

REGULAR MEETING
of the
CITY OF RIALTO
CITY COUNCIL
City of Rialto, acting as Successor Agency to the
Redevelopment Agency

MINUTES
September 10, 2019

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 10, 2019.

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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 Deborah Robertson called the meeting to order at 5:03 p.m.

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The roll was called, and the following were present: Mayor Deborah Robertson, Mayor Pro Tem Ed Scott, Council Member Joe Baca Jr., and Council Member Andy Carrizales. Also present were Interim City Administrator Sean Grayson, City Attorney Fred Galante, and City Clerk Barbara McGee. Council Member Rafael Trujillo and City Treasurer Edward Carrillo were absent.

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CLOSED SESSION

1. 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):
 - a. Ortiz v. City of Rialto, U.S. District Court Case No. 5:16-cv-01384 GHK KSx (consolidated with Pena v. Rialto, USDC Case No. 5:16-cv-02020)
 - b. William Wilson v City of Rialto (WCAB SAC0000178839)
2. CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Section 54956.9.
Number of cases: One case

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CLOSED SESSION

Motion by Council Member Carrizales, second by Council Member Trujillo and carried by 5-0 vote to go into Closed Session at 5:05 p.m.

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City Council returned from Closed Session at 5:55 p.m.

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CALL TO ORDER

Mayor Deborah Robertson called the meeting to order at 6:06 p.m.

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The roll was called, and the following were present: Mayor Deborah Robertson, Mayor Pro Tem Ed Scott, Council Member Joe Baca Jr., Council Member Rafael Trujillo, and Council Member Andy Carrizales. Also present were Interim City Administrator Sean Grayson, City Clerk Barbara McGee, City Attorney Fred Galante. City Treasurer Edward Carrillo was absent.

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Pledge of Allegiance and Invocation

Council Member Andy Carrizales led the pledge of allegiance.

Pastor Harry Bratton – Greater Faith Grace Bible Church gave the Invocation.

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City Attorney's Report on Closed Session

City Attorney Fred Galante stated that City Council met in Closed Session and discussed the items listed on the Agenda.

- 1a. Conference with legal counsel – existing litigation. Ortiz v. City of Rialto. After Holding a discussion, Motion by Council Member Trujillo, second by Council Member Baca Jr. and carried by a 5-0 vote to direct that this case be appealed, The decision of the 9th Circuit Court be appealed to the Supreme on the issue of qualified immunity and associate in the appellate Firm of Greines, Martin, Stein, Richland LLP.
- 1b. Conference with legal counsel – existing litigation. William Wilson v. City of Rialto. City Council held a discussion on the Workers Compensation matter, received an update, provided unanimous direction, no further reportable action was taken.
2. Conference with legal counsel –anticipated litigation, Significant exposure to litigation. City Council received a briefing, provided direction and no further reportable action was taken.

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PRESENTATIONS AND PROCLAMATIONS

1. Trophy Presentation - 2019 Chili Cook-Off Winner - Mayor Deborah Robertson
2. Proclamation - 9/11 Remembrance – Council Member Baca Jr.
3. Report from California Department of Transportation (CALTRANS) Chief Deputy Director, Kome Ajise - Mayor Deborah Robertson
4. The Mayor's Intern's Report from the U.S. Conference of Mayor's Youth Summit - Mayor Deborah Robertson

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ORAL COMMUNICATIONS

June Hayes, San Bernardino Valley Municipal Water District Member, announced they lowered the ad valorem tax by 6%.

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Kristeen Farlow, San Bernardino Valley Municipal Water District – Public Affairs, announced the completion of the 2018 Annual Report.

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Albert Calderon, Rialto resident and Commissioner, reported on the ride along he did with Code Enforcement.

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

City Clerk Barbara McGee requested that TAB 2 be opened for the public hearing and continued until the next meeting on September 24th.

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City Attorney Galante stated that the public hearing will not stay open. It will need to be re-noticed to perfect the noticing requirement. Its opening it for the purpose of allowing anyone who showed up the courtesy of speaking.

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City Administrator Foster stated they are requesting that TAB 3 be removed and cancel the public hearing. That one would be completely re-noticed in the future.

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City Attorney Galante stated again, if there is no one here to speak, there is no action to take.

