

# City of Corona

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

## **City Council Meeting Minutes - Final**

**Wednesday, March 20, 2024**

**Closed Session Council Board Room 5:30 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**

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

## CONVENE CLOSED SESSION

Closed Session convened at 5:30 p.m. for the purposes listed below. Present were Mayor Richins, Vice Mayor Steiner, Council Member Casillas, Council Member Daddario, and Council Member Speake. Closed Session adjourned at 6:27 p.m.

## CITY COUNCIL

1. CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION  
PURSUANT TO GOVERNMENT CODE SECTION 54956.9(D)(1)  
NAME OF CASE: LUCILA LIMON-MENDOZA, ET AL. V. CITY OF CORONA, ET AL.  
CASE NUMBER: US CENTRAL DISTRICT COURT CASE NO. 5:23-CV-00134 JGB-SP
2. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION  
PURSUANT TO GOVERNMENT CODE SECTION 54956.9(d)(2)  
SIGNIFICANT EXPOSURE TO LITIGATION (CALIFORNIA FAIR EMPLOYMENT AND HOUSING ACT)
3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS  
PURSUANT TO GOVERNMENT CODE SECTION 54956.8  
PROPERTY LOCATION: 152 E SIXTH STREET, CORONA  
NEGOTIATING PARTY: DALIA GADELMAWLA, ASST SUPT OF BUSINESS (CORONA NORCO UNIFIED SCHOOL DISTRICT)  
AGENCY NEGOTIATOR: JACOB ELLIS, CITY MANAGER  
UNDER NEGOTIATION: PRICE AND TERMS OF PAYMENT

## Rollcall

**Present:** 5 - Tom Richins, Jim Steiner, Jacque Casillas, Tony Daddario, and Wes Speake

## INVOCATION - GRACE BAPTIST CHURCH

The Invocation was led by Pastor Shannon Scott.

## PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was let by Shannon Scott.

## CONVENE OPEN SESSION

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

## PROCLAMATIONS/RECOGNITIONS/PRESENTATIONS

4. RECOGNITION: CITIZEN'S ACADEMY WINTER 2024 COHORT GRADUATES

The following accepted their recognitions: Reza Alfredo, Teresa Buchanan, Chris

Dellenbach, Sally Garling, SueAnn Hathaway, Danielle Hollis, Lucius Jackson III, Carmen Loera, Elaine Minor, Kelly Montalvo, Eddie Montalvo, Deborah Pearce, Leah Perez, Susana Quintero-Soto, James Ranslow, Bobbie Ronney, Michael Ryan, Paul Salib, John Straser, Margaret Straser, Hugo Villanueva, Sandra Young, and Frank Zwayne.

**5. RECOGNITION: MARY HELEN YBARRA**

Mary Helen Ybarra accepted the recognition.

## MEETING MINUTES

**A motion was made by Council Member Casillas, seconded by Council Member Speake, that the Meeting Minutes be approved. The motion carried by the following vote:**

**Aye:** 5 - Richins, Steiner, Casillas, Daddario, and Speake

**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 STUDY SESSION MEETING OF MARCH 6, 2024**

**These Minutes were approved.**

**7. 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 MARCH 6, 2024**

**These Minutes were approved.**

## CONSENT CALENDAR

**A motion was made by Council Member Daddario, seconded by Council Member Speake, that the Consent Calendar be approved. The motion carried by the following vote:**

**Aye:** 5 - Richins, Steiner, Casillas, Daddario, and Speake

**8. CITY COUNCIL, SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF CORONA, CORONA PUBLIC FINANCING AUTHORITY, CORONA UTILITY AUTHORITY, AND CORONA HOUSING AUTHORITY TO RECEIVE AND FILE THE MONTHLY INVESTMENT PORTFOLIO REPORT FOR THE MONTH OF JANUARY 2024**

