

INUTES

RESENT

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of a regular meeting of the City Council, City of Redlands, held in the Council Chambers, Safety Hall, 212 Brookside Avenue, on August 16, 1983, at 3:00 P.M.

- Kenneth Roth, Mayor
- Charles G. DeMirjyn, Vice Mayor
- Oddie J. Martinez, Jr., Councilman
- James W. Gorman, Councilman
- Tim Johnson, Councilman

- John E. Holmes, City Manager
- Dallas Holmes, City Attorney
- Lorrie Poyzer, City Clerk
- Laura Wingard, Redlands Daily Facts
- James Nickles, The Sun

None

The meeting was opened with the pledge of allegiance followed by the invocation by Mayor Roth.

Minutes of the regular meeting of July 19, 1983, were approved as submitted.

Bills and salaries were ordered paid as approved by the Finance Committee.

Zone Change
No. 256

The City Clerk announced that a public hearing has been scheduled on September 6, 1983, at 7:00 P.M. for Zone Change No. 256 which was approved by the Planning Commission at their meeting of August 9, 1983.

General Plan
Amendments
Nos. 28A & 28B

Appeals to Planning Commission actions on General Plan Amendments Nos. 28A and 28B were filed with the City Clerk on August 12, 1983. Council conferred with the City Attorney in closed session later in the afternoon regarding this matter. During the evening session, Attorney Holmes explained that after careful examination of the provisions of State law applicable to general plan amendments, unless the Council itself initiates a proposed amendment to the General Plan, an amendment not approved by the Planning Commission cannot proceed to the City Council for action. Following discussion, Councilman Johnson moved to refund the \$300.00 presently held for the two appeals filed. Motion seconded by Councilman Gorman and carried unanimously. Councilman Johnson moved to set the fee structure for these Council-initiated General Plan amendment reviews at \$150.00 each to be paid by the property owners. Motion seconded by Councilman DeMirjyn and carried unanimously. With the understanding Council has not prejudged this matter, Councilman Johnson moved to initiate and refer to the Planning Commission for a report on General Plan Amendments Nos. 28A and 28B; motion seconded by Councilman Martinez. Following discussion, the motion carried by the following vote:
AYES: Councilmembers Martinez, Johnson; Mayor Roth
NOES: Councilmembers DeMirjyn, Gorman

Zone Change
No. 257
Appeal

An appeal to Planning Commission's decision to deny Zone Change No. 257 was filed with the City Clerk on August 12, 1983. On motion of Councilman DeMirjyn, seconded by Councilman Gorman, hearing on this appeal was set for September 6, 1983, at 7:00 P.M.

PLANNING COMMISSION RECOMMENDATIONS

Planning and Community Development Director Schindler presented the following items considered by the Planning Commission at their regular meeting held on August 9, 1983, which require Council action:

Tentative Tract No. 12419 - Centennial Properties

That Tentative Tract No. 12419 for 17.92 acres of property located on the southwest corner of Alabama Street and Lugonia Avenue, be approved based on the findings of the Planning Commission and subject to the recommendations of all departments as outlined in Planning Commission minutes dated August 9, 1983. Stating that Council finds that Tentative Tract No. 12419 is consistent with the General Plan and Government Code Section 66474 and the waste discharge requirements, Councilman Gorman moved to approve this recommendation of the Planning Commission. Motion seconded by Councilman Martinez and carried unanimously.

Tentative Tract No. 12347-2 - Terrain West II

That Tentative Tract No. 12347-2 for 9 acres of property located on the southwest corner of Highland Avenue and Wabash Avenue, be approved based on the findings of the Planning Commission and subject to the recommendations of all departments as outlined in Planning Commission minutes dated August 9, 1983. Stating that Council finds that Tentative Tract No. 12347-2 is consistent with the General Plan and Government Code Section 66474 and the waste discharge requirements, Councilman DeMirjyn moved to approve this recommendation of the Planning Commission. Motion seconded by Councilman Gorman and carried unanimously.

