. The applicant shall defend, indemnify and hold harmless the City of Coachella, its officials, officers, employees, and agents from and against any claim, action, or proceeding against the City, its officials, officers, employees or agents to attack, set aside, void or annul any project approval or condition of approval of the city concerning this project, including but not limited to any approval or condition of approval or mitigation measure imposed by the City Council or Planning Commission. The City shall promptly notify the applicant of any claim, action, or proceeding concerning the project and the City shall cooperate fully in the defense of the matter. The City reserves the right, at its own option, to choose its own attorney to represent the City, its officials, officers, employees and agents in the defense of the City Attorney, within five days of the effective date of this approval.

3. The applicant shall comply with all requirements and conditions of approval as included in Tentative Tract Map No. 39051, Conditional Use Permit No. 390, Environmental Assessment No. 25-02, and any modifications or extensions thereof, as listed in those Notice of Actions or Resolutions for each respective approval, and Resolution No. 2026-01, Resolution No. 2026-02, and Resolution No. 2026-03 unless otherwise modified per the requirements and conditions of approval per this resolution.