



City of Corona

400 S. Vicentia Ave.
Corona, CA 92882

Agenda

City Council

**CITY COUNCIL/SUCCESSOR AGENCY TO THE
REDEVELOPMENT AGENCY OF THE CITY OF
CORONA/CORONA PUBLIC FINANCING AUTHORITY/CORONA
UTILITY AUTHORITY/CORONA
HOUSING AUTHORITY MEETING**

Wednesday, February 1, 2017

5:30 PM

Board Room/Council Chambers

HELD IN BOARD ROOM

5:30 P.M. CONVENE CLOSED SESSION

CITY COUNCIL/SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY OF CORONA/CORONA HOUSING AUTHORITY/CORONA UTILITY AUTHORITY

[16-373](#)

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
pursuant to Government Code Section 54956.9(d)(1)
Name of Case: Dominguez General Engineering, Inc. v. City
Case No.: Riverside Superior Court Case No. RIC1609722

CONFERENCE WITH REAL PROPERTY NEGOTIATORS pursuant to
Government Code Section 54956.8

Property Location: Corona Mall South: 683 S. Main St., 675 S. Main
St., 138 E. Sixth St., 114 E. Sixth St. & 106 E. Sixth St. (APNs:
117-191-022, 117-191-021, 117-191-004, 117-191-002, 117-191-001)
Agency Negotiator: Darrell Talbert, City Manager
Negotiating Party: Lab Holding, LLC
Under Negotiation: Price and Terms of Payment

CONFERENCE WITH REAL PROPERTY NEGOTIATORS pursuant to
Government Code Section 54956.8

Property Location: Corona Mall North: 422 Corona Mall, 442 Corona
Mall, 508 S. Main St., 514 S. Main St., 518 S. Main St., 591 Corona
Mall, 579 Corona Mall, 577 Corona Mall, 525 Corona Mall, 505 Corona
Mall, 415 Corona Mall, 405 Corona Mall, 480 Corona Mall, 599 Corona
Mall & APN's 117-143-026, 117-151-012, 117-151-013, 117-151-014,
117-143-035 & 117-143-034
Agency Negotiator: Darrell Talbert, City Manager
Negotiating Party: Lab Holding, LLC

Under Negotiation: Price and Terms of Payment

CONFERENCE WITH LABOR NEGOTIATORS pursuant to
Government Code Section 54957.6

Name of Agency Negotiator: Darrell Talbert, City Manager
Name of Employee Organization: Corona General Employees
Association

CONFERENCE WITH LABOR NEGOTIATORS pursuant to
Government Code Section 54957.6

Name of Agency Negotiator: Darrell Talbert, City Manager
Name of Employee Organization: Corona Supervisors Association

HELD IN COUNCIL CHAMBERS

INVOCATION - Pastor Gary Taber, Corona Seventh-Day Adventist Church

PLEDGE OF ALLEGIANCE - Boy Scout Den 6 Pack #542

6:30 P.M. CONVENE OPEN SESSION

Individuals wishing to address the City Council on items listed on the agenda should complete a Speakers Form available at the entrance. Please deliver the form to the City Clerk prior to the item being heard by the City Council and observe a three minute limit for communications.

1. PROCLAMATIONS/RECOGNITIONS/PRESENTATIONS

[16-363](#)

Presentation: "Water is Life" poster contest winners
Recognition: Danielle Perez-Granado-Cox, Librarian

2. MEETING MINUTES

[16-339](#)

Approval of Minutes for the City Council, Successor Agency to the
Redevelopment Agency of the City of Corona, Corona Public Financing
Authority, Corona Utility Authority, Corona Housing Authority Meeting of
January 18, 2017.

Attachments: [Staff Report 16-339.pdf](#)

3. CONSENT CALENDAR

All items listed on the Consent Calendar are considered to be routine matters, status reports or documents covering previous City Council action. The items listed on the Consent Calendar may be enacted in one motion. With the concurrence of the City Council, a Council Member or any person in attendance may request that an item be removed for further consideration.

LEGISLATIVE MATTERS – SECOND READINGS

[16-340](#) City Council adoption of Ordinance No. 3256, second reading of an ordinance of the City of Corona, California, adding a new section to Chapter 8.30 (False Alarms) of Title 8 (Health and Safety) of the Corona Municipal Code to establish criteria and guidelines for safety personnel for right of entry into structures in the event of medical or fire alarm activation.

