

**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, April 8, 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, April 8, 2025.

0o0

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.

0o0

**CALL TO ORDER**

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

0o0

The roll was called, and the following were present: Mayor Joe Baca, Mayor Pro Tem Ed Scott, Council Member Andy Carrizales, 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.

City Treasurer Edward Carrillo was absent.

0o0

## **CLOSED SESSION**

1. CONFERENCE WITH LEGAL COUNSEL  
EXISTING LITIGATION  
Pursuant to Government Code section 54956.9(d) (1)  
Number of Matters: One (1)
  - Joseph Shepard et al., v. City of Rialto, Utility Authority, et al.  
SBSC Case No. CIVSB2311005
2. CONFERENCE WITH LEGAL COUNSEL  
ANTICIPATED LITIGATION  
Pursuant to Government Code section 54956.9(d) (2)  
Number of Matters: Two (2)
  - Bender - workers compensation claim
  - Deschepper - workers compensation claim
3. CONFERENCE WITH LEGAL COUNSEL  
ANTICIPATED LITIGATION  
Pursuant to Government Code section 54956.9(d) (2)  
Number of Matters: One (1)
  - Landexcorp LLC - claim for damages
4. CONFERENCE WITH LEGAL COUNSEL  
THREAT OF LITIGATION  
LETTER FROM DEVELOPER: RIALTO SPRINGS  
Pursuant to Government Code section 54956.9(d) (2)

## **SUBSEQUENT NEED ITEM**

Motion by Mayor Baca, second by Mayor Pro Tem Scott and carried by a 5-0 vote to include Item 4 as a Subsequent Need.

The vote was AYES: Mayor Baca, Mayor Pro Tem Scott, Council Member Carrizales, Council Member Perez, Council Member Montoya, Jr.

NOES: None. ABSTAIN: None. ABSENT: None.

0o0

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

0o0

The City Council went into Closed Session at 5:03 p.m.

0o0

The City Council returned from the Closed Session at 6:10 p.m.

0o0

## **CALL TO ORDER**

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

0o0

## **OPEN SESSION**

The roll was called, and the following were present: Mayor Joe Baca, Mayor Pro Tem Ed Scott, Council Member Andy 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.

0o0

### **Pledge of Allegiance and Invocation**

Mayor Pro Tem Scott led the pledge of allegiance.

0o0

Cynthia Alvarado Crawford with City of Rialto gave the Invocation.

0o0

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

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

Pursuant to Government Code section 54956.9(d) (1)

Number of Matters: One (1)

- Joseph Shepard et al., v. City of Rialto, Utility Authority, et al.  
SBSC Case No. CIVSB2311005

The City Council heard a briefing from Special Counsel. There is no reportable action.

#### **2. CONFERENCE WITH LEGAL COUNSEL ANTICIPATED LITIGATION**

Pursuant to Government Code section 54956.9(d) (2)

Number of Matters: Two (2)

- Bender - workers compensation claim
- Deschepper - workers compensation claim

The City Council heard a briefing from Special Counsel and City Attorney's Office. There is no reportable action.

#### **3. CONFERENCE WITH LEGAL COUNSEL ANTICIPATED LITIGATION**

Pursuant to Government Code section 54956.9(d) (2)

Number of Matters: One (1)

Landexcorp LLC - claim for damages

The City Council heard a briefing from Special Counsel and City Attorney's Office. There is no reportable action.

## **SUBSEQUENT NEED ITEM**

#### **4. CONFERENCE WITH LEGAL COUNSEL THREAT OF LITIGATION**

LETTER FROM DEVELOPER: RIALTO SPRINGS

Pursuant to Government Code section 54956.9(d) (2)

There is no reportable action.

## **PRESENTATIONS AND PROCLAMATIONS**

Mayor Baca congratulated Samuel W. Simpson Elementary with the Rialto Unified School District for becoming one of California Distinguished School for its academics, size and high achievements.

