

MENTONE

COMMUNITY ACTION GUIDE



COUNTYWIDE PLAN

Mentone Community Action Guide



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Introduction

Mentone is a community with deep roots in Southern California. As a waypoint/destination for many travelers heading to and from the San Bernardino Mountains, the community holds a special place in the hearts of residents and visitors alike. Mentone values its small-town feel, proximity to the Santa Ana River and San Bernardino Mountains, and agricultural uses that are an important part of the community's history. Mentone strives to preserve the rural small-town feel, while focusing on improving the quality of life and the desirability of the community.

In 2016, the community embarked on a planning process to develop a new community plan. Three public workshops were held over the course of the year (February 29, March 28 and July 18, 2016). These workshops, open to any Mentone resident or business, addressed strengths and weaknesses of the community, the community's values, and what Mentone aspires to be in the future. Workshop participants brainstormed areas of focus and actions to help the community move forward to achieve its aspirations.

This Community Action Guide is a framework of actions identified by the community and supports implementation of the actions by the community.

Strengths and Opportunities

Community workshops were conducted in each community as part of the engagement process. In addition, input was gathered through the Countywide Plan website. As part of the process, participants defined the strengths of and opportunities for their community. The word cloud below was created using the input provided during the Strengths, Opportunities, Values and Aspirations exercises and served as part of the base information utilized to develop the Focus and Action Statements of the Community Action Guide. The word cloud quickly informed participants of key issues and focus areas that could be addressed in the guide. The more a word or phrase was articulated, the larger the word appears in the cloud. The full results of the strengths, weaknesses, opportunities and threats gathered as a part of the engagement process is found in the Community Profile located in the Appendix.



Goals and policies, as well as proposed land use changes discussed during the community workshops, were considered for inclusion in the County Policy Plan and Land Use Map. The Land Use Map will be adopted as part of the County Policy Plan. The content of the Community Action Guide focuses on those actions identified by the community that the community is willing to take to make desired changes to their community. The County Policy Plan and the Community Action Guide will be web-based, with adoption of the Countywide Plan in 2019.

In 2010, the San Bernardino County Board of Supervisors set out to establish a vision for the future of the county as a whole, and subsequently adopted a Countywide Vision in 2011 after two years of input from the community and the county's 24 cities and towns. Following the adoption of the Countywide Vision, which calls for the creation of a "complete county", the Board adopted the County paradigm and job statements in 2012.

The Countywide Plan serves as a guide for County decision-making, financial planning, and communications. Its web-based format provides a wealth of easily accessible data on how the County operates, and allows independent research using County data and information.

The Countywide Plan includes:

- A County Policy Plan, which serves in part as the County’s General Plan for the unincorporated areas and also provides guidance for regional county services. The Policy Plan establishes goals and policies for the entire county as well as specific subregions and communities.
- A County Business Plan, which contains governance policies and operational metrics that outline the County’s approach to providing municipal and regional services.
- A Regional Issues Forum, which is an online resource for sharing information and resources related to issues confronting the entire county.

A Community Plans Continuum of 35 Community Action Guides, which articulates what is important to each Community; sets out an Action Plan based on community input, and for the most part, would be implemented by the community; and provides a Community Profile. Links will also be provided for maps, goals, and policies in the Countywide Plan.

The Draft Community Action Guide for Public Review

The final format of the Community Action Guide will be web-based and provided online. This printed version of the Draft Community Action Guide is provided as a courtesy for simplifying community review, but may not be available once the online version of the guide is finalized. A draft version of the web-based Community Action Guide can be found at www.countywideplan.com/cp. This printed version includes the information provided on the website under each tab except for the information included under the “Maps and Links” tab. A separate Community Profile can be printed from the website.

This Draft Community Action Guide was created by the community members who attended workshops, provided comments online or sent in written comments. It is written in the words of those participating in the public engagement process. Therefore, the Community Action Guide retains the voice and future image of the community presented by the community members participating in the public engagement process. However, the implementation of each Action Statement is an opportunity for additional discussion by community members and modification of the statement and action steps may be made by the community and Action Teams.

How to Use This Community Action Guide

Overall, the Community Action Guides are a framework for communities to create the future character and independent identity, as identified in the workshops as community values and aspirations, through completion of community actions. As stated at the community workshops, the Community Action Guides have a greater focus on community self-reliance, grass-roots action, and implementation. Goals, policies, land use, and infrastructure decisions are addressed in the Policy Plan of the Countywide Plan. The County Development Code will still regulate zoning and land development.

The Community Action Guide is strategic in nature and provides clear Focus Statements and Action Statements identified by the community that led to creation of an Action Plan that can be implemented at the grass-roots level

within each community. Some actions may require assistance by a County department, but the community will take the lead in moving the action forward, identifying funding or scheduling meetings or requesting information from specific County departments.

A detailed implementation plan and training module will be set up by the County to guide communities in identifying Champions, setting up Action Teams, contacting County departments and answering questions. In addition, the County's role will be clarified. This information will be included on the website for easy reference by communities.

The Community Action Guide Is Not Set in Stone

This is your Community Action Guide to be used to guide community actions and is not “set in stone”. Champions, Action Leaders and Action Teams should be identified by your community or created by organizations, community groups or community members who volunteer to champion, lead or participate. The Action Plan Matrix includes a general set of tasks that can be modified by the Champions, Action Leaders and/or Action Teams to best fit your community needs at the time of action implementation. The Action Teams could include people who were not at the workshops and may have additional input to enhance the Action Statement or action steps. The community should feel free to make changes and find alternatives for completing actions. You may decide to expand the action, modify it or only select to complete a few tasks of the Action Plan.

Community Action Guide Organization

The Community Action Guide is organized into three main sections, the community's Values, community's Aspirations, and Action Plans. An appendix has a Community Profile with a summary of the social, cultural, economic and historic dimensions of the community as well as the communities input on strengths, weaknesses, opportunities and threats.

Values – Those shared assets, principles, standards, mores and in the judgement of the community, what is important to the lives of its residents and businesses. (Identified in Workshop #1 and reviewed and finalized in Workshop #2)

Aspirations – A written narrative illustrating the community's desired look and function once the Community Action Guide is fully implemented. This is a long-term view of 10 to 20 years. It is written as if the community's desired changes have already occurred. (Identified in Workshop #1 and reviewed and finalized in Workshop #2)

Action Plans – The Action Plans consist of:

- A Focus Statement, which provides general direction towards realizing the Community's aspirations and help organize the plan. (Identified in Workshop #2 and reviewed and finalized in Workshop #3)
- An Action Statement, which is a measurable statement providing critical information on the program, initiative or project to complete. (Identified in Workshop #2 and reviewed and finalized in Workshop #3)
- Action Plan Matrix, which provides a general set of action steps necessary to implement the Action Statement, identifies those that would initiate and champion the action statement, a general timeline for

implementation and identified resources for additional assistance. (Created to support and guide the Community's identified Focus and Action Statements)

The Focus Statements and Action Statements of the guide are not prioritized. It is up to the community to select the three to five priority Action Statements that they wish to begin implementing. The related Action Plans for each Action Statement provide guidance on the actions and timeline that may be necessary to implement the Action Statement. The Champions and Action Teams should review the Action Statement, Benchmark, and Action Steps. They may even hold a public meeting to get additional input before starting implementation of a specific Action Statement. Changes may be made as new input is received.

The Community Action Guide as a Living Document

The Community Action Guide and the Countywide Plan are designed to be web-based and therefore will be easily updated. The Community Action Guide is intended to be championed and implemented by the Community. The Focus Statements and Action Statements within the guide were created through public engagement workshops by community participants.

The guide is meant as a way to organize activities and provide overall direction to move the Community forward. The guide should never be considered to be written in stone, but should be malleable as the needs of the community continue to change. Focus Statements and Action Statements should be changed and amended as Action Statements are completed or new priorities take their place.

The Community should consider reviewing its guide annually to celebrate what was accomplished and make changes to the guide, as necessary, to ensure it is a relevant work plan. Communities should report back to the County as they complete actions to ensure their online guide is updated with success stories included on their website and to ensure their Action Plans are updated reflecting completed actions. As communities complete their Action Plans, the County will determine when to revisit the community to expand or modify their Action Plans.

How to Implement the Community Action Guide and the Community Development Toolkit

The Community Action Guide provides a general organization of the action steps necessary to implement each Action Statement. The Community may want to meet to identify the top three to five priority Action Statements to work on first. Some of these may be those actions that the community believes could be completed quickly and easily. Completion of one Action Statement will provide the community and local groups with the motivation to move forward with another Action Statement.

Once an Action Statement is selected for implementation, the community identifies a Champion for that Action Statement to initiate activities, identify those responsible for carrying out action steps, identify and secure resources that will be required, and develop a timeline. The champion is not responsible for completing the action, but serves to facilitate and guide the Action Team. While suggested action steps are included in the guide, each community should develop more specific assignments based upon available community resources such as volunteers (e.g., individuals, businesses, property owners, etc.), community groups (e.g., chamber of commerce, non-profits, etc.)



and organizations (e.g., scouts, community service districts, churches, schools, etc.). This step of planning for implementation is an important first step necessary to help ensure successful implementation.

Potential resources are identified for each Action Statement. These may be guides on implementation, case studies of how other communities have implemented similar projects, sources of potential external funding, and organizations and agencies that can provide guidance and advice. In addition, San Bernardino County Land Use Services Department is creating an online Community Development Toolkit to be located at www.countywideplan.com to expand the action topics and guidance on implementation as well as ideas for future amendments or additions to the Community Action Guide.

A more detailed Implementation Plan will also be included on the website. The Implementation Plan will include information about how to inform the County about changes to your Community Action Guide. In addition, we will want to know when you start working on an Action Statement and when you complete it. It is important for the community to celebrate completion of each action.

Each Action Statement Champion and Action Team should review and refine the Action Statement and Action Steps before moving forward.



COUNTYWIDE PLAN
Muscoy Community Plan

Action Plans

Community Focus Statement C: Improve public and equestrian safety within Muscoy.

Action Statement C.2: Coordinate with the San Bernardino County Sheriff's Department to establish a Citizen Patrol.

Benchmark: Partner with the San Bernardino County Sheriff's Department to grow and develop a Citizen Patrol in Muscoy. Recruit qualified volunteers who meet regularly and provide at least eight volunteer hours per month.

Champion: Citizens Patrol volunteers

Estimated Cost: none



*Members of the San Bernardino County Sheriff's Department's Citizens on Patrol program.
Photo Source: San Bernardino County*

A Citizen Patrol is an approach that involves building closer ties between the County Sheriff's Department and residents and businesses in Muscoy, and seeks to be proactive about preventing crime. Volunteers give law enforcement the opportunity to reduce crime and increase law enforcement services. Citizen Patrol volunteers can identify conditions that contribute to crime and other issues specific to Muscoy. They could also serve as a liaison between the community and the County Sheriff's Department, keeping open lines of communication between law enforcement and Muscoy community members.

Citizen Volunteer Units are utilized to assist the Sheriff's Department in meeting law enforcement objectives during the normal course of operation, as well as in times of disasters and emergencies. Citizen Patrol volunteers must meet requirements set by the San Bernardino County Sheriff's Department, attend the Citizen Volunteer Academy training course, maintain first aid and CPR certification, attend monthly business and training meetings, and donate a minimum of eight hours of time per month. Citizen Patrol members do not take law enforcement action, carry weapons, or make arrests, but instead they report suspicious activity to the local police station.

Residents of Muscoy should be encouraged to join the existing program, so there is a larger Citizen Patrol presence. Existing members of the Citizen Patrol should be visible in the community and make people aware that such a group exists to help keep Muscoy safe. The program can also be advertised to existing community organizations or neighborhood groups to encourage new participants who meet the qualifications to go through training. The Citizen Patrol could partner with neighborhood watch groups (Action Statement C.1) and other safety workshops hosted in the community (Action Statement C.3). As the Citizen Patrol group grows, there will be an opportunity to create more specialized volunteer units to cater to a specific need in the community.

