

# MINUTES

**Regular meetings of the City Council and the Board of Directors of the Successor Agency of the former Redevelopment Agency of the City of Redlands held in the Council Chambers, Civic Center, 35 Cajon Street, on October 3, 2023 at 5:00 P.M.**

**Present:** Eddie Tejeda, Mayor  
Paul Barich, Mayor Pro Tempore  
Jenna Guzman-Lowery, Council Member  
Mario Saucedo, Council Member

**Absent:** Denise Davis, Council Member

**Staff:** Janice McConnell, Assistant City Manager; Yvette M. Abich Garcia, City Attorney; Jeanne Donaldson, City Clerk; Carl Baker, Public Information Officer; Danielle Garcia, Management Services/Finance Director; Brian Desatnik, Development Services Director; John Harris, Municipal Utilities and Engineering Director; Rich Sessler, Fire Chief; Travis Martinez, Deputy Police Chief; Tabitha Crocker, Facilities and Community Services Director

Mayor Tejeda called the meeting to order and announced Council Member Davis was absent. He explained that comments could be presented in-person, via Zoom, via cell phone or landline, and he offered the public an opportunity to provide comment on any item on the agenda for the closed session.

## PUBLIC COMMENT

None forthcoming

## CLOSED SESSION

Conference with legal counsel: Initiation of Litigation – Government Code §54956.9(d)(4) - One (1) Case

## RECONVENE CITY COUNCIL MEETING

The meeting reconvened at 6:00 P.M. with an invocation by Mayor Pro Tem Paul Barich followed by the pledge of allegiance to the American flag.

## CLOSED SESSION REPORT

City Attorney Garcia announced the City Council voted to initiate action in one case. The defendants and other details of the case shall once formally commenced and filed, be disclosed pursuant to any inquiry. The Council motion, made by Mayor Pro Tem Barich, and seconded by Council Member Guzman Lowery, was agreed upon unanimously, with Council Member Davis absent.

## PRESENTATIONS

Redlands Pet Adoption

Animal Services Supervisor Jodi Kroeger and Animal Services Officer Trevor Houser introduced “Larry”, a five-year-old male Doberman mix who is available for adoption, along with thirty-five other dogs and thirteen cats at the Redlands Animal Shelter. Ms. Kroeger informed the Council there had been thirty-six dogs and seventeen cats adopted in September 2023.

#### Fire Prevention Week Proclamation

Mayor Tejeda presented the Proclamation recognizing October 8-14, 2023 as Fire Prevention Week to Fire Chief Sessler and Fire Marshal Anderson.

#### Proclamation National Sickle Cell Awareness Month

Mayor Tejeda presented the National Sickle Cell Awareness Month Proclamation to Dr. Akshat Jain of Loma Linda University Children's Hospital.

#### PUBLIC COMMENT

Redlands Historical Glass Museum - Andy Hoder invited everyone to visit the Redlands Historical Glass Museum, a hidden gem located on the northside of town. He pointed out there were some great collections of glass to be seen and, with its location, he hoped one of the Council Members might take on the Museum as a personal project to give it new life and encourage others to support it, as well.

Concerns - Dennis Bell expressed frustration with the lack of timely emergency response from San Bernardino County earlier this year due to heavy snowfall in the mountains and he was displeased with Senator Dianne Feinstein's general opposition to the military, veterans and police.

Banning Leaf Blowers - Dale Broome recommended the Council oppose banning leaf blowers in the City and said that climate change theories were based on false premises.

Increase in Crime Statistics - Joshua Hall said there has been a dramatic rise in crime in the community and he complained that the City's website did not reflect up-to-date crime statistics. Deputy Police Chief Martinez responded to say he will look into the matter.

Redlands Theatre Festival - Paul Blatchley urged the Council to consider renaming the Avice Meeker Sewall Theatre in honor of Cliff Cabanilla, as a way to honor his legacy. He looked forward to attending a rededication ceremony in celebration of the Theatre's 52nd season next year.