Tentative Tract No. 12451 - Terrain West II

That Tentative Tract No. 12451 for 8.32 acres of land located on the northwest corner of Highland Avenue and Wabash Avenue, be approved based on the findings of the Planning Commission and subject to the recommendations of all departments as outlined in Planning Commission minutes dated August 9, 1983. Stating that Council finds that Tentative Tract No. 12451 is consistent with the General Plan and Government Code Section 66474 and the waste discharge requirements, Councilman Martinez moved to approve this recommendation of the Planning Commission. Motion seconded by Councilman Johnson and carried unanimously.

Minor Subdivision No. 129 - James and Constance Endeward

That the request for approval of Minor Subdivision No. 129, located on the northeast corner of Bellevue Avenue and Magnolia Avenue be approved based on the findings of the Planning Commission and subject to the recommendations of all departments as contained in the Planning Commission minutes dated August 9, 1983. On motion of Councilman DeMirjyn, seconded by Councilman Gorman, this recommendation of the Planning Commission was unanimously approved.

Urbanization Transition Line

Several property owners within the area bounded by San Bernardino Avenue, Judson Street, Pennsylvania Avenue, and University Street extended petitioned Council for deletion of their property from the Urbanization Transition Line boundary. Council referred the requests to the Planning Commission, and it was the determination of the Commission that the program was not effective and should not be continued. Planning Director Schindler explained the original concept which was adopted by minute action of the Planning Commission and City Council. Attorney Holmes questioned the legal status of this concept noting we have a General Plan and zoning for this purpose. Councilman DeMirjyn stated that he would have to vote against rescinding this concept as he felt it would result in increased density. Councilman Johnson moved to approve the recommendation of the Planning Commission that the Urbanization Transition Line concept and related map be rescinded in its entirety. Motion seconded by Councilman Martinez and failed by the following vote:
 AYES: Councilmen Martinez, Johnson
 NOES: Councilmen DeMirjyn, Gorman; Mayor Roth

Later in the meeting, Councilman Johnson asked Council to reconsider the above action. Councilman Roth moved to reconsider Item 5(e), Urbanization Transition Line. Motion seconded by Councilman Johnson and carried by the following vote:
 AYES: Councilmen Martinez, Johnson; Mayor Roth
 NOES: Councilmen DeMirjyn, Gorman

Following lengthy discussion, Councilman Johnson moved to instruct staff to review the Urbanization Transition Line concept and its consistency to the General Plan and City zoning, and recommend an alternative that would accomplish the intent of increasing lot sizes as we move from the center of town. Motion seconded by Councilman Martinez and carried unanimously.

Minor Subdivision No. 94 - Time Extension - Wayne Hutchinson

On motion of Councilman DeMirjyn, seconded by Councilman Gorman, a time extension of one year to August 19, 1984, was unanimously given for Minor Subdivision No. 94 in order to allow the applicant additional time to seek financing.

Later in the evening, Mrs. Lula Ponte addressed Council regarding Minor Subdivision No. 94 which borders her property. She stated Mr. Hutchinson has not fulfilled the stipulations of the Planning Commission and requested denial of the time extension. Planning Director Schindler explained that all requirements must be met before final approval is granted and the map recorded. Council explained to Mrs. Ponte that if Mr. Hutchinson had not applied for this time extension, the application with all the requirements would have expired.

Resolution No. 3912 - Agricultural Preserve Removal No. 58 - Roy and Beverly Haskins

That the request to remove 30.4 acres of land from the Agricultural Preserve Boundaries located on the south side of Sessums Drive and west of Wabash Avenue be approved as subject property meets criteria for removal under Resolution No. 3649. On motion of Councilman Martinez, seconded by Councilman DeMirjyn, Resolution No. 3912, a resolution of the City Council amending the Agricultural Preserve Boundaries and approving Agricultural Preserve Removal No. 58 was unanimously approved by the City Council.

