

MINUTES of a regular meeting of the City Council of the City of Redlands held in the Council Chambers, Civic Center, 35 Cajon Street, on February 20, 2007, at 3:00 P.M.

PRESENT Jon Harrison, Mayor
Pat Gilbreath, Mayor Pro Tem
Gilberto Gil, Councilmember
Mick Gallagher, Councilmember
Pete Aguilar, Councilmember

ABSENT None

STAFF Sam J. Racadio, Interim City Manager; Daniel J. McHugh, City Attorney; Lorrie Poyzer, City Clerk; Michael Reynolds, City Treasurer; Jim Bueermann, Police Chief; Jim Drabinski, Fire Chief; Steven H. Dukett, Interim Redevelopment Agency Director; Tina Kundig, Finance Director; Ronald C. Mutter, Public Works Director; Gary G. Phelps, Municipal Utilities Director; and Jeffrey L. Shaw, Community Development Director

The meeting was opened with an invocation by Mayor Pro Tem Gilbreath followed by the pledge of allegiance.

DEPARTMENTAL INFORMATION REPORT

Public Works Department - Public Works Director Mutter introduced Jeff Endicott, P.E., DEE from AEI-CASC Consulting who presented a regulatory briefing of the National Pollutant Discharge System (NPDES).

CONSENT CALENDAR

Minutes - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the minutes of the regular meeting of February 6, 2007, were approved as submitted.

Resolution No. 6575 - Regulations for Candidate Statements - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously adopted Resolution No. 6575, a resolution of the City Council of the City of Redlands adopting regulations for candidates for elective office pertaining to candidate statements submitted to the voters at an election to be held in said city on Tuesday, November 6, 2007.

Bills and Salaries - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, payment of salaries and bills was acknowledged.

Planning Commission Actions - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the report of the Planning Commission meeting held on February 13, 2007, was acknowledged as received.

Notice of Environmental Actions - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, a report on notices of pending environmental actions and pending projects received from surrounding jurisdictions was acknowledged as received.

Redlands Commons Project - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved Change Order No. 2 to the contract with Ultrasystems Environmental, Inc. for preparation of the Environmental Impact Report for the Redlands Commons project in the amount of \$79,394.00 for a total contract amount of \$287,781.00. On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved Amendment No. 2 to the funding agreement with On Texas Street, LLC in the amount of \$95,273.00 for a total amount of \$343,337.40 to fund the preparation of an Environmental Impact Report for the Redlands Commons project and a 20 percent contract administration fee. The Redlands Commons project is a proposed mixed-use development on 37.24 acres located on the west side of Texas Street between San Bernardino Avenue and Pioneer Avenue.

Settlement Agreement - Mac First Investment Corporation - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously acknowledged a release of all claims for settlement of a property damage claim on or about July 29, 2006, at or near 1224 West Palm Avenue submitted by Mac First Investment Corporation. The City Council authorized settlement of this claim and this release reflects the Council's terms and conditions for settlement.

Settlement Agreement - Gauthier - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously acknowledged a release of all claims for settlement of a property damage claim which occurred on or about January 19, 2007, at or near 916 La Feliz Drive submitted by David Gauthier and Jeanne Gauthier. The City Council authorized settlement of this claim and this release reflects the Council's terms and conditions for settlement.

Resolution No. 6576 - Public Records - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously adopted Resolution No. 6576, a resolution of the City Council of the City of Redlands adopting regulations governing the retention and disposition of public records.

Appointment - Historic and Scenic Preservation Commission - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council

unanimously approved Mayor Harrison's recommendation to reappoint Michael Burke to serve a four-year term on the Historic and Scenic Preservation Commission ending January 18, 2011.

Proclamation - Crafton Hills College - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved issuance of a proclamation congratulating Crafton Hills College upon the occasion of their 35th anniversary and commending the faculty and staff for their continuing dedication to serve our community and for their attainment of excellence in education.