Attachments: [Staff Report 16-340.pdf](#)

AGREEMENTS

[16-347](#) City Council and Corona Utility Authority consideration of a Supplemental Agreement to Pipeline License Agreement No. BF-73706 and a License Agreement for Fiber Optic Line No. 16-56413 with the Burlington Northern and Santa Fe (BNSF) Railway Company for the construction of Home Gardens Water District Well Collection Project.

Attachments: [Staff Report 16-347](#)
[Supplemental Agreement #16-56374](#)
[License Agreement for Fiber Optic Line Across Railway Property #16-56413](#)

[16-365](#) City Council consideration of a Professional Services Agreement with AMS.NET in the amount of \$417,428 for the purchase and installation of next generation firewall and security enhancements.

Attachments: [Staff Report 16-365.pdf](#)
[Customer Price Quote Q-00014052 for City of Corona Revision with VPN Use...](#)

APPROPRIATIONS

[16-348](#) City Council and Corona Utility Authority consideration to appropriate \$150,000 from the Reclaimed Water Fund Balance to the Reclaimed Water Operating Budget for preparation of the City of Corona Reclaimed Water Master Plan.

Attachments: [Staff Report 16-348.pdf](#)

GRANT

[16-377](#) City Council consideration of a Memorandum of Understanding between the California Department of Justice (CA DOJ) California Justice Information Services Division (CJIS) and the Corona Police Department (PD) to approve a \$15,000 Grant under the Sex Offender Registration and Notification Act (SORNA) 2016 Grant Pilot Project Agreement #16-0002E, Grant #2016-DS-BX-0002.

Attachments: [Staff Report 16-377.pdf](#)
[SORNA 2016 Grant Pilot Project MOU](#)

NOTICE OF COMPLETION

[16-346](#) City Council and Corona Utility Authority consideration to accept work by Ferreira Construction Company, Inc. (dba Ferreira Coastal Construction Co.) and approval of Notice of Completion for construction of the Harrison Street Trunk Sewer Relocation Project, No. 2015-11.

Attachments: [Staff Report 16-346.pdf](#)
[Notice of Completion](#)

RELEASE OF SECURITY

[16-345](#) City Council consideration to accept improvements and to partially release securities for Parcel Map 36587 – Carnegie Medical Plaza, a California Limited Liability Company.

Attachments: [Staff Report 16-345.pdf](#)

4. PUBLIC HEARINGS - 6:30 P.M.

This portion of the agenda is for advertised public hearing items where formal public testimony on each individual item is accepted prior to City Council action.

[16-352](#) Public Hearing for City Council consideration of Ordinance No. 3248 for CZ16-003:Application to change the zoning from R-1A Zone (Single Family Residential, 40,000 square feet minimum lot size) to R-1-20 Zone (Single Family Residential, 20,000 square feet minimum lot size) on 2.29 acres of property generally located on the south side of Golden Harvest Drive and east of Lester Avenue, and consideration of the Negative Declaration regarding potential environmental impacts of the project. (Applicant: Dennis and Karen Armstrong)

Attachments:

[Staff Report 16-352](#)
[Exhibit 1 Ordinance No. 3248](#)
[Exhibit 2 Locational and Zoning Map](#)
[Exhibit 3 Proposed zoning map amendment](#)
[Exhibit 4 Surrounding lot sizes](#)
[Exhibit 5 Surrounding development \(current status\)](#)
[Exhibit 6 Planning and Housing Commission Staff Report](#)
[Exhibit 7 Minutes of the Planning and Housing Commission meeting of October](#)
[Exhibit 8 Letter of opposition from John Salvatore](#)
[Exhibit 9 Letter of support from Mr. and Mrs. Nguyen](#)
[Exhibit 10 Letter of support from Mrs. Carmen Dabney](#)
[Exhibit 11 Letter of support from Antonio Macias](#)
[Exhibit 12 Letter of support from Carlos Padilla](#)
[Exhibit 13 Letter of support from Mr. and Mrs. Kavanagh](#)
[Exhibit 14 Letter of support from Mr. John Lim](#)

