MINUTES of a regular meeting of the City Council of the City of Redlands held in the Council Chambers, 212 Brookside Avenue, on October 17, 1989, at 3:00 P.M.

PRESENT

Carole Beswick, Mayor
Barbara C. Wormser, Mayor Pro Tem
Charles G. DeMirjyn, Councilmember
William E. Cunningham, Councilmember
Swen Larson, Councilmember

John E. Holmes, City Manager
Daniel J. McHugh, City Attorney
Beatrice Sanchez, Deputy City Clerk
Pamela Fitzsimmons, The Sun
Jeff Dillon, Redlands Daily Facts

ABSENT

None

The meeting was opened with an invocation by Mayor Pro Tem Wormser followed by the pledge of allegiance.

Minutes of the regular meeting of October 3, 1989, and the special meeting of October 11, 1989, were approved as submitted.

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

JOINT MEETING - PLANNING COMMISSION

Development Agreements

The following Planning Commissioners and staff were present to discuss the elements of negotiating development agreements: Ray Alexander (Chairman), Joan Dotson (Vice Chairman), Douglass Pew, Janice Nicks, Judy Jorgensen, Chas Wick, and Jeff Shaw (Director, Planning and Community Development Department). Mr. Shaw distributed a list of considerations for negotiating a development agreement as follows:

1. Should not be something which can be obtained through our normal development process.

2. Should relate to accomplishment of long term City goals.

3. Should be of value commensurate to the size of project and extent of assurances given by the City.

4. Negotiated items should be provided "up-front" and/or spread throughout the life of the agreement time period.

The length of the agreement is a very important element for both the City and developer. Recent planning reports suggest that the trend is to make development agreements shorter (i.e. decreasing from 10-15 years to 3-5 years). The time frame should be adjusted in accordance with the pace of development. Following discussion of the variety of negotiable items, the meeting was recessed from 4:00 P.M. to 4:05 P.M. to allow the Commissioners to adjourn and leave the Chambers.

PLANNING AND COMMUNITY DEVELOPMENT

Planning Commission Actions - October 10, 1989

On motion of Councilmember Cunningham, seconded by Councilmember Larson, the report of the last Planning Commission meeting was unanimously acknowledged as received.

COMMUNICATIONS

Appointment

Airport Board

Councilmember Larson moved to appoint J. Philip Cline to a four-year term on the Airport Advisory Board effective July 1, 1989. Motion seconded by Councilmember Cunningham and carried unanimously.

By unanimous consensus, appointments to the Traffic Commission and Public Works Commission scheduled for this meeting were continued to a future meeting.

Council recessed at 4:10 P.M. to a Redevelopment Agency meeting and reconvened at 4:11 P.M. to a closed session for the purpose of discussing personnel matters.

PUBLIC HEARINGS

Ordinance No. 2093

Zone Change No. 327

Public hearing was advertised for this time and place for Ordinance No. 2093, an ordinance adopting Zone Change No. 327, a change of zone from C-4 (Highway Commercial) District to A-P-C (Administrative-Professional-Commercial) and R-1 (Single Family Residential) Districts for various properties in the general area of West Colton Avenue, as recommended by the Redlands Planning Commission Resolution No. 746. Mayor Beswick declared the meeting open as a public hearing for any questions or comments concerning this change of zone. Mr. Vishwanath More spoke in opposition to the zone change citing the restrictive burden such a zone change would place on the property owners. Attorney J. Cranor Richter, representing several property owners present, asked the City Council to deny this zone change and recommended that the C-4 zone be retained in the area. He also asked Council to be aware of the concerns for parking and that residential qualities in that area do not exist because of being sandwiched between commercial. There being no further comments, the public hearing was declared closed.

