

Subject: FW: Moratorium
Attachments: image001.jpg

From: Leonard at New Solutions <nsparts@pacbell.net>

Date: July 9, 2015 at 1:18:06 PM PDT

To: <mgardner@riversideca.gov>, <asmelendrez@riversideca.gov>, <msoubirous@riversideca.gov>, <pdavis@riversideca.gov>, <cmacarthur@riversideca.gov>, <jperry@riversideca.gov>, <jburnard@riversideca.gov>

Subject: FW: Moratorium

Gentlemen,

It has come to my attention that the Riverside Planning Department is considering enacting a moratorium in my area. My company bought this property in Riverside because we believed Riverside was a business friendly City. We have been here 20 years, each of which we have grown. We employ 13 Riverside citizens and hope to create even more livable wage positions. Growth is tantamount to a strong economy. The "NIMBY" residents that think new business will ruin their neighborhood are forgetting what built that neighborhood, jobs. I drive through that area every day. It is not "upscale" by any means. New business there will improve the area by improving drainage, it floods every time it rains. It will put a traffic light on Main and Placentia making my drive safe in an intersection that has claimed several lives, nearly mine. I see no downside to this future project if, I understand it correctly.

Please don't give a "knee-jerk" reaction to a few alarmists. This moratorium will have negative effects. I know it will affect us.

Sincerely,

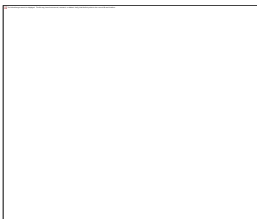
Leonard Graves

OWNER

New Solutions Wheelchair & Scooter Parts

Ph: 951.276.8266 | Email: Leonard@NewSolutions1.com

4321 Alamo Street Riverside, CA 92501 | www.newsolutions1.com



Subject: FW: **Support for Northside temporary building moratorium

From: Sharon [<mailto:skasner@sbcglobal.net>]

Sent: Monday, June 08, 2015 3:47 AM

To: Gardner, Mike; Melendrez, Andy; Soubirous, Mike; Davis, Paul; MacArthur, Chris; Perry, Jim; Adams, Steve; Bailey, Rusty; Russo, John A.; Zelinka, Al; Nicol, Colleen; Ramirez, Emilio

Subject: **Support for Northside temporary building moratorium

June 8, 2015

Members of the City Council, Mayor, City Manager, Assistant City Manager, City Clerk and Interim Director of Community Development,

I am supporting the temporary building moratorium in Riverside's Northside to give the appropriate officials time to make a thorough study and recommendations regarding an official building moratorium and change to the zoning in the area. The last thing we want is to have warehouses being built in an area we are trying to protect.

Why would we anyone want to build upon our water table? We need this land in its natural state to protect our water and the Santa Ana River.

We must stop the warehouses and protect the Northside's rural agricultural heritage. We wish to include the entire Riverside Golf Course, the Ab Brown Sports Complex and other city-owned properties on the Northside. If warehouses are allowed to built, it will destroy the residential areas, bring huge trucks to the area causing destruction to the residential roads, vibrations threatening **every** structure's foundation, air pollution, and will be the beginning of the end of the Northside as it has existed for past one hundred and seventy-three years.

Restoration of the Trujillo Adobe is such an important opportunity! It is the oldest Adobe in the County of Riverside, the last remaining structure of the La Placita de los Trujillos, and a living testament of how Riverside came to be. We have the opportunity to make the Adobe and the surrounding area a focal point of Riverside. The Spanish Town Cultural Center, with the Adobe as it's crown jewel, can be an educational center, a tourist draw, a symbol of the long overdue respect for the people who gave up everything to move here and defend this land. They established a new life and community for their families and all of us we have come after them.

We must act now to save what has been entrusted to us. To throw it all away would be a crime of unimaginable proportions!

Our families arrived in 1842 to protect this land - one hundred and seventy-three years later - we are still trying to protect it! This is rare precious untouched land. Once it is gone, it is gone forever.

Thank you,

Sharon Trujillo-Kasner

-----Original Message-----

From: Wohlgemuth Family [<mailto:pjdnw@yahoo.com>]

Sent: Sunday, May 31, 2015 9:41 PM

To: Nicol, Colleen

Subject: Northside Specific Plan and Warehouse Moratorium

City Clerk Colleen Nicol -

At the upcoming City Council meeting, the subjects of the Northside Specific Plan and the related Warehouse moratorium are scheduled to be raised. As a Northside resident for over 23 years, I have a few thoughts I'd like to share with you. We in the Northside have long felt that we have been neglected by the rest of the City. What happens in the "far north" seems to matter little in the other parts of the City or in the corridors of City Hall. Now a mega-warehouse project is proposed for the Northside at the same time a Specific Plan for the development of the Northside is being considered. Development is necessary for intelligent growth of the City. However, growth should be planned for what is best for the entire community. Perhaps the warehouse is in the best interest of the developer, but not necessarily for the rest of the neighborhood. Traffic would be horrendous, as would the noise and the potential impact on air quality. And this would be right across the street from the Ab Brown soccer complex, a destination for hundreds of children and their families every week. Meanwhile, the Northside Specific Plan is supposed to move forward, a plan that would consider all development across the entire Northside and make sure it integrates with all existing land use as well as all proposed future development. The proposed mega-warehouse may in fact be the best use for that parcel of land, but it would make so much more sense to make the decision in the context of a Specific Plan rather than in a vacuum.

Please support the moratorium on the warehouse until the Northside Specific Plan can be developed and implemented.

Thank you for your attention to this issue, and please include this email in the packet to the Council.

Pete Wohlgemuth
686 Forest Park Drive
Riverside CA 92501

From: ATT mail <tjdonahue53@att.net>
Date: June 23, 2015 at 6:55:50 PM PDT
To: Mike Gardner <mgardner@riversideca.gov>
Subject: Fwd: Northside Moratorium

Mike . I just received this confirmation of the language in item 19... I would recommend it be removed and to included a moratorium for ALL projects in this area. We appreciate your leadership on this issue.

