

**REGULAR MEETING  
of the  
CITY OF RIALTO  
CITY COUNCIL  
City of Rialto, acting as Successor Agency to the  
Redevelopment Agency, RIALTO UTILITY AUTHORITY,  
RIALTO HOUSING AUTHORITY  
MINUTES  
Tuesday, September 23, 2025**

A regular meeting of the City Council of the City of Rialto was held in the City Council Chambers located at 150 South Palm Avenue, Rialto, California 92376 on Tuesday, September 23, 2025.

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This meeting was called by the presiding officer of the Rialto City Council in accordance with the provisions of **Government Code §54956** of the State of California.

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**CALL TO ORDER**

Mayor Baca called the meeting to order at 5:00 pm.

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The roll was called, and the following were present: Mayor Joe Baca, Mayor Pro Tem Ed Scott, Council Member Karla Perez, and Council Member Edward Montoya Jr.

Also, present were City Manager Tanya Williams, City Attorney Eric Vail, and City Clerk Barbara McGee.

Absent: City Treasurer Edward Carrillo.

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**1. CONFERENCE WITH LEGAL COUNSEL  
EXISTING LITIGATION**

Pursuant to Government Code section 5496.97(d)(1)

Number of Matters: Two (2)

**-Distributors II Case:** In Re: National Prescription Opiate litigation  
USDC Northern District of Ohio (Eastern Division)

MDL No. 2804/Case No. 1:17-md-2804

**- Purdue Case:** In Re: Purdue Pharma L.P., et al.,  
U.S. Bankruptcy Court, Southern District of New York  
Case No. 19-23649 (SHL)

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## **CLOSED SESSION**

### **2. CONFERENCE WITH LABOR NEGOTIATOR**

Pursuant to Government Code section 54957.6

Labor Negotiator: City Manager Tanya Williams,

Human Resources Director Shama Curian

Employee Organizations:

- Executive Management Team
- Management Unrepresented Employees
- Rialto City Employee's Association (RCEA)
- Teamsters Mid-Management & Confidential Employee's Union (TMMU)
- Rialto Fire Management Association (RFMA)
- Rialto Police Benefit Association – Management
- Rialto Police Benefit Association – General
- Rialto Professional Firefighters of California - Local 3688
- Unrepresented Employees

### **3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Pursuant to Government Code section 54956.8

**Property:** Approximately 7 acres north of Miro Way and east of Linden Avenue being a portion of Lots 19 and 20 as shown by map on file in Book 18, Page 72 of Maps of the official records of San Bernardino County.

**Agency Negotiators:** Christina Taylor, Community Development Director

**Negotiating Parties:** City of Rialto; Lewis-Hillwood.

**Under Negotiation:** Price and Terms Sale

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Motion by Council Member Carrizales, second by Mayor Pro Tem Scott and by carried by a 5-0 vote to go into Closed Session.

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The City Council went into Closed Session at 5:01 pm.

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The City Council returned from the Closed Session at 5:45 pm.

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## **CALL TO ORDER**

Mayor Joe Baca called the meeting to order at 6:30 pm.

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## **OPEN SESSION**

The roll was called, and the following were present: Mayor Joe Baca, Mayor Pro Tem Ed Scott, Council Member Carrizales, Council Member Karla Perez, and Council Member Edward Montoya Jr.

Also, present were City Manager Tanya Williams, City Attorney Eric Vail, City Treasurer Edward Carrillo and City Clerk Barbara McGee.

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## **Pledge of Allegiance and Invocation**

Mayor Pro Tem Ed Scott led the pledge of allegiance.

**Pledge of Allegiance and  
Invocation**

**City Attorney's Report on  
Closed Session**

Pastor Mario Cañedo with Calvary Chapel Rialto gave the invocation.

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**1. CONFERENCE WITH LEGAL COUNSEL  
EXISTING LITIGATION**

Pursuant to Government Code section 5496.97(d)(1)

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-**Distributors II Case:** In Re: National Prescription Opiate litigation  
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- **Purdue Case:** In Re: Purdue Pharma L.P., et al.,  
U.S. Bankruptcy Court, Southern District of New York  
Case No. 19-23649 (SHL)

The City Council gave direction to the City Attorney's Office. There is no other reportable action.