The suggestion is to allow anyone who is here to speak on either TAB 2 or TAB 3. They will both have to be re-noticed.

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Mayor Pro Tem Scott asked if they can get an explanation as to why this has to be redone and re-noticed?

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City Clerk McGee stated that the notices did not get out in a timely manner from her office.

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Mayor Pro Tem Scott asked for a report on why that did not effectively happen in a timely manner.

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City Administrator Foster stated with TAB 3, the Developer is doing additional environmental work and as a result that item needed to be pulled.

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

City Attorney Galante stated an environmental issue came up and he doesn't believe it's ready for the next meeting. This is why they are not opening it and continuing it to a date certain.

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Council Member Trujillo stated that he would like clarification on F.11.

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Council Member Carrizales stated that he will be abstaining from F.8, F.9 and F.10 due to a conflict of interest with his business at the Renaissance Marketplace.

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F.11

Mayor Pro Tem Scott stated as a member of the Economic Development Committee, Newmark Merrill had requested an extension on their Development Agreement because they are currently working on two major tenants for that new shopping center. They are not in a position to state who those tenants are, but the time will come when they sign a deal and City Council will be very happy.

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Council Member Trujillo stated that he wanted to know if the project was moving along.

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Mayor Pro Tem Scott stated yes, it is moving along, and the thought is that it would be some type of entertainment type facility. It would be one to two major tenants on the property, but it isn't a signed deal yet.

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Mayor Robertson stated that when they did come forward and presented the things they were looking at, they discussed with them the possibility of exploring some other business activities that would be an asset and benefit to the community.

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Council Member Trujillo stated he knows its an interest to the community which is why he wanted clarification.

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Council Member Baca Jr. stated he knows that Newmark Merrill has done a great job with the Rialto Marketplace. They have done a lot of great things and he is confident they are going to do great things with the 15.5 acres.

Newmark Merrill has a great reputation and has done a great job and looks forward to them doing great things on this project and building up the south end.

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

On a separate comment regarding items agendaized, he thinks it's important they don't continue items. He knows there are unforeseen circumstances that happen. If it's not ready, he hates to see them give an explanation on why they are not ready. He would rather they

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Mayor Robertson stated she agrees because with these projects they tend to hear from the Developers on their concerns and they would like to move forward on things. For TAB 3 to still have outstanding NEPA issues, that is not a slight and more than just passing it to a public hearing. They should have known well before putting it on the agenda. For TAB 2, timing is important. These are all housing projects that are important.

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CONSENT CALENDAR

A. WAIVE FULL READING OF ORDINANCES

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

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B. APPROVAL OF WARRANT RESOLUTIONS

- B.1 Warrant Resolution No. 7 (08/15/2019)
- B.2 Warrant Resolution No. 8 (08/22/2019)
- B.3 Warrant Resolution No. 9 (08/29/2019)
- B.4 Warrant Resolution No. 10 (09/05/2019)

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C. APPROVAL OF MINUTES

- C.1 Laura Ochoa - vehicle damage
- C.2 Esther Yancey - property damage
- C.3 Andover Square Homeowner's Association - property damage
- C.4 Ricardo Issac Flores - personal injury

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D. APPROVAL OF MINUTES

- D.1 Regular City Council Meeting - June 25, 2019
- D.2 Regular City Council Meeting - June 9, 2019

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CONSENT CALENDAR

E. SET PUBLIC HEARING

- E.1 Request City Council/Rialto Utility Authority to Set a Public Hearing for November 12, 2019 Required Under Proposition 218 to Consider the Proposed Consumer Price Index Rate Adjustments for Water and Wastewater Utility Services as supported by the FG Solutions Financial Planning Analysis Report.

CONSENT CALENDAR

- E.2 Request City Council Set a Public Hearing for September 24, 2019, to solicit public comments from interested citizens and to consider and approve the City's 2018-2019 Consolidated Annual Performance and Evaluation Report (CAPER).

