



CITY OF ONTARIO

Regular City Council/Housing
Authority/Ontario Public Financing Authority
Meeting
NOVEMBER 18, 2025

City Hall

303 East B Street, Ontario, CA 91764

MAYOR PAUL S. LEON • MAYOR PRO TEM ALAN D. WAPNER
COUNCIL MEMBERS JIM W. BOWMAN, DEBRA PORADA AND DAISY MACIAS

CITY CLERK SHEILA MAUTZ • TREASURER JAMES R. MILHISER
CITY MANAGER SCOTT OCHOA • CITY ATTORNEY RUBEN DURAN

WELCOME TO A MEETING OF THE ONTARIO CITY COUNCIL

All documents for public review are on file with the Records Management/City Clerk's Department located at 303 East B Street, Ontario, CA 91764.

Anyone wishing to speak in person during public comment or on a particular item will be required to fill out a blue slip. Blue slips must be turned in prior to public comment beginning or before an agenda item is taken up. The Clerk will not accept blue slips after that time.

To submit written public comments by email, please send your name, the agenda item you are commenting on, and your comments to publiccomments@ontarioca.gov. The public comment submission window opens at the time the agenda is published and remains open until 4:00 p.m. on the day of the meeting. All comments received during this timeframe will be forwarded to the City Council for consideration before action is taken on the matter and will be entered into the record.

Speakers will be alerted when they have 1 minute remaining and when their time is up. Speakers are then to return to their seats and no further comments will be permitted.

In accordance with State Law, remarks during public comment are to be limited to subjects within Council's jurisdiction. Remarks on other agenda items will be limited to those items.

Remarks from those seated or standing in the back of the chamber will not be permitted. All those wishing to speak including Council and Staff need to be recognized by the Chair before speaking.

ACCOMMODATIONS

If you need special assistance or accommodations to participate in this meeting, please contact the City Clerk's office at 909-395-2009. Notification of 48 hours prior to the meeting will help the City make reasonable arrangements. Equipment for the hearing impaired is available in the Records Management Office.

ORDER OF BUSINESS

The regular City Council and Housing Authority and Ontario Public Financing Authority meeting begins with Public Comment at 6:30 p.m. immediately followed by the Regular Meeting and Public Hearings. No agenda item will be introduced for consideration after 10:00 p.m. except by majority vote of the City Council.

CALL TO ORDER (OPEN SESSION)

ROLL CALL

Wapner, Bowman, Porada, Macias, Mayor/Chairman Leon

INFORMATION RELATIVE TO POSSIBLE CONFLICT OF INTEREST

Agenda item contractors, subcontractors and agents may require member abstentions due to conflict of interests and financial interests. Council Member abstentions shall be stated under this item for recordation on the appropriate item.

PLEDGE OF ALLEGIANCE

Council Member Macias

INVOCATION

Pastor Gary Ovitt, Community Christian Fellowship

PUBLIC COMMENTS

6:30 P.M.

The Public Comment portion of the Council/Housing Authority/Ontario Public Financing Authority meeting is limited to 30 minutes. An opportunity for further Public Comment may be given at the end of the meeting. Under provisions of the Brown Act, Council is prohibited from taking action on oral requests.

To comment by email, submit your comments by email no later than 4:00 p.m. on the day of the meeting by emailing your name, agenda item you are commenting on and your comment to publiccomments@ontarioca.gov. All Comments received by the deadline will be forwarded to the City Council for consideration before action is taken on the matter and entered into the record. As previously noted -- if you wish to address the Council, fill out one of the blue slips at the rear of the chambers and give it to the City Clerk.

AGENDA REVIEW/ANNOUNCEMENTS

The City Manager will go over all updated materials and correspondence received after the Agenda was distributed to ensure Council Members have received them. He will also make any necessary recommendations regarding Agenda modifications or announcements regarding Agenda items to be considered.

