

# City of Fontana

8353 Sierra Avenue  
Fontana, CA 92335



## Minutes

Tuesday, July 22, 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, July 22, 2025.

Mayor Warren called the meeting to order at 1:01 p.m. with all members of the City Council present except Mayor Pro Tem Garcia and Council Member Cothran.

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

**PUBLIC COMMUNICATION - CLOSED SESSION:**

There were no public communications received for the following items:

1. CONFERENCE WITH LABOR NEGOTIATOR PURSUANT TO GOVERNMENT CODE SECTION 54957.6 City Negotiator: John Bakhit, Labor Counsel and Matt Ballantyne, City Manager. Employee Organization: Police Management Association.

2. CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION

Initiation of litigation pursuant to subdivision (c) of Government Code Section 54956.9: (One potential case).

**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, July 22, 2025.

Mayor Warren called the Regular City Council Meeting to order at 2:02 p.m.

**ROLL CALL:**

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

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

**ABSENT:** Council Member Cothran

## **INVOCATION/PLEDGE OF ALLEGIANCE:**

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

## **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:**

**1. Mayor Warren and City Council to proclaim August as Sickle Cell Trait Prevention Month (Sickle Cell Trait Prevention Founder and Executive Director, Farron Dozier, to accept).**

Mayor Warren and the City Council proclaimed August as Sickle Cell Trait Prevention Month. Sickle Cell Trait Prevention Founder and Executive Director, Farron Dozier accepted.

**2. Mayor Warren and City Council to proclaim August 5, 2025, as National Night Out (Police Chief Michael Dorsey to accept).**

Mayor Warren and City Council proclaimed August 5, 2025, as National Night Out. Police Chief Michael Dorsey accepted and invited the community to attend National Night Out.

**3. Mayor Warren and City Council to proclaim July as Parks and Recreation Month (Community Services Director Daniel Schneider to accept).**

Mayor Warren and City Council proclaimed July as Parks and Recreation Month. Community Services Director Daniel Schneider accepted.

## **SPECIAL PRESENTATIONS:**

**1. Mayor Warren and City Council to recognize Community Services Department Employee of the Year (Community Services Director Daniel Schneider to present).**

Mayor Warren and the City Council recognized Community Services Coordinator Diana Escobar as the Community Services Department Employee of the Year.

**2. Mayor Warren and City Council to recognize, Corporals Joshua Patty, Andrew Hackett, Matthew Rodgers, John Collopy & Bradley Ubovich and Officers Paul Beltran, Samuel Saenz, & Michael Bernath as June 2025 Employees of the Month (Captain Burton to present).**

Mayor Warren and the City Council recognized Corporals Joshua Patty, Andrew Hackett, Matthew Rodgers, John Collopy and Bradley Ubovich and Officers Paul Beltran, Samuel Saenz, and Michael Bernath as June 2025 Employees of the Month.

**3. Healthcare/Legislative Update (President and CEO of San Antonio Regional Hospital, John Chapman to present).**

John Chapman, President and CEO of San Antonio Regional Hospital, provided an update on healthcare challenges and initiatives, highlighting workforce shortages, new residency programs, and expanded primary care and behavioral health services. He also shared upcoming plans for additional “Care for You” clinics, community health programs, and facility expansions to better serve Fontana residents.

**PUBLIC COMMUNICATIONS:**

Diane Lopez expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

Grace expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

George Soobaa expressed concerns about the lack of decorum during public comment at council meetings and thanked the Mayor and Council for their service and efforts to improve Fontana, including development of the Forge District.

Deborah Hall Lindsey thanked Director Snyder and the Community Services Department for their support at Veterans Park, noting the success of the Veterans Family and Friends Day barbecue hosted by the Fontana Military Vet Club and Woodworking Vet Club, and acknowledged Councilmember Jesse Sandoval’s attendance and community collaboration.

Jasmine Castro expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

Luv Kaur expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

Diana expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

Damixi Tzintzum expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

Gissell expressed concerns about immigration enforcement and ICE activity in the community, and urged the City Council to take action.

Joz Sida expressed concerns about immigration enforcement and ICE activity in the

community, and urged the City Council to take action.

Jennifer Cardenas expressed concerns about meeting times, limited speaking duration, lack of a virtual attendance option, and criticized council decisions regarding development and community impacts. She also voiced support for making Fontana a sanctuary city and referenced upcoming local elections.

Lisa discussed concerns with the clear mask policy in the Council Chambers and urged the Council to make a statement regarding ICE activity.

**CONSENT CALENDAR:**

Item B.

City Manager Matt Ballantyne announced that Council Member Roberts will recuse himself from Item B, as he did not vote on the matter during the previous meeting when straws were drawn.

Item F.

Prior to the motion being made, City Manager Ballantyne clarified that for Item F, the City will not use the contractor’s proposed agreement and will instead use the City’s standard agreement prepared and reviewed by the City Attorney.

**ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Roberts, and passed unanimously by a vote of 4-0 to approve Consent Calendar Items “A-AR” with Council Member Roberts recusing on Item “B.” The motion carried by the following vote: AYES: Warren, Garcia, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: Cothran**

- A. Approval of Minutes 25-0420**  
Approve the minutes of the July 8, 2025, Regular City Council Meeting.
  
