



CITY COUNCIL MINUTES

TUESDAY, MAY 20, 2025, 1:00 P.M.
ART PICK COUNCIL CHAMBER
3900 MAIN STREET

City of Arts & Innovation

PRESENT: Mayor Lock Dawson and Councilmembers Falcone, Cervantes, Robillard, Mill, Perry, and Hemenway

ABSENT: Councilmember Conder

Mayor Lock Dawson called the meeting to order at 1:00 p.m.

PUBLIC COMMENTS IN PERSON/TELEPHONE

Aurora Chavez spoke regarding earlier access to public comment, rental increases on senior apartments and meal programs. Allan Nimmo spoke regarding Platt lawsuit. Errol Koshewitz spoke regarding the City's vendor list. Ruben Greg Soto spoke against religion, wrongful termination and corruption in government. Jason Hunter spoke regarding Gage Canal temporary restraining order.

MAYOR/COUNCILMEMBER COMMUNICATIONS

Councilmember Falcone reported on Police Department Memorial Run, Military Wall of Honor cleanup, and Trujillo Adobe national landmark designation. Councilmember Cervantes reported on the Slice House grand opening, Blue Zones kick off, Riverside Downtown Partnership luncheon at Taco Station, and Sycamore Canyon Community meeting. Councilmember Robillard reported on Blue Zones kickoff event, Select USA Summit in Washington, DC, and Window Wraps at the Riverside Aerospace Community Expo at the Riverside Airport. Councilmember Mill reported on Phoenix Gateway Gala, Blue Zones kickoff, Public Works appreciation luncheon, Arlington Business Park Chili Cookoff, Harrison Park grand re-opening, and Realty Master Grand Opening. Councilmember Perry reported on Ice Cream Social at Heritage House, Arlington Business Partnership Chili Cook Off, and Public Works Week. Councilmember Hemenway spoke regarding Blue Zones kickoff, and Inauguration of La Sierra University 6th President. Mayor Lock Dawson thanked Mayor Pro Tem Mill for serving in her absence and congratulations to Erin Edwards for Blue Zones kickoff.

ANNOUNCEMENT OF COMMITTEE MEETINGS

Economic Development Committee at 3 p.m., on Thursday, May 22, 2025, Art Pick Council Chamber

Governmental Processes Committee at 9 a.m., on Wednesday, June 4, 2025, Art Pick Council Chamber



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COMMUNICATIONS

CITY MANAGER UPDATE

There were no updates from the City Manager's Office.

COUNCILMEMBERS DECLARATION OF CONFLICTS OF INTEREST AND EX PARTE

Councilmembers Robillard and Mill recused from Closed Session items regarding (1) City of Riverside, a Charter City and Municipal Corporation, the City Council of the City of Riverside, acting by and through its duly elected Councilmembers, Erin Edwards, Clarissa Cervantes, Ronaldo Fierro, Gabriela Plascencia, James Perry, and Steven Hemenway, in their official capacity v. Councilmember Charles Conder and former Councilmember Steven R. Adams, in their official capacity items; and (2) Tony Platt v. City of Riverside.

PRESENTATION

The City Council received a presentation on Community and Economic Development Department overview and employee recognition.

DISCUSSION CALENDAR

FISCAL YEAR 2025-26 MASTER FEES AND CHARGES SCHEDULE

Following discussion, it was moved by Councilmember Cervantes and seconded by Councilmember Perry to (1) receive and provided input on the Fiscal Year 2025/26 Master Fees and Charges Schedule; and (2) set a public hearing to occur on June 17, 2025, for the adoption of the proposed user fees and charges and resolution amending the Fiscal Year 2025/26 Master Fees and Charges Schedule. The motion carried unanimously with Councilmember Conder absent.

WAIVE SUNSHINE ORDINANCE - HOME INVESTMENT PARTNERSHIPS PROGRAM LOAN AGREEMENTS

Following discussion, it was moved by Councilmember Cervantes and seconded by Councilmember Mill to waive the Sunshine Ordinance pursuant to Riverside Municipal Code Section 4.05.050(D)(1)(a) to present for approval HOME Investment Partnerships Program Loan Agreement in the amount of \$1,508,234 by and between the City of Riverside and Sunrise At Bogart, LP for the development of 22 permanent supportive housing units and a manager's unit located at 11049 Bogart Avenue in Ward 7 and Amendments to the Prohousing Incentive Pilot Program and Permanent Local Housing Allocation Loan Agreements to update the affordability period definition and add a



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process to address possible loss or reduction of rental subsidies. The motion carried unanimously with Councilmember Conder absent.