RECEIVED

JUN 24 2015

City of Riverside
City Clerk's Office

Nicol, Colleen

From: Suzanne Armas <suzanne.armas@yahoo.com>
Sent: Tuesday, June 23, 2015 7:19 PM
To: Gardner, Mike; Melendrez, Andy; Soubirous, Mike; Davis, Paul; MacArthur, Chris; Perry, Jim; Adams, Steve; Bailey, Rusty; Russo, John A.; Zelinka, Al; Nicol, Colleen; Ramirez, Emilio
Subject: Northside Building Moratorium

Ladies and Gentlemen,

I am supporting the continuance until July 14, 2015, of the temporary moratorium on building permits and land use approval for BMP on the northside of Riverside. This is necessary for the process to progress in a legal and appropriate manner.

The temporary moratorium will only be effective if you give the City staff clear directions and the necessary support to get those recommendations back to the Council within those 45 days.

I am **not supporting** the idea of an exception for the developer of the proposed warehouse on Center and Placentia. To allow an exemption from the moratorium would defeat our reason for the temporary moratorium. A thorough study and recommendations to the council are a necessity before any zoning changes can be put in place. These changes are essential to the preservation of the Trujillo Adobe and the rural agricultural heritage of the northside.

Please take care with these items as so much is riding on your decisions.

Thank you,

Suzanne Armas

RECEIVED

JUN 24 2015

City of Riverside
City Clerk's Office

To: Councilman Mike Gardner

From: Hillary Jenks

Date: June 23, 2015

Re: Council Item #19

Dear Councilman Gardner,

With regards to the City Council's upcoming discussion about future development in the Northside neighborhood, I wish to offer my support for the stance of the Spanish Town Heritage Foundation that industrial development not be allowed to overwhelm the historic Trujillo Adobe site.

The Adobe location is an important site in Riverside's history and has significant value as an educational space for contemporary residents of Riverside. Just this month, the University of California, Riverside won a \$10,000 "Latino Americans" grant from the National Endowment for the Humanities and the American Library Association, for which I wrote a letter of support as Director of the Center for Social Justice and Civil Liberties. Spanish Town Heritage Foundation, and the Trujillo Adobe site, are an integral part of UCR's planned program.

It is certainly my hope that the Council takes into account the significance of the Adobe settlement area as a historical and cultural resource in the region as it weighs its decision on future Northside development.

Sincerely,

A handwritten signature in black ink, appearing to read "Hillary Jenks", followed by a long horizontal line extending to the right.

Hillary Jenks, Ph.D.
Center for Social Justice and Civil Liberties
951-222-8846
hillary.jenks@rccd.edu

Nicol, Colleen

From: Sharon <skasner@sbcglobal.net>
Sent: Tuesday, June 23, 2015 3:45 PM
To: Gardner, Mike; Melendrez, Andy; Soubirous, Mike; Davis, Paul; MacArthur, Chris; Perry, Jim; Adams, Steve; Bailey, Rusty; Russo, John A.; Zelinka, Al; Nicol, Colleen; Ramirez, Emilio
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Please take care with these items as so much is riding on your decisions.

Thank you,
Sharon Trujillo-Kasner

Nicol, Colleen

From: Nancy Melendez <nancy.melendez@icloud.com>
Sent: Tuesday, June 23, 2015 3:04 PM
To: MacArthur, Chris
Cc: Nicol, Colleen
Subject: Warehouse Moratorium--Continuance Item 19 - 6/23/15 agenda

Councilman MacAthur,

As president of the Spanish Town Heritage Foundation I am pleased to support the warehouse moratorium proposed in item 19 of tonight's City Council agenda, HOWEVER, Spanish Town Heritage Foundation and I cannot support the exemption clause contained therein.

I am asking you to support the moratorium with a "no exemption" clause. The community vision for the Northside does not include warehouses. The community's vision is one of education, history, and the arts, with open space in an Old Town Riverside that would bring tourism & sales tax revenue to the city, jobs to our residents, and pride to the Northside.

I strongly urge your vote/motion to remove the exemption wording on item 19. The Spanish Town Heritage Foundation will actively support this item with a "no exemption" clause.

Thank you for your consideration,

Nancy Melendez, President
Spanish Town Heritage Foundation
951-233-1219

Subject:

FW: Comments on the Proposed Northside Moratorium...

From: "tpemle@earthlink.net" <tpemle@earthlink.net>**Date:** June 30, 2015 at 11:06:45 AM PDT**To:** Chris MacArthur <CMacArthur@riversideca.gov>**Subject:** Nothdide

Chris, I will be out of town for the 7/14 moratorium discussion. Here are some issues that I believe should be addressed.

- why the moratorium now?
- what will the moratorium accomplish?
- how long will the moratorium last, will there be a date certain sunset?
- who will be in charge of the process and what will they do during the moratorium?

I thought "smart code" was supposed to address area development, what happened to change direction?

- a current property owner in the development process should not be held hostage because the city suddenly decided a moratorium is needed - again, why a moratorium at all.
- the Trujillo Adobe has been a long standing issue, and out of sight out of mind. Why not just address it directly. I understand that the City has some unallocated redevelopment bond proceeds. Some of this money, maybe \$50k, could used to "monumentize" the Adobe, somewhat like the Chinatown preservation. Since the property is owned by the County, maybe they could match the city's investment and make the Adobe site a celebration of part of Riverside's heritage. I believe RPU still owns the Trujillo Water Company, maybe they could put a few \$ into the project, and celebrate the contribution that the water company made to the development of the area. At the end of the day, this historic landmark needs preservation, but it shouldn't get twisted up in the moratorium discussion.