[Case Study: City of Rancho Cucamonga Citizen Patrol Unit](#)

DRAFT

Muscoy Community Plan


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The Action Statement is a measurable component used to accomplish the overall focus statement.*

Provides background information on the action that is to be achieved.

The benchmark is a way to measure the success of the Action Statement. * The estimated cost is an approximate cost to implement the action, if applicable.

*These should be reviewed with the Champion and Action Team and modified based on current community needs.

|  COUNTYWIDE PLAN Mentone Community Plan | | | |
|--|---|-----------|--|
| Action Plans | | | |
| Action | Action Leader | Timeline | Resources |
| 1. Publicize the existing Citizen Patrol group to neighborhood groups, such as homeowners associations, neighborhood watch groups, or faith-based institutions. | Citizen Patrol volunteers | Years 1-3 | US Department of Justice Office of Community Oriented Policing Services, <i>The Collaboration Toolkit for Community Organizations Effective Strategies to Partner with Law Enforcement</i> , 2010, revised in 2014 |
| 2. Encourage Muscog residents who meet the requirements to go through Citizen Patrol training and become active volunteers. | Citizen Patrol volunteers, community groups | Years 1-3 | University of California, Berkeley, School of Law, <i>What Works in Community Policing?</i> November 2013 |
| 3. Increase visibility of the Citizen Patrol group by holding quarterly workshops, having a presence at community events, and maintaining a Facebook page/email newsletter. Publicize the group in languages commonly spoken in the community. | Citizen Patrol volunteers | Years 1-3 | San Bernardino County Sheriff's Department Citizens on Patrol Program |
| 4. Hold annual recruitment efforts to provide information and get more volunteers involved in the Citizen Patrol group. | Citizen Patrol volunteers | Annually | |
| 5. Reach out to the Citizen Patrol volunteers to evaluate the program and identify potential improvements. | Citizen Patrol volunteers | Annually | |

The action plan should be reviewed and modified by the Action Team and/or the community prior to implementation, including the addition of people and organizations involved. The Action Team can search the Internet to look for similar actions by other communities or groups.

Suggested steps to implement the Action Statement, along with potential leaders for each step and a timeline of when it should occur in the process. This can be modified to meet the current needs of the community.

Resources including stakeholders, human resources, and capital that may be required or provide assistance to implement the Action Statement. Action Team can also search the Internet to see if there are other resources available at the time of action implementation.

Values Statement

The Values are those shared assets, principles, standards, mores, and in the judgement of the community, what is important in the lives of its residents and businesses. A community's values are an important consideration in shaping its aspirations, focus and actions.

As a community we value:

Rural Culture. Mentone residents value their community's rural culture and quiet, honest way of life.

Local Economy. Mentone residents value an economic core of local businesses and good schools.

Open Space. Mentone residents value the preservation of local agriculture and open spaces.

Safety. Mentone residents value maintaining a safe community that is comfortable and enjoyable for all residents.

Public Transportation. Mentone residents value regional access through public transportation.

Aspirations Statement

The Aspirations Statement is a written narrative illustrating how the community desired look and function once the Community Focus Statements and Action Statements are accomplished. This is a long term view of 10 to 20 years. The Aspirations Statement serves as a foundation for developing Community Focus Statements and Action Statements.

As Mentone, we aspire to have:

Community Sustainability and Cleanliness

Residents recognize the need to create a sustainable and resilient community during the community planning process and acknowledged the steps necessary to ensure that adequate infrastructure and resources are available to handle changing conditions.

Recognition of Natural and Agricultural Resources

For many residents, agriculture represents their livelihood and is a very important aspect of the community. Agritourism has drawn many residences, who came to Mentone because of the rich agricultural history. Those who call Mentone home treasure the preservation and expansion of the groves and agricultural uses in the community.

Expanded Open Space

Residents engage in a collaborative planning effort with local community organizations, schools, and other interested stakeholders to prepare and implement a study to increase open space and recreational opportunities identified by the community. Our community identified several potential locations and narrowed the search through a community vote. Fundraising efforts and sponsorships from local businesses result in new neighborhood parks, while local interest groups create signage for existing hiking and biking trails in the area.

Enhanced Infrastructure

Our community implements strategies for more efficient and pedestrian friendly means of transportation, including working with Omnitrans to organize new bus routes. We also support construction of sidewalks in limited areas to make the community more accessible for everyone. These improvements create a more pedestrian friendly atmosphere while keeping up with needed infrastructure maintenance to our roads and existing sidewalks.



Preserved the “Old Town Feel with Western Flair”

Residents feel a connection with their unique surroundings and the character of the community. Mentone is a community of established homes and a historic “old town” feel. Our community is proud of its history and continues to work to preserve that feeling through measured growth and development.



Action Plans

Community Focus Statement A: Protect the community's treasures for years to come.

Action Statement A.1: Establish a façade and sign improvement program that defines the Mentone look and feel.

A₁

Benchmark: A façade and signage improvement matching grant program is established for commercial buildings and grant guidelines developed ensuring that the program continues to function for a period of at least three years.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: \$1,000–\$200,000



Facade renovation project. Photo source: [PublicDomainPictures](https://www.publicdomainpictures.com)

Improving the appearance of the downtown and commercial areas is important to recruit new businesses and bring more customers into the area to support existing businesses.

Attractive and well-maintained businesses demonstrate pride of ownership and draw in more visitors. Several properties in the community have experienced some neglect in recent decades, and economic growth has stagnated.

Mentone could establish a façade and sign improvement program for commercial buildings that provide design assistance to property owners making physical improvements.

A façade improvement program should include a formal purpose statement that explains why the program was

established, a well-defined target area, and design guidelines. The design guidelines should aim to achieve aesthetic cohesiveness in the target area, as well as celebrate the Mentone community and heritage.

To fund a façade and sign improvement program, commercial areas could form a business improvement district (BID). A BID is a defined area where businesses are required to pay an additional tax in order to fund projects within the district's boundaries. A BID could also draw upon other public and private funding opportunities. Federal and state grants for community and economic development or downtown revitalization could be pursued to benefit the BID. Other options should also be identified and considered.

A façade and sign improvement program would attract new businesses and shoppers to Mentone. Locally owned and operated businesses would be strengthened, keeping more money in the local economy. After façade and sign improvement programs are put into place in other communities, many commercial districts report an increase in sales and property values. As a result, properties are often converted to a perceived better use.

| Action | Action Leader | Timeline | Resources |
|--|---------------|------------------|---|
| 1. Hold a meeting to establish a façade and sign improvement committee, matching grant program, and secure funding for the program. | Champion | Months 1 – 3 | Mentone Area Community Association https://www.facebook.com/mentone.association Mentone Chamber of Commerce http://mentonechamber.com/ |
| 2. Develop a target area, grant matching criteria, a matching ratio, an application process, and façade design guidelines for commercial properties. | Committee | Month 4 | The most common sources are federal and state grants for community and economic development, housing, and downtown revitalization; and municipal revenue. It is not uncommon for a municipality or organization to work with a consortium of local banks that contribute equally to the funding pool to share investment risks. |
| 3. Hold a public meeting to get input if community wants to create a façade and sign program and identify and decide on themes. | Committee | | |
| 4. Reach out to local banks, property owners, business owners, and others to provide information about the new program and encourage them to take advantage of grant matching funds. | Committee | Month 5 – onward | Planners Web: http://plannersweb.com/2013/10/how-facade-improvement-programs/ Downtown Development: http://www.downtowndevelopment.com/pdf/dtd021915Report.pdf |
| 5. Process applications and provide ongoing support to commercial properties that have received grant funding, such as construction resources and permit procedures. | Committee | Month 5 – onward | Façade Guide: http://www.minneapolismn.gov/www/groups/public/@cped/documents/webcontent/convert_286603.pdf How façade matching programs can benefit your community: http://plannersweb.com/2013/10/how-facade-improvement-programs/ |

Community Focus Statement A: Protect the community's treasures for years to come.

A2

Action Statement A.2: *Preserve and expand agricultural production within Mentone through agritourism, urban agricultural practices, nurseries and the development of community gardens.*

Benchmark: Establishment of a site for a community garden, with an identified leadership group and a maintenance plan.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: variable depending on programs offered



Community Garden in Boston, Massachusetts. Photo source: [Connie](#).

What Is Agritourism?

Agritourism is a niche tourism market based on a customer's desire for an authentic experience in rural living that either links them to past history and culture or teaches them new skills. Agritourism can benefit the community by tapping additional tourist markets that would not otherwise visit the community, providing additional revenue to farm operators who may need the additional income to remain in operation.

The County's official definition for Agritourism is the act of visiting a working farm, ranch, agricultural, or horticultural operation for the purpose of active involvement in the educational, entertainment, or recreational activities offered by the farm or operation. An Agritourism enterprise is an enterprise conducted by an owner of a working farm, ranch, agricultural, or horticultural operation in order to generate income for the farm or operation that is in addition to income derived from the primary farming, ranching, or agricultural activities. Activities and events are designed to educate the public about farming and ranching activities; promote the heritage and culture of farming, ranching, and a rural lifestyle, and promote the products of a farm or ranch. Activities and events may take place indoors or outdoors. Indoor facilities may include classrooms, meeting rooms, overnight accommodations, party facilities, renovated barns, etc. Outdoor facilities may include picnicking areas, trails, riding rings, paddocks, and similar areas for education, entertainment, and recreation. Examples of activities and events include:

- Agricultural food and craft shows
- Agricultural heritage museums and tours
- Barn dances (including square dancing)
- Cattle drives
- Cider pressing/tasting
- Craft skills demonstrations (weaving, candle dipping, clothes making, etc.)
- Crop mazes
- Educational and interpretive seminars, clinics, walks, workshops
- Farm equipment displays
- Farm visits
- Food festivals
- Food service
- Gardens (harvesting flowers, greenery, herbs, dried flowers, berries, vegetables)

- Gift shops
- Guided crop tours
- Harvest festivals
- Hayrides
- Historical reenactments (e.g., Revolutionary War or Civil War battle reenactments)
- Living history events where families can experience the lives of 18th or 19th century farmers, pioneers, ranchers, etc.
- Horse and pony rides
- Living History displays
- Music festivals
- Pet farms
- Picnicking
- Ranch skills demonstrations (horseshoeing, leatherwork, camp cooking, horse training, etc.)
- Retreats
- School tours
- Storytelling
- Wagon rides
- Wine tasting
- U-pick farm or orchard

It is important that agritourism businesses consider diversification of their activities and offerings to ensure attracting year-round customers. While the U-pick season is limited, festivals, private events, and other activities can help sustain a year-round customer base, which other hospitality businesses such as restaurants and lodging require to be successful.

Building on Mentone's Agricultural Heritage

Mentone has existing orange groves and family farms that include pumpkin harvests, U-pick Christmas trees, and beekeeping and honey production. Some farms, including Greenspot Farms, include hayrides through their avocado groves. In addition, the Mentone Chamber of Commerce already sponsors events such as the National Orange Show. Developing a more cohesive tourism program around Mentone's existing farms and activities could tap this increasing niche tourism market. Common marketing programs, event promotions, and advertisements for agritourism businesses can decrease promotional and marketing costs for individual businesses while expanding the overall market and market share for each participating business.

Impacts of Agritourism

It is important that the agritourism industry understand the overall external impacts that additional tourism and visitors have on the community and adjoining properties. Additional traffic, facilities, and parking are required as businesses become more successful and the industry grows. The Mentone Chamber of Commerce and local agritourism businesses should work closely with San Bernardino County Land Use Services to ensure that proper zoning, buffering, parking, and other safety precautions are taken to reduce the impacts of businesses on neighbors and ensure visitor safety.

