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MINUTES

of an adjourned regular meeting of the City Council, City of Redlands,
held in the Council Chambers, Safety Hall, 212 Brookside Avenue, on
July 25, 1972 at 1:30 P.M.

PRESENT

Jack B. Cummings, Mayor
Charles G. DeMirjyn, Vice Mayor
Chresten M. Knudsen, Councilman
Ellsworth E. Miller, Councilman
Sam S. Sewall, Councilman

Ralph P. Merritt, Jr., City Manager
 Edward F. Taylor, City Attorney
 Peggy A. Moseley, City Clerk
 Erwin S. Hein, Redlands Daily Facts
 Chuck Palmer, San Bernardino Sun

ABSENT

None

Mayor Cummings welcomed the large number of interested citizens present for this Council meeting, which had been called to receive a proposal relating to development and revitalization of the central business district. He summarized the meetings, the efforts exerted in many directions, the frustrations, and the trips involved in bringing about a successful redevelopment project for downtown Redlands.

Mayor Cummings explained that the consortium proposal is a new development route which he hopes will be the first of several proposals. He introduced Mr. Howard E. Connor, Consultant, Howard S. Wright Construction Company, Seattle.

Mr. Connor explained the purpose of the consortium, which had been formed by Coldwell, Banker and Company, Los Angeles, Howard S. Wright Development Company, Seattle, and E. M. Schaffram and Company, San Francisco. He gave a brief history of Howard S. Wright Construction Company, and showed slides of numerous impressive buildings they have erected.

Project
 Presentation

Mr. Connor then explained the stages covering the redevelopment proposal for Redlands, emphasizing that at each stage the project would be brought to the Council for approval.

Mr. E. M. Schaffram, President, E. M. Schaffram and Company, research and development analysts, stressed that there existed here an unusual and unique opportunity for development by this consortium.

Mr. Ken Brown, Coldwell, Banker and Company, Los Angeles, gave a brief resume of this company's experience in the property management field and explained an artist's rendering of an optimum proposal for the Redlands project. He introduced Mr. Irving Rector, of Burke, Kober, Nicholais & Arthuletta, architects, who briefly described the many developments which this firm has designed.

Mr. Brown concluded with the statement that this is the strongest possible team he has ever been associated with, that there is a market potential of approximately 90,000 people, and that this project would be of optimum benefit to Redlands.

In answer to questions from the Council and the audience, it was brought out that the spring of 1974 would be the target date for opening, and that the property would be owned by the consortium and leased and managed by Coldwell, Banker and Company.

City Attorney Taylor explained that the redevelopment process should assist greatly in expediting the acquisition of property and that the owners would benefit by the highest possible tax advantage in this manner.

City Manager Merritt pointed out that if this project is accepted; Coldwell, Banker and Company would be named as agent of the Redevelopment Agency. City Attorney Taylor added that this firm has a high reputation for fairness in these procedures, and expressed hope for cooperation and good spirit on the part of the community.

Mr. Cyril Litchmann, a long-time State Street property owner, wholeheartedly endorsed the project as outlined.

Mr. Connor closed their presentation by stating that they feel the City of Redlands offers the greatest opportunity of any city in the southern part of the state. They consider this a pilot project and hope to have more.

Mayor Cummings listed the numerous benefits to the immediate area, to the East State Street area, and to the abutting property. He thanked all present for their efforts and for their cooperation, with a special expression of appreciation to Vice Presidents Lee Mitchell and Bob Bulot of Stone and Youngberg.

City Manager Merritt explained that the action necessary at this time would be for Council to accept the letter and instruct the staff to work with members of the consortium to develop a contract for submission to the Council in one month. Councilman Sewall moved that this action be authorized. Motion was seconded by Councilman Miller and unanimously approved by the City Council.

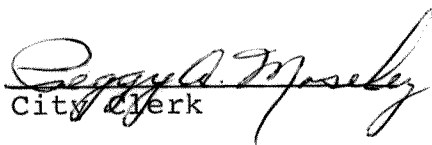
Application for Fund-Raising Action, Sylvan Park

On motion of Councilman Sewall, seconded by Councilman Miller, Council unanimously approved the request of the Redlands Gymnastics Club to sell ice cream and cake in Sylvan Park on July 30, 1972 from 1:00 to 5:00 P.M. as a fund-raising project for equipment.

There being no further business, on motion the Council adjourned at 3:00 P.M.

Next regular meeting, August 1, 1972.

ATTEST:


City Clerk


Mayor of the City of Redlands

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