



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

MINUTES

CITY COUNCIL CLOSED SESSION AND 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

July 27, 2022

5:00 PM Closed Session

6:00 PM Regular Meeting

CALL TO ORDER: - 5:00 P.M.

The Regular Meeting of the City Council of the City of Coachella was called to order at 5:04 p.m. by Mayor Hernandez.

ROLL CALL:

Present: Councilmember Beaman Jacinto, Councilmember Delgado (*arrived at 5:10 p.m.*), Councilmember Galarza (*arrived at 5:17 p.m.*), Mayor Pro Tem Gonzalez, and Mayor Hernandez.

City Clerk Zepeda (*arrived at 8:03 p.m.*)

Absent: City Treasurer Aviles.

It was announced that Councilmembers Delgado and Galarza will be arriving late.

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. 2022-76 a Resolution to Continue Fully or Partially Virtual Public Meetings (AB 361)

Motion: To approve per staff recommendation

Made by: Mayor Pro Tem Gonzalez

Seconded by: Mayor Hernandez

Approved: 3-0, by a unanimous voice vote

APPROVAL OF AGENDA:

There were no modifications to the agenda.

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

Made by: Mayor Pro Tem Gonzalez

Seconded by: Councilmember Beaman Jacinto

Approved: 3-0, by a unanimous voice vote

PUBLIC COMMENTS (CLOSED SESSION ITEMS):

None.

ADJOURN TO CLOSED SESSION:

Council adjourned into Closed Session at 5:06 p.m. to discuss the following item:

(Councilmember Delgado arrived at 5:10 p.m., and Councilmember Galarza arrived at 5:17 p.m. during Closed Session.)

2. **CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Property: 763-412-040

City Negotiator: City Manager and City Attorney

Under Negotiation: Price and Terms

RECONVENE REGULAR MEETING: - 6:00 P.M.

The City Council reconvened into open session at 6:00 p.m.

PLEDGE OF ALLEGIANCE:

City Manager Martin led the Pledge of Allegiance.

CLOSED SESSION ANNOUNCEMENTS:

City Attorney Campos stated that Council met in Closed Session, and direction was given, but no reportable action was taken.

PROCLAMATIONS/PRESENTATIONS:

3. Blue Zones Assessment Presentation from the Riverside University Health System

4. Congratulating Borrego Health on the Opening of Their New Coachella Valley Community Health Center in Coachella

5. Presentation on Coronavirus (COVID-19) Response Efforts

WRITTEN COMMUNICATIONS:

CONSENT CALENDAR:

6. Regular Meeting Minutes of July 13, 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.
7. Voucher Listing — EFT's/Utility Billing Refunds/FY 2021-22 and 2022-23 Expenditures as of July 27, 2022, \$2,206,669.66.
8. Ordinance No. 1195 (Zoning Ordinance Amendment No. 22-03) Cannabis Business Streamline Code Amendments to amend Coachella Municipal Code Title 5 and 17 regarding cannabis business zoning and operation in the City. City-Initiated (*Second Reading*).
9. Quarterly Reports - Fourth Quarter FY 2021-2022

Motion: To approve per staff recommendation, Consent Calendar Items 6 through 9.

Made by: Councilmember Galarza
Seconded by: Mayor Pro Tem Gonzalez
Approved: 5-0, by the following roll call vote:

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

NEW BUSINESS CALENDAR (LEGISLATIVE AND ADMINISTRATIVE):

10. Annual Budget and Organizational Structure for Fiscal Year 2022-23:
 - a) Resolution No. 2022-47, a Resolution of the City Council of the City of Coachella, California
 - b) Resolution No. WA-2022-04, a Resolution of the Board of Directors of the Coachella Water Authority
 - c) Resolution No. SD-2022-03, a Resolution of the Board of Directors of the Coachella Sanitary District
 - d) Resolution No. FD-2022-03, a Resolution of the Board of Directors of the Coachella Fire Protection District
 - e) Resolution No. CBL-2022-02, a Resolution of the Board of Directors of the Coachella Educational and Governmental Access Cable Channel Corporation