Entrepreneurship in Agritourism

While the current farm business may be well-established, successful agritourism businesses require the same careful planning, preparation, and execution as a new business line. Entrepreneurs should consider:

- Evaluating their readiness for dealing with a new business line and the customers it would attract;
- Conducting market research to determine the feasibility, costs, and profit potential;
- A sound business and financial plan to ensure proper financing and operations—this plan must take into account the ability to absorb losses if the agritourism venture is not successful;
- Creating a marketing plan or coalition for common marketing;
- Ensuring a good understanding of the regulations that may impact the venture including health permits, zoning and land use regulations, and fire and building codes;
- Ensuring proper legal and insurance protections are in place.

Urban Agriculture

Urban agriculture is a movement that is gaining traction in many cities around the world. It offers a variety of benefits to the local community, including positive social, health, and economic impacts. Urban agriculture practices help to fill underutilized parcels and offer a healthy food alternative in areas that are challenged by adequate food distribution or lack a variety of healthy food options.

Zoning can be a barrier to incorporating urban agriculture principles. Adding allowed and permitted agricultural uses to the San Bernardino Development Code in commercial and residential zones would increase flexibility when it comes to site selection of available parcels. Alternatively, an urban agriculture overlay zone could be created to designate specific areas as allowing agricultural practices while maintaining their underlying use.

There are currently no recognized community gardens within the Mentone boundaries, but three separate community gardens operate in adjacent Redlands. Implementation of urban agriculture principles in Mentone would require the following:

- Zoning that makes urban agriculture a permitted use
- Identification of potential parcels
- Training and education programs through local nonprofits or businesses
- Volunteers to maintain larger gardens
- Access to water lines and other utilities for waste disposal

Community Gardens

Community gardens have enormous benefit to a community with healthy food access, recreational opportunities, and community resiliency and connectivity. Community gardens allow residents to pay a small monthly or yearly fee for access to a garden plot where they may grow their own garden for personal use or sale. These gardens may be publicly owned by an agency or privately owned and managed by a nonprofit organization or a business. An emerging trend is for local community members or groups to maintain a temporary community garden on vacant lots, which both provides food and enjoyment for the residents and keeps the lot attractive prior to development.

The maintenance of a community garden requires initial investment and ongoing coordination. While plot fees can be used to maintain the garden in the long term, funding from grants, donations, or private funds will need to be



secured for the development of plots to be rented. A coordinator will need to manage the fees, maintenance, and regulations of the community garden. A number of grants and nonprofits can aid in funding and organizing the setup of a community garden.

| Action | Action Leader | Timeline | Resources |
|---|------------------|----------|--|
| 1. Hold a meeting to form and establish a garden committee (follow steps associated with either approach: community garden or agritourism). | Champion | Month 1 | San Bernardino Valley Water Conservation District http://www.sbvwd.org/ Inland Empire Resource Conservation District https://www.iercd.org/ |
| 2. Organize a meeting to identify interested parties who want to establish a community garden and/or a meeting for business owners who want to grow an agritourism business. | Garden Committee | Month 2 | Huerta De Valle- Community Garden in Ontario http://www.huertadelvalle.org/ Seeds of Change – Community and School Garden Grant Program https://seedsofchangegrant.com/Guidelines.aspx |
| 3. Identify applicable resources and assets for both the community garden and agritourism. | Garden Committee | Month 3 | American Community Garden Association – Steps to Starting a Community Garden https://communitygarden.org/resources/10-steps-to-starting-a-community-garden/ |
| 4. Approach a sponsor for the community garden (for example, tools, seeds, or money). Complete market research for agritourism to determine the risks associated with business expansion. | Garden Committee | Month 4 | University of California Cooperative Extension – UC Small Farm Program (Agritourism) http://sfp.ucdavis.edu/agritourism/ |
| 5. Choose a site, considering availability of water, sunlight, and soil testing for possible pollutants. For agritourism, look into business ideas (i.e., camping, hunting, hiking, farm festivals, bed and breakfast, others). | Garden Committee | Month 5 | Agritourism World – Agritourism Travel: http://www.agritourismworld.com/directory/usa-by-state/california Additional details on starting a community garden http://aggie-horticulture.tamu.edu/kindergarden/CHILD/COM/COMMUN.HTM |
| 6. Investigate specific resources that can help each project. Maintain a close relationship with the Community Services District to assist with the process. | Garden Committee | Month 6 | Cornell University - Getting Started in Agritourism http://ccetompkins.org/resources/getting-started-in-agritourism |

Community Focus Statement A: Protect the community's treasures for years to come.

Action Statement A.3: *Construct a community center that accommodates community-focused events, evening meetings, and recreational activities.*

A₃

Benchmark: The construction and operation of a multi-functional space in an accessible location for the community that holds regular youth and community events.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Approximately \$3,000,000



Van Asselt Community Center in Seattle, Washington. Photo source: [Seattle Parks](#)

To protect the treasures of Mentone for years to come, the community could develop a multifunctional community center to be used as a gathering place for events, meetings, and activities. Community centers can serve as locations for a range of services and programs, including sports events, youth programs, town hall meetings, and holiday gatherings. Particularly in unincorporated communities, community centers serve as the necessary meeting space for residents to share information and access local government services and programs. Existing community groups could benefit from additional space, and the availability of a community center could allow for expanded membership of these groups.

The community center in Mentone could be developed from an existing structure, converted through adaptive reuse. Alternatively, the community could acquire a vacant or abandoned structure and renovate it to best serve community needs. Community centers can be limited to a recreation building with a multipurpose room and other indoor facilities, or they can also include recreational amenities such as sports fields, parks, and other outdoor facilities. Prior to designing the Mentone community center, users and needs should be identified. Knowing how the building will be used before it is designed will ensure form follows function. Additionally, policies for community center use, staffing and funding should be put into place before the community center opens.

| Action | Action Leader | Timeline | Resources: |
|---|----------------------------|------------------|--|
| 1. Hold a meeting to form a Community Center Committee, and elect a Chair of the group. | Champion | Month 1 | <p>USDA Community Facilities Direct Loan & Grant Program https://www.rd.usda.gov/programs-services/community-facilities-direct-loan-grant-program</p> <p>USDA Rural Development Community Facility Grants https://www.rd.usda.gov/programs-services/all-programs/community-facilities-programs</p> <p>Let's Play Initiative http://www.letsplay.com/</p> <p>Building Communities from the Inside Out, Kretzman and McKnight How to Start a Community Center: http://peopleof.oureverydaylife.com/start-community-center-5093.html</p> |
| 2. Identify either: a) an existing structure for adaptive reuse, b) abandoned structure for renovation, or c) vacant land for new development. | Community Center Committee | Year 1 to Year 3 | |
| 3. Create a proposal for the community center, the space required programs and services to be offered, and budgeted for construction and operation. Incorporate and advise youth/cultural organization (if such partnership is found). With the understanding that the space will take a number of years to build and complete, plan uses and activities for a market 5-10 years into the future. | Community Center Committee | Year 1 to Year 3 | |
| 4. Identify and apply for grant funding (nationally, regionally and county opportunities). Track any other sponsorship opportunities, community donors, etc. File for non-profit status. | Community Center Committee | Year 1 to Year 3 | |
| 5. After funding is secured, begin process of hiring architects, designers, and contractors to build the community center. | Community Center Committee | Year 3 to Year 6 | |
| 6. During Community Center construction, develop plans, policies and regulations for the operation of the space. Develop fundraising events. | Community Center Committee | Year 3 to Year 6 | |

Community Focus Statement A: Protect the community's treasures for years to come.

A4

Action Statement A.4: *Promote expanded economic and tourism activity along Mentone Boulevard (Highway 38) that highlights the community's history, and proximity to the San Bernardino Mountains.*

Benchmark: Increased visitors to the community and community businesses.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: variable depending on programs offered



Mentone Beach water tower.

Photo source: [Chuck Coker](#)

To promote economic activity and tourism along Mentone Boulevard, community history, and proximity to the San Bernardino Mountains should be marketed and used as a placemaking tool. By creating a unified theme for the Highway 38 commercial district, honoring the agricultural roots of the town, the community's history could be highlighted.

Community members began referring to a narrow stretch of silt along Mill Creek as Mentone Beach, and the name stuck. The Mentone Beach moniker is used by some retail establishments to increase tourism traffic. Encouraging uniformed community history wayfinding materials or other landmarks on Mentone Boulevard can help attract pass-through travelers into local establishments to take part in the "lore" of Mentone Beach.

The following components could be part of establishing the Mentone Beach theme:

- Common community graphics and logo centered around the theme
- Common design elements such as public art that incorporate the theme into signage, public art, wayfinding, and building façades
- Merchandise lines that play on the Mentone Beach theme available at local stores and restaurants for tourists to purchase
- Brochures and informational items using the beach theme to expand on Mentone's history and other tourist draws
- Incorporation of this same theme on the Chamber of Commerce website and in other online social media

| Action | Action Leader | Timeline | Resources |
|--|--|-----------|--|
| 1. Hold a meeting to organize a community meeting to identify interested parties and establish a leadership committee. | Champion, Mentone Chamber of Commerce | As needed | Mentone Area Community Association https://www.facebook.com/mentone.association |
| 2. Identify what the community wants to achieve specifically. | Community members, Chamber of Commerce, Mentone Area Community Association (MACA), Business Owners | As needed | US Environmental Protection Agency – Smart Growth in Small Towns and Rural Communities https://www.epa.gov/smartgrowth/smart-growth-small-towns-and-rural-communities |
| 3. Conduct a community needs/assets assessment that identifies areas that need to be addressed (i.e., better signs, pedestrian facilities, storefronts, etc.). | Community members, Business Owners | As needed | Mentone Chamber of Commerce http://www.mentonechamber.com/ |
| 4. Identify other objectives in the Mentone Community Plan that may already be addressing some of the needs necessary to achieve this objective. (For example, there are objectives in the Mentone Community Plan that seek to improve walking and biking conditions, instigate better signage and wayfinding programs, and improve connectivity to open spaces.) Additionally, some objectives may have already conducted a community needs assessment. | Community members, Business Owners, MACA | As needed | Smart Growth Voice – Ten Principles for Responsible Tourism http://smartgrowth.org/ten-principles-for-responsible-tourism/ Tourism Development and Marketing (sample) http://www.nationalheritageareas.us/documents/EriceCanalway13-8_Tourism_Final.pdf |
| 5. Identify priority areas of improvement that directly impact tourism and the potential increase in economic opportunities. (Coordination with County Special Districts Department may be necessary) | Community members, Business Owners, MACA, Chamber of Commerce | As needed | City of Glendale – Wayfinding & Signage Program (sample) http://www.glendaleca.gov/home/showdocument?id=4329 |
| 6. Identify potential funding sources for the proposed improvements. (Coordination with County Special Districts Department may be necessary) | Community members, Business Owners, Mentone Chamber of Commerce | As needed | |

Community Focus Statement A: Protect the treasures of Mentone for years to come.

A5

Action Statement A.5: *Advocate for changes in development standards requiring new development to set aside land for open space and/or agricultural use.*

Benchmark: Regulations adopted for new development to set aside open space and agricultural land.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: \$10,000



Santa Ana Wash in Mentone, CA. Photo source: [Don Graham](#)

To protect and enhance Mentone's natural resources and agricultural history, new development could be required to designate land in the community for agricultural uses or open space. Land conservation could take a variety of forms and should be flexible to allow the community to best protect natural and agricultural resources. A developer could set aside a portion of land on a project site for conservation; however, this option may not always be feasible or desired. Other options for land conservation include donating land not associated with the development project or paying an in-lieu fee to a nonprofit land conservation organization.

One example of a nonprofit land conservation organization is a land trust. If a land trust were to be established in Mentone, it could undertake or assist in conservation easement acquisition. A conservation easement is a voluntary legal agreement between a landowner and land trust that permanently limits uses of the land for the purposes of conservation. Easements can vary and can be tailored to a community's specific desires. Some easements may prohibit any kind of development in order to protect land as open space. Others may allow for continued or expanded agricultural uses. Conservation easements can also help landowners, as easements often lower the land value and result in lower property taxes.