HOME INVESTMENT PARTNERSHIPS PROGRAM - LOAN AGREEMENTS

Following discussion, it was moved by Councilmember Hemenway and seconded by Councilmember Cervantes to (1) approve HOME Investment Partnerships Program Loan Agreement with Sunrise At Bogart, LP for \$1,508,234 of HOME Investment Partnerships Program funds for development of 22 permanent supportive housing units and a manager's unit located at 11049 Bogart Avenue; and (2) amend the Prohousing Incentive Pilot Program and Permanent Local Housing Allocation Agreements to update affordability period definition to "the period commencing upon the issuance of the Certificate of Occupancy or the recordation of the No Place Like Home Regulatory Agreement, whichever is later, and terminating on the fifty-fifth (55th) anniversary thereof" and add a process to address possible loss or reduction of rental subsidies. The motion carried unanimously with Councilmember Conder absent.

JOINT APPLICATION - DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT - HOMEKEY+ PROGRAM FUNDS – RIVERSIDE HOUSING DEVELOPMENT MOTEL CONVERSION - RESOLUTION

Thirty-one people spoke on the matter.

Following discussion, it was moved by Councilmember Cervantes and seconded by Councilmember Perry to (1) adopt a resolution authorizing the City Manager, or designee, to submit a joint application between the City of Riverside and Riverside Housing Development Corporation to the State of California Department of Housing and Community Development for up to \$35,000,000.00 of Homekey+ Program funds for the acquisition and conversion of 114 rooms into studio units located at 1590 University and support operating costs for ten years; (2) authorize the City Manager, or designee, to execute all necessary documents that may be required for submittal of the Homekey+ application, including making minor and nonsubstantive changes; (3) approve a Memorandum of Understanding with Riverside Housing Development Corporation for soft funding commitments of \$6,750,000.00 of HHAP Round 3 and 4 for the Homeless Housing, Assistance and Prevention Program Round 3 and 4 grant funds, \$1,234,890.09 of Community Development Block Grant funds, and \$1,000,000.00 of HOME Investment Partnerships Program grant funds to carry out the project and authorize the City Manager, or designee, to accept and receive Homekey+ funds and to execute any documents necessary to secure such award and administer the grant; (4) authorize the



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City Manager, or designee, to accept and receive the Homekey+ grant and administer the Homekey+ grant; (5) upon grant award of the Homekey+ grant award, authorize the Chief Financial Officer, or designee, to record an increase in grant revenue and appropriate expenditures in an amount up to \$35,000,000 in the Grants and Restricted Programs Fund; and (6) if project costs exceed the funding requested, staff will return to City Council before acceptance of award. Councilmembers Cervantes, Perry and Hemenway voted aye and Councilmembers Falcone, Robillard, and Mill voted noe. Mayor Lock Dawson voted noe breaking the tie. The motion failed. Councilmember Conder was absent.

The Mayor and City Council recessed at 5:11 p.m. and reconvened at 5:16 p.m. with Mayor Lock Dawson presiding and all Councilmembers present.

RECONSIDERATION - JOINT APPLICATION - DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT - HOMEKEY+ PROGRAM FUNDS – RIVERSIDE HOUSING DEVELOPMENT MOTEL CONVERSION RESOLUTION - SUPPLEMENTAL APPROPRIATION

Following further discussion, it was moved by Mayor Lock Dawson and seconded by Councilmember Cervantes to reconsider the item regarding a joint application between the City of Riverside and Riverside Housing Development Corporation to the State of California Department of Housing and Community Development for up to \$35,000,000.00 of Homekey+ Program funds for the acquisition and conversion of 114 rooms into studio units. Councilmembers Cervantes, Perry and Hemenway voted aye and Councilmembers Falcone, Robillard, and Mill voted noe. Mayor Lock Dawson voted aye breaking the tie. The motion carried. Councilmember Conder was absent.

Following further discussion, it was moved by Councilmember Cervantes and seconded by Councilmember Perry to (1) adopt a resolution authorizing the City Manager, or designee, to submit a joint application between the City of Riverside and Riverside Housing Development Corporation to the State of California Department of Housing and Community Development for up to \$35,000,000.00 of Homekey+ Program funds for the acquisition and conversion of 114 rooms into studio units located at 1590 University and support operating costs for ten years; (2) authorize the City Manager, or designee, to execute all necessary documents that may be required for submittal of the Homekey+ application, including making minor and nonsubstantive changes; (3) approve a Memorandum of Understanding with Riverside Housing Development Corporation for soft funding commitments of \$6,750,000.00 of HHAP Round 3 and 4 for the Homeless Housing,



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Assistance and Prevention Program Round 3 and 4 grant funds, \$1,234,890.09 of Community Development Block Grant funds, and \$1,000,000.00 of HOME Investment Partnerships Program grant funds to carry out the project and authorize the City Manager, or designee, to execute any documents necessary to secure such award ; and (4) return to City Council for additional due diligence, continue community engagement, increase case management, and assessment of the sewer infrastructure before approval and acceptance of the Homekey+ grant. Councilmembers Cervantes, Perry and Hemenway voted aye and Councilmembers Falcone, Robillard, and Mill voted noe. Mayor Lock Dawson voted aye breaking the tie. The motion carried. Councilmember Conder was absent.

