

City of Fontana

8353 Sierra Avenue
Fontana, CA 92335



Minutes

Tuesday, March 25, 2025

2:00 PM

Grover W. Taylor Council Chambers

City Council Meeting

Acquanetta Warren - Mayor
Peter A. Garcia - Mayor Pro Tem
John B. Roberts - Council Member
Jesus "Jesse" Sandoval - Council Member
Phillip Cothran - Council Member
Germaine Key - City Clerk
Janet Koehler-Brooks, City Treasurer

CLOSED SESSION:

A. 1:00 P.M. CLOSED SESSION

The Closed Session meeting of the Fontana City Council was held in the Executive Conference Room, 8353 Sierra Avenue, Fontana, CA 92335, on Tuesday, March 25, 2025.

Mayor Warren called the meeting to order at 1:00 p.m. with all members of the City Council present.

City Treasurer Janet Koehler-Brooks and City Clerk Germaine Key were also present.

PUBLIC COMMUNICATION - CLOSED SESSION:

There were no public communications received for the following items:

1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Gov. Code section 54956.8)

Property: 0191-161-18, 0191-161-13, 0191-161-17, 0191-161-28, 0191-161-29, 0191-161-02, 0191-162-18, 0191-162-19, 0191-162-20, 0191-162-21, 0191-162-22, 0191-162-23, 0191-162-24, 0191-162-25, 0191-162-26, 0191-162-27, 0191-162-44, 0191-162-14, 0191-162-13, 0191-162-40, 0191-162-39, 0191-162-09, 0191-162-08, 0191-162-05. All of which are located on Arrow Blvd and Spring Street, between Nuevo Avenue and Juniper Avenue in Fontana CA, 92335

City Negotiator: Matt Ballantyne, City Manager

Negotiating Party: Taylor Libolt Varner

Under Negotiation: Price and Terms of payment

CALL TO ORDER/ROLL CALL:

A. 2:00 P.M. Call To Order/Roll Call:

The Regular Meeting of the Fontana City Council was held in the Grover W. Taylor Council Chambers, 8353 Sierra Avenue, Fontana, CA 92335, on Tuesday, March 25, 2025.

Mayor Warren called the Regular City Council Meeting to order at 2:03 p.m.

ROLL CALL:

PRESENT: Mayor Warren, Mayor Pro Tem Garcia, Council Members Cothran, Roberts, and Sandoval.

City Treasurer Janet Koehler-Brooks and City Clerk Germaine Key were also present.

ABSENT: None

INVOCATION/PLEDGE OF ALLEGIANCE:

A. Invocation/Pledge of Allegiance:

The invocation was given by Council Member Roberts, followed by the pledge of allegiance led by Council Member Cothran.

CLOSED SESSION ANNOUNCEMENT:

City Attorney Ruben Duran reported that the City Council met in Closed Session on the items listed on the agenda, provided direction to staff, and took no reportable action.

PROCLAMATION:

A. Mayor Warren and City Council to proclaim April 2025 as National Donate Life Month (Elaine Jones, One Legacy ambassador, to accept).

Mayor Warren and the City Council proclaimed April 2025 as National Donate Life Month. Elaine Jones, One Legacy Ambassador, accepted.

SPECIAL PRESENTATIONS:

A. Presentation of APWA Project of the Year Award for Outstanding Roadway Capacity Improvement Project – Sierra Avenue Widening

Jerry Burke, President of the Board of Directors for American Public Works Association (APWA) Inland Empire Branch presented the City with APWA's Project of the Year Award for Outstanding Roadway Capacity Improvement Project for the Sierra Avenue Widening Project. Mayor Warren, the City Council and City Engineering staff accepted the award.

B. Mayor Warren and City Council to swear in new Fontana Police Officers Regina Barajas, Tyler Burke, Dominic Galvan, Mario Gonzalez, Sal Gonzalez, Billy Gustason, Nicholas Martinez, Dylan Pon, Richard Stith & Brett Swanson (Chief Michael Dorsey to present).

Mayor Warren and the City Council swore in new Fontana Police Officers Regina Barajas, Tyler Burke, Dominic Galvan, Mario Gonzalez, Sal Gonzalez, Billy Gustason, Nicholas Martinez, Dylan Pon, Richard Stith and Brett Swanson.

