

**ONTARIO CITY COUNCIL/  
ONTARIO HOUSING AUTHORITY  
MINUTES  
October 15, 2019**

**JOINT MEETINGS**

Regular meetings of the Ontario City Council/Ontario Housing Authority were held on Tuesday, October 15, 2019, at the Ontario City Hall, 303 East B Street, Ontario, California.

**CLOSED SESSION**

Mayor Leon called the City Council and Housing Authority Meetings to order at 6:01 p.m., with Mayor Leon, Mayor pro Tem Valencia and Council Member Bowman present.

Mayor Leon announced the matter of existing litigation for discussion, as listed on the agenda and inquired whether persons were present who wished to speak to the Closed Session item. Hearing no one, the City Council recessed to Closed Session at 6:02 p.m. for discussion of the following:

- GC 54956.8, CONFERENCE WITH REAL PROPERTY NEGOTIATORS  
Property: APN 0218-241-32, 9811 East Ontario Ranch Road; City/Authority Negotiator: Scott Ochoa or his designee; Negotiating parties: Ronald C. Pietersma and Kristine B. Pietersma, Trustees of The Ronald and Kristine Pietersma Family Trust and Loyola Properties I, L.P., a California limited partnership; Under negotiation: Price and terms of payment.

Council Member Dorst-Porada arrived at 6:12 p.m.

**CALL TO ORDER – OPEN SESSION**

Mayor Leon called the City Council and Housing Authority meetings to order at 6:30 p.m.

<b>PRESENT:</b>	Mayor/Chairman:	Paul S. Leon
	Mayor pro Tem/Vice Chairman:	Ruben Valencia
	Council/Authority Members:	Jim W. Bowman and Debra Dorst-Porada

<b>ABSENT:</b>	Council/Authority Members:	Alan D. Wapner
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Also present were City Manager/Executive Director Scott Ochoa, City Attorney/Legal Counsel Scott E. Huber, and City Clerk/Secretary Sheila Mautz.

## **CLOSED SESSION REPORT**

City Attorney Huber indicated that there was no reportable action from the Closed Session discussion.

The Pledge of Allegiance was led by Council Member Dorst-Porada.

The Invocation was provided by *Senior Pastor Randy Lanthripe*, representing Church in the Valley.

## **PUBLIC COMMENTS**

*Margaret Hamilton*, representing the Chino Basin Water Conservation District, introduced their new *Executive Director Elizabeth Skrzat*. Ms. Skrzat greeted the City Council and expressed excitement about the 70<sup>th</sup> anniversary of the District and working with community partners.

*Dr. James Hammond*, *OMSD Superintendent*, representing the Greater Ontario Business Council, discussed new “green” initiatives and commented on new business activity in the community that is utilizing electric vehicles.

## **AGENDA REVIEW/ANNOUNCEMENTS**

City Manager Ochoa indicated that there were updated materials regarding Item No. 4 of this agenda. He explained that the list of special assessments had been updated to reflect any payments received up to 9:00 a.m. today, and the new total is \$53,046.69 in outstanding liens.

## **CONSENT CALENDAR**

**MOTION:** Moved by Council Member Bowman, seconded by Mayor pro Tem Valencia and carried by unanimous vote of those present, with Council Member Wapner absent to approve the Consent Calendar as presented.

### **1. APPROVAL OF MINUTES**

City Council approved the Minutes for the regular meeting of the City Council and Housing Authority of September 17, 2019, as on file in the Records Management Department.

### **2. BILLS/PAYROLL**

City Council approved **Bills** for the period August 31, 2019 through September 26, 2019, in the amount of \$4,411,843.30 and **Payroll** for the period September 1, 2019 through September 14, 2019, in the amount of \$3,674,709.87, when audited by the Finance Committee.

**3. AN ORDINANCE APPROVING AN AMENDMENT TO THE CITY OF ONTARIO MUNICIPAL CODE, REVISING SECTIONS 3-1.113 AND 3-1.117, REGARDING BUSINESS LICENSE REGISTRATION TERMS**

City Council considered and adopted an ordinance approving an amendment to the City of Ontario Municipal Code, revising sections 3-1.113 and 3-1.117 to change the annual license renewal to expire at midnight on the anniversary of the date of the business start date rather than December 31 of each year. Introduction and first reading of said Ordinance took place at a regular meeting of the City Council on October 1, 2019.

