



CITY OF GRAND TERRACE

CITY COUNCIL

AGENDA • JULY 23, 2024

Council Chambers

Regular Meeting

6:00 PM

Grand Terrace Civic Center • 22795 Barton Road

COMMENTS FROM THE PUBLIC

The public is encouraged to address the City Council on any matter posted on the agenda or on any other matter within its jurisdiction. If you wish to address the City Council, please complete a Request to Speak card located at the front entrance and provide it to the City Clerk. Speakers will be called upon by the Mayor at the appropriate time and each person is allowed three (3) minutes speaking time.

If you would like to participate telephonically and speak on an agenda item, you can access the meeting by dialing the following telephone number and you will be placed in the waiting room, muted until it is your turn to speak:

***67 1-669-900-9128**
Meeting ID: 863 5589 3165
Passcode: 525391

The City wants you to know that you can also submit your comments by email to ccpubliccomment@grandterrace-ca.gov. To give the City Clerk adequate time to print out your comments for consideration at the meeting, please submit your written comments prior to 5:00 p.m.; or if you are unable to email, please call the City Clerk's Office at (909) 954-5207 by 5:00 p.m.

If you wish to have your comments read to the City Council during the appropriate Public Comment period, please indicate in the Subject Line "FOR PUBLIC COMMENT" and list the item number you wish to comment on. Comments that you want read to the City Council will be subject to the three (3) minute time limitation (approximately 350 words).

Pursuant to the provisions of the Brown Act, no action may be taken on a matter unless it is listed on the agenda, or unless certain emergency or special circumstances exist. The City Council may direct staff to investigate and/or schedule certain matters for consideration at a future City Council meeting.

PLEASE NOTE: Copies of staff reports and supporting documentation pertaining to each item on this agenda are available for public viewing and inspection at City Hall, 1st Floor Lobby Area and 2nd Floor Reception Area during regular business hours and on the City's website www.grandterrace-ca.gov. For further information regarding agenda items, please contact the office of the City Clerk at (909) 954-5207, or via e-mail at dthomas@grandterrace-ca.gov.

Any documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection in the City Clerk's office at City Hall located at 22795 Barton Road during normal business hours. In addition, such documents will be posted on the City's website at www.grandterrace-ca.gov.

AMERICANS WITH DISABILITIES ACT

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office, (909) 954-5207 at least 48 hours prior to the advertised starting time of the meeting. This will enable the City to make reasonable arrangements to ensure accessibility to this meeting. Later requests will be accommodated to the extent feasible [28 CFR 34.102.104 ADA Title II].

CALL TO ORDER

Convene City Council.

Invocation***Pledge of Allegiance******AB 2449 Disclosures***

Remote participation by a member of the legislative body for just cause or emergency circumstances.

Roll Call

Attendee Name	Present	Absent	Late	Arrived
Mayor Bill Hussey	☐	☐	☐	
Mayor Pro Tem Doug Wilson	☐	☐	☐	
Council Member Jeff Allen	☐	☐	☐	
Council Member Kenneth J. Henderson	☐	☐	☐	
Council Member Michelle Sabino	☐	☐	☐	

A. REORDERING OF, ADDITIONS TO, OR REMOVAL OF ITEMS FROM THE AGENDA**B. PUBLIC COMMENT**

This is the opportunity for members of the public to comment on any items not appearing on the regular agenda. Because of restrictions contained in California Law, the City Council may not discuss or act on any item not on the agenda, but may briefly respond to statements made or ask a question for clarification. The Mayor may also request a brief response from staff to questions raised during public comment or may request a matter be agendized for a future meeting.

C. SPECIAL PRESENTATIONS - NONE**D. CONSENT CALENDAR**

The following Consent Calendar items are expected to be routine and noncontroversial. They will be acted upon by the City Council at one time without discussion. Any Council Member, Staff Member, or Citizen may request removal of an item from the Consent calendar for discussion.