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F. MISCELLANEOUS

- F.1 Request City Council to Accept California Office of Traffic Safety "Selective Traffic Enforcement Program" Grant in the Amount of \$234,000.
- F.2 Request City Council to Accept the Fiscal Year 2018 Homeland Security Grant Program (HGSP) in the Amount of \$24,962.
- F.3 Request City Council to Approve a Contract Agreement between the City of Rialto and Dr. Michael M. Neeki for Medical Director Services in the amount of \$20,000 per Fiscal Year starting July 1, 2019 (FY20).
- F.4 Request City Council/Rialto Utility Authority to Approve an Increase to the Purchase Authorization for FG Solutions in the Amount of \$30,000 for Consulting Services Related to Rialto Utility Authority Concession Agreement and Utility Operations, Increasing the Total Purchase Authorization to the Amount Not to Exceed \$45,000.
- F.5 Request City Council to Approve a Second Amendment to the Professional Services Agreement with LRS Program Delivery, Inc. for Capital Project Program Management Services in the Additional Not-to-Exceed Amount of \$38,500.
- F.6 Request City Council to Approve the Issuance of a Purchase Order to Avaya, Inc. for Telephone Switching Post Warranty Maintenance Service and General Repairs in the Total Amount of \$30,000 for the 2019/2020 Fiscal Year.
- F.7 Request City Council to Adopt Resolution No. 7552 Accepting the MSRC Grant Clean Transportation Funding Local Partnership Program and Execute the Contract Agreement of \$135,980.
- F.8 Request City Council to Receive and File the Statement of Income and Expenses related to the Miro Way, Alder Avenue, and Locust/Laurel/Walnut Escrow Accounts for July 2019.
- F.9 Request City Council to Receive and File the Statement of Income and Expenses related to Airport Escrow Account for July 2019.
- F.10 Request City Council to Receive and File the Statement of Income and Expense for July 2019 related to the Construction Loan Agreement with Ayala@210LLC for On-Site Improvements for the Renaissance Plaza Retail Center on Renaissance Parkway.
- F.11 Request City Council to Approve Amendment #4 to Exclusive Right to Negotiate Agreement with NewMark Merrill for the Development of Approximately 15.5 Acres of Property located west of Riverside Avenue and north of Valley Boulevard, extending the time for performance until December 31, 2019.

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CONSENT CALENDAR

Motion by Council Member Baca Jr., second by Mayor Pro Tem Scott and carried by a 5-0 vote to approve the Consent Calendar. Council Member Carrizales abstained from items F.8, F.9 and F.10.

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TAB 1 – Placement of Liens for Delinquent Refuse Collection Accounts

Sean Grayson, Acting Public Works Director presented the staff report regarding Placement of Liens for Delinquent Refuse Collection Accounts.

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Mayor Robertson declared the public hearing open. No one came forward.

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Motion by Council Member Trujillo, second by Council Member Baca Jr. and carried by a 5-0 vote to close the public hearing.

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Motion by Council Member Baca Jr., second by Council Member Carrizales and carried by a 5-0 vote to approve the Placement of Liens for Delinquent Refuse Collection Accounts for the First Quarter of 2019; and Adopt Resolution No. 7553 Authorizing the Filing of Liens Against Certain Properties for Delinquent Refuse Accounts with the San Bernardino County Auditor Controller-Recorder.

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TAB 2 – Ordinance for Zone Change 2019-0001

Mayor Robertson asked if there was anyone in the audience who wished to speak. No one came forward.

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City Attorney Galante stated that TAB 2 will not be continued, it will be re-noticed.

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TAB 3 - Affordable Housing Agreement between the Rialto Housing Authority and Rialto Jackson LP

Mayor Robertson asked if there was anyone in the audience who wished to speak. No one came forward.

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City Attorney Galante stated that TAB 3 will need to re-noticed because they don't know when the NEPA issue will be completed.

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Mayor Robertson stated that she would like to know what the NEPA issues are.

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TAB 4 – Revised Addendum to the Lytle Creek Ranch Specific Plan (LCRSP)

Sean Grayson, Acting Public Works Director presented the staff report regarding Revised Addendum to the Lytle Creek Ranch Specific Plan (LCRSP).

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Mayor Robertson declared the public hearing open. No one came forward.

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Motion by Council Member Carrizales, second by Council Member Trujillo and carried by a 5-0 vote to close the public hearing.

