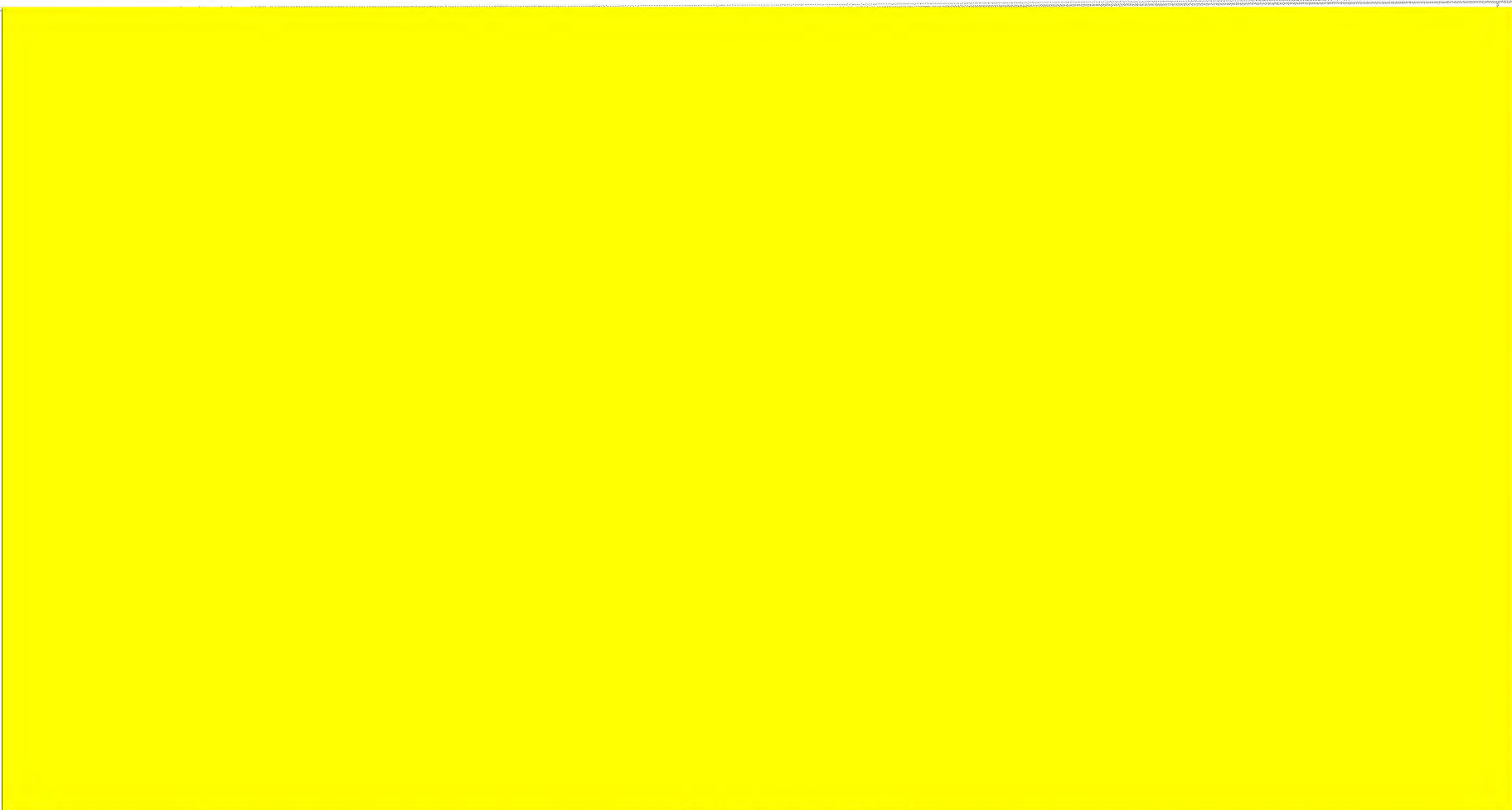




MINUTES

of a regular meeting of the City Council, City of REDlands, held in the Council Chambers, Safety Hall, 212 Brookside Avenue, on February 16, 1982, at 7:00 P.M. Planning Commission Items 3:00 P.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 Mayor DeMirjyn.

Mayor DeMirjyn read a resolution recognizing and honoring seven individuals assigned to Norton Air Force Base who have demonstrated by their dedication and professionalism to be worthy of selection by the Base as outstanding performers for the year 1981.

Six recipients were Air Force members, and one was a civilian employee. They each were presented with a signed copy of the resolution.

Chamber President William Hardy, Jr., then awarded each participant a gift certificate provided by members of the Chamber of Commerce.

Minutes of the regular meeting of February 2, 1982, were approved as submitted.

