MINUTES of a regular meeting of the City Council, City of Redlands, held in the Council Chambers, 212 Brookside Avenue, on August 20, 1985, at 3:00 P.M.

PRESENT

Carole Beswick, Mayor
Charles G. DeMirjyn, Councilman
Richard N. Larsen, Councilman

John E. Holmes, City Manager
Dallas Holmes, City Attorney
Lorrie Poyzer, City Clerk
Laura Wingard, Redlands Daily Facts
Pat Brown, The Sun

ABSENT

Tim Johnson, Vice Mayor
Oddie J. Martinez, Jr., Councilman

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

Minutes of the regular meeting of July 16, 1985, and the adjourned regular meeting of July 30, 1985, were approved as submitted.

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

PLANNING AND COMMUNITY DEVELOPMENT

Resolution No. 4101 - Proposition R Implementation

Resolution No. 4101, a resolution of the City Council of the City of Redlands including residential developments on single lots not requiring subdivision approval within the "Competitive Evaluation and Selection Process for Subdivisions" established by Proposition R and implemented by Ordinance No. 1843, was adopted on motion of Councilman Larsen, seconded by Councilman DeMirjyn, by AYE votes of all present.

Tentative Tract No. 12859 - For Kids Only

Councilman Larsen moved to approve the Environmental Review Committee's Negative Declaration for Tentative Tract No. 12859 for the subdivision of approximately 1.69 acres of land into five lots for property located at the northwest corner of Sylvan Boulevard and Dearborn Street, R-1 Zone, and directed staff to file and post a "Notice of Determination" in accordance with the City's guidelines. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.

Stating that Council finds that pursuant to Section 66473.5 of the California Government Code, Tentative Tract No. 12859 together with the provisions for its design and improvement is consistent with the City's General Plan and any applicable specific plans; that none of the conditions provided in California Government Code Section 66474 exist on this map; and that pursuant to California Government Code Section 66474.6, the discharge of waste from this subdivision apparently will not result in violation of existing requirements prescribed by the Santa Ana Regional Water Quality Control Board pursuant to Division 7 of the California Water Code, Councilman Larsen moved to approve Tentative Tract No. 12859 based on the findings of the Planning Commission and subject to the recommendations of all departments as contained in Planning Commission minutes dated August 13, 1985. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.

Tentative Tract No. 13044 - Keith W. Kean

Councilman Larsen moved to approve the Environmental Review Committee's Negative Declaration for Tentative Tract No. 13044 for the subdivision of 15.8 acres of land into 58 lots for property located on the north side of Colton Avenue, 846 feet east of Dearborn Street, R-1 Zone, and directed staff to file and post a "Notice of Determination" in accordance with the City's guidelines. Motion seconded by Councilman Beswick and carried by the following vote:
AYES: Councilmembers Beswick and Larsen
NOES: Councilman DeMirjyn
ABSENT: Councilmembers Martinez and Johnson

Stating that Council finds that pursuant to Section 66473.5 of the California Government Code, Tentative Tract No. 13044 together with the provisions for its design and improvement is consistent with the City's General Plan and any applicable specific plans; that none of the conditions provided in California Government Code Section 66474 exist on this map; and that pursuant to California Government Code Section 66474.6, the discharge of waste from this subdivision apparently will not result in violation of existing requirements prescribed by the Santa Ana Regional Water Quality Control Board pursuant to Division 7 of the California Water Code, Councilman Larsen moved to approve Tentative Tract No. 13044 based on the findings of the Planning Commission and subject to the recommendations of all departments as contained in Planning Commission minutes dated August 13, 1985. Motion seconded by Councilman Beswick and carried by the following vote:
AYES: Councilmembers Beswick and Larsen
NOES: Councilman DeMirjyn
ABSENT: Councilmembers Martinez and Johnson

