



# CITY OF PALM DESERT

73-510 FRED WARING DRIVE  
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## CITY OF PALM DESERT PUBLIC HEARING NOTICE SPECIAL PLANNING COMMISSION MEETING CASE NO. CUP25-0003

**NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING WILL BE HELD BEFORE THE PLANNING COMMISSION OF THE CITY OF PALM DESERT, CALIFORNIA, TO REVIEW A REQUEST BY PREST VUKSIC GREENWOOD ARCHITECTS FOR THE ADOPTION OF THE NOTICE OF EXEMPTION PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) AND APPROVAL OF A CONDITIONAL USE PERMIT TO CONSTRUCT THREE (3) PATIO SHADE STRUCTURES TOTALING 3,394 SQUARE FEET TOTAL WITHIN UNIVERSITY VILLAGE AT 36901 & 36891 COOK STREET**

The City of Palm Desert (City), in its capacity as the Lead Agency for this project under the CEQA, finds that the proposed project is categorically exempt under Article 19 Section 15301 Existing Facilities ("Class 1") and Section 15303 New Construction or Conversion of Small Structures of the State CEQA guidelines; therefore, no further environmental review is necessary, and that a Notice of Exemption can be adopted as part of this project.

**PROJECT LOCATION:** 36901 & 36891 COOK STREET (APN 694-190-050 & 694-190-049)

**PROJECT DESCRIPTION:** The project proposes three (3) patio shade structures totaling 3,394 square feet of gross area at 36901 and 36891 Cook Street, within University Village, located at the southwest corner of Gerald Ford Drive and Cook Street. Adjacent to two (2) multi-tenant commercial buildings, these structures will replace existing outdoor dining areas, addressing current concerns related to noise, safety, lighting, aesthetics, and weather conditions.

**PUBLIC HEARING:** NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Palm Desert, California, will hold a Public Hearing at a Special Meeting on July 8, 2025. The Planning Commission meeting begins at 6:00 p.m. in the Council Chamber at 73510 Fred Waring Drive, Palm Desert, California. Pursuant to Assembly Bill 2449, this meeting may be conducted as a hybrid meeting allowing public access via teleconference or in person. Options for remote participation will be listed on the Posted Agenda for the meeting at: <https://www.palmdesert.gov/connect/city-council>

**PUBLIC REVIEW:** The plans and related documents are available for public review Monday through Friday from 8:00 a.m. to 5:00 p.m. by contacting the project planner, Kayleen Aguirre. Please submit written comments to the Planning Division. If any group challenges the action in court, issues raised may be limited to only those issues raised at the public hearing described in this notice or in written correspondence at or prior to the Planning Commission hearing. All comments and any questions should be directed to:

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PUBLISH: THE DESERT SUN  
JUNE 27, 2025

ROSIE LUA, SECRETARY  
PALM DESERT PLANNING COMMISSION