C. Mayor Warren and City Council to recognize Sergeants Travis Burnside and Casey Kirkland, Corporals John Collopy, Garrett Gooselaw, Andrew Hackett, Taylor Hart, Tyler Pope, Buddy Porch, Matthew Rodgers and Bradley Ubovich,

Forensic Evidence Technicians Andrea Boone, Jon-Paul Mitchell and Lisa Young, & Records Specialist II Roxana Ramirez as January 2025 Employees of the month (Captain Burton to present).

Mayor Warren and the City Council recognized Sergeants Travis Burnside and Casey Kirkland, Corporals John Collopy, Garrett Gooselaw, Andrew Hackett, Taylor Hart, Tyler Pope, Buddy Porch, Matthew Rodgers and Bradley Ubovich, Forensic Evidence Technicians Andrea Boone, Jon-Paul Mitchell and Lisa Young, and Records Specialist II Roxana Ramirez as January 2025 Employees of the month.

PUBLIC COMMUNICATIONS:

Avraham Coutin spoke about concerns related to the federal government and emphasized the importance of protecting free speech.

City Attorney Duran reminded the City Council and the public that the City does not have jurisdiction over federal matters and that public comments should focus on topics within the City Council's authority.

Lionel, a journalist from Chaffey College, requested a statement from the Mayor and City Council regarding the impact of gentrification in the Southridge area.

Blenda Longz raised concerns about tree overgrowth and pedestrian activity in the wash near Baseline and West Liberty Parkway, despite posted no-trespassing signs. She also expressed frustration over the Police Department's lack of response following a recent burglary at her home.

CONSENT CALENDAR:

ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Roberts, and passed unanimously by a vote of 5-0 to approve Consent Calendar Items "A-L." The motion carried by the following vote: AYES: Warren, Garcia, Cothran, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: None

- A. Approval of Minutes 25-0132**
Approve the minutes of the March 11, 2025, Regular City Council Meeting.

- B. Purchase & Sale Agreement- Regional Homeless Navigation Center 25-0025**
 - 1. Approve a Purchase & Sale Agreement for the purchase of building and associated land located at 11109 Jasmine Street, more specifically described as APN # 0238-111-53 in the amount of \$11,664,510.
 - 2. Authorize the City Manager to execute any documents necessary or appropriate to effectuate said approvals and/or agreement.

- C. American Rescue Plan Act Update** **25-0079**
 Receive update and approve revisions to the American Rescue Plan Act (ARPA) Expenditure Plan, including the leveraged projects.
- D. Amend Administrative Policy Purchasing 20-50** **25-0087**
 Adopt **Resolution 2025-018**, of the City Council of the City of Fontana, amending Administrative Policy Section 20-50 (Purchasing Policies and Procedures Manual).
- E. Acceptance of Housing and Homelessness Incentive Grant** **25-0110**
1. Accept grant funding from the County of San Bernardino Community Development & Housing Department in the amount of \$500,000 in Housing and Homelessness Incentive Program HHHIP) Funds
 2. Authorize the City Manager, or City Manager’s designee, to execute and transmit any documents necessary or desirable to ensure the City’s timely submittal and execution of the Housing and Homelessness Incentive Program (HHIP)
- F. Designation of Applicant's Agent Resolution (Cal OES 130) for Disaster Assistance** **25-0111**
 Approve Cal OES Form 130, Designation of Applicant’s Agent Resolution for Non-State Agencies, designating the City of Fontana’s authorized agents to provide required assurances and execute agreements for the purpose of obtaining disaster relief and emergency assistance for all open and future disasters for up to three (3) years following the date of approval.
- G. Approve award and authorize a Agreement with JK Mosaic, LLC for Outdoor Public Artwork Services at the Downtown Parking Structure (DE-24-145-SQ)** **25-0113**
1. Award and authorize the City Manager to execute a Agreement with JK Mosaic, LLC for Outdoor Public Artwork Services at the Downtown Parking Structure in the amount of \$134,353.41.
 2. Approve and authorize the City Manager to execute any future amendments to the Agreement.
- H. Police Department Monthly Information Update** **25-0114**
 Accept the Police Department monthly information update for January 2025.
- I. Accept and Approve Fontana City Council Priorities for 2025** **25-0121**
 Approve Council Priorities for 2025

