



# MINUTES CITY OF NORCO

CITY COUNCIL/COMMUNITY REDEVELOPMENT AGENCY  
REGULAR MEETING  
CITY COUNCIL CHAMBERS – 2820 CLARK AVENUE  
MARCH 2, 2011

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CALL TO ORDER: Mayor Hanna called the meeting to order at 6:03 p.m.

ROLL CALL: Mayor Berwin Hanna, **Present**  
Mayor Pro Tem Kevin Bash, **Present**  
Council Member Kathy Azevedo, **Present**  
Council Member Greg Newton, **Present**  
Council Member Harvey C. Sullivan, **Present**

**Staff Present:** Carlson, Cooper, Grody, Groves, Jacobs, King, Milano, Okoro, Petree, and Thompson

City Attorney Harper – **Present**

THE CITY COUNCIL/CRA RECESSED TO CLOSED SESSION (SECTION 54954) TO CONSIDER MATTERS:

## **Section 54957.6 – Conference with Labor Negotiator**

Negotiating Parties: City Manager Groves and Deputy City Manager/Director of Finance Okoro

Employee Organizations: Norco Firefighters Association

REPORT FROM CLOSED SESSION: City Attorney Harper stated that there is nothing to report from Closed Session.

RECONVENE PUBLIC SESSION: Mayor Hanna reconvened the meeting at 7:10 p.m.

PLEDGE OF ALLEGIANCE: Council Member Newton

INVOCATION: Corona Church of the Open Doors  
*Pastor Fred Griffin*

REGULAR COMMUNITY REDEVELOPMENT AGENCY (CRA) AGENDA AS FOLLOWS:

1. CRA CONSENT CALENDAR ITEMS:

**M/S Bash/Azevedo to approve the item as recommended on the CRA Consent Calendar. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

- A. CRA Minutes:  
Regular Meeting of February 16, 2011  
**Recommended Action: Approve the CRA Minutes (City Clerk)**

2. OTHER CRA MATTERS: No other CRA matters.

ADJOURNMENT OF CRA: 7:16 p.m.

**REGULAR CITY COUNCIL AGENDA AS FOLLOWS:**

City Manager Groves pulled Item 3.G. Members of the public pulled Item 3.H, Item 3.C. and Item 3.J.

3. CITY COUNCIL CONSENT CALENDAR ITEMS:

**M/S Bash/Sullivan to approve the remaining items as recommended on the City Council Consent Calendar. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

- A. City Council Minutes:  
Regular Meeting of February 16, 2011  
**Recommended Action: Approve the City Council Minutes (City Clerk)**
- B. Recap of Actions Taken at the Planning Commission Regular Meeting of February 23, 2011. **Recommended Action: Receive and File (Planning Director)**
- C. Termination of the Declaration of a Local Emergency Dated December 22, 2010. **Recommended Action: That the City Council terminate the declaration of the existence of a Local Emergency dated December 22, 2010 as conditions no longer warrant the extension of that term. (City Manager) PULLED FOR DISCUSSION**

- D. 2011 Vacant Parcel Spring Weed Abatement Program. **Recommended Action: Adopt Resolution No. 2011-13, setting the Public Hearing for May 4, 2011.** (Fire Chief)
  - E. Approval of a Lease Agreement between T-Mobile West Corporation, a Delaware corporation, and the City of Norco to Construct a Telecommunications Facility at Parmenter Park. **Recommended Action: Approval** (Director of Parks, Recreation and Community Services)
  - F. Approval of a Lease Agreement between Metro PCS Networks California LLC, a Delaware limited liability company, and the City of Norco to Construct a Telecommunications Facility at Ted Brooks Park. **Recommended Action: Approval** (Director of Parks, Recreation and Community Services)
  - G. Resolution Opposing the Proposed Interstate 15 Draft Alignment of the High-Speed Rail System through the City of Norco and Supporting the Proposed Interstate 215 Draft Alignment of the California High-Speed Rail System. **Recommended Action: Adopt Resolution No. 2011-14.** (City Council) **PULLED FOR DISCUSSION**
  - H. Acceptance of Bid and Award of Contract for the LMD No. 4 Equestrian Trail Drainage Improvements Project. **Recommended Action: Accept bids submitted for the installation of drainage devices in LMD No. 4 (Norco Ridge Ranch) and award a contract to Valley Crest Landscape Maintenance, Inc. in the amount of \$188,638 and authorize the City Council to approve contract change orders up to 10 percent of the contract amount.** (Contract City Engineer) **PULLED FOR DISCUSSION**
  - I. Authorization to Install a Three-Way Stop Condition at the Intersection of Hillside Avenue and El Paso Drive. **Recommended Action: Approval** (Director of Public Works)
  - J. Authorization to Install a Three-Way Stop Condition at the Intersection of Detroit Street and Woodward Avenue. **Recommended Action: Approval** (Director of Public Works) **PULLED FOR DISCUSSION**
4. ITEMS PULLED FROM CITY COUNCIL CONSENT CALENDAR:
- 3.C. Termination of the Declaration of a Local Emergency Dated December 22, 2010. **Recommended Action: That the City Council terminate the declaration of the existence of a Local Emergency dated December 22, 2010 as conditions no longer warrant the extension of that term.** (City Manager)

