

City of Rialto

*Council Chambers
150 S. Palm Ave.
Rialto, CA 92376*



Regular Meeting

Tuesday, July 14, 2015

5:00 PM

**CITY COUNCIL, City of Rialto, acting as Successor Agency to the
Redevelopment Agency, RIALTO HOUSING AUTHORITY**

City Council

*Mayor Deborah Robertson
Mayor Pro Tem Joe Baca Jr.
Council Member Edward Palmer
Council Member Shawn O'Connell
Council Member Ed Scott
Barbara A. McGee City Clerk
Edward Carrillo City Treasurer
Fred Galante City Attorney
Mike Story City Administrator*

Members of the public are afforded an opportunity to speak on any listed agenda item. Please notify the City Clerk if you wish to do so. All agendas are posted in the City Hall Administration Building (150 South Palm Avenue, Rialto) at least 72 hours in advance of the meeting. All writings that relate to an agenda item for an open session of a regular meeting of the City Council distributed to all, or a majority, of the Council Members also shall be made available, at the same time but not sooner than 72 hours before a regular meeting, for public inspection in the Office of the City Clerk located at 290 West Rialto Avenue, Rialto, California (909-820-2519) from 7:00 a.m. to 6:00 p.m., Mondays through Thursdays, and on the City's website at www.rialtoca.gov Any person having a question concerning any agenda item may call the City Clerk's office to make inquiry concerning the nature of the item described on the agenda.

Based upon the open meeting laws (the Brown Act), additional items may be added to the agenda and acted upon by the City Council only if it is considered to be a "subsequent need" or "emergency" item and is added by a two-thirds vote. Matters raised under Oral Communications may not be acted upon at that meeting other than as provided above.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Director of Public Works at (909) 421-7279. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting (28 CAR 35.102-35.104 ADA Title II).

Next Ordinance No.1561

Next Resolution No.6786

Called to Order By:

ROLL CALL

Rialto – Entering a Second Century of Progress

- Rialto will be a Family First Community
- Rialto Shall Attract High-Quality Development and Improve its Physical Environment
- Rialto's Economic Environment will be Healthy and Diverse
- Rialto will be an Active Community

All items listed on this agenda are being considered and/or acted upon by the City Council on behalf of the City of Rialto, except for such items as are designated by the "RUA," "RHA," which items are being considered and/or acted upon by the Members of the Rialto Utility Authority or Rialto Housing Authority of the City of Rialto in its separate legal capacity. For convenience and ease of administration only, the agendas for each separate legal body have been consolidated herein

5:00 p.m.

CLOSED SESSION

- 1 [15-509](#) Conference with Legal Counsel - Existing Litigation: The City Council will discuss the following pending litigation(s) pursuant to Government Code Section 54956.9(d)(1):

City of Colton v. American Promotional Events, Inc, et al
CD Cal Case No. ED CV 09-01864 PSG(SSx) and consolidated cases

6:00 p.m.

Called to Order By:

ROLL CALL

PLEDGE OF ALLEGIANCE-Council Member Shawn O'Connell

INVOCATION-Reverend Jose Vindel, Rialto United Methodist Church

City Attorney's Report on Closed Session

PRESENTATIONS AND PROCLAMATIONS

ORAL COMMUNICATIONS

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

NOTICE TO THE PUBLIC

All matters listed under Consent Calendar are considered to be routine by the City Council and will be enacted by one motion in the following form listed. There will be no separate discussion on these items. If discussion is required, the item will be removed from the Consent Calendar and will be considered separately. Vote may be by roll call.

