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INFRASTRUCTURE/STREETS COMMITTEE

REGULAR MEETING – CITY HALL COUNCIL CHAMBERS
13220 CENTRAL AVENUE
CHINO, CA 91710

TUESDAY, SEPTEMBER 30, 2025

4:00 P.M.

AGENDA

ROLL CALL

Committee Members: Council Member Comstock and Council Member Lucio

PUBLIC COMMENTS

This is the time and place for the general public to address the Committee about subjects that do not appear elsewhere on the agenda. Due to Brown Act requirements, action will not be taken on any issues not on the agenda.

CONSENT CALENDAR

1. Minutes. Approve committee minutes for the regular meeting on July 29, 2025.

DISCUSSION

2. REDA Project Update. Update on the REDA Project located in the City of Ontario at the northeast corner of Euclid and Merrill Avenues, and discuss the updated project budget highlighting key milestones, funding adjustments, and next steps.

Report by: Sylvia Ramos, Contracts & DIF Administrator and Jesus Plasencia, Assistant City Engineer

3. Development Impact Fee (DIF) Nexus Study Update. Review the City of Chino's Development Impact Fee (DIF) Nexus Study, current tasks, preliminary findings, and upcoming schedule for draft review, public outreach, and anticipated adoption.

Report by: Sylvia Ramos, Contracts & DIF Administrator

4. Euclid Avenue Relinquishment Update. Update on the status of Euclid Avenue (State Route 83) Relinquishment within the City of Chino and next steps.

Report by: Michelle Chapman, CIP Engineer Manager and Michele Hindersinn, Senior Engineer

ADJOURN

The next Regular Meeting of the Infrastructure/Streets Committee will take place as needed, in these Council Chambers with at least 72 hours notice per the requirements of the Ralph M. Brown Act.

I, Natalie Gonzaga, City Clerk of the City of Chino, hereby declare that on Thursday, September 25, 2025, this agenda was posted on the south window of Chino City Hall and this agenda together with all of the agenda reports and related documents were posted on the City's website at www.cityofchino.org by myself or under my direction.



Natalie Gonzaga, City Clerk

INFRASTRUCTURE/STREETS COMMITTEE
REGULAR MEETING – CITY HALL COUNCIL CHAMBERS
13220 CENTRAL AVENUE
CHINO, CA 91710

TUESDAY, JULY 29, 2025

4:00 P.M.

MINUTES

CALL TO ORDER

The July 29, 2025, Regular Meeting of the City of Chino Infrastructure/Streets Committee was called to order 4:00 p.m. by Council Member Comstock in the Council Chambers.

ROLL CALL

PRESENT: Council Member Karen C. Comstock and Council Member Marc Lucio

ABSENT: NONE.

PUBLIC COMMENTS

Stubbie Barr, spoke to thank staff for including the minutes.

CONSENT CALENDAR

1. Minutes. Approve Committee Minutes for the meetings on May 2, June 12, July 6, September 13, and November 9, 2023; January 31, March 27, June 10, and October 8, 2024; February 25, March 31, May 5, and June 24, 2025 (All Committee Members Present).

Motion by Council Member Lucio, seconded by Council Member Comstock, to approve Consent Calendar Item 1 – Minutes, as presented. The motion carried by the following vote:

AYES: LUCIO AND COMSTOCK

NOES: NONE.

ABSENT: NONE.

DISCUSSION

2. Eucalyptus Avenue and Fern Avenue Traffic Signal. Update on the developer contributions and cost analysis for the traffic signal at Eucalyptus Avenue and Fern Avenue.

Dennis Ralls, City Traffic Engineer, and Sylvia Ramos, Contracts & DIF Administrator, provided a presentation on the item.

The committee recommended the item be presented to the City Council for consideration.
3. Proposed Tentative Tract Map for RD2 Residential Development – 5084 Francis Avenue (Sphere of Influence – Annexation and Utility Services Consideration). Review the proposed annexation of the property located at 5084 Francis Avenue into the City of Chino, address the annexation requirements for a subdivision consisting of eight (8) lots, potential utility service connection, and the issuance of an “ability-to-serve” request for the proposed RD2 residential development.

Warren Morelion, Director of Development Services, and Michael Hitz, Principal Planner, provided a presentation on the item.

The committee recommended approval of the “ability-to-serve” request be presented to the City Council for consideration of the proposed 8-lot subdivision project.

4. Columbus Street to Guardian Way Name Change Request. Review the City’s procedures for street name changes to address a request for updating Columbus Street to Guardian Way.

Albert Espinoza, Deputy Director of Public Works/City Engineer, provided a presentation on the item.

Stubbie Barr, spoke to express his support for the street name change.

The committee recommended the item be presented to the City Council for consideration.

5. College Park Roundabout Update. Update on the status of the College Park Roundabout, ownership of the Fountain, the Adjacent Developer’s Conditions of Approval, and possible next steps.

Albert Espinoza, Deputy Director of Public Works/City Engineer, and Michael Hitz, Principal Planner, provided a presentation on the item.

Stubbie Barr, spoke regarding the roundabout fountain and suggested an entry monument in its place, and discussed the trails in College Park.

Larry Vieira, College Park HOA President, recommended the fountain be redesigned, brought down in size, and made more economical to maintain.

Bryce Fleming, Project Manager, Lennar, thanked City staff for their willingness to listen and maintain open communication.

Council Member Lucio expressed interest in a scaled down water feature and emphasized ensuring the area is safe for residents and visitors to enjoy and take photos.

Council Member Karen Comstock expressed interest in seeing a water feature that is not overconstructed and does not create a visual obstruction, emphasizing that maintaining a clear line of sight within the roundabout is a high priority. Council Member Comstock spoke regarding finalizing maintenance agreements with the developer.

Stubbie Barr, spoke to recommend incorporating a cascading water feature that is more cost effective.

Larry Vieira, College Park HOA President, reported that 175 residents responded to the College Park survey regarding the roundabout fountain, and 75% of survey respondents favored a cost-reducing hardscape option over a water feature.

The Committee directed staff to develop design concepts to enhance the location with a suitably scaled water feature, and include Henry Hong, Lennar, and Chaffey College in the process.

ADJOURN

The meeting adjourned at 4:54 p.m. The next Regular Meeting of the Infrastructure/Streets Committee will take place as needed, in these Council Chambers with at least 72 hours notice per the requirements of the Ralph M. Brown Act.

APPROVED AND ADOPTED THIS 30th DAY OF SEPTEMBER 2025.

KAREN C. COMSTOCK, COUNCIL MEMBER

ATTEST:

NATALIE GONZAGA, CITY CLERK

(These minutes are not official until signed.)