**Vern Showalter.** Mr. Showalter asked if there were any results to report from the FEMA claims submitted.

**City Manager Groves** responded that under the policy of declaring a local emergency, the agency makes the decision when to terminate it. She added that the City kept the declaration in place until FEMA physically came to the City, noting that this has taken place. Next week is the deadline to submit all information to FEMA and then they will come back to the City again for a final review. She stated that this is an approximate 60-day process and when completed, a report will be presented to the Council for its review.

**M/S Azevedo/Bash to terminate the declaration of the existence of a Local Emergency dated December 22, 2010 as conditions no longer warrant the extension of that term. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

G. Resolution Opposing the Proposed Interstate 15 Draft Alignment of the High-Speed Rail System through the City of Norco and Supporting the Proposed Interstate 215 Draft Alignment of the California High-Speed Rail System.  
**Recommended Action: Adopt Resolution No. 2011-\_\_.** (City Council)

**City Manager Groves** stated that this resolution was requested by the Council at its February 16, 2011 meeting. She added that the California High-Speed Rail Authority Board is recommending withdrawing the Milliken Avenue alignment, which is the alignment that would have taken out Hamner Avenue. They are instead recommending the alignment that runs at grade level on the Interstate 15 Freeway. City Manager Groves stated that the resolution has been updated to remove the reference to the Hamner Avenue alignment and the negative impacts to the City were added to reflect that new alignment.

**Council Member Azevedo** stated that she sent an email to the California High-Speed Rail Authority Board and received a response back from a person that serves as the public outreach liaison for Riverside County. She distributed that email to the City Clerk requesting that a copy of this resolution be sent to that individual.

**M/S Azevedo/Newton to adopt Resolution No. 2011-14. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

- H. Acceptance of Bid and Award of Contract for the LMD No. 4 Equestrian Trail Drainage Improvements Project. **Recommended Action: Accept bids submitted for the installation of drainage devices in LMD No. 4 (Norco Ridge Ranch) and award a contract to Valley Crest Landscape Maintenance, Inc. in the amount of \$188,638 and authorize the City Council to approve contract change orders up to 10 percent of the contract amount.** (Contract City Engineer)

**Don Bowker.** Mr. Bowker stated that he supports this action and thanked City Engineer Milano for his support through the holding of community meetings. He added that the sandbag plan is still a work in process. Mr. Bowker stated that there was enough money to do all the priority 1 drains, with money left over. He also noted that he did not want rocks left in the horse trail and added that there needs to be a final inspection following the completion of the project.

**Council Member Newton** asked City Engineer Milano to confirm the project schedule.

**City Engineer Milano** stated that 60 days have been allowed for the project. Also in response to Council Member Newton, he stated that the property owner will maintain the drains, adding that one notification has already gone out to the property owners indicating that they are responsible for the maintenance after installation. He also noted that a second letter will go out tomorrow. There will be an inspector that will go out following the completion of the project. He further responded to Council Member Newton that the project is not subject to prevailing wage.

**M/S Newton/Sullivan to accept bids submitted for the installation of drainage devices in LMD No. 4 (Norco Ridge Ranch) and award a contract to Valley Crest Landscape Maintenance, Inc. in the amount of \$188,638 and authorize the City Council to approve contract change orders up to 10 percent of the contract amount. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

- 3.J. Authorization to Install a Three-Way Stop Condition at the Intersection of Detroit Street and Woodward Avenue. **Recommended Action: Approval** (Director of Public Works)

**Cynthia James.** Ms. James stated that she lives on the corner of Woodward and Detroit noting that someone drove through her fence and almost into her house because of driving at a high speed. She added that she supports the stop sign.

