

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: Mary Jane Properties, LLC

Lead Agency: City of Desert Hot Springs

Contact Person: Patricia Villagomez

Mailing Address: 11999 Palm Drive

Phone: 760-329-6411

City: Desert Hot Springs, CA

Zip: 92240

County: Riverside

Project Location: County: Riverside City/Nearest Community: Desert Hot Springs

Cross Streets: Atlantic Avenue and North of Dillon Road

Zip Code: 92240

Longitude/Latitude (degrees, minutes and seconds): 33 ° 55 ' 35.3 " N / 116 ° 31 ' 10.2 " W Total Acres: 2.48

Assessor's Parcel No.: APN 665-120-027

Section: 12 SENW

Twp.: 3 S

Range: 4 E

Base:

Within 2 Miles: State Hwy #: 10

Waterways: Whitewater River

Airports: none

Railways: Union Pacific

Schools: none

Document Type:CEQA: ☐ NOP☐ Draft EIRNEPA: ☐ NOIOther: ☐ 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.

Acres 9.96

Employees

☐ Mining: Mineral☒ Industrial: Sq.ft. 32,342

Acres 2.48

Employees 7

☐ Power: Type

MW

☐ Educational:☐ Waste Treatment: Type

MGD

☐ Recreational:☐ Hazardous Waste: Type☐ Water Facilities: Type

MGD

☒ Other:**Project Issues Discussed in Document:**☐ Aesthetic/Visual☐ Fiscal☐ Recreation/Parks☐ Vegetation☐ Agricultural Land☐ Flood Plain/Flooding☐ Schools/Universities☐ Water Quality☒ Air Quality☐ Forest Land/Fire Hazard☐ Septic Systems☐ Water Supply/Groundwater☐ Archeological/Historical☐ Geologic/Seismic☐ Sewer Capacity☐ Wetland/Riparian☒ Biological Resources☐ Minerals☐ Soil Erosion/Compaction/Grading☐ Growth Inducement☐ Coastal Zone☒ Noise☐ Solid Waste☐ Land Use☐ Drainage/Absorption☐ Population/Housing Balance☐ Toxic/Hazardous☒ Cumulative Effects☐ Economic/Jobs☐ Public Services/Facilities☒ Traffic/Circulation☒ Other: Greenhouse Gas, Energy**Present Land Use/Zoning/General Plan Designation:**

Vacant Light Industrial/Cannabis Overlay

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

The project proposes the development of a cultivation facility on approximately 32,342 square feet of a 2.48 acres (gross) of vacant land in the City of Desert Hot Springs. The cultivation facility will include one 11,800 square foot building for the cultivation and processing of cannabis in accordance to the Desert Hot Springs Municipal Code 5.50 and 17.180.

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".

☐ Air Resources Board	☐ Office of Historic Preservation
☐ Boating & Waterways, Department of	☐ Office of Public School Construction
☐ California Emergency Management Agency	☐ Parks & Recreation, Department of
☐ California Highway Patrol	☐ Pesticide Regulation, Department of
☐ Caltrans District # _____	☐ Public Utilities Commission
☐ Caltrans Division of Aeronautics	☐ Regional WQCB # _____
☐ Caltrans Planning	☐ Resources Agency
☐ Central Valley Flood Protection Board	☐ Resources Recycling and Recovery, Department of
☐ Coachella Valley Mtns. Conservancy	☐ S.F. Bay Conservation & Development Comm.
☐ Coastal Commission	☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ Colorado River Board	☐ San Joaquin River Conservancy
☐ Conservation, Department of	☐ Santa Monica Mtns. Conservancy
☐ Corrections, Department of	☐ State Lands Commission
☐ Delta Protection Commission	☐ SWRCB: Clean Water Grants
☐ Education, Department of	☐ SWRCB: Water Quality
☐ Energy Commission	☐ SWRCB: Water Rights
☒ Fish & Game Region # <u>6</u>	☐ Tahoe Regional Planning Agency
☐ Food & Agriculture, Department of	☐ Toxic Substances Control, Department of
☐ Forestry and Fire Protection, Department of	☒ Water Resources, Department of
☐ General Services, Department of	
☐ Health Services, Department of	☐ Other: _____
☐ Housing & Community Development	☐ Other: _____
☐ Native American Heritage Commission	

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

Starting Date June 15th, 2026 Ending Date July 5th, 2026

Lead Agency (Complete if applicable):

Consulting Firm: <u>CDA Environmental Services</u>	Applicant: <u>Hovhannes Markosyan</u>
Address: <u>203 Strada Fortuna</u>	Address: <u>3800 La Crescenta Ave. Unit 104</u>
City/State/Zip: <u>Palm Desert, CA 92260</u>	City/State/Zip: <u>La Crecenta, CA 91214</u>
Contact: <u>Dan Fissori</u>	Phone: <u>818-429-3373</u>
Phone: <u>760-835-8772</u>	

Signature of Lead Agency Representative: Patricia M. Villagomez Date: June 15th, 2026

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