Whereupon, the title having been read and further reading waived, Resolution No. 24261 of the City Council of the City of Riverside, California, Authorizing the Submission of a Joint Application to the Department of Housing and Community Development for Homekey Plus Funding of \$35,000,000 for the Riverside Housing Development Motel Conversion into Affordable Housing Project of 114 Rooms into Studio Units and Authorizing the Execution of all Required Documents by the City Manager or his Designee and Related Participation, was presented and adopted.

PUBLIC HEARINGS

UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT FIVE-YEAR CONSOLIDATED PLAN 2025-2030 - FAIR HOUSING CHOICE 2025-2030, CITIZEN PLAN 2025-2030, AND FISCAL YEAR 2025-2026 ANNUAL ACTION PLAN

Public hearing was called for the adoption of the United States Department of Housing and Urban Development five-year Consolidated plan 2025-2030; the citizen participation plan 2025- 2030; the analysis of impediments to Fair Housing Choice 2025-2030; and the Fiscal Year 2025/26 Annual Action Plan. Eight people spoke on the matter. The public hearing was officially closed.

Following discussion, it was moved by Councilmember Perry and seconded by Councilmember Cervantes to (1) approve and adopt the recommendations outlined in the (a) City's U.S Housing and Urban Development Five-Year Consolidated Plan 2025-2030; (b) Analysis of Impediments to Fair Housing Choice 2025-2030; (c) Citizen Participation Plan 2025-2030; and (d) Fiscal Year 2025/26 Annual Action Plan including the recommendations for the expenditure of Community Development Block Grant, Emergency Solutions Grant, Housing Opportunities for Persons with AIDS, and HOME



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Investment Partnerships Program grant funds; (2) authorize the Housing and Human Services staff to finalize the Plans and submit the documents to the U.S. Department of Housing and Urban Development prior to the deadline; (3) authorize the Chief Financial Officer, or designee, to record budget adjustments and supplemental appropriations as recommended by Housing and Human Services staff to modify the current funding recommendations, if necessary, once the final HUD allocation is made available; (4) authorize the City Manager, or his designee, to execute the U.S. Department of Housing and Urban Development grant agreements prepared by HUD and related materials for the Community Development Block Grant, Emergency Solutions Grant, HOME Investment Partnerships Program, and Housing Opportunities for Persons with AIDS; (5) authorize the City Attorney's Office to prepare the standard Community Development Block Grant, Emergency Solutions Grant, HOME Investment Partnerships Program and Housing Opportunities for Persons with AIDS agreements with the City grantees as set forth herein and in the authorized amounts for services to be provided for Fiscal Year 2025/26 and authorize the City Manager, or his designee, to execute such agreements; and (6) authorize the City Manager, or his designee, to approve internal transfers for Community Development Block Grant, Emergency Solutions Grant, HOME Investment Partnerships Program, and Housing Opportunities for Persons with AIDS funded activities that need funding changes of over \$50,000 or more than 10% of the original funded amount, whichever is less, provided that such transfers are in accordance with City procedures and U.S. Department of Housing and Urban Development guidelines. The motion carried unanimously with Councilmember Conder absent.

CASE PR-2024-001701- RIVERSIDE COMMUNITY HOSPITAL TO CONSIDER GENERAL PLAN AMENDMENT, SPECIFIC PLAN AMENDMENT, ZONING CODE MAP AMENDMENT, AND DESIGN REVIEW

Public hearing was called to approve Planning Case PR-2024-001701 (General Plan Amendment, Specific Plan Amendment, Zoning Code Map Amendment, and Design Review) to facilitate the construction of a parking structure, containing 593 parking spaces, to serve the Riverside Community Hospital. No one spoke on the matter. The public hearing was officially closed.