- B. Adoption of Ordinance No. 1972 (Second Reading), adopting 25-0421**  
**the 2025 State of California Fire Hazard Severity Zone Map.**  
Conduct a second reading by title only and adopt **Ordinance No. 1972**, adopting the 2025 State of California Fire Hazard Severity Zone Map Pursuant to California Government Code Sections 51177-51179 and amending Chapter 30, Article IX (Overlay Districts), Division 8 (Fire Hazard Overlay District), Section 30-656(a) of the City of Fontana Zoning and Development Code.

- C. Police Department Donations January - June 2025** **25-0183**  
Accept monetary and gift donations from multiple donors including community programs, businesses, and citizens.
- D. Final Acceptance for the Construction of Fire Station No. 81** **25-0298**  
**located at 16615 Casa Grande Avenue (Bid No. SB-06-DE-22)**  
**Accept as complete the work performed by TELACU Construction Management, Inc. for the construction of Fire Station No. 81 Project (#37603383).**
- E. Award a Professional Services Agreement for Design Services** **25-0329**  
**with Kimley-Horn and Associates, Inc. for the Pickleball Courts at Seville Park Project (DE-24-138-SP)**
1. Approve and authorize the City Manager to execute a Professional Services Agreement with Kimley-Horn and Associates, Inc. for Design Services for the Pickleball Courts at Seville Park Project in the amount of \$205,675.00 (Request for Proposals DE-24-138-SP).
  2. Approve and authorize the City Manager to execute future individual Professional Services Agreement Amendments with Kimley-Horn and Associates, Inc., not exceeding \$20,000 for the Pickleball Courts at Seville Park Project (DE-24-138-SP).
  3. Authorize the City Manager to execute any and all utility agreements for the Pickleball Courts at Seville Park Project.
- F. Award a Contract for the Demolition of Seville Park Amphitheater** **25-0347**  
Authorize the City Manager to execute a CUCCAC contract PW-26-11-CC with Wreck Age Demolition Inc. in the amount of \$49,800.00 with a 10% contingency in the amount of \$4,980.00 for the demolition of Seville Park Amphitheater.
- G. Acceptance of 2025 Housing and Homelessness Incentive Program Funding** **25-0348**
1. Accept the San Bernardino County Continuum of Care's Housing and Homelessness Incentive Program funding in the amount of \$1,700,000;
  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 receipt of the San Bernardino County Continuum of Care's Housing and Homelessness Incentive Program funding.
- H. Acceptance of Final Parcel Map No. 20464 for the** **25-0360**  
**Development of a Commercial Property at the northwest corner of**

**Citrus Avenue and South Highland Avenue, and the Abandonment of a Certain Portion of Alleys and a Certain Portion of Highland Avenue**

1. Approve Final Parcel Map No. 20464, located on the north side of South Highland Avenue between Citrus Avenue and Catawba Avenue.
2. Accept dedication of public streets and easements.
3. Authorize the Mayor and City Clerk to certify the abandonment of a certain portion of the alleys and a certain portion of Highland Avenue, as identified on the parcel map.

**I. Approve a Professional Services Agreement for Architectural Design Services with Rubio Medina, Architect for the Metrolink Emergency Responder Substation Project (DE-25-153-SP) 25-0361**

1. Award and authorize the City Manager to execute a Professional Services Agreement with Rubio Medina, Architect for Architectural Design Services for the Metrolink Emergency Responder Substation Project in the amount of \$455,190.00 (Request for Proposals DE-25-153-SP).
2. Approve and authorize the City Manager to execute future individual Professional Services Agreement Amendments not exceeding \$100,000.00 for the Metrolink Emergency Responder Substation Project (Request for Proposals DE-25-153-SP).
3. Authorize the City Manager to execute any and all utility agreements, utility easements, and any related items on behalf of the City of Fontana for the Metrolink Emergency Responder Substation Project.

**J. Award Bid for Food Services - The Path DS-25-101-SP 25-0367**

1. Award bid and authorize a purchase order for a one-year with Chapala Mexican Grill in the amount of \$179,400.00 for food services for The Path Homelessness Shelter.
2. Approve and Authorize the City Manager, or City Manager's designee, to execute any future amendments and necessary documents for the Food services agreement.

**K. Purchase of Artificial Turf Replacement Materials for Fields #1 and #2 at Ralph M. Lewis Park. 25-0370**

1. Authorize the Purchasing Division to utilize the California Multiple Awards Schedule (CMAS) contract #4-06-78-0031A to procure Artificial Turf Replacement Materials and Nailer Boards Replacement per Purchasing Policies and Procedure Manual 3.1.5 Non-Competitive Proposal.
2. Approve the purchase from FieldTurf USA, Inc. in the amount of

\$753,598.70 for the synthetic turf and materials.

