

# City of Corona

*400 S. Vicentia Ave.  
Corona, CA 92882*

## **City Council Meeting Agenda - Final-revised**

**Wednesday, March 18, 2020**

**Closed Session Council Board Room 4:30 PM  
Open Session Council Chambers 6:30 PM**



**CITY COUNCIL/SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF  
CORONA/CORONA PUBLIC FINANCING AUTHORITY/CORONA UTILITY  
AUTHORITY/CORONA HOUSING AUTHORITY MEETING**

**Jim Steiner, Mayor  
Jacque Casillas, Vice Mayor  
Yolanda Carrillo, Council Member  
Jason Scott, Council Member  
Wes Speake, Council Member**

\*\*Revised agenda on March 17, 2020 at 5:57 p.m.

The following items have been added:

Item 5 - City Council consideration of emergency findings under Government Code Section 54952.2(b)(1) and a resolution adopting regulations for public attendance and comment during COVID-19 declared emergency.

Item 27 - City Council consideration of emergency findings under Government Code Section 54952.2(b)(1) and a resolution ratifying and extending the proclamation of existence of a local emergency by the director of emergency services regarding novel coronavirus (covid-19) pursuant to Government Code Section 8630.\*\*

## CONVENE CLOSED SESSION

### CITY COUNCIL

1. **CLOSED SESSION - CONFERENCE WITH REAL PROPERTY NEGOTIATORS**  
pursuant to Government Code Section 54956.8  
Property Location: 735 S. Main Street, Corona (APN 117-191-020)  
Agency Negotiator: Jacob Ellis, City Manager  
Negotiating Party: HHC Corona, LLC  
Under Negotiation: Price and Terms of Payment
  
2. **CLOSED SESSION - CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION**  
pursuant to Government Code Section 54956.9(d)(1)  
Name of Case: ONTHEGO Wireless, LLC v. Cellco Partnership, et al. (Qui Tam Whistleblower)  
Case Number: Sacramento County Superior Court Case No. 34-2012-00127517
  
3. **CLOSED SESSION - CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION**  
pursuant to Government Code Section 54956.9(d)(1)  
Name of Case: Leah Shatford (now Leah McLatcher) v. City of Corona  
Case Number: WCAB No. ADJ9869508, ADJ879755, additional case numbers unassigned (pending)
  
4. **CLOSED SESSION - CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION**  
pursuant to Government Code Section 54956.9(d)(2) Significant exposure to litigation  
Number of potential cases: 1

## INVOCATION

*The invocation may be offered by a person of any religion, faith, belief or non-belief, as well as Council Members. A list of volunteers is maintained by the City Clerk and interested persons should contact the Clerk for further information.*

## PLEDGE OF ALLEGIANCE

## CONVENE OPEN SESSION

*Individuals wishing to address the City Council are requested to complete a speaker card available at the rear of the Council Chambers. Please deliver the card to the City Clerk prior to the item being heard by the City Council or, for items not listed on the agenda, before the "Communications" section of the agenda is called. Please observe a three-minute limit for communications and please note that the Communications section of the agenda is limited to items within the subject matter jurisdiction of the City Council that are not listed on the agenda. Once called upon to speak, you are requested to state your name and city of residence for the record.*

5. **RESOLUTION** - [City Council consideration of Resolution No. 2020-011, adopting regulations for public attendance and comment during COVID-19 declared emergency.](#)

**That the City Council:**

- a. Make a determination, by a majority vote of the City Council, pursuant to Government Code Section 54952.2(b)(1) that an emergency situation exists due to the potential for the COVID-19 pandemic to severely impair public health and safety.
- b. If the City Council makes a determination that an emergency situation exists, adopt Resolution No. 2020-011.

## PROCLAMATIONS/RECOGNITIONS/PRESENTATIONS

6. [Presentation: Council Internship Report Out.](#)
7. [Presentation: City Net Update.](#)

## MEETING MINUTES

8. **MINUTES** - [Approval of Minutes for the City Council, Successor Agency to the Redevelopment Agency of the City of Corona, Corona Public Financing Authority, Corona Utility Authority, Corona Housing Authority Meeting of March 4, 2020.](#)

## CONSENT CALENDAR

*All items listed on the Consent Calendar are considered to be routine matters, status reports or documents covering previous City Council action. The items listed on the Consent Calendar may be enacted in one motion. With the concurrence of the City Council, a Council Member or any person in attendance may request that an item be removed for further consideration.*