Agreement - Granite Homes - Tract No. 16586 - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved the purchase and sale agreement and the escrow instructions with GH Redlands, LLC (Granite Homes) for sale of City property along Wabash Avenue, adjacent to Reservoir Road, to be included in the development of Tract No. 16586, authorized the Mayor to execute, and the City Clerk to attest to, the document on behalf of the City, and authorized deposit of the receipts from this sale into the Local Transportation Fund.

Easements - Redlands Boulevard Right-of-Way - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved an agreement regarding the purchase of an easement for Redlands Boulevard right-of-way acquisition with James L. Dickerson and Jeanne E. Weiss and an agreement regarding the purchase of an easement for Redlands Boulevard right-of-way acquisition with Barbara A. Hyman, James L. Dickerson and Jeanne E. Weiss for the Redlands Boulevard, Alabama Street and Colton Avenue Improvement Project and authorized the Mayor to execute, and the City Clerk to attest to, the document on behalf of the City.

Resolution No. 6571 - Traffic - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously adopted Resolution No. 6571, a resolution of the City Council of the City of Redlands establishing the following traffic regulation pursuant to Title 10 of the Redlands Municipal Code: install a multi-way stop at Palm Avenue and Lytle Street.

Resolution No. 6572 - Speed Studies - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously adopted Resolution No. 6572, a resolution of the City Council of the City of Redlands establishing the following traffic regulations pursuant to Title 10 of the Redlands Municipal Code: establish speed zones for Cajon Street between Vine Street and Garden Street; for Tennessee Street and San Mateo Street between Colton Avenue and Brookside Avenue; and for San Mateo Street between Brookside Avenue and Highland Avenue.

Amendments - Wildland Fire Protection Services - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved an agreement for annual amendments with the California Department of Forestry and Fire Protection Services for wildland fire protection services and authorized the Mayor to execute, and the City Clerk to attest to, the document on behalf of the City.

Funds - Firefighter Grant Award - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously accepted the 2006 Assistance to Firefighters Grant award of \$50,400.00 from the Department of Homeland Security for replacement of the personal protection clothing and authorize additional appropriations of \$12,600.00 to meet the required grant match and \$8,100.00 to complete the purchase of the equipment at current pricing (for a total of \$20,700.00).

Confidentiality Agreement - Police Computer Systems - On motion of Councilmember Gilbreath, seconded by Councilmember Gil, the City Council unanimously approved a confidentiality agreement with C-7 Reporting Solutions for the Police Department's General Automation Computer Systems and authorized the Mayor to execute, and the City Clerk to attest to, the document on behalf of the City.

COMMUNICATIONS

Meeting Attendance - No reports forthcoming.

CLOSED SESSION

The City Council meeting recessed at 3:12 P.M. to a closed session to discuss the following:

1. Conference with real property negotiator - Government Code Section 54956.8
 - a. Property: Carriage House, Prospect Park
 - Negotiating parties: Sam J. Racadio, Ron Mutter and Ron and Diana Jenks
 - Under negotiation: Terms and price
2. Government Code Section 54957 - Public Employee Appointment: City Manager Position

The City Council meeting reconvened at 6:00 P.M.

PRESENT

Jon Harrison, Mayor
Pat Gilbreath, Mayor Pro Tem
Gilberto Gil, Councilmember
Mick Gallagher, Councilmember
Pete Aguilar, Councilmember

ABSENT

None

STAFF

Sam J. Racadio, Interim City Manager; Daniel J. McHugh, City Attorney; Lorrie Poyzer, City Clerk; Michael Reynolds, City Treasurer; Jim Bueermann, Police Chief; Jim Drabinski, Fire Chief; Tina Kundig, Finance Director; Ronald C. Mutter, Public Works Director; Gary G. Phelps, Municipal Utilities Director; and Jeffrey L. Shaw, Community Development Director

PUBLIC HEARING

CDBG Allocations - A public hearing was advertised for this time and place to establish prioritization and funding distribution of the Community Development Block Grant (CDBG) proposals for the 2007-08 funding cycle. Mayor Harrison declared the meeting open as a public hearing.