Following discussion, it was moved by Councilmember Falcone and seconded by Councilmember Robillard to (1) determine that the project information provided in the Addendum will not result in significant effects on the environment, and is therefore consistent with the adopted Mitigation and Monitoring and Reporting Program prepared for Planning Cases P13-0207, P13-0208, P13-0209, P13-0210, and P13-0211 (GPA, SP, RZ, DR,



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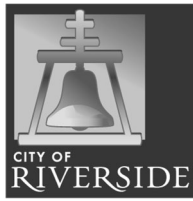
EIR) Riverside Community Hospital Specific Plan Expansion Project Final Environmental Impact Report ("Certified FEIR") (State Clearinghouse No. 2013071102); (2) introduce and subsequently adopt the ordinance amending the Zoning Map (3) adopt the resolution amending the General Plan Land Use Designation; (4) adopt the resolution amending the Downtown Specific Plan (5) adopt the resolution amending the Riverside Community Hospital Specific Plan and (6) approve Planning Case PR-2024-001701 (General Plan Amendment, Specific Plan Amendment, Zoning Code Map Amendment, and Design Review) based on the findings outlined in the staff report and summarized in the findings and subject to the recommended conditions. The motion carried unanimously with Councilmember Conder absent.

Whereupon, an ordinance entitled "An Ordinance of the City of Riverside, California, to consider General Plan Amendment, Specific Plan Amendment, Zoning Code Map Amendment, and Design Review to Facilitate Construction of a Parking Structure Containing 593 Parking Spaces to Serve the Riverside Community Hospital - Determine project information provided in Addendum will not Result in Significant Effects on Environment, and is Therefore Consistent with Adopted Mitigation and Monitoring and Reporting Program Prepared for Planning Cases P13-0207, P13-0208, P13-0209, P13-0210, and P13-0211 (GPA, SP, RZ, DR, EIR) Riverside Community Hospital Specific Plan Expansion Project Final Environmental Impact Report ("Certified FEIR") (State Clearinghouse No. 2013071102)" was presented and introduced.

Whereupon, the title having been read and further reading waived, Resolution No. 24262 of the City Council of the City of Riverside, California, amending the Land Use Designation of the Riverside General Plan 2025 as to approximately .81 acres of property located at 4440 and 4468 Brockton Avenue situated on the Southeast corner of Brockton Avenue and 14th street, from DSP-AS - Downtown Specific Plan - Almond Street District to RCHSP - Riverside Community Hospital Specific Plan, was presented and adopted.

Whereupon, the title having been read and further reading waived, Resolution No. 24263 of the City Council of City of Riverside, California, amending the Downtown Specific Plan to remove two parcels located at 4440 and 4468 Brockton Avenue, from the Downtown Specific Plan boundaries, was presented and adopted.

Whereupon, the title having been read and further reading waived, Resolution No. 24264 of the City Council of City of Riverside, California, amending the Riverside Community Specific Plan to incorporate two parcels located at 4440 and 4468 Brockton Avenue, into the Specific Plan boundaries, was presented and adopted.



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CLOSED SESSION

The Mayor and City Council adjourned to closed session at 5:59 p.m. pursuant to Government Code (1) §54956.9(d)(1) to confer with and/or receive from legal counsel concerning William Zackowski v. City of Riverside, WCAB Claim No.: ADJ16670285; (2) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning City of Riverside v. Donna Lee Gilmore as Trustees of the Gilmore Family Trust, Riverside Superior Court Case No. CVRI2501825; (3) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning City of Riverside v. LR Miller Properties, LLC, Riverside Superior Court Case No. CVRI2501811; (4) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning City of Riverside, a charter city and municipal corporation, the City Council of the City of Riverside, acting by and through its duly elected councilmembers, Erin Edwards, Clarissa Cervantes, Ronaldo Fierro, Gabriela Plascencia, James Perry, and Steven Hemenway, in their official capacity v. Councilmember Charles Conder and former Councilmember Steven R. Adams, in their official capacity, and does 1 through 50, inclusive, Riverside Superior Court Case No. CVRI2300725; (5) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning Tony Platt v. City of Riverside, Riverside County Superior Court Case No. RIC1822011; (6) §54956.9(d)(1) to confer with and/or receive advice from legal counsel concerning Jason Hunter v. Gage Canal Co. and City of Riverside, Riverside Superior Court Case No. CVRI2502247; (7) §54956.9(d)(2)/54956.9(e)(3) to confer with and/or receive advice from legal counsel concerning Shelia Jackson v. City of Riverside, Claim No.: 25-02-05; (8) §54956.8 to instruct City's Negotiator, Charles M. Futrell, regarding price and terms of payment for the purchase, sale, exchange, or lease of property located at 4100 Garner Road, APN: 246-260-036, by Lee & Associates, Paul Whitehouse; Negotiator; (9) §54956.9(d)(2) to confer with and/or receive advice from legal counsel concerning anticipated litigation - one case; (10) §54956.9(d)(4) to confer with and/or receive advice from legal counsel concerning the City Council deciding whether to initiate litigation - one case; (11) §54957(a), for consultation with Larry Gonzalez, Riverside Chief of Police, or his respective deputy, and George Khalil, Chief Innovation Officer regarding threat to public services or facilities; and (12) §54957.6 to review the City Council's position and instruct designated representatives regarding salaries, salary schedules, or compensation paid in the form of fringe benefits of all Executive Management employees except the City Manager, City Attorney, and City Clerk, all Management and Confidential employees as defined by PERS, Fire Management Unit, Riverside City Firefighters Association, Riverside Police Officers Association (Police and



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Police Supervisory Units), Service Employees International Union #721, International Brotherhood of Electrical Workers #47, and Riverside Police.