- L. Amend the Professional Service Agreement DS-24-127-MS for 25-0371 the property management of 17133 Valley Boulevard-The Path**
1. Approve and Authorize the City Manager, or City Manager’s designee, to amend the Professional Service Agreement in the amount of \$44,375 per month.
  2. Approve and Authorize the City Manager, or City Manager’s designee, to execute any future amendments and documents necessary for the Property Management of The Path.
- M. Measure I Five Year Local Street Capital Improvement Program 25-0377 Annual Adoption**
- Adopt **Resolution No. 2025-048**, adopting the Measure I Five Year Local Street Capital Improvement for Fiscal Years 2025/2026 - 2029/2030.
- N. A Resolution of the City Council of the City Of Fontana, 25-0381 California, Approving Amendment No. 2 to the Professional Services Agreement Between the City of Fontana and Water of Life Community Church for Homelessness Services**
1. Adopt **Resolution No. 2025-049**, approving Amendment No. 2 to the Professional Services Agreement with Water of Life Community Church (“CityLink”), which provides for an extension of the agreement for an additional year, expands the scope of homelessness services, and increases the total consideration to Six Hundred Thousand Dollars (\$600,000.00).
  2. Authorize the City Manager to execute all future amendments to the agreement with CityLink for Homeless Services.
- O. Levy of a Special Tax in Community Facilities Districts 25-0383 (Maintenance) for Fiscal Year 2025-2026.**
- Adopt **Resolution No. 2025-050**, Authorizing the Levy of a Special Tax within Community Facilities Districts (Maintenance) for Fiscal Year 2025-2026.
- P. Levy of a Special Tax in Community Facilities District No. 1 25-0384 (Southridge Village) for Fiscal Year 2025-2026.**
- Adopt **Resolution No. 2025-051**, Authorizing the Levy of a Special Tax in Community Facilities District No. 1 (Southridge) for Fiscal Year 2025-2026.
- Q. Levy of a Special Tax in Community Facilities District No. 7 25-0385 (Country Club Estates) for Fiscal Year 2025-2026.**
- Adopt **Resolution No. 2025-052**, of the City Council of the City of Fontana, California, authorizing the Levy of a Special Tax in Community Facilities

District No. 7 (Country Club Estates) for Fiscal Year 2025-2026.

- R. Levy of a Special Tax in Community Facilities District No. 11 25-0386  
(Heritage West End) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-053**, of the City Council of the City of Fontana, California, authorizing the Levy of a Special Tax in Community Facilities District No. 11 (Heritage West End) for Fiscal Year 2025-2026.
- S. Levy of a Special Tax in Community Facilities District No. 12 25-0387  
(Sierra Lakes) for Fiscal Year 2025-2026.**  
Adopt **Resolution No. 2025-054**, of the City Council of the City of Fontana, California, authorizing the Levy of a Special Tax in Community Facilities District No. 12 (Sierra Lakes) for Fiscal Year 2025-2026.
- T. Levy of a Special Tax in Community Facilities District No. 22 25-0388  
(Sierra Hills South) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-055**, of the City Council of the City of Fontana, California, authorizing the Levy of a Special Tax in Community Facilities District No. 22 (Sierra Hills South) for Fiscal Year 2025-2026.
- U. Levy of a Special Tax in Community Facilities District No. 31 25-0389  
(Citrus Heights North) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-056**, of the City Council of the City of Fontana, California, authorizing the Levy of a Special Tax in Community Facilities District No. 31 (Citrus Heights North) for Fiscal Year 2025-2026.
- V. Levy of a Special Tax in Community Facilities District No. 37 25-0390  
(Montelago) for Fiscal Year 2025-2026.**  
Adopt **Resolution No. 2025-057**, of the City Council of the City of Fontana, California, authorizing the Levy of Special Tax in Community Facilities District No. 37 (Montelago) for Fiscal Year 2025-2026.
- W. Levy of a Special Tax in Community Facilities District No. 70 25-0391  
(Avellino) for Fiscal Year 2025-2026.**  
Adopt **Resolution No. 2025-058**, of the City Council of the City of Fontana, California, authorizing the Levy of Special Tax in Community Facilities District No. 70 (Avellino) for Fiscal Year 2025-2026.
- X. Levy of a Special Tax in Community Facilities District No. 71 25-0392  
(Sierra Crest) for Fiscal Year 2025-2026.**  
Adopt **Resolution No. 2025-059**, Authorizing the Levy of Special Tax in Community Facilities District No. 71 (Sierra Crest) for Fiscal Year 2025-2026.

