



## CITY COUNCIL STUDY SESSION MINUTES

CITY COUNCIL CHAMBERS      68-700 AVENIDA LALO GUERRERO      CATHEDRAL CITY, CA 92234

---

Wednesday, September 28, 2016      STUDY SESSION      4:30 PM

---

### • CALL TO ORDER

*Mayor Stan Henry called the Study Session Meeting of September 28, 2016 to order at 4:30 p.m.*

### • ROLL CALL

**Present**    5 -    Mayor Stan Henry, Mayor Pro Tem Gregory S. Pettis, Council Member Shelley Kaplan, Council Member Mark Carnevale, and Council Member John Aguilar

### • AGENDA FINALIZATION

*Mayor Stan Henry announced that item 2B. Presentation on Riverside County's Economic Development Agency Programs.*

### • STATEMENT OF PARTICIPATION BY THE DEPUTY CITY CLERK

#### 1. PUBLIC COMMENT

*Jens Mueller, Cathedral City, was called to speak. He feels that building a pickleball pavillion with a hotel accross the street will bring many visitors to Cathedral City. There is a growing number of pickleball players in the area and nationally. Hosting tournaments in the City will help to showcase Cathedral City and boost the economy.*

*Barbara Wintrout, Palm Desert, was called to speak. Pickleball is the largest growing sport in the Nation. Having an indoor pickleball facility in Cathedral City would be a great asset to the Community. She referenced many facillities and tournaments around the nation and the growing need for facilities. She stated that pickleball is where it is at for the young and old.*

*Arvin Ocampo, was called to speak. He indicated that he supports a Futsol Field at Panorama Park. He collected signatures of those who are in support of this type of field opposed to a regular soccer field at Panorama Park.*

#### **2. STUDY SESSION**

##### **2.A.    [2016-385](#)    Presentation by Joel Kinnamon, Superintendent/President and Fred Jandt, Board Member of College of the Desert**

*Dr. Joel Kinnamon, Superintendent/President of College of the Desert and Board of Director Fred Jandt gave a presentation regarding the current status of College of the Desert. They also presented educational information on Measure CC, which will be going before the voters in the upcoming November Election.*

##### **2.B.    [2016-388](#)    Presentation on Riverside County's Economic Development**

**Agency Programs****2.C.     [2016-387](#)     Presentation by Brenda Freeman, Deputy Director, Department of Public Health/Executive Director, Community Action Partnership**

*Council Member John Aguilar announced that it was at his request that Brenda Salas Freeman, Executive Director, be invited to present information on the programs offered through the Community Action Partnership.*

*Brenda Salas Freeman, Deputy Director, Department of Public Health/Executive Director, Community Action Partnership, presented information on their programs they offer including the Weatherization, Utility Assistance, Savings Match and Youth and Veteran's Programs.*

**2.D.     [2016-384](#)     Soccer Park Maintenance and Operations Agreement with the American Youth Soccer Organization (AYSO)**

*Pat Milos, Community Development Director provided an update on the Maintenance Agreement and Operations with AYSO. He reported on the meeting held by the Ad-hoc committee and the Community Meeting that was held at the James Workman Middle School. He highlighted the changes that are being proposed with the Agreement between AYSO and the City.*

*Cathedral City Resident, questioned what he needed to do in order to use the field on a first come first serve basis.*

**2.E.     [2016-386](#)     State Density Bonus Law and Inclusionary Housing**

*Robert Rodriguez, Planning Manager, provided an overview of the State density bonus law and inclusionary housing. He also presented some options for the framework of affordable housing in the City.*

**2.F.     [2016-391](#)     Public Comments Regarding Proposed Basketball Courts and/or Soccer Fields at Panorama Park**

*John Corella, City Engineer, gave an overview of the application for a State Park Youth Recreation Grant to replace the existing half basketball court at Panorama Park with one or two lighted full basketball courts that Staff is proposing to submit. He indicated that a Public Workshop was held to receive comments on the proposed facilities. He indicated that those that attended were not opposed to the improvements, however, they were opposed to diminishing open space and wanted to ensure that any lighting would have to be off by 10:00 p.m.*

*Arvin Ocampo, was called to speak. He again requested that Futsal Fields be added to the park and gave suggested locations.*

*Valerie Schechter, Cathedral City, was called to speak. She questioned if grant money can be used at multiple parks or do they have to be separate grants. She suggested having another meeting with the residents to keep them informed of the latest information.*

**3. CLOSED SESSION**

*The following Closed Session Items will be heard during the Regular city Council Meeting.*

**3.A.     [2016-394](#)     Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8.**

**Property Location:**     A.P.N. 687-196-001 through 006 and 687-198-001

through 006. Southeast corner of West Buddy Rogers and East Palm Canyon Drive.

**Negotiating Parties:** City of Cathedral City as Successor Housing Agency to the Former Redevelopment Agency and Saxony Living, LP

**Property Owners:** City of Cathedral City as Successor Housing Agency to the Former Redevelopment Agency

**Under Negotiation:** Price and Terms for Potential Sale of Real Property

**3.B.     [2016-395](#)     **Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8.****

**Property Location:** Approximately 3.1 acres near the Southwest Corner of East Palm Canyon Drive and Van Fleet Avenue; A.P.N. 687-199-001 through 002, 687-212-001 through 005, 009 through 011, 019, 022 through 024 and 026 through 027.

**Negotiating Parties:** City of Cathedral City as Successor Agency to the former Redevelopment Agency and the City Urban Revitalization Corporation,

**Property Owners:** City Urban Revitalization Corporation

**Under Negotiations:** Price and Terms for potential purchase of real property.

**3.C.     [2016-380](#)     **Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8.****

**Property Location:** Approximately 13.8 acres at the Northwest Corner of East Palm Canyon Drive and Date Palm Drive.

**Negotiating Parties:** City of Cathedral City as Successor Agency to the former Redevelopment Agency and the City Urban Revitalization Corporation,

**Property Owners:** City Urban Revitalization Corporation

**Under Negotiations:** Price and Terms for potential purchase of real property.

## **ADJOURN**

*Mayor Stan Henry adjourned the Study Session Meeting at 6:33 p.m.*

---

STANLEY E. HENRY, Mayor

ATTEST:

\_\_\_\_\_  
GARY F. HOWELL, City Clerk