

MINUTES

of a regular meeting of the City Council, City of Redlands, held in the Council Chambers, Safety Hall, 212 Brookside Avenue, on December 15, 1981, at 7:00P.M.

PRESENT

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

Chris C. Christiansen, City Manager
Dallas Holmes, City Attorney
Peggy A. Moseley, City Clerk
Glenn Cunliffe, Redlands Daily Facts
Pat Brown, The Sun

ABSENT

None

The meeting was opened with the pledge of allegiance, followed by the invocation by Phyllis Irshay, Director of A. K. Smiley Public Library who read a poem of Peter Marshall.

Minutes of the adjourned regular meeting of November 30, 1981, were approved as submitted, and the regular meeting of December 1, 1981, were approved as amended by the City Council.

Retired
Employee
Recognition

Mayor DeMirjyn called to the podium two retiring City employees: Trinidad P. Castro, an employee of the City for twenty-two years, and Gene Carrillo who has worked for the City for 26 years. Both men have been in the Disposal Department. Mayor DeMirjyn congratulated them upon retirement, wished them well, and presented them a plaque of the City Seal.

BIDS

Bids were opened and publicly declared at 10:00 A.M. on December 10, 1981, in the office of the City Clerk for a two year contract for weed abatement and waste removal commencing January 1, 1982, from the following:

Bid Award

Douglas Holman
Highland, California

Weed
Abatement
Contract

Mararatha Disking
Bloomington, California

At this time, it is the recommendation of the Fire Department that award be made to Douglas Holman as this is the lower and fully qualified bid. On motion of Councilman Riordan, seconded by Councilman Gorman, unanimous Council approval was given to the award of the two year weed abatement and waste removal contract to Douglas Holman of Highland.

The following bids were opened and publicly declared at 10:00 A.M. this date by the City Clerk for Phase II Construction of Community Center:

Bid
Report

Community
Center

Donald McKee & Hart, Inc. Redlands, California	\$515,000.00
Rossetti Construction Co. Ontario, California	516,749.00
Earle T. Casler, Inc. Upland, California	522,000.00
Maveric Constructing Co. San Bernardino, California	534,245.00
Snedaker Construction and Development Company Palm Springs, California	554,000.00
K. L. Neff Construction Co. Ontario, California	566,500.00

BIDS (Continued)

	Dale C. Eckert Corporation Riverside, California	\$593,717.00
Bid Report	Mohr Construction, Inc. Riverside, California	599,800.00
Community Center	Swen F. Larson Redlands, California	608,368.00
These bids were referred to the County Office of Community Development for study and recommendation and will be returned to Council at a later date on motion of Councilman Martinez, seconded by Councilman Riordan.		
The following bids were opened and publicly declared at 10:00 A.M. this date by the City Clerk for paving materials for 1982:		
	Matich Corporation Colton, California	
Bid Award	1. 10,000 tons dense-graded plant-mixed asphaltic paving material FOB Matich to City Trucks	\$19.00/ton
	FOB jobs within City	22.00/ton
	2. 500 tons open-graded plant-mixed asphaltic paving material FOB Matich to City trucks	20.50/ton
	FOB jobs within City	23.50/ton
Paving Materials	3. 200 tons rock screening FOB jobs within City	13.00/ton
	4. 2,000 gallons liquid asphalts FOB Matich to City trucks	1.25/gallon
	FOB jobs within City	1.80/gallon
	E. L. Yeager Construction Company Riverside, California	
	1. 10,000 tons dense-graded plant-mixed asphaltic paving material FOB Riverside Plant	\$21.00/ton
	FOB Redlands	24.70/ton
	2. 500 tons open-graded plant-mixed asphaltic paving material FOB Riverside Plant	23.00/ton
	FOB Redlands	26.70/ton
	3. 200 tons rock screening FOB Riverside Plant	5.80/ton
	FOB Redlands	7.80/ton
	4. 2,000 gallons liquid asphalts FOB Riverside Plant	1.30/gallon
	FOB Redlands	1.60/gallon
Bid Award	At this time, it is the recommendation of the Department of Public Works that award be made to Matich Corporation as this is the lower, qualified bid. On motion of Councilman Gorman, seconded by Councilman Martinez, unanimous Council approval was given to the award of paving materials for 1982 to Matich Corporation, Colton.	
Paving Materials	The following bids were opened and publicly declared at 10:00 A.M. this date by the City Clerk for street lighting materials:	
Bid Report	Inland Lighting Supplies Riverside, California	\$186,721.06
Street Lighting Materials	General Electric Supply Co. San Bernardino, California	192,241.98
	Consolidated Electrical Distributors, Inc. San Bernardino, California	21,040.45 (mathematics questioned)

