



## CITY COUNCIL MINUTES

TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

*City of Arts & Innovation*

		G A R D N E R	M E L E N D R E Z	S O U B I R O U S	D A V I S	M A C A R T H U R	P E R R Y	A D A M S
	WARDS	1	2	3	4	5	6	7
Roll Call:	Present	X	A	X	X	X	X	X
Mayor Bailey called the meeting to order at 3 p.m. in the Art Pick Council Chamber with all Councilmembers present except Councilmember Melendrez.								
<u>PUBLIC HEARINGS</u>								
2015 PENSION OBLIGATION REFUNDING BOND ANTICIPATION NOTES - RESOLUTION								
Hearing was called to consider a resolution authorizing the issuance of not-to-exceed \$32.5 million Bond Anticipation Notes (BAN) to refund the BAN issued in 2014 and maturing on June 1, 2015, representing part of the outstanding debt originally issued in 2005 to fund a portion of the City's pension obligation with the Public Employees' Retirement Systems (PERS). Two people spoke regarding the matter. The public hearing was officially closed. Following discussion, the City Council (1) adopted a resolution authorizing execution and delivery of the 2015 Pension Obligation Refunding Bond Anticipation Notes; and (2) approved the Financing Team as outlined in the written staff report; whereupon, the title having been read and further reading waived, Resolution No. 22840 of the City Council of the City of Riverside, California Authorizing the Issuance of City of Riverside Taxable Pension Obligation Refunding Bond Anticipation Notes 2015 Series A, Approving the Forms of and Authorizing the Execution and Delivery of a Ninth Supplemental Trust Agreement, an Escrow Agreement, an Official Statement, and a Note Purchase Agreement, and Authorizing Other Matters Relating Thereto, was presented and adopted.	Motion Second All Ayes						X	X
<u>ORAL COMMUNICATIONS FROM THE AUDIENCE</u>								
Vivian Moreno spoke regarding sexual harassment, City employees, and a merit increase. Errol Koschewitz spoke regarding the public pension debt. Jason Hunter spoke regarding financing and the public utility rate schedule.								
<u>CLOSED SESSIONS</u>								
The Mayor and City Council recessed to the City Council Board Room for closed sessions pursuant to Government Code (1) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning Letitia A. Pepper v. City of Riverside, et al., USDC Case No. ED CV 14-00916 JGB (SPx); (2) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning City of Riverside v. 425 Anderwood RE Holdings, LLC, RCSC Case No. RIC 1403492; (3) §54956.9(d)(1) to confer with and/or receive								





## CITY COUNCIL MINUTES

TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

*City of Arts & Innovation*

G A R D N E R	M E L E N D R E Z	S O U B I R O U S	D A V I S	M A C A R T H U R	P E R R Y	A D A M S
1	2	3	4	5	6	7

### WARDS

Taxation Policy Committee meeting. Councilmember Adams reported on the National Transportation Summit. Councilmember Mac Arthur reported on the Greenbelt Forum, Dinner in the Grove Series, and the GrowRiverside Conference. Councilmember Soubirus reported on a joint community meeting with Riverside County Supervisor Kevin Jeffries, the Streeter Avenue Grade Separation ribbon cutting, employee investigations, and City Council meeting decorum.

The Invocation was given by Councilmember Gardner.

Girl Scout Troop 802 presented the Colors and led the Pledge of Allegiance to the Flag.

### PRESENTATIONS

Mayor Bailey called upon Riverside Latino Network Representative Marisa Valdez Yeager who gave an update on their activities and accomplishments.

Mayor Bailey called upon Riverside County Regional Park and Open-Space District Historical Commissioner Steve Lech who gave an update on the Old 395 Sign Project on University and Main Streets.

### RIVERSIDE PRIDE SUCCESS REPORT

Councilmember Soubirus reported on Industrial Solution Services in Ward 3.

### LEGISLATIVE REPORT

Public Utilities General Manager Balachandran reported on the drought and the State's Executive Order.

### ORAL COMMUNICATIONS FROM THE AUDIENCE

William Tarpai spoke regarding Open World Leadership Center International participants. Phyllis Purcell spoke regarding seniors and housing. Theresa Newham spoke regarding an Agricultural Park neighborhood advocate. Marilyn Whitney spoke regarding the Agricultural Park and the Environmental Protection Agency. Daryl Terrell spoke regarding poverty, lack of jobs and a tri-city task force. Jim Martin spoke regarding the Agricultural Park, transparency, inclusiveness, and public hearings. Orlando Recinos spoke regarding the Agricultural Park and the Arroyo Park.



TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

GARDNER	1						
MELENDREZ	2						
SOURDIS	3			X			
DAVIS	4						
MACARTHUR	5				X		
PERRY	6					X	
ADAMS	7						X

1	2	3	4	5	6	7
---	---	---	---	---	---	---

Motion  
Second  
All Ayes

Motion  
Second  
All Ayes

The City Council (1) adopted a resolution authorizing the City to acquire a County of Riverside Tax-Default property at 3670 Placentia Lane, APN 246-070-010 for \$72,037.12 for Public Facilities or Open Space Recreational use; and (2) authorized the Interim City Manager, or his designee, to execute an agreement of sale with the County of Riverside, including making minor, non-substantive changes, and to sign all documents and instruments necessary to complete the transaction and to expend up to \$77,037.12 for escrow, title, noticing, and related miscellaneous costs;



## CITY COUNCIL MINUTES

TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

*City of Arts & Innovation*

GARDNER	MELNDRIZ	SUBIROUS	DAVIS	MARTHUR	PERRY	ADAMS
1	2	3	4	5	6	7

### WARDS

whereupon, the title having been read and further reading waived, Resolution No. 22841 of the City of Riverside, California, Objecting to County of Riverside Public Sale and Authorizing the City Manager or Designee to Purchase Tax-Defaulted Property Identified as Assessor's Parcel No. 246-070-010-2 and Located at 3670 Placentia Lane in the City of Riverside, was presented and adopted.

#### CASE P15-0306 - MITIGATION MEASURE AQ-2 AND MITIGATED NEGATIVE DECLARATION ADDENDUM FOR TRACT 33029 - BRADLEY/HARBART - RESOLUTION

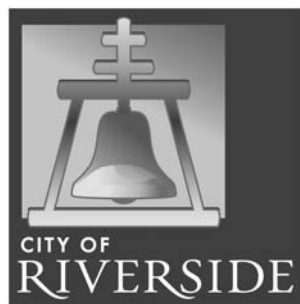
The City Council (1) determined that addendum for the modification of Mitigation Measure AQ-2 will not have a significant effect on the environment based on findings set forth in the staff report relative to a proposal by Jason Keller of Mission Pacific for an Addendum to the Mitigated Negative Declaration for Tract 33029 consisting of an 89 single-family residential unit subdivision on 108.4 acres located on the northerly side of Bradley Street and westerly of Harbart Drive to modify the length of grading operations from a two-month period to a nine month period, in order to meet the current daily minimum emission thresholds set for by the South Coast Air Quality Management District; and (2) approved Case P15-0306 and adopted a resolution for an Addendum to the Mitigated Negative Declaration (P04-1616) to modify Mitigation Measure AQ-2; whereupon, the title having been read and further reading waived, Resolution No. 22842 of the City Council of the City of Riverside, California, Approving an Addendum to Mitigation Measure AQ-2 for the Mitigated Negative Declaration in Planning Case No. P04-1616, for Tract 33029, and Making Certain Findings Related Thereto, all Pursuant to the California Environmental Quality Act, was presented and adopted.

#### LEASE AGREEMENT - AIRPORT HANGER AND OFFICE SPACE - 6951 FLIGHT

The City Council approved a five-year lease agreement with Waypoint Aviation for approximately 52,000 square feet of hangar and office space at the Riverside Municipal Airport located at 6951 Flight Road for aircraft maintenance services through April 30, 2020.

#### LEASE AGREEMENT - AIRPORT AIR TRAFFIC CONTROL TOWER - 6951 FLIGHT

The City Council approved a Lease Agreement with the United States Department of Transportation Federal Aviation Administration for the air traffic control tower operation at the Riverside Municipal Airport located at 6951 Flight Road through September 30, 2033.