Minor Subdivision No. 150 - Gibraltar Community Builders

Councilman Larsen moved to approve Minor Subdivision No. 150 for the subdivision of 32.6 acres of land into four lots for property located on the southeast corner of Barton Road and Terracina Boulevard, R-2 Zone, with its conditions as recommended by the Planning Commission at their August 13, 1985, meeting, and that positive findings be entered on the record as to this map's consistency with City plans and conformity with waste discharge requirements and Government Code Section 66474. Councilman Beswick seconded the motion and asked the City Attorney for advice as how to proceed since Councilman DeMirjyn had left the Chambers. There being no quorum present, the meeting was recessed at 3:12 P.M. There still being no quorum present at 3:25 P.M., the meeting was recessed until 7:00 P.M. Council reconvened at 7:13 P.M. at which time Councilman DeMirjyn was present and moved to table this matter until a full Council was present. Motion seconded by Councilman Beswick and carried by the following vote:
AYES: Councilmembers Beswick, DeMirjyn
NOES: Councilman Larsen
ABSENT: Councilmembers Martinez, Johnson

Conditional Use Permit No. 440 - Edmund T. Dombrowski

Conditional Use Permit No. 440, an application to convert an existing residence into a medical care facility located at 224 Terracina Boulevard, M-F Zone, was approved by AYE votes of all present based on the findings of the Planning Commission and subject to the recommendations of all departments as contained in Planning Commission minutes dated August 13, 1985, on motion of Councilman Larsen, seconded by Councilman DeMirjyn.

Parcel Map No. 9216 - McQueen Development - Final Approval

On motion of Councilman Larsen, seconded by Councilman DeMirjyn, Parcel Map No. 9216 for Conditional Use Permit No. 404, was accepted by Council by AYE votes of all present.

Conditional Use Permit No. 404 - McQueen Development - Final Approval

All requirements as contained in Council minutes dated October 2, 1984, having been complied with, the Planning Division recommended that final approval be given Conditional Use Permit No. 404. On motion of Councilman Larsen, seconded by Councilman DeMirjyn, this recommendation of the Planning Division was approved by AYE votes of all present.

Conditional Use Permit No. 429 - Fredericks Development - Final Approval

Attorney Holmes questioned a letter received this afternoon from the Law Offices of Parker and Covert on behalf of the Redlands Unified School District regarding Conditional Use Permit No. 429 as he thought this matter had been settled in his office two weeks ago. No one was present from the School District nor was the developer. Based on his information, Attorney Holmes thought this letter was sent to the City Council in error and that it would be proper to act on this matter at this meeting. The Planning Division recommended that final approval be given Conditional Use Permit No. 429, Fredericks Development, as all requirements as contained in Council minutes of May 7, 1985, have been complied with. On motion of Councilman Larsen, seconded by Councilman Beswick, this recommendation of the Planning Division was approved by the following votes:
AYES: Councilmembers Beswick, Larsen
NOES: Councilman DeMirjyn
ABSENT: Councilmembers Martinez, Johnson

Conditional Use Permit No. 432 - Deane Properties - Final Approval

All requirements as contained in Council minutes dated June 4, 1985, having been complied with, the Planning Division recommended that final approval be given for Conditional Use Permit No. 432, Deane Properties. Lura Dymond, co-chairman of the Sierra Club, stated this was the second largest project next to Gibraltar's and asked that approval for this 496-unit apartment project be placed on this ballot along with the Gibraltar Project for a vote of the residents. Councilman DeMirjyn stated he could not see how Council could continue these actions as long as our water problem exists, and asked Council to consider putting a moratorium on all building until the water problem is solved or he will proceed to file a class action suit this week. Councilman Larsen moved to grant final approval to Conditional Use Permit No. 432 as recommended by the Planning Division. Motion seconded by Councilman Beswick and carried by the following vote:
AYES: Councilmembers Beswick, Larsen
NOES: Councilman DeMirjyn
ABSENT: Councilmembers Martinez, Johnson

Greetings from Japanese Visitor

Bill Kobayashi, acting chairman of the Redlands' Sister City Committee, introduced Toshiko Nakada, chairperson of the Sister City Committee in Hino, Japan. Ms. Nakada greeted the Councilmembers, presented gifts, and expressed her appreciation to the residents of Redlands for their hospitality during her visit. Mayor Beswick thanked her and sent greetings to the Mayor of Hino, Japan and expressed our deep appreciation for the gracious hospitality extended to members of the Redlands High School Band during their visit to Hino last winter.

