



City Hall Council Chamber
1515 Sixth Street, Coachella, California
(760) 398-3502 ♦ www.coachella.org

MINUTES

CITY COUNCIL REGULAR MEETING
OF THE CITY OF COACHELLA
THE COUNCIL SITTING AS THE COACHELLA SANITARY DISTRICT,
COACHELLA FIRE PROTECTION DISTRICT, COACHELLA FINANCING AUTHORITY,
COACHELLA EDUCATIONAL AND GOVERNMENTAL ACCESS CABLE CHANNEL CORPORATION,
COACHELLA WATER AUTHORITY, AND SUCCESSOR AGENCY TO THE COACHELLA REDEVELOPMENT AGENCY

June 08, 2022
6:00 PM Regular Meeting

CALL TO ORDER:

The Regular Meeting of the City Council of the City of Coachella was called to order at 6:05 p.m. by Mayor Pro Tem Josie Gonzalez.

ROLL CALL:

Present: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.
City Treasurer Aviles and City Clerk Zepeda

Absent: Councilmember Beaman Jacinto, and Mayor Hernandez

It was announced that Mayor Hernandez is at a work obligation and Councilmember Beaman Jacinto is giving remarks at a local school graduation.

Pursuant to Assembly Bill 361, along with the Governor's State of Emergency Declaration issued on March 4, 2020, this meeting was conducted both in-person and via teleconference/electronically.

VIRTUAL PUBLIC MEETINGS:

1. Resolution No. 2022-49 a Resolution to Continue Fully or Partially Virtual Public Meetings (AB 361)
Motion: To approve per staff recommendation
Made by: Councilmember Galarza
Seconded by: Councilmember Delgado
Approved: 3-0, by the following roll call vote:
AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.
NOES: None.
ABSTAIN: None.
ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

APPROVAL OF AGENDA:

There were no modifications to the agenda.

Motion: To approve the agenda as **presented**

Made by: Councilmember Delgado

Seconded by: Councilmember Galarza

Approved: 3-0, by a unanimous roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

PLEDGE OF ALLEGIANCE:

Councilmember Delgado led the Pledge of Allegiance.

PROCLAMATIONS/PRESENTATIONS:

2. Proclamation Congratulating 2021 USA Boxing National Championship (48kg) Winner Jocelyn Camarillo
3. 10th Annual Coachella Valley Nine Cities Challenge Blood Drive 2022
4. Presentation from Coachella Valley Rescue Mission
5. Bagdouma Basketball Court Restoration - Project Update
6. Presentation on Coronavirus (COVID-19) Response Efforts

WRITTEN COMMUNICATIONS:

None.

CONSENT CALENDAR:

7. Special Meeting Minutes of a Coachella City Council Study Session held on May 9, 2022.
8. Regular Meeting Minutes of May 11, 2022, of the City Council, Coachella Fire Protection District, Coachella Sanitary District, Coachella Financing Authority, Coachella Educational and Governmental Access Cable Corporation, Coachella Water Authority, and Successor Agency to the Coachella Redevelopment Agency.
9. Voucher Listing — EFT's/Utility Billing Refunds/FY 2021-22 Expenditures as of May 25, 2022, \$2,479,270.29.
10. Voucher Listing — EFT's/Utility Billing Refunds/FY 2021-22 Expenditures as of June 8, 2022, \$1,558,402.39.

11. Tripoli Mixed-Use Project

Adopt Ordinance No. 1193 (*Second Reading*) approving Change of Zone (CZ) 22-01 to amend the Official Zoning Map by adding the PUD (Planned Unit Development) Overlay Zone on 2.8 acres of vacant C-G (General Commercial) zoned property for a mixed-use development consisting of 108 apartment units and 2 retail units located at the northeast corner of Cesar Chavez Street and Bagdad Avenue (APN# 778-081-003 and -001) Applicant: Chelsea Investment Corporation

12. Annual Investment Policy Update:

- a) Resolution No. 2022-45 a Resolution of the City Council of the City of Coachella
- b) Resolution No. WA-2022-03, a Resolution of the Coachella Water Authority
- c) Resolution No. SD-2022-01, a Resolution of the Coachella Sanitary District
- d) Resolution No. FD-2022-01, a Resolution of the Coachella Fire Protection District
- e) Resolution No. CBL-2022-01, a Resolution of the Coachella Education and Government Access Cable Channel Corporation

13. Establish the Appropriations Limits for Fiscal Year 2022-23:

- a) Adopt Resolution No. 2022-46, establishing the appropriations limit for the City of Coachella for fiscal year 2022-23;
- b) Adopt Resolution No. SD-2022-02, establishing the appropriations limit for the Coachella Sanitary District for fiscal year 2022-23;
- c) Adopt Resolution No. FD-2022-02, establishing the appropriations limit for the Coachella Fire Protection District for fiscal year 2022-23

14. *This item was voted upon separately, see page 4*

15. Direct Staff to Conduct the Biennial Review of the City's Conflict of Interest Code (Form 700 Filers)

Motion: To approve per staff recommendation, Consent Calendar Items 7 through 15, with the **exception of Item 14**, which was voted upon separately, see page 4.

Made by: Councilmember Galarza
Seconded by: Councilmember Delgado
Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

14. Resolution No. 2022-55 Approving the Creation and Funding of a Full-Time Customer Service Supervisor Position

Motion: To approve per staff recommendation

Made by: Councilmember Galarza

Seconded by: Mayor Pro Tem Gonzalez

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

Council resumed with the regular agenda at this time.