Land conservation has a variety of health and economic benefits, and would allow Mentone to protect natural resources in the community for generations to come. By requiring new development to contribute to open space conservation, Mentone can balance growth, while honoring its historical agricultural roots and the natural environment.



| Action | Action Leader | Timeline | Resources |
|--|--|-----------------|---|
| 1. Establish a task force to draft community-based standards for open space and agricultural standards. | Champion | Year 1 - Year 3 | San Bernardino County Land Use Services http://cms.sbcounty.gov/lus/Home.aspx |
| 2. Coordinate with the community to create consensus on open space and agricultural land designation. | Task force Mentone Area Community Association | Year 1 - Year 3 | Mentone Area Community Association https://www.facebook.com/mentone.association |
| 3. Schedule a meeting with the San Bernardino County Land Use Services Department to present standards and urge the adoption of the standards. | Task force | Year 1 - Year 3 | Land Trust Alliance http://www.landtrustalliance.org/ |
| 4. Coordinate with the County to ensure the adoption and implementation of open space and agricultural standards. | Task force | Year 1 - Year 3 | Case Study: Marin Agricultural Land Trust http://www.malt.org/ |
| 5. Revisit the standards on an annual basis to make sure regulations are up to date and current. | Task force | Annually | |
| 6. Seek conservancy organizations to purchase land development. | Task Force | | |

Community Focus Statement B: Enhance pedestrian safety and mobility along Mentone Boulevard (Highway 38).

B

Action Statement B.1: Advocate and collaborate with Caltrans to develop a master plan for signage, striping, and lighting along Highway 38 that enhances public safety and pedestrian connectivity.

Benchmark: A Corridor Master Plan and a Signing and Striping Master Plan for Highway 38 is adopted.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Corridor Master Plan- \$100,000–\$400,000; Signing and Striping Master Plan- \$20,000–\$50,000



Visible pedestrian crossings and green bike lanes.
Photo source: [LincolnGroup11](#)

Signage, striping, and other roadway directional features help to foster a safer atmosphere for both drivers and non-vehicular users such as bicyclists and pedestrians. Because of the high vehicle speeds and significant traffic volume along Highway 38, walking along and crossing the roadway can be difficult and potentially a safety concern. Highway 38 in Mentone is a generally wide, two-lane highway with center turn lanes and painted medians. The roadway includes numerous unprotected pedestrian crossings that are marked for use.

A number of remedies could be implemented to improve the conditions experienced by drivers, pedestrians, and cyclists. Potential improvements to Highway 38 could include flashing pedestrian signage at unprotected crosswalks, additional pedestrian crossings along the roadway, buffer areas between travel lanes and bicycle lanes, and other potential improvements. In order to best coordinate future mobility and safety along Highway 38, a corridor study or plan examining safety, speed, aesthetics, and wayfinding could be prepared. In addition, a signage and striping master plan should be prepared to better coordinate the corridor's safety and traffic measures and to remedy potential issues experienced by roadway users.

Additional street signage and striping can vary greatly in cost depending on the extent of the improvements. The table below includes examples of potential improvements and their approximate cost.

Street Corridor and Signage/Striping Plans Cost

| Type | Typical Cost |
|----------------------------------|---|
| Corridor Study/Plan | \$100,000–\$400,000 depending on roadway length |
| Signage and Striping Master Plan | \$20,000–\$50,000 depending on roadway length |

| Action | Action Leader | Timeline | Resources |
|---|---|--------------|--|
| 1. Host a meeting with the Mentone Area Community Association and Mentone Chamber of Commerce to establish a mobility improvements committee | Champion | Month 1 | Special Districts Department – Streetlights Division http://specialdistricts.org/index.aspx?page=184 Mentone Area Community Association https://www.facebook.com/mentone.association |
| 2. Meet with Caltrans on what can be done and what needs to be done. Discuss funding options, and ability to do as part of maintenance. | Committee, Caltrans | Month 2 | |
| 3. Have the community, with assistance from Special Districts and LAFCO, create a special district for safety and mobility. | Committee | Months 1–12 | |
| 4. Approach the relevant Independent Special Districts and County Special Districts for possible guidance and funding opportunities on developing a Corridor Master Plan. | Committee | Months 13–14 | |
| 5. Prepare a Corridor Master Plan that addresses the community's needs. | Committee | Years 2 - 3 | |
| 6. Approach County Special Districts/San Bernardino County for approval of the Corridor Master Plan. | Committee | Year 4 | |
| 7. Use the approved Corridor Master Plan as the basis for future improvements throughout the community. | Committee with County Land Use Services | Year 5 | |

Community Focus Statement B: Enhance pedestrian safety and mobility along Mentone Boulevard (Highway 38).

Action Statement B.2: Identify and advocate for improvements along major roadways in Mentone that are impacted by development activities outside of the community.

B₂

Benchmark: Improvements have been funded, designed and constructed.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: \$ 100,000–\$10,000,000



Example of tactile pedestrian ramps and continental style cross-walk to delineate the pedestrian crossing zones and ensure ADA accessibility. Photo source: NACTO



Midblock crossing where blocks may be too long for pedestrians to cross at intersections. The pedestrian refuge island allows for a safe place for pedestrians to stop so there is less conflict with on-coming traffic. Photo source: NACTO

An effective transportation network is critical to the function of any community, especially for smaller communities surrounded by areas with higher-density existing and proposed development. Because of Mentone's proximity to neighboring incorporated communities, particularly Highland and Redlands, the community could experience potential traffic impacts as new development occurs in neighboring cities. With projected growth in the region, circulation may be impacted in the Mentone area, particularly along Mentone Boulevard (Highway 38).

To identify potential future performance deficiencies, a corridor study should be completed. The study would evaluate Highway 38 and potential impacts to the corridor as a result of future development. Further, the study could recommend future infrastructure improvements to maintain or improve service levels along the roadway. A corridor analysis for Highway 38 would cost approximately \$100,000–\$400,000 depending on the length of the roadway to be studied. Costs for implementation of improvements will vary depending on the type and extent. The table below shows unit costs for potential improvements, excluding potential right-of-way costs.

A Community Services District (CSD) could be formed for the community of Mentone and could take the lead initiating and funding transportation studies. A CSD could work in coordination with adjacent cities and the County to implement mobility improvements along Mentone Boulevard.

Estimated Infrastructure Costs

| Type | Typical Cost |
|-------------------------------|--------------------------------|
| Corridor Study | \$100,000–\$400,000 |
| Traffic Signal | \$250,000–\$300,000 per signal |
| Traffic Signal Upgrade | \$50,000–\$200,000 per signal |
| Extend Turn Lane | \$350 per foot |
| Provide Turn Lane | \$400 per foot |
| Widen to Provide Through Lane | \$1,000,000 per mile per lane |
| Street Signs | \$800–\$1,000 per sign |
| Striped Crosswalks | \$1,000–\$5,000 per crosswalk |
| Sidewalk | \$20 per square foot |

| Action | Action Leader | Timeline | Resources |
|--|--|-------------|---|
| 1. Host a meeting between Mentone Chamber of Commerce and Mentone Area Community Association to establish a mobility Improvements committee to be an action leader. | Champion | Month 1 | FHWA Access Management Program Plan http://ops.fhwa.dot.gov/access_mgmt/progplan.htm Caltrans Complete Streets Program http://www.dot.ca.gov/transplanning/ocp/complete-streets.html NACTO Urban Street Design Guide National Association of City Transportation Officials (NACTO) Urban Street Design Guide: https://nacto.org/publication/urban-street-design-guide/ Mentone Area Community Association https://www.facebook.com/mentone.association |
| 2. Define a specific study area along Highway 38, major crossroads, and other major roadways critical to the transportation system and in need of improvements. | Committee | Month 1 | |
| 3. Coordinate potential project studies with County Special Districts prior to conducting study. | Committee | Month 2 | |
| 4. Conduct a Corridor Analysis Study to determine the set of recommended improvements. The study should include coordination with Caltrans and an implementation plan. | Committee | Year 1-2 | |
| 5. Develop a Community Services District for Mentone safety and mobility improvements. | Committee, Mentone Area Community Association, local community leaders | Year 2 | |
| 6. Obtain community and stakeholder input on proposed improvements. | Community Services District | Year 2-3 | |
| 7. Include project in City of Redlands General Plan. | Community Services District | Year 4 | |
| 8. Procure final design plans for proposed improvements. | Community Services District | Year 5 | |
| 9. Obtain additional right-of-way, if required. | Community Services District | Year 6 | |
| 10. Construct/implement corridor improvements. | Community Services District | Year 7 - 10 | |

Community Focus Statement B: Enhance pedestrian safety and mobility along Mentone Boulevard (Highway 38).

Action Statement B.3: Coordinate with local transit agencies to increase mobility in the community through improved transit services.

B3

Benchmark: Expansion of transit services through fixed-route or flexible services.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: \$50,000–\$100,000



Omnitrans bus in San Bernardino County.

Photo source: [Flickr Upload Bot](#)

Alternative transportation, including transit opportunities, can provide a number of benefits for local communities, including reduced traffic and congestion, reduced commute cost, and a host of environmental benefits in comparison to using personal vehicles. Additional transit opportunities could assist in better connecting residents along Mentone Boulevard within the community as well as to the surrounding areas. While bus route facilities exist along Highway 38 in Mentone, additional routes or increased service frequency may improve the convenience of the transit system to better serve local residents.

The addition of new transit services not only includes the addition of new transit vehicles, it can require additional infrastructure to support the transit operations, including benches and shelters, signage, and striping, and operational costs for transit employees and vehicle operation. In order to best understand the key transit needs in Mentone, a study should be completed to better understand the demand for transit in the community and to identify potential locations for transit facilities. Once this study is completed, transit infrastructure could be added to serve the community where needed. One existing opportunity is the bus stops already located along Mentone Boulevard through Mentone and Redlands via Omnitrans. The addition of new transit services would require coordination with the County, as well as regional transportation agencies such as Omnitrans, in order to provide improved local and regional services for residents.

Because of the existing facilities in the community, additional facilities would likely not be the driving cost consideration along Mentone Boulevard. Operational costs such as vehicle overhead costs and driver wages are a critical component to the financial viability of additional stops along the highway. A public transit study of the corridor could cost approximately \$50,000–\$100,000.

| Action | Action Leader | Timeline | Resources |
|---|---------------|-----------|--|
| 1. Organize a group of stakeholders from local nonprofits and advocate for the expansion of transit services and amenities. | Champion | As needed | San Bernardino County Community Service District http://www.sbcounty.gov/lafco/items/201004/item_9c.pdf |
| 2. Contact appropriate County and state departments (Caltrans) and local transit agency (Omnitrans). | Group | As needed | Caltrans – Transportation Concept Report (SR-38) http://www.dot.ca.gov/hq/tpp/corridor-mobility/D8_docs/TCRs/sr-38.pdf |
| 3. Develop a transit/mobility needs assessment for the community (if necessary). | Group | As needed | Omnitrans – Route Schedule Omnitrans travels through Mentone. The Omnitrans map shows that the longer trip intervals (1hr) occur in Mentone, while Redlands has shorter trip time intervals (30 min). http://www.omnitrans.org/schedules/route8/ |
| 4. Identify areas of improvement. | Group | As needed | |
| 5. Establish recommended improvements, and ensure cost estimate and implementation plans are in place. | Group | As needed | San Bernardino County Transportation Authority- http://gosbcta.com/ Mentone Senior Center http://www.sbclib.org/LibraryLocations/MentoneSeniorCenterandLibrary.aspx Federal Transit Administration – Provides resources for enhanced mobility of seniors & individuals with disabilities – Section 5310 https://www.transit.dot.gov/funding/grants/enhanced-mobility-seniors-individuals-disabilities-section-5310 |

Community Focus Statement B: Enhance pedestrian safety and mobility along Mentone Boulevard (Highway 38).

