



Council Chambers, Hearing Room
1515 6th Street, Coachella, California
(760) 398-3502 ♦ www.coachella.org

MINUTES

OF A SPECIAL MEETING
OF THE
CITY OF COACHELLA
PLANNING COMMISSION

December 06, 2023
5:00 PM

If you would like to attend the meeting via zoom, here is the link:

<https://us02web.zoom.us/j/84544257915?pwd=VTdHWitpYVdOUk1NQW8vZ1pqUm0zQT09>

Or one tap mobile :

Us: +16699006833,, 84544257915#,,,,* 380084# US

Or telephone:

Us: +1 669 900 6833

Webinar ID: 845 4425 7915

Passcode: 380084

Spanish: El idioma español está disponible en Zoom seleccionado la opción en la parte de abajo de la pantalla

Public comments may be received via email, telephonically, or via zoom with a limit of 250 words, or three minutes:

In real time:

If participating in real time via zoom or phone, during the public comment period, use the “raise hand” function on your computer, or when using a phone, participants can raise their hand by pressing *9 on the keypad.

In writing:

Written comments may be submitted to the commission electronically via email to gperez@coachella.org. Transmittal prior to the start of the meeting is required. All written comments received will be forwarded to the commission and entered into the record.

IF YOU WISH, YOU MAY LEAVE A MESSAGE AT (760) 398-3102, EXTENSION 122, BEFORE 4:00 P.M. ON THE DAY OF THE MEETING.

CALL TO ORDER: 5:13 PM

ATTENDANCE:

Commissioners Present: Commissioner Ramirez, Vice Chair Hernandez, Alternate Commissioner Fonseca, Commissioner Arvizu, Chair Gonzalez.

Commissioners Absent: Commissioner Murillo.

Staff Present: *Gabriel Perez, Development Services Director
*Miguel Navarrete, Intern
*Celina Jimenez, Economic Development Director
*Cesar Lucrecio, Economic Development Technician
*Rene Rosales, Code Enforcement Manager
*Lizzandro Diaz, Building Official.

STUDY SESSION ITEMS:

Said study session shall be for purpose of discussing the following:

1. Study Session – City of Coachella Short-Term Rental Program Update

Miguel Navarrete, Intern and Gabriel Perez, Development Services Director, gave a presentation of the City of Coachella's current Short-Term Rental Program. A copy of the presentation is on file in the Planning Division.

Rene Rosales, Code Enforcement Manager, made himself available for any questions and provided information regarding the City's enforcement of Short-Term Rentals.

Celina Jimenez, Economic Development Director, made herself available for any question and provided information regarding the City's Short-Term Rental Program.

COMMISSION COMMENT

The Planning Commission recommended that the City Council consider the following items:

- Increase Transient Occupancy Tax from 9% to 12%-15%.
- Tier fee system that separates local residents and outside investors
- Increase monitoring and tracking of Short-Term Rentals
- Adequately staff departments to properly run a Short-Term Rental Program
- Increase the Short-Term Rental Permit fee
- Create a landing page on the City of Coachella website for the Short-Term Rental Program
- Require a hold harmless provision or indemnification form, insurance, and a deed before issuing Short-Term Rental Permits
- Good neighbor brochure
- Consider a cap for Short-Term Rentals in hotspot areas
- Parking requirements per bedroom

ADJOURNMENT:

6:00 PM

*Complete Agenda Packets are available for public inspection in the
Development Services Department at 53-990 Enterprise Way, Coachella, California, and on the
City's website www.coachella.org.*

THIS MEETING IS ACCESSIBLE TO PERSONS WITH DISABILITIES