#### CONSENT CALENDAR

##### Minutes

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the regular meeting minutes of September 19, 2023, and special meeting minutes of September 14, 2023.

**Vote: 4 - 0 Passed**

#### Proclamation National Fire Prevention Week

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the issuance of a proclamation recognizing October 8 -14, 2023, as National Fire Prevention Week.

**Vote:** 4 - 0 Passed

#### Proclamation National Sickle Cell Awareness Month

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the issuance of a proclamation declaring the month of September as National Sickle Cell Awareness Month in the City of Redlands.

**Vote:** 4 - 0 Passed

#### Proclamation Celebrating Hino Sister City 60th Anniversary

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, a Proclamation celebrating the Hino Sister City 60th Anniversary.

**Vote:** 4 - 0 Passed

#### Resolution No.8518 PEHP for Public Employees

Assistant City Manager McConnell introduced Resolution No. 8518 to approve a Post-Employment Health Plan for the Public Employees of the City of Redlands. The PEHP plan is a benefit to active employees which allows them to set aside tax-free funds in order to cover medical costs after retirement for themselves and eligible dependents. The Plan is not available to retirees.

On motion of Council Member Mario Saucedo, seconded by Mayor Pro Tempore Paul Barich, the City Council unanimously approved, by roll call vote, Resolution No.8518, adopting a Post-Employment Health Plan for the public employees of the City of Redlands.

**Vote:** 4 - 0 Passed

#### Amending Agreement Grocery Gift Cards

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the First Amendment to the Agreement with About Food Inc., dba Redlands Ranch Market to extend the term of the agreement to March 31, 2024, for the provision of grocery gift cards.

**Vote:** 4 - 0 Passed

### Cooperative Fire Protection Agreement

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the Cooperative Fire Protection Agreement between the City of Redlands and the Bureau of Land Management (BLM) California Desert District, and authorized Fire Chief Sessler to execute the same.

**Vote:** 4 - 0 Passed

### Amend Agreement for Tate Water Treatment Plant Project

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the First Amendment to the Professional Services Agreement with Carollo Engineers, Inc. for the Tate Water Treatment Plant Raw Water Influent Pipeline Replacement Project to extend the completion time by 12-months to October 18, 2024.

**Vote:** 4 - 0 Passed

### Water and Wastewater Treatment Plant Supplies PO

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the Purchase Order with USA Bluebook for Water and Wastewater Treatment Plant Supplies for an amount not-to-exceed \$150,000.

**Vote:** 4 - 0 Passed

### Amending Agreement Live Oak Canyon Creek and Oakmont Park Project

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the Third Amendment to the Professional Services Agreement with Huitt-Zollars, Inc. for the Live Oak Canyon Creek and Oakmont Park Project to extend the end date to April 30, 2024.

**Vote:** 4 - 0 Passed

### Chamber of Commerce Dog Jog Event

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the request to hold the Dog Jog event hosted by the Redlands Chamber of Commerce on October 22, 2023, within Ed Hales Park and the downtown area; authorized street closures related to the event; and approved a request for in-kind support in the amount of \$8,128.00 related to the event.

**Vote: 4 - 0 Passed**

SBCSS Work Experience Instruction Agreement

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the Affiliation Agreement with San Bernardino County Superintendent of Schools (SBCSS) for work experience instruction of its students to support the City's Recreation and Senior Services Divisions.

**Vote: 4 - 0 Passed**

City Yard Fuel Island Update PO

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, a sole source purchase order with Fuel Equipment Services, Inc. for upgrades to the fuel island at the City Yard located at 1270 W. Park Ave to a web-based software for an amount not to exceed \$49,352.50.

**Vote: 4 - 0 Passed**

Auto Body Repair Services Agreement

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the agreement with Fairview Ford Sales, Inc., for auto body repair services for an amount not to exceed \$73,288.

**Vote: 4 - 0 Passed**

Consulting Agreement A.K. Smiley Public Library Lower Level Project

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously approved, by roll call vote, the Professional Services Agreement with Architectural Resources Group, Inc. for Architectural Design and Engineering Services associated with the A.K. Smiley Public Library Lower Level Revive for an amount not to exceed \$144,280.

