

CITY OF COLTON
CITY COUNCIL/REDEVELOPMENT AGENCY/COLTON UTILITY
AUTHORITY/COLTON PUBLIC FINANCING AUTHORITY/
COLTON HOUSING AUTHORITY
SPECIAL MEETING MINUTES

October 29, 2011

A Special Meeting of the City Council/Redevelopment Agency/Colton Utility Authority/Colton Public Financing Authority and Colton Housing Authority of the City of Colton was held on Saturday, October 29, 2011, from 9:00 a.m. to 12 noon, in the Gonzales Center Gymnasium, Room #2, located at 670 Colton Avenue, Colton, CA 92324, with Mayor Sarah S. Zamora presiding. Notice of Special Meeting was given on October 27, 2011, in compliance with Government Code Section 54956.

Mayor Sarah Zamora called the meeting to order at 9:09 a.m. Commissioner Gary Mitchell gave the invocation and MPT Bennett led the flag salute.

City Clerk Gomez took roll with the following members present and absent:

CITY COUNCIL ROLL CALL

Council Members Present

Sarah S. Zamora, Mayor
David J. Toro
Frank A. Gonzales
Vincent Yzaguirre
Susan M. Oliva
Deirdre H. Bennett, Mayor Pro Tem
Alex G. Perez

Staff Present:

Rod Foster, City Manager
Dean Derleth, City Attorney
Eileen C. Gomez, City Clerk
Aurelio De La Torre, City Treasurer
Steve Ward, Police Chief
Tom Hendrix, Fire Chief
Mark Tomich, Development Services Director
Amer Jakher, Public Works & Utilities Director

Council Members/Staff Absent

None.

Bonnie Johnson, Management Services Director
Bill Smith, Community Services Director
Arthur Morgan, Redevelopment Manager
Christy Elshof, Project Manager II
Adelfa Flores, Council Executive Assistant/Office
Manager

At 9:17 a.m., Mayor Sarah Zamora opened the meeting by reading an inspirational message from her devotional.

BUSINESS ITEMS

- (1) City Council discussion of goals and objectives, including priorities and staff resource allocation for current and possible future City projects

City Manager Rod Foster gave comments on the last workshop held on March 22, 2010, and explained that the four themes from the goal-setting session were 1+2+3+4 equals quality of life. CM Foster gave a brief overview of current priorities and future projects and asked the executive team to give updates on current projects in each department. He explained that the policy decision of the council will be the deciding factor on how are we going to spend and allocate revenues.

The following are comments and updates from department heads and managers:

REDEVELOPMENT AGENCY

Art Morgan, Redevelopment Manager

- Continue to work on redevelopment such as Senior Housing project
- Waiting on HUD grant for downtown revitalization
- Working with property owners and businesses to identify market analysis – “What is your market” and “What do you have to offer us”
- Working with Hollywood Video location developers
- Arrowhead Regional Medical Center will need to expand; continue planning our West Valley area to assist with housing and medical offices and more locations for doctors and nurses
- Retail – moving forward national retailers – in discussions with property owners citywide
- Manufacturing – new jobs

Christy Elshof, Project Manager II

- Chino Valley Ranchers – former Al’s Garden Art building. Beautiful plans for egg processing center. USDA governed – extremely clean and the building will consist of two plants, providing as many as 100 jobs
- 650,000 square foot building for Prologis - one of the biggest in the world
- County is working on a manufacturing zone initiative as people move from the East Coast and out of Los Angeles area to have a predesignated zone; also working on General Plan to get those areas designated
- Moving forward with Maria’s restaurant expansion on Washington Street
- Currently working on bringing brokers together to work on specific properties

COUNCIL OFFICE

Adelfa Flores, Executive Assistant/Office Manager

- Staffing levels are coming back up to par with new hires in both the reception area and in the Council Office
- Doing the best we can with what we have
- Council staff is an extension of Council, handling everything from potholes to requests for information
- Continue to balance work requests and constant flow of activities
- Through the month of July, there were 1900 various service requests – everything from cutting trees to barking dogs, Code Enforcement and Public Works calls
- People are constantly looking for resources since losing jobs
- Discussed required signatures and procedure for proclamations and presentations with City Clerk

CITY CLERK'S OFFICE

Eileen Gomez, City Clerk/Records Manager

- Thanked Council for great working relationship
- Working with council staff to coordinate proclamations and certificates, as well as event calendars
- Reduced staff set back scanning and other projects but continue to move forward
- Continue to work on Military Banner project and other project as time allows
- No longer handling passport services – may bring back in the future
- Handling numerous public records requests on a daily basis – working with Development Services on requests for information
- Staff attending training as budget allows to keep current on FPPC regulations and records management
- Work with various departments to coordinate records destruction project
- Still working on recruiting interns through the Colton Core Internship Program