9. **FINANCIAL REPORT** - [City Council, Successor Agency to the Redevelopment Agency of the City of Corona, Corona Public Financing Authority, Corona Utility Authority, and Corona Housing Authority consideration to receive and file the Monthly Investment Portfolio Report for the month of January 2020.](#)
10. **FINANCIAL REPORT** - [City Council, Successor Agency to the Redevelopment Agency of the City of Corona, Corona Public Financing Authority, Corona Utility Authority, and Corona Housing Authority consideration to receive and file the Monthly Fiscal Report for the month of January 2020.](#)
11. **AGREEMENT** - [City Council consideration of a First Amendment to the Professional Services Agreement with Bureau Veritas North America and Interwest Consulting Group for Plan Check Consulting and Inspection Services pursuant to Request for Proposal \(RFP\) 19-032AO.](#)

**That the City Council:**

- a. Approve a First Amendment to the Professional Services Agreement issued to Bureau Veritas North America, Santa Ana, California for Plan Check Consulting and Inspection Services in the amount of \$500,000 for a total contract amount of \$1,000,000 for Fiscal Years 2019/2020, 2020/2021, 2021/2022.
  - b. Approve a First Amendment to the Professional Services Agreement issued to Interwest Consulting Group, Ontario, California for Plan Check Consulting and Inspection Services in the amount of \$100,000 for a total contract amount of \$600,000 for Fiscal Years 2019/2020, 2020/2021, 2021/2022.
  - c. Authorize the City Manager to execute the First Amendment to the Agreements with Bureau Veritas North America and Interwest Consulting Group, Inc. in the combined amount of \$1,600,000.
  - d. Authorize the Purchasing Agent to increase Purchase Order B200659 to Bureau Veritas North America, Inc. and Purchase Order B200660 to Interwest Consulting Group, Inc.
  - e. Authorize the City Manager or the Community Development Director to negotiate and execute any amendments to these agreements which are either non-substantive or are otherwise in compliance with the City Council actions hereunder.
12. **AGREEMENT** - [City Council and Corona Utility Authority consideration of the Third Amendment to the Professional Services Agreement between the City and Moraes/Pham & Associates and approve Contract Change Order No. 1 for the construction phase of electrical engineering services for the Garretson Blend Station Zone 3 Emergency Generator, Project No. 2019-05.](#)

**That the:**

- a. City Council approve Contract Change Order No. 1 in the amount of \$15,000.00 to Moraes/Pham & Associates, the electrical design engineer for the Garretson Blend Station Zone 3 Emergency Generator (Project), Project No. 2019-05.
- b. City Council authorize the Department of Water and Power General Manager to execute the Third Amendment to the existing Professional Services Agreement (PSA) between the City and Moraes/Pham & Associates.
- c. City Council authorize the Purchasing Manager to issue Change Order No. 1 to Purchase Order R171702 to Moraes/Pham & Associates in the amount of \$15,000.00 for a total of \$41,202.00.
- d. Corona Utility Authority (CUA) review, ratify, and to the extent necessary, direct the City Council to take the above actions.

**13. APPROPRIATION** - [City Council consideration of approving City staff recommended final design for Griffin Park Re-opening Project and additional funding appropriations.](#)**That the City Council:**

- a. Approve staff recommended final design for Griffin Park to include specimen tree and installation of irrigation, planting of acacia, and mulch installation.
- b. Approve an appropriation in the amount of \$57,901 from the Parks and Open Space Fund 217 and \$77,268 from the General Fund Designated Revenue Reserve (\$60,414 from the Vending Machine Beverage Revenue Reserve and \$16,854 from the Park Bond Loan Payment Reserve) to Capital Improvement Project (71720) titled, "Griffin Park Enhancements."

**14. APPROPRIATION** - [City Council consideration of awarding Request for Proposals \(RFP\) No. 20-014HC for the Park Facilities and Amenities Inventory Project; and to appropriate \\$230,000 from the General Fund to the Capital Improvement Project \(CIP\) titled, "Parks Facilities and Amenities Inventory Project."](#)**That the City Council:**

- a. Authorize an appropriation of \$230,000 from the General Fund to the CIP No. 7384, Parks Facilities and Amenities Inventory Project.
- b. Award RFP 20-014HC titled, "Parks Facilities and Amenities Inventory Project" to Bureau Veritas Technical Assessments LLC, for the amount not to exceed \$263,732.72, and waive any and all minor irregularities in the proposal.

- c. Authorize the City Manager, or Acting Public Works Director, to execute the Professional Services Agreement with Bureau Veritas Technical Assessments LLC, in the amount not to exceed \$263,732.72 and approve necessary change orders up to ten percent of the contract amount.
- d. Authorize the Purchasing Manager to issue a purchase order to Bureau Veritas Technical Assessments LLC, in the amount of \$263,732.72.

