

MINUTES

of a regular meeting of the City Council, City of Redlands, held in the Council Chambers, Safety Hall, 212 Brookside Avenue, on June 16, 1981, at 7:00 P.M. Planning Commission Items 3:00 P.M.

PRESENT

Charles G. DeMirjyn, Mayor
James W. Gorman, Vice Mayor
Barbara Cram Riordan, Councilmember
Ken Roth, Councilmember

Chris C. Christiansen, City Manager
Bruce C. Atkins, Attorney
Peggy A. Moseley, City Clerk
Ted Randolph, Redlands Daily Facts
Sam Nicholas, The Sun

ABSENT

Oddie J. Martinez, Jr., Councilmember

The meeting was opened with the pledge of allegiance, followed by the invocation by Phyllis Irshay, Director of A. K. Smiley Public Library.

Minutes of the regular meeting of June 2, 1981, were approved as submitted.

Stating that this was one of his most pleasant duties, Mayor DeMirjyn called Mr. William Moore and Mr. Frank Moore to the podium and read resolutions of tribute to each. These Council resolutions recalled the history of the Moore family, the younger days of both Bill and Frank, and enumerated their many services to the State, County, and City of Redlands. Mayor DeMirjyn thanked them.

Tributes
to
William
and
Frank
Moore

Mr. Frank Moore stated that during his forty-six years with the Facts, the City had had forty-six councilmen and remarked on this coincidence. He then commended the Council on their willingness and desire to serve their community. He added that Redlands Councilmembers have been truly good people as in all forty-six years there had been no major scandal. The presentation ended with an enthusiastic standing ovation by a large audience.

Mayor DeMirjyn moved agenda item No. 12-D - Request for rent moratorium - Lugonia Fountains Mobile Home Park, to this time. Homeowners Association Fair Rent Committee chairperson Rachel Biddick presented a comprehensive summary of the rent structure and of the tenants' experience since the Council meeting of January 27, 1981, at which time a \$12.78 rent increase was accepted.

Mobile
Home Park
Rent

The concerns now are: the absence of a complete, accurate lease, and the notification from the owners of a \$10.22 rent increase on August 1, 1981, when the new leases go into effect. The tenants believed there would be a rent increase only once per year. Mrs. Biddick requested a six-month rent moratorium and possibly formation of a Rent Review Board. Mr. Orville Zappe, president of the Mobile Homeowners Association also spoke requesting a moratorium and a Fair Rent Committee.

The Councilmembers each expressed concern with this situation and stressed that the Association members need legal counsel in connection with the leases and that there must be fairness for all. They also expressed concern that there might be an element of duplicity, and that adoption of a six-month moratorium would penalize the other mobile home parks. Dr. Roth then suggested that since the increase begins on August 1, 1981, the Council not initiate a moratorium until the last meeting in July, and thus give time to work on ordinances. He then moved (1) to place on the July 21 agenda a rent moratorium resolution; (2) to instruct the City Manager and staff to research and draw up an ordinance necessary to establish a Rent Review Board.

Mobile
Home Park
Rent

This motion was seconded by Councilman Gorman and carried by AYE votes of all present. After the adoption of this motion, Council discussed the composition of the board; Mr. Christiansen will accept nominations.

The Council restated most of their points and reexplained the procedure on the July 21 meeting for doubting members of the audience. President Zappe then thanked Council.

PUBLIC HEARINGS

Ordinance
No. 1756

Moving of
Buildings
Procedures

Public hearing was advertised for this time and place on Ordinance No. 1756, an ordinance of the City of Redlands amending Ordinance No. 1000 by adopting Amendment No. 155, Section 48.00: Moving of Buildings Procedures.

