

RESOLUTION NO. 2023-46

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COACHELLA, CALIFORNIA, APPROVING A 5 YEAR LEASE AGREEMENT WITH THE HIDDEN HARVEST CORPORATION FOR CONTINUATION OF OPERATIONS AT THE 2.09 ACRE PARCEL IDENTIFIED AS ASSESSOR PARCEL NUMBER (APN) 778-030-012.

WHEREAS, the City of Coachella staff (buyer) negotiated the purchase and sale of a 2.09 acre parcel at 85-711 Peter Rabbit Lane (APN 778-030-012), with an approximately 17,800 sq. ft. industrial packinghouse building owned by the Hidden Harvest Corporation, a nonprofit organization (seller).

WHEREAS, on or about August 27, 2022, the City obtained a preliminary property appraisal for the Site, which appraisal indicates that the Site is worth approximately \$890,000.00; and

WHEREAS, on or about March 16, 2023, Buyer provided an offer letter to the City to purchase the Site for \$900,000; and

WHEREAS, the City desires to accept the offer from Buyer, as described in the Purchase and Sale Agreement, attached hereto and incorporated herein by reference as Exhibit A (the "PSA"); and

WHEREAS, the Seller as a stipulation of the sale of the subject parcel to the City of Coachella (buyer) requests to continue to lease office and cold storage space from the City of Coachella at the subject site to continue its mission of gathering and distributing produce to low-income families of the Coachella Valley for a term of 5 years, as described in the Lease Agreement, attached hereto and incorporated herein by reference as Exhibit A (the "Lease Agreement"); and

WHEREAS, on June 21, 2023 the City Council considered the lease agreement at a regular scheduled City Council meeting; and

WHEREAS, all other legal prerequisites to the adoption of this Resolution have occurred.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COACHELLA DOES HEREBY FIND, DETERMINE AND RESOLVE AS FOLLOWS:

SECTION 1. Recitals. All of the above recitals are true and correct and incorporated herein by reference.

SECTION 2. Findings. The City Council hereby finds and declares that the lease of the parcel is consistent with the General Plan 2035 as the site under lease terms with Hidden Harvest will facilitate General Plan implementation actions for the creation of edible landscapes, community gardens and composting education, gardening tools and resources, emergency food, and agricultural education park.

SECTION 2. Approval. The City Council hereby approves lease of the Site to Hidden Harvest Corporation for valuable consideration and approves the related lease agreement as enclosed as Exhibit A. The City Council hereby finds that the lease of the Site to Hidden Harvest Corporation is in the best interest of the City for the above stated reasons.

SECTION 3. Signature Authority. The Mayor is authorized to take any and all actions necessary to facilitate the purposes of this Resolution including, without limitation, execution of the lease agreement and any documents required for recording in the Recorder's office for the County of Riverside.

SECTION 4. CEQA. The City Council finds that the approval of this Resolution is not subject to the California Environmental Quality Act ("CEQA") pursuant to Sections 15060(c)(2), the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment.

SECTION 5. Effective Date. This Resolution shall take effect upon adoption by the City Council.

PASSED APPROVED and ADOPTED this 28th day of June 2023 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Steven A. Hernandez
Mayor

ATTEST:

Angela M. Zepeda
City Clerk

APPROVED AS TO FORM:

Carlos Campos
City Attorney

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.
CITY OF COACHELLA)

I HEREBY CERTIFY that the foregoing Resolution No. 2023-46 was duly adopted by the City Council of the City of Coachella at a regular meeting thereof, held on this 28th day of June 2023 by the following vote of Council:

AYES:

NOES:

ABSENT:

ABSTAIN:

Delia Granados
Deputy City Clerk