**J. Award a Design-Build Contract for the Downtown West Parking 25-0124
Structure Project (DE-24-132-SQ-01).**

1. Award and authorize the City Manager to enter into a Design-Build Contract with McCarthy Building Companies, Inc. for the Downtown West Parking Structure Project in the amount of \$20,672,583.00 and authorize a contingency in the amount of \$2,067,258.30 (Bid No. DE-24-132-SQ-01).
2. Approve and authorize the City Manager to execute future individual Design-Build Contract Change Orders not exceeding the Contingency amount for the Downtown Parking Structure Project (DE-24-132-SQ-01).
3. Authorize the City Manager to execute any and all utility agreements, utility easement, and any related items on behalf of the City of Fontana for the Downtown West Parking Structure Project (Bid No. DE-24-132-SQ-01).

**K. Additional Fiscal Year 2024-25 Organizational Changes, 25-0125
Including New Classifications and Salary Ranges.**

1. Approve the additional recommended organizational changes including the establishment of four (4) new classifications, one (1) reclassification, and the addition of six (6) new positions to the 2024-25 Current Budget.
2. Adopt **Resolution No. 2025-019**, a resolution of the City Council of the City of Fontana, California, approving the updated salary table for the Teamsters Local 1932 City Hall Unit and the Management/Confidential salary tables, effective March 26, 2025.

L. Acceptance of a grant to Support Local Arts Events 25-0126

Authorize the City Manager or his designee to enter into a contract with the San Bernardino County Board of Supervisors to accept a contribution in the amount of \$100,000 for the production and support costs of Local Arts Events at Stage Red.

PUBLIC HEARINGS:

**A. Quarterly Lien Action for Delinquent Sewer, Rubbish and Weed 25-0084
Abatement Accounts**

1. Authorize staff to complete and record lien notices against real property for those sewer accounts sixty days or more delinquent as described in Certified Lien List and direct staff to forward recorded liens to the County for collection.
2. Authorize staff to complete and record liens against real property for those rubbish accounts more than ninety days delinquent as described in the Certified Lien List and direct staff to forward recorded liens to the County

for collection.

3. Adopt **Resolution No. 2025-020**, of the City Council of the City of Fontana adopting the statement of unpaid expenses for weed abatement and imposing a lien against real property for payment thereof.

Mayor Warren opened the public hearing.

City Clerk Key stated no written communications were received.

Revenue Operations Manager Lisa Conlon provided the staff report.

With no one interested to speak in favor or opposition of this item Mayor Warren closed the Public Hearing.

ACTION: Motion was made by Council Member Cothran, seconded by Council Member Roberts, and passed unanimously by a vote of 5-0 to approve staff recommendation on Public Hearing Item "A." The motion carried by the following vote: AYES: Warren, Garcia, Cothran, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: None

B. Public Hearing and Adoption of Housing and Urban Development (HUD) Planning Documents including the Five-Year Consolidated Plan (2025-2029), the One-Year Annual Action Plan (2025-2026), and the Analysis of Impediments (2025-2029) 25-0023

1. Adopt the draft Five-Year Consolidated Plan (2025-2029); and
2. Adopt the draft FY2025-26 Annual Action Plan for Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) programming; and
3. Adopt the draft Analysis of Impediments to Fair Housing Choice (2025-2029); and
4. Authorize the City Manager, or City Manager's designee, to execute and transmit any documents necessary or desirable, including but not limited to purchase agreements that may include acquisitions costs up to the full amount of the allocated funds, to ensure the City's timely receipt and execution of Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) programs; and
5. Authorize the City Manager, or City Manager's designee, to execute and transmit any documents necessary or desirable, including but not limited to purchase agreements that may include acquisitions costs up to the full amount of the allocated funds, to facilitate the timely administration of the Community Development Block Grant (CDBG) Acquisition, Rehabilitation,

and Rental Program including but not limited to property purchase agreements; and

6. Authorize the City Manager, or City Manager's designee, to award and execute any construction contracts up to \$200,000 to facilitate the timely administration of the Community Development Block Grant (CDBG) Acquisition, Rehabilitation, and Rental Program.

Mayor Warren opened the public hearing.