Action Statement B.4: Advocate the development and expansion of pedestrian pathways and trails that connect Mentone to open space areas such as the San Bernardino Mountains and Santa Ana River.

Benchmark: A complete, connected network of trails and open space with a plan for continued maintenance, funding, and facility upgrades.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Variable.

IN PROCESS



Example of a trail and pedestrian crossing. Photo source: Michael Baker International

Multi-use Trail: ADA-compliant asphalt for bicycle and pedestrian facility = \$30 per linear foot

Multi-use Trail: decomposed granite material suitable for pedestrians/equestrians = \$20 per linear foot

With its natural beauty and nearby forestland, Mentone offers ample opportunity for outdoor recreation such as hiking and horseback riding. While there are not currently any County-maintained official trails in the area, Phase IV of the Santa Ana River Trail, which will run from California Street in Redlands to Garnet Street in Mentone and up to the San Bernardino National Forest, is currently under way. Consideration of extending the Orange Blossom Trail from Redlands through Mentone could also occur. Mentone residents have

emphasized the importance of preserving the area's natural resources and enhancing the area's recreational amenities.

In recognition of residents' desire for additional trail facilities and connections, Mentone should coordinate with the County, California Department of Fish and Wildlife, US Fish and Wildlife Service, San Bernardino Water Conservation District, US Forest Service, and neighboring cities to draft a community trails plan for the area that would include an inventory of existing and new trails that would connect to the Santa Ana River Trail extension.

Parks, open space, trails, and Mill Creek all offer places for the community to enjoy aspects of nature such as fresh air, water, sunlight, plants, and wildlife. These natural spaces enhance the environment by improving air quality and water quality and increasing habitat for plants and wildlife. The planning team should work with the community to identify potential locations for Mill Creek access points/viewing platforms and associated amenities. Additionally, the trails plan should give special consideration to connecting the community to nearby open spaces such as the Dump Trail Scenic Vista and Wildwood Canyon State Park. New pedestrian and bicycle links are encouraged from pedestrian activity areas such as schools, parks, commercial centers, the Mill Creek Visitor Center, and Crafton Hills Community College to the nearby street and/or trail system.

IN PROCESS

| Action | Action Leader | Timeline | Resources |
|---|------------------|-----------------|--|
| 1. Organize a group of stakeholders to form a local trails committee and advocate for the expansion of trails in the area. | Champion | Year 1 - Year 3 | NRPA Fund Your Park http://www.nrpa.org/fund-your-park/ |
| 2. Identify and prioritize trails for expansion or development. | Trails committee | Year 1 - Year 3 | San Bernardino County Regional Parks http://cms.sbcounty.gov/parks/Activities/Trails.aspx USDA Forest Service, San Bernardino National Forest http://www.fs.usda.gov/sbnf/ Orange Blossom Trail (City of Redlands) Santa Ana River Trail http://cms.sbcounty.gov/parks/Parks/SantaAnaRiverTrailandParkway.aspx |
| 3. Meet with local entities responsible for trail creation and management, including the San Bernardino County Regional Parks District and the USDA Forest Service, to present and discuss trail locations and funding options. | Trails committee | Year 1 - Year 3 | |
| 4. Work with the local entities to create a trail expansion plan that identifies priority projects, funding mechanisms, and maintenance responsibility. | Trails committee | Year 1 - Year 3 | |
| 5. Adopt a trail plan. | Trails committee | Year 1 - Year 3 | |
| 6. Seek funding sources to implement the trail plan, including Fund Your Park, private donations and sponsorships, and grants. | Trails committee | Year 1 - Year 3 | |
| 7. Implement the trails plan as funding is available. | Trails committee | Year 1 - Year 3 | |

Community Focus Statement B: Enhance pedestrian safety and mobility along Mentone Boulevard (Highway 38).

Action Statement B.5: Support the County's expansion of the Santa Ana River Multipurpose Trail.



Benchmark: Completion of trail expansion.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Construction financed by the County of San Bernardino (ongoing)



Santa Ana River Trail, San Bernardino Access point: La Cadena Drive, North of Tropica Rancho Road.

Photo source: [Santa Ana River Trail and Parkway](#)

The Santa Ana River Trail is currently 60 percent complete. When finished, it will run 110 miles, from the San Bernardino National Forest to the Pacific Ocean at Huntington Beach where the trail ends. There are currently two gaps in the trail: from Green River in Orange County to the Hidden Valley Wildlife area in Riverside County, and from Waterman Avenue in San Bernardino to the National Forest boundary near Mentone.

The Regional Parks Department is the primary developer of recreational trails in San Bernardino County along the Santa Ana River corridor. The department is responsible for the creation, operation, and maintenance of 22 miles of trail with four phases of development. Phase I and II are complete, Phase III is in progress, and Phase IV development targets are being established.

Phases I and II are open and comprise 7.5 miles of trail starting at Waterman Avenue behind 222 W. Hospitality Lane in San Bernardino and running to the Riverside County Line. The 3.6-mile stretch of Phase III will run from Waterman Avenue to California Street in Redlands. Phase IV will run from California Street in Redlands to Garnet Street in Mentone and up to the San Bernardino National Forest for a total of another 11 miles.

In January 2015, the California Coastal Conservancy Board approved \$3.4 million for construction of the Santa Ana River Trail in San Bernardino County, which will be used to complete Phase III of the trail. Phase IV involves the completion of 11 miles of trail, which could take approximately four more years and would connect Redlands, Mentone, Highland, and unincorporated areas of San Bernardino County. At this point, the County of San Bernardino is seeking additional funding for the completion of Phase IV, which will traverse Mentone and connect the community to adjacent multipurpose trails.

| Action | Action Leader | Timeline | Resources |
|--|---|----------------|---|
| 1. Engage with the community to understand priority trail projects and help establish a citizen's advocacy group for the Santa Ana River Trail (e.g., Friends of Santa Ana River Trail). | Champion | Months 1 – 6 | Mentone Area Community Association https://www.facebook.com/mentone.association San Bernardino County Regional Parks http://cms.sbcounty.gov/parks/parks/santaanarivertrailandparkway.aspx Rails-to-Trails Conservancy - How to build a "Friends of the Trail" group and promote community support |
| 2. Update stakeholders and the community on planned trail expansions and improvement projects. | Trails committee, San Bernardino Regional Parks | Months 6 – 12 | http://www.railstotrails.org/build-trails/trail-building-toolbox/outreach/building-community-support/ |
| 3. Apply for grant funding for trail improvements. | Trails committee, San Bernardino Regional Parks | Months 12 – 18 | Park, trail, and recreation grant funding http://www.thegranthelpers.com/municipal-grants/parks---recreation-grants http://www.americantrails.org/resources/fedfund/ |
| 4. Explore incorporation of proposed trail projects into the five-year CIP or budget. | Trails committee, San Bernardino Regional Parks | Years 1 – 5 | http://www.fhwa.dot.gov/environment/recreational_trails/ http://www.railstotrails.org/build-trails/trail-building-toolbox/acquisition/financing-and-funding/ |
| 5. Start construction on the next phase of the Santa Ana River Trail project as funding becomes available. | Trails committee, San Bernardino Regional Parks | Years 1 – 5 | http://www.parks.ca.gov/?page_id=24324 San Bernardino County Regional Parks http://cms.sbcounty.gov/parks/parks/santaanarivertrailandparkway.aspx |
| 6. Secure funding for continued ongoing operation and maintenance of the trail. | Trails committee, San Bernardino Regional Parks | Years 1 – 5 | KTU+A Planning + Landscape Architecture http://www.ktua.com/move/project.php?sector_id=11&id=191 NRPA Park Advocate Handbook https://www.nrpa.org/uploadedFiles/Americas_Backyard/park-advocate-handbook-100711.pdf |

Community Focus Statement C: Improve public safety, health and welfare within the community.

G1

Action Statement C.1: *Promote, through a public education campaign, the effective use of private outdoor lighting that enhances resident and business safety, while protecting night sky views and resources.*

Benchmark: Reduction in lighting glare and reflection from private properties.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Contingent upon level of improvements



Sample pedestrian lighting fixture. Photo source: [Widkatkca](#)

Street lighting increases safety and security for drivers, riders, and pedestrians. Well-lit areas also aid in geographic orientation, as people can use these spaces as landmarks for their reference. Well-lit spaces would allow community members to be involved in physical activity for longer periods of time, not only during the day. To promote the safety of residents and businesses, Mentone can encourage the development of dark-sky-friendly lighting and establish design guidelines for appropriate light fixtures.

There is a tendency to over-illuminate parks, plazas, streets, or other public spaces. Improved lighting is often associated with users feeling safer; however, research is not definitive on whether outdoor lighting prevents crime. Excessive lighting can cause glare and light pollution, and the negative impacts associated with both. Lighting in Mentone should account for human users to improve the experience of these places. For example, one way to emphasize pedestrians and bicyclists over automobile traffic is to replace standard overhead streetlights with smaller-scale, more frequently spaced fixtures geared toward all users.

According to the International Dark-Sky Association, outdoor lighting should only be on when needed, only light the area that needs it, be no brighter than necessary, minimize blue light emissions, and be fully shielded (pointing downward). In areas where it is necessary to use white light, LED lighting can offer several advantages. LED lights can be dimmed, or even turned off when they aren't needed, and then brought back to full brightness as necessary. Motion sensors and other settings can reduce light pollution while saving energy.

While lighting costs vary, Table 1 lists a few potential options and possible typical costs per item or measure to be considered in the potential future. In order to best address future lighting needs, a feasibility study should be completed to evaluate the overall planning, design, and implementation of future lighting sources in Mentone. Additional costs for operation and maintenance of the lighting would need to be absorbed by the community.

Action C.1 should be considered with A.1 and B.4.

Typical lighting installation costs

| Potential Improvement | Cost (typical per measure or item) |
|-----------------------|------------------------------------|
| Lighting Study | \$10,000 |
| Wired Streetlight | \$6,000–\$7,000 per light |
| Solar Streetlight | \$5,000–\$6,000 per light |
| Low-Level Path Light | \$1,000–\$3,000 per light |

| Action | Action Leader | Timeline | Resources |
|---|--------------------|------------------|---|
| 1. Hold a meeting to establish a committee to create a public education campaign about the effective use of outdoor lighting. | Champion | Year 1 to Year 3 | 2009 American Recovery and Reinvestment Act (ARRA) https://www.washington.edu/research/gca/recovery/ Pacific Gas and Electric LED street lighting replacement/conversion program https://www.pge.com/en_US/business/save-energy-money/business-solutions-and-rebates/lighting/led-street-lighting/led-streetlight-replacement-program.page? |
| 2. Coordinate with the County Land Use Services Department to ensure that education materials are consistent with regulations. | Lighting Committee | Year 1 to Year 3 | Large Energy Saving Contractors (ESCO) http://ecoact.org/our-work/programs/?gclid=CPuPp4Xz-88CFcJkhgodtSQEpw The Royal Society for the Prevention of Accident http://www.rosipa.com/road-safety/advice/roads/street-lighting/ |
| 3. Use online resources, newsletters, and presentations at HOA/CSD meetings to distribute educational materials to community members. | Lighting Committee | Year 1 to Year 3 | Dark Sky Organization http://darksky.org/ Useful Community Development http://www.useful-community-development.org/street-lighting.html LEOTEK – A municipal guide for converting to LED street lighting http://www.leotek.com/education/documents/Leotek.LED.Streetlight.Guide.V7-101613.pdf Municipal Solid State Street Lighting Consortium – A place for cities to network with other communities who have installed/upgraded to LED street lighting http://www1.eere.energy.gov/buildings/ssl/consortium.html |
| 4. Establish a mechanism for ongoing community members to provide comments on dark sky code enforcement materials. | Lighting Committee | Annually | |

Community Focus Statement C: Improve public safety, health and welfare within the community.