**15. BUDGETARY** - [City Council, Corona Utility Authority, and Corona Housing Authority consideration of budgetary adjustments to make an additional one-time contribution of \\$30 Million towards the unfunded pension liability with CalPERS, from the General Fund Budget Balancing Measures Reserve.](#)

**That the:**

- a. City Council authorize an additional one-time contribution of \$30 Million towards the unfunded pension liability with CalPERS from the General Fund Budget Balancing Measures Reserve.
- b. City Council approve appropriations and cash transfers in multiple funding sources, as detailed in the fiscal impact section.
- c. Corona Utility Authority (CUA) and Corona Housing Authority (CHA) review, ratify, and to the extent necessary, direct the City Council to take the above actions.

**16. GRANT** - [City Council consideration of acceptance and appropriation of \\$35,689 from the California State Library for the LaRS On The Go \(OTG\) Lesson Boxes Shared Vision/Bringing the Library to You grant program.](#)

**That the City Council:**

- a. Accept and appropriate funding of \$35,689 from the California State Library for the Fiscal Year 2020 LaRS On The Go (OTG) Lesson Boxes Shared Vision/Bringing the Library to You grant program.
- b. Appropriate \$35,689 to the Library and Recreation Services' operating budget and increase revenue estimates by the same amount in the Library - Other Grants Fund 415.
- c. Authorize the Acting Administrative Services Director to adjust the budget accordingly if the grantor distributes additional funds to the grant participants.

- 17. REPORT - [City Council and Corona Housing Authority consideration to receive and approve the submittal of the 2019 Housing Element Annual Progress Report to the California Department of Housing and Community Development, and the Low and Moderate Income Housing Asset Fund activity information required in accordance with Health and Safety Code 34176.1\(f\).](#)**

**That the:**

- a. City Council receive and approve the submittal of the 2019 Housing Element Annual Progress Report to the California Department of Housing and Community Development for the previous calendar year.
- b. Corona Housing Authority receive and approve the Low and Moderate Income Housing Asset Fund activity information required in accordance with Health and Safety Code 34176.1(f) (1-11) for the previous fiscal year ending June 30, 2019.

- 18. REPORT - [City Council to receive and file Personnel Report.](#)**

**That the City Council** receive and file the Personnel Report for employee updates and recruitment transactions.

## COMMUNICATIONS FROM THE PUBLIC

*Persons wishing to address the City Council are requested to state their name and city of residence for the record. This portion of the agenda is intended for general public comment only, which means it is limited to items within the subject matter jurisdiction of the City Council that are not listed on the agenda. Please note that state law prohibits the City Council from discussing or taking action on items not listed on the agenda. The City Council will appreciate your cooperation in keeping your comments brief. Please observe a three-minute limit for communications.*

## PUBLIC HEARINGS

*This portion of the agenda is for advertised public hearing items where formal public testimony on each individual item is accepted prior to City Council action.*

## LEGISLATIVE MATTERS

*This portion of the agenda is for proposed ordinances presented for the City Council's consideration.*

## BOARDS, COMMISSIONS, AND COMMITTEES – REPORTS FROM CITY COUNCIL, COMMISSIONERS, AND STAFF FOR THE:

*This portion of the agenda lists items from Commissions, Committees, and Boards.*

### A) Planning & Housing Commission

- 19. PLANNING & HOUSING COMMISSION REPORT** - [City Council consideration of PM 37746, a Parcel Map to create one lot on 4.80 acres for industrial development purposes located on the north side of Third Street and approximately 300 feet east of Grand Boulevard in the BP \(Business Park\) Designation of the Downtown Corona Revitalization Specific Plan \(SP98-01\) and adopt the Mitigated Negative Declaration and Mitigation Monitoring Plan, regarding potential environment impact of the project. \(Applicant: Michael McKenna with EBS Realty Partners, LLC\).](#)

**That the City Council** approve PM 37746 subject to the findings and conditions as recommended by the Planning and Housing Commission and adopt the Mitigated Negative Declaration and Mitigation Monitoring Plan, regarding potential environmental impact of the project.

- 20. PLANNING & HOUSING COMMISSION REPORT** - [City Council consideration of V2019-0002, a Variance from the development standards under Section D \(Table III-3\) of the Downtown Corona Revitalization Specific Plan to remove the 10-foot rear yard landscaped setback to accommodate parking spaces associated with the development of a 101,690 square foot industrial building on 4.80 acres located on the north side of Third Street and east of Grand Boulevard in the BP \(Business Park\) designation of the Downtown Corona Revitalization Specific Plan \(SP98-01\). \(Applicant: Michael McKenna with EBS Realty Partners, LLC.\)](#)

**That the City Council:**

- a. Take no action, thereby affirming the Planning and Housing Commission's action granting V2019-0002, based on the findings contained in the staff report and conditions of approval.

