

MINUTES

of a regular meeting of the City Council of the City of Redlands held in the Council Chambers, 212 Brookside Avenue, on March 5, 1991, at 3:00 P.M.

PRESENT

Charles G. DeMirjyn, Mayor
Carole Beswick, Mayor Pro Tem
William E. Cunningham, Councilmember
Sven Larson, Councilmember
Dee Ann Milson, Councilmember

James D. Wheaton, City Manager
Daniel J. McHugh, City Attorney
Lorrie Poyzer, City Clerk
Steven Church, Redlands Daily Facts
Pamela Fitzsimmons, The Sun

ABSENT

None

The meeting was opened with an invocation by Councilmember Milson followed by the pledge of allegiance.

Minutes of the adjourned regular meetings of February 20, 1991, February 26, 1991, and February 28, 1991, were approved as submitted. Minutes of the regular meeting of February 19, 1991, were approved with the following addition to the paragraph regarding Resolution No. 4738, salary and reorganization of the Public Works Department: "Councilmember Cunningham said he opposed the recommended reorganization of the Public Works Department because of its economic and morale impact."

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

PLANNING AND COMMUNITY

Planning Commission Actions - February 26, 1991

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

Tentative Tract No. 14999 - The Smith Family

At its February 26, 1991 meeting, the Planning Commission approved a Negative Declaration and an application for the subdivision of 913 acres of land into 15 lots for property located at 916 East Olive Avenue, R-S Zone. Councilmember Cunningham moved to set this application for an appeal to discuss the storm drain requirement. Motion seconded by Councilmember Beswick and carried unanimously.

Joint Powers Authority - Redlands and Highland

Councilmember Milson moved to table this matter. Motion seconded by Councilmember Beswick and carried unanimously.

Request for Modification of Fees - Roger Schneider

Ordinance No. 2143 was adopted by the City Council on December 4, 1990, to assist applicants located in the recently annexed areas of the City which have been required to reprocess subdivision maps within the City. The applicant, Roger Schneider, has submitted a letter requesting waiver of fees in the processing of a minor subdivision, Parcel Map No. 11391, within the City of Redlands. The County files, mapping and other materials have been forwarded to the City and have been reviewed by the Development Team. Based on the review of the project by various departments, it has been determined that a 75 percent modification of processing fees can be supported for this project. In accordance with Ordinance No. 2143, Councilmember Beswick moved to modify the fees for the above-referenced project as follows: reduction in fees from \$6,800.00 to \$1,752.00 Motion seconded by Councilmember Larson and carried unanimously.

Mass of Structure Versus Lot Area

This item was placed on the agenda at the suggestion of Councilmember Beswick at the last Council meeting. Following brief discussion, Councilmember Beswick moved to direct staff to study the issue of mass of structure versus lot area. Motion seconded by Councilmember Milson and carried unanimously.

COMMUNICATIONS

Mayor Pro Tem Beswick announced a briefing regarding a new computer for the Countywide Gang and Drug Task Force. The briefing will take place in the Sheriff's Office on March 22, 1991, from 3:00 to 5:00 P.M.

Mayor Pro Tem directed staff to keep Councilmembers informed of the schedule for the General Plan update meetings. Council concurred they would like to meet with the General Plan consultant John Blayney in the near future for a progress report.

JOINT MEETING - CITY COUNCIL AND REDEVELOPMENT AGENCY

Town Center Contract An agreement among the City of Redlands, Town Center as a division of the Redevelopment Agency, and the Business Improvement District was established three years ago in order to eliminate duplication of effort between Town Center and the Business Improvement District. To date, the agreement has proven mutually beneficial. In addition to the coordination of marketing and promotional activities within the downtown area, the contract has provided a source of revenue for the Redevelopment Agency. Councilmember Beswick moved to approve the contract

among the City of Redlands, the Town Center Division of the Redevelopment Agency, and the Business Improvement District. Motion seconded by Councilmember Larson and carried unanimously. (Also see Redevelopment Agency minutes dated March 5, 1991.)

Council recessed at 3:38 P.M. to a Redevelopment Agency meeting and reconvened at 3:40 P.M. to a closed session for the purpose of discussing personnel matters, property acquisition, and pending litigation. In accordance with State law, the City Attorney prepared a confidential memo to Council providing justification for the pending litigation portion of the closed session. Council reconvened at 7:00 P.M.