Motion: To approve per staff recommendation

Made by: Councilmember Galarza
Seconded by: Mayor Pro Tem Gonzalez
Approved: 5-0, by the following roll call vote:

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

11. Resolution No. 2022-80, City Council hereby designates and authorizes Coachella City Staff to the use of the American Rescue Plan Act (ARPA) State and Local Recovery Fund (SLFRF) for the Coachella Universal Basic Income (UBI) Program and Appropriation of funding; and

Directs City staff to fully execute of the agreement for administration and distribution of ARPA funds through the Mission Asset Fund (MAF) to eligible and limited to low- or moderate- income households living within the jurisdictional boundaries of the City; and

Appropriates \$1,008,000.00 in ARPA funding to the Coachella UBI Program and distributed according to the Agreement for Administration and Distribution of ARPA Funds through the Mission Asset Fund.

Motion: To approve per staff recommendation

Made by: Councilmember Galarza
Seconded by: Councilmember Delgado
Approved: 5-0, by the following roll call vote:

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

12. Resolution No. 2022-81 approving an Agreement for Exchange of Real Property and Joint Escrow Instructions between the City of Coachella and Imperial Irrigation District to convey fee title of an approximately 3.37-acre electrical substation site located at 86-351 Avenue 52 (APN: 763-131-002) and convey a 30-foot public utility right-of-way over an abutting parcel (APN: 763-131-001), in exchange for an approximately 1.73-acre vacant parcel of land located at the southwest corner of 9th Street and Shady Lane (APN: 778-120-001).

Motion: To approve per staff recommendation

Made by: Councilmember Delgado
Seconded by: Councilmember Galarza
Approved: 5-0, by the following roll call vote:

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

PUBLIC HEARING CALENDAR (QUASI-JUDICIAL):

13. Community Facilities District (CFD No. 2005-01) Annexation 34 – Villa Verde Apartments (*Continued from July 13, 2022*)

- a) Resolution No. 2022-69 Determining the Validity of Prior Proceedings relating to Annexation of Property (Annexation No. 34) in the City of Coachella CFD No. 2005-01 (Law Enforcement, Fire and Paramedic Services).
- b) Resolution No. 2022-70 on Behalf of CFD No. 2005-01 Calling a Special Election within Annexation Area No. 34 (Villa Verde Apartment project – APN 768-250-002 and 768-300-001).
- c) Resolution No. 2022-71 Canvassing the Results of the Election Held Within CFD No. 2005-01 (Area No. 34), with ballot in favor received.
- d) Introduce Ordinance No. 1197 on Behalf of CFD No. 2005-01 Authorizing the Levy of a Special Tax within Annexation Area No. 34 Annexed to Said District (*First Reading*)

Mayor Hernandez re-opened the Public Hearing for Item 13 at 7:15 p.m.

Public Comment: None.

Mayor Hernandez closed the Public Hearing for Item 13 at 7:16 p.m.

Motion: To approve per staff recommendation, and read title only and pass to second reading.

Made by: Councilmember Galarza

Seconded by: Councilmember Beaman Jacinto

Approved: 5-0, by the following roll call vote:

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

NOES: None.

ABSTAIN: None.

ABSENT: None.

14. Resolution No. 2022-74 approving the Fourth Amendment to the Integrated Solid Waste Management Services, between Burrtec Waste and Recycling Services LLC and the City of Coachella, and adopting rates for solid waste collection services.

Mayor Hernandez opened the Public Hearing for Item 14

Public Comment: None.

Mayor Hernandez closed the Public Hearing for Item 14 at 7:38 p.m.

(Continued)

Motion: To approve per staff recommendation

Made by: Councilmember Delgado

Seconded by: Councilmember Beaman Jacinto

Approved: 5-0, by the following roll call vote:

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

NOES: None.

ABSTAIN: None.

ABSENT: None.

15. Resolution No. 2022-75 authorizing the collection of residential solid waste rates for fiscal year 2022/2023 through the County of Riverside Tax Roll, at the same time and manner as general taxes.

Mayor Hernandez opened the Public Hearing for Item 15 at 7:40 p.m.

