

**SPECIAL ONTARIO CITY COUNCIL/  
ONTARIO HOUSING AUTHORITY/  
SUCCESSOR AGENCY TO THE  
ONTARIO REDEVELOPMENT AGENCY  
MINUTES  
June 18, 2018**

**JOINT MEETINGS**

Special meetings of the Ontario City Council/Ontario Housing Authority/Successor Agency to the Ontario Redevelopment Agency were held on Monday, June 18, 2018, in the Community Conference Rooms at the Ontario City Hall, 303 East B Street, Ontario, California.

**CALL TO ORDER – OPEN SESSION**

The Mayor called the Ontario City Council/Ontario Housing Authority/Successor Agency to the Ontario Redevelopment Agency meetings to order at 6:01 p.m., and requested the City Clerk call the roll.

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

**ABSENT:** None

Also present were City Manager/Executive Director Scott Ochoa, City Attorney/Legal Counsel John Brown and Assistant City Clerk/Assistant Secretary Vicki Kasad.

The Pledge of Allegiance was led by Mayor Leon.

**ADMINISTRATIVE REPORTS/DISCUSSION/ACTION**

**1. REVIEW AND ADOPTION OF THE CITY'S FISCAL YEAR 2018-19 BUDGET AND APPROVAL OF BUDGET-RELATED ACTIONS**

City Council and Housing Authority Board:

- (A) Adopted resolutions establishing the appropriations limit of the City of Ontario for Fiscal Year 2018-19 and approved the operating budgets of the City of Ontario and Ontario Housing Authority for Fiscal Year 2018-19;
- (B) Approved the annual budget of the Redevelopment Successor Agency for Fiscal Year 2018-19; and
- (C) Approved the annual budget of the Ontario Convention Center for Fiscal Year 2018-19.

City Manager Ochoa thanked the Council for their cooperation and support during his first six months as City Manager and commended the City Council and Staff for a strong 2017-18 Fiscal Year. He noted that the fiscal year was ending under

on expenses and over on revenues, with the surpluses being incorporated into the new year's budget. He indicated that the focuses for the coming year's budget would be economic development and public safety, with a General Fund budget of about \$255 million and a combined Housing Authority and Successor Agency budget of about \$18 million. He further indicated that the budget proposes adding 49 new positions, 11 of which are at the airport.

Mayor Leon asked what departments the City Council would request to speak with regarding their proposed budgets. It was requested that representatives of: Police, Housing, Parks, Streets, Traffic Engineering, Convention Center & Arena and Fire be asked to stay. All other departments were released.

Mayor pro Tem Wapner thanked staff for their work on the year's budget, noting that it is getting better and easier to read every year.

Mayor pro Tem Wapner addressed Police Chief Williams noting the addition of eleven more positions to the police department for a total of 297 sworn personnel. He indicated that they are doing a great job and the crime clearance rate is better than ever. Council Member Dorst-Porada inquired how many positions were currently vacant. Police Chief Williams indicated that two new officers would be sworn in tomorrow, making them eighteen short right now. He noted that they have a great new recruitment video to assist in filling those vacancies. Council Member Valencia questioned the attrition rate. Police Chief Williams indicated that he would anticipate six retirements this year.

Mayor pro Tem Wapner inquired of Fire Chief Elwell regarding page 58 of the Budget Summary book, and questioned the lack of Battalion Chiefs designated for the airport operations. Fire Chief Elwell clarified the funding for the airport includes a portion of a Battalion Chief who is on site for a portion of every day, and the airport is paying for a Deputy Chief position. Mayor pro Tem Wapner noted that the Department's budget includes about \$85,000 dedicated to airport related training and suggested passing that through to the airport.

Mayor pro Tem Wapner addressed Fire Station 2, noting that it got renovated, but there is no lawn. Fire Chief Elwell indicated that it landscape installation will begin tomorrow, as there were some issues with the bid and contract award process which caused a delay.

Mayor pro Tem Wapner questioned page 59 of the Budget Summary book under the Bureau of Fire Prevention and Administrative Services. He inquired if the Emergency Manager had support personnel and whether that would be helpful to add a position. Fire Chief Elwell indicated that it would be helpful and he requested a position, but it was not approved this year due to higher priorities citywide. Mayor pro Tem Wapner suggested taking another look at that position. Council Member Dorst-Porada inquired where the Fire Administrative Director was in the organizational chart. Fire Chief Elwell identified the position and noted that there was no direct support staff for the Director either. Mayor pro Tem Wapner noted that over the last few years there were a lot of positions being added, and

there may be a need to consider adding administrative support staff. He suggested that there should be a formula for police and fire to add support and supervisory positions as frontline positions are added to the City's workforce. Mayor pro Tem Wapner asked about Fire Prevention Inspectors and inquired if we should have more civilian positions to facilitate some of the lower level inspections. He stressed the need to keep up with development, specifically as the airport grows. City Manager Ochoa indicated that staff could cost it out and look at any offset in costs by the OIAA. Council Member Bowman concurred that these positions could overlap with the airport and there were ways to offset it through the airport related activities they would perform.