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City Attorney Galante stated the request is multiple actions. (i) Approve Resolution 7557 to Repeal Resolution No. 7277 and Approve a Revised Addendum to the Lytle Creek Ranch Specific Plan (LCRSP) Final Environmental Impact Report; (ii) Introduce for First Reading Ordinance No. 1623

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIALTO, CALIFORNIA REPEALING ORDINANCE NO. 1598 AND RE-APPROVING A LYTLE CREEK RANCH SPECIFIC PLAN AMENDMENT TO (A) ELIMINATE NEIGHBORHOOD I; AND (B) MODIFY THE LAND USE CONFIGURATIONS OF NEIGHBORHOODS II AND III, TEXTS, TABLES, AND MAPS TO THE LYTLE CREEK RANCH SPECIFIC PLAN

to Repeal Ordinance No. 1598 and Re-Approve the LCRSP Amendment (SPA 2017-0002) to Eliminate Neighborhood I, Modify the Land Use Configuration of Neighborhoods II And III, and Update the Text, Tables, and Maps; and (iii) Approve Resolution No. 7558 to Repeal Resolution No. 7278 and Re-Approve Tentative Tract Map No. 20092 (TTM 2017-0005) to Create Six (6) Developable Lots, One (1) Remainder Lot, and Twelve (12) Lettered Lots for Public Open Space, Utilities, and Infrastructure on A 188-Acre Portion of Neighborhood II to Facilitate A 776 Lot Residential Subdivision.

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Motion by Council Member Trujillo, second by Council Member Carrizales and carried by a 5-0 vote to Approve TAB 4, the actions as read by City Attorney Galante.

Roll Call Vote: AYES: Mayor Robertson, Mayor Pro Tem Scott, Council Member Carrizales, Council Member Trujillo and Council Member Baca Jr. NOES: none. ABSTAIN: none. ABSENT: none.

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Council Member Baca Jr. thanked the Lytle Company for these proposed changes. One of the things he likes is there is an additional 34.8 in acreage of open space. This is a positive for the residents in this community. He is excited for that being an advocate for open space.

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TAB 4 – Revised Addendum to the Lytle Creek Ranch Specific Plan (LCRSP)

Council Member Trujillo stated that its been a long time coming and they look forward to the groundbreaking and to bring their beautiful vision to fruition.

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Mayor Robertson stated considering they just had a presentation on the dire needs for housing in the community, region and state. Moving forward on a project is great, especially when it's a project that is going to be a market rate product that is affordable. She looks forward to the groundbreaking as well.

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Mayor Pro Tem Scott asked what was the next step on this project and when do the fees come to City Council.

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Daniel Casey, Development Services stated the next step would be various tentative maps to be filed throughout the process to then further divide those areas into individual lots. At the same time the applicant is looking for builders to purchase and develop those sites. Those applications they come forward to the City will ultimately go to the Planning Commission for public hearing when they get the builders to move forward with those individual developments.

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Mayor Pro Tem Scott stated that he is specifically asking about fees. He wants to see the plan for how they are going to pay for police and fire services for the 776 houses. Do they know when the project will start?

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Mr. Casey stated that is something they can bring to City Council.

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Ron Pharris, Principal of Lytle Development, they plan on going to the market at the first of the year, to the various builders who had been contacted. They assume it will take 3-4 months to come to resolution on sale to a builder. They would then take a couple of months to engage and get their grading permits and then start construction before the end of 2020.

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Mayor Pro Tem Scott asked if there is already a performa done that shows fees on the project and what portion of those fees go to police and fire.

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Mr. Casey stated the staff report did reference that there was a fiscal analysis prepared. He will send a copy of that fiscal analysis to City Council.

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TAB 5 – Ordinance - Amend the Start Time of City Council Meetings to 6:30 pm

Rod Foster, City Administrator presented the staff report regarding Amending the Start Time of City Council Meetings to 6:30 pm.

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City Attorney Galante read the title of Ordinance No. 1622,
“AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIALTO, CALIFORNIA, AMENDING SECTION 2.02.010 OF THE RIALTO MUNICIPAL CODE TO AMEND THE START TIME OF CITY COUNCIL MEETINGS TO SIX THIRTY P.M.”

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Motion by Mayor Pro Tem Scott, second by Council Member Baca Jr. and carried by a 5-0 vote to introduce for first reading of Ordinance No. 1622.

Roll Call Vote: AYES: Mayor Robertson, Mayor Pro Tem Scott, Council Member Baca Jr., Council Member Trujillo and Council Member Carrizales. NOES: none. ABSTAIN: none. ABSENT: none.