The Mayor and City Council returned to open session at 6:33 p.m. with Mayor Lock Dawson presiding and all Councilmembers present except Councilmembers Conder and Hemenway.

Councilmember Mill gave the invocation and led the Pledge of Allegiance.

PUBLIC COMMENTS IN PERSON/TELEPHONE

Dvonne Pitruzzello spoke regarding a temporary restraining order concerning Jason Hunter. Tinka Friend spoke regarding accessibility for members of the deaf/hard of hearing community.

CEREMONIAL PRESENTATION

AMERICAN LEGION 100TH ANNIVERSARY

Mayor Lock Dawson presented a proclamation recognizing the 100th Anniversary of the American Legion at Fairmount Park.

RIVERSIDE PROSPERS SUCCESS REPORT

Councilmember Robillard presented a report on Antone's Italian Eatery.

CONSENT CALENDAR

It was moved by Councilmember Perry and seconded by Councilmember Mill to approve the Consent Calendar as presented affirming the actions appropriate to each item. The motion carried unanimously with Councilmembers Conder and Hemenway absent.

WATER FUND OUTSIDE LEGAL SERVICES - SUPPLEMENTAL APPROPRIATION

The City Council authorized the Chief Financial Officer, or designee, to record an increase to the legal budget for the law firm of Stradling Yocca Carlson & Rauth in an amount not-to-exceed \$40,000 in the Water Fund outside legal services account to continue to defend the City in the appeal of the case entitled Pongs v. City of Riverside, a reverse validation lawsuit challenging the validity of City-issued municipal bonds.



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FAIR POLITICAL PRACTICE COMMISSION CAMPAIGN STATEMENTS – ORDINANCE INTRODUCED

The City Council introduced an ordinance, amending Title 1 of the Riverside Municipal Code by adding new Chapter 1.16 entitled electronic and paperless filing of Fair Political Practice Commission Campaign Disclosure Statements.

Whereupon, an ordinance entitled, "An Ordinance of the City of Riverside, California, adding Chapter 1.16 of the Riverside Municipal Code, to Allow for Electronic Filing of Fair Political Practices Commission Disclosure Statements", was presented and introduced.

BOARD AND COMMISSION APPOINTMENTS AND RESIGNATIONS

The Mayor and City Council (1) appointed Aram Ayra to Budget Engagement Commission Resident Ward 2 seat for a term through March 1, 2029; and (2) filed resignations of (a) Benjamin Stewart from Planning Commission Ward 2 seat effective May 23, 2025, and (b) Donald Flores from Airport Commission Ward 7 seat effective immediately.

MINUTES

The minutes of the meeting of May 6, 2025, were approved as presented.

FOURTH AMENDMENT LEASE AGREEMENT – OFFICE SPACE - GARAGE 3 3750 MARKET

The City Council (1) approved the Fourth Amendment to Commercial Lease Agreement with Rodney Danielson, Standing Chapter 13 Trustee, to extend the term for an additional three years, through August 31, 2027, for office space at Garage 3 located at 3750 Market and (2) authorized the City Manager, or his designee, to execute the Agreement with Rodney Danielson, Standing Chapter 13 Trustee, including making minor and non-substantive changes.

DONATIONS FOR CALENDAR YEAR 2024 The City Council received and ordered filed the listing of donations accepted by City departments for calendar year 2024 for total of \$53,767.93 in monetary and in-kind donations.

FISCAL YEAR 2025-26 - ESTABLISH APPROPRIATIONS LIMIT

The City Council provide the public, in accordance with Section 7910 of the Government Code, an opportunity to review the information used to develop the Appropriations Limit of \$465,304,960 for Fiscal Year 2025/26.



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FISCAL YEAR 2025-2026 - LEVY OF ASSESMENTS RIVERWALK LANDSCAPE MAINTENANCE DISTRICT - SCHEDULE PUBLIC HEARING

The City Council (1) adopted a resolution declaring the City's intention to levy and collect assessments for FY 2025/26 within Riverwalk Landscape Maintenance District and approving the Preliminary Engineer's Report; and (2) scheduled a Public Hearing for final approval of the levy of special assessments within Riverwalk Landscape Maintenance District for July 15, 2025, at 3:00 p.m.; whereupon, the title having been read and further reading waived, Resolution No. 24265 of the City Council of the City of Riverside, California, Declaring its Intention to Levy and Collect Assessments for Fiscal Year 2025-2026 Within the Riverwalk Landscape Maintenance District, Pursuant to the Landscaping and Lighting Act of 1972, Approving Report, and Giving Notice of the Time and Place of a Public Hearing on the Proposed Assessments, was presented and adopted.

