

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 December 6, 2016, at 5:00 P.M.

PRESENT Paul Foster, Mayor
Jon Harrison, Mayor Pro Tem
Pat Gilbreath, Councilmember
Paul Barich, Councilmember
John James, Councilmember

ABSENT: None

STAFF Enrique Martinez, City Manager; Sam Irwin, City Clerk; Janice McConnell, Assistant to the City Manager; Carl Baker, Public Information Officer; Jeff Frazier, Fire Chief; Mark Garcia, Police Chief; Danielle Garcia, Management Services/Finance Director; Chris Diggs, Municipal Utilities and Engineering Director; Chris Boatman, Quality of Life Director; James Troyer, Interim Development Services Director; Amy Martin, Human Resources/Risk Management Director

LATE BREAKING ITEM:

Noting that the need to take action was immediate, Councilmember Gilbreath moved to add to the City Council's closed session agenda as a "late breaking item" the consideration of a public employee performance evaluation under Government Code §54957, Titles: City Attorney. The motion was seconded by Councilmember Barich and carried unanimously. The item was added to the Closed Session as Agenda Item C-3.

Mayor Foster called the meeting to order and offered those present the opportunity to provide public comment on any item on the agenda for the closed session.

PUBLIC COMMENT:

None forthcoming.

CLOSED SESSION:

1. Conference with legal counsel: Anticipated Litigation – Government Code §54956.9(b) One Case
 - a. Facts and circumstances – Consideration of a threat of litigation relating to an Equal Employment Opportunities Commission complaint
2. Conference with real property negotiator – Government Code §54956.8
 - Property: (212 and 216 Brookside Avenue) APNs 0171-101-01, -02, -03, -04, & -05; 0171-211-15, -17 & -25; and 0171-211-13, -14, -16, -18, -19, -20 and -21
 - Agency negotiators: N. Enrique Martinez, James Troyer
 - Negotiating party: Travis King, Brixton Redlands LLC
 - Under negotiation: Terms and price for the purchase of City property

The meeting reconvened at 6:09 P.M. with an invocation by Councilmember Gilbreath followed by the pledge of allegiance to the American flag.

CLOSED SESSION REPORT:

Mayor Foster announced that no reportable action was taken during the closed session.

PRESENTATIONS:

Redlands Animal Shelter – Animal Control Officer Bill Miller introduced “Kallie”, a one year old female torti-tabby domestic short hair, who is available for adoption with twenty-three dogs and forty-one other cats, at the Redlands Animal Shelter. Officer Miller informed the Council twenty-seven dogs and twenty-four cats have been adopted since the last regular City Council meeting.

Holiday Presentation – Eighteen children from The Church of Jesus Christ of Latter-Day Saints delighted all present with a selection of songs celebrating the holiday season.

Mayor Foster offered those present the opportunity to provide public comment on any item not on the agenda for the remaining session.

PUBLIC COMMENT:

Crosswalk Safety – Julia Frazier and Inge Marlisa described incidents of unsafe practices by drivers in the downtown business district. They requested actions be taken to improve pedestrian safety.

Quiet Zone – Tandy Hill expressed his support and reiterated his request for the funding and completion of a quiet zone at the intersection of the railroad and Alessandro Road in San Timoteo Canyon.

Police Department Manning – Andy Hoder called for increased funding for more officers for the Redlands Police Department.

Bike-Friendly Recognition – Marven Norman congratulated the City for receiving the designation of Bike-Friendly Community and encouraged the City Council to pursue other initiatives in this area.

Food Hall Development - Ryan Berk expressed his support for the Food Hall project proposed for the renovation of the Mutual Orange Distributors Packinghouse at 330 North Third Street.

CONSENT CALENDAR

Minutes - On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the minutes of the regular meeting of November 15, 2016, were approved as submitted.

