



**City of Desert Hot Springs  
NOTICE OF PUBLIC HEARING  
Conditional Use Permit No. 03-13 (Hyundae Hotel)**

**NOTICE IS HEREBY GIVEN** that the **Desert Hot Springs Planning Commission** will hold a public hearing at **6:00 PM on Tuesday, September 10, 2013** in the Carl May Community Center located at 11711 West Drive, Desert Hot Springs, California to consider the following item:

**Project Name and Description:** A request to consider Conditional Use Permit (CUP) No. 03-13 to allow the on-site sale of alcohol and for architectural and project design to re-establish the use of an existing 98-room hotel to include a spa/massage area, sit-down restaurant and bar/lounge.

**Project Location:** The project site is located at 11000 Palm Drive, within the City of Desert Hot Springs, California, more particularly described as Assessor Parcel Numbers 639-261-016.

**NOTICE IS FURTHER GIVEN** that in accordance with the provisions of the California Environmental Quality Act ("CEQA"), Public Resources Code Section 21000 *et seq*, and the CEQA Guidelines, Title 14, Chapter 3 of California Code of Regulations, this request is found to be Categorically Exempt under Class 1, "Existing Facilities" or (Section 15301 of the CEQA Guidelines) and therefore, no further environmental review is required. The Applicant proposes the continued use of an existing structure for the same purposes where minor improvements are proposed to bring the property into compliance including, partition walls, plumbing, mechanical and electrical changes. The exterior changes include building façade, upgrading the landscaping, lighting and reconstruction of the parking lot, which is not expected to cause significant environmental impacts.

Any persons wishing to speak for or against the matter should attend the public hearing. Any persons wishing to provide written comments on this matter must do so prior to the Planning Commission meeting. Written comments may be sent via U.S. Mail, or by hand delivery, to the City of Desert Hot Springs City Hall, 65950 Pierson Boulevard, Desert Hot Springs, California 92240. Please feel free to contact Martin Magaña, Community Development Director, at City Hall, 760-329-6411, x259. If this matter should at some future date go to court, court testimony may be limited to only those items that were raised at the hearing as per Government Code Section 65009. All information regarding these items is available for review at City Hall.

In the City's efforts to comply with the requirements of the Americans With Disabilities Act, the Community Development Department requires that any person in need of any type of special equipment, assistance or accommodation(s) in order to communicate at a City public meeting, must inform the City Clerk/Development Department a minimum of 48 hours prior to the scheduled meeting.

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