Assisted by Public Works Director Mutter operating the PowerPoint spreadsheet and Administrative Analyst Mary Petite, Interim City Manager Racadio reported the City has received requests totaling \$988,021.00 for 27 eligible proposals. Redlands' HUD allocation is identical to that received for the 2006-2007 program year or \$353,501.00. As a result, staff's recommendations are more limited than those of past years. Specifically, staff is recommending that, for this year, all funds be allocated to City projects. With the current fiscal crisis, it was felt that the City projects be given a priority especially those that would affect the General Fund.

Representatives from the following organizations addressed the City Council and responded to Councilmembers' questions: Building a Generation for school site mental health services, Child Advocates of San Bernardino County, City of Redlands for the CDBG program administration, City of Redlands Police Department for Recreation 4 Youth, City of Redlands Police Department for the Performing Arts Program, City of Redlands Police Department for the Community Center rehabilitation, City of Redlands Police Department for the expansion of the dispatch center, City of Redlands Public Works Department for handicap ramps and curb cuts, Development Aging Solutions with Heart, Inc. (DASH) for Alzheimer care, Family Service Association of Redlands, Inc., Gang Reduction Intervention Team (GRIT), Inland Temporary Homes, Inc., San Bernardino Sexual Assault Services, Inc., The Stephen Center for surgical

amputee assistance, and YMCA of the East Valley for legal aid services. The public hearing was closed at 6:45 P.M.

Following discussion, Councilmember Gil moved to approve the individual project allocations as follows and authorized transfer of \$2,025.00 from the 2005-06 unallocated funds. Motion seconded by Councilmember Gallagher and carried unanimously.

Public Service		
Child Advocates of San Bernardino County	\$ 5,000.00	
City of Redlands Police Department Recreation 4 Youth	10,000.00	
City of Redlands Police Department Performing Arts Program	5,050.00	
Developing Aging Solutions with Heart, Inc.	5,000.00	
Family Service Association of Redlands, Inc.	10,000.00	
Gang Reduction Intervention Team	5,000.00	
Inland Temporary Homes, Inc.	5,000.00	
San Bernardino Sexual Assault Services, Inc.	5,000.00	
YMCA of the East Valley	5,000.00	
Total Public Service		\$ 55,050.00
Construction/Public Projects		
City of Redlands Police Department Dispatch Center Expansion	\$54,500.00	
City of Redlands Public Works Department Handicap ramps and curb cuts	210,626.00	
Total Construction/Public Projects		\$265,126.00
CDBG Administration		
City of Redlands Administrative Services (Program Administration)	\$35,350.00	
Total CDBG Administration		<u>\$ 35,350.00</u>
Total		<u>\$355,526.00</u>

The City Council meeting recessed at 6:55 P.M. and reconvened at 7:00 P.M. with the following attendance:

PRESENT

Jon Harrison, Mayor
Pat Gilbreath, Mayor Pro Tem
Gilberto Gil, Councilmember
Mick Gallagher, Councilmember
Pete Aguilar, Councilmember

ABSENT

None

STAFF

Sam J. Racadio, Interim City Manager; Daniel J. McHugh, City Attorney; Lorrie Poyzer, City Clerk; Teresa Ballinger, Assistant City Clerk; Michael Reynolds, City Treasurer; Jim Bueermann, Police Chief; Jim Drabinski, Fire Chief; Tina Kundig, Finance Director; Ronald C. Mutter, Public Works Director; Gary G. Phelps, Municipal Utilities Director; and Jeffrey L. Shaw, Community Development Director

CLOSED SESSION REPORT

Lease Agreement - Carriage House - Prospect Park - City Attorney McHugh reported the City Council, by unanimous vote, terminated the lease agreement with Ron and Diana Jenks for the Carriage House in Prospect Park.