Mayor DeMirjyn declared the meeting open as a public hearing for any questions or comments concerning this amendment to the Zoning Ordinance. None being forthcoming, the public hearing was declared closed, and Ordinance No. 1756 was adopted, with waiver of the reading of the ordinance in full, on motion of Councilman Gorman, seconded by Councilman Riordan, by the following roll call vote:

AYES: Councilmembers Gorman, Riordan, Roth; Mayor DeMirjyn
NOES: None
ABSENT: Councilmember Martinez

Ordinance
No. 1757

Contractor
Business
License

Public hearing was advertised for this time and place on Ordinance No. 1757, an ordinance of the City of Redlands amending the Redlands Ordinance Code for the purpose of providing that no city business license be issued to a contractor in a classification in which a State Contractor's License is required unless the business license applicant can furnish proof that he has an appropriate valid, current State Contractor's License. Mayor DeMirjyn declared the meeting open as a public hearing for any questions or comments concerning this amendment to the Redlands Ordinance Code. None being forthcoming, the public hearing was declared closed, and Ordinance No. 1757 was adopted, with waiver of the reading of the ordinance in full, on motion of Councilman Roth, seconded by Councilman Riordan, by the following roll call vote:

AYES: Councilmembers Gorman, Riordan, Roth; Mayor DeMirjyn
NOES: None
ABSENT: Councilmember Martinez

COMMISSION REPORTS

Present:

Planning Commission recommendations as considered by the City Council at a regular meeting thereof held on June 16, 1981, at 3:00 P.M.

Councilmembers Gorman, Martinez, Riordan, Roth; Mayor DeMirjyn; Attorney Bruce C. Atkins; Deputy Clerk Poyzer

1

Variance No. 259 and Lot Line Adjustment No. 181 - Frederick and Corrine Bromberger

The Planning Commission approved Variance No. 259 allowing a lot area of 17,512 square feet rather than 20,000 square feet in conjunction with Lot Line Adjustment No. 181 for property located on the southwest corner of Dwight Street and Mariposa Drive, R-A Zone, subject to the departmental recommendation that the lot line be recorded by a metes and bounds description. Council discussed the split rock wall on Mariposa Drive, noting its historic and scenic value, and directed staff to prepare a resolution for the next meeting to assure preservation of the split rock wall on Mariposa Drive between Dwight and Halsey Streets.

2.

R.P.C. No. 546 - Zone Change No. 235 - Andly Development, Inc.

That R.P.C. No. 546, a resolution of the Planning Commission for adoption of Zone Change No. 235, a change of zone from A-1 (Agricultural) District to R.-S (Residential Suburban) District for 19.5 acres of property located on the south side of San Bernardino Avenue, 330 feet west of Judson Street, be approved. On motion of Councilmember Riordan, seconded by Councilmember Martinez, R.P.C. No. 546 was unanimously approved by the City Council, and Ordinance No. 1764, an ordinance of the City of Redlands establishing Zone

PLANNING COMMISSION RECOMMENDATIONS (Continued)

- Change No. 235, was introduced, given first reading of the title, and laid over under the rules with public hearing set for July 7, 1981 at 7:00 P.M.
3. Tentative Tract No. 11963 - Roya Momtazi

That Tentative Tract No. 11963, proposed on the south side of Park Avenue, 330 feet west of Tennessee Street, I-P Zone, a subdivision of 4.5 acres into six lots, be approved subject to the recommendations of all departments as contained in Planning Commission minutes dated June 9, 1981, and deleting Planning and Community Development Requirement No. 6. Councilman Riordan moved to approve Tentative Tract No. 11963 subject to the original staff recommendations and reinstating Planning and Community Development Requirement No. 6. Motion seconded by Councilman Martinez and carried unanimously.
 4. Conditional Use Permit No. 335 - Eastern Pacific Development

That Conditional Use Permit No. 335 for a revised site plan for a 100 unit condominium project for seven acres of property located on the northwest corner of Brookside Avenue and Tennessee Street, R-2-2000 Zone, be approved subject to the recommendations of all departments as outlined in Planning Commission minutes dated June 9, 1981, and contingent upon the grading plan being approved by the Building and Safety Department. On motion of Councilman Riordan, seconded by Councilman Roth, this recommendation of the Planning Commission was approved by the following vote:
 AYES: Councilmembers Martinez, Riordan, Roth; Mayor DeMirjyn
 NOES: Councilmember Gorman, expressing concern that the grading plan would not be reviewed by the Planning Commission
 ABSENT: None
 5. Conditional Use Permit No. 344 - Craig Schusterick