**Vote: 4 - 0 Passed**

Consulting Agreement Texonia Park Renovation Project

On motion of Mayor Pro Tempore Paul Barich, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously determined, by roll call vote, that approval of a Professional Services Agreement with Higginson Architects Inc. for the design of the City's Texonia Park Renovation project is exempt from the California Environmental Quality Act pursuant to Section 15061(b)(3) of the CEQA Guidelines; and approved the Professional Services Agreement with

Higginson Architects Incorporated for the design of the City's Texonia Park Renovation project for an amount not to exceed \$149,500.

**Vote: 4 - 0 Passed**

## COMMUNICATIONS

### League of California Cities Annual Conference Report

Council Member Saucedo was pleased to represent the City at the League of California Cities Annual Conference and Expo held September 20-22, 2023 in Sacramento. He was unable to attend all the different courses offered, but those he did attend were extremely informative and enlightening. He highlighted a few to include, Cannabis: Seven Years After Legalization, Homelessness, Building Mobile Crisis Response Teams, Navigating New State Housing Laws, Enhancing Emergency Preparedness and Building Relationships Between Police and the Community.

## PUBLIC HEARINGS

### TTLIC REDLANDS TEXAS ST, LLC Development Applications

Mayor Tejeda opened the public hearing and called on Principal Planner Sean Reilly, of Development Services, for a summary of the applicant's request for a Planned Residential Development (PRD) in accordance with RMC Chapter 18.144. The applicant, TTLIC Redlands Texas St. LLC, is proposing to subdivide a 14.69-acre parcel, consisting of 35 single-family residential lots, six open space lettered lots, and on-site recreational amenities for residents. The project site is located on the east side of Texas Street, approximately 500 feet north of Domestic Avenue. Currently, the parcel is vacant. The project consists of three primary areas: an 11.68-acre residential development area, which includes 2.9 acres of landscaped common open space, and a three-acre undeveloped open space area along the property's northernmost boundary.

Jaren Nuzman, representing the applicant, presented additional project details including a review of renderings and amenities, trails and open space, traffic impacts, access points, pricing and disclosure noticing requirements for future buyers. Gordon Jones, True Life Companies Regional Vice President, clarified that these homes will not have entry level price points but will complement the housing developments nearby. As public comment, Jennifer Maravillas voiced strong concerns about the traffic impacts the project would bring to the surrounding area, and especially to roads that are already highly travelled and see a lot of congestion. Isaac Villagrana supported the project, as did Bobby Garrity, of Yes In My Backyard (YIMBY). Mr. Garrity added though, that the price points were far too expensive, and he asked the Council to focus on reforming policies that limit housing developments by way of requiring excessive parking standards and other arbitrary standards. Andy Hoder raised questions about street widths within the project and whether emergency vehicles could easily access the property. Clarification was provided and emergency vehicles will be able to access the project. One written comment was received from San Bernardino County Department of Public Works stating the project site was adjacent to a SBC property and any encroachment within the right-of-way will require a flood control permit. With no further comments, Mayor Tejeda closed the public hearing.

Council Members discussed several topics related to the project, including traffic within the

surrounding area, density, the sufficiency of only one access point to the development, establishing future policies to encourage housing affordability, potential noise issues generated by a nearby shooting range and a crushing operation, and the high price points associated with these proposed homes.

