



CITY OF INDIO

MISSION STATEMENT

THE CITY OF INDIO'S PUBLIC SERVANTS PROVIDE OUTSTANDING MUNICIPAL SERVICES TO ENHANCE THE QUALITY OF LIFE FOR OUR RESIDENTS, VISITORS AND THE BUSINESS COMMUNITY

AGENDA

Joint Study Session

City of Indio

City Council/Citizens' Finance Advisory Commission

January 4, 2017

2:00 p.m.

150 Civic Center Mall, Indio, California

1. CALL TO ORDER AND ROLL CALL:

Mayor Elaine Holmes
Mayor Pro Tem Michael H. Wilson
Councilmember Troy Strange
Councilmember Glenn Miller
Councilmember Lupe Ramos Watson

Citizens' Finance Advisory Commission:

Chair Jonathan Ford
Vice Chair Marie J. Santana
Commissioner John Bingham
Commissioner Tom Hutson
Commissioner Jeff Kirkpatrick
Commissioner Sharon Ellis (ex officio)

2. PUBLIC COMMENT: *This is the time set aside for public comment. If you wish to speak, please complete a "request to speak" form and limit your comments to three minutes (forms are located in the lobby of the Council Chamber). Please watch the timing device on the podium.*

3. STUDY SESSION:

- a. Measure X Spending Plan (*Rob Rockwell, Assistant City Manager & Finance Director*)

AGENDA
Joint Closed Session
City Council/The Successor Agency to the
Redevelopment Agency of the City of Indio
January 4, 2017
3:30 p.m.
150 Civic Center Mall, Indio, California

1. CALL TO ORDER AND ROLL CALL:

Mayor/Chairwoman Elaine Holmes
Mayor Pro Tem/Vice Chairman Michael H. Wilson
Councilmember/Commissioner Troy Strange
Councilmember/Commissioner Glenn Miller
Councilmember/Commissioner Lupe Ramos Watson

2. PUBLIC COMMENT: *This is the time set aside for public comment. If you wish to speak, please complete a "request to speak" form and limit your comments to three minutes (forms are located in the lobby of the Council Chamber). Please watch the timing device on the podium.*

3. ADJOURN TO CLOSED SESSION to consider:

- a. Conference with Legal Counsel, Existing Litigation, California Government Code Section 54956.9(d)(1); *Jefferson Street Ventures, LLC v. City of Indio, et al.*, Riverside County Superior Court Case No. 072101
- b. Conference with Legal Counsel, Existing Litigation, California Government Code Section 54956.9(d)(1); *County of Riverside v. Jefferson Street Ventures, LLC, et al.*, Riverside County Superior Court Case No. PSC 1400798 MF, which is consolidated with *City of Indio v. Jefferson Street Ventures, LLC, et al.*, Riverside County Superior Court Case No. PSC 1400896
- c. Conference with Real Property Negotiators (City Council), Government Code Section 54956.8, 81743 Avenue 46 (APN 616-050-003); City of Indio Negotiator: Tim Wassil, Public Works Director; Negotiating Party: Desert Recreation District; Under Negotiation: Price and Terms of payment
- d. Conference with Real Property Negotiators (City Council), Government Code Section 54956.8, 200 Civic Center Mall (APN 611-212-041); City of Indio Negotiator, Dan Martinez, City Manager; Negotiating Party: County of Riverside; Under Negotiation: Price and Terms of Payment
- e. Conference with Labor Negotiator, Government Code Section 54957.6; City Negotiators: Dan Martinez, City Manager, Rob Rockwell, Assistant City Manager & Finance Director, Terry Deeringer, Director of Human Resources and Risk Management, and Ron Komers, Chief Negotiator. Employee Organization: Police Command Unit (PCU), Indio Police Officers Association (IPOA), Service Employees International Union (SEIU), Indio City Employees' Association (ICEA) and Indio Water Authority Employees' Association (IWAEA)

- f. Conference with Real Property Negotiators, pursuant to California Government Code Section 54956.8, Property located with the general boundaries of Towne Street on the west, Indio Boulevard on the north, Smurr Street on the east, and Miles Avenue on the south (APN's 611-153-001, 611-153-004, 611-153-007, 611-153-009, 611-153-010, and 611-153-011); City/Successor Agency Negotiator: Mariano Aguirre, Director of Housing and Development; Negotiating Parties: Chelsea Investment Corporation. Under Negotiation: Price and terms of payment
- g. Conference with Real Property Negotiators, pursuant to California Government Code Section 54956.8, Property located along the south side of Miles Avenue, east of Deglet Noor Street and west of King Street (APN's 611-163-001, 611-163-005, 611-163-008, and 611-163-010); City Negotiator: Mariano Aguirre, Director of Housing and Development; Negotiating Parties: Chelsea Investment Corporation. Under Negotiation: Price and terms of payment
- h. Conference with Legal Counsel, Anticipated Litigation, Government Code Section 54956.9(d)(2); a claim has been submitted by Debbie Balik and is available for inspection in the City Clerk's office

AGENDA
City of Indio
City Council
January 4, 2017
5:00 p.m.