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TAB 6 – Medical Equipment Supplies for Fiscal Year 2019/20

Brian Parks, Acting Fire Chief presented the staff report regarding Medical Equipment Supplies for Fiscal Year 2019/20.

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Motion by Mayor Pro Tem Scott, second by Council Member Trujillo and carried by a 5-0 vote to Approve a Purchase Order for \$60,000 to Zoll Medical Corp for Medical Equipment Supplies for Fiscal Year 2019/20.

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TAB 7 - purchase of 31 replacement switches citywide, licenses, and deployment support services

Jessica Brown, Finance Director presented the staff report regarding the purchase of 31 replacement switches citywide, licenses, and deployment support services.

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Mayor Pro Tem Scott asked if the City email system is fully up to date and operating?

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Ms. Brown stated she believes they are there and issues that arise have been handled as they come through.

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Mayor Pro Tem Scott stated he gets some City emails forwarded to his personal email but not all of them.

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Da'Love Thomas, IT Consultant stated that may be an issue with the Spam filter. Right now, they have the Spam filter set very high to block a lot of things. If emails are missing, to let IT know, it could be held up in the Spam filter waiting to be released. They can take a look at it together.

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TAB 7 - purchase of 31 replacement switches citywide, licenses, and deployment support services

Motion by Council Member Baca Jr., second by Council Member Trujillo and carried by a 5-0 vote to Approve Purchase Orders with Dell EMC in the total amount of \$302,060.58 plus tax for the purchase of 31 replacement switches citywide, licenses, and deployment support services.

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TAB 8 - Purchase Order Change Notice - Audit Accounting Services in the Finance Department

Jessica Brown, Finance Director presented the staff report regarding the Purchase Order Change Notice for Audit Accounting Services in the Finance Department.

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Motion by Mayor Pro Tem Scott, second by Council Member Carrizales and carried by a 5-0 vote to Authorize a Purchase Order Change Notice (2020-0818) with Rahban CPA & Consulting in the amount of \$40,000 to Provide Audit Accounting Services in the Finance Department, increasing the Purchase Order to a total of \$55,000.

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TAB 9 – Construction of the Frisbie Park Sewer Lift Station, City Project No. 190501

Tom Crowley, Utilities Manager presented the staff report regarding the construction of the Frisbie Park Sewer Lift Station, City Project No. 190501.

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Mayor Robertson asked how soon will the Contractor mobilize and get this in place.

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Mr. Crowley stated that it will mobilize and begin construction the first of October with a February completion date.

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Council Member Trujillo reminded the community that Frisbie Park is closed for construction. They look forward to moving this project along so they can enjoy Frisbie Park.

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Council Member Baca Jr. thanked the water committee for coming up with a solution. This was something they didn't find out until after to address this issue with the septic tanks. It's his understanding that there are grant monies to convert septic into sewer in underserved communities.

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TAB 9 – Construction of the Frisbie Park Sewer Lift Station, City Project No. 190501

Mr. Crowley stated that is correct, there is some proposition 1 money put forward through the Santa Ana Watershed Project Authority. They are submitting some grant information to possibly do it neighborhood by neighborhood of some of those septic systems. They have a lot of septic systems throughout the City and they need to start nipping away and try to get as many of them off septic.

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Council Member Baca Jr. asked if the Frisbie Park project is moving along on schedule because it looks like they made a lot of progress.

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Sean Grayson Acting Public Works Director stated yes, they are moving along on schedule. They have run into some minor snags which is expected when they are moving that much dirt.

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Mayor Robertson stated as a follow up to question about the septic tanks, yes, they found money available through Santa Ana Watershed. They also explored how they can partner with other agencies and cover septic needs in the Bloomington area and the conversation with the County for the annexed areas.

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Jessica Brown, Finance Director stated if they recall, when the budget for RUA was before City Council this project was not included. The budget associated with this project will be included in the first quarterly report on the first meeting in November.

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Motion by Mayor Pro Tem Scott, second by Council Member Carrizales and carried by a 5-0 vote to approve (1) Award a Construction Contract to Kirtley Construction in the Amount of \$1,000,576 to construct the Frisbie Park Sewer Lift Station, City Project No. 190501; and (2) Delegate authority to the City Administrator in the Not to Exceed amount of \$25,000 for unforeseen Contingency costs related to the construction of the Project; (3) Increase Purchase Order with Berg & Associates Inc. in the Amount of \$100,000 for On-Call Services for Construction Management and Inspection related to the project; and (4) Authorize Purchase Orders for required permits and miscellaneous expenses related to Construction and Energizing the Lift Station in the not to exceed amount of \$80,000.