POLICE DEPARTMENT

Steve Ward, Police Chief

- Public Safety – goals and objectives are priority
- Working on expenses without taking more money from general fund - support services were wiped out in 2009
- Receiving positive feedback from community about police officers waving and acknowledging citizens
- Colton Police will host a mock hostage situation in a school for training, inviting police officers from surrounding cities
- Rialto and Fontana share grant information and Fontana is even sharing their helicopter
- Working diligently to shut down medical marijuana dispensaries; community is showing support at neighborhood meetings

FIRE DEPARTMENT

Tom Hendrix, Fire Chief

- Reached target budget without demotions or layoffs in September
- Retirement of two battalion chief's retiring two years early so no layoffs
- The two replacements are seasoned captains with over 20 years experience
- Morale is good - doesn't matter how much equipment you have if you don't have highly motivated employees you will not be able to get the job done
- Adjusting to the new service levels – one less engine company on duty each day impacts emergency response and training
- Working thorough minimizing the impact of the support functions such as training
- CERT has stepped up and volunteers are working in our office two days a week
- Kathy Donley has been working alone in the office and has a very heavy workload
- Working with Loma Linda to maximize resources and to save money
- Will be bringing forward an agreement to share a Battalion Chief with Loma Linda

DEVELOPMENT SERVICES

Mark Tomich, Director

- Continue to work with Redevelopment on their projects as they will still need to go through Development Services
- There has been an increase in Planning Commission meetings; now having two meetings per month which puts a strain on staff and commissioners
- We are seeing a slight increase in housing; low-end and medium priced housing still moving
- Crystal Ridge released three new houses and sold very quickly and now they are coming back with releasing more housing to build
- Continue to work on the Habitat Conservation Plan for the Delhi Fly project
- As we refine conservation areas it has allowed us to move forward with the General Plan
- Two workshops scheduled with Planning Commission
- RHNA - Regional Housing Needs Allocation; up until recently has been a five-year process and how much housing with each income category; currently working with SCAG on low-income housing in Colton as regulations policy allows an adjustment based on income
- Working through updating the zoning code which hasn't been done for over 30 years
- Early stages of the downtown revitalization; working with a consultant on locating grants for that project and other grant opportunities
- Business License process is going fairly well; currently working on staggering the renewal timeframe to twice per year.

PUBLIC WORKS & UTILITY SERVICES

Amer Jakher, Director

- Need to add storage and capacity to aging water and sewer infrastructure
- Park maintenance - we were able to buy a few thousand plants to put on Washington and Reche Canyon area
- Working hard on pothole and crack issues
- Currently working on renewable energy resources with the State
- Coordinating with SCPPA, one of the only JPA's that has a board of directors consisting of utility and electrical directors, on the impact of upgrading the Agua Mansa power plant; not a good response from the RFP process
- Due to turnover in staff, professionally we should have a resource planner and a financial analyst; need to be addressed within the next few months especially with the renewable energy issues

City Manager Foster commented on the need to work with SCPPA on the process for upgrading our Agua Mansa power plant. One of the areas that eventually we need to discuss with SCPPA is how we share resources across corporate boundaries. City Treasurer Aurelio De La Torre followed up and stated that we only pay around \$1 million per month for that power which is inexpensive compared to the current market. He also stated that Riverside buys a lot of coal and depending on what the government does on how clean we keep the air and if the restrictions keep getting higher, they are going to shut San Juan down. If the City were to invest on improving San Juan, eventually that power would be cheaper so the more you run the more efficient. If we had two or three cities buying power, Agua Mansa could be a "diamond in the rough." We need to be careful when looking at shutting down Agua Mansa; 10 years down the road, if we make good decisions we could be considered heroes in terms of the power.

MANAGEMENT SERVICES

Bonnie Johnson, Director

- One of the goals that the Council set was to attain financial stability and was pleased to report that this goal was met
- The focus is on the general fund that provides police, fire, and general services
- Decision-makers for the City have things heading in a very good and positive direction
- My staff handles various functions with our primary focus being to finalize the operating results of last fiscal year and planning for the upcoming budget process
- Dealing with regulatory and a whole series of audits that we go through every year; the primary focus is on monitoring the budgets of each department
- During this budget process we project where funds are going to be and are coordinating a more formal report
- Currently working on a User Fee Study with our consultant which is a recurring project; reviewing fees city-wide to bring to Council in January or February
- Looking into ways to build revenues to keep us moving forward in the right direction
- In addition, customer service staff has gone through a series of training; working on internal policies and procedures in every area from purchasing to internal and external customer services
- Major focus has been with the departments working with Council to make strides in the financial area; we have been able to accomplish many good things and will continue to work in support of all the departments
- Currently working on the reception area and security for the doors – both the front double doors by the lobby and the front door off of La Cadena; that will increase security at City Hall with employees using a key card
- Will bring midyear budget to council in February