150 Civic Center Mall, Indio, California

1. CALL TO ORDER AND ROLL CALL:

Mayor Elaine Holmes
Mayor Pro Tem Michael H. Wilson
Councilmember Troy Strange
Councilmember Glenn Miller
Councilmember Lupe Ramos Watson
Indio Youth Advisory Councilmember

2. INVOCATION

The City Council does not endorse the content of the invocation and does not endorse the invocational speaker's particular faith, belief and/or religious denomination. The City Council does not engage in any prior inquiry, review of, or involvement in, the content of the invocation, except to request the speaker to refrain from using the invocation as an opportunity to attempt to convert others to a particular faith or to disparage any faith or belief and for the speaker to face the City Council. The City Council has an established neutral policy for selecting and scheduling invocational speakers. The City Clerk will make the Council's policy on invocations available upon request for public inspection and copying.

3. PLEDGE OF ALLEGIANCE

4. COMMISSION APPOINTMENTS *(Councilmember Miller and Councilmember Ramos Watson)* **Recommendation: Make Appointments**

- a. Planning Commission *(Councilmember Miller)*
- b. Citizens' Finance Advisory Commission *(Councilmember Ramos Watson)*

5. YOUTH ADVISORY COUNCIL:

Ivan Angulo, Candelario Caldera, Elizabeth Castro, Sophia Dalipagic, Esmeralda Gomez, Rocio Medina, Diana Rodriguez, Rogelio Torres

6. REPORT ON CLOSED SESSION

7. REPORT ON COMMISSION MEETINGS AND INFORMATION

Mayor Elaine Holmes:

Indio/CVUSD 2x2 Committee
Indio/DSUSD 2x2 Committee
Indio/College of the Desert 2x2 Committee
Indio/Desert Recreation District 2x2 Committee
Indio Investment Committee
Greater Palm Springs Convention & Visitors Bureau
Jacqueline Cochran Regional Airport Authority

Mayor Pro Tem Michael Wilson:

CVAG Coachella Valley Conservation Commission
CVAG Energy & Environmental Resources Commission
CVAG Transportation Commission
Coachella/Indio Waste Transfer Station Authority
Indio/Desert Recreation District 2x2 Committee
Eastern Riverside County Interoperable Communications Authority
(ERICA)
East Valley Reclamation Authority (EVRA)
East Valley Coalition
Riverside County Transportation Commission (RCTC)

Councilmember Troy Strange:

Indio/College of the Desert 2x2 Committee
Indio/CVUSD 2x2 Committee
Indio/DSUSD 2x2 Committee
Coachella Valley Economic Partnership Board (CVEP)
County Library Services Zone Advisory Board
SUNLINE Transit Agency Board

Councilmember Glenn Miller:

Indio Investment Committee
California Joint Powers Insurance Authority (CJPIA)
Coachella Valley Animal Campus
Coachella Valley Mountains Conservancy Board
Coachella/Indio Waste Transfer Station Authority
CVAG Executive Committee
CVAG Public Safety Committee
CVWD Joint Water Policy Advisory Committee
East Valley Reclamation Authority (EVRA)

Councilmember Lupe Ramos Watson:
CVAG Homelessness Committee
CVWD Joint Water Policy Advisory Committee
Imperial Irrigation District Energy Consumers Advocacy Committee

8. CITY MANAGER REPORTS AND INFORMATION

9. EXCUSE YOUTH ADVISORY COUNCIL

10. PUBLIC COMMENT: *This is the time set aside for public comment. If you wish to speak, please complete a "request to speak" form and limit your comments to three minutes (forms are located in the lobby of the Council Chamber). Please watch the timing device on the podium.*

11. CONSENT CALENDAR *Note: Consent calendar items are considered to be routine in nature and will be approved by one motion. Reading of text of Ordinances is waived and Ordinances are adopted as second reading, by title only. Public requests to discuss consent calendar items must be filed with the City Clerk before the consent calendar is called. This is the time for any member of the public wishing to speak on a consent calendar item to do so. Any member of the public wishing to speak shall have a total of three minutes to address any and all items on which he/she wishes to speak. Unless a consent calendar item is pulled for discussion by a council member, there will be no further opportunity to discuss the matter. If a consent calendar item is pulled for Council discussion and a member of the public then wishes to speak, he/she shall limit comments to matters raised during the Council discussion.*