- Y. Levy of a Special Tax in Community Facilities District No. 74B 25-0393 and 74M (Citrus/Summit) for Fiscal Year 2025-2026**
1. Adopt **Resolution No. 2025-060**, Authorizing the Levy of a Special Tax in Community Facilities District No. 74B (Citrus/Summit) for Fiscal Year 2025-2026.
  2. Adopt **Resolution No. 2025-061**, Authorizing the Levy of a Special Tax in Community Facilities District No. 74M (Citrus/Summit) for Fiscal Year 2025-2026.
- Z. Levy of a Special Tax in Community Facilities District No. 80 25-0394 (Bella Strada) for Fiscal Year 2025-2026**
- Adopt **Resolution No. 2025-062**, Authorizing the Levy of Special Tax in Community Facilities District No. 80 (Bella Strada) for Fiscal Year 2025-2026.
- AA. Levy of a Special Tax in Community Facilities District No. 81 25-0395 (Gabriella) for Fiscal Year 2025-2026**
- Adopt **Resolution No. 2025-063**, Authorizing the Levy of Special Tax in Community Facilities District No. 81 (Gabriella) for Fiscal Year 2025-2026.
- AB. Levy of a Special Tax in Community Facilities District No. 85 25-0396 (The Meadows) for Fiscal Year 2025-2026.**
- Adopt **Resolution No. 2025-064**, Authorizing the Levy of Special Tax in Community Facilities District No. 85 (The Meadows) for Fiscal Year 2025-2026.
- AC. Levy of a Special Tax in Community Facilities District No. 86 25-0397 (Etiwanda Ridge) for Fiscal Year 2025-2026**
- Adopt **Resolution No. 2025-065**, Authorizing the Levy of Special Tax in Community Facilities District No. 86 (Etiwanda Ridge) for Fiscal Year 2025-2026.
- AD. Levy of a Special Tax in Community Facilities District No. 87 (El Paseo) 25-0398 for Fiscal Year 2025-2026.**
- Adopt **Resolution No. 2025-066**, Authorizing the Levy of Special Tax in Community Facilities District No. 87 (El Paseo) for Fiscal Year 2025-2026.
- AE. Levy of a Special Tax in Community Facilities District No. 88 25-0399 (Sierra Crest II) for Fiscal Year 2025-2026**
- Adopt **Resolution No. 2025-067**, Authorizing the Levy of Special Tax in Community Facilities District No. 88 (Sierra Crest II) for Fiscal Year 2025-2026.

- AF. Levy of a Special Tax in Community Facilities District No. 89 25-0400  
(Belrose) for Fiscal Year 2025-2026.**  
Adopt **Resolution No. 2025-068**, Authorizing the Levy of Special Tax in Community Facilities District No. 89 (Belrose) for Fiscal Year 2025-2026.
- AG. Levy of a Special Tax in Community Facilities District No. 90 25-0401  
(Summit at Rosena Phase One) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-069**, Authorizing the Levy of Special Tax in Community Facilities District No. 90 (Summit @ Rosena Phase 1) for Fiscal Year 2025-2026.
- AH. Levy of a Special Tax in Community Facilities District No. 95 25-0402  
(Summit at Rosena Phase Two) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-070**, Authorizing the Levy of Special Tax in Community Facilities District No. 95 (Summit @ Rosena Phase 2) for Fiscal Year 2025-2026.
- AI. Levy of a Special Tax in Community Facilities District No. 99 25-0403  
(The Retreat) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-071**, Authorizing the Levy of Special Tax in Community Facilities District No. 99 (The Retreat) for Fiscal Year 2025-2026.
- AJ. Levy of a Special Tax in Community Facilities District No. 100 25-0404  
(Victoria) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-072**, Authorizing the Levy of Special Tax in Community Facilities District No. 100 (Victoria) for Fiscal Year 2025-2026.
- AK. Levy of a Special Tax in Community Facilities District No. 106 25-0405  
(Mountainview) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-073**, Authorizing the Levy of Special Tax in Community Facilities District No.106 (Mountainview) for Fiscal Year 2025-2026.
- AL. Levy of a Special Tax in Community Facilities District No. 107 25-0406  
(Highland) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-074**, Authorizing the Levy of Special Tax in Community Facilities District No.107 (Highland) for Fiscal Year 2025-2026.
- AM. Levy of a Special Tax in Community Facilities District No. 109 25-0407  
(Narra Hills) for Fiscal Year 2025-2026**  
Adopt **Resolution No. 2025-075**, Authorizing the Levy of Special Tax in

Community Facilities District No. 109 (Narra Hills) for Fiscal Year 2025-2026.

**AN. Levy of a Special Tax in Community Facilities District No. 111 25-0408  
(Monterado) for Fiscal Year 2025-2026**

Adopt **Resolution No. 2025-076**, Authorizing the Levy of Special Tax in Community Facilities District No. 111 (Monterado) for Fiscal Year 2025-2026.

**AO. Levy of a Special Tax in Community Facilities District No. 112 25-0409  
(The Gardens Phase One) for Fiscal Year 2025-2026**

Adopt **Resolution No. 2025-077**, Authorizing the Levy of Special Tax in Community Facilities District No. 112 (The Gardens Phase One) for Fiscal Year 2025-2026.

**AP. Levy of a Special Tax in Community Facilities District No. 113 25-0410  
(The Gardens Phase Two) for Fiscal Year 2025-2026**

Adopt **Resolution No. 2025-078**, Authorizing the Levy of Special Tax in Community Facilities District No. 113 (The Gardens Phase Two) for Fiscal Year 2025-2026.

**AQ. Police Department Monthly Information Update 25-0412**

Accept the Police Department monthly information update for May 2025.

**AR. Award Professional Services Contract with Iteris for 25-0430  
Grant-funded the SMART Leveraging Advanced Adaptive Signal Timing  
for Freight to Improve Safety and Mobility Project (DE-25-172-SP)**

1. Award and authorize the City Manager to execute the Professional Services Agreement with Iteris in the amount of \$505,767.00 to provide consultant services in performing the engineering and support work needed to deliver the City's SMART Grant-funded Leveraging Advanced Adaptive Signal Timing for Freight to Improve Safety and Mobility Project.
2. Approve and authorize the City Manager to execute any future amendments to the Agreement in the amount not to exceed \$50,000.