Thanks, Tom

Sent from my Ipad

Subject: FW: Proposed Building Moratorium for the Northside

From: Irene Lozano [<mailto:irenelo92501@yahoo.com>]

Sent: Tuesday, July 07, 2015 7:42 PM

To: Sharon; Gardner, Mike; Soubirous, Mike; Perry, Jim; MacArthur, Chris; Davis, Paul; Adams, Steve; Melendrez, Andy; Russo, John A.; Zelinka, Al; Nicol, Colleen; Ramirez, Emilio; Bailey, Rusty; Anderson, Lynn

Subject: Re: Proposed Building Moratorium for the Northside

Dear City Council Members;

As a native of Riverside and a 50+ year resident of the Northside whose home sits directly across from the "golf course", I wholeheartedly agree with Sharon Trujillo Kasner's email (below). Surely the business developers can locate land better suited for their "buildings" away from parks and homes where our kids and grandkids live, play and hope to continue doing so without the threat of increased traffic, noise and air pollution. This is where *we live* and intend to stay!

Please do the right and reasonable thing by respecting the residents and protecting the historical heritage of our city's Northside; vote in favor of the moratorium without any exceptions. I still believe that after all is said and done, there are still those who care to do what's best for "the people" and what that says for the legacy you leave behind.

Thank you,

Irene and Celia Lozano
Northside residents

From: Sharon <skasner@sbcglobal.net>

To: Mike Gardner <mgardner@riversideca.gov>; msoubirous@riversideca.gov <msoubirous@riversideca.gov>; jperry@riversideca.gov <jperry@riversideca.gov>; cmacarthur@riversideca.gov <cmacarthur@riversideca.gov>; pdavis@riversideca.gov <pdavis@riversideca.gov>; sadams@riversideca.gov <sadams@riversideca.gov>; asmelendrez@riversideca.gov <asmelendrez@riversideca.gov>; jrusso@riversideca.gov <jrusso@riversideca.gov>; azelinka@riversideca.gov <azelinka@riversideca.gov>; cnicol@riversideca.gov <cnicol@riversideca.gov>; eramirez@riversideca.gov <eramirez@riversideca.gov>; rbailey@riversideca.gov <rbailey@riversideca.gov>; Lynn Anderson <landerson@riversideca.gov>

Sent: Tuesday, July 7, 2015 3:11 PM

Subject: Proposed Building Moratorium for the Northside

Ladies and Gentleman,

I am supporting the TEMPORARY building moratorium for the Northside of Riverside to give the City of Riverside Staff time to study and make recommendations to the Council for POSSIBLE changes to the zoning on currently vacant land.

We have been promised a specific plan for the Northside for years and now demand one be brought forward and presented to the City Council.

I believe some councilmen are unclear on several, if not more, current topics.

- July 14th the council will vote on the TEMPORARY building moratorium. No exceptions should be allowed for "proposed" developments ~ an exception for something that does not yet exist?
- Give staff clear instructions, and sufficient support, to bring back recommendations on proposed zoning changes with 45 days.
- Set in motion a timeline for a Special Plan for the Northside.

Nowhere in these topics is there "anti-business" proposals! I support businesses, but let us make it reasonable and beneficial businesses! How do 300 diesel trucks each day benefit the residents, their homes and the historic Trujillo Adobe being shaken off their foundations? These 300 diesel trucks will be driving down residential streets!

We are united in our stand against ruining the Northside, against turning it into a cement wasteland of empty warehouses, against ruining our neighborhoods and against the disrespect of the heritage of La Placita de los Trujillos.

LATINO HERITAGE MATTERS!

Our forefathers had the guts to move thousands of miles to a wild and dangerous place to start a new life. They fought in hand to hand combat with thieves and murderers to defend their families. They worked day and night to build a community, a church, a school and the life we, their grandchildren, all enjoy today. If they could do that, we can challenge the city council to do the right thing and save the Trujillo Adobe and our heritage.

We will not let up now. If the warehouses move forward, our hopes for revitalization are threatened. How long will it be before the City sells the golf course land and the soccer fields? Money talks and the City has selective hearing!

Our families arrived in 1842 to protect this land - one hundred and seventy-three years later - we are still trying to protect it! This is rare precious untouched land. Once it is gone, it is gone forever.

Thank you,
Sharon Trujillo-Kasner

Subject: FW: Moratorium
Attachments: image001.jpg; image002.jpg; image003.jpg; image004.jpg; image005.jpg; image006.jpg; image007.jpg; image008.png; image009.jpg

From: starke <starke@weshyd.com>
Date: July 7, 2015 at 6:51:42 PM PDT
To: <cmacarthur@riversideca.gov>
Cc: <cyocum@leeriverside.com>
Subject: Moratorium

Hi Chris,

Hope you are doing well.

I represent a local business and own a property (BMP) in the Moratorium Area. I would like to voice my opinion about this matter.

The moratorium as currently written is unfair to current property owners and the businesses that operate on that property. It interferes with our right to operate our business in a normal manner. All businesses have needs for interior and exterior facility improvements from time to time. This includes electrical upgrades to more efficient systems, interior office expansion and improvement, bathroom upgrades, painting of exterior walls, new signs and even landscape improvements to comply with the recent RPU mandatory water restrictions. Bringing in a new tenant almost always involves some 'improvement' including required ADA improvements. All these 'normal' improvements and upgrades will be restricted if we seek permits as the city requires us to do.

This has nothing to do with negatively impacting the residents, cultural or environmentally sensitive areas. In fact, it has everything to do with being 'good neighbors' in the community. Businesses bring jobs and revenue to the communities in which they operate and a 'blanket moratorium', as proposed, restricts our abilities to run and improve our businesses in a normal manner.

I encourage you to vote against this ordinance and work with the other city council members to have this become a planning issue and to encourage overlay zones or develop specific plans. There is no reason that specific development plans can not be made through a community visioning process and still allow our existing businesses to operate in a 'normal' manner on a day to day basis. A compromise will allow us to continue to do business in a 'normal' manner and allow concerned residents to be more involved in new development.

We have operated our business in this location for the last 18 years and have brought value to the community. Please vote no and let us continue to be good neighbors!

