MINUTES of a regular meeting of the Redevelopment Agency of the City of Redlands, held in the Council Chambers, Safety Hall, 212 Brookside Avenue, on April 6, 1976, at 3:30 P.M.

PRESENT

Charles G. DeMirjyn, Chairman
Chresten M. Knudsen, Vice Chairman
Ellsworth E. Miller, Member
Bertha Rose Grace, Member
Warren R. Elliott, Member

R. P. Merritt, Jr., Acting Executive Director
Edward F. Taylor, City Attorney
Peggy A. Moseley, City Clerk
Erwin S. Hein, Redlands Daily Facts
Pat Sheeran, San Bernardino Sun
Charles Roberts, KCAL

ABSENT

None

The minutes of the regular meeting of March 16, 1976, were approved as submitted.

Acting Director Merritt stated that present financial projections indicate that the Redevelopment Project area will have funds available from tax increment at a date earlier than originally anticipated. He added that one of the concerns is the area east of Orange Street and its capability to compete with the new project west of Orange Street. Mr. Merritt listed the following as desirable and legal opportunities for agency funding: parking lot acquisition and development; park site acquisition and improvement; landscaping, including sprinkling systems; sidewalks, curbs, and gutters; storm drains; and street lights.

"East of Orange Street" Participation Project

Mr. Merritt added that it is desirable to have a plan developed by the property owners and merchants of this area, which is realistic, fundable, and one that will produce the results of shopper attraction. He proposed an "Owner Participation Project" for the area east of Orange Street, generally, between Redlands Boulevard and Citrus Avenue to have technical assistance from the staff and to encompass the following:

a) Recommend that a Project Committee be formed representing business and property owners of the area.
b) Acting with the Committee, make a determination of the project boundaries, define development objectives, consider estimates of costs and funding feasibility.
c) Property owners and merchants should participate by upgrading their facilities for additional business attraction.
d) Submit the resulting plan to the Advisory Board and, finally, to the Agency.

Mr. Merritt added that the Parking District owed $170,000.00 to properties east of Orange Street which should be spent in that area for parking and parking-related improvement.

Member Knudsen moved that authorization be given to the Redevelopment Staff to participate with the merchants and property owners to proceed to establish a plan according to Mr. Merritt's memorandum. Motion was seconded by Member Grace who stated that she had desired this type of project for many years. Motion approved unanimously.

Bid Report

Mr. Merritt brought a report from Agency Coord-nator Mitchell stating that the Hahn Co. reported today that the sub-contract bids on the 200,000 square foot main mall were within the planned limits and that the bids for the parking garage are in agreement with the City estimates - slightly under $800,000.00 which assures the City that the land cost and garage costs will balance. He added that construction should start on the main mall building within 10-15 days.

There being no further business, the meeting adjourned, on motion, at 4:15 P.M.

Next regular meeting April 20, 1976.

ATTEST:

Peggy A. Mosley
Secretary

Chairman of the Redevelopment Agency

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