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TAB 10 - First Amendment to the Contract Services Agreement - Annual Access and Intrusion Alarm System Monitoring, Maintenance and Repair Services

Sean Grayson, Acting Public Works Director presented the staff report regarding First Amendment to the Contract Services Agreement - Annual Access and Intrusion Alarm System Monitoring, Maintenance and Repair Services.

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TAB 10 - First Amendment to the Contract Services Agreement - Annual Access and Intrusion Alarm System Monitoring, Maintenance and Repair Services

Mayor Robertson stated so they are adding additional sites, but have they looked at the assessment they had done after the December 2nd San Bernardino Shooting and the security plans they have here. They keep adding and monitoring for different things. she keeps wondering if they have monitoring devices in the general area and surveillance of the exterior of the civic center.

When will they bring that forward with that assessment along with the facility they have in place.

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Mr. Grayson stated that they will work with the Police Dept. on the assessment that was done on the safety and security aspect and bring back a report on integrating those two functions as a future proposal.

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Mayor Robertson asked if the Police Dept. is the keeper of that assessment?

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Mr. Grayson stated yes, the safety assessment of City facilities after the December 2nd shooting.

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Mayor Pro Tem Scott stated the reality is they have no system in place. They should have that on all their water and wastewater facilities, City facilities and it should be accessible by Public Works, Police and Fire. In the event that an alarm goes off. This is why he encouraged them to look at Rancho Santa Margarita because they cover everything. Its an elaborate system they installed themselves.

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Mayor Robertson stated that they talked about their surveillance on their parks. Are these parks still monitored by the Rialto Unified School District, dispatch unit or have they brought them in-house. If they have not then she would like for them to not continue to talk about it but begin to have a plan of action on how they return that responsibility back to the Rialto Police Dept. She had asked previously how many calls they get from the School District when they have various activities occurring in their parks. The last time they spoke, they said in the last 6 months its been zero.

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Police Chief Kling stated that number has not changed.

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Mayor Robertson stated that she doesn't feel unsafe when she leaves City Hall but knows there are dark points. Surveillance cameras are not going to stop crime, but it will help them solve a crime. She doesn't want to add another contract to do something when they have no way of moving themselves toward broader technology.

TAB 10 - First Amendment to the Contract Services Agreement - Annual Access and Intrusion Alarm System Monitoring, Maintenance and Repair Services

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Mayor Pro Tem Scott stated that is a conversation they had multiple times about Park Rangers/Facility Rangers to monitor and respond. Its expensive to have the Police Dept. monitor and respond to false alarms. There could be a cost savings with Park Rangers. There is a tremendous amount of vandalism in their parks and they have nobody to respond. They have a security guard that drives around but he hasn't seen the person in five years.

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Mayor Robertson stated that they made a major investment into Frisbie Park and when they open the park they will have nothing to monitor and insure that their invest doesn't end up vandalized, graffitied, or things taken out.

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Council Member Trujillo stated there may be future planning for some solar panel installations at other city facilities?

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Mr. Grayson stated no, they don't have future plans for solar panels, but they will finish up the existing project. That is not connected directly to the security function. This is for the maintenance of the existing infrastructure. They could, if there is a request to assess that and add.

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Motion by Council Member Baca Jr., second by Mayor Pro Tem Scott and carried by a 5-0 vote to Approve a First Amendment to the Contract Services Agreement with Securitas Electronic Security, Inc. in the amount of \$89,210.94 for Annual Access and Intrusion Alarm System Monitoring, Maintenance and Repair Services for Fiscal Year 2019/2020.

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TAB 11 - Annual Operations and Maintenance of the Solar Panel Project

Sean Grayson, Acting Public Works Director presented the staff report regarding Annual Operations and Maintenance of the Solar Panel Project.

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Mayor Robertson asked if there is a warranty attached to the solar panels?

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Mr. Grayson stated that the solar panels themselves have a 20-year warranty.

