

City of Corona

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

City Council Minutes - Draft

Wednesday, August 7, 2024

**Closed Session Council Board Room 5:00 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**

**Tom Richins, Mayor
Jim Steiner, Vice Mayor
Jacque Casillas, Council Member
Tony Daddario, Council Member
Wes Speake, Council Member**

The City Council meeting of August 7, 2024, will be conducted in person. Members may attend in person or remotely. To participate remotely, please use the following link:

<https://coronaca-gov.zoom.us/j/82114263380>

CONVENE CLOSED SESSION

Closed Session convened at 5:00 p.m. for the purposes listed below. Present were Mayor Richins, Vice Mayor Steiner, and Council Member Casillas. Council Member Speake participated virtually. Closed Session adjourned at 6:14 p.m.

1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
PURSUANT TO GOVERNMENT CODE SECTION 54956.8
AGENCY NEGOTIATOR: JACOB ELLIS, CITY MANAGER
PROPERTY: 2780 CABOT DR, CORONA CA 92883
NEGOTIATING PARTIES: SCOTT OSTLUND AND BARRET WOODS
UNDER NEGOTIATION: PRICE & TERMS OF PAYMENT
2. CONFERENCE WITH LABOR NEGOTIATORS
PURSUANT TO GOVERNMENT CODE SECTION 54957.6
AGENCY DESIGNATED REPRESENTATIVE: JACOB ELLIS, CITY MANAGER
EMPLOYEE ORGANIZATIONS: CORONA EXECUTIVE GROUP EMPLOYEES, CORONA FIREFIGHTERS ASSOCIATION IAFF LOCAL #3757 (CFA), CORONA MANAGEMENT/CONFIDENTIAL GROUP EMPLOYEES, CORONA POLICE EMPLOYEES ASSOCIATION (CPEA), CORONA POLICE SUPERVISORS ASSOCIATE (CPSA), CORONA PUBLIC SERVICE EMPLOYEES ASSOCIATION (CPSEA), AND CORONA SUPERVISORS ASSOCIATION (CSA)

Rollcall

Present: 3 - Tom Richins, Jim Steiner, and Jacque Casillas

Absent: 2 - Tony Daddario, and Wes Speake

CITY COUNCIL

INVOCATION - SUSAN JUEGENSEN, CORONA UNITED METHODIST CHURCH

The Invocation was led by Pastor Susan Juergensen, Corona United Methodist Church.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Jacob Ellis, City Manager.

CONVENE OPEN SESSION

Mayor Richins called the meeting to order at 6:37 p.m.

PROCLAMATIONS/RECOGNITIONS/PRESENTATIONS

3. RECOGNITION: EDEN KING BERRELLEZA

Eden King Berrelleza accepted the recognition.

MEETING MINUTES

A motion was made by Vice Mayor Steiner, seconded by Council Member Casillas, that the Meeting Minutes be approved. The motion failed by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

4. 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 STUDY SESSION MEETING OF JULY 3, 2024

These Minutes were approved.

5. 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 CITY COUNCIL MEETING OF JULY 3, 2024

These Minutes were approved.

6. 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 SPECIAL MEETING OF JULY 23, 2024

These Minutes were approved.

CONSENT CALENDAR

A motion was made by Vice Mayor Steiner, seconded by Council Member Casillas, that the Consent Calendar be approved with the exception of Items 12 and 20, which were voted on separately. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

7. QUARTERLY SALES TAX REPORT - 2024, QUARTER 1 (JANUARY - MARCH)

This Financial Report was received and filed.

8. CITY COUNCIL ADOPTION OF ORDINANCE NO. 3399, SECOND READING OF AN ORDINANCE OF THE CITY OF CORONA, CALIFORNIA, APPROVING AN AMENDMENT TO CHAPTER 5.34 OF THE CORONA MUNICIPAL CODE TO REGULATE

ONLY SOLICITORS, ADDING CHAPTER 5.35 TO THE CORONA MUNICIPAL CODE TO REGULATE SIDEWALK VENDORS, AND AMENDING SECTION 12.20.030 TO REQUIRE A SIDEWALK VENDOR PERMIT TO SELL MERCHANDISE ON THE STREET AND SIDEWALK IN A MANNER CONSISTENT WITH SENATE BILL 946.

This Legislative Matter - Second Reading was continued.

- 9.** PUBLIC IMPROVEMENT AGREEMENT AND SURVEY MONUMENTATION FOR PARCEL MAP 37221 LOCATED AT THE SOUTHWEST CORNER OF PRONIO CIRCLE AND TEMESCAL CANYON ROAD (APN 279-460-074) (APPLICANT: GRIFFCO LAND, LLC)

This Agreement was approved.