Mayor pro Tem Wapner inquired of Executive Director of Housing & Neighborhood Preservation Schultz regarding Budget Detail book page 216 about the \$350,000 for property cleanup, and what would be involved. Mr. Schultz indicated that there was a neighborhood improvement strategy, but it was unknown what specifically they would run into in the field. He explained the difficulty of some code cases and the need for the City to abate property violations, but clarified that money would come back to the City through liens on the properties. Schultz explained that Code is looking at ways to reduce legal costs and possibly implement a modified loan program to assist property owners get back into compliance with City standards. Mayor pro Tem Wapner suggested that the Council look at the projects as they come to fruition rather than approve a blanket amount with unspecified programs. City Manager Ochoa indicated the idea was to identify areas in need of assistance with blighted properties, but he anticipated it would be possible to come back to City Council with a diagram of strategic areas. He explained that staff was trying to assemble tools with this package to facilitate the strategy. Mayor pro tem Wapner indicated that he was not disagreeing with the uses proposed and explained, but it was a relatively large appropriation without any specific project identified in the budget book. He suggested allocating \$100,000 followed by a specific list of projects. City Manager Ochoa indicated that based on Council direction with blighted areas, staff would hope to move forward forthwith, and would present further details on uses in the First Quarter Budget Report. Mayor pro Tem Wapner inquired if the entire amount was anticipated for use on one project. City Manager Ochoa indicated that it would include 4<sup>th</sup>/Grove, Mission/Mountain and Nocta/Bon View. Mayor Leon concurred this was a good plan.

Mayor pro Tem Wapner questioned Executive Director of Public Works Chase about the proposed Nugent Park rehabilitation project. Wapner stated that he did not realize how often the park was used and the prominence of the organizations that utilize the horseshoe pits. He concurred that it legitimately needed to stay as an active park. Mayor Leon questioned the need for the structure at Nugent Park proposed to be torn down and rebuilt. Mr. Chase confirmed that it needed to be replaced due to the condition of the wood. Mayor Leon commented on the scoreboard at Littleton ballpark and suggested that someone might want to sponsor it. Assistant City Manager Boling commented that over the last year or two the City has bolstered the relationship with the Carpenter's Union and they are looking for a project to make their presence better known in the community, so

Nugent Park might be a project the Carpenters could assist with. City Manager Ochoa indicated that if Council would like staff to look at sponsors for a scoreboard staff could do so. Mayor Leon indicated that he did not want to delete the proposed funding in lieu of finding a sponsor. Council Member Valencia noted that the scoreboard has the “Maglite” name on it now. City Manager Ochoa indicated that if a partner is found any unused funds would revert to the CIP budget.

Mayor Leon questioned City entryway monument signs. City Manager Ochoa indicated that there had been some discussion that the existing signs look more like name tags and do not represent the City well. Mr. Chase indicated that the renderings speak to the changes to Ontario. He noted that the project would include appropriate lighting and California friendly landscaping surrounding the signs. Council Member Dorst-Porada questioned the drip irrigation on Mission Avenue, and expressed concern for the health of the trees.

Council Member Dorst-Porada asked about directional and wayfinding signs. City Manager Ochoa indicated that through grant funding from SBTCA the design and program would be coming forthwith. Council Member Dorst-Porada requested that the Council review the overall plan when complete. City Manager Ochoa confirmed he would provide it.

Mayor pro Tem Wapner inquired of Executive Director of Development Murphy about traffic signals in Ontario Ranch, noting that he thought that development impact fees (DIF) were paying for all of them. He questioned why in the budget the City was paying for some of the new traffic signals. Mr. Murphy indicated that the DIF program has specific traffic signals and costs identified to be borne by developers; however in the case of Merrill Avenue and McCleve Way, it was not originally anticipated that a signal was needed, and based upon the inquiries and concerns raised by residents an additional signal is now warranted. He indicated that it is also anticipated that once opened up there will be a need for another signal at Colonial/Riverside, for which the developer paid 50% and this budget includes the other half. Mayor pro Tem Wapner questioned pages 141 and 147 of the CIP budget book which deal with the same issue. City Manager Ochoa clarified that the two pages addressed projects and costs to be incurred in different future years’ budgets.

Council Member Dorst-Porada questioned the ability to restore the rock curbs on Euclid. City Manager Ochoa indicated that funding might be available through SB-1, but SB-1 dollars may be in danger of going away based on a ballot initiative being proposed. Ochoa also reminded Council that Caltrans may be willing to give Euclid, a state highway, to the City; but we are not sure what that buy-out would cost to take Euclid off their hands. Council Member Dorst-Porada then questioned the possibility of developing a nice looking concrete stamp to replicate the rocks. City Manager Ochoa suggested costs would be comparable to actually repairing the rock, and offered to put together a memo to Council providing some options to consider in the future. Council Member Dorst-Porada stressed that the original rocks were hand carved.