0o0

1. Presentation by Supervisor Joe Baca, Jr.  
Ceremonial Check to Rialto Police Department
2. Proclamation - Child Abuse Prevention Month  
presenting to Ashley Brooksher, Children's Network Officer  
Mayor Joe Baca
3. Proclamation- National 9-1-1 Education Month  
Mayor Pro Tem Scott
4. Proclamation- National Public Safety Telecommunicators Week  
Mayor Pro Tem Ed Scott
5. Proclamation - Animal Control Appreciation Week  
Council Member Carrizales
6. Presentation - Update on Police Station - Chief Mark Kling

0o0

## **ORAL COMMUNICATIONS**

Darryl Terrell addressed the City Council related to the City adopting a catalytic converter unlawful possession ordinance.

0o0

Ana Gonzalez addressed the City Council related to the two missing girls from Carter High School and thanked public safety personnel for their safe return. She is requesting the City Council bring back the Area Command meetings.

0o0

John Lenau addressed the City Council related to the Rialto Historical Society's response and input to Sapphos Environmental, Inc. regarding the Rialto Pacific Electric Trail Expansion Project. He provided the contact information to Sapphos Environmental, Inc in the event the City Council would like add to the response.

He suggested opening the Pacific Electric Station as a rest area for the trail to include snack, drinks and restroom use. He recommends decorating the Station with pictures and memorabilia as a display for the P.E. Station.

0o0

Mayor Pro Tem Scott asked Assistant City Manager Sullivan to forward the letter to the City's consultant Alta Planning and have them contact Sapphos Environmental, Inc. and include public comments.

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

City Manager Williams clarified that on D.7, the amount of the award should read \$1,929,851. A Subsequent Item with a budget resolution to receive funds will be brought before the City Council. The Item tonight was a request for City Council authorization to the application to receive the funding.

0o0

## **CONSENT CALENDAR**

### **A. WAIVE FULL READING OF ORDINANCES**

0o0

### **B. APPROVAL OF WARRANT RESOLUTIONS**

B.1 Warrant Resolution No. 2025-36

B.2 Warrant Resolution No. 2025-37

0o0

### **C. CLAIMS AGAINST THE CITY – FOR INFORMATION ONLY**

C.1 Gustavo Romero

C.2 Beatriz Elizabeth Dominguez

C.3 Benjamin Batrez

C.4 Darren Jones (minor)

0o0

### **D. MISCELLANEOUS**

D.1 Request City Council to Receive and File for Future Audit the Treasurer's Investment Report as of February 28, 2025.

D.2 Request City Council to: (1) Approve a Contract with Fotokite for the Acquisition of Actively Tethered Unmanned Aerial Systems (UAS) for \$140,524, and (2) Authorize the City Manager or their designee to execute all Related Documents.

D.3 Request the City Council to: (1) Adopt Resolution No. 8335, Establishing the New Classifications of Human Resources/Risk Manager and Deputy Director of Parks, Recreation, and Community Services, and (2) Approve Budget Resolution No. 8336, for Full-Time Employee (FTEs) in the Rialto Police Department, Rialto Fire Department, Public Works Department, Parks, Recreation and Community Services Department, and the Human Resources/Risk-Management Department.

