



# CITY OF INDIO

## Agenda

### City Council

150 Civic Center Mall  
Indio, California

---

*Pursuant to Governor Newsom's Executive Order N-29-20, in-person participation by the public will not be permitted and no physical location from which the public may observe the meeting will be available. Due to COVID-19, the meeting can be viewed via Facebook Live at the City of Indio's Facebook page. Remote public participation is allowed as described below. In addition, consistent with Executive Order N-29-20, members of the Indio City Council and City Staff are permitted to attend the meeting by teleconference and such teleconference locations are not accessible to the public and are not subject to special posting requirements. If you are an individual with a disability and need a reasonable modification or accommodation pursuant to the Americans with Disabilities Act ("ADA") please contact the office of the City Clerk at 760-391-4007 prior to the meeting for assistance.*

---

**July 15, 2020**

#### **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*

#### **CLOSED SESSION CITY COUNCIL 3:30 p.m.**

#### **1. CALL TO ORDER AND ROLL CALL**

Mayor Glenn Miller  
Mayor Pro Tem Elaine Holmes  
Councilmember Oscar Ortiz  
Councilmember Waymond Fermon  
Councilmember Lupe Ramos Amith

#### **2. PUBLIC COMMENT**

*This is the time set aside for public comment. General public comments or comments on a specific item may be submitted via email to [cityclerk@indio.org](mailto:cityclerk@indio.org). The City Clerk will read your comment into the record.*

*If you wish to provide oral testimony during the live session, please email your contact information to the City Clerk at the email above, 24-hours in advance. The City Clerk will email you the zoom call-in instructions. The number provided in the email **MUST** match the number you are calling from, in order to be recognized by the City Clerk. Additionally, to participate during the live session, please keep track of the meeting proceedings by watching the meeting via Livestream or Facebook Live.*

### **3. ADJOURN TO CLOSED SESSION to consider:**

- a.** Public Employee Performance Evaluation, Government Code Section 54957  
Title: City Manager
- b.** Partial release of real property and quitclaim of open space easement over property described as APN 691-070-021, GID Espana
- c.** Conference with Real Property Negotiators, Government Code Section 54956.8; for APNs 607-251-024, 025, and 607-230-027, Indio, City of Indio Negotiator: Mark Scott, City Manager; Negotiating Party: Unicars Honda, Inc., by Mr. Andreas Mozoras; Under Negotiation: Price and Terms of Payment.
- d.** Conference with Real Property Negotiators, Government Code Section 54956.8; for APNs 611-011, 013, 014, 015, Indio, City of Indio Negotiator: Mark Scott, City Manager; Negotiating Party: Coachella Valley Development Partners, LLC, by Mr. David Schuman; Under Negotiation: Price and Terms of Payment
- e.** Conference with Real Property Negotiators, Government Code Section 54956.8; for APNs: 614-100-001, 614-100-002, 614-100-003, 614-100-004, 614-100-005, 614-100-006, 614-100-007, 614-100-008, 614-100-009, 614-100-010, 614-100-011, 614-100-012, 614-100-013, 614-100-018, 614-100-019, 614-100-020, 614-100-021, 614-100-022, 614-100-023, 614-100-024, 614-101-001, 614-101-002, 614-101-003, 614-101-004, 614-101-005, 614-101-006, 614-101-007, 614-101-008, 614-101-009, 614-101-010, 614-101-011, 614-101-012, 614-101-013, 614-101-014, 614-101-016, 614-101-017, 614-101-018, 614-101-019, 614-101-020, 614-101-021, 614-101-022, 614-101-023, 614-101-024, 614-101-025, 614-101-026, 614-101-027, 614-101-028, 614-101-029, 614-101-030, 614-101-031, 614-101-032, 614-101-033, 614-101-034, 614-101-035, 614-101-036, 614-101-037, 614-101-038, and 614-101-039; Indio, City of Indio Negotiator: Mark Scott, City Manager; Negotiating Party: HCL Indio Grand Marketplace, LLC, by Mr. Alex Haagen III; Under Negotiation: Price and Terms of Payment
- f.** Conference with Real Property Negotiators, Government Code Section 54956.8, The Potters House Church (“TPHC”) APN 611-172-008; Negotiator: Carlos Olivas (Pastor); Negotiating Party, City of Indio; Mark Scott, City Manager, Under Negotiation; Price and Terms.

**REGULAR JOINT MEETING  
CITY COUNCIL / INDIO WATER AUTHORITY  
5:00 p.m.**

**1. CALL TO ORDER AND ROLL CALL**

Mayor/President Glenn Miller  
Mayor Pro Tem/Vice President Elaine Holmes  
Councilmember/Commissioner Oscar Ortiz  
Councilmember/Commissioner Waymond Fermon  
Councilmember/Commissioner Lupe Ramos Amith

**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. REPORT ON CLOSED SESSION**

**5. REPORT ON CITY COUNCIL EXTERNAL/INTERNAL BOARDS, COMMISSIONS AND COMMITTEE MEETINGS AND REPORT ON MEETINGS ATTENDED PER GOVERNMENT CODE SECTION 53232.3(d)**

**6. CITY MANAGER REPORTS AND INFORMATION**

**7. PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA**

*This is the time set aside for public comment. General public comments or comments on a specific item may be submitted via email to [cityclerk@indio.org](mailto:cityclerk@indio.org). The City Clerk will read your comment into the record.*