PUBLIC HEARINGS

Appeal

Public hearing was continued to this time and place to consider an appeal to an Environmental Review Committee requirement for a focused environmental Review Committee requirement for a focused environmental impact report for a proposed commercial center to be constructed on 6.98 acres of property located on the southwest corner of the I-10 Freeway and California Street in the East Valley General Commercial Zone, The Tahiti Group, appellant. On February 25, 1991, the Environmental Review Committee considered the supplemental information presented by the applicant. After a review of the information, the Committee concluded the supplemental information, the Committee concluded that the majority of previous environmental issues could be mitigated to a level of non-significance. Two issues required additional study: flood hazard concerns and traffic/circulation issues. The applicant was present and concurred to do the studies, and he indicated that a sixty-day continuance would be appropriate and the item was continued to the April 15, 1991, Environmental Review Committee for reconsideration. Mayor DeMirjyn declared the meeting open as a public hearing and on motion of Councilmember Beswick, seconded by Councilmember Larson, the public hearing was unanimously continued to May 7, 1991, at 7:00 P.M. and referred to the Environmental Review Committee on April 15, 1991.

Development Impact Fees

Public hearing was advertised for this time and place to consider resolutions to establish a schedule of street construction fees, traffic signal fees, storm drain fees, and public facility fees. On December 18, 1990, the City Council accepted the Program Report for Development Impact Fees for infrastructure and public facility improvements. On February 19, 1991, Ordinance No. 2146 was adopted amending Chapters 3.54, 3.56, 3.58, and 3.60 of the Redlands Municipal Code relating to the infrastructure and public facility improvements. The four proposed resolutions establish the numeric value of each impact fee. Mayor DeMirjyn declared the meeting open as a public hearing for any questions or comments regarding these development impact fees. None being forthcoming, the public hearing was closed.

Resolution No. 4744 Councilmember Cunningham moved to adopt Resolution No. 4744, a resolution of the City Council of the City of Redlands establishing a schedule of local street

construction fees and rescinding Resolution No. 4393. Motion seconded by Councilmember Beswick and carried unanimously.

Resolution No. 4745 Councilmember Cunningham Moved to adopt Resolution No. 4745, a resolution of the City Council of the City of Redlands establishing a schedule of local traffic signal fees and rescinding Resolution No. 4394. Motion seconded by Councilmember Beswick and carried unanimously.

Resolution No. 4747 Councilmember Cunningham moved to adopt Resolution No. 4747, a resolution of the City Council of the City of Redlands establishing a schedule of public facility fees for fire, police, library, City Hall, and city yard facilities and rescinding Resolutions Nos. 4429 and 4470. Motion seconded by Councilmember Beswick and carried unanimously.

Appeal Public hearing was continued to this time and place to hear an appeal to an Environmental Review Committee requirement for an Environmental Impact Report for the proposed demolition of structures located at 421 through 253 South Eureka Street and 242 through 248 Fourth Street for playground expansion and overflow parking at the Sacred Heart Church. The appellant withdrew their appeal in a letter dated February 26, 1991; therefore, no action was taken at this meeting.

PUBLIC COMMENTS

In response to John Moore's inquiry, City Attorney McHugh reported the City is in the process of preparing a noise ordinance and assured Mr. Moore that current regulations would address his concerns.

Mr. William J. Ruff presented a petition signed by approximately 53 neighbors expressing concern about a proposed tennis court on property located at 30981 East Sunset Drive South. Community Development Director Shaw reported that City building inspectors have been out to the property and the property owner is aware of the need for a permit to construct a tennis court. Staff will continue to assist the neighbors. Another neighbor, Mr. Fletcher, indicated he was a member of their Architectural Supervising Committee and that this type of use was not permissible under their CC&Rs and urged the Council to assist in this enforcement. City Attorney McHugh reported that if the City is not a party to the CC&Rs, we cannot enforce them.

UNFINISHED BUSINESS

Ordinance No. 2147

A-1 District

Ordinance No. 2147, an ordinance of the City of Redlands amending the Redlands Municipal Code by adopting Zoning Ordinance Amendment No. 207 relating to increased building coverage and rear yard projections in the A-1 (Agricultural) Districts, was given its second reading of the title by City Clerk Poyzer, and on motion of Councilmember Larson, seconded by Councilmember Beswick, further

reading of the ordinance text was unanimously waived. Ordinance No. 2147 was adopted on motion of Councilmember Larson, seconded by Councilmember Beswick, by the following vote:

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

Ordinance No. 2148

Landscaping Requirements

Ordinance No. 2148, an ordinance of the City of Redlands adopting an amendment to landscaping requirements of Specific Plan No. 40 and amending Ordinance No. 2086 (East Valley Corridor), was given its second reading of the title by City Clerk Poyzer, and on motion of Councilmember Milson, seconded by Councilmember Beswick, further reading of the ordinance text was unanimously waived. Ordinance No. 2148 was adopted on motion of Councilmember Milson, seconded by Councilmember Beswick, by the following vote:

AYES: Councilmember Beswick, Cunningham, Larson, Milson; Mayor DeMirjyn
NOES: None
ABSENT: None

Senior Center

The proposed multipurpose senior center has been decided for the site at City-owned property located at the southeast corner of San Bernardino Avenue and Judson Street. The plans have been reviewed by the Environmental Review Committee and have received a Negative Declaration. The Planning Commission has also reviewed and approved the plans for construction. Several issues have surfaced as the plans have been reviewed by the various departments and reports have been provided to City Council. The primary area of concern is the need for additional funding to complete the project by December 30, 1991, as is stipulated by the State Senior Center Bond Act Agreement. If this is not complied with, the State funds will be reassigned to another project needing funds. An analysis was provided for the funds required to complete the project. Councilmember Larson moved to accept the recommendations for funding and continuation of the development for a multipurpose senior center. Councilmember Milson seconded the motion but withdrew her second following discussion. Councilmember Cunningham expressed concerns about postponing other CDBG programs and maintenance costs which he felt were estimated too low. He suggested staff look into utilizing the City-owned structure located on Vine Street recently vacated by the Recreation Department and that staff contact personnel in Sacramento to see if we could be granted an extension. Council concurred with this suggestion and on motion of Councilmember Milson, seconded by Councilmember Beswick, continued this matter to Friday, March 8, 1991, at 2:00 P.M. in City Hall. Councilmember Larson voted NO on the continuance motion as he desired to act now.

NEW BUSINESS

Ordinance No. 2150

Nuisances

City Attorney McHugh explained and summarized the effect of new legislation relating to the abatement of public nuisances which may prove to be a useful tool for Redlands by allowing cities to commence their own foreclosure proceedings against property in which the City has recorded a lien against to abate a nuisance. Ray Beggs presented an example of an ordinance from Los Angeles County addressing motor vehicles of historic value, special interest vehicles, parts cars, or street rod vehicles of and asked Council to review it for possible inclusion in the Redlands Municipal Code. Ordinance No. 2150, an ordinance of the City of Redlands amending Chapter 8.04 of the Redlands Municipal Code relating to nuisances, was read by title only by City Clerk Poyzer, and on motion of Councilmember Beswick, seconded by Councilmember Larson, further reading of the ordinance text was unanimously waived. Ordinance No. 2150 was introduced with unanimous Council approval and laid over under the rules with second reading scheduled for March 19, 1991, on motion of Councilmember Beswick, seconded by Councilmember Larson.

Funds

Booking Fees

Councilmember Beswick moved to approve under duress an additional appropriation in the amount of \$43,998.20 from the General Fund Reserve to the payment of booking fee charges to San Bernardino County, with the understanding the Police Chief and City Manager will meet with the Sheriff upon his return from vacation to allow the Council's instruction from the February 19, 1991, meeting to negotiate use of the City jail. Motion reluctantly seconded by Councilmember Larson and unenthusiastically carried unanimously.

Claim

On motion of Councilmember Beswick, seconded by Councilmember Larson, the claim of Eileen M. Raddeman in the amount of \$630.83 was found not to be a proper charge against the City and therefore was unanimously rejected.

The Redlands-Yucaipa Guidance Clinic construction project bid report and contract award were withdrawn from the agenda.

Engineering Services

Agreement

On motion of Councilmember Beswick, seconded by Councilmember Larson, Council unanimously approved an agreement to furnish engineering services for the siting and design of the northwest San Timoteo Canyon and Church Street wells and appurtenances with Krieger & Stuart, Inc. of Riverside. Council directed staff proceed with this project as soon as possible.

Funds

Wells Maintenance

On motion of Councilmember Beswick, seconded by Councilmember Larson, Council unanimously approved Resolution No. 4749, a resolution of the City Council of the City of Redlands declaring a public emergency and determining that well maintenance is necessary and authorizing the Purchasing Department to contract with

Layne Western/McCalla Bros. to perform the required maintenance without the solicitation of competitive bids. On motion of Councilmember Beswick, seconded by Councilmember Larson, Council unanimously authorized an additional appropriation in the amount of \$125,000.00 for the emergency maintenance of domestic water production wells.

There being no further business, the meeting adjourned at 7:47 P.M. to an adjourned regular meeting to be held on Friday, March 8, 1991, at 2:00 P.M. in City Hall, 30 Cajon Street, Redlands.

Next regular meeting, March 19, 1991.