## **CONSENT CALENDAR**

### **D. MISCELLANEOUS**

- D.4 Request the City Council to: 1) Approve Lot Line Adjustment No. 2022-0016/Certificate of Compliance and Accompanying Grant Deeds Between 160 N Cactus, LLC (Property Owner and Applicant) and the City Located at the Northwest Corner of Cactus Avenue and Rialto Avenue 2) Authorize the City Manager to Execute all Related Documents.
- D.5 Request the City Council to: (1) Award a Professional Services Agreement to GrayMar Environmental, LLC for Hazardous Materials Cleanup Services for an Annual Not-to-Exceed Amount of \$100,000, With Four Additional One-Year Renewal Options Based on Satisfactory Performance, and (2) Authorize the City Manager to Execute the Agreement and any Subsequent Annual Extensions Within the Contract Terms.
- D.6 Request City Council to: (1) Adopt Resolution No. 8337 Amending the 2024-2025 Fiscal Year Budget; (2) Approve the California Highway Patrol "Every 15 Minutes" Education Grant Agreement in the Amount of \$9,999.99 for an Event at Carter High School; and (3) Authorize the City Manager or Designee to Execute All Documents.
- D.7 Request City Council to: (1) Authorize the Rialto Police Department to Apply for the Discretionary General Funding Through the San Bernardino County Board of Supervisors 5th District, in the amount of \$1,929,851, to be Applied to Technology Necessary for the Real Time Crime Center, and (2) Authorize the City Manager, or Designee, to Execute any and all Documents.

0o0

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

0o0

## **PUBLIC HEARING**

### **TAB 1**

**Consider Ordering the Abatement of Weeds on Various Properties Within the City Limits and Hear any Objections to Imposing the Abatement Cost**

Chris Jensen, Fire Marshal, presented staff report to Request City Council to Conduct a Public Hearing to Consider Ordering the Abatement of Weeds on Various Properties Within the City Limits, and to Hear any Objections to Imposing the Abatement Cost Therefore as a Lien Against Parcels of Property Set Forth in Exhibit A.

0o0

Mayor Baca asked if anyone wished to speak on this Item.

0o0

No one came forward.

0o0

**TAB 1  
Consider Ordering the Abatement of  
Weeds on Various Properties Within the  
City Limits and Hear any Objections to  
Imposing the Abatement Cost**

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

0o0

Mayor Pro Tem Scott asked if the parcel number listing indicates the inspections that have been performed and consequently in need of weed abatement.

0o0

Fire Marshal Jensen stated the partial list provided are the vacant parcels within the City. They currently have not been inspected. This is the notification advising them of inspection in May and should be in compliance at that time.

0o0

Mayor Pro Tem Scott asked why is it necessary to go through the administrative costs of notifying the City of Rialto to clean up their vacant properties rather than done automatically.

Lewis Hillwood has many parcels listed. Those are properties that are under the control of the former Redevelopment Agency or the City of Rialto. They should be automatically cleaned and set a good example for the residents and the businesses in the City.

He stated it upsets him to see taxpayer dollars used to send the City and a City partnership notices.

0o0

Fire Marshal Jensen stated that in jurisdictions that provide weed abatement and evaluations and inspections, they notice successor owned and City-owned parcels during the inspection and notification process for consistency.

0o0

Mayor Pro Tem Scott asked who in the City this notice is sent to.

0o0

Assistant City Manager Sullivan stated they work closely with the Fire Department. A program was enacted with the Fire Department two years ago. There are recurring APN numbers that the City is aware of. Email notices will be sent to the Deputy Director of Maintenance and Facilities. Weed abatement began this week on City-owned parcels.

0o0

Mayor Baca asked why it is being sent to ourselves when it should be done automatically.

0o0

**TAB 1  
Consider Ordering the Abatement of  
Weeds on Various Properties Within the  
City Limits and Hear any Objections to  
Imposing the Abatement Cost**

Mayor Pro Tem Scott stated money is spent sending it to ourselves. It is taxpayer dollars.

0o0

Assistant City Manager Sullivan stated the notices are E-mailed. They are not mailed.

0o0

Mayor Pro Tem Scott stated however they are sent, it still takes personnel to do it. It takes manpower. Taxpayer money is being wasted.

0o0

Mayor Baca appreciated the City taking action and performing the weed abatement. Moving forward, the City Manager can review to ensure the City is complying with weed abatement and only send out notices when required.

He asked if anyone had replied to the notices.

0o0

Fire Marshal Jensen stated five direct phone calls when the contractors will be performing the abatements. Twelve out of 527 letters were undeliverable. Six have been located with their last known addresses.

0o0

Council Member Perez asked if there is a contact number to report any weed abatement matters.