**PUBLIC HEARINGS:**

**A. Master Case No. 24-0065: Specific Plan Amendment No. 24- 25-0349  
0001, Tentative Tract Map No. 20729 (TTM No. 24-0010) and  
Design Review No. 24-0035 - A request to amend the Rancho  
Fontana Specific Plan and to subdivide approximately 3.3 acres  
for condominium purposes and for the site and architectural  
approval of a new residential development consisting of 54  
attached condominium dwellings and associated improvements,  
pursuant to an Addendum to the Rancho Fontana Specific Plan**

## **Environmental Impact Report**

Adopt **Resolution No. 2025-079**, a Resolution of the City Council of the City of Fontana adopting an Addendum and Mitigation, Monitoring, and Reporting Program (MMRP) to the Rancho Fontana Specific Plan Environmental Impact Report (SCH No. 1981100211) pursuant to the California Environmental Quality Act (CEQA), and approving Specific Plan Amendment No. 24-0001 to amend Planning Area 18 to Planning Area 18A increasing the allowable residential density from six dwelling units per acre to 12 dwelling units per acre and including parking and setback development standards, approving Tentative Tract Map No. 24-0010 to subdivide approximately 3.3 acres for condominium purposes and approving Design Review No. 24-0035 for the construction of 54 attached condominium dwellings and associated improvements, subject to the Conditions of Approval.

Mayor Warren opened the public hearing.

City Clerk Key stated that no written communications were received.

Associate Planner Cecily Session-Goins provided the staff report.

Councilmember Sandoval asked about fire truck access and turnaround capability for the first set of condominiums near Orlando and Baseline.

Associate Planner Session-Goins explained that the alley will dead-end but meets Fire Department requirements, with access provided through the main drive connecting to Orlando and Lime.

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

Mayor Warren closed the public hearing.

**ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Roberts, and passed by a vote of 3-1 to approve Public Hearing Item “A.” The motion carried by the following vote: AYES: Warren, Garcia, and Roberts; NOES: Sandoval; ABSTAIN: None; ABSENT: Cothran**

### **B. Public Hearing to Establish Fiscal Year 2025-2026 Assessment 25-0411 Rates for Landscape and Lighting Maintenance Districts**

1. Adopt **Resolution No. 2025-080**, of the City Council of the City of Fontana, California, Confirming a Diagram and Assessment, and Levying the Assessment for Landscape Maintenance District No. 1 (“LMD #1” throughout the City) for Fiscal Year 2025-2026.
2. Adopt **Resolution No. 2025-081**, of the City Council of the City of Fontana, California, Confirming a Diagram and Assessment, and Levying the Assessment for Landscape Maintenance District No. 2 (“LMD #2”

Village of Heritage) for Fiscal Year 2025-2026.

3. Adopt **Resolution No. 2025-082**, of the City Council of the City of Fontana, California, Confirming a Diagram and Assessment, and Levying the Assessment for Landscape Maintenance District No. 3 (“LMD #3” Hunter’s Ridge) for Fiscal Year 2025-2026.
4. Adopt **Resolution No. 2025-083**, of the City Council of the City of Fontana, California, Confirming a Diagram and Assessment, and Levying the Assessment for Landscape Maintenance District No. 3- 1 (“LMD #3-1” Empire Center) for Fiscal Year 2025-2026.
5. Adopt **Resolution No. 2025-084**, of the City Council of the City of Fontana, California, Confirming a Diagram and Assessment, and Levying the Assessment for Local Lighting Maintenance District No. 3 (“LLMD #3” Hunter’s Ridge) for Fiscal Year 2025-2026.

Mayor Warren opened the public hearing.

City Clerk Key stated that no written communications were received.

Senior Account Samuel Perez provided the staff report.

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

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 4-0 to approve Public Hearing Item “B.” The motion carried by the following vote: AYES: Warren, Garcia, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: Cothran**

City Attorney Duran noted that Mayor Warren was required to recuse herself from Item B, subsection 2 (Resolution 2025-081). To correct the oversight, the Council must first vote on a motion to reconsider the item so it can be revisited with the Mayor’s recusal recorded.

**ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Roberts, and passed unanimously by a vote of 4-0 to reconsider Public Hearing Item “B”, subsection 2 (Resolution 2025-081) to allow Mayor Warren to recuse herself and have the conflict officially recorded. The motion carried by the following vote: AYES: Warren, Garcia, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: Cothran**

Mayor Warren recused herself from the dais due to owning property in the area.

**ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Roberts, and passed unanimously by a vote of 3-0 to approve Item B, subsection 2 (Resolution 2025-081). The motion carried by the following vote: AYES: Garcia, Roberts,**

**and Sandoval; NOES: None; ABSTAIN: Warren; ABSENT: Cothran**

Mayor Warren returned to the dais.

**C. Adjustment of User Fees for City Services**

**25-0415**

Adopt **Resolution No. 2025-085**, a resolution of the City of Fontana updating and establishing user and regulatory fees for various regulatory activities, programs, and services set forth in a master fee schedule and identifying an inflationary factor for future adjustments.

Mayor Warren opened the public hearing.

City Clerk Key stated that no written communications were received.

Chief Financial Officer Jessica Brown provided the staff report.

Priti Patel of Wildan and Associates provided an overview on the methodology for updating user fees.