- 10.** INFORMATION TECHNOLOGY SERVICE AGREEMENT WITH ESRI FOR GIS LICENSING, MAINTENANCE, AND SUPPORT

This Agreement was approved.

- 11.** CONTRACT WITH SCHULER CONSTRUCTORS FOR THE DESALTER SURGE ANTICIPATOR CAPITAL IMPROVEMENT PROJECT NO. UT-2023-06

This Bid & Purchase was approved.

- 12.** PROFESSIONAL SERVICES AGREEMENT WITH GRIFFIN STRUCTURES, INC. FOR CONSTRUCTION MANAGEMENT, MATERIALS TESTING, SPECIAL INSPECTIONS, AND LABOR COMPLIANCE SERVICES FOR THE FIRE STATION NO. 2 REBUILD CAPITAL IMPROVEMENT PROJECT NO. FC-2022-20 IN THE AMOUNT OF \$2,405,000

Joe Morgan, resident, addressed the Council to express his concerns with the proposed item.

This item is being continued to a future Council Meeting.

A motion was made by Council Member Casillas, seconded by Mayor Richins, that this Bid & Purchase be continued. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 13.** FISCAL YEAR 2024 QUARTER 4 BUDGETARY ADJUSTMENTS

This Budgetary was approved.

- 14.** ACCEPTANCE OF THE STATE OF CALIFORNIA DEPARTMENT OF CALIFORNIA HIGHWAY PATROL FISCAL YEAR 2025 CANNABIS TAX FUND GRANT PROGRAM

This Grant was approved.

- 15.** RESOLUTIONS OF THE CITY COUNCIL AND THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY DECLARING THEIR UNDERSTANDING REGARDING CERTAIN TITLE EXCEPTIONS AFFECTING REAL PROPERTY LOCATED AT 715

SOUTH MAIN STREET (APN 117-191-019)

This Resolution was adopted.

- 16.** ADOPTION OF RESOLUTION NO. 2024-080, AUTHORIZING THE SALE AND ISSUANCE OF BONDS OF COMMUNITY FACILITIES DISTRICT NO. 2018-1 (BEDFORD) (IMPROVEMENT AREA NO. 2), AND APPROVING A FISCAL AGENT AGREEMENT, PURCHASE CONTRACT, CONTINUING DISCLOSURE CERTIFICATE (APPENDIX E TO THE PRELIMINARY OFFICIAL STATEMENT), PRELIMINARY OFFICIAL STATEMENT AND PREPARATION OF A FINAL OFFICIAL STATEMENT, AND APPROVING OTHER RELATED DOCUMENTS AND ACTIONS

Kim Sitton, Finance Director, provided a report.

A motion was made by Council Member Casillas, seconded by Vice Mayor Steiner, that this Resolution be adopted. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 17.** ADOPTION OF THE CITY OF CORONA LOCAL HAZARD MITIGATION PLAN AS REQUIRED BY THE FEDERAL DISASTER MITIGATION ACT OF 2000

This Resolution was adopted.

- 18.** SIDE LETTER WITH THE CITY OF CORONA PUBLIC SERVICE EMPLOYEES ASSOCIATION, AND THE CITY OF CORONA SUPERVISORS ASSOCIATION ADOPTING THE CITY OF CORONA POSITION LIBRARY AND COMPENSATION PLAN AND REPEALING ALL PRIOR PLANS, TO ADJUST SALARY RANGES IN THE UTILITIES DEPARTMENT

This Resolution was adopted.

- 19.** AUTHORIZE THE PURCHASE OF ONE (1) KOVATCH MOBILE EQUIPMENT REAR MOUNT AERIAL APPARATUS FROM FIRE APPARATUS SOLUTIONS UTILIZING THE SOURCEWELL COOPERATIVE PURCHASING PROGRAM, CONTRACT NUMBER 113021-RVG-3

This Bid & Purchase was approved.

- 20.** RESOLUTION DECLARING THE CITY COUNCIL'S INTENT TO PRESERVE THE SKYLINE TRAIL AREA

Dave Seltzer, resident, addressed the Council to thank them for all their work on this project.

A motion was made by Vice Mayor Steiner, seconded by Council Member Casillas, that this Resolution be adopted. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 21.** DEFERRAL OF THE CONSTRUCTION OF THE MISSING PUBLIC IMPROVEMENTS ON RAILROAD STREET ADJACENT TO ASSESSOR PARCEL NUMBER 117-031-040 LOCATED AT THE SOUTHEAST CORNER OF VICENTIA AVENUE AND RAILROAD STREET (APN 117-031-040) (APPLICANT: AMER MAKKAWI)

This Waiver was approved.

