



CITY OF GRAND TERRACE

City Council
MINUTES • May 13, 2025

Council Chambers

Regular Meeting

6:00 PM

Grand Terrace Civic Center • 22795 Barton Road

Call to Order

Mayor Bill Hussey convened the regular Meeting of the City Council for Tuesday, May 13, 2025, at 6:07 p.m.

Invocation

The Invocation was given by Pastor Jason Olvera from Living Word Inland Empire Church.

Pledge of Allegiance

The Pledge of Allegiance was led by Mayor Hussey.

AB 2449 Disclosures

None.

Roll Call

Present:	Mayor Bill Hussey Mayor Pro Tem Michelle Sabino Council Member Doug Wilson Council Member Jeff Allen Council Member Matt Brown
Absent:	

A. REORDERING OF, ADDITIONS TO, OR REMOVAL OF ITEMS FROM THE AGENDA

None.

B. PUBLIC COMMENT

Shad Boal, Grand Terrace Resident, invited the City Council and members of the public to participate in the Memorial Day Service taking place on May 26, 2025, at 11am at Freedom Park and a light show at his home.

Toni Roslaes, Field Representative for Assemblywoman Leticia Castillo, provided a legislative update and announced that their office will have an informational booth at the Blue Mountain Festival on May 17, 2025.

Bobbie Forbes, Grand Terrace Resident, is thankful for the recent paving done on Mt. Vernon Ave. would like an update on what will happen to the location of TSG as well as JC Wallace as she has not heard of any updates, and has concerns about commercial trucks parking on Canal St. Ms. Forbes also commented on the relocation of the speedometer near Grand Terrace Road and Barton Road. She was happy to see that it had been moved to a better location.

Konrad Bolowich, City Manager, responded to Ms. Forbes' concerns stating that residents are doing right by calling the sheriff's after-hours office when it comes to commercial truck parking.

C. SPECIAL PRESENTATIONS

None.

D. CONSENT CALENDAR

NO PUBLIC COMMENT

Council Member Jeff Allen motioned with a second by Council Member Matt Brown to approve items # 1-2,6,7,9,11-14,16-18, 21, and 22 from the Consent Calendar.

Before the vote, Adrian Guerra, City Attorney, read by title only, waive further reading, Adoption of an Ordinance of the City Council of the City of Grand Terrace Amending the Grand Terrace Municipal Code; Chapter 5.06 (Home Occupation Permits); Chapter 5.40 (Garage Sales); Chapter 5.42 (Integrated Waste Management); Chapter 5.48 (Massage Parlors and Massage Technicians); Chapter 8.108 (Noise); Chapter 8.112 (Fireworks); Chapter 9.05 (Vending on City Sidewalks); Chapter 10.16 (Storage of Vehicles – Intersection Obstruction); Chapter 12.32 (Conduct on Public Property – Parks); Chapter 12.56 (Wireless Telecommunications Facilities in the Public Right-Of-Way); Chapter 15.56 (Water Efficient Landscape); Chapter 18.10 (Residential Districts); Chapter 18.53 (AG Agricultural Overlay District); Chapter 18.56 (AG-2 Agricultural 2 Overlay District); Chapter 18.64 (Objective Design Standards); Chapter 18.80 (Signs); and Chapter 18.82 (Standards for Specified Land Uses and Activities)

RESULT:	APPROVED 5 TO 0
MOVER:	Council Member Allen
SECONDER:	Council Member Brown
AYES:	Mayor Hussey, Mayor Pro Tem Sabino, Council Member Wilson, Council Member Allen, Council Member Brown
NAYS:	None

- 1) Waive Full Reading of Ordinances on Agenda
- 2) Approval of Minutes - Regular Meeting - April 8, 2025
- 3) Mayor authority to Sign LOS for Private Entities & Legislative Offices

Consent Item # 3 was pulled for discussion by Council Member Brown. Council Member Brown stated that the Resolution on Item # 3 does not state that a Council Member and/or Mayor may request a letter of support of opposition on urgent legislation that is outside a City Council Meeting.