EPAC Presentation of Affordable Housing Project

Mr. Rick Doremus, president of EPAC Development, presented his plans for a 144 unit condominium project proposed on 6.88 acres of property located on the northwest corner of Brookside Avenue and Tennessee Street in which incentives are to be granted for inclusion in the affordable housing agreement. Following staff review and a meeting with Mr. Doremus, the following benefits were offered:

1. A density increase of 25 percent over the otherwise maximum allowable residential density under the R-2-2000 zone upon your agreement to construct at least 25 percent of your total units to be sold to persons and families of low or moderate income;
2. An amendment to the property development standards in the City code to allow only one covered parking space plus one-half open guest parking space for each one bedroom unit constructed in a density bonus project;

PLANNING COMMISSION RECOMMENDATIONS

	3. A reduced setback along the adjacent private road, with an adequately maintained landscaping buffer between the setbacks of your garages and the private road; and 4. A minimum setback of 30 feet between main buildings. Mr. Doremus asked Council to consider reducing the minimum building separation to 25 feet. Using a model he showed where the 25 feet separation would be used in what he considered was a superior design producing affordable housing. Following discussion, Councilman Martinez moved to comply with City Manager Holmes' letter of June 7, 1983, listing the above four incentives and to authorize drafting the agreement. Motion seconded by Councilman Johnson and carried by the following vote: AYES: Councilmen Martinez, Johnson; Mayor Roth NOES: Councilmen DeMirjyn, Gorman Council recessed at 4:00 P.M. to a Redevelopment Agency meeting and reconvened at 4:05 P.M. to a closed session for the purpose of discussing items covered under the attorney/client privilege and personnel. Council reconvened at 7:00 P.M.														
Retirement Recognition	Mayor Roth at this time highlighted the 38 years of public service performed by Miss Frances Redman for the patrons of the A. K. Smiley Public Library. He then presented to her a Certificate of Honor signed by the Councilmembers and a plaque with the City seal.														
Certificates of Appreciation	Fire Chief Ray Mills presented Certificates of Appreciation to Messrs. Pete DeYoung and Tim Shorter for their actions which were instrumental in saving the life of Mr. Dennis Felper, who had suffered a heart attack on July 4, 1983, by applying C.P.R. Certificates of Appreciation were also presented to Messrs. Tim Simon and Jim Fare for their efforts in saving the life of 14-month old Annalise Hillard by applying C.P.R. after she fell in a swimming pool. Mayor Roth commended these gentlemen stating these were not only acts of courage but also of self control to be able to apply C.P.R. under conditions like this.														
Good Sportsmanship	Vice Mayor Charles DeMirjyn and Councilman Martinez presented Tracey Heller a good sportsmanship letter of recognition from the National Junior Tennis League Play-offs which were held in Industry Hills on July 27, 1983. Councilman Martinez, who is also Tracey's principal, told the audience that Tracey was one of his favorite students at Mariposa, that she was an excellent student and fine representative of Redlands.														
BIDS															
Bid Call															
Alabama Street Arch Culverts	On motion of Councilman Martinez, seconded by Councilman Gorman, the City Clerk was authorized to advertise for bids for the installation of arch culverts in Alabama Street at the Santa Ana River. The following bids were opened and publicly declared at 10:00 A.M. on July 27, 1983, in the City Hall Conference Room by the City Clerk for the widening of Eureka Street at State Street: <table><tr><td>Larry Jacinto Construction, Inc. Mentone, California</td><td>\$47,915.45</td></tr><tr><td>Bonadiman-McCain, Inc. San Bernardino, California</td><td>\$53,411.70</td></tr><tr><td>Riverside Construction Company Riverside, California</td><td>\$56,259.30</td></tr><tr><td>E. L. Yeager Construction Company, Inc. Riverside, California</td><td>\$63,403.90</td></tr><tr><td>Kruger-McGrew Construction San Bernardino, California</td><td>\$65,721.10</td></tr><tr><td>Redlands Paving Redlands, California</td><td>\$69,991.16</td></tr><tr><td>AAA Paving Company Rialto, California</td><td>\$81,814.95</td></tr></table>	Larry Jacinto Construction, Inc. Mentone, California	\$47,915.45	Bonadiman-McCain, Inc. San Bernardino, California	\$53,411.70	Riverside Construction Company Riverside, California	\$56,259.30	E. L. Yeager Construction Company, Inc. Riverside, California	\$63,403.90	Kruger-McGrew Construction San Bernardino, California	\$65,721.10	Redlands Paving Redlands, California	\$69,991.16	AAA Paving Company Rialto, California	\$81,814.95
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BIDS (Continued)

Bid Award At this time, it is the recommendation of the Department of Public Works that award be made to Larry Jacinto Construction, Inc., as this is the lowest, responsible bid. On motion of Councilman Gorman, seconded by Councilman Martinez, Council approval was unanimously given to the award of Eureka Street widening to Larry Jacinto Construction, Inc., Mentone, in the amount of \$47,915.45.

