



# CITY COUNCIL MINUTES

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Study Session 3:00 p.m.  
Regular Meeting 5:30 p.m.

Wednesday, January 22, 2025

City Council Chambers  
68-700 Avenida Lalo Guerrero  
Cathedral City, CA 92234

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## CALL TO ORDER

Mayor Nancy Ross called the Study Session portion of the meeting to order at 3:00 p.m.

## ROLL CALL

### **Council Present:**

Mark Carnevale, Councilmember  
Nancy Ross, Mayor  
Raymond Gregory, Mayor Pro Tem  
Ernesto Gutierrez, Councilmember  
Rita Lamb, Councilmember

## AGENDA FINALIZATION

There were no changes to the Agenda.

### 1. **PUBLIC COMMENTS**

There were no members of the public that wished to speak.

### 2. **CLOSED SESSION**

City Attorney Eric Vail announced that the City Council will meet in Closed Session to discuss the following items listed on the Agenda.

The City Council recessed to Closed Session at 3:02 pm

#### **A. Conference with Labor Negotiator Pursuant to Government Code 54957.6**

**Labor Negotiator: Algeria Ford, Assistant City Attorney and Eugenia Torres, Human Resources Manager**

**Employee Organization: Police Officers Association**

#### **B. Conference with Legal Council - Anticipated Litigation Significant exposure to potential litigation pursuant to Government Code section 54956.9(d)(2).**

**Items: One (1)**

**Description: Communication from Regional Water Quality Control Board**

The City Council reconvened at 3:48 p.m.

City Attorney Eric Vail announced that the City Council met in Closed Session to hold a conference with the City Attorney regarding labor negotiations for the Police Officers Association and anticipated litigation, one item, communication from the Regional Water Quality Control Board. Direction was provided to staff but no other formal action was taken.

**3. STUDY SESSION**

**A. SunLine Presentation**

Mona Babauta, CEO SunLine, provided a presentation and discussed the potential development of a transit hub at B Street and Buddy Rogers, which would be similar to the hub in Coachella.

The City Council asked clarifying questions which were responded to by SunLine and staff.

Dorian Whitney, expressed his concern with not building public spaces due to homeless issues and he also discussed the need for alternate bus lines.

This item was for information and discussion only, there was no formal action taken by the City Council.

**B. Fall 2024 Events Recap & Spring 2025 Events Preview**

Ryan Hunt, Communications and Events Manager, provided a recap of Fall 2024 events and a preview of Spring 2025 events.

The City Council provided their feedback and asked clarifying questions, which were responded to by staff.

This item was a presentation only, there was no formal action taken by the City Council.

**C. FY 2025/2026 and FY 2026/2027 Biennial Budget Overview Presentation**

Kevin Biersack, Director of Financial Services, provided an overview of the Fiscal Year 2025/2026 and Fiscal Year 2026/2027 Biennial Budget.

The City Council asked clarifying questions, which were responded to by staff.

This item was for information and discussion only, there was no formal action taken by the City Council.

**RECESS**

Mayor Nancy Ross adjourned the Study Session portion of the meeting at 5:20 p.m.

## **REGULAR MEETING - 5:30 PM**

### **CALL TO ORDER**

Mayor Nancy Ross called the Regular Meeting to order at 5:30 p.m.

### **PLEDGE OF ALLEGIANCE**

Mayor Pro Tem Raymond Gregory led the Pledge of Allegiance.

### **INVOCATION (MOMENT OF REFLECTION)**

Councilmember Mark Carnevale offered the Invocation.

### **ROLL CALL**

#### **Council Present:**

Mark Carnevale, Councilmember

Nancy Ross, Mayor

Raymond Gregory, Mayor Pro Tem

Ernesto Gutierrez, Councilmember

Rita Lamb, Councilmember

### **AGENDA FINALIZATION**

Item 5A. was heard as the first item on the agenda, before Public Comments.

#### **1. PUBLIC COMMENTS**

Pat Keyes expressed her concern with the cannabis odor at Outdoor Resorts.

Eri Nox discussed the committee he is forming to consider making the Agnes Pelton home a permanent museum.

Christina Anderson expressed her concern with the cannabis odor from the C4 facility.

Dorian Whitney expressed his concern with the Food 4 Less gas station that is near completion.

Scott McDonald questioned what type of chemicals and substances are used by the C4 facility and requested a copy of their Hazardous Materials Management Plan.

The following comments were submitted and entered into the record:

David Koslow requested that the City Council agendaize an item to discuss term limits for City Council members.

Marilyn Sabens expressed her concern with the cannabis odor at Outdoor Resorts Palm Springs and the effects it is having on residents.

Dale expressed his concern with the cannabis odor at Outdoor Resorts Palm Springs and the effects of it. He would like the City to take action.