PRESENTATIONS

Student Commissioners - Mayor Harrison introduced the 2007 student commissioners: Redlands High School student Peter Soliman, Human Relations Commission; Redlands East Valley High School student Lance Baze, Traffic and Parking Commission; Redlands East Valley High School student Lauren Mudge, Parks Commission; and Redlands East Valley High School student Amber Ludikhuize, Recreation Advisory Commission. Certificates of appointment and City logo pins were presented to each student.

Proclamation - Crafton Hills College - Mayor Harrison presented a proclamation to Gloria Macias Harrison, President, and Patrick Fite, Public Information Officer, from Crafton Hills College congratulating them upon the occasion of their 35th anniversary and commending the faculty and staff for their continuing dedication to serve our community and for their attainment of excellence in education.

LAND USE AND PUBLIC HEARINGS

Quantum Structures, Applicant - Public notice was advertised for this time and place to consider a Draft Mitigated Negative Declaration as well as a public hearing for a Socio-Economic Analysis and Cost/Benefit Study and a public

hearing to consider Resolution No. 6566, General Plan Amendment No. 108, a General Plan amendment to change the land use designation from Office to High Density Residential on approximately 7.5 gross acres (APNs: 0292-201-08, 21 and 22) located at the northeast corner of Alabama Street and Orange Avenue; a public hearing to consider Resolution No. 6565, Specific Plan No. 40 (Amendment No. 33), amending the East Valley Corridor Specific Plan to change the land use designation from EV/AP, Administrative Professional, District to EV2500RM, Multiple Family Residential 2500, District on approximately 7.5 gross acres (APNs: 0292-201-08, 21 and 22) located at the northeast corner of Alabama Street and Orange Avenue; and a public hearing to consider Tentative Tract Map No. 17693, a tentative tract map to subdivide 7.5 gross acres into 81 numbered lots and one lettered lot for a townhome development on 7.5 gross acres located at the northeast corner of Alabama Street and Orange Avenue in the EV/AP, Administrative Professional, District (proposed EV2500RM, Multiple Family Residential 2500, District) of the East Valley Corridor Specific Plan. Mayor Harrison declared the meeting open as a public hearing. Community Development Director Shaw reviewed the project and the Planning Commission's recommendation for approval by a split vote of 5 ayes and 2 nays. The Planning Commission also continued the associated Commission Review and Approval for the project to have the elevations revised in accordance with their recommendations. Should the City Council approve the actions under review, the Commission Review and Approval will go back to the Planning Commission for consideration.

Representing the applicant, Bud Thatcher of Thatcher Engineering, concurred with the staff recommendations and answered Councilmembers' questions. It was noted a letter was received from Wilma Noordman; Community Development Director Shaw and Public Works Director Mutter contacted her prior to the meeting and addressed her concerns. Community Development Director Shaw distributed a revised document for Resolution No. 6565 for the City Council's consideration. There being no further comments, the public hearing was declared closed.

Negative Declaration - Councilmember Gilbreath moved to approve the Environmental Review Committee's Negative Declaration for General Plan Amendment No. 2007-1-1, Specific Plan No. 40 (Amendment No. 33), Tentative Tract Map No. 17693 and Commission Review and Approval No. 814 based on the finding that the project will not have a significant effect on the environment, determining this project will not individually or cumulatively have an adverse impact on wildlife resources as defined in Section 711.2 of the California Fish and Game Code and directed staff to file and post a Notice of Determination in accordance with the City's guidelines. Motion seconded by Councilmember Aguilar and carried with Councilmember Harrison voting NO as he did not feel this was the best approach to the Transit Oriented District (TOD) as recommended by SANBAG to meet future transportation facilities.