That Conditional Use Permit No. 344 for the conversion of four apartments to condominium units on property located at 108 West Cypress Avenue, R-S Zone, be approved subject to the recommendations of all departments as outlined in Planning Commission minutes dated June 9, 1981, and subject to the study map, calling attention to the guest parking and retaining wall as required by the Building and Safety Department. On motion of Councilman Riordan, seconded by Councilman Gorman, this recommendation of the Planning Commission was unanimously approved by the City Council.
 6. Conditional Use Permit No. 345 - Michael and Mary Gurule

That Conditional Use Permit No. 345 for the utilization of an existing residence for commercial purposes on property located at 1105 Orange Street, C-4 Zone, be approved subject to the recommendations of all departments as outlined in Planning Commission minutes dated June 9, 1981, and construction of the four foot high wall of another material such as grape stake instead of the block. Stating the continued use of this old, redwood building is one of the things that make our town unique, Councilman Roth moved for approval of Conditional Use Permit No. 345. Councilman Riordan seconded and motion carried unanimously.
 7. Conditional Use Permit No. 346 - Pacific Physicians Services

That Conditional Use Permit No. 346 for the conversion of an existing residence into an administration office for Pacific Physicians Services on property located at 1201 Brookside Avenue, A-P Zone, be approved subject to the recommendations of all departments as outlined in Planning Commission minutes dated June 9, 1981, and in accordance with the Planning Department map. Mrs. Riordan expressed her concern about the condition of the yard and pleaded for its care. On motion of Councilman Martinez, seconded by Councilman Gorman, this recommendation of the Planning Commission was unanimously approved by the City Council.
 8. Commission Review and Approval No. 400 - Jim Glaze

At its meeting on June 9, 1981, the Planning Commission approved Commission Review and Approval No. 400 for a commercial building addition for property located at 500 West Redlands Boulevard, C-4 Zone. As a result of discussion between staff and Mr. Glaze, City Manager Christiansen stated it is recommended the fire hydrant be located on the south side of Redlands Boulevard rather than the north side so that the new pavement not be dug up, Mr. Glaze is to be responsible for approximately 280 feet, plus or minus, of watermain, and the City for the hydrant which Mr. Glaze maintains he paid for previously. It is further recommended that he be allowed to sign an Improvement Agreement for the street lights as the lighting on the property is sufficient but if the use of the property changes, the street lights will be installed. There being no objections from Council to these recommendations, they were so ordered by Mayor DeMirjyn.

OTHER PLANNING ITEMS FOR COUNCIL CONSIDERATION

1. Tentative Tract No. 11221 - Bek Engineering Consultants/Parkwest Development Inc. - Time Extension
On motion of Councilman Gorman, seconded by Councilman Martinez, a time extension of one year to July 1, 1982, was unanimously given for Tentative Tract No. 11221.
2. Minor Subdivision No. 90 - Redlands Business Properties, LTD - Time Extension
On motion of Councilman Martinez, seconded by Councilman Riordan, a time extension of one year to July 1, 1982, was unanimously given for Minor Subdivision No. 90.
3. Tentative Tract No. 10817 - Henry Van Mouwerik - Time Extension
On motion of Councilman Martinez, seconded by Councilman Riordan, a time extension of one year to July 1, 1982, was unanimously given for Tentative Tract No. 10817.
4. Tentative Tract No. 10019 - Jerry Lantine - Time Extension
On motion of Councilman Roth, seconded by Councilman Gorman, Council unanimously denied the request for a third time extension for Tentative Tract No. 10019.

There being no further business, Council adjourned to an executive session.

Historic and Scenic Preservation Commission - On motion of Councilman Riordan, seconded by Councilman Roth, Mr. Scott Showler was commended for his work on the Historic and Scenic Preservation Commission and appointed to a four year term by AYE votes of all present.