**Tiffany Rodriguez.** Ms. Rodriguez stated that she lives one house up from the corner, noting that it is dangerous to pull out of her driveway during the commuter hours. She stated that she supports the stop sign.

**Linda Aguilar.** Ms. Aguilar stated she lives across the street from the intersection, noting that the fast speed of the vehicles has caused damage to property. She stated that she wants to see the corner safe.

**Council Member Sullivan** commented to Public Works Director Thompson that he noticed that there is not uniformity in where stop signs are placed. He noted that some stop signs are too close to the turn itself and some are being knocked down. He asked if there is a distance that they are supposed to be set at.

**Public Works Director Thompson** responded that basically the code says that stop signs should be placed as close as you can to the intersection. He added that In Norco, they try to not conflict with the trails, intersections and schools. He further noted that there is no specific language for placement of the stop signs. Council Member Sullivan stated that he would like to see the stop signs placed back further to prevent them from being knocked down.

**M/S Bash/Azevedo to approve the authorization to install the three-way stop-condition at the intersection of Detroit Street and Woodward Avenue. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

5. LEGISLATIVE MATTERS -- SECOND READING: *(No new evidence will be heard from the public as the public hearing has been closed regarding all items listed.)*

A. **Ordinance No. 931, for second reading.** Amending Title 18 of the Norco Zoning Ordinance by Pre-Zoning Approximately 1.8± Acres of Land as "SP" (specific plan) Located on the Southwest Side of Parkridge Avenue North of Cota Street. Zone Change 2010-02 (Pre-Zone). **Recommended Action: Adopt Ordinance No. 931 for second reading.** (City Clerk)

**M/S Bash/Hanna to adopt Ordinance No. 931 for second reading. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

6. CITY COUNCIL PUBLIC HEARING:

- A. City Council Appeal of the Planning Commission's Decision to Deny Without Prejudice a Request for Approval to Allow a 2,000 Square-Foot Accessory Storage Building at 2285 Santa Anita Road Located Within the A-1-20 Zone. Conditional Use Permit 2010-09 (Klinkenborg)

*At its meeting held on January 26, 2011, the Planning Commission denied Conditional Use Permit 2010-09, a request for approval to allow a 2,000 square-foot storage metal building at located at 2285 Santa Anita Road located within the A-1-20 zone (ref. Exhibit "A" – Location Map). The project was denied without prejudice meaning that the applicant can redesign and resubmit. Subsequent to the Planning Commission's determination, the project was appealed by the City Council for its consideration.*

**Recommended Action:** Staff recommends that the City Council concur with the Planning Commission's denial of Conditional Use Permit 2010-09. (Planning Director)

**Mayor Hanna stated that the public hearing will not be opened and further stated that it has been cancelled. Council Member Sullivan stated that he withdrew his appeal, further stating that the property owner decided to re-submit his plans.**

- B. Amendment to the City's Comprehensive Fee Schedule Adding Filming Permit Fees

*On October 20, 2010, the City Council adopted Resolution No. 2010-61 updating the fees for general City services. The proposed Resolution recommends that fees be added to the City's Comprehensive Fee Schedule to provide for the filming of motion pictures, television and commercials in the City of Norco.*

**Recommended Action:** Adopt Resolution No. 2011-\_\_\_, amending Resolution No. 2010-61 to update and adjust fees for General City Services to add film permit fees to the City's Comprehensive Fee Schedule. (Contract Economic Development Specialist)

**Economic Development Specialist Grody** presented the public hearing item referring to Ordinance No. 903 which was adopted to establish regulations for the filming of motion pictures, television and commercials in the City of Norco. He noted that this resolution provides the amounts charged for permit fees for that stated purpose.

**Mayor Hanna OPENED** the public hearing, indicating that proper notification had been made and asked for the appearance of those wishing to speak. With no one wishing to speak Mayor Hanna **CLOSED** the public hearing.

**Mayor Pro Tem Bash** recommended that a location manager be brought into the City to get feedback and guidance. He complimented Economic Development Specialist Grody on the report that was presented to the City Council.