Mayor Pro Tem Garcia asked if several fees were decreased because they exceeded actual service costs and to confirm that the City's goal is to cover costs rather than generate profit.

Chief Financial Officer Brown responded affirmatively, confirming this explanation.

Mayor Warren asked about whether the City has a policy requiring users to pay 100% of fees when there is a private benefit. Chief Financial Officer Brown explained that while it is a best practice to recover the full cost, there is no formal city policy mandating it.

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

Mayor Warren closed the public hearing.

**ACTION: Motion was made by Mayor Pro Tem Garcia, seconded by Council Member Roberts, and passed unanimously by a vote of 4-0 to approve Public Hearing Item "C." The motion carried by the following vote: AYES: Warren, Garcia, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: Cothran**

**D. Master Case No. 25-0019 and Municipal Code Amendment**

**25-0416**

**(MCA) No. 25-007: Fontana Municipal Code amendments to multiple sections of the Fontana Zoning and Development Code to revise signage regulations within the Downtown Core, streamline the approval process for various sign types and to prohibit feather and yard signs pursuant to the certified General Plan Environmental Impact Report (State Clearinghouse [SCH] No. 2016021099) and Public Resources Code Section 21083.3**

1. Determine that the proposed amendments in the Ordinance are

consistent with the Fontana General Plan and certified General Plan Environmental Impact Report (EIR) (State Clearinghouse No. 2016021099) and so qualifies for an exemption from CEQA specifically Public Resources Code 20183.3 and CEQA Guidelines Section 15183 as the proposed amendments will have no new or more severe significant environmental effect “peculiar to” the Ordinance than discussed in the certified EIR and will have no significant off-site and cumulative impacts not discussed in that EIR as long as all applicable mitigation measures in the certified EIR will be undertaken; and

2. Read by title only and waive further reading of and introduce Ordinance No. 1974, an Ordinance of the City Council of the City of Fontana approving Master Case No. 25-0019 and Municipal Code Amendment No. 25-0007 to modify the sign code section to encourage attractive signage in the Downtown Core by allowing flexibility in design requirements and streamlining the approval process for creative signs, sign programs, wall signs, directional signage, awning signs, canopy signs, inlay signs, graphic projecting signs, projecting signs, holiday window signs and roof signage, and prohibiting feather and yard signs.

Mayor Warren opened the public hearing.

City Clerk Key stated that no written communications were received.

Associate Planner Alejandro Rico provided the staff report.

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

Mayor Warren asked about limits on electric signage. Associate Planner Rico clarified that illuminated signs are allowed, but animated or “live” signs (like movie theater marquees) are not. Mayor Warren also asked about appeals, and Associate Planner Rico confirmed that developers or business owners can appeal staff decisions to the Planning Commission.

Mayor Warren closed the public hearing.

**ACTION: Motion was made by Council Member Roberts, seconded by Mayor Pro Tem Garcia, and passed by a vote of 3-1 to approve Public Hearing Item “D.” The motion carried by the following vote: AYES: Warren, Garcia, and Roberts; NOES: Sandoval; ABSTAIN: None; ABSENT: Cothran**

**E. Sika Corporation - Operating Covenant Agreement 25-0379**

1. Adopt **Resolution No. 2025-086**, accepting the Economic Development Subsidy Report prepared pursuant to Government Code Section 53083.1 and approve the Operating Covenant Agreement and authorize the City Manager or his designee to execute the Agreement with Sika Corporation.
2. Direct City Staff to file a Notice of Exemption based upon the City

Council's finding that the impacts for this Agreement is not a project and subject to environmental review and that there is no possibility that the activity in question may have a significant effect on the environment.

Mayor Warren opened the public hearing.

City Clerk Key stated that no written communications were received.

Deputy City Manager Ray Ebert provided the staff report.

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

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 4-0 to approve Public Hearing Item "E." The motion carried by the following vote: AYES: Warren, Garcia, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: Cothran**

## **NEW BUSINESS:**

### **A. New Business**

#### **A. Fiscal Year 2024-25 Fourth Quarter Budget Status Report 25-0373**

Approve the recommended Fiscal Year 2024-25 Fourth Quarter Budget adjustments and organizational changes.

Chief Financial Officer Brown provided the staff report.

Councilmember Roberts asked about the current General Fund reserve percentage. Chief Financial Officer Brown reported the General Fund reserve is 25% for FY 2025-26, with potential increases based on FY 2024-25 results, and highlighted additional reserves including \$25.7 million for OPEB and \$11.7 million for the pension trust, noting the City's ongoing efforts to maintain financial stability.

**ACTION: Motion was made by Council Member Sandoval, seconded by Council Member Roberts, and passed unanimously by a vote of 4-0 to approve New Business Item "A." The motion carried by the following vote: AYES: Warren, Garcia, Roberts, and Sandoval; NOES: None; ABSTAIN: None; ABSENT: Cothran**

## **CITY MANAGER COMMUNICATIONS:**

### **A. City Manager Communications**

City Manager Ballantyne highlighted accomplishments including the addition of pickleball courts, turf replacement at Lewis Park, secured programming and revenue streams for the transitional housing facility, downtown zoning changes to attract businesses, and thanked the Council for supporting these initiatives.