Action Statement C.2: Establish an access and functional needs assessment for residents and businesses within Mentone.



Benchmarks: A functional needs assessment for the Mentone community is completed and updated annually.

Champion: Volunteer group or person or can be identified by the community

Estimated cost: Less than \$500



Access and functional needs infographic. Photo source: City of Richardson, Texas

People with disabilities, as well as children and older adults, have additional requirements in an emergency, known as access and functional needs. These needs may include maintaining independence and having access to communication, transportation, and medical care, all of which are critical for ensuring the health and safety of community members after an incident. An access and functional needs assessment will allow Mentone to understand and prepare for the diverse requirements of residents and businesses in the community.

This assessment will not focus on needs at an individual level, but rather will integrate the requirements of people with access and functional needs into all planning efforts for communication, evacuation, sheltering, and recovery in an emergency. It will address barriers to accommodation of access and functional needs that are specific to Mentone, including older developments which may not support Americans with Disabilities Act (ADA) requirements, limited mobility without a car, and isolation of individuals with disabilities. Conducting outreach to the entire community, specifically to those with access and functional needs, will allow Mentone to identify immediate needs as well as longer-range planning goals to ensure the community can respond equitably in an emergency.

| Action | Action Leader | Timeline | Resources |
|---|--|-----------|---|
| 1. Contact residents and organize volunteers to serve on a functional needs assessment task force. | Champion | Year 1 -3 | California Governor's Office of Emergency Services: Access and Functional Needs http://www.caloes.ca.gov/cal-oes-divisions/access-functional-needs |
| 2. Select a leader to serve as chair of the task force. | Functional Needs Assessment Task Force | Year 1 -3 | |
| 3. Develop a methodology for identifying and inventorying functional needs for an emergency event in Mentone. | Functional Needs Assessment Task Force | Year 1 -3 | FEMA: Guidance on Planning for Integration of Functional Needs Support Services in General Population Shelters https://www.fema.gov/pdf/about/odc/fnss_guidance.pdf |
| 4. Create a functional needs database that is easily accessible by community leaders or other groups. | Functional Needs Assessment Task Force | Year 1 -3 | California Governor's Office of Emergency Services http://www.caloes.ca.gov/cal-oes-divisions/access-functional-needs |
| 5. Revisit the functional needs assessment to reassess the situation and update as necessary. | Functional Needs Assessment Task Force | Annually | Case Study: Adams County, Colorado https://www.adcogov.org/access-and-functional-needs |

Community Focus Statement C: Improve public safety, health and welfare within the community.

C3

Action Statement C.3: Advocate for improved water quality and sewage infrastructure throughout the community, resulting in less groundwater pollution and water quality issues within local waterways.

Benchmark: Improved water quality and sewage infrastructure.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: variable depending on projects proposed



Underground setup of septic system.

Photo source: [Redstarpublishings](http://www.redstarpublishings.com)

Mentone can advocate with the County of San Bernardino, the City of Redlands, and other municipal water/ wastewater agencies for improved water and sewage infrastructure throughout the community. To facilitate meaningful collaboration and communication, Mentone community members should identify specific infrastructure issues and document resulting pollution or water quality issues. Advocates for improved water quality in Mentone could schedule regular meetings with stakeholders to create innovative solutions for infrastructure issues.

Since septic tanks and leach field systems are used in most of Mentone, educational materials about septic system maintenance could be distributed to the community. Improperly designed, located, constructed, or maintained septic systems can leak bacteria, viruses, household chemicals, and other contaminants into the groundwater, causing pollution. Older septic tanks are more susceptible to leaks or other issues; however, with

regular maintenance, septic systems can operate properly for decades.

| Action | Action Leader | Timeline | Resources |
|---|----------------------------------|----------|---|
| 1. Hold a meeting to establish a task force to advocate for improved water quality in Mentone. | Champion | Month 1 | City of Redlands Municipal Utilities and Engineering http://www.cityofredlands.org/MUED/water San Bernardino Special Districts Department http://specialdistricts.org/index.aspx?page=66 |
| 2. Select a leader of the task force. | Mentone water quality task force | Month 1 | |
| 3. Schedule regular meetings with the County, the City of Redlands, and other municipal water/ wastewater agencies to discuss water quality and infrastructure issues in Mentone. | Mentone water quality task force | Annually | |
| 4. Develop and innovate water quality solutions in coordination with local jurisdictions. | Mentone water quality task force | Annually | |

Community Focus Statement D: Enhance and expand connectivity to regional open space and recreational areas.

D

Action Statement D.1: Establish a non-vehicular mobility plan to advocate for additional bike paths and pedestrian paths that connect to existing and proposed regional trail networks.

Benchmark: Completion of plan.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: \$1 million – \$3 million+



Off-street walking and biking path. Photo source: [123df](#)

The benefits of non-vehicular mobility are many. This form of mobility provides another method of transportation for people without the ability to drive safely, improves the health and resiliency of a community, and saves money for both the community's infrastructure maintenance and individual transportation. For non-motorized transportation to be convenient and effective, adequate infrastructure and facilities must be in place. A mobility plan to identify opportunities and needs gives a community not only a solid plan to guide future development but also a mechanism for obtaining funding for specific projects called out in the plan.

The County must prepare and ultimately adopt a mobility plan, but residents can speed up and contribute to this process in a number of ways. A strong interest expressed by residents, backed by local community groups and businesses, can show the importance of and commitment to a plan, demonstrating that the County will have support and backing to create and implement the plan. Ongoing input from the community regarding needs for facilities, connections to existing paths and trails, and safe streets to travel on will be invaluable to the County in best serving the needs of the area.

Beyond completing a mobility plan, development of new bicycle paths and pedestrian facilities can require design, construction, operational, and maintenance costs. The tables below include a range of facilities and typical costs for design and construction.

Estimated Infrastructure and Amenities Costs

| Type | Typical Cost |
|--------------------|-----------------------------|
| Mobility Plan | \$50,000–\$100,000 |
| Multipurpose Trail | \$140–\$190 per linear foot |

Estimated Bicycle and Pedestrian Infrastructure Costs

| Type | Typical Cost |
|--------------------|--------------------------------|
| Mobility Plan | \$100,000–\$400,000 |
| Street Signs | \$800–\$1,000 per sign |
| Striped Crosswalks | \$1,000–\$5,000 per crosswalk |
| Traffic Signal | \$300,000–\$400,000 per signal |
| Sidewalk | \$20 per square foot |
| Multipurpose Trail | \$140–\$190 per linear foot |

| Action | Action Leader | Timeline | Resources |
|---|---|--------------|---|
| 1. Engage the community to identify gaps in the pedestrian, bicycle, and trails network and priority projects and organize a trails advisory committee | Champion | Months 1–6 | Corporate sponsorship guidance http://mrsc.org/Home/Explore-Topics/Parks-and-Recreation/Parks-and-Recreation-Funding/Corporate-Sponsorship-and-Naming-Policies.aspx |
| 2. Draft and adopt a mobility plan that outlines proposed pedestrian, bicycle, and trail facilities for the area and a phasing plan for implementation. | Trails Advisory Committee | Months 6–18 | Federal grant funding resources http://reconnectingamerica.org/resource-center/federal-grant-opportunities/ |
| 3. Reach out to local businesses and organizations about sponsoring the cost of mobility improvements. | Trails Advisory Committee | Months 12–18 | California grant resources http://www.hcd.ca.gov/financial-assistance/ http://www.ca-ilg.org/funding-opportunities |
| 4. Apply for grant funding for pedestrian, bicycle, and trail facility improvements. | Trails Advisory Committee | Months 12–18 | Bicycle and pedestrian facility grant resources http://www.calbike.org/funding_sources |
| 5. Incorporate proposed mobility improvements into the five-year CIP. | Trails Advisory Committee | Years 1 – 5 | San Bernardino County Public Works |
| 6. Install new and/or improved pedestrian pathways, bikeways, and trails. | Trails Advisory Committee, County Public Works Department | Years 1 – 5 | |
| 7. Prepare a plan for ongoing maintenance of pathways and trails, and reach out to organizations such as schools, youth groups, churches, and volunteer teams to help with maintenance. | Trails Advisory Committee | Years 2 – 5 | |

Community Focus Statement D: Enhance and expand connectivity to regional open space and recreational areas.

D2

Action Statement D.2: Develop and incorporate historical information and signage throughout the community regarding natural resources and amenities.

Benchmark: A local historical society or museum, is created, a local register of sites is developed, and a historical tour of Mentone is marketed.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Variable depending on programs offered.



Mill Creek Cattle Company on Mentone Boulevard.
Photo source: [Don Graham](#)

The Mentone community has many historical and other beneficial natural resources to be preserved for the use and enjoyment of future generations. Identifying historical land/buildings and natural resources is key to preservation, and this identification process should be driven by community members familiar with the Mentone community. A physical asset inventory could be completed to create a database of Mentone's historical and natural resources. When resources are identified, informational signage and other monuments can be designed and developed in the community.

As part of the physical asset inventory, it is essential to pay attention to historical buildings or natural resources that are underused in order to begin to identify new ways to make these assets work for the community. Community groups or nonprofit organizations can assist in identifying potential sites where this conversion could be the most cost effective and feasible. For example, a vacant historical building could be transformed into a living Mentone history museum and hold local cultural events. Open space areas with natural resources could serve the community as passive recreation parks.

The community should continue to coordinate with the San Bernardino Regional Parks Department and the San Bernardino County Trails and Greenways Committee to develop a wayfinding/signage program with a historical focus for the Mentone community. Local partnerships are also needed to design and fund the development of historical information and signage. The entities best able to carry out this objective may include a local historical society or museum, interested community members, or a planning and public history professional. There is also the opportunity to coordinate a community-based contest for signage or monument design.

| Action | Action Leader | Timeline | Resources |
|--|--------------------------|---------------|---|
| 1. Hold a meeting for interested residents to form a local Historical Society | Champion | Months 1 | San Bernardino County Museum http://www.sbcounty.gov/museum/ |
| 2. Work with a local historical society or museum, such as the San Bernardino County Museum, to identify important community sites, buildings, landscapes, and natural resources that represent the agricultural history and western history of Mentone. | Committee | Months 1 – 3 | California State Parks - Office of Historic Preservation http://www.ohp.parks.ca.gov/?page_id=1056 Recommendations for Developing Interpretive Signs http://history.sd.gov/preservation/OtherServices/CHTInterpretiveSignRecommendations.pdf |
| 3. Develop a local register of historical resources with the local historical society that lists important sites, buildings, landscapes, etc. A local register allows for the protection of these resources. | Local Historical Society | Months 3 – 6 | Sacramento History Museum Underground Tours (program example) http://sachistorymuseum.org/tours/underground-tours/ |
| 4. Develop interpretive signage with the local historical society for resources listed in the local register explaining the history of each resource. | Local Historical Society | Months 6 – 9 | Historic Pasadena, Walking & Driving Tours – samples of different types of tours available in Pasadena http://www.cityofpasadena.net/Historic_Pasadena_Walking_and_Driving_Tour/ |
| 5. Use the signage to develop and market a historical tour of Mentone. | Local Historical Society | Months 9 – 12 | |

Community Focus Statement E: Improve communication and coordination between Mentone and the County.

E

Action Statement E.1: Establish an effective communication process between Mentone, the County, and adjacent cities that increase information and understanding of planning projects and initiatives.

Benchmark: Meet regularly and communicate with the County of San Bernardino and local cities to discuss relevant land use issues.

Champion: Volunteer group or person or can be identified by the community **Estimated Cost:** Less than \$500 annually.