FISCAL YEAR 2025-2026 - LANDSCAPE MAINTENANCE DISTRICT NO. 88-1 (SYCAMORE HIGHLANDS) – RESOLUTION

The City Council (1) adopted a resolution declaring the City's intention to levy and collect assessments for FY 2025/26 within Landscape Maintenance District 88-1 (Sycamore Highlands), approving the Preliminary Engineer's Report; and (2) scheduled a Public Hearing for final approval of the levy of special assessments within Landscape Maintenance District 88-1 (Sycamore Highlands) for July 15, 2025, at 3:00 p.m.; whereupon, the title having been read and further reading waived, Resolution No. 24266 of the City Council of the City of Riverside, California, Declaring its Intention to Levy and Collect Assessments for Fiscal Year 2025-2026 Within Landscape Maintenance District No. 88-1 (Sycamore Highlands), Pursuant to the Landscaping and Lighting Act of 1972, Approving Report, and Giving Notice of the Time and Place of a Public Hearing on the Proposed Assessments, was presented and adopted.

FISCAL YEAR 2025-2026 – STREET LIGHTING DISTRICT NO. 1 – RESOLUTION

The City Council, (1) adopted a resolution declaring the City's intention to levy and collect assessments for FY 2025/26 within Street Lighting District No. 1, approving the Preliminary Engineer's Report; and (2) set a Public Hearing for final approval of the levy of special assessments within the District for July 15, 2025, at 3:00 p.m.; whereupon, the title having been read and further reading waived, Resolution No. 24267 of the City Council of the City of Riverside, California, Declaring its Intention to Levy and Collect Assessments for Fiscal Year 2025-2026 Within Street Lighting District No. 1, Approving Report, and Giving Notice of the Time and Place of a Public Hearing on the Proposed Assessments, was presented and adopted.



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FIRE HAZARD SEVERITY ZONES – ORDINANCE INTRODUCED

The City Council (1) introduced an ordinance to amend section 16.32.365 of the Riverside Municipal Code to include the new moderate, high, and very high fire hazard severity zones; whereupon an ordinance entitled “An Ordinance of the City of Riverside, California amending the Riverside Municipal Code by Amending Chapter 16.32.365 Regarding the Designation of Fire Hazard Severity Zones to Include the New Moderate, High, and Very High Fire Hazard Severity Zones Recommended by Office of the State Fire Marshal, was presented and introduced.

PURCHASE ORDER 253664 CHANGE ORDER - ADA IMPROVEMENTS PROJECT - BORDWELL PARK

The City Council (1) approved a change order in the amount of \$10,000 for Purchase Order No. 253664 with Cinbad Industry Inc., Chatsworth, California, for American with Disabilities Act (ADA) site improvements at Bordwell Park; and (2) authorized the City Manager, or designee, to execute a Change Order with Cinbad Industry Inc. of Chatsworth, California to Purchase Order No. 253664.

REQUEST FOR PROPOSAL 2419 – AGREEMENT - HARADA HOUSE

The City Council (1) awarded RFP No. 2419 to Kritzinger & Rao, doing business as K+R Design, Inc., Pasadena, California, for architectural design services for the rehabilitation of Harada House and construction of its Interpretive Center in the amount of \$533,217.50; (2) authorized 15% change order authority in an amount up to \$79,982.63 for project changes including, but not limited to, unforeseen conditions or necessary design changes for a total amount not to exceed \$613,200.13; and (3) authorized the City Manager, or his designee, to execute the Professional Consultant Services Agreement with K+R Design, Inc., including making minor and nonsubstantive changes in accordance with all purchasing policies.

LEASE AGREEMENT - OFFICE SPACE AND STORAGE – 4100 GARNER

The City Council (1) approved the Standard Industrial/Commercial Single-Tenant Lease Agreement with Eagle Logistics & Warehousing, Inc., for a 15,950-square-foot industrial building located at 4100 Garner Road, for a five-year term, for office space and storage of vehicles and equipment in the amount of \$1,002,708; and (2) authorized the City Manager, or designee, to negotiate and execute the Standard Industrial/Commercial Single-Tenant Lease Agreement with Eagle Logistics & Warehousing, Inc., for a 15,950- -square-foot industrial building located at 4100 Garner Road, for a five-year term,



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for office space and storage of vehicles and equipment in the amount of \$1,002,708, including the ability to make minor, non-substantive changes.