*If you wish to provide oral testimony during the live session, please email your contact information to the City Clerk at the email above, 24-hours in advance. The City Clerk will email you the zoom call-in instructions. The number provided in the email **MUST** match the number you are calling from, in order to be recognized by the City Clerk. Additionally, to participate during the live session, please keep track of the meeting proceedings by watching the meeting via Livestream or Facebook Live.*

*As it relates to the comments on public hearing items, comments will be accepted to the e-mail address identified above during the public hearing until the hearing is closed.*

**8. CONSENT CALENDAR**

*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 Regular Joint City Council/Indio Water Authority meeting held June 17, 2020](#) (Sabdi Sanchez, City Clerk Administrator) Recommendation: Approve
- b. [City Warrants](#) (Rob Rockwell, Assistant City Manager and Director of Finance) Recommendation: Receive & File
- c. [Resolution No. 10171, accepting a \\$20,873 grant under the Fiscal Year 2019 Emergency Management Performance Grant \(FY19 EMPG\)](#) (Rob Rockwell, Assistant City Manager and Director of Finance) Recommendation: Approve
- d. [IWA Warrants](#) (Trish Rhay, IWA General Manager) Recommendation: Receive & File
- e. [Amendment No. 3 to the professional services agreement with NBS for long range financial planning in a not-to-exceed additional amount of \\$16,200](#) (Trish Rhay, IWA General Manager) Recommendation: Approve
- f. [Purchase of as-needed waterworks parts and supplies for Fiscal Year 2020-2021 in accordance with the approved budget](#) (Trish Rhay, IWA General Manager) Recommendation: Approve
- g. [Professional services agreements with Geographic Information Services, Inc. \(GISinc\) and Timmons Group, Inc. for a not-to-exceed annual amount of \\$100,000 per company for water enterprise geographic information system \(GIS\) consulting services](#) (Trish Rhay, IWA General Manager) Recommendation: Approve
- h. [Fiscal Year 2020 Coronavirus Emergency Supplemental Funding Program \("CESF"\) grant in the amount of \\$125,354](#) (Michael Washburn, Chief of Police) Recommendation: Approve
- i. [Task Order No. 8 to the existing professional services agreement with T.Y. Lin International for services related to the construction of the Avenue 44 Road Diet \(Project No. ST1708\) in the amount of \\$53,907.22](#) (Timothy T. Wassil, Director of Public Works) Recommendation: Approve

## 9. PUBLIC HEARINGS

- a. [A public hearing to adopt Resolution 10165, granting a 12-month time extension for Tentative Tract Map No. 37075 and Resolution 10166 granting a 12-month time extension for Tentative Tract Map 37076 for a project located within the Northgate Specific Plan/Master Plan area](#) (Kevin H. Snyder, Director of Community Development) Recommendation: Approve
- b. [A public hearing to adopt Resolution No. 10164, levying the annual waste charge for Fiscal Year 2020-2021](#) (Timothy T. Wassil, Director of Public Works) Recommendation: Approve
- c. [Public hearing to adopt Resolution No. 10167, approving Engineer's Annual Levy Report for the Landscape and Lighting Districts \(Numbers 01-22, 24-29, and 31-54\) for Fiscal Year 2020/2021, and Resolution No. 10168, ordering the levy and collection of assessments within the fifty-two Landscape and Lighting Districts for Fiscal Year 2020/2021](#) (Timothy T. Wassil, Director of Public Works) Recommendation: Approve

- d. [Public hearing to adopt Resolution No. 10169, approving the Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program and Resolution No. 10170 adopting the Citrus Plaza II Specific Plan for a 9.19 acre vacant parcel of land located east of Jefferson Street and approximately 700 feet north of Avenue 50 \(Assessor's Parcel Number 602-090-006\)](#) (Kevin H. Snyder, Director of Community Development) Recommendation: Approve

## 10. ADJOURN

**Next Council / IWA Meeting: August 19, 2020**

Agenda packets are available on the city's website at [www.indio.org](http://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 accessible to person(s) with disabilities. 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).

Pursuant to Governor Newsom's Executive Order N-25-20, members of the City Council or staff may participate in this meeting via teleconference. In the interest of maintaining appropriate social distancing, members of the public may participate in the meeting via livestream, or in person at 150 Civic Center Mall, Indio, CA 92201.

## RULES OF DECORUM

To help conduct the business of the City Council in an orderly fashion, the City Council has adopted rules pertaining to decorum and order, as provided for in Ordinance No. 1205. The City Council will strictly enforce these rules in order to allow full expression of ideas and opinions by councilmembers, staff and the public. Generally, the City's rules of decorum prohibit comments or actions which willfully disrupt the meeting. All remarks and questions shall be addressed to the Council as a whole and not to any particular member. No individual Councilmember or member of the City staff shall be questioned without first obtaining permission from the Presiding Officer. The City Council asks that all persons - including councilmembers, staff and the public - act and speak respectfully.

## DECLARATION OF POSTING

I, Sabdi Sanchez, City Clerk Administrator of the City of Indio, California, do hereby declare that the foregoing agenda was posted on July 10, 2020, at least seventy-two (72) hours prior to the meeting per Government Code 54954.2, at the following locations:

City of Indio Council Chamber, 150 Civic Center Mall, Indio, CA 92201  
City of Indio website [www.indio.org](http://www.indio.org)

*Sabdi Sanchez*

SABDI SANCHEZ, CMC  
CITY CLERK ADMINISTRATOR