Socio-Economic Analysis and Cost/Benefit Study- Councilmember Gilbreath moved to approve the Socio-Economic Analysis and Cost/Benefit Study for General Plan Amendment No. 2007-1-1, Specific Plan No. 40 (Amendment No. 33), Tentative Tract Map No. 17693 and Commission Review and Approval No. 814 as it has been determined that this project will not create unmitigable physical blight or overburden public services in the community and no additional information or evaluation is needed. Motion seconded by Councilmember Aguilar and carried with Councilmember Harrison voting NO.

LOS - Councilmember Gilbreath moved to approve a reduced Level of Service (LOS) at the intersections of Alabama Street/Redlands Boulevard and California Street/Redlands Boulevard during the peak hours as permitted in General Plan Policy 5.20(b). Motion seconded by Councilmember Aguilar and carried with Councilmember Harrison voting NO.

Resolution No. 6566 - General Plan Amendment No. 2007-1-1 - Councilmember Gilbreath moved to adopt Resolution No. 6566, a resolution of the City Council of the City of Redlands adopting Amendment No. 2007-1-1 to the Redlands General Plan. Motion seconded by Councilmember Aguilar and carried with Councilmember Harrison voting NO.

Resolution No. 6565 - Specific Plan No. 40 (Amendment No. 33) - Councilmember Gilbreath moved to adopt Resolution No. 6565, a resolution of the City Council of the City of Redlands amending Resolution No. 6105 relating to the East Valley Corridor Specific Plan (Specific Plan No. 40). Motion seconded by Councilmember Aguilar and carried with Councilmember Harrison voting NO.

Tentative Tract Map No. 17693 - Councilmember Gilbreath moved to approve Tentative Tract Map No. 17693 based upon the findings contained in the staff report. Motion seconded by Councilmember Aguilar and carried with Councilmember Harrison voting NO.

UNFINISHED BUSINESS

Alley Work - Municipal Utilities Director Phelps reported that at its meeting on January 2, 2007, the City Council received correspondence from the property owners at 1029 College Avenue and 907 University Street regarding their concerns with the condition of sidewalk and alley paving near both residences. The property owners expressed concerns regarding damaged paving and related safety and drainage issues due in part to work performed within the alley for the City's Sewer Pipeline Replacement Project. Municipal Utilities Director Phelps reviewed the history of this complaint and actions taken to address the residents' concerns. At this time, the Municipal Utilities Department has determined that repairs and cleanup to the alley and sidewalk conform to the City's contract requirements for the Sewer Pipeline Replacement Project and do not constitute a safety hazard, and further work for street and curb repair is not warranted due

to damage or alleged unsafe conditions. Wendy Henderson-Ditchfield expressed her appreciation for what has been done, but contended the curbs were not an existing condition but had been damaged by the contractor as was the 40 feet of alley. At the suggestion of Interim City Manager Racadio, Councilmembers unanimously concurred to direct staff to "fix it" as requested by Mrs. Ditchfield and that the cost of repairs be charged to the Municipal Utilities Department.

NEW BUSINESS

Contract - Civic Center ADA Improvements - City Attorney McHugh reported no action was needed at this meeting regarding the contract with Contech Construction for the Civic Center ADA Improvement Project.

PUBLIC COMMENTS

Martin Luther King Parade - Asia Horton reported to the City Council the first annual Martin Luther King parade was a wonderful success. She thanked Councilmembers and staff for making it possible.

North Redlands Vision Plan - Mario Saucedo expressed appreciation for the on-going development in North Redlands and use of their Vision Plan.

ADJOURNMENT

There being no further business, the City Council meeting adjourned at 7:59 P.M. to an adjourned regular meeting to be held on Friday, March 2, 2007, at 8:00 A.M. in the A. K. Smiley Public Library Board Room, 125 West Vine Street, Redlands, California, for the purpose of interviewing candidates for the position of City Manager.

The next regular meeting will be held on March 6, 2007.