Regards,
Starke Scott

Subject: FW: Warehouse Bldg Moratorium

From: Heidi [<mailto:gob1@earthlink.net>]
Sent: Wednesday, July 08, 2015 11:54 PM
To: Nicol, Colleen
Subject: Warehouse Bldg Moratorium

To: City Clerk's Office, City of Riverside

From: Heidi Knipe-Laird

Date: July 9, 2015

I respectfully submit the following letter for consideration at the city council meeting on July 14, 2015 at 7 pm:

I want to open my comments with the statement that I am not an opponent of growth in the city of Riverside. I understand how important it is for the city to develop commercial and industrial areas to generate tax revenue and create jobs. I have lived in Riverside since 1970, and benefit daily from the reliable services, the amazing growth, beautification, and increase in the quality of life in this city.

To bring about these accomplishments, I am sure many hard decisions had to be made. A prime example had to have been the looming hulk of the structurally precarious old Mission Inn, boarded up and surrounded by chain link fence for years, while people debated whether it was a lost cause and should be torn down. Maybe it would have provided a great site for a large warehouse. We all know the rest of the story. It is clear that the restoration of the Mission Inn has brought the city back to life, and has resulted in increased tax revenue and jobs.

Riverside has another historic site that is currently an eye-sore, but has historical significance as a different, non-Anglo Saxon wellspring of its culture. It is the Trujillo Adobe at the north end of Orange Street, hidden away in an industrial zone, invisible to all but those who know that it is there. What makes the Trujillo Adobe site so special is that it was settled in the mid 1800s by Hispanic settlers from Northern New Mexico, who in turn were the descendants of Spaniards, subjects of the King of Spain, who came to the New World on Spanish ships, landed in the Spanish colony of Mexico, and migrated north from what is today Mexico City to Nuevo Mexico, their "Wild North", the analog to the American "Wild West". These settlers established their administrative headquarters on Indian ruins and named it Santa Fe. This means that we have here in Riverside a cultural link to Northern New Mexico, and going all the way back to 16th Century Spain.

My question is this: Does Riverside gain more from building a warehouse in a location so close to the Trujillo Adobe site that the restoration of the Trujillo Adobe with adjoining Placita, school house and other educational structures is essentially doomed, or does the city gain more from rediscovering and honoring this icon of its diverse cultural heritage? By pursuing a course in which the restoration of the Mission Inn has been so spectacularly successful, have we learned that it pays to protect, develop, and highlight sites of cultural relevance?

In closing, I would like to cite a page from Santa Fe municipal history. In 1926, when Santa Fe had fallen on hard times, and prospects for recovery were

bleak, the Santa Fe Association was established "to preserve and maintain the ancient landmarks, historical structures and traditions of Old Santa Fe, to guide its growth and development in such a way as to sacrifice as little as possible of that unique mix of age, tradition, and environment."

Santa Fe's policy has turned that city into one of the most admired, visited, and desirable places west of the Mississippi. Isn't there a lot we can learn from Santa Fe's example?

Sincerely,

Heidi Knipe-Laird

Subject: FW: Trujillo Adobe

From: Heidi <gob1@earthlink.net>
Date: July 8, 2015 at 2:05:58 AM PDT
To: "Gardner, Mike" <MGardner@riversideca.gov>
Subject: Re: Trujillo Adobe

Good morning, Mike,

I am one of your constituents on the Northside, and I had the pleasure of meeting you at a Northside meeting last fall.

I continue to be opposed to the huge warehouse that is being planned on Placentia. I have written down my reasons for my opposition, and am enclosing my letter. I hope you see some merit in my perspective on this issue.

I plan to be at the July 14 city council meeting.

Thank you.

Heidi

Heidi Knipe-Laird, Ph.D.
Licensed Clinical Psychologist
Lic. # 10935

Dear Mr. Gardner:

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Sincerely,

Heidi Knipe-Laird

On Sep 9, 2014, at 6:55 AM, Gardner, Mike wrote:

Good morning Heidi,

It was a pleasure to meet you.

There are two key people in the group's leadership. They are Darlene Elliott who works in the Mayor's office and Nancy Melendez who works for the Riverside Community College District Foundation.

Darlene can be reached at DElliot@riversideca.gov and 826-5897.

Nancy can be reached at nancy.melendez@rcc.edu and (951) 222-8282. Nancy lives in the adobe as a child.

Please let me know any time I can be of assistance.

Best regards,

Mike

Sent from my iPhone

On Sep 9, 2014, at 12:27 AM, "Heidi" <gob1@earthlink.net> wrote:

Hello Mike, it was a pleasure to meet you at the Northside group Monday night after so many years of being your faithful constituent.

I would be very interested in getting in touch with the existing Trujillo group that you mentioned.

My friends Vivian Trujillo and John Gonzalez, who were with me at the meeting, were amazed to hear that a Trujillo group existed, and they are wondering which of their long lost relatives might be in that group.

I am not part of the Trujillo family, but came to

Riverside from Germany, so my interest is not so much personal, but historical.

What I am intrigued by is that the New Mexico territory, where the Trujillos came from, was settled by immigrants from Spain who sailed to Mexico, and spread up north

into what is now the Santa Fe area, long before the English settlements on the East coast.

This Spanish connection would add a fascinating dimension to the history of Riverside, and it would in turn connect to the Mission Inn, whose builder was so drawn to the Spanish culture that he imported major architectural features from Spain to his colossal Spanish fantasy.

Imagine: Orange Street as a historical axis of Spanish culture in Riverside.

Thank you for taking the time to put me in touch with the Trujillo group.

Heidi Laird

Subject: FW: Moratorium

From: Mark Morton [<mailto:mark@mobileoffices.com>]

Sent: Thursday, July 09, 2015 10:11 AM

To: Gardner, Mike; Melendrez, Andy; Soubirous, Mike; Davis, Paul; MacArthur, Chris; Perry, Jim; Burnard, John

Subject: Moratorium

Hello:

I am writing to express my objection to the proposed North West Moratorium.