**2. CONFERENCE WITH LABOR NEGOTIATOR**

Pursuant to Government Code section 54957.6

Labor Negotiator: City Manager Tanya Williams,  
Human Resources Director Shama Curian

Employee Organizations:

- Executive Management Team
- Management Unrepresented Employees
- Rialto City Employee's Association (RCEA)
- Teamsters Mid-Management & Confidential Employee's Union (TMMU)
- Rialto Fire Management Association (RFMA)
- Rialto Police Benefit Association – Management
- Rialto Police Benefit Association – General
- Rialto Professional Firefighters of California - Local 3688
- Unrepresented Employees

The City Council received a briefing from labor negotiators. They gave direction and there is no other reportable action.

**3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Pursuant to Government Code section 54956.8

**Property:** Approximately 7 acres north of Miro Way and east of Linden Avenue being a portion of Lots 19 and 20 as shown by map on file in Book 18, Page 72 of Maps of the official records of San Bernardino County.

**Agency Negotiators:** Christina Taylor, Community Development Director

**Negotiating Parties:** City of Rialto; Lewis-Hillwood.

**Under Negotiation:** Price and Terms Sale

Under Negotiation: Price and Terms Sale

The City Council gave direction to the property negotiators.

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**PRESENTATIONS AND  
PROCLAMATIONS**

1. Presentation by West Valley Water District – Linda Jadeski,  
Assistant General Manager

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Mayor Baca stated that the San Bernardino County Board of Supervisors approved \$203,000 in upgrades for the Carl Johnson Center gymnasium to enhance recreational opportunities for local families. He thanked the San Bernardino County Supervisor for their generous support.

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**ORAL COMMUNICATIONS**

Pedro Molina addressed the City Council related to matters he has had with code enforcement.

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City Attorney Vail stated that this is an ongoing legal enforcement item. It is inappropriate to comment, but the City Council will be briefed on the status.

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Adeola Peyton addressed the City Council related to her request to the Police Department for a SART, Sexual Assault, Rape Test for her daughter.

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City Council to Consider removing or  
continuing any items on the agenda

None.

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**CONSENT CALENDAR**

**A. WAIVE FULL READING OF ORDINANCES**

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**B. APPROVAL OF WARRANT RESOLUTIONS**

B.1 Warrant Resolution No. 2026-10

B.2 Warrant Resolution No. 2026-11

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**C. APPROVAL OF MINUTES**

C.1 Regular City Council Meeting – September 09, 2025

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**D. CLAIMS AGAINST THE CITY – FOR INFORMATION ONLY**

D.1 Quon Mayes

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## **CONSENT CALENDAR**

### **E. MISCELLANEOUS**

- E.1 Request City Council to: (1) Approve a Professional Service Agreement Amendment No. 2 with GovInvest in an Amount not to Exceed \$106,225 to Support the City's Compliance and Standards Required for Audit Readiness Through Actuarial Valuation Reports; and (2) Authorize the City Manager/Executive Director or Their Designee to Execute all Related Documents.
- E.2 Request City Council/Rialto Utility Authority to: (1) Adopt Resolution No. 8408 and RUA Resolution No. 08-44 Approving an Extraterritorial Wastewater Service Agreement with Maria Flores, Fernando Flores, and Leticia Flores, for the property located at 9330 S. Linden Ave., Bloomington, Assessor's Parcel Number 0249-151-39-000; and Authorize the City Manager or Their Designee to Execute all Documents.
- E.3 Request the City Council to adopt by second reading of Ordinance No. 1703, entitled, "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIALTO, CALIFORNIA, AMENDING PORTIONS OF CHAPTER 18.112 (INDOOR STORAGE USES) OF THE RIALTO MUNICIPAL CODE FOR COMPLIANCE WITH CALIFORNIA STATE ASSEMBLY BILL 98 (AB 98)", reading by title only and waiving full reading thereof.
- E.4 Request the City Council to adopt by second reading of Ordinance No. 1704, Amending Sections 2.12.030, 2.12.040, 2.12.050 and 2.12.060 of Chapter 2.12 of the Rialto Municipal Code to Adjust the Salary of the Mayor, City Councilmembers, City Clerk and City Treasurer of the City of Rialto as Authorized by California Law.

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Motion by Mayor Pro Tem Scott, second by Council Member Carrizales and carried by a 5-0 vote to approve the Consent Calendar.