OR

- b. Set the item for review at a subsequent meeting.

- 21. PLANNING & HOUSING COMMISSION REPORT** - [City Council consideration of Precise Plan 2019-0007, for the review of the site plan, architecture, parking and landscaping associated with the development of a 101,690 square foot industrial building located on the north side of Third Street and east of Grand Boulevard in the BP \(Business Park\) designation of the Downtown Corona Revitalization Specific Plan \(SP98-01\). \(Applicant: Michael McKenna with EBS Realty Partners, LLC.\)](#)

**That the City Council:**

- a. Take no action, thereby affirming the Planning and Housing Commission's action granting PP2019-0007, based on the findings contained in the staff report and conditions of approval.

OR

- b. Set the item for review at a subsequent meeting.

B) Parks & Recreation Commission

C) Infrastructure Committee

D) Finance, Legislation & Economic Development Committee

- 22. FINANCE, LEGISLATION & ECONOMIC DEVELOPMENT COMMITTEE REPORT** - [City Council consideration to receive minutes of the March 4, 2020 meeting of the Finance, Legislative and Economic Development Committee report by Vice Mayor Jacque Casillas and Council Member Jason Scott.](#)

E) Public Services Committee

- 23. PUBLIC SERVICES COMMITTEE REPORT** - [City Council consideration to receive minutes of the March 4, 2020 meeting of the Public Services Committee report by Mayor Jim Steiner and Vice Mayor Jacque Casillas.](#)

F) Regional Meetings

- 24. REGIONAL MEETING REPORT** - [Update from Council Member Yolanda Carrillo on the Riverside County Habitat Conservation Agency \(RCHCA\) Meeting of February 20, 2020.](#)
- 25. REGIONAL MEETING REPORT** - [Update from Council Member Jason Scott on the Western Riverside Council of Governments \(WRCOG\) Meeting of March 2, 2020.](#)
- 26. REGIONAL MEETING REPORT** - [Update from Council Member Wes Speake on the Riverside County Transportation Commission \(RCTC\) Meeting of March 11, 2020.](#)

## ADMINISTRATIVE REPORTS

- 27. RESOLUTION** - [City Council consideration of emergency findings under Government Code Section 54952.2\(b\)\(1\) and a resolution ratifying and extending the proclamation of existence of a Local Emergency by the Director of Emergency Services regarding Novel Coronavirus \(COVID-19\) pursuant to Government Code Section 8630.](#)

**That the City Council:**

- a. Make a determination, by a majority vote of the City Council, pursuant to Government Code Section 54952.2(b)(1) that an emergency situation exists due the potential for the COVID-19 pandemic to severely impair public health

and safety.

- b. If the City Council makes a determination that an emergency situation exists, adopt Resolution No. 2020-010 ratifying and extending the proclamation of the existence of a local emergency by the Director of Emergency Services regarding the COVID-19 pandemic.

## **CITY ATTORNEY'S REPORTS AND COMMENTS**

## **CITY MANAGER'S REPORTS AND COMMENTS**

## **CITY COUNCIL MEMBER REPORTS AND COMMENTS**

## **ADJOURNMENT**

*The next regular meeting of the City Council/Successor Agency to the Redevelopment Agency of the City of Corona/Corona Public Financing Authority/Corona Utility Authority/Corona Housing Authority is scheduled for Wednesday, April 1, 2020 at 4:30 P.M. or thereafter as noted on the posted agenda for closed session items in the City Council Board Room followed by the regular meeting at 6:30 p.m. or thereafter as noted on the posted agenda in the City Council Chambers.*

*Corona City Hall - Online, All the Time at [www.CoronaCA.gov](http://www.CoronaCA.gov)*

*Agendas for all City Council meetings are posted at least 72 hours prior to the meeting in the entry way display case at City Hall. A complete agenda packet is available for public inspection during business hours at the City Clerk's Office. Any materials relating to an item on the agenda which are distributed to all, or a majority of all, members of the City Council after the posting of the agenda will also be available at the same time for public inspection during business hours at the City Clerk's Office.*

*Written communications from the public for the agenda must be received by the City Clerk's Office seven (7) days prior to the City Council meeting.*

*In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the ADA Coordinator at (951) 736-2235. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.*

*Meeting is Being Recorded*