COMMUNITY SERVICES DEPARTMENT

Bill Smith, Director

- Community Services is more programmatic as there are 12 different facilities in Colton
- Continuing to work on our five-year strategic plan and we are on task with our milestones
- Working on the Regional Parks/Sports Complex project; the original concept was part of the regional park when it was being planned and the Recreation and Parks Commission is anxious to work on that project
- Secondary park project is our skate park in Chavez Park; unfortunately, we were turned down for a grant application but we continue to seek funding. The impact is huge if we can get it done – we are really working hard
- On the library side, we want to try to get our libraries back to being open full time; Library Board of Trustees want a new library
- We will continue to work on coordinating a whole civic center master plan which is needed in Colton
- Cemetery - staff continues to work with Inland Memorial on updating our lease agreement; we have a good working relationship and hope to be delivering that to Council in the near future

- Human Services – working hard between Early Childhood education programs at multiple sites and our seniors programs; primary project is trying to find a new location for the preschool program at Sierra Vista Baptist Church
- The preschool program is still functioning but has grown; currently working with RDA to find a new location

Mayor Zamora gave the floor to Council Member Yzaguirre as he had another commitment and needed to leave the meeting.

COUNCIL COMMENTS

Vincent Yzaguirre, Council Member

- In light of our economic situation and limited revenue and resources, it is imperative that we focus and innovate; difficult to stay focused with political and individual needs
- We need focus on the work in our communities as a whole
- Trying to make as many people happy along the way when we can; current issue is lack of revenue and our focus should be on jobs and revenue
- Appreciate RDA since that is my day job and is very fulfilling
- Focus on our budget and watching on a daily basis, adjusting to the economy and environment
- Staff talked about efficiencies by partnering with Loma Linda and partnering with Riverside
- Maintaining adequate levels of service – we want to ensure our community has what it needs and maintaining the quality of life in our communities
- Planning for our future – not only achieving our current goals but achieving future goals
- We can't just have a mind set of today and we have to look at tomorrow as well
- Important to continue plan to open libraries and move ahead with finding funding for the Tony Hawk/skate park project
- Need to work on water infrastructure and cleaning up brown water; need to find efficiencies in electric so we can provide the best rates today and work on the future for better rates
- Continue to build better working relationship with Loma Linda
- Thanked staff for their hard work and for doing more with less

CM Yzaguirre left the meeting at 11:13 a.m.

Sarah S. Zamora, Mayor

- Mayor Zamora stated that she was pleased with departmental staff work and thanked them for their commitment to moving this organization forward. Mayor also thanked City Treasurer De La Torre and City Clerk Gomez for their work in the City
- We have companies that are opposing us and encroaching on our property regarding the underpass – we need it and it is important
- Animal Control officer is doing a great job – glad to hear that they are also working on other safety issues
- Fire – hydrants should be flushed out and painted by department
- Where are we on the Delhi Fly issue – why can't we negotiate a portion of the property we own and designate it for a habitat area

Development Services Director Tomich stated that in the earlier versions of the HCP the City's acreage was included and that it is more costly to restore the property than to maintain it. Discussion ensued regarding this issue.

Frank A. Gonzales, Council Member

- We need money now - since we own that property we should be able to do something with it now
- We just hired a Water Manager and we have supervisors in both Water and Sewer that can go back to put a program together
- Water Department does generate revenue and needs to remain as a whole
- Community Services is doing great – we hear nothing but good things about recreation
- Any community issues need to be heard
- Senior complex is the number one priority

PUBLIC COMMENT

The following members of the public addressed the Council as follows:

Jose Olivar, Gary Grossich, John Anaya, Gary Mitchell and Pino Espudo.

BUSINESS ITEMS (continued)

- (2) Discussion and follow-up direction regarding recent City Council discussion items (e.g. Manual of Procedures; Campaign Finance; Political Signs, Regional Park etc.)

There was discussion regarding ad hoc committees handling Council discussion items. Mayor Zamora polled the Council to form the Political Reform Ad Hoc Committee as suggested by MPT Bennett, to handle the political signs and campaign finance issues. Mayor appointed MPT Bennett and Council Members Toro and Perez to form the Political Reform Ad Hoc Committee.

- (3) City Council Oral Reports and Comments

It was a consensus of the Council that this matter be tabled.

On behalf of the Council, Mayor Zamora expressed her appreciation and thanked staff for their input and information. She stated that Council was pleased with our progress in moving our City forward. She also thanked all the members of the public in attendance for being there and showing their support.

MPT Bennett thanked the Mayor for allowing Council to bring her in to fulfill such an important roll at such a difficult time in her life and for showing her professionalism and true leadership skills.

Mayor Zamora adjourned the meeting at 12:13 p.m.



Eileen C. Gomez, CMC
City Clerk