On motion of Mayor Eddie Tejeda, seconded by Council Member Mario Saucedo, the City Council unanimously approved, by roll call vote, the project by the following actions: Resolution No. 8516, adopting the Mitigated Negative Declaration for the proposed project and related Mitigation Monitoring/Reporting Program prepared in accordance with the California Environmental Quality Act Guidelines; approved the Socio-Economic Cost/Benefit Study prepared for the proposed project in accordance with Measure U; approved Tentative Tract Map No. 20520 to subdivide a 14.69-acre vacant parcel into 35 lots for future single-family residential development, with lot sizes ranging between 7,200 and 10,755 square-feet each, and six lettered lots for open space and recreation purposes; and approved Conditional Use Permit No. 1167 for a Planned Residential Development, subject to the attached Conditions of Approval; and approved Resolution No. 8517 for Street Vacation No. 193 to vacate a portion of Texas Street right-of-way that is one foot (1'0") in width and approximately 965 feet in length, along a portion of the project site's frontage. The portion of right-of-way is located on the east side of Texas Street, beginning approximately 500 feet north of Domestic Avenue, and proceeding 965 feet to the north.

**Vote: 4 - 0 Passed**

## NEW BUSINESS

### City's Parks Master Plan Consulting Agreement

Facilities and Community Services Director Crocker summarized the Professional Services Agreement with RHA Landscape Architects-Planners, Inc. (RHA), for development of the City's Parks Master Plan for an amount not to exceed \$248,890. With the implementation of the Measure T sales tax ordinance in 2021, project funding was added to the City's budget to several areas, including Parks and Recreation, and in order to effectively utilize the funds, the development of a Parks Master Plan was deemed a priority. The Plan will seek to develop a strategy and roadmap for renovations, improvements, expansion and new development of parks throughout the City for the next 7-10 years.

She introduced Doug Grove, President of RHA, who provided an overview of the proposed work to develop the Plan and to discuss what steps will be taken from start to finish. The process involved a review of existing sites and facilities assessment, financial analysis, levels of service standards and GIS mapping. He emphasized their work will include community engagement needs analysis, statistically valid surveys, demographics and recreation trends analysis review, needs prioritization, capital development planning, financial planning, funding and revenue planning and strategic action plan implementation. He used examples of other local cities RHA has worked with, such as Chino, Beaumont and Norco.

As public comment, Brenda Spoelstra supported the agreement and was thrilled to see this item on the agenda. She requested several items be reviewed and included in the master plan, such as, universal accessibility in all parks, community gardens, adult sports facilities, signage at parks, and implementation of new staff positions. Dennis Bell questioned whether every voice would be

heard through the public engagement process, and he thought that a quarter of a million dollars was simply too expensive. Director Crocker reiterated that community engagement meetings would be held in a variety of locations, times, and methods in order to reach the most people. Council Members strongly supported the project and thought it a good use of Measure T funds.

On motion of Mayor Eddie Tejeda, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously determined, by roll call vote, that approval of a Professional Services Agreement with RHA Landscape Architects-Planners, Inc. for the development of the City's Parks Master Plan is exempt from the California Environmental Quality Act pursuant to Section 15061(b) (3) of the CEQA Guidelines; and approved the Professional Services Agreement with RHA Landscape Architects-Planners, Inc. for the development of the City's Parks Master Plan in an amount not to exceed \$248,890.

**Vote: 4 - 0 Passed**

#### Heavy-Duty Off-Road Equipment Maintenance and Service Agreement

Facilities and Community Services Director Crocker explained the need for the agreement with Quinn Company, LLC for maintenance and service of heavy-duty off-road equipment in an amount not-to-exceed \$280,000 for the initial term through Fiscal Year 2023-24, with the option to extend by two additional one-year terms for a total amount not-to-exceed \$840,000.

On motion of Council Member Mario Saucedo, seconded by Mayor Eddie Tejeda, the City Council unanimously approved, by roll call vote, the agreement with Quinn Company, LLC for maintenance and service of heavy-duty off-road equipment in an amount not-to-exceed \$280,000 for the initial term through Fiscal Year 2023-24, with the option to extend by two additional one-year terms for a total amount not-to-exceed \$840,000.

**Vote: 4 - 0 Passed**

#### Agreements for Janitorial Services & Heating and Air Conditioning Services

Facilities and Community Services Director Crocker discussed two agreements associated with work to be performed at 300 E. State Street and included one with Executive Facilities Services, Inc., for janitorial services not to exceed \$359,781.48, and the other with F.M. Thomas Air Conditioning Inc. for heating/air conditioning services not to exceed \$50,000.