BIDS (Continued)

At this time, it is the recommendation of the Department of Public Works that this matter be tabled for further study. Council concurred unanimously. The following bids were opened and publicly declared at 10:00 A.M. this date by the City Clerk for improvements of Colton Avenue at various locations and Redlands Boulevard, south of Fern Avenue:

B. J. Construction San Bernardino, California	\$ 56,995.80
Riverside Construction Riverside, California	62,307.35
Sully Miller Construction Co. Upland, California	68,148.75
Matich Corporation Colton, California	68,363.20
Kruger McGrew San Bernardino, California	73,640.20
LeMay & Son, Inc. Fontana, California	74,091.30
Fontana Paving, Inc. Fontana, California	76,313.97
E. L. Yeager Company Riverside, California	84,406.80

Bid Award

Street
Improvements

At this time, it is the recommendation of the Department of Public Works that award be made to B. J. Construction as this is the lowest, qualified bid. On motion of Councilman Martinez, seconded by Councilman Gorman, unanimous Council approval was given to the award of improvements of Colton Avenue and Redlands Boulevard to B. J. Construction, San Bernardino, in the amount of \$56,995.80.

PUBLIC HEARING

Ordinance
No. 1783

Stabilize
Mobilehome
Park Rents

Public hearing was advertised for this time and place on Ordinance No. 1783, an ordinance of the City of Redlands adding Article 374 to the Redlands Ordinance Code to stabilize mobilehome park rents. Mayor DeMirjyn declared the meeting open as a public hearing for any questions or comments concerning this ordinance.

Mr. Carl Billings, owner of Orange Grove Estates, thanked Mr. Arthur Gregory for his statements at the last meeting explaining the problems of the Mobile Park owners; declared the Council study and information on rents to be inadequate for such an important legislation as rent control and reported on parks in other cities.

Mr. Anton Merle addressed Council asking repeatedly for a definition of "rent gouging" and "greedy". He detailed the mobilehome space rent increases at Lugonia Fountains during the past four years and compared them to the inflation figures for that time.

Mayor Martinez reviewed the Council's efforts in regard to mobilehome rents for the past two years, and added that he believes ample time has been spent on this matter.

Mr. John Merle stated that he believed the tenants had been bargaining from an unfair advantage point because they "have the Mayor on their side."

PUBLIC HEARING (Continued)

Ordinance No. 1783 After further discussion, Councilman Gorman moved for adoption of Ordinance No. 1783, with waiver of the reading in full; this motion was seconded by Mayor DeMirjyn and carried by the following vote:

Stabilize Mobilehome Park Rents	AYES:	Councilmen Gorman, Martinez; Mayor DeMirjyn
	NOES:	Councilmembers Riordan and Roth
	ABSENT:	None

ORAL PETITIONS FROM THE FLOOR

Mr. Al C. Ballard asked to be permitted to speak later in the evening. Later he requested to be on the January 5th agenda in behalf of affordable housing.

COMMISSION REPORTS

Planning Commission recommendations as considered by the City Council at a regular meeting thereof held on December 15, 1981, at 3:00 P.M.