Adrian Guerra, City Attorney, suggested including the following language to the proposed resolution: "In instances of urgency legislation requiring a city response in less than 72 hours and where the City Council cannot otherwise convene, the City Manager (or Mayor) may sign a letter of support for the proposed legislation provided that it aligns with the City Council's stated goals and policies for the City."

Council Member Brown agreed to move the item with the additional language provided by the City Attorney, followed by a second by Mayor Hussey.

RESULT:	APPROVED 5 TO 0
MOVER:	Council Member Brown
SECONDER:	Mayor Hussey
AYES:	Mayor Hussey, Mayor Pro Tem Sabino, Council Member Wilson, Council Member Allen, Council Member Brown
NAYS:	None

- 4) Auditor's Annual Financial Report and Related Documents for the Fiscal Year Ended June 30, 2024

Consent Item # 4 was pulled for discussion by Council Member Doug Wilson.

RECIEVE & FILE

- 5) Housing Successor Agency Annual Financial Report for the Year Ended June 30, 2024

Consent Item # 5 was pulled for discussion by Council Member Doug Wilson.

RECIEVE & FILE

- 6) Measure I Fund Annual Financial & Compliance Report for the Year Ended June 30, 2024
- 7) Approval of the March-2025 Check Register in the Amount of \$559,751.44

Mayor Hussey recused himself on Item #7 for check number 82286.

- 8) Thirty-Second Amendment to Law Enforcement Services Contract No. 94-797 with the County of San Bernardino to Provide Law Enforcement Services for Fiscal Year 2025-2026 to the City of Grand Terrace

Consent Item # 8 was pulled for discussion by Council Member Doug Wilson. Council Member Wilson emphasized on the need for traffic control.

RESULT:	APPROVED 5 TO 0
MOVER:	Council Member Wilson
SECONDER:	Council Member Allen
AYES:	Mayor Hussey, Mayor Pro Tem Sabino, Council Member Wilson, Council Member Allen, Council Member Brown
NAYS:	None

- 9) Award Contracts for CIP 2025-26

- 10) Amendment No. 2 to Hirsch & Associates to Amended and Restated Agreement

Council Member Brown pulled this item for discussion. It was recommended that a robust community outreach plan be implemented. No action was taken, direction was provided to staff and this item will be brought back at the next regular city council meeting.

- 11) Award Contract for NPDES Support Services

- 12) Professional Services Agreement Amendment No. 1 Between the City of Grand Terrace and Lance, Soll & Lunghard, LLP for Financial Auditing Services

- 13) Professional Services Agreement Amendment No. 1 Between the City of Grand Terrace and HDL Companies for Business License Auditing and Administration Services

- 14) Amendment No. 2 to Agreement with EZ Sunnyday for Citywide Landscape Services

- 15) Amendment No. 1 to Superior Building Maintenance Contract for Facility Janitorial Services

Council Member Brown pulled this item for discussion. Council Member Brown's concerns regarding janitorial services for the senior center being limited to two times a week were addressed.

RESULT:	APPROVED 5 TO 0
MOVER:	Council Member Brown
SECONDER:	Mayor Pro Tem Sabino
AYES:	Mayor Hussey, Mayor Pro Tem Sabino, Council Member Wilson, Council Member Allen, Council Member Brown
NAYS:	None

- 16) Award Contract to Athletic Field Specialist for Richard Rollins Field Maintenance
- 17) 2025-2026 Landscape & Lighting Assessment District 89-1 Public Hearing Intent
- 18) 2025-2026 Trash and Sewer Special Assessments: Intent to Levy and Schedule Public Hearing
- 19) Intent to Update Facility Use Fees
- 20) Approval of a Public Convenience or Necessity for an Off-Sale General (Type 21) Alcoholic Beverage Retail License issued by the California Department of Alcoholic Beverage Control (ABC) for the Applicant, Mr. Ghatas Roumah, for their business the Grand Terrace Market located at 12490 Michigan Avenue, Grand Terrace, CA 92313 (APN 116718111)

Mayor Pro Tem Michelle Sabino pulled this item for discussion. Mayor Pro Tem Sabino's concerns are with regard to the proposed market requesting to sell alcohol in the center of a neighborhood.