On motion of Council Member Mario Saucedo, seconded by Council Member Jenna Guzman-Lowery, the City Council unanimously determined, by roll call vote, that approval of the agreements is exempt from environmental review pursuant to Section 15301 of the State's guidelines implementing the California Environmental Quality Act; approved the agreement with Executive Facilities Services, Inc. for janitorial services, not to exceed \$359,781.48; and approved the agreement with F.M. Thomas Air Conditioning, Inc. for heating/air conditioning services, not to exceed \$50,000.

**Vote: 4 - 0 Passed**

Amending Sports Field Maintenance Agreement Staff requested this item be pulled from tonight's agenda. The item will be re-agendized for the City Council meeting scheduled for October 17, 2023.

Amending IT Support Services Agreement State Street City Hall & PD Safety Hall

Management Services/Finance Director Garcia detailed the First Amendment to the Agreement with SDI Presence LLC for IT Support Services to increase the total compensation amount of \$500,000 by an additional \$250,000 for a total aggregate amount not-to-exceed \$750,000, to fund the IT design and planning services related to State Street City Hall and PD Safety Hall. As public comment, Andy Hoder stated the language for this particular agenda item was not very clear about how the funds would be allocated between the two projects. He suggested that in the future, the agenda should specify dollar amounts for each project listed.

On motion of Council Member Mario Saucedo, seconded by Mayor Pro Tempore Paul Barich, the City Council unanimously approved, by roll call vote, the First Amendment to the Agreement with SDI Presence LLC for IT Support Services to increase the total compensation amount of \$500,000 by an additional \$250,000 for a total aggregate amount not-to-exceed \$750,000; and approved an additional appropriation of \$250,000 to fund the IT design and planning services related to State Street City Hall and PD Safety Hall.

**Vote: 4 - 0 Passed**

COUNCIL MEMBER ANNOUNCEMENTS AND ACTIVITIES

Mayor Tejada was honored to participate in a key-giving ceremony sponsored by Homes for Our Troops, who donated a specially adapted home in Mentone for Juan Hernandez, a disabled veteran injured in 2009. He and Council Member Saucedo enjoyed one of the Smiley LIVE Concerts, and he announced that his door is always open and he's happy to meet with anyone from the community.

Mayor Pro Tem Barich extended invitations to everyone to attend the 3rd Annual Coptober Community Fair event on October 7, held at Redlands Ranch Market, the Optimist-sponsored Oktoberfest at Sylvan Park and the Annual Family Day at Smiley Library on Saturday, October 7.

Council Member Guzman-Lowery continued to meet with community members, faith-based groups and non-profit organizations to listen and hear of their ongoing struggles.

Council Member Saucedo participated in a "clean-up the wash" event sponsored by the Holy Name of Jesus, the Boys and Girls Club Family Day, the Vibe Health and Wellness Festival at Sylvan Park, and he enjoyed the State of the County event last week.

ADJOURNMENT

There being no further action required the meeting adjourned at 8:00 P.M. The next regular meeting of the City of Redlands City Council will be held on October 17, 2023.

SUCCESSOR AGENCY OF THE FORMER REDEVELOPMENT AGENCY OF THE CITY OF REDLANDS

Chairman Tejeda called the meeting to order and offered anyone present the opportunity to address the Board on any subject, not already on the agenda, within the jurisdiction of the Successor Agency.

#### PUBLIC COMMENT

None forthcoming

#### Minutes

On motion of Vice Chair Barich, seconded by Board Member Saucedo, the minutes of the regular meeting of September 5, 2023 were unanimously approved, by roll call vote.

**Vote:** 4 - 0 Passed

#### ADJOURNMENT

There being no further business, the Successor Agency Board of Directors' meeting was adjourned at 8:01 P.M. The next regular meeting of the Agency will be held on November 7, 2023.

[GO TO PREVIOUS PAGE](#)

[GO TO THE TOP OF THE PAGE](#)