Present: Councilmembers Gorman, Martinez, Riordan, Roth; Mayor DeMirjyn, Attorney Holmes, Community Development Director Schindler; Deputy Clerk Poyzer

1. Conditional Use Permit No. 355 - Redlands Community Hospital

That Conditional Use Permit No. 355 for a five-story addition to Redlands Community Hospital, 350 Terracina Boulevard, R-S Zone, be approved subject to the recommendations of all departments as contained in Planning Commission minutes dated December 8, 1981, and amending Planning and Community Development Department Requirement No. 5 to read: Landscaping and irrigation plans to be approved by Parks Director and cleared by Planning Director and with the review and approval of the Planning Commission prior to issuance of building permit, amending Planning and Community Development Requirement No. 15 to read: Provide acceptable access for Jack Barker parcel (acceptable access shall be by easement or dedication approved by affected parties). Following an explanation from Attorney Holmes regarding conflict of interest under the Political Reform Act, on motion of Councilman Martinez, seconded by Councilman Gorman, Council unanimously approved Conditional Use Permit No. 355 as recommended by the Planning Commission.

2. R.P.C. No. 554 - Zone Change No. 237 - Annexation No. 58 - City of Redlands

At its November 3, 1981, meeting, the City Council referred three requests for study of zone classifications other than that recommended by the Planning Commission in R.P.C. No. 554. The Planning Commission reviewed these requests at their meeting of December 8, 1981, and unanimously reaffirmed their previous recommendations as shown on the zoning map for Annexation No. 58. Following brief discussion, on motion of Councilman Martinez, seconded by Councilman Roth, Council unanimously amended the recommendation of the Planning Commission by changing the zoning from A-1 to I-P for the three parcels of property south of Citrus Avenue, west of Kansas Street. Ordinance No. 1775, an ordinance of the City of Redlands establishing Zone Change No. 237 was introduced, given first reading of the title, and laid over under the rules with public hearing set for January 5, 1982, at 7:00 P.M.

Mr. Joe Bondiman again requested Council consider R-S zoning for his property which is located south of Barton Road. Discussion followed regarding preparation of a General Plan amendment. Councilman Roth moved to leave the zoning A-1 as shown on the map of pre-zoning as recommended by the Planning Commission. Motion seconded by Councilman Gorman and carried unanimously.

3. Conditional Use Permit No. 323 - Latin American Free Methodist Church

That the request for a conditional use permit for a proposed church facility to be located at 715 Lugonia Avenue, .7 acres, R-1 Zone, be approved subject to the recommendations of all departments as contained in Planning Commission minutes dated December 8, 1981, and in accordance with Section 52.00(c) of Zoning Ordinance No. 1000, adding Planning and Community Development requirement No. 16 to read: A three foot high buffer berm to be added adjacent to Texas Street and to provide landscape screening since it is a residential area. On motion of Councilman Gorman, seconded by Councilman Martinez, Conditional Use Permit No. 323 was unanimously approved by the City Council as recommended by the Planning Commission.

PLANNING COMMISSION RECOMMENDATIONS (Continued)4. R.P.C. No. 556 - Zone Change No. 239 - Dorothy Campbell

That R.P.C. No. 556, a resolution of the Planning Commission for adoption of Zone Change No. 239, a change of zone from A-1 (Agriculture) District to R-S (Residential Suburban) District for two ten acre parcels; one located on the southeast corner of LaSalle Street and Highland Avenue and the other parcel located on the northwest corner of Highland Avenue and Wabash Avenue, be approved. On motion of Councilman Martinez, seconded by Councilman Roth, R.P.C. No. 556 was unanimously approved by the City Council and Ordinance No. 1776, an ordinance of the City of Redlands establishing Zone Change No. 239, was introduced, given first reading of the title, and laid over under the rules with public hearing set for January 5, 1982, at 7:00 P.M.