CONSENT CALENDAR

All matters listed under CONSENT CALENDAR will be enacted by one motion in the form listed below – there will be no separate discussion on these items prior to the time Council votes on them, unless a member of the Council requests a specific item be removed from the Consent Calendar for a separate vote.

1. APPROVAL OF MINUTES

Minutes for the regular meetings of the City Council and Housing Authority of October 21, 2025 and approving same as on file in the Records Management Department.

ATTACHMENT: [20251021 Meeting Minutes \(Not Official Until Approved\)](#)

2. BILLS & PAYROLL

Bills October 17, 2025 through October 30, 2025, and Payroll October 5, 2025 through October 18, 2025.

3. A RESOLUTION APPROVING A PUBLIC PARKS PROCEEDS AGREEMENT BETWEEN THE CITY OF ONTARIO AND THE COUNTY OF SAN BERNARDINO

That the City Council authorize the City Manager, or his designee, to negotiate and execute the Public Parks Proceed Agreement and execute such further documents and take such actions as may be necessary or desirable to carry out the intent of the Agreement.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, APPROVING THE PUBLIC PARKS PROCEEDS AGREEMENT WITH THE COUNTY OF SAN BERNARDINO AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT AND RELATED DOCUMENTS.

ATTACHMENT: [Ontario-Reso City Approving Public Proceeds Agreement 01_RM](#)

ATTACHMENT: [Ontario - SB County Public Parks Proceeds Agmt - Grand Park^02.docx](#)

4. **[AN AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH SELBERT PERKINS DESIGN FOR DESIGN SERVICES FOR THE DEVELOPMENT OF A COMPREHENSIVE DOWNTOWN SIGNAGE AND WAYFINDING MASTER PLAN WITH BRANDING SERVICES](#)**

That the City Council authorize the City Manager, or his designee, to execute Amendment No. 1 to the Professional Services Agreement with Selbert Perkins Design, of Playa del Rey, California, for design services for the development of a comprehensive Downtown Signage and Wayfinding Master Plan and graphic design and branding services, in the amount of \$212,000 to increase the not-to-exceed contract amount of \$289,500.

ATTACHMENT: [Selbert Perkins 1st Amend PSA.docx](#)

5. **[AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, LEVYING SPECIAL TAXES WITHIN CITY OF ONTARIO COMMUNITY FACILITIES DISTRICT NO. 76 \(COMPASS POINTE\)](#)**

That the City Council adopt an Ordinance authorizing the levy of special taxes within City of Ontario Community Facilities District No. 76 (Compass Pointe).

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, LEVYING A SPECIAL TAX WITHIN CITY OF ONTARIO COMMUNITY FACILITIES DISTRICT NO. 76 (COMPASS POINTE)

ATTACHMENT: [CFD 76 Compass Pointe Ordinance Levy Tax RM](#)

6. **[A CONSTRUCTION CONTRACT WITH AWI BUILDERS, INC. FOR THE CONSTRUCTION OF THE ONTARIO ARENA PLAZA PROJECT](#)**

That the City Council take the following actions:

- A. Authorize the City Manager, or his designee, to execute a Construction Contract with AWI Builders, Inc., of Ontario, California, for the Ontario Arena Plaza Project in the amount of \$25,991,911 and authorize a 10% contingency of \$2,599,191 for a total not-to-exceed contract amount of \$28,591,102; and
- B. Authorize the City Manager, or his designee, to execute all documents required for the completion of the project which may include, but not limited to, agreements, assessments, easements, reduction of retention accounts, contract amendments within the authorization limits, and filing a notice of completion at the conclusion of all construction-related activities.

ATTACHMENT: [Ontario Arena Plaza Contract - AWI Builders, Inc.](#)

7. **[AN AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH RONALD IVIE FOR CONSULTING SUPPORT SERVICES FOR THE ONTARIONET BROADBAND STRATEGIC PLANNING](#)**

That the City Council approve and authorize the City Manager, or his designee, to execute Amendment No. 4 to the Professional Services Agreement with Ronald Ivie, of Boise, ID, for

consulting support services for the OntarioNet Broadband strategic business, operations and technology network planning, and systems project management in the amount of \$540,000 for a total not-to-exceed contract amount of \$1,800,000 and extending the term of the agreement to June 30, 2029.