**ORDINANCE NO. 3144** AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, AMENDING SECTIONS 3-1.113 AND 3-1.117 OF THE ONTARIO MUNICIPAL CODE REGARDING BUSINESS LICENSE REGISTRATION TERMS.

**4. A RESOLUTION FOR PLACEMENT OF SPECIAL ASSESSMENTS ON THE SAN BERNARDINO COUNTY TAX ROLLS**

City Council adopted a resolution for recovery of fees and costs incurred in abating property and dangerous building violations, as well as administrative citations and civil penalties associated with property maintenance violations, and placing assessments on the San Bernardino County Tax Rolls.

**RESOLUTION NO. 2019-154** A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, ADOPTING A REPORT REQUESTING THE PLACEMENT OF SPECIAL ASSESSMENTS ON PROPERTY TAX BILLS FOR CIVIL PENALTIES OR RECOVERY OF COSTS INCURRED FOR ABATEMENT OF VIOLATIONS OF CITY CODES AND ORDINANCES.

**5. A CONSTRUCTION CONTRACT FOR PUBLIC IMPROVEMENTS AT THE SOUTHWEST CORNER OF SIXTH STREET AND MOUNTAIN AVENUE/SENITICA CONSTRUCTION, INC.**

City Council approved the plans and specifications and awarded a construction contract, Project No. MS-815 to Senitica Construction, Inc. of Mira Loma, California, for the public improvement project located on the southwest corner of Sixth Street and Mountain Avenue for the bid amount of \$268,647 plus a 15% contingency of \$40,297, for a total authorized amount of \$308,944; and authorized the City Manager to execute all related documents necessary and file a notice of completion at the conclusion of all construction related activities.

**6. AUTHORIZE THE PURCHASE OF FLEET VEHICLES/NATIONAL AUTO FLEET GROUP**

City Council authorized the cooperative purchase and delivery of one Chevrolet Police Tahoe in the amount of \$39,765, and one Ford Explorer in the amount of \$45,503 for the Police Department from National Auto Fleet Group of Watsonville, California, consistent with the terms and conditions of the Sourcewell (formerly known as NJPA) Cooperative Contract 120716-NAF for a total expenditure of \$85,268.

**7. STATE OF CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT (HCD) \$5 MILLION GRANT FOR LOW TO MODERATE-INCOME HOUSING**

City Council authorized the City Manager or his designee to execute any and all documents necessary for the acceptance of a \$5 million grant award and any future amendments associated with the agreement with the department of Housing and Community Development.

**8. ENTERPRISE LICENSE AGREEMENT FOR GIS SOFTWARE/ESRI, INC.**

City Council authorized the City Manager to execute a three-year citywide Enterprise License Agreement for GIS software with ESRI, Inc., of Redlands, California, in the amount for \$150,000 per year for a total of \$450,000.

**9. RADIO SYSTEM ACCESS AND MAINTENANCE AGREEMENT/COUNTY OF SAN BERNARDINO**

City Council approved and authorized the City Manager to execute a two-year radio system access and maintenance agreement with the County of San Bernardino for an annual estimated amount of \$993,134; and authorize the addition and update of operational necessary service levels and equipment consistent with City Council approved budgets; and authorized the City Manager to extend the agreement for up to five additional one-year periods in amounts consistent with City Council approved budgets for each respective fiscal year.

**10. PRE-AUTHORIZED LIST OF VENDORS TO PROVIDE SPECIALIZED PARTS AND EQUIPMENT FOR CITY FIBER OPTICS NETWORK**

City Council approved pre-authorized vendors to provide specialized parts and equipment for the construction and maintenance of the City Fiber Optics Network.

**11. A MAINTENANCE SERVICES AGREEMENT FOR STORM DRAIN MAINTENANCE SERVICES CITYWIDE/UNITED STORM WATER INC.**

City Council authorized the City Manager to execute a three-year Maintenance Agreement for Contract No. SM1920-1 with United Storm Water Inc., of Industry, California, for an annual estimated cost of \$111,197 plus a contingency of \$16,680; and authorized the addition of future service areas; and authorized the option to extend the agreement for up to two additional years consistent with the City Council approved budgets.

