

MINUTES

of a special meeting of the City Council of the City of Redlands held in the Council Chambers, 212 Brookside Avenue, on July 5, 1994, at 9:00 A.M.

PRESENT

Swen Larson, Mayor
Jim Foster, Mayor Pro Tem
William E. Cunningham, Councilmember
Gilberto Gil, Councilmember
Pat Gilbreath, Councilmember

Gary M. Luebbbers, City Manager
Daniel J. McHugh, City Attorney
Jeffrey L. Shaw, Community Development Director
Lorrie Poyzer, City Clerk
Ted Thomaidis, Redlands Daily Facts
Steven Church, The Sun

ABSENT

None

General Plan - Community Development Director Shaw reviewed the proposed schedule for public hearing for the proposed General Plan and the four major policy issues and the City Council's decision during past study sessions regarding the Redlands Unified School District, the creation of a High Density Residential Designation for existing developed R-2 and R-3 zoning, El Carmelo Retreat, and the areas north of Barton Road.

Noise Element - The Noise Element has received considerable debate as it pertains to the levels of acceptable noise . The proposed General Plan has Community Noise Equivalent Levels (CNEL) 5 CNEL's lower than that which was initially proposed. Further, Policy 9s requires indoor noise levels for residential living spaces to not exceed 50 DB LDN/CNEL which is 5 CNEL/LDN lower than required by the Uniform Building Code. Pat Meyer said the language is not consistent in the document. Councilmember Cunningham expressed to need to address the impact of Norton (San Bernardino International Airport), sand and gravel operations in the Santa Ana Wash, and the freeways. Also addressing the City Council were Bob Roberts and R. A. Moore. Councilmember Foster moved to direct staff to work with 65 and 45 CNEL's throughout the document. Motion seconded by Councilmember Gilbreath and carried with Councilmember Cunningham voting NO.

Non-Conforming Properties - The City Council reviewed non-conforming properties and took the following actions:

- Site 1 6.19 acres located westerly of Orange Street and south of the Santa Ana Wash - Council unanimously concurred to designate this property Very Low Density Residential with R-E zoning.
- Site 2 10 acres located north of Pioneer Avenue and east of Church Street - Council concurred to designate this property Low Density Residential.
- Site 3 12,635 square foot lot located at the northwest corner of Orange Street and San Bernardino Avenue - Council unanimously concurred to designate this property Low Density Residential with R-1 zoning.
- Site 4a 4.69 acres located south of Brockton Avenue between Texas and New York Streets - Council concurred to designate this parcel Commercial/Industrial.
- Site 4b 2.14 acres located south of Brockton Avenue between Texas and New York Streets - Council unanimously concurred to designate this property Commercial/Industrial.
- Site 5 292 lots generally located between Lugonia Avenue on the north, Alta Street on the west, Colton Avenue the south, and Tribune Street on the east; and those lots on the west side of Tribune Street between Union Street and Colton Avenue - Following a presentation from Manuel Madrid, Council concurred, with Councilmember Foster abstaining from the vote, to add Parcel No. 167-261-44 to the southerly boundary and 167-261-03 to the northerly boundary and designate the properties on the west side of Tribune Street from APN 167-261-26, northerly to Lugonia Avenue as Medium Density Residential with the remainder of the area to remain as Low Density Residential.
- Site 6 10,000 square foot lot at the southeast corner of Colton Avenue and Church Street - Council unanimously concurred to designate this parcel Commercial.
- Site 7 93 lots generally located south of Colton Avenue, east of Church Street, north of the I-10 Freeway, and west of Sylvan Park - Council concurred, with Councilmember Cunningham opposing, to designate this area Medium Density Residential.

The City Council meeting briefly recessed at 10:00 A.M. and reconvened at 10:05 A.M.

- Site 8 206 lots located east of Church Street, south of Brockton Avenue, west of University Street and north of Colton Avenue - On motion of Councilmember Larson, seconded by Councilmember Foster, with Councilmember Cunningham opposing, Council designated this area