ENERGY SAVINGS ASSISTANCE PROGRAM MASTER INTER-UTILITY AGREEMENT - FISCAL YEARS 2025-26 AND 2026-27

The City Council (1) approved the Energy Savings Assistance Program Master Inter-Utility Agreement with Southern California Gas Company in the annual amount of \$750,000 for Fiscal Years 2025/26 and 2026/27 for a total contract amount of \$1,500,000; and (2) authorized the City Manager, or designee, to execute the Master Inter-Utility Agreement with Southern California Gas Company, including the ability to make any minor, nonsubstantive changes.

FIRST AMENDMENT TO INTER-UTILITY SERVICE AGREEMENT - MOBILE-HOME AND MULTI-FAMILY ENERGY EFFICIENCY PROGRAM - FISCAL YEARS 2024-25 AND 2025-26

The City Council (1) approved the First Amendment to the Inter-Utility Service Agreement with Southern California Gas Company for the Mobile-Home and Multi-Family Energy Efficiency Program to add \$500,000 per year for Fiscal Years 2024/25 and 2025/26 for a total annual amount of \$1,000,000 per year and for a total contract amount of \$2,000,000; and (2) authorized the City Manager, or designee, to execute the First Amendment to the Inter-Utility Service Agreement with Southern California Gas for energy efficiency, resource savings, and related activities, including making non substantive changes.

REQUEST FOR PROPOSAL 2415 AGREEMENT – ENGINEERING DESIGN AND CONSTRUCTION MANAGEMENT SERVICES FOR SITE MODIFICATIONS - SUPPLEMENTAL APPROPRIATION

The City Council, (1) approved a Professional Consultant Services Agreement from RFP No. 2415 for Engineering Design and Construction Management Services for Site Modifications at the Palmyrita Water Treatment Plant for PFAS Removal with Tetra Tech, Inc. Irvine, California, for a term until December 31, 2029, in a not-to-exceed amount of \$3,670,451; (2) authorized the Chief Financial Officer, or designee, to record a supplemental appropriation in the total amount of \$3,670,451 from the Water Fund Undesignated Reserves and appropriate expenditures to the PFAS Treatment Plant Account; and (3) authorized the City Manager, or designee, to execute the Professional Consultant Services Agreement and any other documents necessary to effectuate the project, including making minor non-substantive changes in accordance with all purchasing policies.



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ART PICK COUNCIL CHAMBER
3900 MAIN STREET

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SPEED HUMPS - KILMARNOCK WAY/KELTY DRIVE/BARTON

The City Council approved the proposed speed humps on Kilmarnock Way between Keltly Drive and Barton Street in support of the Transportation Board's recommendation.

FISCAL YEAR 2025 SAFE STREETS AND ROADS FOR ALL - GRANT APPLICATION – TRAFFIC SAFETY INFRASTRUCTURE IMPROVEMENTS

The City Council (1) authorized the submittal of a Fiscal Year 2025 SS4A grant application to the United States Department of Transportation for a total estimated project cost of \$12.5 million including approximately \$2.98 million in required City match funds to construct traffic safety infrastructure improvements including traffic signal controllers, bike lanes, sidewalks, guardrails, high friction surface treatment, raised curb medians, traffic signals, high visibility crosswalks, audible pedestrian push button systems, sidewalks, traffic safety video cameras, and supplemental planning activities consisting of an update to the Riverside PACT, develop Citywide Pedestrian Gate Arm Master Plan at all existing at grade crossings, and demonstration activities for temporary pilot projects such as curb extensions and neighborhood traffic circles; and (2) authorized the City Manager, or designee, to sign any grant-related documents, including making minor and non-substantive changes as necessary.

FIFTH AMENDMENT AGREEMENT - LANDSCAPE AND GENERAL OUTSIDE MAINTENANCE SERVICES - FISCAL YEARS 2025-26

The City Council (1) approved a Fifth Amendment to the Services Agreement with Inland Empire Landscape, Inc., San Bernardino, for Landscape and General Outside Maintenance Services for North Quadrant Parkways and Medians, to increase the FY24/25 annual amount by \$165,000 for unanticipated vandalism repairs, for an annual amount of \$875,000, and increase the FY25/26 change order authority up to 25% for an annual amount of \$887,500, for a total contract compensation amount of \$5,152,149.40; and (2) authorized the City Manager, or designee, to execute the Fifth Amendment, including making minor, non-substantive changes.