**12. A RECYCLED WATER PURCHASE AGREEMENT BETWEEN THE CITY OF ONTARIO AND CUCAMONGA VALLEY WATER DISTRICT**

City Council approved and authorized the City Manager to execute a five-year agreement with Cucamonga Valley Water District (CVWD), subject to non-substantive changes, for the purchase of recycled water; and authorized extension of the agreement for five-year periods.

**MOTION CARRIED BY UNANIMOUS VOTE OF THOSE PRESENT, WITH COUNCIL MEMBER WAPNER ABSENT:** Mayor Leon declared Ordinance No. 3144 and Resolution No. 2019-154 adopted.

**PUBLIC HEARINGS**

**13. A PUBLIC HEARING TO CONSIDER A PLANNED UNIT DEVELOPMENT (FILE NO. PUD18-001) TO ESTABLISH DEVELOPMENT STANDARDS AND GUIDELINES TO FACILITATE THE FUTURE DEVELOPMENT OF A HIGH DENSITY RESIDENTIAL APARTMENT PROJECT ON 0.102-ACRE OF LAND LOCATED AT 418 EAST TRANSIT STREET, WITHIN THE MU-1 (DOWNTOWN MIXED USE) ZONING DISTRICT (APN: 1049-067-04)**

City Council introduced and waived further reading of an ordinance approving a Planned Unit Development, File No. PUD18-001, establishing development standards and guidelines to facilitate the development of a high density residential apartment project at 418 East Transit Street.

Notice of public hearing was duly given and affidavits of compliance are on file in the Records Management Department.

There were no written communications.

Mayor Leon opened the public hearing asking those persons interested in this item to speak. Hearing no one, Mayor Leon closed the public hearing.

**MOTION:** Moved by Council Member Bowman, seconded by Council Member Dorst-Porada and carried by unanimous vote of those present to introduce and waive further reading of Ordinance No. 3145.

**ORDINANCE NO. 3145** AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, APPROVING FILE NO. PUD18-001, A PLANNED UNIT DEVELOPMENT TO ESTABLISH DEVELOPMENT STANDARDS AND GUIDELINES TO FACILITATE THE DEVELOPMENT OF A HIGH DENSITY RESIDENTIAL APARTMENT PROJECT ON 0.102 ACRE OF LAND LOCATED AT 418 EAST TRANSIT STREET, WITHIN THE MU-1 (DOWNTOWN MIXED USE) ZONING DISTRICT, AND MAKING FINDINGS IN SUPPORT THEREOF—  
APN: 1049-067-04.

## **STAFF MATTERS**

No Comments.

## **COUNCIL MATTERS**

Mayor pro Tem Valencia noted that he recently traveled to the City's Sister Cities of Mocorito and Guamuchil, Sinaloa, Mexico to celebrate the 425<sup>th</sup> Anniversary of the creation of the Jesuit Mission. He commented that both cities appreciate their relationship with Ontario and expressed pride in that relationship. He noted that their delegates also come to Ontario to participate in the July 4<sup>th</sup> parade. Mayor pro Tem Valencia also noted the upcoming October 17, 2019 Great Shake-out and reminded the community of the need to be prepared for major events such as earthquakes and the potential for being without electricity for several days. He also noted that October is Breast Cancer Awareness Month and expressed prayers for people going through cancer related issues.

Council Member Dorst-Porada reminded the community of the 2<sup>nd</sup> Annual Festival of the Arts on Saturday, October 19, 2019 from 11:00 a.m. to 7:00 p.m. in the Museum District.

Mayor Leon commented on improvements in the City and addressed the need for improved public transportation. He encouraged support for the Gold Line light rail being extended from Pomona through Montclair, Ontario and on to the Ontario Airport. He noted recent actions by San Bernardino County Transportation Authority and stressed the need for City Council consensus to reemphasize the importance of bringing the Gold Line to the Ontario Airport. City Council concurrence was gained to review existing resolution to clarify the Council's position, leadership and vision in this regard.

Mayor Leon thanked Superintendent Dr. James Hammond for his contributions to not only the school district, but also the community.

## ADJOURNMENT

Mayor Leon adjourned the meetings of the Joint Agencies at 7:02 p.m. to the next regular meetings to be held on Tuesday, November 5, 2019.

Respectfully submitted,

  
SHEILA MAUTZ, CITY CLERK/SECRETARY

APPROVED:

  
PAUL S. LEON, MAYOR/CHAIRMAN