0o0

Fire Marshal Jensen stated yes. It is the same contact information established that is also used to report fireworks.

0o0

Mayor Baca appreciates the weed abatement program but wants to make certain the right method of communication is placed for compliance purposes, so the City of Rialto continues to lead by example.

0o0

Motion by Council Member Perez, second by Council Member Carrizales and carried by a 4-1 vote to Order the Abatement of Weeds on Various Properties Within the City Limits, and to Hear any Objections to Imposing the Abatement Cost Therefore as a Lien Against Parcels of Property Set Forth in Exhibit A.

The vote was AYES: Mayor Baca, Council Member Carrizales, Council Member Perez, Council Member Montoya Jr.

NOES: Mayor Pro Tem Scott. ABSTAIN: None. ABSENT: None.



**TAB 2**  
**Adopt Resolution No. 8338**  
**City of Rialto initiate LAFCO Annexation**  
**filing process**

Daniel Casey, Principal Planner, presented staff report to Request the City Council conduct a public hearing and adopt Resolution No. 8338 authorizing staff to initiate the San Bernardino County Local Agency Formation Commission (LAFCO) annexation filing process for a reorganization that includes annexation of five (5) parcels of land (APN's: 0264-431-04, -17, -18, -19, & -20), and appropriate districts, service areas, and right-of-way required by LAFCO, from the County of San Bernardino to the City of Rialto.

0o0

Mayor Baca asked if anyone wished to speak on this Item.

0o0

**Public Comment**

John Lenau addressed the City Council related to TAB 2 to express his concerns with the street conditions and pockets of County properties. The unincorporated areas need to be annexed so that the City of Rialto has entire jurisdiction over the area.

0o0

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

0o0

Mayor Pro Tem Scott asked if there have been any conversations with LAFCO and what were the conversations about.

0o0

Mr. Casey stated yes. Generally, what their process is and what is needed to prepare.

0o0

Mayor Pro Tem Scott asked if there was any indication of LAFCO being in favor or against it.

0o0

Mr. Casey stated there was no indication of where they stood.

0o0

Mayor Pro Tem Scott stated there is a proposed project for this property.

0o0

Mr. Casey stated correct. Staff is aware of a project being processed by the County.

0o0

Mayor Pro Tem Scott asked what that project is.

0o0

**TAB 2**  
**Adopt Resolution No. 8338**  
**City of Rialto initiate LAFCO Annexation**  
**filing process**

Mr. Casey stated there is a proposed warehouse.

0o0

Mayor Pro Tem Scott asked how big.

0o0

Mr. Casey stated 1.3 million square feet.

0o0

Mayor Pro Tem Scott asked if the Applicant is in favor of this annexation.

0o0

Mr. Casey stated he is not certain if that has been expressed.

0o0

Mayor Pro Tem Scott asked if this is a voluntary annexation.

0o0

Mr. Casey stated he does not believe so.

0o0

Mayor Pro Tem Scott stated this is setting down a warehouse in Rialto that the County has control of.

0o0

Mr. Casey stated that it appears to be the situation.

0o0

Mayor Pro Tem Scott asked if in conversations with LAFCO, there were any discussions about the requirement to take in the other pockets in the City.

0o0

Mr. Casey stated at one time it was a requirement. It is no longer.

0o0

Mayor Pro Tem Scott asked why it is no longer a requirement.

0o0

Mr. Casey stated there was a timeframe that had lapsed.

0o0

Mayor Pro Tem Scott asked if that could be imposed on the City.

0o0

Mr. Casey stated he does not believe so.

0o0

**TAB 2**  
**Adopt Resolution No. 8338**  
**City of Rialto initiate LAFCO Annexation**  
**filing process**

Mayor Pro Tem Scott asked if the City of Rialto is against annexation of those pockets.

0o0

Mr. Casey stated the City Council has previously adopted a Resolution. Nothing has changed related to that.

0o0

Mayor Baca asked if it was for or against.