ATTACHMENT: [Ronald Ivie No.4.docx](#)

8. [A PROFESSIONAL SERVICES AGREEMENT WITH TELCON SERVICES, LLC, FOR THE ONTARIONET BROADBAND DESIGN, ENGINEERING, MAPPING, SYSTEM INTEGRATION, AND INSPECTION SERVICES](#)

That the City Council authorize the City Manager, or his designee, to execute a Professional Services Agreement with Telcon Services, LLC, of Eagle, ID, for the OntarioNet Broadband Integration Support services, in the amount of \$1,080,000 from December 1, 2025, to November 30, 2028, with the option to extend the agreement for up to two successive one-year periods for a total not-to-exceed contract amount of \$1,800,000.

ATTACHMENT: [Telcon No.0A PSA.docx](#)

9. [ACCEPT AND APPROVE LAW ENFORCEMENT GRANT PROGRAM FOR FISCAL YEAR 2025- 26](#)

That the City Council authorize the City Manager or his designee to execute all documents necessary to accept and approve the Citizen' s Option for Public Safety (COPS) / Enhancing Law Enforcement Activities Subaccount (ELEAS) Grant for Fiscal Year 2025- 26 in the amount of \$281,812.

ATTACHMENT: [FY 2025 26 COPS State Allocation Letter.pdf](#)

10. [AN ORDINANCE APPROVING A DEVELOPMENT AGREEMENT \(FILE NO. PDA25-003\) BETWEEN THE CITY OF ONTARIO AND GDC INVESTMENTS 13, L.P.](#)

That the City Council consider and adopt an Ordinance approving a Development Agreement (File No. PDA25-003) between the City of Ontario and GDC Investments 13 L.P.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, RECOMMENDING CITY COUNCIL APPROVE FILE NO. PDA25-003, A DEVELOPMENT AGREEMENT BETWEEN THE CITY OF ONTARIO AND GDC INVESTMENTS 13, LP TO ESTABLISH THE TERMS AND CONDITIONS ASSOCIATED WITH TENTATIVE TRACT MAP 20730 (FILE NO. PMTT24-008) LOCATED SOUTH OF CHATHAM STREET, WEST OF CLIFTON STREET, EAST OF AMHERST AVENUE, AND NORTH OF EUCALYPTUS AVENUE, WITHIN PLANNING AREA 11 (RD-7 / ROW TOWNHOMES) OF THE ESPERANZA SPECIFIC PLAN. (APN: 1073-101-05).

ATTACHMENT: [File No. PDA25-003_GDC Investments 13 LP^01^EXH A&B&C.pdf](#)

ATTACHMENT: [File No. PDA25-003 GDC Investments 13 LP 02 RM](#)

ATTACHMENT: [File No. PDA25-003_GDC Investments 13 LP^03^DEV^AGR.doc](#)

11. [PROFESSIONAL SERVICES AGREEMENT FOR EMERGENCY COMMUNICATION NURSE SYSTEM \(ECNS\) SERVICES WITH CONSOLIDATED FIRE AGENCIES \(CONFIRE\) AND CITY OF ONTARIO](#)

That the City Council authorize the City Manager, or his designee, to execute the Agreement between the Consolidated Fire Agencies (CONFIRE) and the City of Ontario for the provision of Emergency Communication Nurse System (ECNS) services through the Ontario Fire Department with a projected not-to-exceed amount of \$333,501.00.