Eureka Street Widening

PUBLIC WORKS

Resolution No. 3908 Public hearing was advertised for this time and place for the vacation of a portion of La Paloma Street. Mayor Roth opened the meeting as a public hearing for any questions or comments concerning this street vacation. None being forthcoming, the public hearing was declared closed, and Resolution No. 3908, a resolution of the City Council ordering the vacation of a portion of La Paloma Street was unanimously adopted on motion of Councilman Johnson, seconded by Councilman Martinez.

Vacate Portion of La Paloma Street

Resolution No. 3909 Public hearing was advertised for this time and place for the vacation of portions of Sunset Drive. Mayor Roth opened the meeting as a public hearing for any questions or comments concerning this street vacation. None being forthcoming, the public hearing was declared closed, and Resolution No. 3909, a resolution of the City Council ordering the vacation of portions of Sunset Drive was unanimously adopted on motion of Councilman Martinez, seconded by Councilman Gorman.

Vacate Portions of Sunset Drive

Ordinance No. 1823 Public hearing was advertised for this time and place on Ordinance No. 1823, and for consideration of Planning Commission Resolution No. 599, which recommends approval of Ordinance No. 1000 Amendment No. 167 which adopts the Share-A-Home concept. Mayor Roth declared the meeting open as a public hearing for any questions or comments concerning this ordinance. None being forthcoming, the public hearing was declared closed. Following brief discussion, the words "or religious" were deleted from the text of the ordinance and on motion of Councilman Johnson, seconded by Councilman Gorman, Ordinance No. 1823, an ordinance of the City of Redlands, adopting Ordinance No. 1000 Amendment No. 167, was by unanimous consent given its first reading by title only, introduced, and laid over under the rules with second reading scheduled for September 6, 1983, at 7:00 P.M.

Share-A-Home Concept

COMMISSION/BOARD MATTERS

Parks Study Parks Commission - Dr. Zimmerman, Chairman of the Parks Commission, presented a recommendation to authorize the employment of a student to research parks development and any grant funds available. Council felt the concept of parks planning was meritorius but expressed concern in view of the financial restraints for maintenance of parks. Councilman Martinez moved to reject the recommendation of the Parks Commission. Motion seconded by Councilman DeMirjyn and carried unanimously.

Bowl Restrooms Mayor Roth brought attention to the need for additional restroom facilities at the Redlands Bowl. Councilman DeMirjyn suggested the use of portable restrooms for a temporary solution. Council referred this matter to staff and the Parks Commission for study for a permanent solution.

Blanket Affairs Councilman Martinez stated he felt it was time for Council to come up with a solution regarding the use of blankets to reserve seats at the Bowl. Mayor Roth felt this was a "no win" situation; that the Redlands Community Music Association had been granted permission to use the facility and should be responsible to set the rules. Councilman Gorman stated it was difficult to legislate good manners. Discussion was concluded with Councilman Martinez requesting suggestions from staff for a solution.

COMMUNICATIONS

Oppose Local Income Taxes Councilman Johnson presented a resolution he proposed to present at the League of California Cities' meeting in October which stated the League would oppose any legislation to allow the imposition of a local income tax by cities or counties in California. On motion of Councilman Johnson, seconded by Councilman DeMirjyn, this resolution was approved for presentation at the League meeting.

City Manager Employment To clear up any confusion over the employment of our current City Manager, John E. Holmes, Mayor Roth stated the two letters of understanding are available to anyone who wanted a copy, and he moved that these letters be incorporated into the record and confirm the employment by a vote of the Council. Motion seconded by Councilman Martinez and carried unanimously.

