

**CITY OF COACHELLA
MITIGATED NEGATIVE DECLARATION**

Lead Agency: City of Coachella
1515 Sixth Street
Coachella, CA 92236

Contact: Luis Lopez
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Project Title: Coachella Travel Centre Project

Governor's Office of Planning & Research

MAY 06 2019

State Clearinghouse Number: Not yet assigned

STATE CLEARINGHOUSE

Project Location: The proposed project is located in the City of Coachella, Riverside County, at Avenue 50 and State Route 86 in Coachella, California. The project is located on the west side of State Route 86 just south of Avenue 50. The geographic coordinates of the proposed project are 33.685704, -116.163169 and the proposed project is located within Coachella, USGS 7.5-minute topographic map within Township 6 South, Range 8 East of the San Bernardino Meridian.

Project Description: In conjunction with AHD Limited Partnership (LP), the City of Coachella (City) will consider entitlements to develop a Travel Centre within a 14.1-acre site that includes a 5 Story Hotel, a Restaurant, a Drive-Thru Restaurant, a Convenience Store, a Gas Station, and a Truck Stop, which includes Truck Fuel Pumps, a Truck Wash Facility, and a Car Wash Facility. In conjunction with AHD Limited Partnership (LP), the City of Coachella (City) will consider entitlements to develop a Travel Centre within a 14.1-acre site that includes a 5 Story Hotel, a Restaurant, a Drive-Thru Restaurant, a Convenience Store, a Gas Station, and a Truck Stop, which includes Truck Fuel Pumps, a Truck Wash Facility, and a Car Wash Facility.

Finding: The City of Coachella's decision to implement this proposed project is a discretionary decision or "project" that requires evaluation under the California Environmental Quality Act (CEQA). Based on the information in the project Initial Study, the City has made a *preliminary* determination that a Mitigated Negative Declaration will be the appropriate environmental determination for this project to comply with CEQA.

Initial Study: Copies of the Initial Study are available for public review at the City of Coachella Development Services Department's office at 1515 6th Street, Coachella, CA 92236. The public review period for the Initial Study begins May 6, 2019 and closes on June 5, 2019.

Mitigation Measures: All mitigation measures identified in the Initial Study are summarized on pages 64-66 and are proposed for adoption as conditions of the project. These measures will be implemented through a mitigation monitoring and reporting program if the Mitigated Negative Declaration is adopted.

DRAFT
Signature

Title

Date