## **2. COUNCIL REPORTS**

Mayor Pro Tem Raymond Gregory reported on the following:

- His attendance at the Palm Springs International Film Festival
- His attendance at the orientation for the Visit Greater Palms Springs
- His meeting with Mayor Ross, staff and Shuster Advisory Group
- The upcoming City Council Goal Setting Meeting scheduled for January 25, 2025
- The next Regular City Council Meeting scheduled for February 12, 2025
- The upcoming Special City Council Budget Meetings

Councilmember Ernesto Gutierrez reported on the following:

- His attendance at the Coachella Valley Association of Governments Conservation Committee Meeting
- His meeting with a resident regarding a code enforcement issue
- His conversation with resident in the Dream Homes area regarding illegal dumping
- His interaction with a resident regarding fines related to code enforcement citations
- The complaints he has received related to cannabis odor
- Met with the City Manager and Assistant City Manager to go over the Agenda
- The upcoming Subcommittee Meeting with members of the Parks and Community Events Commission
- The upcoming City Council Goal Setting Meeting scheduled for January 25, 2025

Councilmember Rita Lamb reported on the following:

- Her attendance at the Journalism Hall of Fame Luncheon to honor Olivia Sandusky
- The upcoming Emergency Preparedness Event scheduled for February 1, 2025
- She recognized the loss of President Jimmy Carter
- She thanked the Fire Department personnel who responded and saved her life

Councilmember Mark Carnevale reported on the following:

- He is glad that Councilmember Rita Lamb is ok
- His attendance at the CCMB accreditation finding for the Fire Department
- The new Cat City Liquor Store
- The New Korean Chicken Restaurant
- His meeting with staff and the C4 facility representatives
- His meeting with representatives from Outdoor Resorts Palm Springs
- His meeting with homeowners from Outdoor Resorts Palm Springs
- The upcoming City Council Goal Setting Meeting scheduled for January 25, 2025

Mayor Nancy Ross reported on the following:

- Her attendance at the Senior Center's Cactus Club Event
- The National Day of Recognition for Jimmy Carter
- Her weekly meetings with City Manager McClendon

- Her meeting with SunLine to discuss what will be presented later this evening
- Her attendance at the Coachella Valley Mosquito and Vector Control Board Meeting
- Her meeting with Karen Riley
- Her meeting with Mayor Pro Tem Gregory, staff and the Shuster Advisory Group
- Her visit to Hot Lips Coffee
- Her practice tossing the first pitch for the Mary Nutter
- Her attendance at an Author Reading at the Senior Center
- Her visit at an art gallery
- Her attendance at the American PGA Gold Tournament
- Her agenda review meeting with SunLine
- Her weekly meeting with City Manager McClendon and Assistant City Manager Ambrose
- Her meeting with a realtor to discuss sales in Cathedral City
- Her attendance at the SunLine Transit Agency Board Meeting

### 3. **CONSENT AGENDA**

#### **A. Waive Full Reading of Ordinances on Agenda**

Recommendation: Waive full Reading of Ordinances on Agenda

M.O. 2025-08

#### **B. Approval of January 8, 2025, Study Session and Regular City Council Meeting Minutes.**

Recommendation: Approve the January 8, 2025, Study Session and Regular City Council Meeting Minutes.

M.O. 2025-09

#### **C. Check Demand - December 2024**

Recommendation: Receive and File

M.O. 2025-10

#### **D. Updates to Executive, Administrative, and Professional Employee Regulations**

Recommendation: To approve the proposed updates to the Executive, Administrative, and Professional Employee Regulations, including revisions to clean-up language, enhancements to compensation policies, and expanded professional certification incentives.

M.O. 2025-11

#### **E. Agreement with Urban Conservation Corps of the Inland Empire (UCCIE) to Provide Field Services at the Esperanza Park Project (C07021).**

Recommendation: To approve an agreement with Urban Conservation Corps of the Inland Empire (UCCIE) for the not to exceed amount

of \$71,040 to provide field services at the Esperanza Park Project (C07021); and, authorize the City Manager to execute the required contract documents.

M.O. 2025-12

*A motion was made by Mayor Pro Tem Gregory and seconded by Councilmember Gutierrez to approve the Consent Agenda.*

<b>RESULT:</b>	<b>PASS [5 TO 0]</b>
<b>MOVER:</b>	Raymond Gregory, Mayor Pro Tem
<b>SECONDER:</b>	Ernesto Gutierrez, Councilmember
<b>AYES:</b>	Carnevale, Ross, Gregory, Gutierrez, Lamb
<b>NOES:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	

#### **4. PUBLIC HEARINGS**

There were no public hearings.