Resolution No. 7666 - Conflict of Interest Code Review – On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously adopted Resolution No. 7666 and acknowledged that this City Council has reviewed its Conflict of Interest Code and finds that the following amendments are necessary: (1) Include new positions that must be designated, (2) Revise disclosure categories, (3) Revise the titles of existing positions, and (4) Delete positions that no longer make or participate in governmental decisions.

Theater Festival Agreement Amendment – On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved the first amendment to the Lease Agreement between the City of Redlands and Redlands Theatre Festival for use of the Carriage House at Prospect Park. The amendment changes the name of the Festival President.

Another Theater Festival Agreement Amendment – On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved the first amendment to the Rental and Use Agreement between the City of Redlands and Redlands Theatre Festival for use of the Sewall Theatre. The amendment changes the name of the Festival President.

Fee Waiver - On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved a request from the Boy Scouts of America, Inland Empire Council for a waiver of fees in the amount of \$2,350.00 for the 78th Annual Lincoln Pilgrimage which will be held February 4, 2017.

Bid Rejection – On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved the rejection of all bids received for the City's purchase of a heavy duty dump truck. The bids received did not meet the exact specifications listed in the request for bids.

Youth Golf Instruction – City Manager Martinez recused himself from discussion on this item due to a contractual relationship he has with Brighton Hill Academy. On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved an independent contractor agreement between the City of Redlands and Brighton Hill Academy for youth golf instruction.

Cordless Electric Equipment – On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved a Bailment Agreement between the City of Redlands and the South Coast Air Quality Management District for the loan-borrow of cordless electric lawn and garden equipment for use by staff for maintaining over 300 acres of parks and medians throughout the City.

Tennis Instruction – On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved an independent contractor agreement between the City of Redlands and Benjamin Lopez for tennis instruction at the Redlands Community Center.

COMMUNICATIONS

Waze to Avoid Capital Improvement Projects – Treasure Ortiz, of the Municipal Utilities and Engineering Department, presented a tutorial on the use of the Waze cell phone app to navigate within the City of Redlands and avoid the many capital improvement projects, such as street paving and pipeline replacement, which would otherwise disrupt or delay travel.

PUBLIC HEARINGS:

Resolution No. 7687 - CAPER – Mayor Foster opened the public hearing and called upon Janet Miller, of the Development Services Department to provide a summary of the Final Consolidated Annual Performance and Evaluation Report (CAPER). On motion of Councilmember Gilbreath, seconded by Councilmember Barich, the City Council unanimously approved Resolution No. 7687 approving the CAPER and directed staff to submit Resolution No. 7687 and the CAPER to the U.S. Department of Housing and Urban Development in accordance with federal regulations.

Ordinance No. 2842 - Building Standards Code - Mayor Foster opened the public hearing and called upon Interim Development Services Director James Troyer to reintroduce Ordinance No. 2842. On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved the adoption of Ordinance No. 2842 rescinding Chapters 15.04, 15.06, 15.08, 15.10, 15.12, 15.16, 15.18, 15.22, 15.24, 15.32, 15.40, 15.44, 15.48, 15.52, 15.54 and 15.56 of the Redlands Municipal Code and adding new chapters 15.04, 15.06, 15.08, 15.10, 15.12, 15.14, 15.16, 15.18, 15.22, 15.24, 15.26, 15.28, 15.32, 15.34, 15.40, 15.44, 15.54, 15.56 and 15.60 to the Redlands Municipal Code relating to the adoption of the 2016 California Building Code (California Code of Regulations, Title 24, Part 2), 2016 California Residential Code (California Code of Regulations, Title 24, Part 2.5), 2016 California Electrical Code (California Code of Regulations, Title 24, Part 3), 2016 California Mechanical Code (California Code of Regulations, Title 24, Part 4), 2016 California Plumbing Code (California Code of Regulations, Title 24, Part 5), 2016 California Energy Code (California Code of Regulations, Title 24, Part 6), 2016 California Historical Building Code (California Code of Regulations, Title 24, Part 8), 2016 California Existing Building (California Code of Regulations, Title 24, Part 10) 2016 California Green Building Standards Code (California Code of Regulations, Title 24, Part 11) By reference, and making amendments thereto, and adding Chapter 15.26 of the Redlands Municipal Code relating to the Uniform Housing Code.