5. R.P.C. No. 557 - Zone Change No. 240 - Mary Shah

That R.P.C. No. 557, a resolution of the Planning Commission for adoption of Zone Change No. 240, a change of zone from A-1 (Agriculture) District to R-S (Residential Suburban) District for thirty acres of property located on the northwest corner of Colton and Wabash Avenues, be approved. On motion of Councilman Riordan, seconded by Councilman Gorman, R.P.C. No. 557 was unanimously approved by the City Council, and Ordinance No. 1777, an ordinance of the City of Redlands establishing Zone Change No. 240, was introduced, given first reading of the title, and laid over under the rules with public hearing set for January 5, 1982, at 7:00 P.M.

6. R.P.C. No. 558 - Ordinance No. 1000 Text Amendment No. 159 - City of Redlands

That R.P.C. No. 558, a resolution of the Planning Commission for adoption of Ordinance No. 1000 Text Amendment No. 159 pertaining to accessory buildings, permanent buildings, and lot coverage in mobilehome parks, be approved. On motion of Councilman Riordan, seconded by Councilman Martinez, R.P.C. No. 558 was unanimously approved by the City Council, and Ordinance No. 1778, an ordinance of the City of Redlands adopting Ordinance No. 1000 Text Amendment No. 159, was introduced, given first reading of the title, and laid over under the rules with public hearing set for January 5, 1982, at 7:00 P.M.

7. R.P.C. No. 559 - Commission Determination No. 39 - Thomas A. Gould, D.V.M.

That R.P.C. No. 559, a resolution of the Planning Commission for Commission Determination No. 39 finding that an animal hospital is similar to permitted uses in the C-M (Commercial Industrial) District, be approved subject to the conditions outlined in R.P.C. No. 559. On motion of Councilman Riordan, seconded by Councilman Gorman, R.P.C. No. 559 for Commission Determination No. 39 was unanimously approved by the City Council. In conjunction with this Commission Determination, Commission Review and Approval No. 73 (Revised) for an animal hospital addition of 208 square feet on property located at 1093 West Colton Avenue was approved by the Planning Commission subject to all departmental recommendations as contained in Planning Commission minutes dated December 8, 1981.

OTHER PLANNING ITEMS FOR COUNCIL CONSIDERATION1. Conditional Use Permit No. 354 - Aladdin's Castle, Inc. - Final Approval

All requirements as outlined in Council minutes dated December 1, 1981, having been complied with, it is the recommendation of the Planning Department that final approval be given Conditional Use Permit No. 354. On motion of Councilman Roth, seconded by Councilman Riordan, this recommendation of the Planning Department was unanimously approved by the City Council.

2. Crime Prevention Sign Program - Redlands Police Department

Officer Chuck Millett of the Redlands Police Department addressed Council regarding a proposed neighborhood watch sign program that would provide for residents involved in this program to place an 18' x 24' sign on a six foot post located in the front yard area stating "Warning, Neighborhood Watch Program in Force." Officer Millett stated this was a nationwide program which has been active, on-going, and successful since 1973 throughout the United States.

Council attention was directed to requirements of the Sign Code which permits only For Sale, For Rent, Lease or Exchange signs up to three square feet in residential zones requires Planning Commission approval with height limited to four feet.

OTHER PLANNING ITEMS FOR COUNCIL CONSIDERATION

Councilman Riordan moved to refer this proposal to staff for study and preparation for a pilot program. Councilman Roth seconded the motion which carried by the following vote:

AYES: Councilmembers Gorman, Martinez, Riordan, Roth
 NOES: Mayor DeMirjyn (for the reason he felt staff already has enough to do and he would prefer to proceed with installation and removal if there is a problem.)

3. Minor Subdivision No. 99 - Siegfried Kotz - Time Extension

On motion of Councilman Riordan, seconded by Councilman Martinez, a time extension of one year to December 16, 1982, was unanimously given for Minor Subdivision No. 99.