ATTACHMENT: [2025-26_Agreement - City of Ontario \(ECNS\).v7.pdf](#)

12. [AN AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH RMA GROUP FOR ON-CALL GEOTECHNICAL CONSULTING AND MATERIALS TESTING SERVICES FOR THE ONTARIO SPORTS EMPIRE](#)

That the City Council take the following actions:

- A. Authorize the City Manager, or his designee, to execute Amendment No. 2 to the Professional Services Agreement with RMA Group, of Rancho Cucamonga, California, to provide on-call geotechnical consulting, materials testing, and special inspection services for the Ontario Sports Empire in the amount of \$997,740 for a total not-to-exceed contract amount of \$3,440,100; and
- B. Authorize the City Manager, or his designee, to execute all documents required for the completion of the project which may include, but not limited to, agreements, assessments, easements, reduction of retention accounts, contract amendments within the authorization limits, and filing a notice of completion at the conclusion of all construction-related activities.

ATTACHMENT: [RMA Group - Amendment No. 2.pdf](#)

13. [AN AMENDMENT TO THE DESIGN SERVICES AGREEMENT WITH FREDERICK FISHER & PARTNERS, ARCHITECTS FOR THE ONTARIO MUSEUM OF HISTORY AND ART NORTH WING GALLERY UPGRADE](#)

That the City Council take the following actions:

- A. Authorize the City Manager, or his designee, to execute Amendment No. 2 to the Design Services Agreement with Frederick Fisher & Partners, Architects, of Los Angeles, California, for additional work for the North Wing Gallery of the Ontario Museum of History and Art in the amount of \$30,755 for a total not-to-exceed contract amount of \$467,464; and
- B. Authorize the City Manager, or his designee, to execute all documents required for the completion of the project which may include, but not limited to, agreements, assessments, easements, reduction of retention accounts, contract amendments within the authorization limits, and filing a notice of completion at the conclusion of all construction-related activities.

ATTACHMENT: [Frederick Fisher & Partners, Architects - Amdt No. 2.pdf](#)

14. [ACCEPT AND APPROVE LAW ENFORCEMENT GRANT PROGRAM ADDITIONAL AWARD FOR FISCAL YEAR 2024-25](#)

That the City Council authorize the City Manager or his designee to execute all documents

necessary to accept and approve the Citizen's Option for Public Safety (COPS) /Enhancing Law Enforcement Activities Subaccount (ELEAS) Grant growth payment for Fiscal Year 2024-25 in the amount of \$284,159.13.

ATTACHMENT: [2025-COPS-GROWTH.pdf](#)

15. [A PROFESSIONAL SERVICES AGREEMENT WITH ARCADIS U.S. INC. FOR THE DEVELOPMENT OF A WATER RESOURCES OPTIMIZATION PLAN](#)

That the City Council authorize the City Manager, or designee, to execute a three-year Professional Services Agreement with Arcadis U.S. Inc., of Los Angeles, California, for the development of a Water Resources Optimization Plan for a not-to-exceed amount of \$1,579,488 and a term from November 18, 2025 to November 17, 2028, with the option to extend the Agreement for up to two additional one-year terms consistent with City Council approved budgets.

ATTACHMENT: [Exhibit A1.pdf](#)

ATTACHMENT: [20251118 PSA with Arcadis^03 AGMT.pdf](#)

16. [AN AMENDMENT TO THE SOFTWARE AGREEMENT WITH GREAT LAKES DATA SYSTEMS, INC. TO SUPPORT ONTARIONET BILLING](#)

That the City Council authorize the City Manager, or his designee, to execute Amendment No. 2 to the Professional Services Agreement, with Great Lakes Data Systems (GLDS), Inc., of Wisconsin, increasing the not-to-exceed contract amount to \$403,540 and extending the term of the agreement to June 30, 2028.