Resolution No. 7693 - Weed Abatement - Mayor Foster opened the public hearing and called upon Fire Chief Jeff Frazier to provide a summary of the weed abatement program. As public comment, Tandy Hill announced he is off the weed abatement delinquency list. On motion of Councilmember Gilbreath, seconded by Councilmember Barich, the City Council unanimously approved Resolution No. 7693 overruling objections and proceeding with abatement.

NEW BUSINESS:

Safety/City Hall Replacement – Management Services/Finance Director Danielle Garcia provided an overview of a plan to accumulate funds for constructing, acquiring and rehabilitating capital assets related to Safety/City Hall Replacement activities. On motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved the designation of a Capital Project Fund and the transfer of land sale proceeds for Safety/City Hall Replacement.

Cityworks Enhancements – Management Services/Finance Director Danielle Garcia defined a need to update Cityworks software to accommodate changes that have occurred over the past five years and to refresh the operating procedures to make sure best practices are in use. On a motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved an agreement between the City of Redlands and Miller Spatial Services, LLC, for an amount not-to-exceed \$79,730.00, to implement Cityworks PLL Enhancements, provide user training and produce a Comprehensive Procedures Manual.

Survey and Plan Review – Jason Montgomery, of the Municipal Utilities and Engineering Department, defined the need for consulting services to complete survey and plan reviews. On motion of Councilmember Gilbreath, seconded by Councilmember Barich, the City Council unanimously approved professional services agreements between the City of Redlands and Hicks & Hartwick, Inc. and between the City of Redlands and CASC Engineering and Consulting, each in the amount of \$150,000.00, for survey and plan review services, and authorized the Mayor to execute the agreements.

Park Off-Site Improvements – Goutam Dobey, of the Municipal Utilities and Engineering Department, presented an overview of a project to improve infrastructure in and around Heritage Park. On a motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously determined that pursuant to Section 15162 of the State's guidelines implementing the California Environmental Quality Act no subsequent negative declaration or other environmental document is required to be prepared for the consideration of the improvements; approved the Heritage Park Off-site Improvements Project, Project No. 40093, plans and specifications; awarded a construction contract to EBS General Engineering, Inc., in the amount of \$843,897.00, and authorized an additional appropriation for \$215,025 from the Parks Development fund 250400.

OBT Agreements Amendments - Tabitha Kevari, of the Quality of Life Department, summarized changes to agreements affecting Phase III of the Orange Blossom Trail (OBT). On motions of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously adopted a Mitigated Negative Declaration for Common Use Agreement Amendment No. 4 between the City of Redlands and San Bernardino County Flood Control District for the establishment of a 3,300-foot long segment of pedestrian trail that travels east of Lincoln Street and west of Wabash Avenue along the Mill Creek Zanja; directed staff to post a notice of determination in

accordance with the state CEQA guidelines; and approved the portion of Amendment No. 4 for trail segments along the Zanja Creek from Lincoln Street to Wabash Avenue and along the Mission Channel from Mountain View Avenue to California Street and from Tennessee Street to approximately 620 feet east of Alabama Street, both segments collectively known as Phase III of the OBT.

Open Space Management - Tabitha Kevari, of the Quality of Life Department, provided background on the development of guidelines for management of open space properties. As public comment, Tandy Hill questioned the applicability of the guidelines to other properties and was informed that the proposed document applies only to City of Redlands open space. On motions of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously determined that adoption of the Natural Resource Management Guidelines is exempt from the California Environmental Quality Act guidelines pursuant to Section 15061(b)(3) and adopted the Natural Resource Management Guidelines for the City's open space properties. Mayor Foster expressed the appreciation of the City Council to Sherli Leonard and Mayor Pro Tem Harrison for their hard work in developing the Guidelines.