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## **PUBLIC HEARING**

### **TAB 1**

**Approve the Fiscal Year 2024-2025  
CAPER and Adopt Resolution No. 8409**

Christina Taylor, Community Development Director and Cindy Hernandez with Avant Garde Inc, AGI, presented staff report to Request City Council to: (1) Conduct a Public Hearing Regarding the Fiscal Year 2024-2025 Consolidated Annual Performance and Evaluation Report (CAPER); (2) Adopt Resolution No. 8409 Approving the Fiscal Year 2024-2025 CAPER; and (3) Authorize the City Manager or Their Designee to Sign all Documents to Submit the Fiscal Year 2024-2025 CAPER to the U.S. Department of Housing and Urban Development (HUD).

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Motion by Mayor Pro Tem Scott, second by Council Member Montoya Jr., and carried by a 5-0 vote to close the Public Hearing.

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**TAB 1**  
**Approve the Fiscal Year 2024-2025**  
**CAPER and Adopt Resolution No. 8409**

Mayor Pro Tem Scott commented that staff has done a good job with implementation. He commented that better work needs to be done with the Mobile Home Program related to repairs to mobile home parks that are unsafe. Better outreach program needs to take place to inform mobile home park senior residents that funds are available to assist them with items such water heaters, roofs, and air conditioning

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Council Member Carrizales requested that the information be available in a bilingual format.

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Mayor Baca emphasized the importance of allocating all unused funds available appropriately to make the most use of it.

He appreciated the allocation of funds from CDBG members to the creation of an all-inclusive playground for children with disabilities.

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Motion by Mayor Pro Tem Scott, second by Council Member Perez, and carried by a 5-0 vote to Adopt Resolution No. 8409 Approving the Fiscal Year 2024-2025 CAPER; and Authorize the City Manager or Their Designee to Sign all Documents to Submit the Fiscal Year 2024-2025 CAPER to the U.S. Department of Housing and Urban Development (HUD).

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**TAB 2**  
**NEW BUSINESS**  
**Adopt Resolution No. 8410**  
**Accepting the California Fire Grant; and**  
**Authorize the First Amendment to the**  
**Professional Services Agreement to the**  
**West Coast Arborist**

Mike Orona, Deputy Director of Maintenance and Facilities, presented staff report to Request City Council to: (1) Adopt Resolution No. 8410 Accepting the Urban and Community Forestry Grant from the California Department of Forestry and Fire Protection in the Amount of \$789,500; (2) Authorize the First Amendment to the Professional Services Agreement with West Coast Arborist for the Tree Inventory and the Development of the City of Rialto's Urban Forest Management Plan in the Amount of \$191,680; (3) Authorize the Release of a Request for Bids for Tree Planting, Distribution, and Tree Care; and (4) Authorize the City Manager or Their Designee to Execute all Related Documents.

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Mayor Pro Tem Scott recommended trees that are attractive, drought tolerant, short roots, and not camphor trees.

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Mr. Orona stated they will be mindful of the type of trees selected and their placements.

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**TAB 2**  
**Adopt Resolution No. 8410**  
**Accepting the California Fire Grant; and**  
**Authorize the First Amendment to the**  
**Professional Services Agreement to the**  
**West Coast Arborist**

Motion by Council Member Montoya Jr., second by Council Member Carrizales, and carried by a 5-0 vote to Adopt Resolution No. 8410 Accepting the Urban and Community Forestry Grant from the California Department of Forestry and Fire Protection in the Amount of \$789,500; Authorize the First Amendment to the Professional Services Agreement with West Coast Arborist for the Tree Inventory and the Development of the City of Rialto's Urban Forest Management Plan in the Amount of \$191,680; Authorize the Release of a Request for Bids for Tree Planting, Distribution, and Tree Care.

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**TAB 3**  
**Adopt Resolution No. 8411**  
**Declaring Certain City-owned Properties**  
**in Rialto as Surplus Land**

Paul Guerrero, Economic Development Manager, presented staff report to Request City Council to: (1) Adopt Resolution No. 8411 Declaring Certain City-owned Properties in Various Areas Within the City of Rialto as Surplus Land Pursuant to the Surplus Land Act; and (2) Authorize the City Manager or Their Designee to Release a Notice of Availability for the Sale of the Properties.

