

# Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613

For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

**Project Title:** Desert Hills Premium Outlets Improvement Project

Lead Agency: County of Riverside Planning Department Contact Person (Name and Title): Candice Hughes, Principal Planner

Mailing Address: 4080 Lemon Street 12th Floor Phone and Email: 951.955.1639, chughes@rivco.org

City: Riverside Zip: 92501 County: Riverside

**Project Location:** County: Riverside City/Nearest Community: Cabazon

Cross Streets: Seminole Drive, Millard Pass, Martin Road Zip Code: 92230

Longitude/Latitude (degrees, minutes and seconds)\*: 33 ° 55 ' 49.56 " N / 116 ° 48 ' 39.09 " W Total Acres: 70.43

Assessor's Parcel No.: 519-110-035, 519-110-044, and 510-110-046 Section: 07 Twp.: 3 South Range: 2 East Base: San Bernardino

Within 2 Miles: State Hwy #: I-10 Waterways: N/A

Airports: N/A Railways: Union Pacific Railroad Schools: N/A

**\* Required field**

**Document Type:**

CEQA:  NOP  Draft EIR NEPA:  NOI Other:  Joint Document  
 Early Cons  Supplement/Subsequent EIR  EA  Final Document  
 Neg Dec (Prior SCH No.) \_\_\_\_\_  Draft EIS  Other: \_\_\_\_\_  
 Mit Neg Dec Other: \_\_\_\_\_  FONSI \_\_\_\_\_

**Local Action Type:**

General Plan Update  Specific Plan  Rezone  Annexation  
 General Plan Amendment  Master Plan  Prezone  Redevelopment  
 General Plan Element  Planned Unit Development  Use Permit  Coastal Permit  
 Community Plan  Site Plan  Land Division (Subdivision, etc.)  Other: \_\_\_\_\_

**Development Type:**

Residential: Units\* \_\_\_\_\_ Acres\* \_\_\_\_\_  
 Office: Sq.ft.\* \_\_\_\_\_ Acres\* \_\_\_\_\_ Employees\* \_\_\_\_\_  Transportation: Type\* \_\_\_\_\_  
 Commercial: Sq.ft.\* 47,915 Acres\* 1.09 Employees\* 42  Mining: Mineral\* \_\_\_\_\_  
 Industrial: Sq.ft.\* \_\_\_\_\_ Acres\* \_\_\_\_\_ Employees\* \_\_\_\_\_  Power: Type\* \_\_\_\_\_ MW\* \_\_\_\_\_  
 Educational: \_\_\_\_\_  Waste Treatment: Type\* \_\_\_\_\_ MGD\* \_\_\_\_\_  
 Recreational: \_\_\_\_\_  Hazardous Waste: Type\* \_\_\_\_\_  
 Water Facilities: Type\* \_\_\_\_\_ MGD\* \_\_\_\_\_  Other: \_\_\_\_\_

**\* Required field based on Development Type selected**

**Project Issues Discussed in Document:**

Aesthetics  Energy  Mandatory Findings of Significance  Solid Waste  
 Agriculture and Forestry  Fiscal Impacts  Mineral Resources  Transportation  
 Air Quality  Flood Plain/Flooding  Noise  Tribal Cultural Resources  
 Biological Resources  Geology/Soils  Population/Housing  Utilities/Service Systems  
 Coastal Zone  Greenhouse Gas Emissions  Public Services  Vegetation  
 Cultural Resources  Growth Inducement  Recreation  Wetland/Riparian  
 Cumulative Effects  Hazards/Hazardous Materials  Schools/Universities  Wildfire  
 Drainage/Absorption  Hydrology/Water Quality  Septic System  Other: \_\_\_\_\_  
 Economic/Jobs  Land Use/Planning  Sewer Capacity \_\_\_\_\_

**Present Land Use/Zoning/General Plan Designation:**

Zoning: Scenic Highway Commercial (C-P-S), General Plan Designation: Commercial Retail (CR), Pass Area Plan - Cabazon Policy Area