The objection to a 300,000 sq.ft. building in a properly zoned area and a moratorium based on that proposal would affect the future development or modification options on other properties, particularly those on the west side of North Main St..

That proposed development should be judged on its own merit and not delay long-awaited progress in the rest of the zone. We have long term investments in our business property, and welcome the possibility of new capital, more employment and business community progress.

Our properties at 225 N. Main, and 263 N. Main, almost the last relatively-undeveloped parcels on the west side of the street, could never reasonably be used for other than Manufacturing/Service/Commercial (original County zone designations) for which they were intended; it's hard to imagine any other use for our land when a handsome large industrial building is virtually on our South property line, exactly as planned years ago, and a development which we embraced.

I trust our sworn City government will protect us from influences against our best interests, and that proponents of the moratorium and their purposes will be fully disclosed, in the spirit of fair governance, including protection of any and all of our rights to use and develop our owned property as Zoned, protection of any interests we should expect under the Brown Act, and recognition of any representations of the City during annexation procedures.. We simply want to assert our rights to use the land in the fashion established by the County of Riverside many years ago, and generally endorsed by City "I" Zoning at the time of annexation, respecting our 25 + years of investing, planning (our businesses and our lives), and employing Riverside residents during times good and bad.

Although we support the position of "BMP" land owners in speaking against the moratorium, we additionally think our "I" land is unique and should be excluded from moratorium, if enacted.

Thank you for your consideration,

Mark A Morton

River City Enterprises

7/9/2015

Subject: FW: Proposed Building Moratorium for the Northside

From: Sharon [<mailto:skasner@sbcglobal.net>]

Sent: Tuesday, July 07, 2015 3:12 PM

To: Gardner, Mike; Soubirous, Mike; Perry, Jim; MacArthur, Chris; Davis, Paul; Adams, Steve; Melendrez, Andy; Russo, John A.; Zelinka, Al; Nicol, Colleen; Ramirez, Emilio; Bailey, Rusty; Anderson, Lynn

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- Set in motion a timeline for a Special Plan for the Northside.

Nowhere in these topics is there "anti-business" proposals! I support businesses, but let us make it reasonable and beneficial businesses! How do 300 diesel trucks each day benefit the residents, their homes and the historic Trujillo Adobe being shaken off their foundations? These 300 diesel trucks will be driving down residential streets!

We are united in our stand against ruining the Northside, against turning it into a cement wasteland of empty warehouses, against ruining our neighborhoods and against the disrespect of the heritage of La Placita de los Trujillos.

LATINO HERITAGE MATTERS!

Our forefathers had the guts to move thousands of miles to a wild and dangerous place to start a new life. They fought in hand to hand combat with thieves and murderers to defend their families. They worked day and night to build a community, a church, a school and the life we, their grandchildren, all enjoy today. If they could do that, we can challenge the city council to do the right thing and save the Trujillo Adobe and our heritage.

We will not let up now. If the warehouses move forward, our hopes for revitalization are threatened. How long will it be before the City sells the golf course land and the soccer fields? Money talks and the City has selective hearing!

Our families arrived in 1842 to protect this land - one hundred and seventy-three years later - we are still trying to protect it! This is rare precious untouched land. Once it is gone, it is gone forever.

Thank you,
Sharon Trujillo-Kasner

SPRINGBROOK HERITAGE ALLIANCE

P.O. Box 745
Riverside, California 92502
(951)787-0617

City Clerk

RECEIVED

JUL 8 2015

City of Riverside
City Clerk's Office

July 8, 2015

The Honorable
William R. "Rusty" Bailey III,
Mayor of Riverside
3900 Main Street
Riverside, California 92522

cc: Riverside City Council

RE: PROPOSED MORATORIUM ON DEVELOPMENT IN THE NORTHSIDE,
RELATED EXEMPTION(S) AND INITIATION OF NEIGHBORHOOD SPECIFIC PLAN PROCESS;
PRESENTATION OF SPRINGBROOK HERITAGE PARKLANDS & WALKING TRAILS PROPOSAL

Dear Mayor Bailey and Members of the City Council:

We wish to go on record in support of the proposed 45-day moratorium on all Business-and-Manufacturing Park (BMP) and General Industrial (I) development in the Northside Neighborhood. It is long overdue.

On April 23 members of our organization voted in favor of a moratorium on development in the Northside until a neighborhood Specific Plan is adopted. At the time, we were concerned about the 308,000 sq.-ft. warehouse proposed for the site directly across Placentia Lane from the Ab Brown Sports Complex and far too close to the historic Trujillo Adobe for comfort. We oppose this warehouse even though current zoning for the site allows such a structure to be built there.

We oppose it because it would cause great harm to this formerly-rural agricultural, now predominantly-single-family residential neighborhood--the city's oldest. Besides numerous quality of life issues, including air, noise, traffic, wear-and-tear on streets, and the radical change to the character of the Northside that it would cause, the warehouse would diminish the historical and natural heritage in the Northside beyond the ability of society to overcome. And, although we believe most strongly in the sanctity of property rights as a basis for Liberty, we believe that those rights are reciprocal: regardless of the zoning nobody has a right to cause irreparable harm to their neighbors.

It is on those grounds that we ask you to vote for the moratorium, against any and all proposed exemptions, and for initiating a study of the Northside Neighborhood as a preliminary for a Specific Plan.

We also would like to bring to your attention, for your consideration of this matter, a proposal we have been working on for the past year or so: our Springbrook Heritage Parklands & Walking Trails system. One of the main reasons we undertook to put it together is to save the many irreplaceable community treasures in the Northside before they are lost forever.

We hope you will take a look at it. We are presenting it now because our proposal serves as a glimpse into possibilities for our city's most historic neighborhood, including a unique economic-renaissance based on independent efforts of small private-sector investors and local organizations. It would be a new direction and a re-introduction of timeless enterprises of great value.

Our proposal is a composite of ideas from members of our alliance as well as the Trujillo family, northside residents and other interested parties.