CONSENT CALENDAR

A. WAIVE FULL READING OF ORDINANCES

1. Waive reading in full, all ordinances considered at this meeting.

B. APPROVAL OF WARRANT RESOLUTIONS (ACTION)

B.1 [15-494](#) Resolution No. 49 (06/26/15)

Attachments: [Warrant Resolution No. 49](#)

B.2 [15-495](#) Resolution No. 50 (06/30/15)

Attachments: [Warrant Resolution No. 50](#)

B.3 [15-510](#) Resolution No. 01 (07/10/15)

Attachments: [Warrant Resolution No. 1](#)

B.4 [15-511](#) Resolution No. 1A (07/10/15)

Attachments: [Warrant Resolution No. 1A](#)

C. APPROVAL OF MINUTES

C.1 [15-497](#) Special City Council Meeting - June 22, 2015

Attachments: [June 22, 2015](#)

C.2 [15-513](#) Regular City Council Meeting - June 23, 2015

Attachments: [June 23, 2015](#)

D. SET PUBLIC HEARING

D.1 [15-480](#) Request City Council to Set a Public Hearing for **August 11, 2015**, to Consider the Placement of an Annual Assessment for Advanced Billing of Refuse Collection Fees for the 2015-2016 Fiscal Year.

Attachments: [Rialto In Advance Tax List 6 2015](#)

D.2 [15-483](#) Request City Council to Set a Public Hearing for **August 11, 2015**, to Consider the Adoption of a Resolution of Necessity to Acquire Portions of APN# 0240-241-10, 38, and 56 for a Project that would assemble underutilized and irregularly shaped parcels of land into a development site and construct various public improvements.

Attachments: [EXHIBIT A - Staff Report and Executed Advance of Funds Agreement](#)

[EXHIBIT B - Notice to Appraise SGV](#)

[EXHIBIT C - Depiction of SGVWC Property](#)

[EXHIBIT D - SGVWC Offer Package -](#)

D.3 [15-498](#) Request City Council to Set a Public Hearing for **August 11, 2015** to Consider Adoption of a Resolution of Necessity to Acquire Portions of APN# 0240-221-19 and 0240-221-28 from Rosemead Properties for public right-of-way for the Walnut Avenue and Laurel Avenue Widening Project.

Attachments: [Exhibit A - Notice to Appraise - Rosemead Properties Laurel and Walnut \(executed cop](#)

[Exhibit B - Rosemead Offer Package](#)

[Exhibit NOD for Walnut Laurel](#)

E. MISCELLANEOUS

- E.1** [15-449](#) Request City Council to Adopt **Resolution No. 6776** Approving Parcel Map No. 19479 for consolidation of Nine (9) Parcels into one Located on the East Side of Locust Avenue and the North Side of Bohnert Avenue and Approve the Subdivision Improvement Agreement.
- Attachments:* [Attachment No. 1 - 5-11-13 P.C. Report](#)
[Attachment No. 2 - P.M. 19479](#)
[Attachment No. 3 P.M. 19479 Subdivision Improvement Agreement](#)
[Attachment No. 4 - P.M. 19479 Negative Declaration](#)
[Attachment No. 5 P.M. 19479 Faithful Performance, Labor and Materials Bond](#)
[Attachment No. 6 P.M. 19479 Monumentation Bond](#)
[Resolution - Approve PM 19479 7-14-15](#)
- E.2** [15-454](#) Request City Council to Adopt **Resolution No. 6777** Approving Parcel Map No. 19463 for consolidation of Fifteen (15) Parcels into one Located on the North Side of Baseline Road between Maple Avenue and Linden Avenue and Approve the Subdivision Improvement Agreement.
- Attachments:* [Attachment No. 1 - 6-31-13 P.C. Report](#)
[Attachment No. 2 - P.M. 19463](#)
[Attachment No. 3 P.M. 19463 Subdivision Improvement Agreement](#)
[Attachment No. 4 P.M. 19463](#)
[Attachment No. 5 P.M. 19463 Faithful Performance, Labor Materials Bond](#)
[Attachment No. 6 P.M. 19463 Monumentation Bond](#)
[Resolution Approve PM 19463 7-14-15](#)
- E.3** [15-389](#) Request City Council to (1) Approve the Construction Plans; (2) Authorize a Purchase Order with Willdan Engineering in the Amount of \$16,380.00 for Construction Administration and Support Services for the Pepper Avenue Extension, Southern California Edison Service Relocation; (3) and Authorize the Release of Request for Bids No. 15-093.
- Attachments:* [Attachment 1 - Final Plans](#)
[Attachment 1A Final Plans](#)
[Attachment 2 Willdan Proposal](#)
[Attachment 3 - Notice of Exemption](#)
- E.4** [15-471](#) Request City Council to Approve an increase of \$150 to Zoll Medical Corp Purchase Order No. 2015-0646 for FY2014-15 for a total of \$15,150 for medical equipment supplies.