**Project Description:** (please use a separate page if necessary)

The proposed project consists of the expansion of the existing Desert Hills Premium Outlets regional commercial retail center through construction and operation of up to 15 new buildings totaling approximately 47,915 sq ft of additional commercial retail, small retail suits, and storage space. Improvements include two buildings that connect the existing east and west wings, reconfiguration and elimination of the existing internal driveway between the wings, construction of a new surface parking lot providing approximately 283 parking spaces, relocation of the main site entrance and traffic signal to Seminole Drive and Malki Road, installation of new lighting, landscaping, irrigation, and construction of two bioretention basins for stormwater management. The project would increase the total developed floor area of the regional commercial retail center to approximately 776,510 sq ft and would continue operation as a regional commercial retail center.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

## Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X". If you have already sent your document to the agency please denote that with an "S".

|  |  |
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| <input type="checkbox"/> Air Resources Board                         | <input type="checkbox"/> Office of Historic Preservation                     |
| <input type="checkbox"/> Boating & Waterways, Department of          | <input type="checkbox"/> Office of Public School Construction                |
| <input type="checkbox"/> California Emergency Management Agency      | <input type="checkbox"/> Parks & Recreation, Department of                   |
| <input type="checkbox"/> California Highway Patrol                   | <input type="checkbox"/> Pesticide Regulation, Department of                 |
| <input type="checkbox"/> Caltrans District # _____                   | <input type="checkbox"/> Public Utilities Commission                         |
| <input type="checkbox"/> Caltrans Division of Aeronautics            | <input type="checkbox"/> Regional WQCB # _____                               |
| <input type="checkbox"/> Caltrans Planning                           | <input type="checkbox"/> Resources Agency                                    |
| <input type="checkbox"/> Central Valley Flood Protection Board       | <input type="checkbox"/> Resources Recycling and Recovery, Department of     |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy          | <input type="checkbox"/> S.F. Bay Conservation & Development Comm.           |
| <input type="checkbox"/> Coastal Commission                          | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board                        | <input type="checkbox"/> San Joaquin River Conservancy                       |
| <input type="checkbox"/> Conservation, Department of                 | <input type="checkbox"/> Santa Monica Mtns. Conservancy                      |
| <input type="checkbox"/> Corrections, Department of                  | <input type="checkbox"/> State Lands Commission                              |
| <input type="checkbox"/> Delta Protection Commission                 | <input type="checkbox"/> SWRCB: Clean Water Grants                           |
| <input type="checkbox"/> Education, Department of                    | <input type="checkbox"/> SWRCB: Water Quality                                |
| <input type="checkbox"/> Energy Commission                           | <input type="checkbox"/> SWRCB: Water Rights                                 |
| <input type="checkbox"/> Fish & Game Region # _____                  | <input type="checkbox"/> Tahoe Regional Planning Agency                      |
| <input type="checkbox"/> Food & Agriculture, Department of           | <input type="checkbox"/> Toxic Substances Control, Department of             |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of                      |
| <input type="checkbox"/> General Services, Department of             |  |
| <input type="checkbox"/> Health Services, Department of              | <input type="checkbox"/> Other: _____  |
| <input type="checkbox"/> Housing & Community Development             | <input type="checkbox"/> Other: _____  |
| <input type="checkbox"/> Native American Heritage Commission         |  |

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### Local Public Review Period (to be filled in by lead agency)

Starting Date May 29, 2026 Ending Date June 17, 2026

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### Lead Agency (Complete if applicable):

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|---|--|
| Consulting Firm: <u>Dudek</u>                                       | Applicant: <u>SIMON</u>  |
| Address: <u>687 South Coast Highway 101, Suite 110</u>              | Address: <u>225 West Washington Street</u>                                 |
| City/State/Zip: <u>Encinitas, CA 92024</u>                          | City/State/Zip: <u>Indianapolis, Indiana 46204</u>                         |
| Contact (Name and Title): <u>Chelsea Ohanesian, Project Manager</u> | Contact (Name and Title): <u>Clif Poynter, Director, Civil Engineering</u> |
| Phone: <u>442.303.3854</u>  | Phone: <u>317.666.2392</u>   |
| Email: <u>cohanesian@dudek.com</u>                                  | Email: <u>clif.poynter@simon.com</u>                                       |

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**Signature of Lead Agency Representative:** Candice Hughes **Date:** May 26, 2026

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.