UNFINISHED BUSINESS

Resolution No. 3915	Attorney Holmes presented two alternative resolutions establishing guide- lines for alteration of projects approved pursuant to Proposition "R" and Ordinance No. 1788. Councilman Johnson moved to set the application fee at \$500.00 and to adopt Resolution No. 3915, Alternate B, a resolu- tion of the City Council of the City of Redlands establishing guidelines for alteration of projects approved pursuant to Proposition "R" and Ordinance No. 1788. Motion seconded by Councilman Gorman and carried unanimously.
Proposition "R" Reevaluation Procedure	
Ordinance No. 1825	Councilman Gorman moved to introduce and give first reading by title only Ordinance No. 1825, an ordinance of the City of Redlands amending Ordinance No. 1788 to exempt projects meeting the criteria of Ballot Measures "B" and "S" and lay over under the rules with second reading scheduled for September 6, 1983. Motion seconded by Councilman DeMirjyn and carried by the following vote: AYES: Councilmembers DeMirjyn, Martinez, Gorman; Mayor Roth NOES: Councilman Johnson
Proposition "R" Exemptions	
Ordinance No. 1821	Ordinance No. 1821, an ordinance of the City of Redlands establishing criteria for use of reflective material on exterior building surfaces was given second reading of the title and adopted with waiver of the reading of the ordinance in full, on motion of Councilman Johnson, seconded by Councilman Martinez, by the following roll call vote: AYES: Councilmembers Martinez, Gorman, Johnson; Mayor Roth NOES: Councilman DeMirjyn
Reflective Surfaces	

NEW BUSINESS

Resolution No. 3913	Resolution No. 3913, a resolution of the City Council of the City of Redlands supporting Assembly Constitutional Amendment No. 35 which makes State-mandated local programs voluntary unless the Legislature appropriates sufficient money to cover increased costs, was unanimously approved on motion of Councilman Gorman, seconded by Councilman Johnson.
Support ASC No. 35	
1983-84 Encumbrances	On the listing of encumbrances for 1983-84, the figure on page one of \$37,749.00 for the Engineering Services/City Yard Expansion was corrected to read \$14,500.00. On motion of Councilman Gorman, seconded by Councilman DeMirjyn, the 1983-84 listing of encumbrances for 1983-84 as corrected was unanimously approved.

CONSENT CALENDAR

Funds	City Council unanimously authorized a loan from the Insurance Fund to the General Fund in the amount of \$106,000.00 to be used in conjunction with Community Block Grant funds to purchase a 1500 GPM Fire Pumper on motion of Councilman DeMirjyn, seconded by Councilman Martinez.
Fire Pumper Purchase	
Funds	On motion of Councilman DeMirjyn, seconded by Councilman Martinez, Council unanimously approved appropriation of \$39,855.00 from the Park Tax Acquisition Fund to pay for lighting of the Ford Park Tennis Courts. Mayor Roth again expressed the Council's appreciation for the \$10,000.00 donation from the Redlands Racquet Club which will be used towards this project.
Ford Park Tennis Courts	
Claims	On motion of Councilman DeMirjyn, seconded by Councilman Martinez, Council unanimously rejected a claim filed by Harry Wanket Construction Company as it was found not to be a proper charge against the City.
Option B Water Contract	City Council unanimously approved an Option B Contract transferring two hundred ten (210) day inches of water from Wescon Investors to Coussoullis Realty Company as an undivided one-half interest and H & R Company, a partnership, as an undivided one-half interest on motion of Councilman DeMirjyn, seconded by Councilman Martinez.
Resolution No. 3914	Resolution No. 3914, a resolution of intention to amend the contract with the Public Employees Retirement System for safety employees, was adopted by unanimous vote of the City Council on motion of Councilman DeMirjyn, seconded by Councilman Martinez.
PERS Amendment	
Resolution No. 3910	Resolution No. 3910, a resolution of the City Council setting a debt service tax rate of .0042 cents per \$100.00 assessed property valuation for the Sewer Fund Debt Service, was unanimously adopted by the City Council on motion of Councilman DeMirjyn, seconded by Councilman Martinez.
Debt Service Tax Rate	

There being no further business, Council adjourned, on motion, at 8:30 P.M.

Next regular meeting, September 7, 1983.


Mayor of the City of Redlands

ATTEST:


City Clerk

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