16-353

City Council consideration of Resolution No. 2017-004 (1) certifying the Final Environmental Impact Report pursuant to CEQA for the Skyline Heights project (located generally south of Foothill Parkway, east of Paseo Grande and west of Trudy Way); (2) adopting environmental findings pursuant to CEQA; and (3) adopting a Statement of Overriding Considerations and a Mitigation Monitoring and Reporting Program pursuant to CEQA. (Applicant: Richland Developers) (NOT AN ADVERTISED PUBLIC HEARING)

Attachments:

[Staff Report 16-353](#)
[Exhibit 1 Resolution No. 2017-004](#)
[Exhibit 2 Skyline-Heights-Project-FEIR-January-2017](#)
[Exhibit 3 Skyline Heights DEIR Staff Report](#)
[Exhibit 4 Minutes of the Planning & Housing Comm. Mtg of May 9, 2016](#)
[Exhibit 5 Letter from Santa Ana Regional Water Quality Control Board dated Jan](#)

16-355

Public Hearing for City Council consideration of Resolution No. 2017-006 approving an Amendment to the City's General Plan to change the land use designation for 343.93 acres of real property for the Skyline Heights Project (generally located south of Foothill Parkway, east of Paseo Grande and west of Trudy Way) from Rural Residential I (0.2-0.5 dwelling units/acre) to Low Density Residential (3-6 dwelling units/acre) and 50.77 acres to Open Space as part of Cycle 1 of the General Plan Amendment for 2017 (GPA13-003). (Applicant: Richard Developers)

Attachments:[Staff Report 16-355](#)[Exhibit 1 Resolution No. 2017-006](#)[Exhibit 2 Locational and Zoning Map](#)[Exhibit 3 Proposed Amendment](#)[Exhibit 4 Planning & Housing Comm. Staff Report](#)[Exhibit 5 Minutes of the Planning & Housing Comm. meeting of May 9, 2016](#)**16-356**

Public Hearing for City Council consideration of Ordinance No. 3257 for CZ13-002: Application to pre-zone 270.9 acres as R-1-7.2 (Single Family Residential), 2.07 acres as R-1A (Single Family Residential), 0.17 acres as R-1-14.4 (Single Family Residential), 43.09 acres as OS (Open Space), 70.83 acres as A (Agricultural), and 7.68 acres as FP-1 (Primary Floodplain Zone) on primarily undeveloped real property in the City of Corona's Southwest Sphere Of Influence (generally located south of Foothill Parkway, east of Paseo Grande and west of Trudy Way) (CZ13-002; Skyline Heights Project). (Applicant: Richland Developers)

Attachments:[Staff Report 16-356](#)[Exhibit 1 City Ordinance No. 3257](#)[Exhibit 2 Locational](#)[Exhibit 3 Proposed Change of Zone](#)[Exhibit 4 Planning & Housing Comm. Staff Report](#)[Exhibit 5 Minutes of the Planning & Housing Comm. Mtg of May 9, 2017](#)**16-354**

Public Hearing for City Council consideration of Resolution No. 2017-005 approving the Plan of Services for and authorizing an application to the Riverside LAFCO for the proposed Annexation of 394.8 acres (located generally southwest of Foothill Parkway, east of Paseo Grande and west of Trudy Way), from the City of Corona's Southwest Sphere of Influence to the City of Corona. (Annexation No. 117; Skyline Heights Project) (Applicant: Richland Developers)

Attachments:[Staff Report 16-354](#)[Exhibit 1 Resolution No. 2017-005](#)[Exhibit 2 Locational](#)[Exhibit 3 Plan of Services for Annexation 117](#)[Exhibit 4 Planning & Housing Comm. Staff Report](#)[Exhibit 5 Minutes of the Planning & Housing Comm. Mtg of May 9, 2017](#)**16-357**

City Council consideration to approve TTM 36544: Application to subdivide approximately 271 acres into 292 single family residential lots and lettered lots for open space and landscaping in the proposed R-1-7.2 zone for the Skyline Heights Project (located generally south of Foothill Parkway, east of Paseo Grande and west of Trudy Way). (Applicant: Richland Developers) - (NOT AN ADVERTISED PUBLIC

HEARING)

Attachments:

[Staff Report 16-357](#)

[Exhibit 1 Locational](#)

[Exhibit 2 Site Plan for TTM 36544](#)

[Exhibit 3 Planning & Housing Comm. Staff Report](#)

[Exhibit 4 Minutes of the Planning & Housing Comm. Mtg of May 9, 2016](#)

5. ORAL COMMUNICATIONS FROM THE PUBLIC

Persons wishing to address the City Council are requested to state their name and address for the record. This portion of the agenda is intended for public comment. State law prohibits the City Council from discussing or taking action on items not listed on the agenda. The City Council will appreciate your cooperation in keeping your comments brief. Please observe a three minute limit to communications.