More

and, as this is the final draft, we may be adding a few more things or making other changes as we go along. A separate, detailed proposal and map for our vision the future use of the former Riverside Gold Course (which we would like to see saved in its entirety as an unimproved, multi-venue urban open space & arboretum) is also underway and will be completed soon.

Thank you for taking up the matter of the moratorium. We hope you will go ahead with it without allowing any exemptions, and start the process for a much-needed Specific Plan for the Northside.

Sincerely yours,

Karen Renfro
Co-founder

Erin Snyder
Co-founder

Attachments: (A) Proposal for Springbrook Heritage Parklands & Walking Trails
(B) Map of Springbrook Heritage Parklands & Walking Trails

cc: City Manager
Assistant City Manager
Public Utilities Director
RPU - Water Division Manager
RPU - Electric Division Manager
Community & Economic Development - Interim Director
Planning Division
City Attorney
City Clerk
Northside Improvement Association
Spanish Town Heritage Foundation
Friends of Blue Mountain
Colton Wildlands Conservancy
Santa Ana River Trust
Friends of Mt. Rubidoux
AYSO Region 47
Press Enterprise

Proposal for
SPRINGBROOK HERITAGE PARKLANDS & WALKING TRAILS
Riverside-Colton-Highgrove-Grand Terrace
California

*Phase I:
Establishment of the Parklands
& Stabilization of Land Use in Old Spanish Town*

- 1) **PROPOSED SPRINGBROOK ARROYO PARK: 129 acres, owned by City of Riverside**
Re-use of former LPGA-certified Riverside Golf Course as permanent public parkland
- a. Currently zoned for public facility and residential; rezone of residential necessary.
 - b. Currently under a three-year contract with RUSD for CIF-Cross Country local, regional and statewide competitions. We support the contract on a long-term renewable basis as a public benefit.
 - c. Our proposal calls for dedication of the entire 129 acres as a unique, unimproved, multi-venue urban open-space & arboretum to maximize its public benefits and allow park maintenance to be paid by permit-fees for approved uses (see below).
 - d. Site restoration & maintenance to be done by supervised volunteers wherever possible, including tree-care, replanting and pond-repair.
 - e. Existing and replacement trees to be maintained for their irreplaceable benefits to air quality, temperature reduction, water sequestering and wildlife habitat.
 - f. Existing fence to be repaired until funds can be raised privately for a 19th-century replica of greater strength to enhance security and value as a public parkland.
 - g. Minimal vehicle access roads, walking trails and parking areas to be paved with crushed granite to create a dust-free, permeable hard surface for all types of conveyances and foot-traffic while maintaining a natural-looking, rural historical landscape.
 - h. Our proposal calls for absolutely no amenities: no restrooms, no picnic tables, no drinking fountains, no benches, no barbecues, no playgrounds, no lighting, no water or electrical hook-ups, no loudspeakers, no camping accommodations, no concession stands, etc., to reduce costs and enhance its value as a natural setting and public benefit.
 - i. Radios, microphones, sound systems, night lighting, or other effects would be strictly prohibited at all times with no exceptions to enhance its benefit to the surrounding community.
 - j. No camping allowed except by special permit for approved organized activities (such as scouting, living history performances, historical re-enactments, pow-wows, or other low-impact cultural, educational & recreational events).
 - k. Park would be open to the public during daylight hours only when not in use by fee-paying organized groups. A "no noise after ten o'clock p.m." rule would be strictly enforced at all times to protect the quality of life for the surrounding community.
 - l. Onsite parking would be located within the perimeter fence for security purposes.
 - m. Offsite parking recommended to accommodate large events.
- 2) **EXISTING AB BROWN SPORTS COMPLEX: 55 acres, owned by City of Riverside**
Retain existing public facility for continued recreational use
- a. Currently zoned for public facility.
 - b. Currently under a one-year contract with AYSO for local, regional, state and national soccer competitions, and use by other sports organizations. We support the contract on a long-term renewable basis as a public benefit.
 - c. The beautifully-maintained playing fields and trees are an irreplaceable asset to the Northside community for their benefits to air quality, temperature reduction, water-sequestering and wildlife.
 - d. We oppose relocation or expansion of this sports facility to the Riverside Golf Course because it would diminish the value of both facilities as a public benefit.
 - e. We support continued use of the Ab Brown Sports Complex by the AYSO and other groups because of their contribution to the culture and quality of life for the Northside neighborhood, and we believe our proposal would be mutually-beneficial to both.

(more)

3) PROPOSED EXPANSION OF THE AB BROWN SPORTS COMPLEX: 25± acres, private ownership
Re-use of former farmland for public or private sports facility

- a. Former La Placita-Spanish Town-Pellissier Ranch property once used for alfalfa field.
- b. Currently vacant and zoned for Business-and-Manufacturing Park (BMP).
- c. Currently proposed as a site for a warehouse
- d. We oppose both the current zoning and proposed warehouse as inappropriate to the area. A warehouse or other industrial operation at this location would cause harm to the nearby Trujillo Adobe, recreational use of the Ab Brown Sports Complex-Reid Park-and former Riverside Golf Course, small independent businesses, and the many residential streets in the Northside.
- e. We also oppose the current zoning and the proposed warehouse because they are entirely incompatible with the short- and long-term goals of our Parklands proposal, including overall improvement of the quality of life for the people who live and work and volunteer and play in the Northside now.
- f. We propose expansion of the Ab Brown Sports Complex onto this site because it is large enough to accomodate numerous playing fields as well as additional parking that might be used on a fee-for-permit basis for events at the proposed Springbrook Arroyo Park when not in use by the Ab Brown Sports Complex. Rezone necessary.
- g. We propose raising funds from private sources to purchase this site.
- h. We support a temporary moratorium on development in the Northside until a neighborhood Specific Plan is adopted and a rezone of inappropriately-zoned properties accomplished for the protection of the area's irreplaceable community assets and quality of life.

