

ORDINANCE NO. _

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALM DESERT, CALIFORNIA ADOPTING HILLSIDE RESIDENTIAL DESIGN STANDARDS, MODIFYING SECTIONS OF PALM DESERT MUNICIPAL CODE TITLE 25 PERTAINING TO THE HILLSIDE RESIDENTIAL DESIGN STANDARDS AND FINDING THE PROJECT IS EXEMPT FROM FURTHER ENVIRONMENTAL REVIEW IN ACCORDANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

CASE NO. ZOA 25-5001

WHEREAS, Government Code Section 65800 et seq. provides for the amendment of any and all adopted City of Palm Desert (“City”) zoning laws, ordinances, rules and regulations; and

WHEREAS, the Zoning Ordinance Amendment (ZOA) is initiated by the City of Palm Desert to adopt Hillside Residential Design Standards and modifies sections of the Palm Desert Municipal Code (PDMC) Title 25 (Zoning) to incorporate the standards and processes to use for new residential developments within the Hillside Residential zoning district; and

WHEREAS, the Hillside Residential Design Standards apply to single-family housing developments located in the HPR and does not apply to multifamily developments, mixed-use developments, or single-family developments outside of the HPR zone. The Hillside Standards would not apply to or supersede any development that has its own design standards and/or Specific Plan; and

WHEREAS, the City has complied with the requirements of the Local Planning and Zoning Law (Government Code section 65100 et seq.), and the City’s applicable ordinances and resolutions with respect to approval of amendments to Title 25 of the Palm Desert Municipal Code (“Zoning Ordinance”); and

WHEREAS, under Section 21067 of the Public Resources Code, Section 15367 of the State CEQA Guidelines (Cal. Code Regs., tit. 14, § 15000 et seq.), and the City of Palm Desert’s (“City’s”) Local CEQA Guidelines, the City is the lead agency for the Project; and

WHEREAS, the Project has complied with the requirements of the "City of Palm Desert Procedure for Implementation of CEQA" Resolution No. 2024-035, in that the Director of Development Services has determined that the action will not have a foreseeable significant impact on the environment and is not a “project,” as defined in the California Environmental Quality Act (“CEQA”); therefore, no further environmental review is necessary at this time; and

WHEREAS, all other legal prerequisites to the adoption of this Resolution have occurred; and

WHEREAS, the Planning Commission of the City of Palm Desert, California, did on December 16, 2025, hold a duly noticed public hearing to consider the request by the City of Palm Desert for approval of Zoning Ordinance Amendment (“ZOA”) 25-5001 and adopted Planning Commission Resolution 2909 recommending the City Council approve the project; and

WHEREAS, the City Council of the City of Palm Desert, California, did on January 8, 2026, hold a duly noticed public hearing to consider the request by the City of Palm Desert for approval of Zoning Ordinance Amendment (“ZOA”) 25-5001; and

WHEREAS, at the said public hearing, upon hearing and considering all testimony and arguments, if any, of all interested persons desiring to be heard, the City Council did find the following facts and reasons, which are outlined in the staff report, to exist to justify approval of said request:

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PALM DESERT, CALIFORNIA, DOES ORDAIN AS FOLLOWS:

SECTION 1. Findings. The City Council of the City of Palm Desert hereby finds that:

1. The City of Palm Desert, California (“City”) is a municipal corporation, duly organized under the constitution and laws of the State of California; and
2. The Planning and Zoning Law authorizes cities to establish by ordinance the regulations for land use and development.

SECTION 2. CEQA. The City Council finds that adoption of this ordinance is not a “project,” as defined in the California Environmental Quality Act (CEQA) because it does not have a potential for resulting in either a direct physical change in the environment or a reasonably foreseeable indirect physical change in the environment and concerns general policy and procedures.

SECTION 3. Code Amendment. The City Council approves and adopts the Hillside Residential Design Standards and Zoning Ordinance Amendment 25-5001, as depicted in Exhibit A and Exhibit B, respectively, attached hereto.

SECTION 4. Effective Date. This Ordinance takes effect 30 days after its adoption.

SECTION 5. Publication. The City Clerk is directed to certify to the adoption of this Ordinance and post or publish this Ordinance as required by law.

SECTION 6. Custodian of Records. The custodian of records for this Ordinance is the City Clerk and the records comprising the administrative record are located at 73-510 Fred Waring Drive, Palm Desert, CA.

SECTION 7. Severability. If any provision of this Ordinance or its application to any person or circumstance is held to be invalid by a court of competent jurisdiction, such invalidity has no effect on the other provisions or applications of the Ordinance that can be given effect without the invalid provision or application, and to this extent, the provisions of this Ordinance are severable. The City Council declares that it would have adopted this Ordinance irrespective of the invalidity of any portion thereof.

ADOPTED ON _____.

EVAN TRUBEE
MAYOR

ATTEST:

ANTHONY J. MEJIA
CITY CLERK

I, Anthony J. Mejia, City Clerk of the City of Palm Desert, California, do hereby certify that Ordinance No. _____ is a full, true, and correct copy, and was introduced at a regular meeting of the Palm Desert City Council on _____, 2026, and adopted at a regular meeting of the City Council held on _____, 2026, by the following vote:

- AYES:
- NOES:
- ABSENT:
- ABSTAIN:
- RECUSED:

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the City of Palm Desert, California, on _____.

ANTHONY J. MEJIA
CITY CLERK