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AGENDA SPECIAL JOINT MEETING OF THE LA QUINTA CITY COUNCIL AND LA QUINTA PLANNING COMMISSION

CITY HALL STUDY SESSION ROOM
78495 Calle Tampico, La Quinta

TUESDAY, FEBRUARY 12, 2019, AT 6:00 P.M.

CALL TO ORDER – City Council and Planning Commission

ROLL CALL: Councilmembers: Fitzpatrick, Peña, Radi, Sanchez, Mayor Evans

ROLL CALL: Commissioners Bettencourt, Caldwell, Currie, Proctor, Quill Wright, and Chairperson McCune

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA

At this time, members of the public may address the City Council on any matter not listed on the agenda. Please complete a "Request to Speak" form and limit your comments to three minutes. The City Council values your comments; however, in accordance with State law, no action shall be taken on any item not appearing on the agenda unless it is an emergency item authorized by GC 54954.2(b).

CONFIRMATION OF AGENDA

STUDY SESSION

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1. DISCUSS THE HIGHWAY 111 CORRIDOR AREA PLAN AND INTRODUCE CONSULTANT TEAM

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COUNCIL AND COMMISSION MEMBERS' ITEMS

ADJOURNMENT

The next regular meeting of the City Council will be held on February 19, 2019, at 4:00 p.m. at the City Hall Council Chambers, 78495 Calle Tampico, La Quinta, CA 92253.

DECLARATION OF POSTING

I, Monika Radeva, City Clerk, of the City of La Quinta, do hereby declare that the foregoing Agenda for the Special Joint Meeting of the City Council and the Planning Commission of the City of La Quinta, on February 12, 2019, was posted on the City's website, near the entrance to the Council Chambers at 78495 Calle Tampico, and the bulletin boards at the Stater Brothers Supermarket at 78630 Highway 111, and the La Quinta Cove Post Office at 51321 Avenida Bermudas, on February 8, 2019.

DATED: February 8, 2019

MONIKA RADEVA, City Clerk
City of La Quinta, California

Public Notices

- The La Quinta City Hall is handicapped accessible. If special equipment is needed for the hearing impaired, please call the City Clerk's office at (760) 777-7092, twenty-four (24) hours in advance of the meeting and accommodations will be made.
- If special electronic equipment is needed to make presentations to the City Council, arrangements should be made in advance by contacting the City Clerk's office at (760) 777-7092. A one (1) week notice is required.
- If background material is to be presented to the Councilmembers during a City Council meeting, please be advised that eight (8) copies of all documents, exhibits, etc., must be supplied to the City Clerk for distribution. It is requested that this take place prior to the beginning of the meeting.
- Any writings or documents provided to a majority of the City Council regarding any item(s) on this agenda will be made available for public inspection at the Community Development counter at City Hall located at 78-495 Calle Tampico, La Quinta, California, 92253, during normal business hours.

City of La Quinta

CITY COUNCIL AND PLANNING COMMISSION JOINT MEETING:

February 12, 2019

STAFF REPORT

AGENDA TITLE: DISCUSS THE HIGHWAY 111 CORRIDOR AREA PLAN AND INTRODUCE CONSULTANT TEAM

RECOMMENDATION

Discuss the Highway 111 Corridor Area Plan and introduce the Consultant, Rangwala Associates.

EXECUTIVE SUMMARY

- Council and the Planning Commission have identified Highway 111 Corridor (Corridor) visioning as a priority.
- Staff issued a Request for Proposals (RFP) to recruit a consultant to prepare a Corridor Area Plan (Plan). Rangwala Associates (RA) was chosen and awarded a contract.
- RA will introduce themselves and their approach to the Plan. Staff will give updates on Corridor projects that are in progress.

FISCAL IMPACT

The 2018/19 operating budget recommended \$205,000 for consulting services to prepare the Plan.

BACKGROUND/ANALYSIS

The Council and Planning Commission have identified Highway 111 Corridor visioning as a priority for fiscal year 2018/19. Several study sessions were held which recommended the preparation of an area plan for the Corridor. An RFP was issued in October 2018 to recruit a planning consultant to prepare the Plan. RA was chosen and awarded a contract in January 2019.

The RA team consists of multi-disciplinary experts from transportation, urban design, landscape and retail planning fields. The team has extensive experience in preparing and implementing corridor plans, involving economic development, land use policy, transportation, planning, zoning and design guidelines as well as working with public-private partnerships.

As part of their scope, RA recommended a joint Planning Commission and City Council study session to introduce their team, summarize the scope and schedule, discuss actions to be taken within the following months and field questions. Additionally, the study session will identify ongoing or current issues that might be addressed in varying degrees in the Plan.

PROJECTS IN PROGRESS

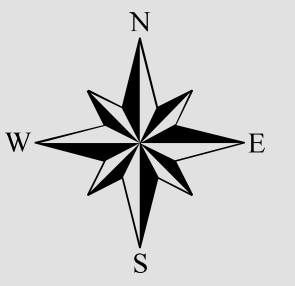
Currently there are three projects in progress along the Corridor that require Specific Plan amendments to facilitate them, Auto Dealership frontage and signage, Sam's Club reuse and Marriott Residence Inn (Attachment 1). These projects are seeking to allow modifications to current standards that are being considered in the research, outreach and preparation of the Plan.

Prepared by: Cheri Flores, Planning Manager

Approved by: Danny Castro, Design and Development Director

Attachment: 1. Map of Highway 111 Corridor

Highway 111 Corridor Map



Legend

- Highway 111 Area Boundary
 - Highway 111
 - Highway 111 Intersections
 - 65' Landscape Setback
 - CV LINK ROUTE (FUTURE)
 - CV Link Frontage Opportunity
 - Vacant Properties
 - Drive-throughs
- ### Specific Plans
1. Washington Park
 2. One Eleven Shopping Center
 3. Jefferson Plaza
 4. Dune Palms Plaza
 5. Centre at La Quinta
 6. La Quinta Corporate Centre
 7. Point Happy Shopping Center
 8. La Quinta Court
 9. The Pavilion at La Quinta
 10. Komar Desert Center
 11. Dune Palms and Highway 111