COMMUNICATIONS FROM THE PUBLIC

Maddy Paxton, resident, addressed the Council to acknowledge Brandon Willson, Fire Department Battalion Chief, finale chemotherapy treatment ABC News clip.

Kristin Brooks, resident, addressed the Council to express her concerns with the cannabis dispensary city tax.

Joe Morgan, resident, addressed the Council to provide comments on the new Waste Management billing and the new Bike Lanes on Grand.

Rich Moscowitz, resident, addressed the Council to express his concerns with traffic and stop sign issues on Eagle glen.

PUBLIC HEARINGS

- 22.** GENERAL PLAN AMENDMENT 2023-0004 TO AMEND THE LAND USE ELEMENT OF THE GENERAL PLAN AMENDING THE LAND USE OF 0.59 ACRES FROM HIGH DENSITY RESIDENTIAL TO GENERAL COMMERCIAL LOCATED ON THE NORTH SIDE OF SECOND STREET, APPROXIMATELY 450 FEET WEST OF BUENA VISTA AVENUE (APPLICANT: GREENS DEVELOPMENT)

Joanne Coletta, Planning and Development Director, provided a report.

Mayor Richins opened the Public Hearing. Sylvia Edwards, City Clerk, stated there was no correspondence received from the public.

Joe Morgan, resident, addressed the Council in support of the proposed item.

Mayor Richins closed the public hearing.

A motion was made by Vice Mayor Steiner, seconded by Council Member Casillas, that this Public Hearing be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 23.** CHANGE OF ZONE 2023-0006 TO CHANGE THE ZONING OF 0.59 ACRES FROM MOBILE HOME PARK (MP) TO GENERAL COMMERCIAL (C3) AND 4.01 ACRES FROM MP TO MULTIPLE FAMILY RESIDENTIAL (R3) GENERALLY LOCATED WEST OF BUENA VISTA AVENUE, ON THE NORTH AND SOUTH SIDE OF SECOND STREET

(APPLICANT: GREENS DEVELOPMENT)

Mayor Richins opened the Public Hearing. Sylvia Edwards, City Clerk, stated there was no correspondence received from the public. Mayor Richins closed the Public Hearing.

A motion was made by Council Member Casillas, seconded by Vice Mayor Steiner, that this Public Hearing be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 24.** RESOLUTION ESTABLISHING AN APPLICATION FEE FOR SOLICITOR PERMITS AND SIDEWALK VENDOR PERMITS AND AN IMPOUND FEE FOR THE RELEASE OF IMPOUNDED SIDEWALK VENDING RECEPTACLES, FOOD, AND MERCHANDISE

This Item was continued to a future Council Meeting.

ADMINISTRATIVE REPORTS

- 25.** COUNCILMEMBER CASILLAS REQUEST TO AMEND THE CORONA CHAMBER FOUNDATION 9/11 PATRIOT DAY COMMUNITY EVENT CO-SPONSORSHIP

Donna Finch, Community Services Director, provided a report.

Council Member Casillas provided comments.

A motion was made by Mayor Richins, seconded by Council Member Casillas, that this Administrative Report be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 26.** DESIGNATION OF VOTING DELEGATE FOR THE 2024 LEAGUE OF CALIFORNIA CITIES ANNUAL CONFERENCE

The Council agreed to have Council Member Casillas as delegate and Council Member Speake as an alternate.

A motion was made by Mayor Richins, seconded by Vice Mayor Steiner, that this Administrative Report be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 27.** COUNCIL REMUNERATION UPDATE: CONSIDER ADOPTING RESOLUTION NO. 2024-071 TO DETERMINE WHETHER AND IN WHAT AMOUNT COUNCIL MEMBERS MAY BE PROVIDED ADDITIONAL COMPENSATION FOR SERVICE ON JOINT POWERS AUTHORITY (JPAs) OR OTHER LEGISLATIVE BODIES

Aminah Mears, Assistant to the City Manager, provided a report.

The Council provided comments and had inquiries. Tom Moody, Utilities Director, provided clarification.

A motion was made by Mayor Richins, seconded by Vice Mayor Steiner, that this Administrative Report be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

28. FISCAL YEAR 2024 QUARTER 4 BUDGET AND STRATEGIC PLAN PROGRESS REPORT UPDATE

Julie Kennicutt, Budget Manager, and Aminah Mears, Assistant to the City Manager, provided a report.

The Council commended staff for the update.

LEGISLATIVE MATTERS

None.

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

A) Library Board of Trustees

None.