Public agency hearing and coordination. Photo source: [Nuclear Regulatory Commission](#)

To improve communication with San Bernardino County departments, adjacent cities, and other local public agencies, a community-specific process should be developed for regular meetings and the exchange of information pertinent to Mentone. Regular communications should occur with County departments including the Land Use Services Department, Fire Department, Sheriff's Department, Public Works, and Transportation. Other public agencies could include the Regional Water Quality Control Board, Caltrans, or other state/federal agencies. Regular meetings could be held with adjacent cities such as the City of Redlands, City of Highland, and the City of Yucaipa.

Existing community organizations, such as the Mentone Area Community Association, could take a lead role in coordinating communication efforts with local public entities. Communication could take the form of regularly held meetings, conference calls, or email newsletters. For example, the Mentone Area Community Association could meet quarterly with the City of Redlands to discuss relevant development proposals, transportation, or other infrastructure issues that affect both Redlands and Mentone. Communication with other public entities could involve regular "check-ins," such as reviewing all development applications submitted to the County Land Use Services Department. Mentone residents could generate a report for all development proposals submitted in the community and provide feedback or input to the County as needed.

As a neighborhood organization takes a lead role in improving and coordinating communication with the County and other public agencies, information could be spread to the appropriate residents. Mentone would have the opportunity to provide input or collaborate on issues affecting the community and develop meaningful relationships with agency staff.

| Action | Action Leader | Timeline | Resources |
|---|---------------------------------|-----------|---|
| 1. Create a task force to serve as a liaison between Mentone, the County, and adjacent cities. | Champion | Month 1 | San Bernardino County Land Use Services http://cms.sbcounty.gov/lus/Planning/ApplicationsAccepted.aspx x |
| 2. Select a leader to serve as chair of the task force. | Mentone coordination task force | Month 2 | |
| 3. Schedule meetings with the County and adjacent municipalities to discuss development proposals, transportation, and infrastructure issues. | Mentone coordination task force | Quarterly | |
| 4. Communicate information to the appropriate Mentone community groups. | Mentone coordination task force | Quarterly | |

Community Focus Statement E: Improve communication and coordination between Mentone and the County.

Action Statement E.2: Coordinate with County Fire and Sheriff Departments on calls for service information that can be shared with businesses and residents.

E2

Benchmark: Communicate regularly with the San Bernardino County Fire and Sheriff's departments, and collaborate on various land use issues.

Champion: Volunteer group or person or can be identified by the community

Estimated Cost: Variable depending on programs proposed.



Coffee with a Cop Program logo. Photo source: [Coffee with a Cop](#)

The Sheriff's blotter enables residents and businesses to communicate crime activity occurring in the community. A regular review of the calls for service and the year-to-date crime statistics provides an accurate view of law enforcement activity in a community. The Sheriff's blotter data is taken from the official calls for service records kept by the San Bernardino County Sheriff's Department. It is a comprehensive list excluding only those calls where the release of information could cause harm to an individual or could jeopardize the investigation of a criminal case. All calls listed are for service in the Sheriff's Department's jurisdiction. These areas are either cities that contract with the Sheriff's Department for law enforcement services or unincorporated areas of the county.

Law enforcement will often report directly to a city council or elected officials regarding notable activity within a jurisdiction. This avenue may be unavailable to an unincorporated area like Mentone; however, other options for direct interaction with the Sheriff's Department are possible. A less formal way for a community to interact with law enforcement is through periodic meetings such as Coffee with a Cop, which would bring sheriff's deputies and the community members they serve together—over coffee—to discuss local issues and learn more about each other. The San Bernardino County Sheriff's Department also posts monthly press releases and crime maps on its website, making information on crime activity available to everyone. Nonetheless, the Mentone Area Community Association and the Chamber of Commerce should work together to distribute this information to the Mentone community, as well as information on calls for service from the San Bernardino County Fire Department. Both the Sheriff's Department and the Fire Department use social media (e.g., Twitter, Facebook) to provide useful information in real time.



| Action | Action Leader | Timeline | Resources |
|--|---------------------------------|-----------|---|
| 1. Create a task force to serve as a liaison between Mentone and the County Fire & Sheriff's Department. Select volunteers to serve specific roles such as Sheriff's Department liaison, Fire Department liaison, social media liaison, etc. | Champion | Month 1 | Coffee with a Cop Organization http://coffeewithacop.com/ Mentone Chamber of Commerce https://www.mentonechamber.com/links.htm |
| 2. Develop a "Coffee with a Cop" program for Mentone. | Mentone Coordination Task Force | Quarterly | |
| 3. Distribute information in a newsletter or email to residents (for example, Sheriff's Department monthly press releases and crime maps, information on calls for services from the Fire Department). | Mentone Coordination Task Force | Monthly | |



APPENDIX A

Mentone Community Profile



Mentone, San Bernardino County

Community Profile

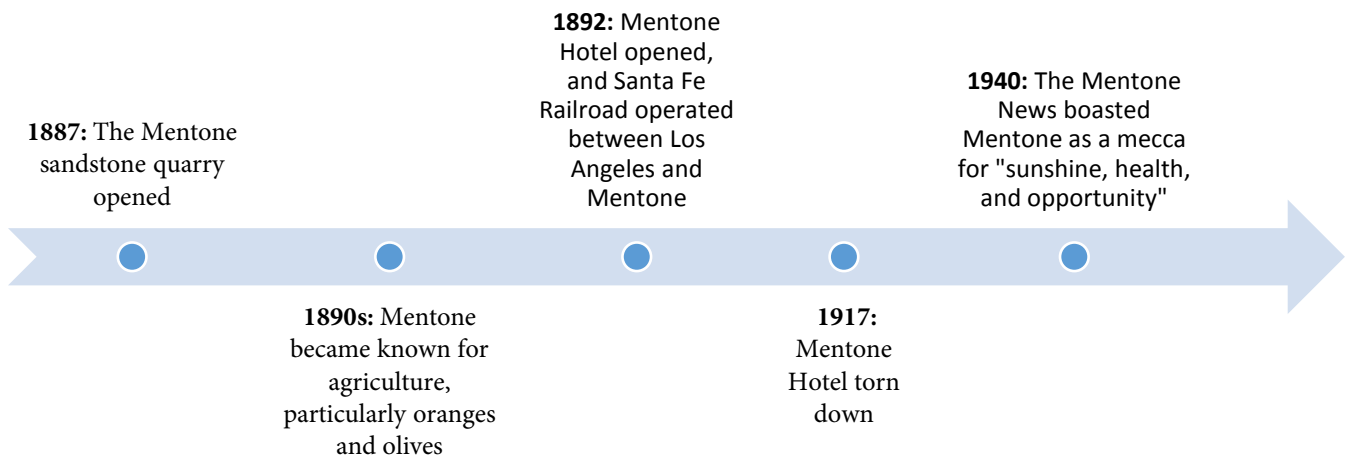
Purpose

The community profile is a summary of the social, cultural, economic, and historic dimensions of Mentone. It presents data collected through secondary sources to inform future actions. The profile, together with future studies and information gathered from residents, highlights essential facets and “tells the story” of the Mentone Community.

The initial objective research prepared for the community profile was provided to participants as a handout at each community workshop to provide a basis for discussion during the SWOT (Strengths, Weaknesses, Opportunities and Threats), values, and aspirations exercises. Workshop participants were asked to review the information and provide comments as a way to infuse local knowledge into the community plans process. Their feedback was used to finalize the community profile, which includes objective research and issue identification by community workshop participants.

The objective information, community stories, and public’s participation in the community profile, SWOT, values, and aspirations exercises were all used when developing the framework for the focus and action statements that make up the community plan.

History



Named after Menton, France, the Mentone town site was laid out in the late 1880s. The Mentone Hotel opened during this time, with other resorts geared toward tourists. Eventually, these resorts were turned into sanitariums for tuberculosis and asthma patients. Agriculture increased with an emphasis on citrus fruits. As the community experienced water uncertainties, residents dug deeper wells to sustain the agriculture. By the 1920s, the Mentone Hotel and others were torn down, and in the 1940s the train station was replaced with a smaller depot. Mentone today retains a rural character, but it has experienced some growth in the past few years.

Sources: Mentone Chamber of Commerce, Wikipedia, LA Times, Redlands Daily Facts

Location & Geography

The community is at the base of the foothills bordering the San Bernardino National Forest.



Figure 1: Area Map

Source: ESRI



Figure 2: Community Map

Source: ESRI

Key Census Data

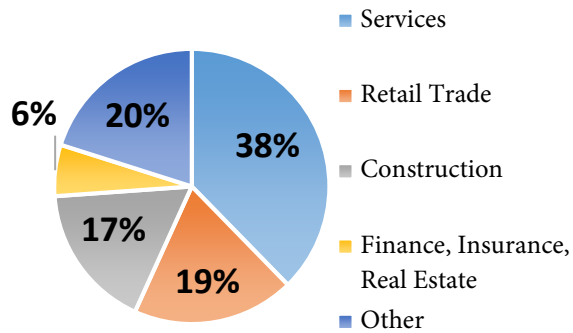
| Category | Mentone | | San Bernardino County | | California | | United States | |
|---|----------------|------------|-----------------------|------------|--------------------|------------|---------------------|------------|
| | Number | % of Total | Number | % of Total | Number | % of Total | Number | % of Total |
| Population | | | | | | | | |
| Total Population | 8,877 | | 2,078,586 | | 38,066,920 | | 314,107,084 | |
| 2020 Population Forecast | 9,046 (+1.02%) | | 2,227,066 (+7.1%) | | 40,619,346 (+6.7%) | | 334,503,000 (+6.5%) | |
| Total Households | 3,086 | | 607,604 | | 12,617,280 | | 116,211,092 | |
| Average Household Size | 2.83 | | 3.34 | | 2.95 | | 2.63 | |
| Median Age | 34.8 | | 32.2 | | 35.6 | | 37.4 | |
| Education | | | | | | | | |
| High School Diploma | 1,893 | 32.5% | 330,613 | 26.3% | 5,153,257 | 20.7% | 58,440,600 | 27.95% |
| Education Past High School | 2,239 | 38.5% | 417,953 | 33.3% | 7,400,714 | 29.8% | 60,821,634 | 29.1% |
| Bachelor Degree or Higher | 1,210 | 20.8% | 336,315 | 26.8% | 7,708,909 | 31.0% | 61,206,147 | 29.3% |
| Housing | | | | | | | | |
| Total Dwelling Units | 3,338 | n/a | 703,737 | n/a | 13,781,929 | n/a | 132,741,033 | n/a |
| Homeowner Occupied Units | 1,809 | 54.2% | 370,032 | 52.58% | 6,908,925 | 50.1% | 74,787,460 | 56.3% |
| Renter Occupied Units | 1,276 | 38.2% | 237,572 | 33.76% | 5,708,355 | 41.4% | 41,423,632 | 32.2% |
| Vacancy* | 252 | 7.5% | 96,133 | 13.7% | 1,164,649 | 8.5% | 16,529,941 | 12.5% |
| Median Year Structure Built | 1975 | n/a | 1976 | n/a | 1974 | n/a | 1976 | n/a |
| Income | | | | | | | | |
| Median Household Income | \$51,171 | n/a | \$54,100 | n/a | \$61,489 | n/a | \$53,482 | n/a |
| Persons Below Poverty Level | 548 | 9.4% | 199,451 | 12.7% | 3,354,518 | 11.2% | 26,235,361 | 10.6% |
| Employed | 4,506 | 90.7% | 812,707 | 86.1% | 16,890,442 | 89.0% | 143,435,233 | 90.2% |
| Unemployed | 464 | 9.3% | 131,293 | 13.9% | 2,084,564 | 12.3% | 14,504,781 | 9.2% |
| Note: N/A indicates that the data is not available; n/a indicates that the category is not applicable | | | | | | | | |
| *This figure may include seasonal households | | | | | | | | |

Table 1: Key Census Data

Source(s): 2014 American Community Survey 5-Year Estimates and ESRI

Community Economics

The 2016 ESRI Community Analysis Report showed that Mentone is home to approximately 1,665 jobs and 199 businesses in 10 industries. The majority of the businesses are oriented toward services (38%), retail trade (19%), and construction (17%). Approximately 34% of the Mentone labor force is employed within Mentone.