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**Public Comment**

Tatiana Reyes Arabis addressed the City Council regarding a Chamber of Commerce and unrelated to TAB 3. She commented on remarks made by a business owner related to the City of Rialto being 100 years behind the City of Fontana and the length of time it takes to start a business in Rialto. She is asking the City Council to consider allocating funds to the Rialto Chamber of Commerce similar to the City of Fontana to establish better connections with Rialto residents.

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Mayor Baca stated that the City of Rialto does their best to accommodate individuals with everything they need to conduct business. We welcome businesses to Rialto. It's up to the Rialto Chamber of Commerce to work with the City and provide information back to the public.

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City Attorney Vail stated that this is not on the agenda and should not have more discussions on this matter.

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Mayor Baca stated he understands, but he will overrule it.

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Tatiana Reyes commented that everyone at the Chamber are volunteers. No one gets paid. She believes the City needs to partner with the Chamber of Commerce

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Mayor Baca stated that the City will be attending the upcoming mixer.

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**TAB 3**  
**Adopt Resolution No. 8411**  
**Declaring Certain City-owned Properties**  
**in Rialto as Surplus Land**

Mayor Pro Tem Scott asked if most of the properties are residential.

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Mr. Guerrero stated that it is correct.

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Mayor Pro Tem Scott commented that this process has been long overdue. In order for the Downtown area to grow and flourish, more residential is needed. He moves forward.

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Mayor Baca added that it is his hope that no warehouse development takes place in the area.

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Motion by Mayor Pro Tem Scott, second by Council Member Perez and carried by a 5-0 vote to Adopt Resolution No. 8411 Declaring Certain City-owned Properties in Various Areas Within the City of Rialto as Surplus Land Pursuant to the Surplus Land Act.

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**TAB 4**  
**Adopt SA Resolution No. 01-25**  
**Declaring Certain Successor Agency to**  
**the Redevelopment Agency of the City of**  
**Rialto-Owned Properties in Rialto as**  
**Surplus Land**

Paul Guerrero, Economic Development Manager, presented staff report to Request City Council Acting as the Governing Board of the Successor Agency to the Redevelopment Agency of the City of Rialto to: (1) Adopt SA Resolution No. 01-25 Declaring Certain Successor Agency to the Redevelopment Agency of the City of Rialto-Owned Properties in Various Areas Within the City of Rialto as Surplus Land Pursuant to the Surplus Land Act; and (2) Authorize the Executive Director or Their Designee to Release a Notice of Availability for the Sale of the Properties.

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Motion by Director Scott, second by Director Montoya Jr. and carried by a 5-0 vote to Adopt SA Resolution No. 01-25 Declaring Certain Successor Agency to the Redevelopment Agency of the City of Rialto-Owned Properties in Various Areas Within the City of Rialto as Surplus Land Pursuant to the Surplus Land Act; and Authorize the Executive Director or Their Designee to Release a Notice of Availability for the Sale of the Properties.

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**TAB 5**  
**Adopt RHA Resolution No. 03-25**  
**Declaring Certain Rialto Housing**  
**Authority-Owned Properties as Surplus**  
**Land**

Christine Taylor, Director of Community Development, presented staff report to Request City Council Acting as the Governing Board of the Rialto Housing Authority to: (1) Adopt RHA Resolution No. 03-25 Declaring Certain Rialto Housing Authority-Owned Properties as Surplus Land Pursuant to the Surplus Land Act; and (2) Authorize the Executive Director or Their Designee to Release a Notice of Availability for the Sale of the Properties.



**TAB 5**  
**Adopt RHA Resolution No. 03-25**  
**Declaring Certain Rialto Housing**  
**Authority-Owned Properties as Surplus**  
**Land**

Motion by Director Perez, second by Chairperson Baca and carried by a 5-0 vote to Adopt RHA Resolution No. 03-25 Declaring Certain Rialto Housing Authority-Owned Properties as Surplus Land Pursuant to the Surplus Land Act; and (2) Authorize the Executive Director or Their Designee to Release a Notice of Availability for the Sale of the Properties.

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**REPORTS**

Council Members gave their report.

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**Department Head Reports**

Department heads gave their report.

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**ADJOURNMENT**

Motion by Council Member Perez, second by Council Member Montoya Jr. and carried by a 5-0 vote to adjourn the City Council Meeting at 7:37 pm.

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MAYOR JOE BACA

**ATTEST:**

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CITY CLERK BARBARA A. McGEE