## **ELECTED OFFICIALS COMMUNICATIONS/REPORTS:**

### **A. Elected Officials Communications/Reports**

City Treasurer Koehler-Brooks thanked Chief Financial Officer Brown for the report, offered condolences to the family of Fontana Police Officer Bautista, and wished Mayor Warren a happy birthday.

City Clerk Key echoed City Treasurer Koehler-Brooks' remarks, expressing gratitude to Chief Financial Officer Brown, condolences to Officer Bautista's family, and birthday wishes to Mayor Warren.

Mayor Pro Tem Garcia wished City Treasurer Koehler-Brooks and Mayor Warren a happy birthday.

Councilmember Roberts offered condolences to the Police Department and extended birthday wishes to all celebrating.

Councilmember Sandoval expressed condolences to the Police Department and wished his wife, Mary, a happy birthday.

Mayor Warren highlighted downtown progress, thanking staff, Mayor Pro Tem Garcia, and Councilmember Cochrane for their efforts. She noted the benefits of the new sign ordinance, promoted the Fontana Business Summit on August 7th, and shared upcoming events, including a performance by Bob Marley's descendant and the eighth anniversary of Fontana Walks on August 9th.

Mayor Warren emphasized safe disposal of household hazardous waste, proper trash sorting in compliance with new state regulations, and upcoming financial literacy classes starting August 4th. She reminded the public that there will be no council meetings in August. Mayor Warren concluded by honoring the memory of Fontana Police Officer Edward Bautista and offering condolences and prayers to his family, colleagues, and the community.

## **ADJOURNMENT:**

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

1. Edward "Eddie" Bautista

Mayor Warren adjourned the meeting at 4:36 p.m. to the Regular City Council Meeting on Tuesday, September 9, 2025, at 2:00 p.m. in the Grover W. Taylor Council Chambers located at 8353 Sierra Avenue, Fontana, California.

*Christina Rudsell*

---

Christina Rudsell, CMC  
Chief Deputy City Clerk

THE FOREGOING MINUTES WERE ADOPTED AND APPROVED BY THE FONTANA CITY COUNCIL ON SEPTEMBER 9, 2025.

*Germaine Key*

---

Germaine Key  
City Clerk

### Certificate Of Completion

Envelope Id: AAE16D70-B5DB-4CCC-B35D-7371AA8137BB

Subject: City Council Meeting Minutes 7-22-2025

Source Envelope:

Document Pages: 19

Certificate Pages: 5

AutoNav: Enabled

Envelopeld Stamping: Enabled

Time Zone: (UTC-08:00) Pacific Time (US & Canada)

Status: Completed

Envelope Originator:

City Clerk

8353 Sierra Avenue

Fontana, CA 92335

clerks@fontana.org

IP Address: 192.146.186.96

### Record Tracking

Status: Original

9/10/2025 | 07:54 AM

Holder: City Clerk

clerks@fontana.org

Location: DocuSign

### Signer Events

Christina Rudsell

crudsell@fontanaca.gov

City Clerk

Security Level: Email, Account Authentication (None)

### Signature

*Christina Rudsell*

Signature Adoption: Pre-selected Style

Using IP Address: 192.146.186.96

### Timestamp

Sent: 9/10/2025 | 07:55 AM

Viewed: 9/10/2025 | 07:56 AM

Signed: 9/10/2025 | 07:57 AM

### Electronic Record and Signature Disclosure:

Not Offered via Docusign

Germaine Key

gkey@fontana.org

Security Level: Email, Account Authentication (None)

*Germaine Key*

Signature Adoption: Pre-selected Style

Using IP Address:

2600:1700:4450:d4e0:492e:758d:74e:4c99

Signed using mobile

Sent: 9/10/2025 | 07:57 AM

Viewed: 9/10/2025 | 09:44 AM

Signed: 9/10/2025 | 09:44 AM

### Electronic Record and Signature Disclosure:

Accepted: 9/10/2025 | 09:44 AM

ID: a6108f03-950b-433d-b333-75582cc70c32

### In Person Signer Events

### Signature

### Timestamp

### Editor Delivery Events

### Status

### Timestamp

### Agent Delivery Events

### Status

### Timestamp

### Intermediary Delivery Events

### Status

### Timestamp

### Certified Delivery Events

### Status

### Timestamp

### Carbon Copy Events

### Status

### Timestamp

Kathy Kasinger

kkasinger@fontana.org

Records Coordinator

Security Level: Email, Account Authentication (None)

**COPIED**

Sent: 9/10/2025 | 09:44 AM

Viewed: 9/10/2025 | 10:58 AM

### Electronic Record and Signature Disclosure:

Accepted: 8/21/2025 | 07:36 AM

ID: 698abe70-5063-4b3f-bc28-d80ce6c88e82

**Witness Events****Signature****Timestamp****Notary Events****Signature****Timestamp****Envelope Summary Events****Status****Timestamps**

Envelope Sent

Hashed/Encrypted

9/10/2025 | 07:55 AM

Certified Delivered

Security Checked

9/10/2025 | 09:44 AM

Signing Complete

Security Checked

9/10/2025 | 09:44 AM

Completed

Security Checked

9/10/2025 | 09:44 AM

**Payment Events****Status****Timestamps****Electronic Record and Signature Disclosure**

## **ELECTRONIC RECORD AND SIGNATURE DISCLOSURE**

From time to time, City of Fontana (we, us or Company) may be required by law to provide to you certain written notices or disclosures. Described below are the terms and conditions for providing to you such notices and disclosures electronically through your DocuSign, Inc. (DocuSign) Express user account. Please read the information below carefully and thoroughly, and if you can access this information electronically to your satisfaction and agree to these terms and conditions, please confirm your agreement by clicking the 'I agree' button at the bottom of this document.