- E.5 [15-478](#) Request City Council to Adopt **Resolution No. 6778**, Approving Parcel Map 19537 for the Subdivision of 0.99 acres of Land into Four (4) Parcels Located on the South Side of Summit Avenue and the East Side of Linden Avenue, and Subdivision Improvement Agreement.
- Attachments:* [Attachment No. 1 6-31-13 P.C. Report](#)
[Attachment No. 2 - P.M. 19537](#)
[Attachment No. 3 P.M. 19537 Subdivision Improvement Agreement](#)
[Attachment No. 4 P.M. 19537 Mitigated Negative Declaration](#)
[Attachment No. 5 P.M. 19537 Faithful Performance, Labor Materials Bond](#)
[Attachment No. 6 P.M. 19537 Monumentation Bond](#)
[Resolution Approve PM 19537 7-14-15](#)
- E.6 [15-482](#) Request City Council to Adopt **Resolution No. 6779** for the Placement of Liens Against Abandoned Properties for Failure to Comply with Administrative Citation to Correct Code Violations.
- Attachments:* [Exhibit A - List of Lien Properties](#)
[Exhibit B - Resolution](#)
- E.7 [15-485](#) Request City Council to Adopt Budget **Resolution No. 6780** to Amend FY2015/2016 appropriating \$24,640 for the Completion of the City of Rialto Master Plan of Drainage Update.
- Attachments:* [Attachment 1- Hall & Foreman PSA First Amendment](#)
[Attachment 2- Resolution](#)
- E.8 [15-493](#) Request City Council to Adopt **Resolution No. 6781** Dedicating Portions of APN 240-241-40 and 0240-241-41 Located within the Renaissance Specific Plan as Public Right-of-Way for the intersection of Miro Way and Alder Avenue.
- Attachments:* [Exhibit A - Staff Report and Certified Resolution 6587](#)
[Exhibit B - Additional ROW](#)
[Exhibit C - City Resolution Reserving ROW](#)
- E.9 [15-501](#) Request City Council to Adopt on Second Reading **Ordinance No. 1560** "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIALTO, CALIFORNIA, AMENDING SECTIONS 12.20.021, 12.20.022, 12.20.023, AND 12.20.024 OF THE RIALTO MUNICIPAL CODE REGARDING WATER CONSERVATION REQUIREMENTS."
- Attachments:* [Ordinance No. 1560](#)

- E.10** [15-499](#) Request City Council to Approve a Professional Services Agreement for the 2015-2019 Consolidated Plan for the Community Development Block Grant with LDM Associates in a lump sum amount not to exceed \$20,000.

Attachments: [Exhibit A RFP 15-054 CDBG Five Year Consolidated Plan](#)
[Exhibit B Proposal Con Plan 15-19 RFP #15-054](#)
[Exhibit C PSA - 15-19 Con Plan](#)

TAB NEW BUSINESS

- TAB1** [15-466](#) Request City Council to Award an Annual Purchase Order to San Bernardino County Sheriff's Department in the Amount of \$112,586.19 for Cal-ID Access and Maintenance Services for FY2015/16 and Authorize the City Administrator to Approve an Annual Purchase Order for this Vendor for Cal-ID Services Through FY2016/17.

(ACTION)

Attachments: [Cal-ID Fee Schedule through FY16/17](#)

- TAB2** [15-467](#) Request City Council to Approve the Purchase of Sixty-One Dell Opti-plex 9020 Mini Tower Computers from Dell Inc. in the Amount of \$72,021.73.