- Medium Density Residential with the language in the description to limit densities in this area so as to allow only R-1-D uses.
- Site 9 Easterly portions of lots located on the northeast and southeast corners of Church Street and Stuart Street - Council unanimously concurred to change these properties to SC zoning in accordance with the Downtown Specific Plan.
- Site 10 12.65 acre parcel located south of State Street and east of Tennessee Street - Council concurred, with Councilmember Cunningham opposing, to designate this property Medium Density Residential.
- Site 11 13 lots located east of Texas Street and south of State Street and north of San Geronio Drive - No action was taken; further review desired.
- Site 12 89 lots generally on Michigan Street, Buena Vista Street, San Geronio Drive, and Kendall Street in an area south of State Street and north of Brookside Avenue - Council unanimously concurred that the two lots at the end of Michigan Street and the five lots on Kendall Street remain Medium Density Residential and zoned R-2.
- Site 13 City-owned property located north of Olive Avenue and West of Norwood Street, also known as the "Smith Property" - No action taken; further review necessary.
- Site 14 157 lots located westerly of Center Street, northerly of Fern Avenue, and southerly of Brookside Avenue - Council concurred, with Councilmember Cunningham abstaining from the vote, to designate this area as Medium Density Residential.
- Site 15 106 lots located easterly of Center Street, northerly of Fern Avenue, westerly of Alvarado Street, and southerly of Olive Avenue - Council concurred, with Councilmember Cunningham abstaining from the vote, to designate this area Medium Density Residential.
- Site 16 One lot located on the northeast corner of Michigan Street and Olive Avenue - Council unanimously concurred to designate this lot Commercial.
- Site 17 67 lots located east of Alvarado Street, south of Fern Avenue, north of Home Place, and west of Cajon Street - Council concurred, with Councilmember Gilbreath abstaining from the vote, to designate this area Medium Density Residential.
- Site 18 Nine lots located on the east side of La Verne Street between Fern Avenue and Home Place - Council concurred, with Councilmember Cunningham opposing, to designate these properties Medium Density Residential and maintain the current R-2 zoning.
- Site 19 125 lots located generally south of Olive Avenue, east of Cajon Street, and north and south of Fern Avenue and westerly of Redlands

- Boulevard - Council concurred, with Councilmember Cunningham opposing, to designate this area Medium Density Residential.
- Site 20 One lot located on the east side of Nordina Street, south of Olive Avenue - Council unanimously concurred to designate this property Office with AP zoning.
- Site 21 Two lots located on the southwest corner of Cajon Street and Vine Street - Council unanimously concurred to designate this area Commercial with A-P zoning.
- Site 22 Four lots located on the west side of Eureka Street, south of Brookside Avenue - Council concurred, with Councilmember Cunningham abstaining from the vote, to designate these lots Medium Density Residential.
- Site 23 One parcel located south of Vine Street, west of Sixth Street - Council unanimously concurred to designate this lot Commercial.
- Site 24 One parcel located south of Citrus Avenue, east of Myrtle Street and north of Clark Street - Council concurred to designate this property Commercial with C-3 zoning.
- Site 25 32 lots located south of Central Avenue, east of Tenth Street, west of Church Street, and north and south of State Street - Council concurred, with Councilmember Foster abstaining from the vote, to designate these properties as Medium Density Residential with R-2 zoning except for the properties on the east side of 11th Street which should be changed to Office.
- Site 26 Five lots located at the northwest corner of Church Street and Clark Street - Council unanimously concurred to designate these properties as Commercial with C-3 zoning.
- Site 27 Six lots located on the northeast corner of Redlands Boulevard and Cypress Avenue - Council unanimously concurred to designate these lots as Medium Density Residential.
- Site 28 Two lots located at the southeast corner of University Street and Citrus Avenue and the southwest corner of University Street and Redlands Boulevard - Council unanimously concurred to designate the lot at the southwest corner of University Street and Redlands Boulevard be changed to Medium Density Residential.
- Site 29 Two lots located at the northeast corner of Nevada Street and Barton Road, also known as the "Barton House" - Council unanimously concurred to change the Parks designation to a circle which would recognize the importance of the property and that the City should continue to make it a public resource while giving the property owner the ability to proceed with an office use of the property if the City is unable to acquire this resource.

- Site 30 Five lots located at the southwest corner of Terracina Boulevard and Fern Avenue - Council concurred, with Councilmember Cunningham abstaining from the vote, to designate these properties Low Density Residential.
- Site 31 One lot located at the southwest corner of Clifton Avenue and Harding Street - Council concurred, with Councilmember Gilbreath abstaining from the vote and Councilmember Cunningham opposing, to designate this property Low Density Residential (without an Agricultural Circle).
- Site 32 8.8 acre parcel located at the southeast corner of Palm Avenue and Alvarado Street - Council concurred, with Councilmember Cunningham opposing, to designate this property Low Density Residential (without an Agricultural Circle).
- Site 33 Three lots bounded by the I-10 Freeway on the northeast, Marshall Street on the northwest, Roosevelt Road on the west, and Ford Street on the south - Council unanimously concurred to designate these properties Commercial with C-4 zoning.
- Site 34 One lot located on the corner of Redlands Boulevard, Ford Street, and Oak Street - Council unanimously concurred to designate this property Very Low Density Residential.
- Site 35 16 lots located on and around Edgemont Drive, located generally south of Sunset Drive - Council unanimously concurred to designate this area Very Low Density Residential with R-R zoning.
- Site 36 9.31 acres located westerly of State Route 30 and northerly of San Bernardino Avenue - Council unanimously concurred to designate this area Commercial with EV/CG zoning.

There being no further business, the City Council meeting adjourned at 11:00 A.M. The next regular meeting will be held on July 5, 1994, at 3:00 P.M.

City Clerk