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TAB 11 - Annual Operations and Maintenance of the Solar Panel Project

Motion by Council Member Trujillo, second by Council Member Carrizales and carried by a 5-0 vote Approve the Issuance of a Purchase Order to Mega Bank in the amount of \$150,000 for the annual Operations and Maintenance of the Solar Panel Project.

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TAB 12 - Purchase Orders increase for the Citywide Roof Repairs Project, City Project No. 180202

Sean Grayson, Acting Public Works Director presented the staff report regarding Purchase Orders increase for the Citywide Roof Repairs Project, City Project No. 180202.

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Mayor Pro Tem Scott stated that he see Wallace again managing a project. Why isn't the City managing the project themselves.

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Mr. Grayson stated that they don't have any staff to manage that project internally from the construction management and testing side. They have provided a conditional job offer that has been accepted for the Senior Construction Inspector position. That will allow them to do projects like this internally and there are dozens throughout the course of the year.

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Mayor Pro Tem Scott asked if they would see a reduction in contracting?

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Mr. Grayson stated yes, and he looks forward to bringing those that say this project does not have contract services for construction management.

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Council Member Trujillo stated when he was on the Parks and Recreation Commission, there was someone living on the roof of the community center. He was wondering if all that is secure now with the fence around the community center.

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Mayor Robertson asked how can they be secured?

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Council Member Trujillo stated he thought it was important that he asked to make sure their buildings are secure so there is no vandalism to the rooftops and city facilities.

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Mr. Grayson stated these are all existing roofs on relatively old stock buildings that need to be totally replaced. Some are just maintenance or adding a membrane on top of the existing roof. The previous five were roof replacements.

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TAB 12 - Purchase Orders increase for the Citywide Roof Repairs Project, City Project No. 180202

Mayor Robertson stated that is a program that started in 2005 and were roofed and now they are going back to re-roof again? Or are they at the end of a list. They added two more sites which were under the Redevelopment at one point. She thought the roofs were assessed when it was under the RDA. Now they are on the list to have them re-roofed?

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Mr. Grayson stated 2005 was when they made the list of existing infrastructure. They are on the list for roof repair. He knows they are the priority roofs based on condition and repair needs.

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Motion by Mayor Pro Tem Scott, second by Council Member Trujillo and carried by a 5-0 vote to (1) Authorize the Purchase Order Increase with All Seasons Insulation Inc. for Contract Change Order #3 in the amount of \$70,379 and (2) Authorize the Purchase Order Increase with Wallace and Associates in the amount of \$10,176 for Construction Management and Inspection services for the Citywide Roof Repairs Project, City Project No. 180202.

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TAB 13 – Annual Purchase Orders for the Printing of the Progress Magazine

Perry Brents, Community Services Director presented the staff report regarding Annual Purchase Orders for the Printing of the Progress Magazine.

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Council Member Baca Jr. asked in the Magazine is available online on the City website?

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Mr. Brents stated typically its on the website through the City Clerk's Office when they provide it for her.

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Council Member Baca Jr. stated there have been issues where it came out and the events had already passed. He wants to make sure the events are current and updated.

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Council Member Trujillo stated he noticed the difference between the budget and the spending. He knows the staff is working hard to try and get advertisements. Are they receiving a steady revenue from that to offset the costs?

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Mr. Brents stated they are trying, they have some things in the hopper. They have some vendors putting ads in, but they are not coming in quickly.

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TAB 13 – Annual Purchase Orders for the Printing of the Progress Magazine

Motion by Council Member Baca Jr., second by Council Member Trujillo and carried by a 5-0 vote Approve Annual Purchase Orders for Fiscal Year (FY) 2019-2020 with the Option to Extend the Purchase Orders on a Year by Year basis for the next Three Years, for Geographics at \$20,564, Southwest Offset Printing at \$55,028, and for the United States Postal Service at \$22,559, for a total of \$98,151.

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City Administrator Foster introduced the new Human Resources Director Angela McCray.

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REPORTS

Mayor and City Council gave their reports.

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ADJOURNMENT

Motion by Council Member Baca Jr., second by Council Member Trujillo and carried by a 5-0 vote to adjourn the City Council Meeting at 8:37 p.m.

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MAYOR DEBORAH ROBERTSON

ATTEST:

CITY CLERK BARBARA A. McGEE