(ACTION)

Attachments: [Quote for 5 units at \\$6,094.05](#)
[Quote \\$1,177.28 per unit= \\$65,927.68](#)

- TAB3** [15-469](#) Request City Council to Approve the Purchase of Fifty Getac F110 G2 Extreme Mobile Data Computers From DuraTech USA, Inc. in the Amount of \$278,458.23.

(ACTION)

Attachments: [Quote](#)

- TAB4** [15-468](#) Request City Council to Approve a one-year extension of the Fiscal Year 2013-14 Bid Award to Life-Assist Inc. for Fiscal Year 2015-16 and approve of a Purchase Order in the amount of \$115,000 to Life-Assist for Emergency Medical Supplies.

(ACTION)

Attachments: [RFB 14-022 Medical Supplies](#)

TAB5 [15-475](#) Request City Council, acting for the Successor Agency to the Redevelopment Agency of the City of Rialto to (1) Adopt **Resolution No. SA10-15**; and (2) the Rialto Housing Authority to Adopt **Resolution No. 05-15** approving the Housing Bond Proceeds Expenditure Agreement between the Successor Agency and the Rialto Housing Authority in the amount of \$5,600,000 for affordable housing projects.
(ACTION)

Attachments: [Exhibit A - Project Sites](#)
[Exhibit B - Site 1](#)
[Exhibit C - Site 2](#)
[Exhibit D - Site 3](#)
[Exhibit E - SA Bond Proceeds Expenditure Resolution](#)
[Exhibit F - Housing Bond Proceeds Expenditure Agreement](#)
[Exhibit G - RHA Bond Proceeds Expenditure Resolution](#)

TAB6 [15-476](#) Request City Council and Rialto Housing Authority Board to Approve the Third Amendment to the Professional Services Agreement with Stradling, Yocca, Carlson and Rauth and increase the budget authority by \$160,000 for legal services to a total of \$708,000.
(ACTION)

Attachments: [Exhibit A - Amendment #3 SYCR](#)

TAB7 [15-477](#) Request City Council to Approve Renewal of Professional Consulting Agreement for Legislative Advocacy Services with David Turch and Associates in an Amount Not to Exceed \$57,000.
(ACTION)

Attachments: [Exhibit A Monthly Summaries for DTA FY 15](#)
[Exhibit B PSA with David Turch for FY 16](#)

TAB8 [15-479](#)

Request City Council, acting for the Successor Agency to the Redevelopment Agency of the City of Rialto, to (1) Adopt **Resolution No. SA11-15** approving a Purchase and Sale Agreement with Panattoni Development Company in the amount of \$1,411,195 related to four Successor Agency parcels; and, (2) request that the City Council Adopt **Resolution No. 6782**, declining to accept four Successor Agency parcels pursuant to the Long-Range Property Management Plan.
(ACTION)

Attachments: [Exhibit A - Panattoni Projects Map](#)
[Exhibit B - 4 SA Parcels Map at Walnut and Alder](#)
[Exhibit C - Purchase & Sale Agreement - Signed by PDC \(I-210 LC V, Rialto\) 7.7.15](#)
[Exhibit D - Appraisal](#)
[Exhibit E - Rialto_LRPMP_Letter](#)
[Exhibit F - LRPMP Property Disposition Procedures](#)
[Exhibit G - City Resolution Declining to accept title of RSA properties](#)
[Exhibit H - SA Reso Approving Purchase Agreement with Panattoni](#)

TAB9 [15-491](#)

Request City Council, acting for the Successor Agency, to (1) Adopt **Resolution No. SA12-15**; and, City Council (2) Adopt **Resolution No. 6783** approving Updated Bond Proceeds Expenditure Agreement between the Successor Agency and the City of Rialto to fund a total of \$6,000,000 from the 2005 Series "A" Bond for the Alder Avenue Improvement Project.
(ACTION)

Attachments: [Exhibit A - Bond Proceeds Expenditure Agreement](#)
[Exhibit B - SA Bond Proceeds Expenditure Resolution](#)
[Exhibit C - Updated Bond Proceeds Expenditure Agreement](#)
[Exhibit D - City Bond Proceeds Expenditure Resolution](#)

TAB10 [15-500](#)

Request City Council to Approve Memorandum of Understanding (MOU) between the City of Rialto and City Government Management Association (CGMA) Bargaining Group for changes to be effective from July 1, 2015 through June 30, 2016.
(ACTION)

Attachments: [\(CGMA\) Management Unit MOU 2015-2016](#)

TAB11 [15-504](#)

Request City Council to Approve Agreement for Conveyance of Various Real Properties in the amount of \$123,670 for the San Bernardino Avenue, Riverside Avenue and Willow Avenue Street and Storm Drain Improvements, City Project No. 130801.