6. LEGISLATIVE MATTERS

This portion of the agenda is for proposed ordinances presented for the City Council's consideration.

[16-380](#)

City Council consideration of first reading of Ordinance No. 3258 amending Chapter 8.20 of the Corona Municipal Code regarding fees to be paid by solid waste haulers serving state agencies.

Attachments:

[Staff Report 16-380](#)

[FIN - ORDINANCE AMENDMENT CMC CHAPTER 8.20 TO REGULATE SOLID](#)

[FIN - ORDINANCE AMENDMENT CMC CHAPTER 8.20 TO REGULATE SOLID](#)

7. REPORTS FROM CITY COMMISSIONS, COMMITTEES, AND BOARDS

This portion of the agenda lists items from Commissions, Committees, and Boards.

8. CITY COUNCIL WRITTEN COMMITTEE REPORTS

Reports from the City Council Committees are presented in this portion of the agenda.

[16-341](#)

City Council Consideration to receive summary minutes of the January 4, 2017 meeting of the Finance, Legislation & Economic Development Committee
Report by Dick Haley, Eugene Montanez (Alternate)

Attachments:

[Staff Report 16-341](#)

[16-343](#)

City Council consideration to receive summary minutes of the January 11, 2017 meeting of the Public Services Committee
Report by Karen Spiegel, Randy Fox

Attachments:

[Staff Report 16-343](#)

[16-362](#)

City Council consideration to receive summary minutes of the January 17, 2017 meeting of the Infrastructure Committee
Report by: Report by Eugene Montanez, Dick Haley (Alternate)

Attachments: [Staff Report 16-362](#)

9. CITY COUNCIL MEMBER ORAL/WRITTEN REPORTS AND COMMENTS REGARDING REGIONAL BOARDS AND COMMISSIONS

[16-344](#) Vice Mayor Karen Spiegel (Transportation NOW January 19, County of Riverside Commission for Women January 26, RCTC January 26-27, 2017)

Attachments: [Staff Report 16-344.pdf](#)

10. ADMINISTRATIVE REPORTS

11. CITY ATTORNEY'S REPORTS AND COMMENTS

12. CITY MANAGER'S REPORTS AND COMMENTS

13. CITY COUNCIL MEMBER REPORTS AND COMMENTS

A. Council Member Randy Fox

B. Council Member Eugene Montanez

C. Council Member Jason Scott

[16-375](#) Appointment of Mr. Joe Almasy to the Parks & Recreation Commission.

Attachments: [Staff Report 16-375.pdf](#)

D. Vice Mayor Karen Spiegel

E. Mayor Dick Haley

14. ADJOURNMENT

The next regular meeting of the City Council/Successor Agency to the Redevelopment Agency of the City of Corona/Corona Public Financing Authority/Corona Utility Authority/Corona Housing Authority is scheduled for Wednesday, February 15, 2017, at 4:30 P.M. or thereafter as noted on the posted agenda for closed session items in the City Council Board Room followed by the regular meeting at 6:30 p.m. or thereafter as noted on the posted agenda in the City Council Chambers.

Corona City Hall - Online, All the Time at www.discovercorona.com

Agendas for all City Council meetings are posted at least 72 hours prior to the meeting in the entry way display case at City Hall. A complete agenda packet is available for public inspection during business hours at the City Clerk's Office and the Corona Public Library. Any materials relating to an item on the agenda which are distributed to all, or

a majority of all, members of the City Council after the posting of the agenda will also be available at the same time for public inspection during business hours at the City Clerk's Office and the Corona Public Library.

Written communications from the public for the agenda must be received by the Management Services Department seven (7) days prior to the City Council meeting.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the ADA Coordinator at (951) 736-2235. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Meeting is Being Recorded