### **Getting paper copies**

At any time, you may request from us a paper copy of any record provided or made available electronically to you by us. For such copies, as long as you are an authorized user of the DocuSign system you will have the ability to download and print any documents we send to you through your DocuSign user account for a limited period of time (usually 30 days) after such documents are first sent to you. After such time, if you wish for us to send you paper copies of any such documents from our office to you, you will be charged a \$0.00 per-page fee. You may request delivery of such paper copies from us by following the procedure described below.

### **Withdrawing your consent**

If you decide to receive notices and disclosures from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required notices and disclosures only in paper format. How you must inform us of your decision to receive future notices and disclosure in paper format and withdraw your consent to receive notices and disclosures electronically is described below.

### **Consequences of changing your mind**

If you elect to receive required notices and disclosures only in paper format, it will slow the speed at which we can complete certain steps in transactions with you and delivering services to you because we will need first to send the required notices or disclosures to you in paper format, and then wait until we receive back from you your acknowledgment of your receipt of such paper notices or disclosures. To indicate to us that you are changing your mind, you must withdraw your consent using the DocuSign 'Withdraw Consent' form on the signing page of your DocuSign account. This will indicate to us that you have withdrawn your consent to receive required notices and disclosures electronically from us and you will no longer be able to use your DocuSign Express user account to receive required notices and consents electronically from us or to sign electronically documents from us.

### **All notices and disclosures will be sent to you electronically**

Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through your DocuSign user account all required notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of our relationship with you. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required notices and disclosures to you by the same method and to the same address that you have given us. Thus, you can receive all the disclosures and notices electronically or in paper format through the paper mail delivery system. If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the notices and disclosures electronically from us.

**How to contact City of Fontana:**

You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:

To contact us by email send messages to: ctejeda@fontana.org

**To advise City of Fontana of your new e-mail address**

To let us know of a change in your e-mail address where we should send notices and disclosures electronically to you, you must send an email message to us at ctejeda@fontana.org and in the body of such request you must state: your previous e-mail address, your new e-mail address. We do not require any other information from you to change your email address..

In addition, you must notify DocuSign, Inc to arrange for your new email address to be reflected in your DocuSign account by following the process for changing e-mail in DocuSign.

**To request paper copies from City of Fontana**

To request delivery from us of paper copies of the notices and disclosures previously provided by us to you electronically, you must send us an e-mail to ctejeda@fontana.org and in the body of such request you must state your e-mail address, full name, US Postal address, and telephone number. We will bill you for any fees at that time, if any.

**To withdraw your consent with City of Fontana**

To inform us that you no longer want to receive future notices and disclosures in electronic format you may:

- i. decline to sign a document from within your DocuSign account, and on the subsequent page, select the check-box indicating you wish to withdraw your consent, or you may;
- ii. send us an e-mail to ctejeda@fontana.org and in the body of such request you must state your e-mail, full name, IS Postal Address, telephone number, and account number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

**Required hardware and software**

|                            |  |
|----------------------------|--|
| Operating Systems:         | Windows2000? or WindowsXP?   |
| Browsers (for SENDERS):    | Internet Explorer 6.0? or above  |
| Browsers (for SIGNERS):    | Internet Explorer 6.0?, Mozilla FireFox 1.0, NetScape 7.2 (or above)   |
| Email:                     | Access to a valid email account  |
| Screen Resolution:         | 800 x 600 minimum  |
| Enabled Security Settings: | <ul style="list-style-type: none"> <li>•Allow per session cookies</li> <li>•Users accessing the internet behind a Proxy Server must enable HTTP 1.1 settings via proxy connection</li> </ul> |

\*\* These minimum requirements are subject to change. If these requirements change, we will provide you with an email message at the email address we have on file for you at that time providing you with the revised hardware and software requirements, at which time you will have the right to withdraw your consent.

**Acknowledging your access and consent to receive materials electronically**

To confirm to us that you can access this information electronically, which will be similar to other electronic notices and disclosures that we will provide to you, please verify that you were able to read this electronic disclosure and that you also were able to print on paper or electronically save this page for your future reference and access or that you were able to e-mail this disclosure and consent to an address where you will be able to print on paper or save it for your future reference and access. Further, if you consent to receiving notices and disclosures exclusively in electronic format on the terms and conditions described above, please let us know by clicking the 'I agree' button below.

By checking the 'I Agree' box, I confirm that:

- I can access and read this Electronic CONSENT TO ELECTRONIC RECEIPT OF ELECTRONIC RECORD AND SIGNATURE DISCLOSURES document; and
- I can print on paper the disclosure or save or send the disclosure to a place where I can print it, for future reference and access; and
- Until or unless I notify City of Fontana as described above, I consent to receive from exclusively through electronic means all notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to me by City of Fontana during the course of my relationship with you.