#### **5. LEGISLATIVE ACTIONS**

##### **A. Urgency Ordinance Adopting A 45-Day Interim Moratorium on the Approval of New Cannabis Licenses and New Cannabis Conditional Use Permits and the Issuance of Building Permits for the Build-out or Expansion of New Cannabis Businesses**

Recommendation: Staff recommends approval of the urgency ordinance adopting a 45-day initial moratorium on the approval of new cannabis licenses and conditional use permits and the issuance of building permits for the build-out or expansion of new cannabis businesses.

Maryellen Muir expressed her concern with communications put out by the City and asked clarifying questions related to the proposed moratorium and deadline to submit applications.

Kate Schwartz expressed her concern with the health impacts from the C4 facility and asked for studies to be done on the exposure on residents.

Scott McDonald expressed his relief that C4's second building will be on hold with the proposed moratorium. He asked that any public hearings related to the revocation of c4's license be conducted in November 2025 to ensure attendance of the residents of Outdoor Resorts Palm Springs. He asked for guidance on where to find resort residential in the Municipal Code and would like his request for information to be released as soon as possible.

Charles Leahy expressed his support for the proposed moratorium and discussed what he feels needs to be amended in the ordinance.

Michelle Cerone Collier expressed her concern with the cannabis odor and urged the Council to take action.

Bill Paine expressed his concern with the cannabis odor and would like a solution.

Janet Ream feels the City is listening and urged the City to help stop the cannabis odor.

Kevin R Spring stated that he is in the cannabis industry as a distributor and hopes that his application will be considered, and the proposed moratorium is focused on cultivation.

Paula Turner from Coachella Valley Cannabis Alliance Network asked that the moratorium not be imposed on cannabis retail, lounges, distributors and testing facility business.

Richard Siler urged the Council to approve the moratorium and include those that have already submitted their applications.

Dean Stufkosky expressed his concern with the cannabis odor and feels the residents need to know something is going to be done about the cannabis odor over the next 45 days.

The following comment was received and was entered into the record:

Christina Umhofer expressed her concern with placing an emergency moratorium over all pending and future cannabis license applications.

Ord 834

*A motion was made by Mayor Pro Tem Gregory and seconded by Councilmember Carnevale to approve an urgency ordinance adopting a 45-day initial moratorium on the approval of new cannabis licenses and conditional use permits and the issuance of building permits for the build-out or expansion of new cannabis businesses.*

<b>RESULT:</b>	<b>PASS [5 TO 0]</b>
<b>MOVER:</b>	Raymond Gregory, Mayor Pro Tem
<b>SECONDER:</b>	Mark Carnevale, Councilmember
<b>AYES:</b>	Carnevale, Ross, Gregory, Gutierrez, Lamb
<b>NOES:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	

**B. Award a Task Order to Advantec Consulting Engineers, Inc. for the Design of the Cathedral Canyon Drive/Canyon Shores Drive Traffic Signal Project (C06517)**

Recomm To authorize a task order to Advantec Consulting Engineers, Inc.  
endation: (Advantec) to provide design engineering services for the Cathedral Canyon Drive/Canyon Shores Drive Traffic Signal Project (C06517) as part of the city's on-call traffic engineering support services contract in the amount not to exceed \$49,805;

and, approve a ten percent (10%) contingency for unforeseen design related issues in the amount of \$4,985; thereby bringing the total design encumbrance for this project to \$54,790; and authorize the City Engineer to execute the task order.

M.O. 2025-13

*A motion was made by Councilmember Gutierrez and seconded by Councilmember Carnevale to approve a task order to Advantec Consulting Engineers, Inc. (Advantec) to provide design engineering services for the Cathedral Canyon Drive/Canyon Shores Drive Traffic Signal Project (C06517) as part of the city's on-call traffic engineering support services contract in the amount not to exceed \$49,805; and, approve a ten percent (10%) contingency for unforeseen design related issues in the amount of \$4,985; thereby bringing the total design encumbrance for this project to \$54,790; and authorize the City Engineer to execute the task order.*

<b>RESULT:</b>	<b>PASS [5 TO 0]</b>
<b>MOVER:</b>	Ernesto Gutierrez, Councilmember
<b>SECONDER:</b>	Mark Carnevale, Councilmember
<b>AYES:</b>	Carnevale, Ross, Gregory, Gutierrez, Lamb
<b>NOES:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	

**C. Appointment of Member(s) of City Council to Serve on Zoning Code Update Steering Committee**

Recommendation: Staff recommends the City Council appoint a representative to serve on the zoning code update steering committee.

Councilmember Gutierrez was appointed to serve on the zoning code update steering committee.

**6. DISCUSSION ON FUTURE AGENDA ITEMS**

There was no discussion on future agenda items.

**7. CLOSED SESSION**

There was no Closed Session.

**ADJOURNMENT**

Mayor Nancy Ross adjourned the Regular Meeting at 7:29 p.m.

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Nancy Ross, Mayor

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Tracey R. Hermosillo, City Clerk