

CITY  
COUNCIL  
CHAMBERS:  
1515 SIXTH  
STREET

**AGENDA**  
OF A REGULAR MEETING OF THE CITY COUNCIL  
OF THE CITY OF COACHELLA, THE COUNCIL SITTING AS THE  
COACHELLA REDEVELOPMENT AGENCY, COACHELLA  
SANITARY DISTRICT, COACHELLA FIRE PROTECTION DISTRICT,  
COACHELLA FINANCING AUTHORITY, COACHELLA  
EDUCATIONAL AND ACCESS CABLE CHANNEL CORPORATION,  
AND COACHELLA WATER AUTHORITY  
AUGUST 09, 2006  
6:00 P.M.

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1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

4. APPROVAL OF AGENDA "At this time the Council/Agency/Board/Corporation/Authority may announce any items being pulled from the agenda or continued to another date or request the moving of an item on the agenda."

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

5. APPROVAL OF MINUTES

5a. Regular Meeting of July 24, 2006 of the City Council, Coachella Redevelopment Agency, Coachella Fire Protection District, Coachella Sanitary District, Coachella Financing Authority, Coachella Educational and Governmental Access Cable Channel Corporation and Coachella Water Authority.

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

6. PROCLAMATIONS

7. WRITTEN COMMUNICATIONS

7a. Correspondence Received from Trauma Intervention Program (TIP) Regarding Closure of Coachella Valley TIP Chapter.

8. PUBLIC COMMENTS "The public may address the City Council/ Agency/ Board/ Corporation/Authority on any item of interest to the public that is not on the agenda but is within the subject matter jurisdiction thereof. Please limit your comments to five (5) minutes."

9. REPORTS AND REQUESTS

9a. Council Comments/Report of Miscellaneous Committees.

9b. City Manager's Comments.

10. CONSENT CALENDAR (It is recommended that items (10a.) through (10e.) be acted upon simultaneously unless separate discussion and/or action are requested by a Council Member or a Member of the Audience).

Item Staff Reference	Agency
10a. Voucher Listing - Fiscal Year 2006/2007 Expenses-Payables as of July 31, 2006 = <u>\$959,619.13</u> <b>Recommendation:</b> Approve Voucher Listing.	All
10b. Voucher Listing - Fiscal Year 2006/2007 Expenses-Payables as of August 09, 2006 = <u>\$1,239,207.65</u> <b>Recommendation:</b> Approve Voucher Listing.	All
10c. Monthly Report of Investment for the Month of June 2006.	All
10d. Police Department Activity Report for the Month of July 2006.	City Council
10e. Formation of the Boxing Club Expansion Committee. <b>Recommendation:</b> Approve.	City Council

**Recommendation: Approve the Consent Calender items 10(a) thru 10(e).**

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

11. NEW BUSINESS CALENDAR (LEGISLATIVE AND ADMINISTRATIVE)

Item Staff Reference	Agency	Requested Action Action Taken
11a. 1. <u>Resolution No.2006-83</u> ,  A Resolution of the City Council of the City of Coachella, California, Preliminarily Approving Engineer's Report for Levy of Annual Assessments for Fiscal Year 2006-2007 for City of Coachella Landscaping and Lighting Maintenance District Nos. 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27 and 28.	City Council	Adopted as: Presented <input type="checkbox"/> Amended <input type="checkbox"/> Failed <input type="checkbox"/> Tabled/Cont'd to__

*Continue next page.*

2. Resolution No.2006-84.

City Council

A Resolution of the City Council of the City of Coachella, California, Declaring Intention to Levy and Collect Assessments for Fiscal Year 2006-2007 in the City of Coachella Landscaping and Lighting Maintenance District Nos. 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27 and 28; Specifying the Exterior Boundaries of the Landscaping and Lighting Maintenance Areas to be Assessed the Cost of Expense Thereof; Determining that These Proceedings Shall be Taken Pursuant to the Landscaping and Lighting Act of 1972; and Setting a Time and Place for Hearing Objections Thereto.

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 11b. Approval to Award Contract for Landscape Maintenance Services for the Landscape and Lighting Districts Nos.1 Through 14 to Kirkpatrick Landscaping Services, Inc., in the Amount of \$202,800.

City Council

Adopted as:

Presented ☐Amended ☐Failed ☐

Tabled/Cont'd

to\_\_\_

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 11c. Approval of Award of Contract to KM Industrial, Inc., for the 1.5 MG Reservoir Interior/Exterior Recoating and Structural Modifications in the Amount of \$418,066.

Water

Authority

Adopted as:

Presented ☐Amended ☐Failed ☐

Tabled/Cont'd

to\_\_\_

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 11d. Approval of Construction Management Firm to Manage Construction of the Avenue 48 Reservoir and Booster Pump Station with Additional Work for the Renovation of the 1.5 mg High Zone Water Tank.