4. Specific Plan No. 23-A/Minor Subdivision No. 108 - Waiver Request - John Moore

Mr. John Moore requested a waiver of Condition No. 7 on Minor Subdivision No. 108. This condition requires a portion of land owned by Dr. Johnson to be obtained by Mr. Moore and made a part of his development prior to final approval of the map. Staff recommended no action on Mr. Moore's request until a review to fully analyze his request in detail can be done. Council discussed this at length and on motion of Councilman Riordan, seconded by Councilman Martinez, asked staff to review this request and its impact on Specific Plan No. 23 and to meet with Dr. Johnson and bring a report and recommendation to the meeting of January 5, 1982.

Following a ten minute recess, Council reconvened at 4:20 P.M.

5. 1981 Second Semi-Annual Building Permit Allocations

Resolution No. 3769, adopted August 4, 1981 by the City Council, established December 31, 1981, as the final date for the second semi-annual allocation of 225 units for 1981 under Proposition "R." The following allocations were unanimously approved by the City Council:

	<u>Applicant</u>	<u>Units</u>	<u>Motion</u>
RDA #81-1B	C/L Builders-Developers	40	Gorman/Riordan
RDA #81-3B	Paul Hsu/ADR Corporation	50	Riordan/Roth
RDA #81-4B	W. Dennis Renter	50	Riordan/Gorman
RDA #81-6B	Joseph P. Buoye, Jr.	0	Gorman/Riordan
RDA #81-7B	Scerbo Development Corp.	0	Roth/Gorman
RDA #81-8B	M-L Investments	0	Gorman/Roth
*RDA #81-9B	David Weisz	25	Gorman/Roth
*RDA #81-10B	Michael J. Leon and Bruce McIntyre	14	Roth/Gorman
RDA #81-11B	Andly Development	46	Roth/Gorman
RDA #81-12B	Casa Bonita/Joseph Khoury	0	Gorman/Riordan

*At the time of awarding RDA #81-9B, the applicant, Mr. David Weisz, stated for the record he only wanted 25 units rather than the 34 units recommended by the Planning Commission. Council then awarded nine additional units to RDA #81-10B as this project was next in line.

During the allocation proceeding, Councilman Riordan acknowledged that the system needed refining in the area of lot sale subdivisions. This will be studied after this allocation is completed.

6. Transfer of Allocation

On motion of Councilman Roth, seconded by Councilman Gorman, Council unanimously approved the transfer of an allocation for 24 P.U.D.'s from I. Mack Development, Inc. to Austin R. and Ruth M. Welch. This was done with written assurance from Mr. and Mrs. Welch that the development will proceed as approved on the original application.

Mr. Ed Jolley of a local real estate business stated he hoped Council can clarify "R" in order to get prices of houses down. Councilman Gorman pointed that staff and the City Attorney are working on changes in the ordinance.

There being no further business, Council adjourned to a closed personnel session.

Traffic Commission - will meet Thursday, December 17th, at 2:15 P.M. Dr. Roth asked Mr. Donnelly to look into a request for a change in the configuration of Canyon Drive and the Country Club approach.

Public Works Commission - Tentative meeting January 11, 1982, at 3:30 P.M. to study water rates.

Airport Advisory Board - will meet the end of January.