1. Waive Full Reading of Ordinances on Agenda

DEPARTMENT: CITY CLERK

2. Approval of Minutes – Regular Meeting – 07/09/2024

DEPARTMENT: CITY CLERK

3. Historical & Cultural Activities Committee Member Resignation and Authorization

RECOMMENDATION:

Accept the Resignation of Historical & Cultural Activities Committee Member Louise Lunstrum, Direct the City Clerk to Prepare and Send a Letter of Appreciation on Behalf of the City Council

DEPARTMENT: CITY CLERK

4. Acceptance of Street Rehabilitation Project 2023-24

RECOMMENDATION:

1. Accept the Street Rehabilitation Project 2023-24 in the amount of \$1,123,458.96 and approve the final payment of \$114,062.43 to Hardy & Harper, Inc.
2. Direct staff to file and record the Notice of Completion for the Street Rehabilitation Project 2023-24

DEPARTMENT: PUBLIC WORKS

5. Approval of Additional National Opioid Settlement with Kroger Co.

RECOMMENDATION:

Adopt a Resolution approving the Settlement Agreement and Participation Forms for the City's participation in the National Opioid Settlement Agreement with Kroger Co., approving the California State-Subdivision Agreement Regarding Distribution and Use of Settlement Funds, and authorizing the City Manager to carry out all necessary acts such that the City can participate in the National Opioid Settlement with Kroger Co., including signing necessary documents and transmittal thereof as necessary.

DEPARTMENT: CITY MANAGER

E. PUBLIC HEARINGS

6. Public Hearing, Adoption of Resolution Ordering the Levy and Collection of Assessments, and Approval of Agreements with the County for the Collection of Assessments for the 2024-25 Fiscal Year, Landscape & Lighting Assessment District 89-1

RECOMMENDATION:

1. Conduct the Public Hearing; and

2. Adopt a Resolution of the City Council of the City of Grand Terrace approving the Engineer's Annual Report, and confirming the diagram and assessment, and ordering the levy and collection of assessments within the City of Grand Terrace Landscaping and Street Lighting District No. 89-1 for Fiscal Year 2024-25.
3. Approve the "Auditor-Controller/Treasurer/Tax Collector Agreements for Collection of Special Taxes, Fees, and Assessments for Fiscal Year 2024-25" for the City and the District.

DEPARTMENT: PUBLIC WORKS

7. Public Hearing Regarding Objections to Collecting Delinquent Refuse and Sewer Fees on the Tax Rolls for Affected Properties; Adoption of Resolutions to Collect Said Delinquent Fees on the Tax Roll and for the Placement of Assessments for Delinquent Fees on Properties Located in the City for Fiscal Year 2024-25

RECOMMENDATION:

1. Conduct a public hearing to hear objections or protests regarding delinquent fees proposed for adoption and assessment on the tax rolls of the county tax assessor for FY 2024-25.
2. Adopt a resolution of the City Council of the City of Grand Terrace, County of San Bernardino, State of California, adopting a report of delinquent refuse and sewer user fees for FY 2024-25 and directing that such delinquent fees be collected on the tax roll and be imposed as an assessment upon property within the City of Grand Terrace.

DEPARTMENT: PUBLIC WORKS

8. The Gateway at Grand Terrace Specific Plan Project - Final Environmental Impact Report (State Clearinghouse No. 2021020110), Findings of Fact and Statement of Overriding Considerations, and Mitigation Monitoring and Reporting Program (ENV 17-10), General Plan Amendment (17-01), Specific Plan (17-01), Zone Change (17-02), Zone Change Amendment (24-01), Development Agreement (Agmt), Tentative Tract Map 20501 (18-01)

RECOMMENDATION:

Conduct a Public Hearing for The Gateway at Grand Terrace Specific Plan Project and take the following actions:

- a. Adopt a Resolution certifying the Final EIR and making findings for the Statement of Overriding Considerations and making findings for and adopting the MMRP (Attachment 1).
- b. Adopt a Resolution making findings for and adopting the General Plan Amendment 17-01 (Attachment 2).
- c. Introduction and 1st Reading by title only with further reading waived an Ordinance adopting the Gateway at Grand Terrace Specific Plan 17-01 (Attachment 3).

- d. Adopt a Resolution making findings for and adopting the Zone Change 17-02 and Zone Change Amendment 24-01 (Attachment 4).
- e. Introduction and 1st Reading by title only with further reading waived an Ordinance adopting the Development Agreement (Attachment 5).
- f. Adopt a Resolution making findings for and approving the Tentative Tract Map 20501 18-01 (Attachment 6).