Discussion then followed of the individual parcels regarding size and proximity to the freeway. The consensus of Councilmembers was that the A-P-C Zone was not appropriate for this area. Director Shaw advised Councilmembers that he was not aware that the Colton Avenue property owners were opposed to the zone change. City Manager Holmes inquired if Mr. Richter thought his clients would be willing to assist in developing a design overlay that would include C-4 Zoning. Mr. Richter responded they would and there was no doubt that the property owners are interested in keeping a high level of standards for the area which will benefit the City. Councilmember Larson moved to deny Ordinance No. 2093. Motion seconded by Councilmember DeMirjyn and carried unanimously.

Ordinance No. 2095

Surface Mining and Land Reclamation

Public hearing was advertised for this time and place to consider Ordinance No. 2095, an ordinance of the City of Redlands amending Chapter 18.156, Article XI, of the Redlands Municipal Code relating to surface mining and land reclamation. Mayor Beswick 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. Ordinance No. 2095 was given it second reading of the title by Deputy City Clerk Sanchez, and on motion of Councilmember Wormser, seconded by Councilmember DeMirjyn, further reading of the ordinance text was unanimously waived. Ordinance No. 2095 was adopted on motion of Councilmember Wormser, seconded by Councilmember Cunningham, by the following vote:

AYES: Councilmembers Wormser, DeMirjyn, Cunningham, Larson;
Mayor Beswick
NOES: None
ABSENT: None

PUBLIC COMMENTS

Norton AFB Reuse

Mr. Orvil Zappe asked the Council why the City has not issued a resolution opposing Norton Air Force Base being used for commercial air use after the Air Force vacates the premises on the basis of preserving the safety and peace of the residents of Redlands. Mr. Zappe was brought up to date of Council's, specifically Councilmembers Larson's and Beswick's, involvement with the Norton Economic Expansion Committee that is made up of County Supervisors, Councilmembers, educators and citizens from the Inland Empire. Councilmembers DeMirjyn and Cunningham also stressed the need for quick action in relaying opposition to any airport-type reuse of the Norton facility before it is too late. Mayor Beswick reiterated that there has been no determination about the future reuse of Norton to date and if Redlands had taken an earlier position of opposition, that could have meant us being left out of any dialogue. Mayor Beswick then assured Mr. Zappe that she and Councilmember Larson will continue to monitor and convey Redlands' concerns at the Committee's meetings. Additionally, public hearings will be scheduled at various locations and Redlands will be one of the sites to receive public input.

Utility Bills	Mr. Gaspare Giacalone approached Council about what he felt was a gross error in his utility bill. He inquired why the rate increase was reflected for the entire period on his bill when August 20, 1989, was cited as the effective date. Finance Director George Kaenel explained that the letter included with the utility bills was not worded correctly. The increase, adopted by Ordinance No. 2080, became effective June 20, 1989, and bills for the 60-day period of were received after August 31, and were the first bills to be calculated at the new rates.

BIDS

Contract Award Water Main	Bids were opened and publicly declared on October 5, 1989, by the City Clerk for the construction of the South Avenue Water Transmission Main, Project No. 3-8944; a bid opening report is on file in the Office of the City Clerk. At this time, it is the recommendation of the Municipal Utilities Department that the responsible bidder submitting the bid for said project which will result in the lowest cost to the City is Kershaw Construction of Fontana in the amount of $334,110.00 and it is in the best interest of the City that this contract be awarded to said firm. On motion of Councilmember Larson, seconded by Councilmember Wormser, this recommendation was unanimously approved.

UNFINISHED BUSINESS

Ordinance No. 2094 Day Care Permits	Ordinance No. 2094, an ordinance of the City Council of the City of Redlands amending Chapter 18.156 of the Redlands Municipal Code by adopting Amendment No. 198 relating to large family day care, including elderly day care uses, was given its second reading of the title by City Clerk Poyzer, and on motion of Councilmember Wormser, seconded by Councilmember Larson, further reading of the ordinance text was unanimously waived. Ordinance No. 2094 was adopted on motion of Councilmember Wormser, seconded by Councilmember Larson, by the following vote: AYES: Councilmembers Wormser, DeMirjyn, Cunningham, Larson; Mayor Beswick NOES: None ABSENT: None