- a. Minutes for the December 21, 2016 Regular City Council meeting
(Cynthia Hernández, City Clerk) **Recommendation: Approve**
- b. Warrants (Rob Rockwell, Assistant City Manager & Finance Director)
Recommendation: Receive/File
- c. Authorize the City Manager to hire two Police Lieutenants, and budget adjustments (Terry Deeringer, Director of Human Resources and Risk Management) **Recommendation: Approve**
- d. Denial of a liability claim submitted by Debbie Balik as recommended by the City's claim adjuster (Terry Deeringer, Director of Human Resources and Risk Management) **Recommendation: Approve**
- e. Third Modification to Subdivision Improvement Agreement between the City and Northgate Indio, LLC, to extend the date to complete the public improvements (Timothy T. Wassil, Public Works Director)
Recommendation: Approve

- f. Cooperative Agreement between the City of Indio and the County of Riverside for the sale and leaseback of property known as the McCandless Library at 200 Civic Center Drive (APN 611-212-041), authorize the City Manager to negotiate and execute all necessary documents to effectuate said purchase and sale agreement and lease, make a finding of General Plan Consistency and find that the project is exempt from the California Environmental Quality Act-Class 1 Exemption (*Timothy T. Wassil, Public Works Director*)
Recommendation: Approve
- g. SECOND READING: Ordinance No. 1706 amending Chapter 159 regarding the use of the Art in Public Places Fund (*Les Johnson, Development Services Director*) **Recommendation:** Approve

12. ADMINISTRATIVE ITEMS: NONE

13. PUBLIC HEARINGS:

- a. A Resolution approving one year time extension request for Tentative Tract Map 33165 (TTM 13-04-463) that subdivides a 6.92 acre property into 25 single family residential lots, as well as common lots for private streets. The project is located north of Westward Ho Drive and east of Jefferson Street (Assessor Parcel Number: 606-210-057) (*Les Johnson, Development Services Director*) **Recommendation:** Approve (*Continued from December 21, 2016 City Council Meeting*)
- b. Application of Presidio Mana Indio, LLC for approval of the Virada Master Planned Community of 1,287 Single and Multi-Family Residential Units and other amenities on 656 acres of land located North of Avenue 38 and East of Sun City Palm Desert, including a Resolution Approving a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program, an Ordinance Approving the Virada Specific Plan and Project Master Plan, an Ordinance Approving a Development Agreement between the City and Presidio Mana Indio, LLC for the Virada Development, and a Resolution approving a Large Lot Tentative Tract map 37224 to subdivide 656.34 acres into 38 lots within the Virada Specific Plan area (APN 750-210-003 through 011 and 752-030-020 through 023) (*Les Johnson, Development Services Director*) **Recommendation:** Approve (*Continued from December 21, 2016 City Council Meeting*)

- c. A one year time extension for Tentative Tract Map 33557 (TM 06-7-455) within Cabazon-Eagle Falls (SP 06-7-21) to extend the expiration date to January 9, 2018 for the subdivision of an approximately 30-acre property into 93 single family residential lots and two (2) golf course lots (*Les Johnson, Development Services Director*) **Recommendation: Approve**

- d. An Ordinance approving a Change of Zone (CZ 16-11-685) from Regional Commercial (RC) to Industrial Park (IP) for 1.46 acres located at 46740 Calhoun Street, and finding the project is exempt from CEQA under 15061(b)(3) (*Les Johnson, Development Services Director*) **Recommendation: Approve**

- e. Acceptance of Fiscal Year 16/17 Supplemental Law Enforcement Services Account (SLESA) funds and approval of the expenditure plan, with budget adjustments (*Mike Washburn, Chief of Police*) **Recommendation: Approve**

14. ADJOURN

Successor Agency

No Items

Indio Public Finance Authority

No Items

Indio Housing Authority

No Items

Next meeting: January 18, 2017

Agenda packets are available on the city's website at www.indio.org and at the public counter in City Hall at 100 Civic Center Mall, Indio, California. Materials related to an item on this Agenda submitted to the City Council after distribution of the agenda packet are available for public inspection at the front counter of the lobby of the City Hall Administration Building at 100 Civic Center Mall, Indio, during normal City business hours and during the meeting.

PUBLIC NOTICE

The Indio City Council Chamber is handicapped accessible. If special equipment is needed, for the hearing impaired, please call the City Clerk's office. Persons with disabilities can receive this agenda in an alternative format and should call the City Clerk's office at 391-4007. Notification 48 hours prior to a meeting will enable the City to make reasonable arrangements to ensure accessibility to the meeting (28 CFR 35.102.35.104 ADA Title 11).

DECLARATION OF POSTING

I, Maria Ysiano, Deputy City Clerk of the City of Indio, California, do hereby declare that the foregoing agenda was posted on the outside entry to the Council Chamber, 150 Civic Center Mall, Indio, California, on December 22, 2016.



MARIA YSIANO
DEPUTY CITY CLERK