**This Financial Report was received and filed.**

**9. CITY COUNCIL, SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF CORONA, CORONA PUBLIC FINANCING AUTHORITY, CORONA UTILITY AUTHORITY, AND CORONA HOUSING AUTHORITY TO RECEIVE AND FILE THE MONTHLY FISCAL REPORT FOR THE MONTH OF JANUARY 2024**

**This Financial Report was received and filed.**

- 10.** CITY COUNCIL ADOPTION OF AN ORDINANCE NO. 3390, SECOND READING OF AN ORDINANCE OF THE CITY OF CORONA, CALIFORNIA ORDINANCE AMENDING ORDINANCE NUMBERS 3245, 3255, 3273, 3292, AND 3305 TO UPDATE THE PRIMA FACIE SPEED LIMITS ON CERTAIN STREET SEGMENTS IN THE CITY OF CORONA

**This Ordinance was adopted.**

- 11.** CITY COUNCIL ADOPTION OF ORDINANCE NO. 3388, SECOND READING OF AN ORDINANCE OF THE CITY OF CORONA, CALIFORNIA, APPROVING AN AMENDMENT TO THE MOUNTAIN GATE SPECIFIC PLAN (SP-89-01) to CHANGE THE LAND USE DESIGNATION FOR 5.15 ACRES LOCATED AT 430 WEST FOOTHILL PARKWAY FROM COMMERCIAL (C) TO SENIOR CITIZEN RESIDENTIAL (SCR) AND TO ESTABLISH CORRESPONDING DEVELOPMENT STANDARDS FOR THE SENIOR CITIZEN RESIDENTIAL DESIGNATION (SPA2023-0004)

**This Ordinance was adopted.**

- 12.** CITY COUNCIL ADOPTION OF ORDINANCE NO. 3389, SECOND READING OF AN ORDINANCE OF THE CITY OF CORONA, CALIFORNIA, APPROVING AN AMENDMENT TO THE SOUTH CORONA COMMUNITY FACILITIES PLAN LAND USE DESIGNATION FROM COMMERCIAL (C) TO SENIOR CITIZEN RESIDENTIAL (SCR) FOR 5.15 ACRES LOCATED AT 430 WEST FOOTHILL PARKWAY WITHIN VILLAGE 4 OF THE SOUTH CORONA COMMUNITY FACILITIES PLAN (CFPA2023-0001)

**This Ordinance was adopted.**

- 13.** APPROVAL OF TERMS AND CONDITIONS FOR CONSTRUCTION, OPERATIONS, AND MAINTENANCE OF THE NORTHERLY PIPELINE AND THE WESTERN RIVERSIDE COUNTY REGIONAL WASTEWATER AUTHORITY RECYCLED WATER PUMP STATION

**This Agreement was approved.**

- 14.** AWARD OF MAINTENANCE AND GENERAL SERVICES AGREEMENT WITH NEXTDAY DELIVERY SERVICE, INC. FOR CITYWIDE MAIL MANAGEMENT SERVICES IN THE AMOUNT OF \$130,000 PER FISCAL YEAR, REQUEST FOR PROPOSALS (RFP) 24-035AH

**This Bid & Purchase was approved.**

- 15.** CONSTRUCTION CONTRACT WITH INTERIOR DEMOLITION, INC. IN THE AMOUNT OF \$351,880 FOR THE CITY PARK POOL AND BUILDING DEMOLITION PROJECT NO. FC-2023-08; NOTICE INVITING BIDS 24-049AS

**This Bid & Purchase was approved.**

- 16.** MAINTENANCE/GENERAL SERVICES AGREEMENT WITH CALGON CARBON CORPORATION FOR THE GRANULAR ACTIVATED CARBON TREATMENT PLANT MEDIA REPLACEMENT PROJECT