NEW BUSINESS

Limousine License	Councilmember Larson moved to authorize issuance of a license to Darryle A. Foster, Perfect Dreams, to operate a limousine service in the City of Redlands subject to meeting all requirements of Section 5.64, Taxicabs, and 18.160, Home Occupations, of the Redlands Municipal Code. Motion seconded by Councilmember Wormser and carried unanimously.
Fire Fighters MOU	Councilmember Wormser moved to approve the 1989-90 Memorandum of Understanding with the Fire Fighters Association establishing a 4.6 percent cost of living increase on October 30, 1989, and other benefits as follows: medical insurance coverage for employees and dependents under the PERS Health Plans, dental insurance under the plans contracted by the City, final year of employment salary adjustment for retirement purposes, two years maximum vacation accrual, and other language as negotiated. Councilmember Cunningham expressed that did have concerns with one area of the MOU, the final year portion, because of potential future fiscal impacts. Councilmember Larson then complimented the Fire Fighters Association members for the admirable negotiations process. Councilmembers DeMirjyn, Wormser and Cunningham concurred that they did a very good job of working with the City Council. Motion seconded by Councilmember Larson and carried by the following vote: AYES: Councilmembers Wormser, DeMirjyn, Larson; Mayor Beswick NOES: Councilmember Cunningham ABSENT: None City Manager John Holmes announced to Council that following the Council meeting he and Finance Director George Kaenel will be meeting with the press to discuss the status of the Memorandums of Understanding with the Management and Mid-Management groups. Councilmember Cunningham stated that he will continue to be against the final year benefit as approved for the Fire Department.
Report	City Engineer Ron Mutter presented the monthly contract monitoring reports updated to October 6, 1989, for projects currently being administered by the Engineering Services Department.
Funds Parking Lot	On motion of Councilmember Cunningham, seconded by Councilmember Larson, Council unanimously authorized the purchase of Assessor's Parcels Nos. 167-243-10 and 167-243-12 in the amount of $138,949.00 for the Community Center Parking Lot Expansion Project. This project is solely funded with Community Development Block Grant funds.

Funds

Annexation No. 72

On motion of Councilmember Cunningham, seconded by Councilmember Larson, Council unanimously authorized an additional appropriation in the amount of $3,000.00 for Annexation No. 72 application fees. Annexation No. 72 includes all unincorporated territory south of I-10 to the Riverside/San Bernardino County Line between Loma Linda/Redlands Sphere of Influence on the west and the proposed Yucaipa City boundary on the east.

Resolution No. 4579

Street Vacation

On motion of Councilmember Cunningham, seconded by Councilmember Larson, Council unanimously approved Resolution No. 4579, a resolution of the City Council of the City of Redlands finding that a portion of a certain right-of-way on Bryn Mawr Avenue, north of Interstate 10, is unnecessary for present or prospective street purposes and ordering the vacation of said right-of-way.

Pipe Line License

On motion of Councilmember Cunningham, seconded by Councilmember Larson, Council unanimously approved a pipe line license between the City of Redlands and the Atchison, Topeka and Santa Fe Railway Company and authorized the Mayor and City Clerk to sign the license on behalf of the City. This license will meet a development requirement for Minor Subdivision No. 177 (Captive Plastics) to install a storm drain from the site to the Mission Drain.

Resolution No. 4582

Census

On motion of Councilmember Larson, seconded by Councilmember Wormser, Council unanimously continued Resolution No. 4582, a resolution of the City Council of the City of Redlands declaring support for the concept of counting everyone in the 1990 census without regard to citizenship. The consensus of the Council was that Redlands' share of Federal/State funds may be far less than presented and more information is needed.

There being no further business, the meeting adjourned at 8:25 P.M.

Next regular meeting, November 7, 1989.

Carole Beswick
Mayor of the City of Redlands

ATTEST:

Beatrice Sanchez
Deputy City Clerk

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