0o0

Mr. Casey stated to annex the north islands.

0o0

Mayor Pro Tem Scott asked if one of the issues with the annexations of those pockets is the County's failure and lack of response about bringing those properties up into compliance, sidewalks, curb gutters, paving, signalization, streetlights.

0o0

Mr. Casey stated yes. There are a lot of improvements missing in those areas.

0o0

Mayor Pro Tem Scott asked if the cost has been determined.

0o0

Mr. Casey stated that in 2016 there was a plan for services provided for those islands.

0o0

Mayor Pro Tem Scott requested that information be provided to the City Council in the event residents have questions.

He asked how long the process takes.

0o0

Mr. Casey stated once an application is submitted to LAFCO, their timeframe is six months.

The City also has its timeframe of six months for pre-zoning, plan for services, and the legal descriptions. The estimate is one year in total.

0o0

Mayor Pro Tem Scott stated that fire service, police, water and sewer are supposedly provided by the County. He asked if it was true that the City services those areas and have a mutual aid agreement with the County for both police and fire services.

0o0

**TAB 2**  
**Adopt Resolution No. 8338**  
**City of Rialto initiate LAFCO Annexation**  
**filing process**

Mr. Casey stated that is my understanding, yes.

0o0

Mayor Pro Tem Scott asked Fire Chief Park if that information was correct.

0o0

Fire Chief Park stated yes. We have mutual.

0o0

Mayor Pro Tem Scott asked if the County cannot respond, the City steps in.

0o0

Fire Chief Park stated there are certain parameters, but yes.

0o0

Mayor Pro Tem Scott asked if water and wastewater would have to be provided by the City of Rialto for this project.

0o0

Mr. Casey stated yes.

0o0

Motion by Council Member Perez, second by Mayor Pro Tem Scott and carried by a 5-0 vote to adopt Resolution No. 8338 authorizing staff to initiate the San Bernardino County Local Agency Formation Commission (LAFCO) annexation filing process for a reorganization that includes annexation of five (5) parcels of land (APN's: 0264-431-04, -17, -18, -19, & -20), and appropriate districts, service areas, and right-of-way required by LAFCO, from the County of San Bernardino to the City of Rialto.

The vote was AYES: Mayor Baca, Mayor Pro Tem Scott, Council Member Carrizales, Council Member Perez, Council Member Montoya Jr.

NOES: None. ABSTAIN: None. ABSENT: None.

0o0

**TAB 3**  
**Adopt Resolution No. 8329**

Tim Sullivan, Assistant City Manager, presented staff report to Request City Council to: 1) Accept Real Property Appraisals, Establishing Just Compensation for the Locust Roadway Widening and Rehabilitation Project, City Project No. 230812; 2) Accept the Waiver Valuation Reports for the Project; 3) Adopt Resolution No. 8329 Amending the 2024-2025 Fiscal Budget and Appropriating \$3,500,000 in the Regional Traffic Development Impact Fee (DIF) Towards the Project; 4) Authorize the City Manager or Their Designee to Negotiate and Execute Agreements for Property Dedications for An Amount Not To Exceed \$3,200,000; 5) Authorize a Contract Change Order to Mark Thomas Pursuant to their On-Call Professional Services Agreement for Professional Civil Engineering Services in An Amount Not To Exceed \$254,710 for 11 Parcels Identified on Locust Avenue in Need of Corrective Right-of-Way Acquisition; and 6) Authorize the City Manager or Their Designee to Execute all Related Documents.

0o0

Mayor Pro Tem Scott asked if the property appraisals are simply appraisals.

0o0

Assistant City Manager Sullivan stated correct.

0o0

Mayor Pro Tem Scott asked if property owners had been approached.

0o0

Assistant City Manager Sullivan stated outreach has been done by the Mark Thomas staff. With authorization tonight, there are guarantees from Mark Thomas to start immediately on the appraisals and working with the property owners. Anticipated completion is six months. Negotiations can go back and forth.