RESULT:	APPROVED 4 TO 0
MOVER:	Council Member Allen
SECONDER:	Council Member Wilson
AYES:	Mayor Hussey, Council Member Wilson, Council Member Allen, Council Member Brown
ABSTAIN:	Mayor Pro Tem Michelle Sabino
NAYS:	None

21) Zoning Code Amendment (ZCA) 24-04: Second Reading and Adoption of an Ordinance Amending the Grand Terrace Municipal Code Chapter 5.06 (Home Occupation Permits); Chapter 5.40 (Garage Sales); Chapter 5.42 (Integrated Waste Management); Chapter 5.48 (Massage Parlors and Massage Technicians); Chapter 8.108 (Noise); Chapter 8.112 (Fireworks); Chapter 9.05 (Vending on City Sidewalks); Chapter 10.16 (Storage of Vehicles – Intersection Obstruction); Chapter 12.32 (Conduct on Public Property – Parks); Chapter 12.56 (Wireless Telecommunications Facilities in the Public Right-Of-Way); Chapter 15.56 (Water Efficient Landscape); Chapter 18.10 (Residential Districts); Chapter 18.53 (AG Agricultural Overlay District); Chapter 18.56 (AG-2 Agricultural 2 Overlay District); Chapter 18.64 (Objective Design Standards); Chapter 18.80 (Signs); and Chapter 18.82 (Standards for Specified Land Uses and Activities), and a Determination That ZCA 24-04 is Exempt From CEQA Pursuant to CEQA Guidelines Section §15061(b)(3) – Common Sense Exemption.)

22) Authorization to Install Security Gates at City Hall and Public Parks

E. PUBLIC HEARINGS

23) Public Hearing to Form Community Facilities District No. 2025-1 (Public Maintenance Services)

Susana Hernandez, Senior Project Manager with Willdan, provided the [PowerPoint](#) presentation for this item.

Mayor Hussey opened the public hearing at 7:35 p.m.

PUBLIC COMMENT

Bobbie Forbes, Grand Terrace Resident, expressed her concerns with this item as she did not understand what the item was entirely about.

Mayor Hussey closed the public hearing at 7:38 p.m.

Before the vote, Adrian Guerra, City Attorney, read by title only, waive further reading, First Reading and introduction of an Ordinance of the City Council of the City of Grand Terrace California levying special taxes within Grand Terrace, Community Facilities District No. 2025-1 (Public Maintenance Services) to finance certain services with the deletion of the fourth recital in the Ordinance.

RESULT:	APPROVED 5 TO 0
MOVER:	Council Member Allen
SECONDER:	Mayor Hussey
AYES:	Mayor Hussey, Mayor Pro Tem Sabino, Council Member Wilson, Council Member Allen, Council Member Brown
ABSTAIN:	None
NAYS:	None

F. UNFINISHED BUSINESS

None.

G. NEW BUSINESS

- 24) Introduction and First Reading by Title Only, with Further Reading Waived an Ordinance Amending Section 8.112.180 (Establishment of A No Fireworks Safety Zone) of Title 8 (Health and Safety) of the Grand Terrace Municipal Code

Adrian Guerra, City Attorney to read, by title only, waive reading of, and introduce, AN ORDINANCE AMENDING SECTION 8.112.180 (ESTABLISHMENT OF A NO FIREWORKS SAFETY ZONE) OF TITLE 8 (HEALTH AND SAFETY) OF THE GRAND TERRACE MUNICIPAL CODE

RESULT:	APPROVED 4 TO 0
MOVER:	Council Member Allen
SECONDER:	Mayor Hussey
AYES:	Mayor Hussey, Mayor Pro Tem Sabino, Council Member Allen, Council Member Brown
ABSTAIN:	Council Member Doug Wilson
NAYS:	None

H. FUTURE AGENDA ITEMS

None.

I. CITY COUNCIL COMMUNICATIONS

Council Member Matt Brown reported on the following:

Nothing to Report.