(ACTION)**Attachments:**

- [1\) Agreement For Conveyance Roos](#)
- [2\) Agreement for Conveyance Turner](#)
- [3\) Agreement for Conveyance Golden](#)
- [4\) Agreement for Conveyance Opine](#)
- [5\) Agreement for Conveyance Whiting](#)
- [6\) Agreement for Conveyance Chanthavongsouk](#)
- [7\) Agreement for Conveyance Debt Commercial Prop](#)
- [8\) Irrevocable Offer of Dedication of GROW Thompson](#)
- [9\) NOD - Filed](#)

TAB12 [15-486](#)

Request City Council to Adopt Budget **Resolution No. 6784** Amending the 2015-2016 Fiscal Budget Appropriating \$176,650 for the City of Rialto Water Conservation Rebate Program.

(ACTION)**Attachments:**

- [Resolution](#)
- [Attachment1](#)

TAB13 [15-484](#)

Request City Council to Approve the Fourth Amendment to the Contract Services Agreement with Contact Security, Inc., a California Corporation, for Security Guard and Patrol Services for Fiscal Year 2015/2016 at a Cost of \$310,602.84.

(ACTION)**Attachments:**

- [Amendment No. 4 to CSI Security Contract](#)

TAB14 [15-488](#)

Request City Council to (1) Adopt budget **Resolution No. 6785** (2) Approve the Purchase Order Increase with Evoqua Water Technologies LLC in the Amount of \$209,768 for the purchase and installation of the Digester No.1 Lid and (3) Approve Amendment No. 4 with West Yost to Provide Construction Management and Inspection services for the project in the Amount of \$25,762.

(ACTION)**Attachments:**

- [Attachment 1- Award FCWA SI.1](#)
- [Attachment 2- Evoqua Proposal](#)
- [Attachment 3- West Yost Fourth Amendment](#)
- [Attachment 4- Notice of Exemption](#)
- [Attachment 5- Budget Resolution](#)

TAB15 [15-489](#) Request City Council to Authorize the issuance of a Purchase Order in the amount of \$150,000 for the 2015/2016 Fiscal Year for the Second Year of the Three Year Professional Services Agreement with Willdan Engineering for Annual On-Call Traffic Engineering Services.

(ACTION)

TAB16 [15-492](#) Request City Council to (1) Award a Construction Contract with Moalej Builders Inc., in the amount of \$2,426,000.00 for the Bud Bender Park Rehabilitation Project, City Project No. CB1302 (2) amend the Purchase Order with LDM Associates, Inc. for Community Development Block Grant (CDBG) labor compliance services in the amount of \$60,795.00.

(ACTION)

Attachments: [Attachment 1 - April 14, 2015 Staff Report](#)

[Attachment 2 - Base Bid Tabulation](#)

[Attachment 4 - LDM Proposal](#)

[Attachment 5 - Notice of Exemption](#)

[Attachment 3 - Construction Contract](#)

TAB17 [15-434](#) Request City Council to Approve Amendment No. 2 to the Contract Services Agreement with Commercial Cleaning Systems to Provide Janitorial Services on a Month-to-Month Basis in the Not to Exceed Amount of \$106,067.32 for the 2015/2016 Fiscal Year.

(ACTION)

Attachments: [Attachment 1 - CCS Amendment No 2 - PKL revised](#)

REPORTS

MAYOR:

COUNCIL MEMBERS:

CITY ATTORNEY:

CITY ADMINISTRATOR:

ADJOURNMENT