**M/S Bash/Sullivan to adopt Resolution No. 2011-15, amending Resolution No. 2010-61 to update and adjust fees for General City Services to add film permit fees to the City's Comprehensive Fee Schedule. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

## **7. PUBLIC COMMENTS OR QUESTIONS**

**Glenn Hedges.** Mr. Hedges announced that there will be a trails clean-up day held on March 19<sup>th</sup> focusing on Fifth Street and Corona Avenue and invited everyone to participate.

**Jodie Webber.** Ms. Webber commented on the public hearing item that was cancelled, noting that the process that was followed could lead to a potential abuse of discretion.

**Pamela Smith.** Ms. Smith stated that there will be a first anniversary mixer held at 5 p.m. on March 3<sup>rd</sup> at the Front Porch. She also stated that the NHA Casino night is coming up on April 9<sup>th</sup> and sponsorships are available.

**Alan Thill.** Mr. Thill commented on the public hearing item that was cancelled noting that he is the property owner that lives adjacent to the subject property and added that he was not notified about this project as required. He further stated that he has strong objections to proposed building.

**Rob Swindell.** Mr. Swindell commented on the large amount of money he has spent on Norco water, trash, sewer usage fees and inclusionary taxes. He noted that he opposes the proposed water and sewer rate increases and further commented on his concerns towards water conservation in the City.

## **8. OTHER MATTERS – COUNCIL:**

### **Council Member Azevedo:**

-  Noted that she and Mayor Hanna were interviewed by a local cable channel to promote Norco.
-  Commented on emails she received regarding water pressure in the Norco hills and asked Public Works Director Thompson to comment on this. Director Thompson commented on the testing that took place and stated that there were no spikes in the system noted. He added that recorders have been placed on those valves and hopefully, information should be reported from them in June. He further recommended that pressure regulators be placed in all homes.

**Mayor Pro Tem Bash:**

- # Thanked Dave Henderson for attending the WRCOG meeting.
- # Commented on the Corona Norco Unified School District bid process which now allows for more local contractors to submit bids.
- # Noted that Historic Preservation Consultant Bill Wilkman is assisting the City with the conducting of a historic resources survey in the City of Norco.
- # Asked Public Works Director Thompson if it was possible to place a three-way stop sign at the corner of Hidden Valley coming off of the Golf Course. He noted that he is concerned that there could be an accident. Director Thompson responded that this is a private road.
- # Stated that the trail going up Pedley Avenue is a good candidate for clean-up.
- # Commented on the letter provided by Mr. Swindell noting that it should be addressed.

**Council Member Newton:**

- # Asked Public Works Director Thompson about the coordination of the signals on Hamner Avenue. Director Thompson responded that the work should be completed by March 3rd.
- # Requested that the Council agendaize a discussion on a purchased water adjustment – rate stabilization account, noting that this is a progressive way to look at costs and there are different City models to look at. City Attorney Harper stated that Proposition 218 requires that the actual cost for service be charged, adding that this is worth the Council discussing. City Manager Groves noted that this will take some time to research and prepare, adding that this cannot be done in a two week timeframe.

**M/S Newton/Bash to place an item on a study session agenda in the next 30 – 60 days to discuss the formation of a purchased water rate stabilization account. The motion was carried by the following roll call vote:**

**AYES: AZEVEDO, BASH, HANNA, NEWTON, SULLIVAN**  
**NOES: NONE**  
**ABSENT: NONE**  
**ABSTAIN: NONE**

**Mayor Hanna:**

- # Noted that additional water has been released from the Seven Oaks Dam and added that the water is running swiftly through the Santa Ana River, warning riders to be careful.
- # Asked Parks, Recreation & Community Services Director Petree about the Best of America by Horseback Grand Tour. Director Petree stated that sponsors are being solicited and registration and other information is available online on the City's website.
- # Commented on the Charter Cable show he and Council Member Azevedo would be a part of, noting that it would air from March 28 – April 3 on Charter Channel No. 49 between midnight and 4 p.m.

**Council Member Sullivan:**

- ✚ Commented on a letter received from Western Municipal Water District that provided information on new technology they are investing in, which is the first in the United States.

**9. OTHER MATTERS – STAFF:** No comments received.

**10. ADJOURNMENT:** There being no further business to come before the City Council, Mayor Hanna adjourned the meeting at 8:25 p.m.

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BRENDA K. JACOBS, CMC  
CITY CLERK

/bj-77964