APPLICATIONS AND PETITIONS

Bus Depot Permit	Greyhound District Supervisor Pat Hartson of Indio explained that Greyhound Company did not want to run their buses past Redlands, not stoping, and that they were trying to replace the agency in the same location on Colton Avenue. He explained that the additional toilet facility required by conditional use permit would cost \$10,000 and that it was not really a necessity as people did not wait at the agency and the buses are equipped with toilets. Mr. Christiansen read the requirements of the conditional use permit; Council agreed to consider any application made.
San Andreas Council of Camp Fire	On motion of Councilman Riordan, seconded by Councilman Martinez, the San Andreas Council of Camp Fire was unanimously given approval to conduct their annual door-to-door candy sale beginning January 20, 1982 to February 15, 1982, under Section 2122 of the Redlands Ordinance Code.
Photo Fiesta Lincoln Shrine Anniversary	The Annual Photo Fiesta scheduled for May 23, 1982, and the 50th Anniversary of the Lincoln Shrine Concert by The 15th Air Force Band of the Golden West on May 22, 1982, at 2:00 P.M. received waiver of the bowl fees. The motion granting this waiver by Councilman Riordan, seconded by Councilman Martinez, contained the proviso that in the event the clean-up was not adequate, the applicants would be billed by the City.
U.S. Army Jazz Ambassadors	The request for permission to use the Redlands Bowl and a waiver of fees requested by Mr. Roy Dufour of The Sun for a performance by the United States Army Jazz Ambassadors on May 7, 1982, was tabled for study and negotiations with The Sun. The Councilmembers recalled complaints of the decibel level from a large area during the last performance.

COMMUNICATIONS

Police Officer Commendation	A letter of commendation and gratitude from the City Council and the citizens of Redlands to Police Officer Jim Rieck was unanimously authorized on motion of Councilman Roth, seconded by Councilman Martinez. Dr. Roth expressed admiration at the selfless bravery of Officer Rieck who was able to pursue his assailant even though sustaining a dangerous head wound. Dr. Roth added, "He is a great example of how our police handle themselves."
Zone Change Rescinded	Councilmember Riordan moved to rescind her motion of last meeting authorizing reversion of the Donald House property on the corner of San Mateo Street and Brookside Avenue to R-S Zoning. The motion was seconded by Councilman Martinez and unanimously approved. Mrs. Riordan explained that the original plans will be carried out.

NEW BUSINESS

Resolution No. 3803 Annual Appropriation Limit	Resolution No. 3803, a resolution of the City Council of the City of Redlands approving and adopting the annual appropriations limit for the fiscal year 1981-1982 in the amount of \$8,986,667.00, was unanimously adopted on motion of Councilman Riordan, seconded by Councilman Martinez.
Resolution No. 3804 Affirmative Action Plan	On motion of Councilman Gorman, seconded by Councilman Riordan, Resolution No. 3804, a resolution of the City Council of the City of Redlands adopting an equal employment opportunity affirmative action plan, was unanimously adopted.

CITY MANAGER

Water Rights Purchase	The Department of Public Works was authorized to purchase Mill Creek water rights from Mr. O. J. Fowler on motion of Councilman Martinez, seconded by Councilman Gorman, by a unanimous vote.
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CITY MANAGER (Continued)

Option "B" Water Contracts	On motion of Councilman Gorman, seconded by Councilman Martinez, Council unanimously approved transfer of two Option "B" Water Contracts; one in the name of R. H. Paxton and the other in the name of J. J. Ramirez, Amelia Ramirez, S. G. Ramirez, and Laura Ramirez.
Claim	A claim against the City in the name of Timothy Stippich was denied by the Council and referred to the City's insurance carriers on motion of Councilmember Riordan, seconded by Councilman Gorman.

CITY ATTORNEY

Ratification of Action	On motion of Councilman Riordan, seconded by Councilman Gorman, the Council unanimously ratified the action of filing by the City Attorney in behalf of the City and the Redevelopment Agency, to protect against the statutes of limitation in connection with the Redlands Mall problem. Bills and salaries were ordered paid as approved by the Finance Committee. There being no further business, the Council adjourned, on motion, to an adjourned regular meeting on Monday, December 28, 1981, at 2:00 P.M. in the City Hall. They then met in closed session covered by Attorney/Client privilege, at 8:16 P.M. Next regular meeting, January 5, 1982.
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ATTEST:

Cecilia A. Mosley
City Clerk

Charles L. DeMiguel
Mayor of the City of Redlands

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