ATTACHMENT: [GLDS No.2.doc](#)

17. [AN AMENDMENT TO THE MAINTENANCE SERVICES AGREEMENT WITH CONVERGINT TECHNOLOGIES, LLC FOR ENHANCEMENT OF CITYWIDE VIDEO COVERAGE](#)

That the City Council authorize the City Manager, or his designee, to execute Amendment No. 7 to the Maintenance Services Agreement with Convergent Technologies, LLC, of La Palma, California, increasing the authorized contract amount for the increased Citywide video coverage by \$95,053 for a total not-to-exceed amount of \$4,485,189.

ATTACHMENT: [Convergent-Quote-Ontario-Police-Department-Intersection-Cameras-10.29.2025 \(Rev\).pdf](#)

ATTACHMENT: [Convergent-Quote-Ontario-Police-Department-Intersection-Cameras-10.31.2025 \(Grant #2\).pdf](#)

ATTACHMENT: [Ontario - Amendment No. 7 10-31-25-convergent tech.pdf](#)

18. [PURCHASE OF A NEW REPLACEMENT HELICOPTER AND EQUIPMENT](#)

That the City Council authorize the City Manager, or his designee, to execute a sole source purchase agreement with Airbus Helicopters, of Grand Prairie, Texas in the amount of \$4,628,531 for the purchase of a new police helicopter, and execute a purchase agreement with Hangar One Avionics Inc., of Carlsbad, California in the amount of \$2,745,248 for the purchase and installation of specialized equipment; and execute a required 30% deposit to Airbus in the amount of \$1,388,559.

- ATTACHMENT:** [Exhibit 1_2025 H125-137_9Sept2025.pdf](#)
ATTACHMENT: [20250913-1 H125 Completion Ontario PD.pdf](#)
ATTACHMENT: [Airbus Purchase Agreement_2025 H125-137_31Oct2025.pdf](#)

19. APPROVAL OF THE MEMORANDUM OF UNDERSTANDING WITH THE COUNTY OF SAN BERNARDINO FOR THE OPERATION OF THE WEST END NAVIGATIONAL CENTER

That the City Council take the following actions:

- A. Approve the Memorandum of Understanding between the City of Ontario, the County of San Bernardino, and the cities of Chino, Chino Hills, Fontana, Montclair, Rancho Cucamonga, Rialto, and Upland for the operation of the West End Navigation Center.
- B. Authorize the City Manager, or his designee to execute the MOU and related documents necessary to implement participation.

ATTACHMENT: [MOU Operation of Regional Navigation Center](#)

20. AN AGREEMENT WITH THE CITY OF EASTVALE FOR OPERATIONS AND MAINTENANCE OF THE LANDSCAPED MEDIAN ON MILLIKEN AND HAMNER AVENUES

That the City Council approve an Agreement with the City of Eastvale for the shared Operations and Maintenance (O&M) of the landscaped median on Milliken and Hamner Avenues between the State Route (SR) 60 Freeway and Bellegrave Avenue.

ATTACHMENT: [20251118 Landscaped Median O&M Agreement^01 Agreement.docx](#)

21. A RESOLUTION APPROVING A PARKS INCENTIVE REIMBURSEMENT AGREEMENT BETWEEN THE CITY OF ONTARIO AND THE COUNTY OF SAN BERNARDINO

That the City Council authorize the City Manager, or his designee, to execute such further documents and take such actions as may be necessary or desirable to carry out the intent of the Agreement.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, APPROVING THE PARKS INCENTIVE REIMBURSEMENT AGREEMENT WITH THE COUNTY OF SAN BERNARDINO AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT AND RELATED DOCUMENTS.

ATTACHMENT: [Ontario Reso City Approving Parks Reimbursement Agreement_01_RM](#)

ATTACHMENT: [Ontario - SB County Parks Incentive Reimbursement Agmt^02.docx](#)

PUBLIC HEARINGS

Pursuant to Government Code Section 65009, if you challenge the City's zoning, planning or any other decision in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to the public hearing. Affidavits of posting compliance, for all items below, are on file with the Records Management Department.