Community Existing Land Use

Mentone contains a wide variety of land uses spread over 5,044 acres. Most of that land is devoted to residential uses. Rural living accounts for 57% (2,882 acres), and single-family residential accounts for 16% (828 acres). Multi-family residential accounts for 4%, while other land uses in Mentone include regional industrial; special development; agricultural and resource conservation; rural, neighborhood, and general commercial; institutional, and floodways, each of which accounts for between 5% and 1% of the land area.

| Land Use Type | Acreage | % of Total Area |
|-----------------------------------|---------|-----------------|
| Rural Living | 2,882 | 57% |
| Multiple Residential | 231 | 45% |
| Single Residential | 828 | 16% |
| Agriculture/Resource Conservation | 318 | 6% |

| | | |
|--|--------------|----|
| Regional Industrial | 246 | 5% |
| Special Development | 196 | 4% |
| Community Industrial | 104 | 2% |
| Rural, Neighborhood, and General NG Commercial | 96 | 2% |
| Floodway | 69 | 1% |
| Institutional | 74 | 1% |
| Mentone Total | 5,044 | |

Table 3: Existing Land Use

Source(s): ESRI, County of San Bernardino

Community Groups

| | |
|--|---|
| Mentone Chamber of Commerce (909) 362-7248 www.mentonechamber.com | Angels' Closet Charities (909) 794-7967 www.angels-closet.org |
| Mentone Senior Center (909) 794-5280 http://www.sbclib.org/ | Mentone Area Community Association (MACA) (909) 974 8624 http://maca.mentone.re dlandsusd.net/modules/ groups/integrated_hom e.php?gid=19569&ses sionid=87f32fe15f1043f aca08cea5b46e724f |

Table 4: Community Groups Source(s): Listed in Table

Community Events

| | |
|---|--|
| Mentone Community Chili Cook Off | Mentone Harvest Festival |
| Festa Do Espirito Santo | Mentone Community Boulevard Cleanup |

Table 5: Community Events

Community Amenities

| | |
|-------------------------|---|
| Parks and Trails | Santa Ana River Trail is proposed to connect from Redlands, through Mentone, to the San Bernardino National Forest. |
| Hospitals | None in Mentone, closest is Redlands Community Hospital |
| Fire Protection | San Bernardino County Fire Station #9, response times are 4 to 6 minutes |
| Police | San Bernardino County Sheriff's Department – Yucaipa Police Station |
| Public Schools | Redlands East Valley High School, Clement Middle School, Mentone Elementary School |

Table 2: Community Services

Sources: Google Maps/Earth; County of San Bernardino (Fire Dept., Sheriff's Dept.); Wikipedia; Redlands Unified School District

Community Structure (Physical Characteristics)

Residential: The community consists primarily of single- and multi-family residential uses that range in density from 1 dwelling unit per 5 acres to 20 units per acre.

Commercial: Small commercial uses are concentrated along Mentone Boulevard, consisting of one-story buildings with surface parking in front.

Transportation: The main thoroughfare through the community is Mentone Boulevard (SR 38), which is a two-lane highway (one travel lane in each direction) with sidewalks.

Utilities: The City of Redlands provides water service to the area. Sewer service is primarily provided by septic tanks and leach field systems, with no regional wastewater treatment.

Public Health

Chronic Disease: Residents of the Mentone community generally experience fewer instances of hospitalization and emergency room visits than residents of San Bernardino County as a whole for the chronic diseases listed below, with the exception of hospitalization for chronic obstructive pulmonary disease (COPD) and asthma. The leading causes of death in Mentone (2012) were cancer, heart disease, and Alzheimer's disease.

| | COPD Hosp./E.R. | Heart Failure Hosp./E.R. | Hypertension Hosp.ER | Diabetes Hosp./ E.R. | Asthma Hosp./E.R. |
|------------------------------|---------------------------|------------------------------------|--------------------------------|--------------------------------|-----------------------------|
| Mentone | 16.2/17.5 | 23.2 / * | * /43.4 | 9.6/ * | 10.6/44.5 |
| San Bernardino County | 16.0/19.9 | 32.3/10.6 | 5.6/46.9 | 23.3/42.4 | 9.6/52.6 |

Table 6: Rate of Hospitalization/Emergency Room Visits per 10,000 People

Source(s): Healthy San Bernardino County

* Indicates insufficient data

Air Quality: Table 7 below shows the air quality near Mentone, measured at the Redlands-Dearborn monitoring site, in terms of the number of days that area exceeded the federal standards for pollutants (exceedance days). The table shows that the monitoring site near Mentone had fewer exceedance days for each pollutant than that of the overall South Coast Air Basin, in which Mentone is located.

Air pollution is one of the contributing factors linked to the development of chronic diseases such as stroke, heart disease, lung cancer, and respiratory diseases. By reducing levels of ambient pollution (outdoor air pollution), communities can lessen the impact that it has on resident's health.

| | Redlands-Dearborn Monitoring Site | | | South Coast Air Basin | | |
|---|-----------------------------------|------|------|-----------------------|------|------|
| | 2012 | 2013 | 2014 | 2012 | 2013 | 2014 |
| Ozone Federal 8-hour standard | 79 | 63 | 55 | 111 | 88 | 92 |
| Course Particulate Matter (PM ₁₀) Federal 24-hour standard | 0 | 0 | 0 | 0 | 2 | 1 |
| Fine Particulate Matter (PM _{2.5}) Federal 24-hour standard | * | * | * | 17 | 13 | 15 |

Table 7: Air Quality Exceedance Days

Source: California Air Resources Board

* Indicates insufficient data

Modified Food Index: The Modified Food Index maps the availability of healthy food in a census tract. The lower the score, the less available healthy options are in the area.

The entire community area of Mentone ranks within the two lowest categories for food access, meaning that there are access to 15 or less healthy food outlets within that area. Lower scores indicate that these areas contain many convenience stores and fast food restaurants compared to the number of healthy food markets.

Source(s): Modified Retail Food Environment Index Score Map

Public/Active Transportation: Mentone is served by Omnitrans, which connects Mentone to Crafton Hills College, Fontana, Colton, Redlands, and Yucaipa. Bike lanes and trails are limited within the community, with several around the periphery connecting to Yucaipa and Redlands.

Source: Omnitrans, Google Maps

Community Engagement Summary

As a part of the Community Plans Continuum process, community members from the Hilltop Communities were invited to participate in three community workshops. The first workshop, titled “What We Value”, took place on February 29th, 2016 from 6:30 – 8:30pm at the Mentone Portuguese American Club. This workshop was attended by 14 community members. Workshop participants performed a SWOT analysis to identify strengths, weaknesses, opportunities, and threats within the community. Following that exercise, participants used that information to share what they valued about the community (Values) and what they want to see the community become in the future (Aspirations).

The second workshop, titled “Our Roadmap”, took place on March 28th, 2016 from 6:30 – 8:30pm at the Mentone Portuguese American Club. This workshop was attended by 32 community members. The purpose of this workshop was to develop preliminary focus and action statements. The project team provided word for word summaries of the SWOT and Values and Aspirations exercises to use during the goal setting process. Additionally, an existing land use map was provided for each of the Detailed Plan Communities for participants to comment on and recommend changes. Participants made comments on where they would and would not like to see certain uses in the future, as well as what they saw as the true boundary of their community.

The third workshop, titled “Making it Happen”, took place on July 18th, 2016 from 6:30 – 8:30pm at the Mentone Portuguese American Club. This workshop was attended by 20 community members. The workshop was used to help prioritize the focus statements developed in the previous workshop while also identifying possible champions for each effort.

Information was also made available on project websites made specifically for each community. This information included:

- Background materials on the project
- Materials developed for each workshop
- Summaries of the information collected from past workshops
- Surveys developed to follow the process of each meeting and allow for further input

Community Identified Issues

SWOT Analysis

This section contains the results of the SWOT analysis conducted during the first workshop. A SWOT exercise stands for strengths, weaknesses, opportunities, and threats and is used to help gain insight into the community through local knowledge. In the first part, participants identify their communities’ biggest strengths, such as community assets like a library or community center, along with their biggest weaknesses, which could be a lack of open space or high rates of internal crime. Next, workshop participants looked at opportunities that the community could take advantage of as part of the community plans process. This builds off of what was identified in the strengths and weaknesses portion. Lastly, participants identify external threats to the community. These are generally concerns that are outside of the control of community members, such as natural disasters or changes in economic conditions. This information was then compiled and used throughout the rest of the community plans process to inform the values and aspirations exercises conducted at workshop #1, as well as the focus and actions statements.

Strengths

- Tight-knit community
- Agriculture/open space
- Family-owned businesses
- Rural community/small town
- Somewhat quiet
- Reservoirs
- Agricultural groves (oranges)
- Great schools (especially grade schools)
- Good library
- County-aid in helping keep large cities from taking over small communities
- Mentone Area Community Association
- Low murder rate
- Great views
- Low amount of traffic (except in winter months)
- Large properties (acreage)
- Older, established community members
- Land is inexpensive
- Santa Ana River Trail
- Low teacher/student ratio in community public schools
- Small town/rural feel, while close to Redlands for services
- High rates of homeownership
- Diverse group of community Psychodemographics from ESRI
- Generally healthier than San Bernardino County
- Experiences better air quality than the rest of the South Coast Air Basin
- Access to public transit and public transportation

Strengths (continued)

- Range of housing types available, from multi-family units to single family homes
- Good response times for police and fire services

Weaknesses

- Not open to change
- Better roads on Garnet (roads not maintained well)
- City of Redlands water service, which requires residents to sign an agreement that they will not protest annexation
- Few crosswalks
- Crime
- High water bills (broken pipes)
- Law enforcement (seem to borrow from other communities/cities)
- Too much traffic on Highway 38
- Cars moving too quickly on Highway 38
- Do not have own resources (rely on Redlands)
- Lack of solidarity
- Political infrastructure
- 7,200-square-foot lots
- Lack of lighting and traffic signals on roads
- Redlands stealing Mentone property
- Pulling out too many orchards
- Lack of bike lanes and other active transportation opportunities
- Low Walk Score indicating that most errands need to be completed by car
- Serviced by septic tanks and leach field systems with no regional wastewater treatment planned
- Higher rates of Chronic Obstructive Pulmonary Disease hospitalization and asthma hospitalization
- Low access to healthy foods

Opportunities

- Small business opportunities
- More law enforcement or citizen control

- Growth for business
- Community areas
- Take advantage of ski/Winter travel
- Potential of Harmony traffic opportunities for small businesses on Highway 38?
- Promote historic value of agriculture for the society
- Rich history of local farms (how they integrated or assimilated)
- Mentone Area Community Association
- Mill Creek power plant
- Jobs inland
- Juniper outside college?
- Community gardens (garden related education for school kids)
- Possibility of forming a township or town
- Bicycle trails through Mentone
- Stopping point for vacationers going to the mountains
- Medical facility and hospital
- Caltrans spending
- Outside private investment
- Small business and family oriented projects
- Bike trails and other trail facilities

Threats

- City of Redlands Water
- City of Redlands annexation
- Drugs/crime/theft
- Traffic
- Low income (section 8)
- Developers without a plan to assimilate into the community
- County allows private run boys home on nice avenue
- Asian Citrus Psyllid – Kills citrus
- Traffic issues from excess out of town vehicles
- Less places for better businesses
- Hookah lounges
- State and City takeover of Mentone



Threats (continued)

- Members of community who are not supportive
- Over-development
- Less new homes
- Loss of small town appeal (concern specifically regarding the Harmony housing project in the east end of Highland)
- Lack of healthy food could have detrimental effect on health in the long run