Water

Authority

Adopted as:

Presented ☐Amended ☐Failed ☐

Tabled/Cont'd

to\_\_\_

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 11e. Approval of Sixth Amendment to Agreement for Law Enforcement Services Between the County of Riverside and City of Coachella.

City Council

Adopted as:

Presented ☐Amended ☐Failed ☐

Tabled/Cont'd

to\_\_\_

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 11f. Recommendation for Appointment of Members to the City of Coachella Community-Based Grant and School Grant Committee. City Council Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_
- 11g. Award of Contract for Preparation of New City Standards, Specifications and Drawings for Private Development Construction in the Amount of \$84,400 City Council Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_
- 11h. Approve Extension of Scope of Work and Fees for Loan and Grant Application Consultant, Ann Francis Development & Management Services. City Council Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_
- 11i. Request for Approval to Organize the Coachella Valley Fiesta of Chilies. City Council Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_
- 11j. Approval of a Request to Conduct an Update for the Water Master Plan. Water Authority Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_
- 11k. Award of Contract for Preliminary Design Report for the Avenue 54 Trunk Sewer Project in the Amount of \$58,000. Sanitary Dist. Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_
12. PUBLIC HEARING CALENDAR (QUASI-JUDICIAL) "Any person may address the City Council/Agency/Board/Corporation on the following Public Hearing items. "Please limit your comments to three (3) minutes."

Item Staff Reference	Agency	Requested Action Action Taken
12a Shadow View Specific Plan		Adopted as
1 <u>Resolution No. 2006-52,</u>	City Council	Presented <input type="checkbox"/>
A Resolution of the City Council of the City of Coachella, California, Certifying Environmental Impact Report No. 04-01 for the Shadow View Specific Plan.		Amended <input type="checkbox"/>
2. <u>Resolution No. 2006-59,</u>	City Council	Failed <input type="checkbox"/>
A Resolution of the City Council of the City of Coachella, California, Allowing a 100-foot Maximum Height Limit in the Commercial/High Density Residential Portion of the Specific Plan (Planning Area No. 1); Increasing the Number of Residential Units Allowed Within the Specific Plan Area; Changing Dillon Road from Enhanced Major Arterial to a Major Arterial Designation for A Portion Between State Route 86 Expressway and the Intersection of Tyler/Polk Street; Abandoning Avenue 48 on Portions of the Property.		Tabled/Cont'd to__
3. <u>Council Bill No. 2006-09 (Ord No. )</u>	City Council	
An Ordinance of the City Council of the City of Coachella, California, Amending the Existing Zone Designations from A-T (Agricultural Transition) 314 Acres; R-M (Residential Multiple Family) 21 Acres; and C-G (Commercial General) 178 Acres to the Land Use Categories Contained in the Proposed Shadow View Country Club and Marketplace Specific Plan for the Implementation of General Plan Land Use Designation (First Reading).		
4. <u>Resolution No. 2006-60,</u>	City Council	
A Resolution of the City Council of the City of Coachella, California, Approving that the Shadow View Specific Plan Serve as the Design, Development and Use Standards for the Development of Approximately 529 Acres.		

5. Council Bill No. 2006-11 (Ord No. ), City Council

An Ordinance of the City Council of the City of Coachella California, Approving a Development Agreement Between the City of Coachella and the Project Proponent for the Shadow View Specific Plan.(First Reading).

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 12b. 1. Council Bill 2006-15 (Ord. No ), City Council Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd  
to\_\_\_
- An Ordinance of the City Council of the City of Coachella, California, Authorizing the Levy of a Special Tax Within Annexation Area Nos. 11, 12, 13, 14, 15, 16, 17, 18, and 19 Annexed to City of Coachella Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services) (First Reading).

2. Resolution No. 2006-71, City Council

A Resolution of the City Council of the City of Coachella, California, Determining the Validity of Prior Proceedings Relating to Annexation of Property Into City of Coachella Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services), Annexation Area Nos. 11, 12, 13, 14, 15, 16, 17, 18, and 19.

3. Resolution No. 2006-72, City Council

A Resolution of the City Council of the City of Coachella, California, Acting on Behalf of Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services) Calling a Special Election, Annexation Area Nos. 11, 12, 13, 14, 15, 16, 17, 18, and 19

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4. Resolution No. 2006-73, City Council

A Resolution of the City Council of the City of Coachella, California, Acting on Behalf of Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services) Canvassing the Results of the Election Held Within Annexation Area No. 11, 12, 13, 14, 15, 16, 17, 18 and 19, Annexed to said District.

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

- 12c. 1. Council Bill 2006-16 (Ord. No. ), City Council Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd  
to\_\_\_
- An Ordinance of the City Council of the City of Coachella, California, Authorizing the Levy of a Special Tax Within Annexation Area No. 20, Annexed to City of Coachella Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services), (First Reading).