NEW BUSINESS CALENDAR (LEGISLATIVE AND ADMINISTRATIVE):

16. Adopt Resolution No. 2022-54 setting two July 27, 2022 public hearing dates related to solid waste service charges to increase the maximum rates for solid waste services, and to place solid waste service charges on the residential property tax roll for fiscal year 2022/2023) and directing staff to mail or publish required notices, and approving the following identified use of the awarded CalRecycle SB 1383 grant funds as follows: \$40,000 for commercial collection (organics/recycling) services and \$28,429 for education and outreach efforts.

Public Comment: Clara Vera

Motion: To approve per staff recommendation

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

17. Approve award of contract to HydroPro Solutions, Inc for the installation of Master Meter AMI Hardware in the amount of \$258,865.34.

Motion: To approve per staff recommendation

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.
NOES: None.
ABSTAIN: None.
ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

18. Adopt Resolution No. 2022-53 Stating the Intention to Annex Property into City of Coachella Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services) and Authorize the Levy of a Special Tax Within Annexation Area No. 34 (Villa Verde Apartment project – APN 768-250-002 and 768-300-001) and approve a conditional loan commitment to defer CFD levy payments. (*Correction noted on the top of the actual resolution should read 2022-53.*)

Motion: To approve per staff recommendation

Made by: Councilmember Galarza
Seconded by: Councilmember Delgado
Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.
NOES: None.
ABSTAIN: None.
ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

Public Comments were moved up to this portion of the meeting being after the 8:00 hour:

1. Alexandro De La Cruz

(After Public Comments, the City Council returned to the regular agenda at this point.)

19. Resolution No. 2022-58 Supporting Ocean Water Importation to Refill the Salton Sea While Reducing Greenhouse Gas Emissions

Public Comment: Sylvia Montenegro
Chuck Parker
(*Unnamed speaker*)

Motion: To approve per staff recommendation

Made by: Councilmember Galarza
Seconded by: Councilmember Delgado
Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.
NOES: None.
ABSTAIN: None.
ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

20. Authorize purchase and appropriation for a new 2023 Freightliner M2 106 Patcher Truck from PB Loader Corporation, in the amount of \$266,449.65.

Motion: To approve per staff recommendation

Made by: Councilmember Delgado

Seconded by: Councilmember Galarza

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

21. Designation of Voting Delegate and Alternates to the League of California Cities Annual Conference & Expo.

Motion: To appoint **Neftali Galarza** as the Voting Delegate; and Appoint **Denise Delgado** as the 1st Alternate Voting Delegate; and Appoint **Josie Gonzalez** as the 2nd Alternate Voting Delegate.

Made by: Councilmember Denise Delgado

Seconded by: Councilmember Gonzalez

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

PUBLIC HEARING CALENDAR (QUASI-JUDICIAL):

22. Community Facilities District (CFD No. 2005-01) Annexation 33 – Mariposa Pointe:

Mayor Pro Tem Gonzalez opened the Public Hearing for Item 22 at 8:34 p.m.

Public Comment: None.

Mayor Pro Tem Gonzalez closed the Public Hearing for Item 22 at 8:34 p.m.

Continued

Item 22, Community Facilities District Annexation 33 – Mariposa Pointe continued from previous page.

- a) Resolution No. 2022-50 Determining the Validity of Prior Proceedings relating to Annexation of Property (Annexation No. 33) in the City of Coachella CFD No. 2005-01 (Law Enforcement, Fire and Paramedic Services).

Motion: To approve per staff recommendation

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

- b) Resolution No. 2022-51 on Behalf of CFD No. 2005-01 Calling a Special Election within Annexation Area No. 33 (Mariposa Pointe – Tract No. 32074, 32074-1 and 32074-2).

Motion: To approve per staff recommendation

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

- c) Resolution No. 2022-52 Canvassing the Results of the Election Held Within CFD No. 2005-01 (Area No. 33)

Motion: To approve per staff recommendation

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

- d) Ordinance No. 1194 on Behalf of CFD No. 2005-01 Authorizing the Levy of a Special Tax within Annexation Area No. 33 Annexed to Said District (*First Reading*)

Motion: To read title only and pass to second reading.

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

23. JJWR Holdings Manufacturing and RV Storage Project:

Resolution Nos. 2022-56 and 2022-57, approving Tentative Parcel Map No. 38218, Conditional Use Permit No. 354, Architectural Review No. 21-07 for the construction of two 25,750 sq. ft. industrial building to create up to 32 warehouse condominiums and 8 office condominiums on a 3.29-acre site at 53-457 and 53-459 Enterprise Way. Applicant: JJWR, LLC

Mayor Pro Tem Gonzalez opened the Public Hearing for Item 23 at 8:50 p.m.

Public Comment: None.

Mayor Pro Tem Gonzalez closed the Public Hearing for Item 23 at 8:50 p.m.

Motion: To approve per staff recommendation.

Made by: Councilmember Galarza

Seconded by: Councilmember Delgado

Approved: 3-0, by the following roll call vote:

AYES: Councilmember Delgado, Councilmember Galarza, and Mayor Pro Tem Gonzalez.

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto, and Mayor Hernandez.

PUBLIC COMMENTS (NON-AGENDA ITEMS):

With the time being after the 8:00 hour and per Resolution No. 2019-34, Public Comments were moved up (see page 5). There were no further comments at this time.

REPORTS AND REQUESTS:

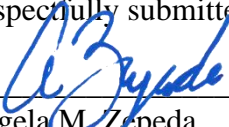
Council Comments/Report of Miscellaneous Committees.

City Manager's Comments.

ADJOURNMENT:

There being no further business to come before the City Council and the Agencies, Mayor Pro Tem Gonzalez adjourned the meeting at 9:00 p.m.

Respectfully submitted,



Angela M. Zepeda
City Clerk