## CITY COUNCIL MINUTES

TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

*City of Arts & Innovation*

G A R D N E R	M E L E N D R E Z	S O U B I R O U S	D A V I S	M A C A R T H U R	P E R R Y	A D A M S
1	2	3	4	5	6	7

### WARDS

#### AGREEMENT AMENDMENT - PRIME-TIME AFTER-SCHOOL PROGRAMS - SUPPLEMENTAL APPROPRIATION

The City Council (1) approved the First Amendment to the Alvord Unified School District Partners in Riverside Investing in Middle School Education (PRIME) Time Agreement to increase compensation to the City in the amount of \$32,624.90 for additional staff costs for PRIME-Time after-school programs through July 3, 2015; (2) authorized a supplemental appropriation in the amount of \$32,624.90 in City funds to Account 9332357-411110 and increased the estimated revenue by the same amount in Account 9332357-334100; and (3) authorized the Interim City Manager, or his designee, to execute necessary documents to amend the agreement.

#### POWER PURCHASE AGREEMENT - SAN BERNARDINO WELLS SOLAR PHOTOVOLTAIC PROJECT

The City Council (1) approved the 25-year Power Purchase Agreement with Solar Star California XXXIX, LLC, to design, construct, and operate a cumulative 5.5 megawatt (MW) solar Photo Voltaic (PV) power plant located on the City-owned Scheuer & Garner Wells and Gage Wells properties (Well Sites) in the County of San Bernardino; (2) authorized the Interim City Manager, or his designee, to execute the PPA as well as any future amendments or extensions to the PPA under terms and conditions substantially similar or superior to this PPA; (3) authorized the Public Utilities General Manager, or his designee, to execute any documents necessary to administer the PPA that are consistent with the established policies by the City Council; and (4) authorized the Interim City Manager, or his designee, to terminate the PPA for circumstances provided in the PPA.

#### DECLARATION OF SURPLUS - PURCHASE AND SALE AGREEMENT - INDIANA/BUCHANAN

The City Council (1) approved the surplus property declaration for the disposition of 17,165 square feet of an abandoned Riverside Water Company Canal parcel located along Indiana Avenue, easterly of Buchanan Street; (2) approved a Purchase and Sale Agreement to Karger Corporation for \$2,900 for the net fee transfer of a 7,115-square-foot portion of the abandoned canal; and (3) accepted 10,050 square feet of street right-of-way per recordation of Tract Map No. 34236.

#### BID 7309 - MEDIAN TURF REMOVAL PROJECT, PHASE II - JACKSON/ARLINGTON/MARTIN LUTHER KING/ BERMUDA/CHICAGO/ CANYON CREST/EL CERRITO/COUNTRY CLUB - SUPPLEMENTAL APPROPRIATION

The City Council (1) awarded Bid 7309 to Conserve LandCare, Inc., Palm



TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

GARDNER	1	
MELENDREZ	2	
SOUDEIROUS	3	
DAVIS	4	
MACARTHUR	5	
PERRY	6	
ADAMS	7	

Desert, for \$879,200 to replace existing median turf with drought tolerant landscaping on 187,000 square feet for Magnolia Avenue between Jackson Street and Arlington Avenue, 18,000 square feet for Martin Luther King Boulevard between Bermuda and Chicago Avenue, and 39,000 square feet on Canyon Crest Drive between El Cerrito and Country Club Drives; and (2) authorized a supplemental appropriation in the amount of \$732,000 for Riverside Public Utilities Turf Removal grant funds to Project Account 9886200-440301 and increased the estimated revenue by the same amount in Project Account 9886200-374000.

The City Council awarded Bid 7305 to All-American Asphalt, Corona, for \$2,138,191 for rehabilitation of 21 residential streets including resurfacing of 5.67 miles, asphalt rubber aggregate membrane and slurry surface treatments of .42-mile, and repair of concrete curbs, gutters, wheelchair ramps, sidewalks, and driveways for the residential neighborhoods generally encompassed by Arlington and Magnolia Avenues, and Monroe and Jefferson Streets.

The City Council awarded Bid 7314 to Baryeh Construction Engineers, Yorba Linda, for \$56,680 for the removal of existing street improvements on the vacated segment of Verbena Drive between Canterbury Road and its easterly terminus.

City Attorney Geuss announced there were no reportable actions taken on the closed sessions held earlier in the day.

The City Council adjourned at 7:57 p.m.



TUESDAY, APRIL 21, 2015, 3 P.M.  
ART PICK COUNCIL CHAMBER  
CITY HALL  
3900 MAIN STREET

GARDNER	1	
MELENDREZ	2	
SOURDIS	3	
DAVIS	4	
MACARTHUR	5	
PERRY	6	
ADAMS	7	

SHERRY MORTON  
Assistant City Clerk