APPOINTMENT

- APPLICATIONS AND PETITIONS
- Community Music Association: On motion of Councilman Riordan, seconded by Councilman Roth, the Redlands Community Music Association was granted a waiver of bowl fees for their summer programs and permission for the Redlands Jaycees was also granted to sell juice at the evening concerts and waiver of any costs involved.
- St. Mary's Barbecue: St. Mary's Catholic Church was granted a waiver of a business license and permission to sell concessions in Sylvan Park for their annual barbecue scheduled for July 19, 1981, on motion of Councilman Riordan, seconded by Councilman Roth.
- Fourth of July Committee: The Fourth of July Committee was granted a waiver of a business license and park fees and granted permission to sell concessions at the annual Fourth of July Celebration to be held in Sylvan Park on July 4, 1981, on motion of Councilman Roth, seconded By Councilman Gorman, for all non-profit organizations. The commercial enterprises shall be required to buy licenses; this shall be the City Treasurer's responsibility.
- Rialto Swim Team: On motion of Councilman Gorman, seconded by Councilman Roth, the Rialto Swim Team was granted permission to sell refreshments at the Redlands Bowl on June 26, 1981, in conjunction with the Vera Lynn School of the Dance ballet production.

COMMUNICATIONS

- Removal of Lighted Street Signs: Stating that the lighted, over-street signs at Olive and Cajon and at Fern and Cajon irritated people in Redlands, and are not necessary with the speed limit of 25 miles per hour, Councilman Roth moved that these signs be removed and used elsewhere. Motion was seconded by Councilman Gorman. In reply to Councilman Riordan's question about the cost of removal, Mr. Donnelly replied "very little."
- Ms. Sandy Reichmuth of 226 Nordina Street stated that Cajon and Olive is a bad corner, that she knows many people who do not know where Cajon and Olive is, and asked why Council was removing the sign "at our corner."

COMMUNICATIONS (Continued)

Lighted Street Signs	Councilman Riordan replied it was a matter of esthetics. The vote on Dr. Roth's motion was: AYES: Councilmembers Gorman, Riordan, and Roth; NOES: Mayor DeMirjyn; ABSENT: Councilmember Martinez.
Slag	Council discussed use of steel slag in driveways and Mr. Donnelly reported. Council suggested he also check Public Health Reports.

NEW BUSINESS

Resolution No. 3760 Paramedics Salary	Resolution No. 3760, a resolution of the City Council reducing the number of Firefighter positions from ten to six and increasing the number of Firefighter/Paramedic positions from five to nine, and implementing a five percent salary increase for the Firefighters/Paramedics, was adopted by AYE votes of all present on motion of Councilman Riordan, seconded by Councilman Gorman.
Resolution No. 3761 Cemetery Fees	On motion of Councilman Gorman, seconded by Councilman Riordan, Resolution No. 3761, a resolution of the City Council establishing an approximate five percent increase in fees applicable to the operation of Hillside Memorial Park, was adopted by AYE votes of all present.
Ordinances Nos. 1759- 1763 Traffic	Ordinances Nos. 1759, 1760, 1761, 1762, and 1763, ordinances of the City of Redlands amending the Redlands Traffic Code, were given first reading of the titles and laid over under the rules with second reading and public hearing set for July 7, 1981, at 7:00 P.M. Chief Brickley explained the need for each and answered questions.

CITY MANAGER

Funds Parks and Street Trees	On motion of Councilman Riordan, seconded by Mayor DeMirjyn, Council authorized by AYE votes of all present the transfer of \$360,000 from the General Fund to the Parks and Street Trees Fund to re-establish the Park Acquisition Reserve which as been used for cash flow.
Airport Lobby Lease	By AYE votes of all present, Council renewed the lease with Aero Tech Academy for occupancy of a portion of the lobby at Redlands Municipal Airport on motion of Councilman Gorman, seconded by Councilman Riordan.
Prospect Park Amphi- theater Agreement	Council authorized by AYE votes of all present a one-year agreement between the City and the Friends of Prospect Park for the management and supervision of the Prospect Park Amphitheater and authorized James MacKenzie, Parks and Recreation Director, to sign the agreement in behalf of the City on motion of Councilman Riordan, seconded by Councilman Gorman. This proviso was in the motion: To refer to the City as the final arbitrator to determine those who use the Amphitheater and those who do not. This agreement provides that the Friends of the Prospect Park manage and supervise the Amphitheater and be responsible for the direct supervision of the theater and collection of monies; the City will be responsible for maintenance of the theater and grounds and for the removal of trash. Director of Parks and Recreation MacKenzie stated that it is the intent of the lease that there be no cost to the City. In connection with the consideration of the 1981-82 budget, City Manager Christiansen stated that the Council had received a request from the YWCA for funding in the amount of \$19,000 for support for the Legal Aid program. Mr. Christiansen added that he could not recommend this in view of the loss of \$425,000 to the City due to Sacramento legislation.