Public Comment: Written communication dated June 20, 2022 was received from Eleuteria Paniagua and forwarded to the City Council

Mayor Hernandez closed the Public Hearing for Item 15 at 7:40 p.m.

Motion: To approve per staff recommendation

Made by: Mayor Pro Tem Gonzalez

Seconded by: Councilmember Galarza

Approved: 5-0, by the following roll call vote:

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

NOES: None.

ABSTAIN: None.

ABSENT: None.

16. Urban Employment Center General Plan Amendment:

- a) Resolution No. 2022-78, Addendum to the Coachella General Plan Update EIR; and
- b) General Plan Amendment No. 22-01 to change the land use designation of an existing 7.8-acre vacant site from “Industrial District” to “Urban Employment Center” located near the southwest corner of Avenue 52 and Industrial Way.
- c) Ordinance No. 1198 Change of Zone No. 22-02 to change the zoning designation of the 7.8-acre vacant site from “Heavy Industrial” to “Urban Employment Center” located near the southwest corner of Avenue 52 and Industrial Way. City-Initiated. (*First Reading*)

(Continued)

(Item 16, Resolution No. 2022-78 and Ordinance No. 1198, first reading – continued from previous page.)

Mayor Hernandez opened the Public Hearing for Item 16 at 7:49 p.m.

(City Clerk Zepeda joined the meeting at 8:04 p.m.)

Public Comment: None.

Mayor Hernandez closed the Public Hearing for Item 16 at 8:04 p.m.

Motion: To approve per staff recommendation, and read title only and pass to second reading.

Made by: Councilmember Delgado

Seconded by: Councilmember Beaman Jacinto

Approved: 5-0, by the following roll call vote:

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

NOES: None.

ABSTAIN: None.

ABSENT: None.

(Councilmember Galarza left the dais at 8:08 p.m.)

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

1. *Saying he was representing the Senior Center members, the speaker did not state his name.*

(Councilmember Galarza returned to the dais at 8:11 p.m.)

2. Corina Velasquez

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

(Councilmember Beaman Jacinto recused herself from this item and left the meeting at 8:11 p.m.)

17. Rancho Escondido Event Venue:

Resolution No. 2022-79 approving Entertainment Permit No. 22-02 for the Rancho Escondido Event Venue, an outdoor entertainment venue located on an 8.6-acre site at 85321 Avenue 44 (APN# 696-520-014). Applicant: Leonel Lopez and Margarita Lopez.

Staff is recommending we add an additional condition: “The Agua Caliente Band of Cahuilla Indians Tribal Historic Preservation Offices shall be contacted prior to any future ground disturbing activities including on-site driveway improvements.”

(Continued)

(Item 17, Resolution No. 2022-79, continued from previous page.)

Mayor Hernandez opened the Public Hearing for Item 17 at 8:19 p.m.

- Public Comment:
- Written communication dated July 14, 2022, was received from Paul Ryan with Fantasy Springs Resort Casino
 - Maggie Lopez, applicant
 - Deborah Schuster
 - Familia Jaminez
 - Erick Kilbo

Mayor Hernandez closed the Public Hearing for Item 17 at 8:27 p.m.

Motion: To approve per staff recommendation

Made by: Councilmember Delgado

Seconded by: Councilmember Galarza

Approved: 5-0, by the following roll call vote:

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

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto.

18. Resolution No. SD-2022-04 Authorizing the Collection of Residential Sanitary Sewer Rates for Fiscal Year 2022/2023 Through the County of Riverside Tax Roll

Mayor Hernandez opened the Public Hearing for Item 18 at 8:37 p.m.

Public Comment: None.

Mayor Hernandez closed the Public Hearing for Item 18 at 8:38 p.m.

Motion: To approve per staff recommendation

Made by: Mayor Hernandez

Seconded by: Mayor Pro Tem Gonzalez

Approved: 5-0, by the following roll call vote:

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

NOES: None.

ABSTAIN: None.

ABSENT: Councilmember Beaman Jacinto.

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 7). 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 Hernandez adjourned the meeting at 8:55 p.m.

Respectfully submitted,



Andrea J. Carranza, MMC
Deputy City Clerk