



# City of Cathedral City Public Hearing Notice Notice of Availability for Public Review and Environmental Determination

**Notice is hereby given that the City Council of the City of Cathedral City Council will hold a Public Hearing on the following:**

## **CASE(S)**

General Plan Amendment (GPA) 23-002  
Change of Zone (CZ) 23-001  
Design Review (DR) 23-002

## **APPLICANT/REPRESENTATIVE**

Stefan Vogel, Applicant; Dusty Knapp, representative

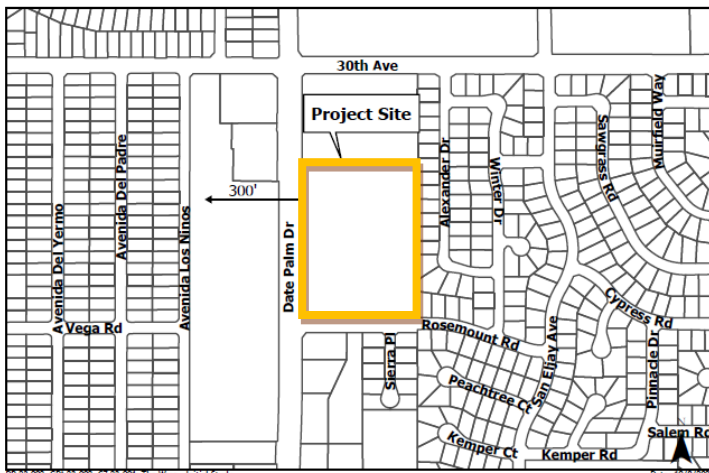
## **PROPOSAL**

The proposal is to construct 204 apartment units in 12 buildings on a 10.48-acre project site. Associated with this proposal are General Plan Amendment (GPA) 23-002 to change the project area land use designation from CG (General Commercial) to RMH (Residential Medium High Density) and Change of Zone (CZ) 23-001 to change the zoning from PCC (Planned Community Commercial) to R3 (Multiple-family Residential). The project proposes six 2-story and six 3-story buildings, clubhouse, pool, and open space.

On November 20, 2024, the Planning Commission conducted a public hearing on the Project and voted to recommend City Council approval.

## **LOCATION**

Northeast (NE) corner of Date Palm Drive and the extension of Rosemount Road, Assessor's Parcel No. 670-110-043.



## **ENVIRONMENTAL DETERMINATION**

An Initial Study was prepared in accordance with the California Environmental Quality Act (CEQA). A Mitigated Negative Declaration is recommended and will

be considered during this hearing.

All information regarding the proposed project is available for public review at the City of Cathedral City Civic Center, Planning Department, 68-700 Avenida Lalo Guerrero during regular business hours (Monday through Friday, 8:00 AM - 4:30 PM)

## **DATE AND TIME OF HEARING**

January 8, 2025, at 5:30 PM, or as soon thereafter as the matter may be heard.

## **PLACE OF HEARING**

Cathedral City Civic Center — Council Chambers  
68-700 Avenida Lalo Guerrero  
Cathedral City, CA 92234

Any person may appear at the hearing and be heard in support of, or opposition to, or provide other testimony on the proposed project or environmental determination. In addition, persons may also submit written testimony on the proposed project or environmental determination, which must be received by the Project Planner prior to the close of the public hearing.

The City Council, at the public hearing or during deliberations, may approve, deny, or propose changes to the project or to the environmental determination.

If you challenge any of these items in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice or in written correspondence.

For further information, contact the Project Planner at: Cynthia Schultz, Associate Planner  
68-700 Avenida Lalo Guerrero  
Cathedral City, CA 92234  
(760) 770-0386

NOTE: In compliance with the Americans with Disability Act, if you need special assistance to participate in this meeting, please contact the Planning Department at (760) 770-0340. Notification 48 hours prior to the meeting will enable the city to make reasonable accommodations to ensure accessibility to this meeting. {28 CFR 35.104 ADA TITLE II}