B) Planning & Housing Commission

29. AFFORDABLE HOUSING DENSITY BONUS AGREEMENT 2023-0002 FOR A MULTI-FAMILY RESIDENTIAL HOUSING DEVELOPMENT CONSISTING OF 115 UNITS ON 3.46 ACRES LOCATED AT THE SOUTHWEST CORNER OF 2ND STREET AND BUENA VISTA AVENUE IN THE R3 ZONE (APN: 118-270-051, 118-270-053 AND 118-270-055) (APPLICANT: SECOND STREET FAMILY, LP)

A motion was made by Vice Mayor Steiner, seconded by Council Member Casillas, that this Planning & Housing Commission Report be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

30. PRECISE PLAN 2023-0010 REVIEWING THE SITE PLAN, ARCHITECTURE, LANDSCAPING, AND OTHER FEATURES ASSOCIATED WITH AN AFFORDABLE HOUSING MULTIPLE FAMILY RESIDENTIAL DEVELOPMENT CONSISTING OF 115 UNITS ON 3.46 ACRES IN THE MP (MOBILE HOME PARK) AND R-3 (MULTIPLE FAMILY RESIDENTIAL) ZONES, LOCATED AT THE SOUTHWEST CORNER OF SECOND STREET AND BUENA VISTA AVENUE (APN: 118-270-051, 118-270-053 AND 118-270-055) (APPLICANT: SECOND STREET FAMILY, LP)

Joe Morgan, resident, addressed the Council in support of the proposed item.

The Council unanimously agreed to take no action.

- 31.** AFFORDABLE HOUSING DENSITY BONUS AGREEMENT 2023-0003 FOR THE DEVELOPMENT OF 25 PERMANENT SUPPORTIVE HOUSING UNITS ON 0.72 ACRES LOCATED ON THE SOUTH SIDE OF SECOND STREET, APPROXIMATELY 450 FEET WEST OF BUENA VISTA AVENUE (APN: 118-270-055) (APPLICANT: SECOND STREET HOUSING, LP)

A motion was made by Council Member Casillas, seconded by Vice Mayor Steiner, that this Planning & Housing Commission Report be approved. The motion carried by the following vote:

Aye: 3 - Richins, Steiner, and Casillas

Absent: 2 - Daddario, and Speake

- 32.** PRECISE PLAN 2023-0011 REVIEWING THE SITE PLAN, ARCHITECTURE, LANDSCAPING AND OTHER FEATURES ASSOCIATED WITH AN AFFORDABLE, PERMANENT SUPPORTIVE HOUSING DEVELOPMENT CONSISTING OF 25 MULTIPLE FAMILY UNITS ON 0.72 ACRES IN THE MP (MOBILE HOME PARK) ZONE, LOCATED SOUTH OF SECOND STREET AND WEST OF BUENA VISTA AVENUE (APN: 118-270-055) (APPLICANT: SECOND STREET HOUSING, LP)

The Council unanimously agreed to take no action.

C) Parks & Recreation Commission

None.

D) Regional Meetings

- 33.** UPDATE FROM COUNCIL MEMBER JACQUE CASILLAS ON THE WESTERN RIVERSIDE COUNCIL OF GOVERNMENTS (WRCOG) MEETING OF AUGUST 5, 2024

Council Member Casillas provided an update.

CITY ATTORNEY'S REPORTS AND COMMENTS

None.

CITY MANAGER'S REPORTS AND COMMENTS

None.

CITY COUNCIL MEMBER REPORTS AND COMMENTS

Vice Mayor Steiner provided comments on his support to the changes in the Council chambers. He also announced Northwest Mosquito and Vector Control mosquito spraying on August 9, 2024.

Mayor Richins provided a brief overview on the following: viewing of the heritage room, Olive Branch Church prayer, and Community Services Movies in the Park.

FUTURE AGENDA ITEMS

1. I-15 Lobbying Group (Staff) August 21, 2024
2. Garretson Street Improvement Project (T. Daddario) August 21, 2024
3. Historic Markers adoption on the local Historic Resources List (W. Speake) August 21, 2024
4. California Service Corps (J. Casillas) September 4, 2024
5. Downtown Specific Plan Update (Staff) September 18, 2024
6. Vehicle Purchasing/Leasing Program (Staff) September 18, 2024
7. Inclusionary Housing Ordinance for Multifamily Housing (W. Speake) September 18, 2024
8. Rent Stabilization (Staff) October 16, 2024
9. Update to the Historic Resources Inventory (Speake) TBD
10. Historic Civic Center Operations Plan (Staff) TBD
11. Arterial Streets Median Enhancements (J. Steiner) TBD

ADJOURNMENT

The next scheduled meeting of the Council is on August 21, 2024. Mayor Richins adjourned the meeting at 8:18 p.m. in honor of Janlee Watson.