CITY MANAGER (Continued)

Carol Hardison, current president of the Y, introduced Attorney Andrew Haynal who volunteers time to the Legal Aid. Mr. Haynal explained the losses of funding to the Y, including the loss of CETA personnel, and stressed that this service to the poor and indigent is needed and requested the use of Revenue Sharing Funds.

Councilman Riordan commended Attorney Haynal for supporting this project. She stated that she had made inquiries of the county and they are at a loss in this matter. However, the suggestion was made to her that possibly university students could receive college credit for work for Legal Aid. Mrs. Riordan expressed her regret.

The budget was then accepted as submitted by AYE votes of all present on motion of Councilman Roth, seconded by Councilman Gorman.

1981-82
Budget
Adoption

Councilman Gorman commended the staff for accomplishing the nearly impossible feat of limiting this budget to very nearly the same as for fiscal year 1980-81, especially in the face of inflation and increased population. He stated he was disturbed to see the ever increasing percentage of funding going to administration rather than to capital improvements; and that he foresees, in the not too distant future the need for formation of improvement districts to fund lighting and street maintenance. He reminded Council that funding for the Paramedics would be on the April, 1982, ballot.

Claims

On motion of Councilman Riordan, seconded by Councilman Roth, claims in the names of Gerry Wells, Redlands Five Ltd., and Louise Axelrod were denied by AYE votes of all present in routine manner and referred to the City's insurance carrier.

Petition

Council announced the receipt of a petition from the neighbors of the lots approved by Council for low-cost housing at the last Council meeting (June 2, 1981). The petition was signed by 62 citizens, the majority homeowners, and requested that this area be limited to senior citizen housing. It listed nearby bus transportation, supermarket, two cafes, and a modern drug store as advantages for the elderly.

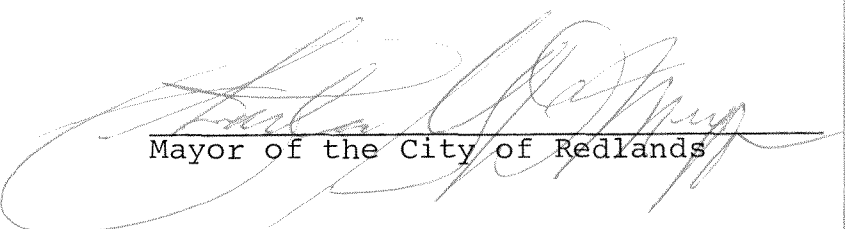
Councilman Riordan presented information from County Housing that a review of public housing units disclosed that in 121 units, only four or five were designated for seniors.

Low-Cost
Housing

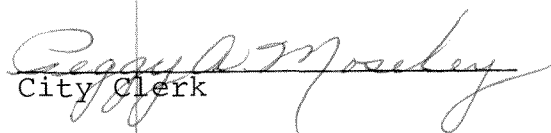
On motion of Councilman Riordan, seconded by Councilman Gorman, Council authorized the Manager to notify the County that, if possible, Redlands receive a mix of family and senior citizens. This motion was adopted by the following vote: AYES: Councilmembers Gorman, Riordan, Roth; NOES: Mayor DeMirjyn; ABSENT: Councilmember Martinez.

Bills and salaries were ordered paid as approved by the Finance Committee. There being no further business, Council adjourned, on motion, at 8:45 P.M. to an executive session.

Next regular meeting, July 7, 1981.


Mayor of the City of Redlands

ATTEST:


City Clerk