Mayor pro Tem Wapner inquired of Convention Center President and CEO Krouse about the \$600,000 proposed for a patio. Mr. Krouse indicated that this was the patio already under construction. He explained that the purpose of the patio was to relieve pressure on the concourse area. He further explained that this would benefit large concerts and events, so people can go in and out to this secure space for pre- and post-event activities.

Mayor pro Tem Wapner questioned the proposed new scoreboard at the arena. Mr. Krouse indicated that the scoreboard has to be replaced as it is almost beyond repair. There was general discussion about issues and progress with ice and basketball hoops, and Mr. Krouse stressed that the arena was just ranked number two domestically for arenas with 10,000 to 15,000 attendance.

Council Member Dorst-Porada questioned the naming rights contract. Mr. Krouse indicated that they were looking a couple potential options. He also indicated that the relationship with the bank remains strong and they intend on staying as an arena partner. Mayor Leon noted that the third floor of the building is underutilized. Mr. Krouse concurred that this was a big challenge because it is not easily accessible by the general public and many people do not even realize it is there. He suggested that the third floor patio was a very valuable asset but a challenge to access and use at this time. Mayor Leon also noted that it was tough for anyone to get upstairs to use the bar and suggested that a reconfiguration might be helpful. Mr. Krouse concurred and indicated that consideration must be given to the VIPs who expect an enhanced experience and balancing that with the challenge of ticketing to control access.

Mayor Leon commented that he loves the programs that are coming to the Convention Center and Arena. Mr. Krouse noted that there will be over a million visitors through the facilities this year.

Mayor pro Tem Wapner inquired of Executive Director of Finance Yee as to why aircraft taxes are projected to decrease and to explain some of the difficulties in getting a proper accounting when the County does its assessments. Mr. Yee indicated that he did not want to make the assumption that the revenues are actually declining and that the actual revenues received are dependent upon what assets are on airport property when the County performs their assessments. There was general discussion on how the taxes are calculate and Mr. Yee confirmed that he believed the County's assessments used to forecast budgeted revenues were correct, but an increase in actual revenue should be seen in the future.

Mayor pro Tem Wapner noted that he had a conversation with the City Manager regarding CIP projects and while he has no problem with the presentation of the five-year programt, he feels it is healthy to examine all projects once in a while to validate or set new priorities. Council member Dorst-Porada noted that some of the CIP projects did not have five-year projections and she would like to see those. City Manager Ochoa indicated that was an oversight and they would be provided.



City Manager Ochoa also noted that on the Customer Information System upgrade, funding for two customer services representatives and a supervisor were embedded in that project budget. He explained that at the end of the project the City would absorb those new bodies back into the organization through attrition. City Manager Ochoa thanked the Council for a very interesting budget process.

Council Member Dorst-Porada reminded the Council and staff of the pending \$260 million CALPERS debt and stressed the need to be cognizant of it in making future budget decisions. City Manager Ochoa concurred and noted that fiscal responsibility is the hallmark of this Council and that has been made very clear to him.

**MOTION:** Moved by Council Member Bowman, seconded by Council Member Dorst-Porada and carried by unanimous vote to adopt Resolution Nos. 2018-051, 2018-052 and OHA-097.

**RESOLUTION NO. 2018-051** A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, ESTABLISHING AN APPROPRIATIONS LIMIT FOR THE CITY OF ONTARIO FOR FISCAL YEAR 2018-19.

**RESOLUTION NO. 2018-052** A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, ADOPTING THE OPERATING BUDGET OF SAID CITY FOR THE FISCAL YEAR 2018-19.

**RESOLUTION NO. OHA-097** A RESOLUTION OF THE ONTARIO HOUSING AUTHORITY OF THE CITY OF ONTARIO, CALIFORNIA, ADOPTING A BUDGET FOR SAID AUTHORITY FOR THE FISCAL YEAR 2018-19.

**2. A RESOLUTION APPROVING THE 2019-2023 FIVE-YEAR CAPITAL IMPROVEMENT EXPENDITURE PLAN AND EXPENDITURE STRATEGY**

City Council adopted a resolution approving the 2019-2023 Measure I Five-Year Capital Improvement Expenditure Plan and Expenditure Strategy.

**MOTION:** Moved by Council Member Bowman, seconded by Council Member Dorst-Porada and carried by unanimous vote to adopt Resolution No 2018-053.

**RESOLUTION NO. 2018-053** A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, ADOPTING THE FY 2019-2023 MEASURE I FIVE-YEAR CAPITAL IMPROVEMENT PLAN.

**STAFF MATTERS**

None.

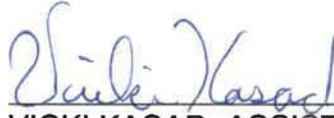
**COUNCIL MATTERS**

None.

**ADJOURNMENT**

Mayor Leon adjourned the meetings of the Joint Agencies at 7:09 p.m.

Respectfully submitted,



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VICKI KASAD, ASSISTANT CITY CLERK/SECRETARY

APPROVED:



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PAUL S. LEON, MAYOR/CHAIRMAN