Sloan Retirement

Mayor Beswick presented a plaque with the City Seal to Raymond L. Sloan who began his employment with the City of Redlands on August 6, 1946 and retired last month after dedicating his entire working career of 39 years to the City.

Council recessed at 7:35 P.M. to a Redevelopment Agency meeting which had been recessed to this time due to a lack of a quorum in the afternoon. Council reconvened at 7:45 P.M.

PUBLIC HEARINGS

Council Policy

Mayor Beswick announced prior to opening the evening's public hearings that presentations from the public would be limited to a half hour for the proponents and a half hour for the opponents. (Amended at Sept. 3, 1985 meeting.)

Zone Change No. 276

Tentative Tract 12714

Appeals to Planning Commission's recommendations regarding Zone Change No. 276 and Tentative Tract No. 12714 were filed with the City Clerk and a hearing date set by the Council. This being the time and place set for a hearing on these matters, Mayor Beswick declared the meeting open as a public hearing. The appellant had requested by letter a continuance of this hearing to the meeting of September 3, 1985. There being no comments forthcoming, the hearing was continued to September 3, 1985, on motion of Councilman DeMirjyn, seconded by Councilman Larsen.

Resolution No. 4087

General Plan Amendment No. 33-A

Public hearing was advertised for this time and place for Resolution No. 4087, a resolution of the City Council of the City of Redlands for adoption of Amendment No. 33-A, an amendment to the Circulation Element of the General Plan. Mayor Beswick declared the meeting open as a public hearing for any questions or comments concerning this matter. None being forthcoming, the public hearing was declared closed. Councilman Larsen moved to approve the Negative Declaration for General Plan Amendment No. 33-A and directed staff to file and post a "Notice of Determination" in accordance with the City's guidelines. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present. Councilman Larsen moved to adopt Resolution No. 4087; motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.

Council briefly recessed at 8:10 P.M. and reconvened at 8:15 P.M.

C.U.P. 427

Negative Declaration

Burrage Mansion

A public hearing was scheduled for this time and place for any questions or comments concerning a Negative Declaration for Conditional Use Permit No. 427 for the Society for the Preservation and Restoration of the Burrage Estate of Redlands. Mayor Beswick declared the meeting open as a public hearing for one hour. Speaking in favor of granting the Negative Declaration were: James Lotito, applicant residing at 1205 Crescent Avenue; Tim Miller, landscape contractor for the applicant; Douglas Nilson, Social Research Advisory; Linda Nilson, Impressive Resumes; and Susana Chesus, 311 Summit Avenue. The following people spoke in favor of requiring an Environmental Impact Report: Bud Melles, 1128 West Crescent Avenue; Howard Hurlbut on behalf of members of PLAN, 1228 West Crescent Avenue; Jack Rouse, 1573 Brookside Avenue; and Claudette Bouchette, 1060 West Palm Avenue. There being no further comments, the public hearing was declared closed. Following discussion, Councilman Larsen moved to require the Environmental Review Committee to develop an Expanded Initial Study on the applicant's request addressing noise, traffic and parking, dust, and activities. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.

Council briefly recessed at 9:40 P.M. and reconvened at 9:45 P.M.