4) RESTORATION OF THE HISTORIC TRUJILLO ADOBE: held by Riverside County Parks
Built in 1845, dedicated as a State Historical Landmark in 1968 (RIV-009)

- a. Built by Lorenzo Trujillo, leader of the New Mexican pioneers who came here on foot by way of the Old Spanish Trail in 1842 to protect the ranchos from horse-rustlers and cattle-thieves. It is the oldest non-native dwelling in the city and county of Riverside.
- b. Some of the pioneers joined Trujillo to settle on this side of the Santa Ana River in 1845, calling their village "La Placita de los Trujillos". It was the first non-native settlement in the city and county of Riverside.
- c. The adobe is an irreplaceable historical treasure that has been allowed to deteriorate in recent years. If it not restored soon we will lose it altogether.
- d. We support an immediate restoration by knowledgeable professionals working with the descendents of Lorenzo Trujillo.
- e. His descendents have formed a non-profit organization to raise funds for this restoration and secure commitments from the County of Riverside and cities of Riverside and Colton that they will take immediate steps to protect the adobe from further damage and halt further threats caused by inappropriate land use on properties in their jurisdictions (Spanish Town Heritage Foundation dba Riverside Tamale Festival).
- f. We support their efforts to achieve these goals.
- g. Spanish Town Heritage Foundation also has a vision to make the restored Trujillo Adobe a focal point for a related museum, cultural learning center, reconstruction of the original Trujillo School, cantina, and other historical venues. We support that vision.
- h. We propose the establishment of a Spanish Town Historical District on some or all of the former La Placita-Spanish Town-Pellissier Ranch, now artificially-divided under five separate jurisdictions: the counties of Riverside and San Bernardino, the cities of Riverside and Colton, and the Highgrove Community Services District.
- i. We propose the original boundary as the ideal historic district: La Loma Hills Nature Center and La Loma Hills to the north, La Cadena Drive to the east, Columbia Avenue to the south, and the Santa Ana River to the west.
- j. We support immediate action by these jurisdictions to help stabilize land use around the Trujillo Adobe and its environs.

5) PROPOSED OLD SPANISH TOWN HISTORIC PARK: 227 acres, owned by City of Riverside
Re-creation of the La Placita-Spanish Town-Pellissier Ranch as a working 19th-century farm

- a. Currently vacant, except for original well, canal, and ruins from Peilissier Ranch days.
- b. Located within the Santa Ana River watershed and the proposed Spanish Town Historic District, not suitable for commercial, industrial, office, residential or utility

(more)

facility development.

- c. We support protection of this irreplaceable natural, scenic and historic site for its immeasurable value to the people of Riverside and San Bernardino counties.
- d. We propose the establishment of an authentic, working 19th-century farm depicting the various crops, livestock, farm implements, structures and conveyances used by the several generations of Trujillos up to and perhaps including the early period of Antoine Pellissier's acquisition of La Placita lands for his vineyards, winery, and dairy operations that commenced in 1905.
- e. We believe this would provide the Trujillo Adobe and museum operation with a supportive, contextual back-drop, offering the possibility of either extending that venue further or making it an independent enterprise. The potential for attracting a greater number of tourists year-round would increase the more the proposed historic park's authenticity expanded.
- f. The Trujillo Adobe restoration, museum operation and Spanish Town Historic Park would not duplicate the work of the Jensen-Alvarado Ranch, as the latter was the property of one family whose rank in society was high whereas La Placita-Spanish Town was a village occupied by many families each of whom owned their own farm. These are two separate and unrelated cultures.
- g. Spanish Town Historic Park would not only enhance the Trujillo Adobe operation, but stimulate related private-sector investment in the Northside, especially around the historic areas.

6) PROPOSED FARMER'S MARKET, COMMUNITY GARDENS & OTHER ENTERPRISES:

Private-sector investment in Spanish Town Historic District to protect Northside heritage

- a. All areas indicated on Parklands map are privately-owned except for the site shown at Columbia and Orange, which is owned by the City of Riverside.
- b. Almost all the privately-owned parcels are zoned BMP and Industrial, and all are currently vacant.
- c. None are suitable for BMP or Industrial because of their proximity to residential and recreational areas, and because they are located in the Santa Ana River watershed as well as the flood plain.
- d. We support a temporary moratorium on development in this area until adoption of a neighborhood Specific Plan is complete, our proposed Spanish Town Historic District is established, and necessary rezoning accomplished.
- e. We propose these measures as the best policy for protecting the Northside's Spanish Town heritage and stimulating beneficial private-sector development without use of public money or eminent domain.
- f. We support changes from the current inappropriate designations to categories that would allow a variety of agricultural, rural, small retail and restaurant, and other compatible small independent enterprises, including but not limited to:
 - Heirloom fruit-and-vegetable gardens
 - Nature center
 - Farm-to-table restaurant(s) serving authentic La Placita-Spanish Town-Pellissier Ranch cuisines (Cahuilla, Spanish Californian, New Mexican, Northern and Southern style country, Sonoran and Provencal)
 - Crafts & gift shops
 - Non-profit group office(s)
 - Pick-your-own seasonal produce (pumpkins, corn, watermelons, etc.)
- g. We propose a community garden with space for a local farmers' market and trading post along Orange Street between Columbia and the fire station. We believe there is enough room for parking, and to allow plenty of parking space for events at Springbrook Arroyo Park. As this property is owned by the City, all that would be required is a rezone to agricultural use or whatever is the appropriate designation. And this could be done immediately.
- h. We also support private-sector acquisition of already developed BMP and Industrial-zoned properties for conversion to uses more compatible to the Spanish Town Historical District.

7) PROPOSED RESTORATION OF SPRINGBROOK ARROYO & CREATION OF WALKING TRAILS

Re-establishment of Springbrook Arroyo as a central feature of Old Spanish Town

- a. Springbrook Arroyo currently under jurisdiction of city and county of Riverside.
- b. We support the restoration of some or all of this irreplaceable natural, cultural and historic feature for the benefit of the Santa Ana River watershed, area wildlife, and the people of Riverside, Colton, Highgrove and Grand Terrace.