Donation for Trees - Quality of Life Director Chris Boatman relayed the sequence of events which led to the mistaken destruction of a City-owned oak tree in front of Frontier Communications offices. Consequently, Frontier has offered a donation of funds compensate for the loss. As public comment, Andy Hoder suggested the donation would be well spent on tree trimming throughout the City. On a motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council unanimously approved the acceptance of a donation in the amount of \$170,000 from Frontier Communications for the purpose of beautification of the City's Parks, including Triangle Park, and maintenance of various street trees. The City Council also authorized an additional appropriation in the same amount.

Assignment of Buyer's Interest - At the request of staff, this item was removed from consideration on this meeting agenda and will be addressed at a later date.

Airport Runway Lighting and Signage - Tim Sullivan, of the Quality of Life Department, defined the need for oversight of the lighting and signage project at the airport. On motion of Councilmember Gilbreath, seconded by Councilmember Barich, the City Council unanimously approved a construction management and inspection contract between the City of Redlands and WSP Parsons Brinckerhoff, in the amount of \$83,168.00, for the Redlands Municipal Airport Runway 8- 26 Lighting and Signage Improvement Project.

Downtown Area Attendants - Quality of Life Director Chris Boatman presented details of a plan to augment safety and security efforts in the downtown business area. As public comment, Andy Hoder and Eddie Tejada implied the implementation of the proposed program is hasty and without adequate supporting data. On a motion of Councilmember Gilbreath, seconded by Mayor Pro Tem Harrison, the City Council

unanimously approved the implementation of an Attendant Program for the downtown area.

Resolution No. 7692 - Cemetery Fees - Hillside Memorial Park Manager Armando Valles reviewed events leading to the latest Hillside Cemetery Fee Study and introduced Dave Davis of MSW Consultants who explained the methodology used to validate fees charged for goods and services at the Cemetery. On motion of Councilmember James, seconded by Councilmember Barich, the City Council approved Resolution No. 7692 establishing a fee and service charge revenue/cost comparison system, confirming the amounts of existing fees levied, and establishing pricing for products in connection with the City's Hillside Memorial Park and rescinding Resolution No. 7557. Mayor Foster and Councilmember Gilbreath recused themselves from discussion and voting on the motion due to their ownership of property in the cemetery.

Refuse Compactor - Tim Sullivan, of the Quality of Life Department, defined the need for replacement refuse compactor. On motion of Councilmember Gilbreath, seconded by Councilmember Barich, the City Council unanimously approved the single source procurement of a Caterpillar 826C Refuse Compactor from Piper/Valenti Equipment Sales & Rentals in the amount of \$69,500.00.

COUNCILMEMBER ANNOUNCEMENTS AND ACTIVITIES:

Mayor Foster and all the City Councilmembers attended the annual Redlands Christmas Parade. A good time was had by all.

Mayor Pro Tem Harrison and Councilmember Gilbreath attended *Coffee with the Council* and had a very lively exchange of ideas with those residents in attendance.

Mayor Pro Tem Harrison also attended a forum held by Southern California Edison to examine better ways for the electric company to work with local government. Additionally, he attended a somewhat "discouraging" presentation from Southern California Associated Governments which defined the unmet need for an educated workforce.

Mayor Foster attended the Chamber of Commerce *Rise and Shine Breakfast* and a ribbon cutting event for the lounge areas around City Hall.

Mayor Foster also attended the two forums for public comment and feedback on planned voting districts for future elections of Members of the City Council. He restated his encouragement to residents to attend the remaining opportunity.

All those in attendance and the listening audience at home were reminded to "Shop Redlands" for the holiday season.

ADJOURNMENT:

There being no further action required the meeting adjourned at 7:39 P.M. The next regular meeting of the City of Redlands City Council will be held on December 20, 2016.