C.U.P. 373

Holt Mansion

A public hearing was scheduled for this time and place for a review of Conditional Use Permit No. 373 which was approved in February, 1985, with the condition that it be reviewed in six months. Mr. Atencio reported that during this period of time there has been four events, and staff has not received any complaints or noted any violations of the conditions of approval. Staff recommends no further conditions and no further review of this project. It was noted that the applicant is aware that violation of any of the conditions of approval are grounds for revocation. Mayor Beswick declared the meeting open as a public hearing. Mrs. Shirley Crook, 405 West Olive Avenue, and Susana Chesus, 311 Summit Avenue, spoke in favor of allowing the continuance of Conditional Use Permit No. 373. Mr. Terry Mead, 324 West Olive Avenue, asked that the permit be revoked. It was noted a letter dated August 19, 1985, was received by staff from Bob and Arlene Roth, 409 West Olive Avenue, urging revocation of this permit. There being no further comments, the public hearing was declared closed. Councilman DeMirjyn moved to approve Conditional Use Permit No. 373 with no further conditions and no further reviews. Motion seconded by Councilman Larsen and carried by AYE votes of all present.

ORAL PETITIONS FROM THE FLOOR

Barbara Hausladen, 119 Carmody, addressed Council in reference to Resolution No. 4101 which was adopted earlier in the meeting and suggested that approval of the Gibraltar project be placed on the ballot for a citizen's decision.

Eunice Stockdale, 1060 West Palm Avenue, asked why the plants and trees were not labled nor was there a plaque telling about the park located on New York Street and Redlands Boulevard. Councilman Larsen responded that the Parks Commission would like to do this and directed staff to bring it to their attention.

Ron Ranus, 1625 Chelsea, spoke at the end of the meeting and stated he felt the intent of Proposition R applied to apartments and that he was opposed to the Gibraltar project.

APPLICATIONS AND PETITIONS

Mobile Office Trailer

Councilman DeMirjyn moved to approve Don Turpin's request for the placement of a mobile office trailer in the rear yard of Redlands Datsun, 1655 Industrial Park Avenue, for a period of time not to exceed two years. Motion seconded by Councilman Larsen and carried by AYE votes of all present.

Zone Change Petition

The owners of a majority of the parcels in the 600 to 700 block of Eleventh Street have filed a petition requesting that their property be re-zoned from R-2 to R-1. Councilman DeMirjyn moved to initiate this change of zone. Motion seconded by Councilman Larsen and carried by AYE votes of all present.

COMMUNICATIONS

Hinckley Water Plant

Councilman Larsen stated he would like the Public Works Commission to review and study staff reports regarding the Hinckley Water Plant and to delay Council action until the second meeting in September or first meeting in October since new information has recently become available. Councilman DeMirjyn preferred to schedule it for the September 17, 1985, Council meeting. There was a consensus of the members present to direct the Public Works Commission to further review this matter.

League Delegates

Councilman Larsen moved to designate Councilman DeMirjyn as the voting delegate and Councilman Johnson as the voting alternate for the League of California Cities Annual Conference to be held October 6-9, 1985.

Proposition R Committee

Councilman DeMirjyn moved to appoint Lura Dymond to the Proposition R Advisory Committee. Motion seconded by Councilman Larsen and carried by AYE votes of all present.

Model Airplanes

A letter was received regarding the use of model airplanes on the school grounds and was referred to the Police Department, City Attorney, and School District.

UNFINISHED BUSINESS

Redlands Boulevard Median

Mr. Jim Glaze, Sr., owner of Jim Glaze Lincoln-Mercury and Jim Glaze Mazda, requested the removal of the concrete center divider on Redlands Boulevard, east of Texas Street and to establish a left-hand turn lane. Following discussion, Councilman DeMirjyn moved to table this request until September 3, 1985, to allow further study. Motion seconded by Councilman Beswick and carried by the following vote:
AYES: Councilmembers Beswick, DeMirjyn
NOES: Councilman Larsen
ABSENT: Councilmembers Martinez, Johnson

Ordinance No. 1881

Specific Plan 29 Amendment

Ordinance No. 1881, an ordinance of the City Council of the City of Redlands amending Ordinance No. 1794 by adopting Amendment No. 1 to Specific Plan No. 29 for approximately 9.5 acres of land located at the northeast corner of California Street and Orange Tree Lane, was read by title only by City Clerk Poyzer, and on motion of Councilman Larsen, seconded by Councilman DeMirjyn, further reading of the ordinance text was waived. Ordinance No. 1881 was adopted by the following vote:
AYES: Councilmen DeMirjyn, Larsen; Mayor Beswick
NOES: None
ABSENT: Councilmen Johnson, Martinez