(more)

- c. We request that the responsible authorities take immediate action to begin this work.
- d. We support the establishment of walking trails, paved only with crushed granite or left unpaved, along at least one side of the Arroyo from its origins in Pigeon Pass to its termination at the Santa Ana River.
- e. We support the establishment of additional walking trails, paved only with crushed granite or left unpaved, connecting the many places mentioned above. We oppose any design that is incompatible with the rural agricultural heritage of Old Spanish Town.
- f. We support establishing walking routes that include both our proposed walking trails and already paved public sidewalks. We encourage owners of property with enough frontage to make room for a walking trail along the roadside to participate in making this happen.

PLEASE NOTE:

Springbrook Heritage Alliance
supports the following organizations
in their efforts to save the community treasures
that contribute to our heritage:

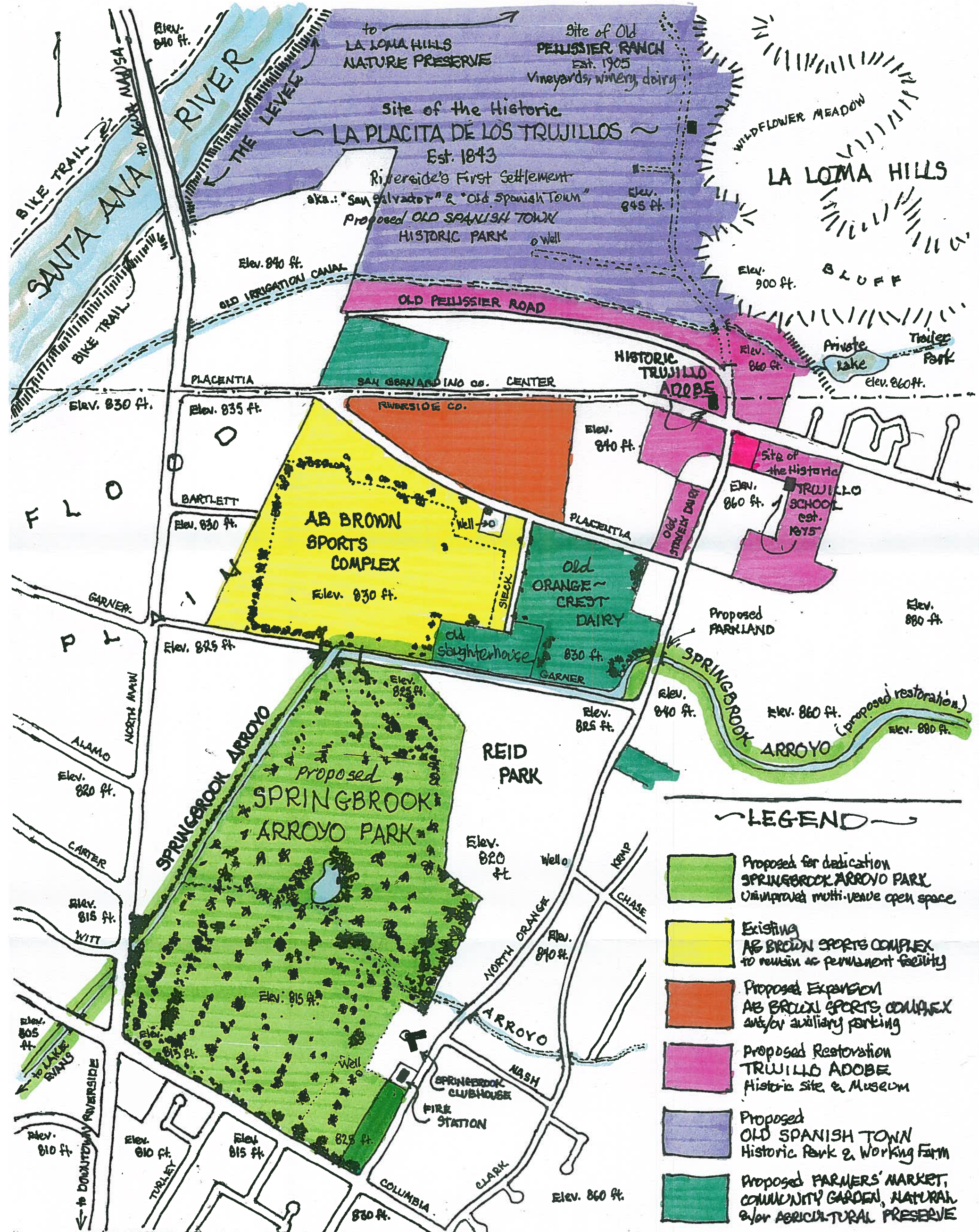
Northside Improvement Association
Spanish Town Heritage Foundation
Friends of Blue Mountain
Colton Wildlands Conservancy
Friends of Mt. Rubidoux
AYSO Region 47

(list not complete)

Springbrook Heritage Alliance
P.O. Box 745
Riverside, California 92502
(951)787-0617
<https://facebook.com/SpringbrookHeritageAlliance>

A Citizens' Proposal
by Springbrook Heritage Alliance
for

SPRINGBROOK HERITAGE PARKLANDS & WALKING TRAILS



LEGEND

- Proposed for dedication
SPRINGBROOK ARROYO PARK
Unimproved multi-use open space
- Existing
AB BROWN SPORTS COMPLEX
to remain as permanent facility
- Proposed Expansion
AB BROWN SPORTS COMPLEX
and/or auxiliary parking
- Proposed Restoration
TRUJILLO ADOBE
Historic site & Museum
- Proposed
OLD SPANISH TOWN
Historic Park & Working Farm
- Proposed **FARMERS' MARKET, COMMUNITY GARDEN, NATURAL &/or AGRICULTURAL PRESERVE**

Scale: 0 to 1/4 mile
Please note: Orange Street is the historical high-water mark for the flood plain.

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SPRINGBROOK HERITAGE ALLIANCE · 2014
P.O. Box 745, Riverside CA 92502
springbrookheritagealliance@yahoo.com