**This Bid & Purchase was approved.**

**17. CHANGE ORDER WITH GE DIGITAL FOR SCADA SOFTWARE LICENSES**

**This Bid & Purchase was approved.**

**18. FIRST AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH GHD, INC. FOR WATER TREATMENT SYSTEMS DESIGN**

**This Bid & Purchase was approved.**

**19. REDUCE THE AMOUNT OF THE STREET AND ALLEY IMPROVEMENT SECURITIES POSTED FOR TRACT MAP 37644, LOTS 42 THROUGH 45, LOCATED SOUTH OF EAGLE GLEN PARKWAY AND WEST OF INTERSTATE 15 (APPLICANT: TRI POINTE HOMES HOLDINGS, INC.)**

**This Release of Security was approved.**

**20. 2023 ANNUAL PROGRESS REPORT FOR THE GENERAL PLAN AND HOUSING ELEMENT, FOR SUBMITTAL TO THE CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT AND THE GOVERNOR'S OFFICE OF PLANNING AND RESEARCH, INCLUDING A REPORT ON LOW-MODERATE-INCOME HOUSING ASSET ACTIVITY**

**This Report was approved.**

**21. RESOLUTION ACKNOWLEDGING THE SUBMISSION AND PUBLIC RELEASE OF CORONA POLICE DEPARTMENT 2023 ANNUAL MILITARY EQUIPMENT REPORT AND RENEWING ORDINANCE NO. 3347**

**This Resolution was adopted.**

## **COMMUNICATIONS FROM THE PUBLIC**

Ahsan Baseer, resident, addressed the Council to invite them to the upcoming Islamic Society of Corona- Norco's Annual Ramadan Interfaith Iftar & Dinner on March 24, 2024.

Frank Zwayne, resident, addressed the Council to express his concern with City Park.

Bobby Spiegel, resident, addressed the Council to commend Ashley Zaragoza, Economic Development Administrator. He acknowledged Council Member Casillas for attending the Chamber meeting, and announced Good Morning Corona on March 21, 2024.

## **PUBLIC HEARINGS**

**22. ZONE TEXT AMENDMENT 2024-0001 TO TITLE 17 OF THE CORONA MUNICIPAL CODE TO ADD CHAPTER 17.67 FOR LOW BARRIER NAVIGATION CENTER, AND AMENDMENTS TO CHAPTER 17.87 TO UPDATE REGULATIONS APPLIED TO DENSITY BONUS AGREEMENTS, AND TO CHAPTERS 17.91 AND 17.100 TO**

---

UPDATE OUTDATED LANGUAGE AND CRITERIA FOR PRECISE PLAN AND ARCHITECTURAL REVIEW APPLICATIONS (APPLICANT: CITY OF CORONA)

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 Speake, seconded by Vice Mayor Steiner, that this Public Hearing be approved. The motion carried by the following vote:**

**Aye:** 5 - Richins, Steiner, Casillas, Daddario, and Speake

**23. ZONE TEXT AMENDMENT 2024-0002 TO TITLE 17 OF THE CORONA MUNICIPAL CODE TO AMEND THE SIGN ORDINANCE IN CHAPTER 17.74 TO PROHIBIT TEMPORARY SIGNS IN THE PUBLIC RIGHTS-OF-WAY (APPLICANT: CITY OF CORONA)**

Joanne Coletta, Planning and Development Director, provided a report on the proposed item. Mayor Richins opened the Public Hearing. Sylvia Edwards, City Clerk, stated that there was 3 written comments received from the public.

The following residents addressed the Council in support of the proposed item: Justin McBride, Bob Livingston, and Joe Morgan.

The following residents addressed the Council in opposition of the proposed item: Anthony Pirritano, Paul Herrera, Jeannie Hallgrimson, Dave Clark, Donna Bell, Rob Arrietta, John Valdez, David Brambila, Adriana Nagel, Wendy Gonzalez, and David Englin.

Frank Zwayne, resident, addressed the Council to provide comments on the proposed item.

The Council provided comments and had inquiries. Ms. Coletta provided clarification.

Mayor Richins closed the Public Hearing.

