

Notice of Exemption**Appendix E**

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

County Clerk

County of: Riverside

2724 Gateway Drive

Riverside, CA 92507

From: (Public Agency): City of Indio

100 Civic Center Drive

Indio CA 92201

(Address)

Project Title: Citrus Ranch Second Amendment to Development Agreement

Project Applicant: SCC/Indio Citrus Ranch, LLC

Project Location - Specific:

North of Avenue 42 and West of Dillon Road

Project Location - City: Indio

Project Location - County: Riverside

Description of Nature, Purpose and Beneficiaries of Project:

Ordinance No. 1842 approves a Second Amendment to Development Agreement DA-06-10-22. The amendment confirms that the current term expires on July 26, 2032, unless earlier terminated or subsequently amended, and replaces Section 3.2 to allow one additional 20-year extension if the developer satisfies specified infrastructure investment or construction benchmarks. The amendment does not modify the existing land use designations or development regulations applicable to the project site.

Name of Public Agency Approving Project: City of Indio

Name of Person or Agency Carrying Out Project: Nikolas Guitron

Exempt Status: **(check one):**

☐ Ministerial (Sec. 21080(b)(1); 15268);

☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));

☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));

☒ Categorical Exemption. State type and section number: Guidelines Section 15162

☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:

The Citrus Ranch project was previously evaluated in the certified Final Environmental Impact Report for the Citrus Ranch Specific Plan, State Clearinghouse No. 2005111117. The Second Amendment modifies only the term provisions of the Development Agreement and does not modify existing land use designations or development regulations. The City Council determined that the amendment would not result in environmental impacts beyond those previously analyzed and that no further environmental review is required pursuant to CEQA Guidelines Section 15162.

Lead Agency

Contact Person: Nikolas Guitron

Area Code/Telephone/Extension: (760) 391-4064

If filed by applicant:

1. Attach certified document of exemption finding.

2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature: Nikolas Guitron Date: 08/25/2026 Title: Associate Planner

• Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.

Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____