BIDS

The following bid was opened and publicly declared at 10:00 A.M. this date in the office of the City Clerk for a two year contract for the removal of dead citrus groves:

Fred Ford and Company
Redlands, California

BIDS (Continued)

Bid Award At this time, it is the recommendation of the Department of Planning and Community Development that award be made to Fred Ford and Company as this is a qualified bid and is at the same rate as Mr. Ford's services were for the past year. On motion of Councilman Martinez, seconded by Councilman Riordan, unanimous Council approval was given to the award of the dead citrus grove removal contract to Fred Ford and Company.

Dead Citrus
Grove
Removal

Bids were publicly opened and reported on December 15, 1981, for Phase II Construction of Community Center.

Bid Award

Phase II
Community
Center

City Manager Christiansen read a communication from Supervisor McKenna authorizing award of the bid to the lowest fully qualified bidder, Donald McKee and Hart in the amount of \$573,853.00. Council discussed this briefly. On motion of Councilman Martinez, seconded by Councilman Gorman, award was approved by the following vote:

AYES: Councilmembers Gorman, Martinez, Riordan; Mayor DeMirjyn
NOES: None
ABSTAIN: Councilmember Roth as he feels the city could be "left out on a limb" financially.

ORAL PETITIONS FROM THE FLOOR

Council candidate Martin Hathaway addressed Council expressing concern with the apparent lack of Council appreciation for Mr. Vincents' voluminous presentation on city water at the last meeting. Mr. Hathaway also commented briefly upon some personnel matters and the handling thereof. Mayor DeMirjyn thanked him.

COMMISSION REPORTS

Planning Commission recommendations as considered by the City Council at a regular meeting thereof held on February 16, 1982, at 3:00 P.M.

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

1. Tentative Tract No. 12158 - Boatman Properties

That Tentative Tract Map No. 12158, for a ten lot subdivision on property located on the south side of Lugonia Avenue, approximately 600 feet east of Alabama Street, C-M Zone, be approved subject to the recommendations of all departments as outlined in Planning Commission minutes dated February 9, 1982. Stating that Council finds that this map is in conformity with the General Plan of Redlands, that it complies with Government Code 66474, and that it will cause no problem as far as waste discharge requirements are concerned, Councilman Riordan moved to approve this recommendation of the Planning Commission. Councilman Martinez seconded the motion which carried unanimously.

2. Conditional Use Permit No. 351 and Variance No. 265 - Arrowhead Christian Academy

Council concurred to table these items in accordance with the request of the applicant.

3. Commission Review and Approval No. 456 - Gerald and Helen Helfrich

Although this item does not require Council review, the applicants have requested, by letter, waiver of Engineering Division Requirement No. 9 and Fire Department Requirement No. 2. On motion of Councilman Riordan, seconded by Councilman Martinez, Council referred this request to staff for a report and recommendations.

OTHER PLANNING ITEMS FOR COUNCIL CONSIDERATION

1. Commission Review and Approval No. 451 - Zihni Kaymez and Hayk Cicekei - Final Approval

All requirements as outlined in Council minutes dated October 20, 1981, having been complied with, it is the recommendation of the Planning

OTHER PLANNING ITEMS FOR COUNCIL CONSIDERATION (Continued)

- Department that final approval be given Commission Review and Approval No. 451. On motion of Councilman Riordan, seconded by Councilman Gorman, this recommendation of the Planning Department was unanimously approved.
2. Commission Review and Approval No. 339 - Chamber of Commerce
- The Chamber of Commerce is requesting relief from a requirement that the three parcels located on the northeast corner of Redlands Boulevard and Orange Street be recorded as one lot. If the request is to be approved, Mr. Schindler recommends the lot lines be adjusted to provide parking for each parcel with construction or reconstruction on each parcel. He has prepared a study map providing for these adjustments. Following discussion, Councilman Riordan moved to present Mr. Schindler's recommendations to the Chamber of Commerce and with the Chamber's concurrence refer the request back to the Planning Commission. Motion seconded by Councilman Martinez and carried unanimously.
3. RDA 81-5A - Allocation Transfer - Ingrid Mack
- Councilman Roth moved that Council take no action on this request at this time in view of the complexity of the situation. Councilman Gorman seconded the motion.
- Councilman Riordan requested a short recess in closed session under the attorney/client privilege. Council recessed at 3:20 P.M. and reconvened to an open session at 3:35 P.M.
- Councilman Roth's motion to take no action at this time on this request was then unanimously adopted.
4. Agricultural Contract Cancellation Procedure
- In accordance with Government Code 51282.1c, Councilman Riordan moved that a public hearing before the City Council for consideration of Agricultural Preserve Contract cancellation shall be conducted within 90 days from the date of application by the owner. Motion seconded by Councilman Gorman and carried unanimously.
- Councilman Gorman moved to define a discontinuous pattern of urban development as one which would result in a gap between the new development and an existing built-up area or lands. To result in a contiguous pattern of urban development the property for which cancellation is sought shall abut existing urban development on at least one side. Urban development is to be defined as existing developed commercial, industrial, residential (density of one or more dwelling units per acre) and in public facility land uses. Existing development is to include a final tract map or finalized project. Motion seconded by Councilman Riordan and carried unanimously.
- In accordance with Government Code 51282.1e, Councilman Riordan moved to define level of specificity required for a specified alternate use as follows:
- (a) Applicant shall submit a proposed tentative tract map in accordance with the provisions of Subdivision Ordinance No. 1562 or a development plan with sufficient detail to clearly show how the land will be used at ultimate development.
 - (b) Applicant shall indicate the zone classification to be applied for on the property or provide a list of uses to be conducted on the property in accordance with the special use provisions of Zoning Ordinance No. 1000.
 - (c) Applicant shall submit an initial study pursuant to C.E.Q.A. guidelines which address all environmental impacts at ultimate development.
- Motion seconded by Councilman Gorman and carried unanimously.
- On motion of Councilman Riordan, seconded by Councilman Martinez, Council unanimously set a deposit of \$500.00 with a final fee to be based on actual cost of City services for processing of contract removal applications. Fee shall cover cost of environmental review and staff preparation of reports and documents for Council action. Fee shall not cover cost of mailing notices in accordance with Government Code 51291.1.
5. Agricultural Contract Land Removal No. 1 - Rossmore Investments and KMK, Inc.
- A letter dated February 4, 1982, from Harry F. McManus, Principal Appraiser in the Office of the San Bernardino County Assessor determines the full cash value and cancellation value of the land under Open Space Contract No. 71-R008 as follows:

OTHER PLANNING ITEMS FOR COUNCIL CONSIDERATION (Continued)

168-031-11	\$869,135.00
168-041-41	119,290.00

Based on this information, Councilman Gorman moved that Council certify to the County Auditor that the Cancellation Fee for subject property will be as follows:

168-031-11	\$108,641.87
168-041-41	14,911.25
Total: \$123,553.12	

Motion seconded by Councilman Riordan and carried unanimously.

At this time, the public hearing was reopened and continued as ordered at the Council meeting of January 19, 1982, for any questions or comments concerning this Agricultural Contract Removal. Stating he was in favor of this request, Pat Meyer of C-G Engineering and representing the applicant, did not repeat his presentation made at the January 19, 1982 meeting but stated he would answer any questions. There being no further comments or questions, the public hearing was declared closed.

Councilman Riordan stated (1) that the land proposed for cancellation of contract immediately abuts the south boundary of the Redlands Municipal Airport for a distance of 2,950 feet; (2) that the proposed use will be a continuation of industrial type uses now conducted on the airport property; (3) that the alternative use is consistent with the Airport Master Plan and incorporates the City's plan to acquire 15 acres of the property for airport expansion purposes; and (4) that the alternative use will not have a detrimental effect on the continued farming of agricultural contract lands to the east, south, and west, and industrial uses are usually compatible with agricultural uses; therefore, she moved that Council find that the cancellation and alternative use will not result in discontiguous patterns of urban development. Motion seconded by Councilman Martinez and carried unanimously.

Councilman Gorman moved that the alternative use is in fact consistent with the local General Plan in effect on October 1, 1981, for the following reasons:

- (1) The alternative use is consistent with the land use element of the General Plan Map. The site is designated for light industrial uses.
- (2) The alternative use is consistent with the circulation element of the General Plan. All proposed streets comply with the location and right-of-way standards of the General Plan. Subject streets are designated as collector streets on the General Plan map.
- (3) The alternative plan is consistent with the objectives, principles and standards as contained in the General Plan text and specifically page 36 as it pertains to the relationship of the airport to industry and page 6 as it pertains to the economic goal of orderly and diversified economic growth in the City.
- (4) The alternative use is not inconsistent with the Housing, Conservation, Open Space, Noise, Scenic Highway, Scenic and Public Elements of the General Plan, and further to grant tentative approval to Agricultural Contract Land Removal No. 1. Motion seconded by Councilman Riordan and carried unanimously.

6. Agricultural Preserves Acreage

On motion of Councilman Roth, seconded by Councilman Gorman, Council unanimously finds that agricultural preserves of less than 100 acres are necessary in Redlands due to the unique characteristics of the agricultural enterprises in the Redlands' area and that establishment of preserves of less than 100 acres is consistent with the Redlands General Plan.

- * See bottom of page
Park Commission - meets Thursday, February 18 at 2:15 P.M. in the Conference Room at City Hall.
Traffic Commission - will meet Thursday, February 18, 1982, at 2:00 P.M.
Historic and Scenic Preservation Commission - the meeting was well covered by the press.