Outside Connections Policy

On July 16, 1985, Council adopted Resolution No. 4083 establishing a procedure for the allocation of outside the City water and sewer connections. While this resolution established a future policy for allocations, it did not address the projects which were placed on the County's "List of Approved Projects Needing Allocations" which have not yet received all their needed connections. Staff developed some alternatives to handle this matter and recommended aproval of Alternative A as included in the Request for Council Action dated August 20, 1985, which would allocate to projects on the list after they have submitted final grading and improvement plans. Attorney Bob Ritter, representing Mr. Richards, urged consideration of Alternative B. Councilman Larsen moved to authorize the unused and expired outside City water and sewer allocations

be made to the County's "List of Approved Projects Needing Allocation" and to other eligible projects in December according to Alternative A and to keep the priority of the list as established by the County until December 10, 1985. Motion seconded by Councilman Beswick and carried by the following vote:
AYES: Councilmembers Beswick, Larsen
NOES: None
ABSTAIN: Councilman DeMirjyn
ABSENT: Councilmembers Martinez, Johnson

Ordinance No. 1884

Sign Code Amendment

Councilman Larsen moved to approve the Negative Declaration for Ordinance No. 1884 and directed staff to file and post a "Notice of Determination" in accordance with the City's guidelines. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present. Ordinance No. 1884, an ordinance of the City Council of the City of Redlands amending Article 845 of the Redlands Ordinance Code and Ordinance No. 1770 regulating signs and advertising structures in the City of Redlands, was read by title only by City Clerk Poyzer, and on motion of Councilman DeMirjyn, seconded by Councilman Larsen, further reading of the ordinance text was waived. Ordinance No. 1884 was introduced and laid over under the rules with second reading scheduled for September 3, 1985, on motion of Councilman Larsen, seconded by Councilman DeMirjyn.

NEW BUSINESS

Resolution No. 4092

Annexation No. 60-A

Resolution No. 4092, a resolution of the City Council of the City of Redlands declaring its intention to initiate on its own motion proceedings to annex certain inhabited territory to be known as Annexation No 60-A, was adopted on motion of Councilman Larsen, seconded by Councilman Beswick by the following vote:
AYES: Councilmembers Beswick, Larsen
NOES: Councilman DeMirjyn
ABSENT: Councilmembers Martinez, Johnson

Resolution No. 4097 Annexation No. 60-A

Resolution No. 4097, a resolution of the City Council of the City of Redlands declaring its intention to initiate on its own motion proceedings to annex certain inhabited territory to be known as Annexation No. 60-D, was adopted by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman Beswick.

Property Purchase

Councilman DeMirjyn moved to authorize the purchase of a 17.56 acre parcel, at $19,000 per acre, adjacent to and south of the City's Wastewater Treatment Plant for future plant expansion and meeting existing needs. Motion seconded by Councilman Beswick and carried by AYE votes of all present.

Contract

Sewer Improvement Zones Study

Councilman Larsen moved to grant a contract to the firm of Camp, Dresser & McKee, Inc. in an amount estimated to be $25,000 to prepare a Sewer Improvement Zones Study in order to determine fees to be paid by developers to equitably fund the needed sewer collection system deficiencies and improvements. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.

Contract

TCE & DBCP Removal

Councilman DeMirjyn moved to authorize a contract with John Carollo Engineers for engineering services to study and design TCE and DBCP removal equipment for Wells 31-A and Rees at an estimated cost of $117,500.00. Motion seconded by Councilman Larsen and carried by AYE votes of all present.

Resolution No. 4095

Annexation No. 60-B

Resolution No. 4095, a resolution of the City Council of the City of Redlands determining the amount of property tax revenues to be exchanged between and among the County of San Bernardino and the City of Redlands resulting from the jurisdictional change described by LAFC No. 2341, Redlands' Annexation No. 60-B, was approved by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman DeMirjyn.

