

# CITY OF LA QUINTA

## CITY COUNCIL

### NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that the City of La Quinta City Council will hold a PUBLIC HEARING on July 3, 2018, at 5:00 p.m. in the La Quinta City Hall Council Chambers, 78-495 Calle Tampico, La Quinta, California, on the following item:

APPLICATION: ENVIRONMENTAL ASSESSMENT 2017-0009  
GENERAL PLAN AMENDMENT 2017-0001  
ZONE CHANGE 2017-0001  
TENTATIVE TRACT MAP 2017-0007  
SPECIFIC PLAN 2017-0003  
SITE DEVELOPMENT PERMIT 2017-0012

APPLICANT: SHOPOFF REALTY INVESTMENTS LP

LOCATION: SOUTHEAST CORNER OF AUTO CENTER DRIVE  
AND ADAMS STREET

REQUEST: ADOPT A RESOLUTION APPROVING ENVIRONMENTAL ASSESSMENT 2017-0009, GENERAL PLAN AMENDMENT 2017-0001, TENTATIVE TRACT MAP 2017-0007, SPECIFIC PLAN 2017-0003 AND SITE DEVELOPMENT PERMIT 2017-0012, FOR A 22 ACRE SITE TO ALLOW 131 RESIDENTIAL UNITS ON 19.2 ACRES, AND COMMERCIAL DEVELOPMENT ON 2.8 ACRES; AND ADOPT AN ORDINANCE FOR ZONE CHANGE 2017-0001, TO CHANGE THE ZONING DESIGNATION ON 19.2 ACRES FROM REGIONAL COMMERCIAL TO MEDIUM DENSITY RESIDENTIAL

LEGAL: APN: 600-340-049, 600-340-050, 600-340-051 and 600-340-052

The Design and Development Department has prepared a mitigated negative declaration in accordance with the California Environmental Quality Act. The Design and Development Department is recommending that a Mitigated Negative Declaration of environmental impact be certified. The La Quinta City Council will consider this determination at the Hearing.

Any person may submit written comments on any of the contemplated actions listed above to the Design and Development Department prior to the Hearing and/or may appear and be heard in support of, or opposition to, the project at the time of the Hearing. If you challenge the decision of any of the actions listed above in court, you may be limited to raising only those issues that you or someone else raised either at the Public Hearing or in written correspondence delivered to the Design and Development Department at, or prior to the Public Hearing. The proposed files may be viewed by the public Monday through Thursday 7:30 a.m. to 5:30 p.m., and Friday 8:00 a.m. until 5:00 p.m. at the Design and Development Department, La Quinta City Hall, 78-495 Calle Tampico, La Quinta, California. For additional information, please contact Nicole Sauviat Criste, Consulting Planner at 760-777-7125.

In the City's efforts to comply with the requirements of Title II of the Americans With Disabilities Act Of 1990, the Design and Development Department requires that any person in need of any type of special equipment, assistance or accommodation(s) in order to communicate at a City public meeting, inform the Design and Development Department a minimum of 72 hours prior to the scheduled meeting.