0o0

Mayor Pro Tem Scott asked what is the process if a property owner does not agree with an appraisal.

0o0

Assistant City Manager Sullivan stated there is a negotiation of the price itself so long as it is reasonable, fair, and just; and that is what these are. There are other legal ramifications or processes that can be taken and they would work with the City Attorney's office.

0o0

Mayor Pro Tem Scott asked if generally the City would try to negotiate.

0o0

Assistant City Manager Sullivan stated one hundred percent.

0o0

**TAB 3**  
**Adopt Resolution No. 8329**

Mayor Pro Tem Scott commented that he would hope this can be done quick. Locust Avenue needs to be repaved and redone and would make a big improvement to that area.

0o0

Mayor Baca stated it does comply with the general plan, goals and policy, and we have adopted that.

0o0

Motion by Mayor Pro Tem Scott, second by Mayor Baca and carried by a 5-0 vote to Accept Real Property Appraisals, Establishing Just Compensation for the Locust Roadway Widening and Rehabilitation Project, City Project No. 230812; Accept the Waiver Valuation Reports for the Project; Adopt Resolution No. 8329 Amending the 2024-2025 Fiscal Budget and Appropriating \$3,500,000 in the Regional Traffic Development Impact Fee (DIF) Towards the Project; Authorize the City Manager or Their Designee to Negotiate and Execute Agreements for Property Dedications for An Amount Not To Exceed \$3,200,000; Authorize a Contract Change Order to Mark Thomas Pursuant to their On-Call Professional Services Agreement for Professional Civil Engineering Services in An Amount Not To Exceed \$254,710 for 11 Parcels Identified on Locust Avenue in Need of Corrective Right-of-Way Acquisition; and Authorize the City Manager or Their Designee to Execute all Related Documents.

0o0

**TAB 4**  
**Adopt Resolution No. 8339 and RUA**  
**Resolution No. 08-40 Approving a**  
**Memorandum of Understanding to**  
**receive funding from SCAG Regional**  
**Early Action Planning 2.0 for the**  
**Regional Utilities Supporting Housing**  
**Pilot Grand Program**

John Rossi, Interim Director of Utilities, presented staff report to Request the City Council/Rialto Utility Authority Board to: (1) Adopt Resolution No. 8339 and RUA Resolution No. 08-40, approving a Memorandum of Understanding (MOU) to receive \$2,500,000 in funding from the Southern California Association of Governments (SCAG) Regional Early Action Planning (REAP) 2.0 for the Regional Utilities Supporting Housing (RUSH) Pilot Grant Program, and (2) authorize the City Manager/Executive Director or designee to execute final documents in a form approved by the City Attorney/General Counsel.

0o0

Mayor Pro Tem Scott thanked Mr. Rossi and staff for their work in bringing funds and moving forward with this project. It is welcome and needed.

0o0

**TAB 4**

**Adopt Resolution No. 8339 and RUA Resolution No. 08-40 Approving a Memorandum of Understanding to receive funding from SCAG Regional Early Action Planning 2.0 for the Regional Utilities Supporting Housing Pilot Grand Program**

Motion by Mayor Pro Tem Scott, second by Council Member Carrizales and carried by a 5-0 vote to adopt Resolution No. 8339 and RUA Resolution No. 08-40, approving a Memorandum of Understanding (MOU) to receive \$2,500,000 in funding from the Southern California Association of Governments (SCAG) Regional Early Action Planning (REAP) 2.0 for the Regional Utilities Supporting Housing (RUSH) Pilot Grant Program, and (2) authorize the City Manager/Executive Director or designee to execute final documents in a form approved by the City Attorney/General Counsel.

0o0

**REPORTS**

Council Members gave their report.

0o0

**Department Head Reports**

Department Heads gave their report.

0o0

**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 8:19 p.m.

0o0

---

MAYOR JOE BACA

**ATTEST:**

---

CITY CLERK BARBARA A. McGEE