City Clerk Key stated no written communications were received.

Housing Manager Valerie Gonzales provided the staff report.

With no one interested to speak in favor or opposition of this item Mayor Warren closed the Public Hearing.

ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Cothran, and passed unanimously by a vote of 5-0 to approve staff recommendation on Public Hearing Item "B." The motion carried by the following vote: AYES: Warren, Garcia, Cothran, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: None

- C. Public Hearing and Adoption of Updated Citizen Participation Plan for U.S. Department of Housing and Urban Development (HUD) Grants 25-0075**
Adopt the draft Citizen Participation Plan

Mayor Warren opened the public hearing.

City Clerk Key stated no written communications were received.

Housing Manager Valerie Gonzales provided the staff report.

With no one interested to speak in favor or opposition of this item Mayor Warren closed the Public Hearing.

ACTION: Motion was made by Council Member Roberts, seconded by Mayor Pro Tem Garcia, and passed unanimously by a vote of 5-0 to approve staff recommendation on Public Hearing Item "C." The motion carried by the following vote: AYES: Warren, Garcia, Cothran, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: None

- D. Master Case (MCN) No. 24-073 and Municipal Code Amendment (MCA) No. 24-006: Fontana Municipal Code Amendments to Chapter 30 (Zoning and Development Code) to modify Section No. 30-467 pertaining to accessory dwelling units (ADUs) and junior accessory dwelling units (JADUs) to 25-0030**

comply with State of California law, pursuant to a statutory exemption in accordance with California Public Resources Code section 21080.17

1. Determine that the proposed ordinance is statutorily exempt from the California Environmental Quality Act (“CEQA”) pursuant to California Public Resources Code section 21080.17 as CEQA does not apply to the adoption of an ordinance by a city or county implementing the provisions of Article 2 of Chapter 13 of Division 1 of Title 7 of the California Government Code, Which is California’s ADU law and which also regulates JADUs, as defined by section 66313; and,
2. Read by title only and waive further reading of and introduce **Ordinance No.1966**, an Ordinance of the City of Council of the City of Fontana approving Master Case No. 24-073 and Municipal Code Amendment (MCA) No. 24-006 to amend Section 30-467 of Chapter 30 of the Municipal Code pertaining to accessory dwelling units (ADUs) and junior accessory dwelling units (JADUs) to comply with State of California law; and the reading of the title constitutes the first thereof.

Mayor Warren opened the public hearing and announced Public Hearing Item D would be continued to the April 8, 2025, City Council meeting.

ACTION: Motion was made by Council Member Cothran, seconded by Council Member Sandoval, and passed unanimously by a vote of 5-0 to continue Public Hearing Item “D” to the April 8, 2025, City Council meeting. The motion carried by the following vote: AYES: Warren, Garcia, Cothran, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: None

NEW BUSINESS:

A. Adopt Ordinance No. 1967, Amending Chapters 16, 17, and 19 25-0094 of the Fontana Municipal Code to make sections more intuitive and to incorporate current best practices.

1. Read by title only and waive the further reading of section 16-17 to allow the sale and consumption of beer and alcohol incidental to the purpose of a permit obtained for a designated area in a public park under sections 17-5 and 19-3 of the FMC with approvals, including that of the city manager, as it pertains to tourism, community, and cultural events.
2. Read by title only and waive the further reading of section 17-5 to amend the requirements and timeframes for permits for meetings, assemblies, rallies, demonstrations and parades consisting of 50 or more individuals on a public street, sidewalk or other public place within the city to grant the City an appropriate amount of time to receive and review applications and to include additional methods of service for applicants to receive

notice of the City's decision on such applications.

3. Read by title only and waive the further reading of Chapter 19, sections 19-1, 19-2, 19-3, and 19-35 to update references to the Parks, Community and Human Service Commission; prohibit any tournament or the charge of admission fees or associated fees in any publicly maintained park; increase the threshold of the number of people required for a permit under the chapter; amend the reservation procedure to provide an indemnity provision and to increase the timeframes for reservation requests for permits under the chapter; amend the conditions for denial to further clarify such conditions for permits under the chapter; and to update the duties of the parks, community and human services commission to bring the municipal code current.

Deputy City Manager Ray Ebert provided the staff report.

