



## CITY COUNCIL STUDY SESSION MINUTES

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

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Wednesday, February 22, 2017      STUDY SESSION      4:30 PM

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### • CALL TO ORDER

*Mayor Pro Tem Greg Pettis called the February 22, 2017 City Council Study Session Meeting to order at 4:30 p.m.*

### • ROLL CALL

**Present**    4 -    Mayor Pro Tem Gregory S. Pettis, Council Member Shelley Kaplan, Council Member Mark Carnevale, and Council Member John Aguilar  
**Absent**    1 -    Mayor Stan Henry

**A motion was made by Council Member Kaplan, seconded by Council Member Carnevale, to excuse the absence of Mayor Stan Henry from the February 22, 2017 Study Session Meeting. The motion carried by the following vote:**

**Aye:**            4 -    Mayor Pro Tem Pettis, Council Member Kaplan, Council Member Carnevale, and Council Member Aguilar

**Absent:**        1 -    Mayor Henry

### • AGENDA FINALIZATION

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

#### 1. PUBLIC COMMENT

*Sean O'Brien, Area Vice-President of In-shape, was called to speak. He gave an overview of the time line of things they have done to investigate the noise complaint from the Stone's. They question whether the said noise is coming from their facility or perhaps the Stone's are more sensitive to noise than the average person. No other resident has complained. They have taken multiple steps to help reduce noise coming from their facility. They want to be a good neighbor and resolve the issue.*

*Primo Trujillo, Cathedral City, was called to speak. Reported that they held their second Neighborhood Watch for Ocotillo park. He feels that the park is holding up well and they are working with the Police Department to make sure that it continues to do well. He questioned if the cameras are being used at the park and made some suggestions for alternate locations. He suggested that the vending carts sell healthier snacks at the park because the kids are eating junk and throwing their trash in the park.*

*Valerie Schechter, Cathedral City, was called to speak. She expressed her concern with ICE Officers that are in town and their presence are making families fearful. She suggested that the City do a proclamation to help residents feel safer.*

*Kevin Wittig, Cathedral City, was called to speak. He stated that he is interested in purchasing two lots in town*

*and what he needs to do to accomplish that.*

*Alan Carvalho, Cathedral City, was called to speak. He echoed what Valerie Schechter said. He also feels that the City needs to let the residents know that the City supports the community.*

## **2. STUDY SESSION**

### **2.A.     [2017-73](#)     Update on the Development of the CDBG Five-Year Consolidated Plan.**

*Vincent Lopez, Engineering Department, introduced a representative from the Ramsay Group, who gave an overview of the process preparing the City's Five-Year Consolidated Plan.*

*Discussion was held on how to proceed with the plan, which come back to the City Council at a future date for approval.*

### **2.B.     [2017-75](#)     Discuss Adding Cannabis Business's as an Allowed or Conditional Use in the Mixed Use Urban (MUU) District of the North City Specific Plan**

*It was the concensus of the City Council to have the Medical Cannabis Task Force discuss whether or not to add cannabis businesses as an allowed or conditional use in the Mixed Use Urban (MMU) District of the North City Specific Plan or any other area of the City that may be more suitable and to bring a recommendation to the City Council at a later date.*

## **3. CLOSED SESSION**

*City Attorney Eric Vail announced that the City Council will recess to Closed Session to discuss the items listed on the Agenda.*

*The City Council recessed to Closed Session at 5:11 p.m.*

### **3.A.     [2017-77](#)     Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8.**

**Property Location:** Approximately 12.5 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.

### **3.B.     [2017-78](#)     Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8.**

**Property Location:** Approximately 1.8 acres at the Northside of Grandview Ave and Elna Way, APN: 686-141-007

**Negotiating Parties:** City of Cathedral City and Timothy Priehs

**Property Owners:** Timothy Priehs

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

**3.C.     [2017-79](#)     Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8.**

**Property Location:** Approximately 1.8 acres north on Mission Drive by APN's 677-382-005 through 008

**Negotiating Parties:** City of Cathedral as the Housing Successor Agency and Mario Perez, Inc.

**Property Owner:** City of Cathedral City as Housing Successor Agency

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

**3.D.     [2017-84](#)     Conference with Legal Counsel - Anticipated Litigation Significant exposure to litigation pursuant to paragraphs (d)(2) and (e)(1) of the Government Code.**

**One (1) matter**

*City Attorney Eric Vail announced that the City Council met in Closed Session to discuss the following items:*

*Conference with Real Property Negotiator Pursuant to Government Code Section 54956.8. for the following properties:*

*- Property Location: Approximately 12.5 acres at the Northwest Corner of East Palm Canyon Drive and Date Palm Drive.*

*- Property Location: Approximately 1.8 acres at the Northside of Grandview Ave and Elna Way, APN: 686-141-007*

*- Property Location: Approximately 1.8 acres north on Mission Drive by APN's 677-382-005 through 008*

*and held a Conference with Legal Counsel - Anticipated Litigation Significant exposure to litigation pursuant to paragraphs (d)(2) and (e)(1) of the Government Code regarding one (1) matter.*

*There was no reportable action taken.*

**ADJOURN**

*Mayor Pro Tem Greg Pettis adjourned the Study Session Meeting of February 22, 2017 at 6:30 p.m.*

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STANLEY E. HENRY, Mayor

ATTEST:

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GARY F. HOWELL, City Clerk