FISCAL YEAR 2024-25 CALIFORNIA DEPARTMENT OF RESOURCES RECYCLING AND RECOVERY GRANT AWARD - SUPPLEMENTAL APPROPRIATION

The City Council (1) authorized acceptance of the award of the Fiscal Year 2024/25 Beverage Container Recycling City/County Payment Program from the California Department of Resources Recycling and Recovery (CalRecycle) in the amount of \$79,021; (2) authorized the Chief Financial Officer, or designee, to record an increase in revenues in the amount of \$79,021, or the amount of the grant award, and appropriate



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expenditures in the same amount, in the Grants and Restricted Programs Fund, CalRecycle Beverage Container FY2024/25 revenue and expenditure accounts; and (3) authorized the City Manager, or designee, to execute all documents necessary to receive the award and funds, including making minor and non-substantive changes.

FINAL PARCEL MAP 38481- 5211 GOLDEN/GREEN ARBOR/LAVERNE - RESOLUTION

The City Council adopted the Resolution of Acceptance for final approval of Parcel Map No. 38481; whereupon, the title having been read and further reading waived, Resolution No. 24268 of the City Council of the City of Riverside, California, accepting the Final Map of Parcel Map No. 38481, was presented and adopted.

RECONSIDERATION- FISCAL YEAR 2025-26 MASTER FEES AND CHARGES SCHEDULE

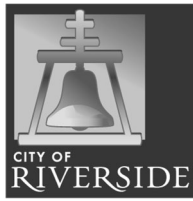
Following further discussion, it was moved by Councilmember Falcone and seconded by Councilmember Cervantes to reconsider the item regarding change the Public Hearing date to June 24, 2025, at 3:00 P.M. Motion carries unanimous with Councilmembers Falcone, Cervantes, Robillard, Mill, and Perry voted aye. Councilmembers Conder and Hemenway were absent.

DISCUSSION CALENDAR

AWARD BID 8137 - PATTERSON PARK REDEVELOPMENT PROJECT IMPROVEMENTS

One person spoke on the matter.

Following discussion, it was moved by Councilmember Cervantes, and seconded by Councilmember Falcone to (1) award Bid No. 8137 to Act 1 Construction, Inc., Norco, California, in the amount of \$8,133,993 for the installation of the Patterson Park Redevelopment Project improvements; (2) authorized 10% change order authority in an amount up to \$813,399.30 for project changes including, but not limited to, unforeseen conditions or necessary design changes, for a total contract amount of \$8,947,392.30; and (3) authorized the City Manager, or his designee, to execute a Construction Agreement with Act 1 Construction, Inc., Norco, California, including making minor and non-substantive changes. The motion carried unanimously with Councilmembers Conder and Hemenway absent.



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INDUSTRIAL DEVELOPMENT REGULATIONS UPDATE

Five people spoke on the matter.

Following discussion, it was moved by Councilmember Mill and seconded by Councilmember Robilliard to (1) receive and file an update on the City's industrial development regulations including an update on recent legislative activity affecting warehousing and distribution facilities; and (2) provide staff with policy direction on changes for future consideration. The motion carried unanimously with Councilmembers Conder and Hemenway absent.

COMMUNICATIONS

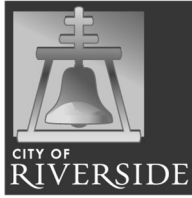
CITY ATTORNEY REPORT ON CLOSED SESSION DISCUSSIONS

Interim City Attorney McKee-Reimbold announced closed session item (1) William Zackowski v. City of Riverside, WCAB Claim No. ADJ16670285 was continued to June 10, 2025; and (2) Shelia Jackson v. City of Riverside, Claim No. 25-02-05 was continued to June 17, 2025. Additionally, Interim City Attorney McKee-Reimbold reported (1) in the eminent domain case City of Riverside v. Donna Lee Gilmore as Trustees of the Gilmore Family Trust, Riverside Superior Court Case No. CVRI2501825, the City Council unanimously voted to approve a Stipulated Judgement with Jack Gilmore, Trustee of Gilmore Family Trust Dated 4/5/88 that provides \$21,800 as just compensation for the acquisition of the property interest at 3496 Commerce Street in Riverside; and (4) in the eminent domain case City of Riverside v. LR Miller Properties, LLC, Riverside Superior Court Case No. CVRI2501811, the City Council unanimously voted to approve a Stipulated Judgment with BPS Cores, Inc., dba Boles Parts Supply West, that provides \$180,515 for the acquisition of the property interest at 2665 and 2675 Third Street in Riverside.

ITEMS FOR FUTURE CITY COUNCIL CONSIDERATION AS REQUESTED BY MAYOR OR MEMBERS OF THE CITY COUNCIL - CITY MANAGER/CITY ATTORNEY REPORTS

There was no future items requested at this time.

The City Council adjourned the meeting at 7:58 p.m.



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CITY COUNCIL

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Respectfully submitted,

DONESIA GAUSE
City Clerk