2. Resolution No. 2006-74, City Council

A Resolution of the City Council of the City of Coachella, California, Determining the Validity of Prior Proceedings Relating to Annexation of Property Into City of Coachella Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services), Annexation Area No. 20.

3. Resolution No. 2006-75, City Council

A Resolution of the City Council of the City of Coachella, California, Acting on Behalf of Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services) Calling a Special Election, Annexation Area No. 20.

4. Resolution No. 2006-76, City Council

A Resolution of the City Council of the City of Coachella, California, Acting on Behalf of Community Facilities District No. 2005-1 (Law Enforcement, Fire and Paramedic Services) Canvassing the Results of the Election Held Within Annexation Area No. 20 Annexed to said District.

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

12d. 1. Resolution No. 2006-81, City Council/ Fire Prot Dist/ Sanitary Dist/ Water Authority  
Adopted as: Presented ☐ Amended ☐ Failed ☐ Tabled/Cont'd to\_\_\_

A Resolution of the City Council of the City of Coachella, California, Initiating Proceedings for a Reorganization of Boundaries: Annexation to the City of Coachella, Annexation to the Coachella Fire Protection District, Annexation to the Coachella Water Authority, Annexation to the Coachella Sanitary District, Detachment from the County Service 125 and Riverside County Waste Resource Management District, Detachment from Coachella Valley Water Service Area (Annexation No. 55).

2. Council Bill No.2006-18 (Ord. No. \_\_\_) City Council

An Ordinance of the City Council of the City of Coachella, California, for the Pre-Zone (Change of Zone No. 06-05) from the County of Riverside Designations A-1-10 (Light Agriculture 10 Acres Minimum), A-1-20 (Light Agriculture 20 Acres Minimum) A-2-10 (Heavy Agriculture 10 Acres Minimum) A-2-20 (Heavy Agriculture 20 Acres Minimum), W-1 (Watercourse, Watershed and Conservation Areas) to the City of Coachella Designation of M-S (Manufacturing Service) and R-E (Residential State), OS (Open Space) and T (Transportation) on Approximately 930 Acres Generally Located South of Avenue 52, North of Avenue 54 and West of Pierce Street. Applicant: Cocopah Nurseries (First Reading).

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_



- 12e. 1. Resolution No. 2006-82, City Council/ Fire Prot Dist/ Sanitary Dist/ Water Authority Adopted as:  
Presented ☐  
Amended ☐  
Failed ☐  
Tabled/Cont'd to\_\_
- A Resolution of the City Council of the City of Coachella, California, Initiating Proceedings for a Reorganization of Boundaries: Annexation to the City of Coachella, Annexation to the Coachella Fire Protection District, Annexation to the Coachella Water Authority, Annexation to the Coachella Sanitary District, Detachment from the County Service 125 and Riverside County Waste Resource Management District, Detachment from Coachella Valley Water Service Area (Annexation No. 56).

2. Council Bill No.2006-19 (Ord. No. \_\_) City Council
- An Ordinance of the City Council of the City of Coachella, California, for the Pre-Zone (Change of Zone No. 06-06) from the County of Riverside Designations A-2-10 (Heavy Agriculture 10 Acres Minimum), to the City of Coachella Designation of C-G (Commercial General) and R-S (Residential Single Family) on Approximately 40 Acres Generally Located North of Avenue 52 Between Van Buren Street and Calhoun street, Annexation 56; Labbe Reorganization. Applicant: David Labbe (First Reading).

Garcia:\_\_\_ Macknicki:\_\_\_ Ramirez:\_\_\_ De Lara:\_\_\_ Villarreal:\_\_\_

### 13. CLOSED SESSION

- 13a. Public Employee Performance Evaluation Pursuant to Government Code Section 54957: Title: City Manager.

- 13b. Conference with Real Property Negotiator - Pursuant to Government Code Section 54956.8 (c):

Property: APN No.: 612-260-010.

Negotiating

Parties: City Manager, Jerry Santillan/ Cocopah Nurseries

Subject: Price and/or Terms of Payment

- 13c. Conference with Real Property Negotiator - Pursuant to Government Code Section

54956.8 (c):

Property: APN No.: 603-090-014  
Negotiating  
Parties: City Manager, Jerry Santillan/Fred Garcia (Bureau of Indian Affairs).  
Subject: Price and/or Terms of Payment

13d. Conference with Real Property Negotiator - Pursuant to Government Code Section 54956.8 (c):

Property: APN No.: 603-232-012, -019, -121 and 603-220-018  
Negotiating  
Parties: City Manager, Jerry Santillan/Mitchell Land & Improvements/Tim Wilson  
Subject: Price and/or Terms of Payment

13e. Conference with Legal Counsel-Anticipated Litigation Pursuant to Government Code Section 54956.9, Subd. ( C): Eleven (11) Potential Cases.

14. CLOSED SESSION ANNOUNCEMENTS

15. ADJOURNMENT