22. LEASE FINANCING PLAN FOR THE PROPOSED ACQUISITION OF PROPERTY LOCATED AT 9175 EAST CHINO AVENUE

That the City Council authorize the City Manager, or his designee, to execute all documents required for the completion of the lease-leaseback financing within the authorization limits and adopt a Resolution approving:

- A. The financing for the acquisition of real property located at 9175 East Chino Avenue for a period of five (5) years; and
- B. The Lease Agreement between the City of Ontario and the Ontario Public Finance Authority; and
- C. The Site and Facility Lease between the City of Ontario and Ontario Public Finance Authority; and
- D. All documents required to be delivered pursuant to the Lease Agreement and/or Site and Facility Lease, including without limitation the Assignment Agreement and Note.

That the Ontario Public Finance Authority authorize the Executive Director, or his designee, to execute all documents required for the completion of the lease-leaseback financing within the authorization limits and adopt a Resolution approving:

- A. The financing for the acquisition of real property located at 9175 East Chino Avenue for a period of five (5) years; and
- B. The Lease Agreement between the City of Ontario and the Ontario Public Finance Authority; and
- C. The Site and Facility Lease between the City of Ontario and Ontario Public Finance Authority; and
- D. The Assignment Agreement between the Ontario Public Finance Authority and the Ronald and Kristine Pietersma Family Trust.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ONTARIO, CALIFORNIA, AUTHORIZING PROCEEDINGS AND AGREEMENTS RELATING TO THE FINANCING OF PUBLIC CAPITAL IMPROVEMENTS FOR PUBLIC PURPOSES, APPROVING PREPARATION AND DELIVERY OF A NOTE BY THE ONTARIO PUBLIC FINANCING AUTHORITY AND AUTHORIZING OFFICIAL ACTIONS.

A RESOLUTION OF THE ONTARIO PUBLIC FINANCING AUTHORITY AUTHORIZING THE PREPARATION OF A LEASE REVENUE NOTE IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT TO EXCEED \$25,500,000 IN CONNECTION WITH THE FINANCING OF PUBLIC CAPITAL IMPROVEMENTS, AUTHORIZING AND DIRECTING EXECUTION OF A SITE AND FACILITIES LEASE, LEASE AGREEMENT, ASSIGNMENT AGREEMENT, NOTE AND AUTHORIZING OFFICIAL ACTIONS AND EXECUTION OF RELATED DOCUMENTS.

- ATTACHMENT:** [9175 East Chino Ave Resolution City Approving Bonds 01_RM](#)
- ATTACHMENT:** [9175 East Chino Ave Reso Authority Authorizing Financing_02_RM](#)
- ATTACHMENT:** [9175 East Chino Ave Lease Agreement^03.docx](#)
- ATTACHMENT:** [9175 East Chino Ave Form of Assignment Agreement^04.docx](#)
- ATTACHMENT:** [9175 East Chino Ave Ontario PFA 2025 - Form of Note^05.docx](#)

ATTACHMENT: [9175 East Chino Ontario PFA 2025 - Site and Facility Lease^06.docx](#)

ADMINISTRATIVE REPORTS/DISCUSSION/ACTION

23. [QUALIFICATION OF TWO INITIATIVE MEASURE PETITIONS PROPOSING TO REQUIRE VOTER-APPROVED DEVELOPMENT AGREEMENTS FOR MAJOR HOTEL AND EVENT CENTER PROJECTS AND ESTABLISHING HOTEL/HOSPITALITY WORKER PROTECTION AND MINIMUM WAGE REQUIREMENTS](#)

That the City Council receive, file, and accept the certificate(s) of sufficiency of initiative petition signatures as valid in all respects; and order an impact report from Staff for both initiative measures.

ATTACHMENT: [Petitions-Certified.pdf](#)

STAFF MATTERS

City Manager Ochoa

COUNCIL MATTERS

Mayor Leon
Mayor pro Tem Wapner
Council Member Bowman
Council Member Porada
Council Member Macias

ADJOURNMENT