DEPARTMENT: PLANNING & DEVELOPMENT SERVICES

F. UNFINISHED BUSINESS

- 9. Introduction and First Reading of an Ordinance Approving Zone Change Amendment (ZCA) 24-03 Amending City of Grand Terrace Municipal Code Title 18 (Zoning) to Add New Residential Land Uses Called “Congregate Living Health Facilities” and “Electric Vehicle Charging Stations”, to the Allowable Residential Land Uses Listed in Chapter 18.10 (Residential Districts); to Add Nonresidential Hours of Operation and to Consolidate All Nonresidential Land Uses Identified Under Section 18.06.032 and Chapters 18.30 – AP Administrative Professional District, 18.33 – C2 General Business District, 18.36 – CM Commercial Manufacturing District, 18.39 – MR Restricted Manufacturing District, 18.40 – M2 Industrial District, 18.43 – PUB Public Facilities District into a Table Format Under a New Chapter 18.27 (Nonresidential Districts); to Add New Nonresidential Land Uses Called “Heavy Equipment Rentals (Indoor and Outdoor)”, “Electric Vehicle Charging Stations”, “Restaurants with a Cocktail Lounge, Bar, Entertainment or Dancing”, and “Establishments with On-Site Alcohol Beverage Sales and Consumption that Are Not Bona Fide Eating Establishments (Bars, Taverns, Cocktail Lounges, Breweries, Distilleries And/Or Wine Making Facilities with Sales for On-Site and Off-Site Consumption)” CEQA: the Adoption of the Proposed Ordinance is Not a “Project” that is Subject to CEQA Review Because it Will Not Result in Direct Physical Change in the Environment, or a Reasonably Foreseeable Indirect Physical Change in the Environment. (See, §15061(B)(3) – Common Sense Exemption.)

RECOMMENDATION:

It is recommended that the City Council take the following actions:

- 1) Conduct a public hearing; and
- 2) Introduce an Ordinance approving Zone Change Amendment (ZCA) 24-03 to amend the Grand Terrace Municipal Code Title 18 (Zoning) to add new residential land uses called “Congregate Living Health Facilities” and “Electric Vehicle Charging Stations”, to the allowable residential land uses listed in Chapter 18.10 (Residential Districts); to add nonresidential hours of operation and to consolidate all nonresidential land uses identified under Section 18.06.032 and Chapters 18.30 - AP Administrative Professional District, 18.33 - C2 General Business District, 18.36 - CM Commercial Manufacturing District, 18.39 - MR Restricted Manufacturing District, 18.40 - M2 Industrial District, 18.43 - PUB Public Facilities District into a table format under a new Chapter 18.27 (Nonresidential Districts); to add new

nonresidential land uses called “Heavy Equipment Rentals (Indoor and Outdoor)”, “Electric Vehicle Charging Stations”, “Restaurants with a cocktail lounge, bar, entertainment or dancing”, and “Establishments with on-site alcohol beverage sales and consumption that are not bona fide eating establishments (bars, taverns, cocktail lounges, breweries, distilleries and/or wine making facilities with sales for on-site and off-site consumption)” and find an environmental exemption pursuant to Section 15061(b)(3) of the California Environmental Quality Act (CEQA) Guidelines; and

- 3) Direct Planning & Development Services Director to bring back directly to the City Council within ninety (90) days an Ordinance for a Zone Change Amendment making Municipal Code modifications to bring consistency between all Municipal Code Sections pertaining to hours of operation for business activities and hours applicable to noise related activities.

DEPARTMENT: PLANNING & DEVELOPMENT SERVICES

G. NEW BUSINESS - NONE

H. FUTURE AGENDA ITEMS

At this time, the City Council may propose items for discussion and/or action at a future duly agendized City Council meeting. A consensus of a majority of the quorum is required to place an item on a future agenda.

I. CITY COUNCIL COMMUNICATIONS

Council Member Michelle Sabino

Council Member Kenneth J. Henderson

Council Member Jeff Allen

Mayor Pro Tempore Doug Wilson

Mayor Bill Hussey

J. CITY MANAGER COMMUNICATIONS

K. RECESS TO CLOSED SESSION**CLOSED SESSION**

1. PUBLIC EMPLOYEE PERFORMANCE EVALUATION, pursuant to Section 54957(b)(1)

Title: City Manager

2. PUBLIC EMPLOYEE PERFORMANCE EVALUATION, pursuant to Section 54957(b)(1)

Title: City Attorney

RECONVENE TO OPEN SESSION**REPORT OUT OF CLOSED SESSION****L. ADJOURN**

The Next Regular City Council Meeting will be held on Tuesday, August 13, 2024 at 6:00 PM. Any request to have an item placed on a future agenda must be made in writing and submitted to the City Clerk's office.