



**COLLEGE OF THE DESERT
DESERT COMMUNITY COLLEGE DISTRICT**

**WEST VALLEY CAMPUS
DEVELOPMENT PLAN AMENDMENT NO. 1**

**NOTICE OF COMPLETION AND AVAILABILITY
OF A
DRAFT SUBSEQUENT ENVIRONMENTAL IMPACT REPORT**

CONTACT PERSON: John D. Criste, AICP
Email: jcriste@terranovaplanning.com Phone: (760) 341-4800

PROJECT LOCATION: Southwest corner of Tahquitz Canyon Way and Farrell Drive, City of Palm Springs, Riverside County

PROJECT DESCRIPTION: The College of the Desert/Desert Community College District (District) proposes to update and amend the West Valley Campus (WVC) Development Plan Amd. No. 1 (DPA # 1 or Project) for the subject 27.94± acres previously occupied by the Palm Springs Mall and a fast-food restaurant, which were demolished in 2019. The District approved the WVC Master Plan and Phase I Project in 2016. Since that time, the development plan has evolved, and the subject Subsequent EIR evaluates this proposed Project.

FINDINGS/DETERMINATION: The West Valley Campus Development Plan Amd. No. 1 Project is designed to accommodate an enrollment of approximately 1,100 FTES and provide 121,025± square feet of functional space. Development will occur over 2-3 years, which may allow completed portions of the campus to become operational as development progresses. The DPA No. 1 Project revises and updates the physical planning framework, and reconfigures the distribution of buildings, parking and other facilities.

It has been determined that a Subsequent Environmental Impact Report (SEIR) should be prepared to evaluate the potential environmental effects of the new DPA No. 1 Project. The SEIR includes analysis of potentially significant effects on the environment related to the following topics: Aesthetic and Scenic Resources, Air Quality and Greenhouse Gas, Biological and Cultural Resources, Geology and Soils, Land Use Compatibility, Noise, Transportation/Circulation, Tribal Cultural Resources, Hazards/Hazardous Materials, Hydrology and Water Quality, Noise, Public Services and Facilities, Population and Housing. The Draft SEIR concludes that with mitigation set forth in the SEIR, the Project will have no significant adverse impacts.



SEIR PUBLIC REVIEW PERIOD: A 45-day public review period for the SEIR will commence at 8:00 a.m. on March 11, 2024, and end on April 24, 2024 at 5:00 p.m. for interested individuals and public agencies to submit written comments. Any written comments on the SEIR must be received at the District address (COD Bond Office, 43500 Monterey Avenue, Palm Desert, CA 92260) or via email to John D. Criste at jcriste@terranovaplanning.com within the public review period. The SEIR and appendices are available for review on the College's website at: <https://www.collegeofthedesert.edu/community/facility-plan/environmental-documents.php>. Copies of the Draft SEIR are also available for review at Palm Springs City Hall Planning Desk at 3200 East Tahquitz Canyon Way and the Palm Springs Library at 300 S. Sunrise Way in Palm Springs. A hearing date before the District Board of Trustees on this matter will be posted on the District web site once scheduled.