Council Member Jeff Allen reported on the following:

- Attended the City County Conference in Lake Arrowhead on May 8, 2025
- Listened to Mayor Dawson from Riverside speak at the Sea Sac Conference

Council Member Doug Wilson reported on the following:

- Attended the City County Conference in Lake Arrowhead on May 8, 2025
- Attended

Mayor Pro Tem Michelle Sabino reported on the following:

- Attended the City Leaders Summit in Sacramento on April 23-25, 2025

- Attended the Town Hall Meeting with Senator Rosilicie Ochoa Bogh on May 1, 2025, in the Council Chambers

Mayor Bill Hussey reported on the following:

- Attended the City Leaders Summit in Sacramento on April 23-25, 2025
- Attended the 41st Annual Art Show on May 3, 2025, in the Community Room

J. CITY MANAGER COMMUNICATIONS

Konrad Bolowich, City Manager, announced the following:

- Announced the Blue Mountain Festival will take place on May 17, 2025, at Richard Rollins Park
- Encouraged the public to visit the City Website "Just the Facts"
- Announced a community calendar on the City Website that can be utilized by the public with City Staff Approval
- Asked that the City Council meeting be closed in memory of San Bernardino County Fire Department firefighter paramedic, Ryan Spandrio

Fire Department Communications

- Announced that the memorial services for San Bernardino County Fire Department firefighter paramedic, Ryan Spandrio will take place on May 16, 2025, in Chino, California.

Sheriff Department Communications

Nothing to Report.

K. CLOSED SESSION

RECESS TO CLOSED SESSION

Mayor Hussey recessed the regular meeting of the City Council to closed session at 8:04 p.m.

CLOSED SESSION

1. CONFERENCE WITH REAL PROPERTY NEGOTIATOR – GOVERNMENT CODE SECTION 54956.8 Property: Palm & Barton Rd., 22795 Barton Rd., Grand Terrace, CA 92313, APN 0276-202-47 Property Negotiators: Anthony & Angeline Petta Trust Agency Negotiators: Konrad Bolowich, City Manager, and Adrian Guerra, City Attorney Under Negotiation: Price and Terms of Payment

2. CONFERENCE WITH REAL PROPERTY NEGOTIATOR – GOVERNMENT CODE SECTION 54956.8 Property: Palm & Barton Rd., 22795 Barton Rd., Grand Terrace, CA 92313, APN 0276-202-61 Property Negotiators: Anthony & Angeline Petta Trust Agency Negotiators: Konrad Bolowich, City Manager, and Adrian Guerra, City Attorney Under Negotiation: Price and Terms of Payment

3. CONFERENCE WITH REAL PROPERTY NEGOTIATOR – GOVERNMENT CODE SECTION 54956.8 Property: Palm & Barton Rd., 22757 Barton Rd., Grand Terrace, CA 92313, APN 0276-202-31 Property Negotiators: Anthony & Angeline Petta Trust Agency Negotiators: Konrad Bolowich, City Manager, and Adrian Guerra, City Attorney Under Negotiation: Price and Terms of Payment

RECONVENE TO OPEN SESSION

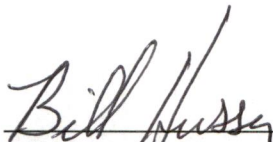
Mayor Hussey reconvened the regular meeting of the City Council from closed session at 8:18 p.m.

REPORT OUT OF CLOSED SESSION

Adrian Guerra, City Attorney, announced that there were three (3) closed session items under the heading "Conference with Real Property Negotiator" for two properties at 22795 and one at 22757 Barton Road. An update was provided by the City Manager; discussion was had and direction provided to the City Manager and no reportable action was taken.

L. ADJOURN

Mayor Hussey adjourned the Regular Meeting of the City Council at 8:21 p.m. in honor of San Bernardino County Fire Department firefighter paramedic, Ryan Spandrio, who lost his life on April 15, 2025. The next Regular City Council Meeting will be held on Tuesday, May 27, 2025, at 6:00 p.m.



Bill Hussey, Mayor



Daysi Alcocer, City Clerk