City Clerk Key stated that there were no requests to speak.

ACTION: Motion was made by Council Member Roberts, seconded by Council Member Cothran, and passed unanimously by a vote of 5-0 to approve staff recommendation on New Business Item "A." The motion carried by the following vote: AYES: Warren, Garcia, Cothran, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: None

B. Discussion and Possible Action Regarding Appointment to the Parks, Community, and Human Services Commission for a two-year term

The following applicants were slated for appointment to a one-year term.

1. Benjamin Alba
2. Faye A. Glass
3. Ana Ordonez
4. Gilbert Roldan
5. Armando Valles

ACTION: Motion was made by Council Member Cothran, seconded by Council Member Roberts, and passed by a vote of 4-1 to approve the appointment of said individuals for a one-year term. The motion carried by the following vote: AYES: Warren, Garcia, Cothran, and Roberts; NOES: Sandoval; ABSTAIN: None; ABSENT: None

CITY MANAGER COMMUNICATIONS:

A. City Manager Communications

City Manager Matt Ballantyne thanked the Mayor and City Council recognizing the city's seasoned employees at the annual employee recognition event.

ELECTED OFFICIALS COMMUNICATIONS/REPORTS:

A. Elected Officials Communications/Reports

City Treasurer Koehler Brooks congratulated the newly sworn police officers and the Police Department Employees of the Month.

City Clerk Key also congratulated the newly sworn police officers and Police Department Employees of the Month, as well as Elaine Jones of One Legacy.

Council Member Sandoval requested that recognition of the Community Services Department's recent awards from the California Parks and Recreation Society be added to the next agenda. He congratulated the Fire Department on the purchase of two new engines, the newly sworn police officers, and the Police Department Employees of the Month. He explained his decision to vote against the appointment of Parks, Community, and Human Services Commissioners, stating that he was not familiar enough with the selected applicants. Lastly, he wished his daughter, Cecelia, a happy birthday.

Council Member Roberts congratulated the newly sworn police officers and extended condolences to former Planning Commissioner Ralph Thrasher on the passing of his wife.

Council Member Cothran apologized for missing the employee recognition event and congratulated the Fire Department on acquiring two new engines, as well as the newly sworn police officers. He also thanked all applicants for the Parks, Community, and Human Services Commission and requested that future recruitment efforts clearly state that the position is unpaid.

Mayor Pro Tem Garcia highlighted the recent Arbor Day event and announced that Fontana has been recognized as a Tree City by the California Department of Agriculture. He encouraged the community to support the new downtown business, Mi Coffee Flor Mayor, and discussed ongoing development in downtown Fontana.

Mayor Warren emphasized that it is each Council Member's responsibility to reach out to board and commission applicants to make an informed decision. She expressed satisfaction with the selection of applicants and congratulated employees honored at the recent service awards event. She provided an update on recent Fontana Chamber of Commerce ribbon-cutting ceremonies and praised the Chamber for its efforts. She also shared her enthusiasm for downtown Fontana's revitalization. Mayor Warren recounted a recent reunion cruise, noting the large number of Fontana residents in attendance. She encouraged the community to visit the City's website and recreation brochure for details on available activities and services. Additionally, she announced that 2nd District Supervisor Jesse Armendarez is partnering with San Bernardino County Animal Control to host a free pet adoption event on March 28th at the Fontana Dog Park. She also highlighted the recent Little League Opening Day event. Lastly, she recognized the late Civil Engineer Ray Allard for his service to the City and honored San Bernardino County Deputy and Fontana resident Hector Cuevas, Jr., who died in the line of duty on March 17th.

ADJOURNMENT:

A. Adjournment

Mayor Warren and the City Council led a moment of silence in memory of the following individuals:

1. Hector Cuevas, Jr.

Mayor Warren adjourned the meeting at 3:18 p.m. to the Regular City Council Meeting on Tuesday, April 8, 2025, at 2:00 p.m. in the Grover W. Taylor Council Chambers located at 8353 Sierra Avenue, Fontana, California.

Christina Rudsell, CMC
Chief Deputy City Clerk

THE FOREGOING MINUTES WERE ADOPTED AND APPROVED BY THE FONTANA CITY COUNCIL ON APRIL 8, 2025.

Germaine Key
City Clerk