APPLICATIONS AND PETITIONS

Braille Foundation

Mr. L. P. Pedro of the Christian Record Braille Foundation, Inc. was unanimously granted permission to contact business and professional people in the City acquainting them with the free services offered the blind and visually impaired and giving them the opportunity to help support this work. This was done on motion of Councilman Martinez, seconded by Councilman Gorman.

- * There being no further business, Council adjourned to a closed session for the purpose of discussing matters covered by the attorney/client privilege and personnel matters.

APPLICATIONS AND PETITIONS (Continued)

American
Legion
Poppies

On motion of Councilman Gorman, seconded by Councilman Riordan, the American Legion Auxiliary Redlands Unit 106 was unanimously granted permission to distribute the American Legion Poppies on May 14 and 15, 1982.

Greyhound
Bus
Depot

Mrs. Marilyn L. Vesely requested waiver of Council requirement that the last Greyhound Bus of the day at 9:20 P.M. be met by an attendant. It is economically impossible for Mrs. Vesely to do this. She described her efforts and her desire to run the bus depot, explaining that she would be there from 7:30 A.M. to 5:30 P.M. Council discussed the matter at length restating many of their views of the past meetings.

Mr. Gorman stated that study and observation on his part show no special problems with the operation, and Chief Brickley added that he had received no reports of problems. Following discussion of the possible hardships loss of service would cause, Mr. Martinez' motion to table failed by:

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

After lengthy discussion Councilman Riordan moved that the matter be returned to the Planning Commission for a report and for removal of the Council requirement that an attendant be present after 7:30 P.M. bus arrival, and that a working telephone be provided outside the building. Councilman Gorman seconded the motion which carried by: AYES: Councilmembers Gorman, Riordan, Roth; NOES: Councilmember Martinez, Mayor DeMirjyn.

Councilman Riordan left the chambers at 7:50 P.M.

CITY MANAGER

Disposal
Truck
Order

On motion of Councilman Gorman, seconded by Councilman Roth, Council authorized by AYE votes of all present the Disposal Department to order one new Crane Carrier disposal truck with rear loader body to be paid for from the 1982-83 budget. By ordering now, the City will save an expected price increase of at least six percent; estimated cost is \$97,550.

Funds

Planning
Commission

An additional appropriation in the amount of \$2,400.00 was authorized by AYE votes of all present on motion of Councilman Roth, seconded by Councilman Gorman, to enable five of the new Planning Commissioners to attend a three day conference in San Diego; to enable the other two commissioners to attend a one day seminar on California Environmental and Subdivision Laws to be conducted by the University of California, Riverside; for payment of membership in the American Planning Association; and for funds to cover costs of the Redlands Planning Commission hosting a joint City-County Commission meeting in November.

Joslyn
Senior
Center
Expansion

Mr. Dick Zahn, President of the ABLE Committee, presented a request that Council authorize application for HUD funds for an expansion of Joslyn Senior Center. The ABLE Committee needs Council's agreement to provide the maintainance and operation of this facility in order to apply for the funds. Mr. Zahn briefly described the proposed expansion; assured Council the plans do not effect the parking area; and presented ideas how the Center could generate funds for the maintenance and operation.

Stating he could support the maintenance and operation agreements if funds were forthcoming from HUD, Councilman Gorman moved to proceed with the appropriate request for the HUD funds. Motion seconded by Councilman Martinez and carried by AYE votes of all present.

CITY MANAGER (Continued)

Title Search
Flood Control Property
City Manager Christiansen explained that neither the Southern Pacific or the City are sure who owns the property along the tracts from Orange Street westerly to Wabash Avenue and that in our opinion the counter offer by the Railroad is not fair market value. Based on the staff report, Councilman Gorman moved to authorize the expenditure of \$12,500 from the Storm Drain Construction Fund for Safeco Title Insurance to conduct a title search of subject property. Motion seconded by Councilman Martinez, and carried by AYE votes of all present.

Funds
Canine Competition
An additional appropriation in the amount of \$7,000.00 to cover necessary expenses prior to and during the department's Annual Police Canine Competition scheduled for May 22, 1982 was approved by AYE votes of all present on motion of Councilman Martinez, seconded by Councilman Roth. All expended funds will be reimbursed through entry fees, program ads, and donations from long-time supporters.

Claim
On motion of Councilman Gorman, seconded by Councilman Martinez, a claim in the name of John Emery Jones was denied and ordered sent to the City's risk manager and City's excess insurance carrier.

CITY ATTORNEY

Attorney Holmes verified that the Barents' complaint and summons was turned over to Bruggeman and Smith.

Bills and salaries were ordered paid as approved by the Finance Committee. There being no further business, Council adjourned, on motion, at 8:05 P.M. Next regular meeting, March 2, 1982.

ATTEST:

Peggy A. Mosley
City Clerk

Charles E. Bruggeman
Mayor of the City of Redlands

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