Resolution No. 4096

Annexation No. 60-C

Resolution No. 4096, a resolution of the City Council of the City of Redlands determining the amount of property tax revenues to be exchanged between and among the County of San Bernardino and the City of Redlands resulting from the jurisdictional change described by LAFC No. 2342, Redlands' Annexation No. 60-C, was approved by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman DeMirjyn, with the amendment recommended by the LAFC on August 16, 1985.

Encumbrances

On motion of Councilman Larsen, seconded by Councilman DeMirjyn, the 1984-85 encumbrances as submitted were approved and the necessary appropriations to the proper funds were approved by AYE votes of all present.

Resolution No. 4093 Appropriations Limit

Resolution No. 4093, a resolution of the City Council of the City of Redlands approving and adopting the annual appropriations limit for the fiscal year 1985-86, was adopted by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman DeMirjyn.

Animal Shelter Agreement

Councilman Larsen moved to approve the Agreement with the City of San Bernardino to provide Animal Shelter Services for the City of Redlands during fiscal year 1985-86. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.

Appointments B.I.D. Board	On motion of Councilman Larsen, seconded by Councilman DeMirjyn, Ray Alexander was appointed to the Business Improvement District's Board of Directors to complete a term which will expire December 31, 1985, and Carolyn Pizzi was appointed to the Business Improvement District's Board of Directors to complete a term which will expire December 31, 1987.
Outside Allocations	Councilman Larsen moved to authorize the following outside City water and sewer service allocations in accordance with Resolution No. 4083 and subject to all Public Works Department requirements: April — John Sousa - 8 water allocations Leroy Hansberger - 35 water and 35 sewer allocations August — Leroy Hansberger - 35 water and 35 sewer allocations Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.
Claim	On motion of Councilman Larsen, seconded by Councilman DeMirjyn, the claim of Janelle Starr in an amount yet to be determined was found not to be a proper charge against the City and therefore rejected by AYE votes of all present.
Claim	On motion of Councilman Larsen, seconded by Councilman DeMirjyn, the claim of Doris Radford in an amount yet to be determined was found not to be a proper charge against the City and therefore rejected by AYE votes of all present.
Resolution No. 4100 Property Tax	Resolution No. 4100, a resolution of the City of Redlands levying the property tax for fiscal year 1985-86 to fund a Sewer Bond Debt Service, was adopted by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman DeMirjyn.
B Contract Water Agreement	On motion of Councilman Larsen, seconded by Councilman DeMirjyn, a B Contract Water Agreement dated February 8, 1985, between the City of Redlands and the City of Loma Linda was approved by AYE votes of all present.
Grant Funds Application	Councilman Larsen moved to direct staff to prepare an application for grant funds to rehabilitate City-owned houses located in the Smiley Park area. Motion seconded by Councilman DeMirjyn and carried by AYE votes of all present.
Resolution No. 4094 Easement Vacation	Resolution No. 4094, a resolution of the City Council of the City of Redlands declaring its intention to vacate an offer of easement for drainage purposes and setting the public hearing on this easement vacation for September 3, 1985, at 7:00 P.M., was adopted by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman DeMirjyn.
Resolution No. 4098 Cooperative Agreement Deane Homes	Resolution No. 4098, a resolution of the City Council of the City of Redlands, County of San Bernardino, State of California, adopting a Multifamily Rental Housing Finance Mortgage Program in cooperation with the Housing Authority of the County of San Bernardino, was approved by AYE votes of all present on motion of Councilman Larsen, seconded by Councilman DeMirjyn.

Referring to letters from the Police Department to potential hazardous waste users, Councilman DeMirjyn suggested the Sanitation Department assist in the collection.

At the close of the meeting, Councilman DeMirjyn moved to declare a moratorium and to direct staff to not issue any further building permits until the water situation is solved. There was no second to this motion.

There being no further business, Council adjourned at 11:25 P.M.

Next regular meeting, September 3, 1985.

Carole Beswick
Mayor of the City of Redlands

ATTEST:

Lorrie Poyzer
City Clerk

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