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

**Aye:** 3 - Richins, Steiner, and Daddario

**Nay:** 2 - Casillas, and Speake

## ADMINISTRATIVE REPORTS

None.

## 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**

- 24.** PRECISE PLAN 2023-0008 TO REVIEW THE SITE PLAN, ARCHITECTURE, FENCING AND LANDSCAPING FOR 19 SINGLE FAMILY DWELLING UNITS PROPOSED ON 4.73 ACRES LOCATED ON THE NORTHWEST CORNER OF TAYLOR AVENUE AND CITRON STREET IN THE R-1-8.4 ZONE (SINGLE FAMILY RESIDENTIAL, 8,400 SQUARE FEET MINIMUM LOT SIZE) (APPLICANT: BRYAN BERGERON, FOREMOST PACIFIC GROUP)

Mayor Richins recused himself after reading a statement regarding an allegation the City received that he is biased against this project. He agreed and left the Chambers at 8:08 p.m.

Joanne Coletta, Planning and Development Director, provided a report on the proposed item.

The following residents addressed the Council in support of the proposed item: Greg Powers

The following residents addressed the Council in opposition of the proposed item: Don Fuller, Martha Cervantes, Rick Cleveland, Paulette Perry, Mary Cot, and Joe Morgan.

The Council provided comments and had inquiries. Mr. Powers, Ms. Coletta and Brian Bergeron, Foremost Pacific Group, provided clarification.

Mayor Richins returned at 9:09 p.m.

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

**Aye:** 4 - Steiner, Casillas, Daddario, and Speake

**Recused:** 1 - Richins

**C) Parks & Recreation Commission**

None.

**D) Regional Meetings**

- 25.** UPDATE FROM COUNCIL MEMBER WES SPEAKE ON THE RIVERSIDE COUNTY

---

TRANSPORTATION COMMISSION (RCTC) MEETING OF MARCH 13, 2024

Council Member Speake provided an update.

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

None.

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

None.

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

Mayor Richins commended the Council for their hard work.

Council Member Speake acknowledged the passing of Francis Zwayne.

## **FUTURE AGENDA ITEMS**

1. Spring Council Workshop March 28, 2024
2. Pavement Management Plan (Staff) March 28, 2024
3. Special Events Expansion (Staff) March 28, 2024
4. Purchasing Update (Staff) March 28, 2024
5. Enterprise Lease Agreement (Staff) March 28, 2024
6. Real Time PD Information Center (Staff) March 28, 2024
7. Heritage Room Hours of Operation (Staff) March 28, 2024
8. Financial Health Metrics (Staff) March 28, 2024
9. American Rescue Plan Act (Staff) March 28, 2024
10. FY 25 Revenue Projections (Staff) March 28, 2024
11. Expenditures & General Fund Forecast (Staff) March 28, 2024
12. FY25 Capital Improvement Program (Staff) March 28, 2024
13. Service Level Changes (Staff) March 28, 2024
14. Measure X Investment Plan (Staff) March 28, 2024
15. Urban Forest Management (Staff) March 28, 2024
16. City Park Operations Plan (Staff) April 17, 2024
17. City Park Final Design (Staff) April 17, 2024
18. Utility Assistance Program (Staff) April 17, 2024
19. Economic Development Update (Staff) April 17, 2024
20. Inclusionary Housing Ordinance for Multi family Housing (W. Speake) TBD
21. Large Native Tree Ordinance/Placing Trees on Historic Tree List (W. Speake) TBD
22. Butterfield Overland Stage Route Signage (W. Speake) TBD
23. Skyline Resolution (J. Steiner) TBD
24. Letter to State & Local Leaders RE: State Preemption of Local Control (T. Richins) TBD

## **ADJOURNMENT**

The next scheduled meeting of the Council is on April 3, 2024. Mayor Richins

adjourned the meeting at 9:13 p.m. in honor of Mr. Zwayne.