

CITY OF WILDOMAR CITY COUNCIL
AND WILDOMAR CEMETERY DISTRICT AGENDA

5:30 P.M. – CLOSED SESSION
6:30 P.M. – REGULAR MEETING

MARCH 9, 2016
Council Chambers
23873 Clinton Keith Road, Suite 106



Bridgette Moore, Mayor/Chair
Timothy Walker, Mayor Pro Tem/Vice Chair
Ben Benoit, Council Member/Trustee
Bob Cashman, Council Member/Trustee
Marsha Swanson, Council Member/Trustee

Gary Nordquist
City Manager/General Manager

Thomas D. Jex
City Attorney/District Counsel

WILDOMAR CITY COUNCIL AND WILDOMAR CEMETERY DISTRICT REGULAR MEETING AGENDA MARCH 9, 2016

ORDER OF BUSINESS: Public sessions of all regular meetings of the City Council begin at 6:30 p.m. Closed Sessions begin at 5:30 p.m. or such other time as noted.

REPORTS: All agenda items and reports are available for review at: Wildomar City Hall, 23873 Clinton Keith Road; Mission Trail Library, 34303 Mission Trail Blvd.; and on the City's website, www.cityofwildomar.org. Any writings or documents provided to a majority of the City Council regarding any item on this agenda (other than writings legally exempt from public disclosure) will be made available for public inspection at City Hall during regular business hours.

PUBLIC COMMENTS: Prior to the business portion of the agenda, the City Council will receive public comments regarding any items or matters within the jurisdiction of the governing body. The Mayor will separately call for testimony at the time of each public hearing. If you wish to speak, please complete a "Public Comment Card" available at the Chamber door. The completed form is to be submitted to the City Clerk prior to an individual being heard. Lengthy testimony should be presented to the Council in writing (15 copies) and only pertinent points presented orally. The time limit established for public comments is three minutes per speaker.

ADDITIONS/DELETIONS: Items of business may be added to the agenda upon a motion adopted by a minimum 2/3 vote finding that there is a need to take immediate action and that the need for action came to the attention of the City subsequent to the agenda being posted. Items may be deleted from the agenda upon request of staff or upon action of the Council.

CONSENT CALENDAR: Consent Calendar items will be acted on by one roll call vote unless Council members, staff, or the public request the item be discussed and/or removed from the Consent Calendar for separate action.

**PLEASE TURN ALL DEVICES TO VIBRATE/MUTE/OFF
FOR THE DURATION OF THE MEETING. YOUR
COOPERATION IS APPRECIATED.**

CALL TO ORDER – CLOSED SESSION - 5:30 P.M.

ROLL CALL

PUBLIC COMMENTS

CLOSED SESSION

1. The City Council will meet in closed session pursuant to the provisions of Government Code Section 54956.9(d)(4) to confer with legal counsel with regard to one matter of potential initiation of litigation.
2. The City Council will meet in closed session pursuant to the provisions of Government Code Section 54956.9 (d)(1) to confer with legal counsel with regard to the following matter of pending litigation: CREED-21 v. City of Wildomar and Walmart Real Estate Business Trust; RSC Case No. RIC1504199.
3. The City Council will meet in closed session pursuant to the provisions of Government Code Section 54956.8 to confer with legal counsel and conference with real property negotiators as follows:
Property: APN 380-240-048; 23873 Clinton Keith Road, Wildomar, CA
Agency negotiators: Gary Nordquist
Negotiating parties: Strata Oaks, LLC
Under negotiation: Instruction regarding price and terms of payment.

RECONVENE INTO OPEN SESSION

ANNOUNCEMENTS

ADJOURN CLOSED SESSION

CALL TO ORDER – REGULAR SESSION - 6:30 P.M.

ROLL CALL

FLAG SALUTE

Boy Scout Troop 332

PRESENTATIONS

Eagle Scout Proclamations – Brandon Benline and Ryan Bellinghausen

2015 Miss City of Wildomar Queens Recognition

Fire Department Update

PUBLIC COMMENTS

This is the time when the Council receives general public comments regarding any items or matters within the jurisdiction that **do not** appear on the agenda.

State law allows the Council to only talk about items that are listed on the agenda. **Speakers are allowed to raise issues not listed on the agenda; however, the law does not allow the City Council to discuss those issues during the meeting.** After hearing the matter, the Mayor will turn the matter over to the City Manager who will put you in contact with the proper Staff person. Each speaker is asked to fill out a Public Comments Card available at the Chamber door and submit the card to the City Clerk. **Lengthy testimony should be presented to the Council in writing (15 copies) and only pertinent points presented orally.** The time limit established for public comments is three minutes per speaker.

Prior to taking action on any item that is on the agenda, the public will be permitted to comment at the time it is considered by the City Council.

COUNCIL COMMUNICATIONS

APPROVAL OF THE AGENDA AS PRESENTED

The City Council to approve the agenda as it is herein presented, or, if it is the desire of the City Council, the agenda can be reordered, added to, or have items tabled at this time.

1.0 CONSENT CALENDAR

All matters listed under the Consent Calendar are considered routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless members of the Council, the Public, or Staff request to have specific items removed from the Consent Calendar for separate discussion and/or action.

1.1 Reading of Ordinances

RECOMMENDATION: Staff recommends that the City Council approve the reading by title only of all ordinances.

1.2 Minutes – January 27, 2016 Special Meeting

RECOMMENDATION: Staff recommends that the City Council approve the Minutes as submitted.

1.3 Warrant & Payroll Registers

RECOMMENDATION: Staff recommends that the City Council approve the following:

1. Warrant Register dated 02-04-2016 in the amount of \$129,606.75;
2. Warrant Register dated 02-04-2016 in the amount of \$9,171.27;
3. Warrant Register dated 02-11-2016 in the amount of \$103,314.35;
4. Warrant Register dated 02-18-2016 in the amount of \$112,841.52;
5. Warrant Register dated 02-25-2016 in the amount of \$618,634.25 &
6. Payroll Register dated 03-01-2016 in the amount of \$65,266.98.

1.4 Treasurer's Report

RECOMMENDATION: Staff recommends that the City Council approve the Treasurer's Report for January, 2016.

1.5 Master Drainage Plan Lateral C-1 Project, Cultural Resources Treatment and Tribal Monitoring Agreement

RECOMMENDATION: Staff recommends that the City Council approve the agreement with the Pechanga Band of Luiseño Indians (Pechanga) for tribal monitoring during grading, groundbreaking, excavation and ground disturbing activities.

1.6 Clinton Keith Road Resurfacing Project (CIP 034) Notice of Completion

RECOMMENDATION: Staff recommends that the City Council of the City of Wildomar adopt a Resolution entitled:

RESOLUTION NO. 2016 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, TO ACCEPT THE CLINTON KEITH ROAD RESURFACING PROJECT (CIP 034) AS COMPLETE, AND AUTHORIZING STAFF TO PREPARE AND FILE THE NOTICE OF COMPLETION WITH THE RIVERSIDE COUNTY RECORDER

1.7 Consultant Service Agreement for the Bundy Canyon Apartment Project Environmental Impact Report (Planning Application No. 16-0006)

RECOMMENDATION: Staff recommends that the City Council:

1. Authorize the City Manager to execute a Tri-Party Consultant Service Agreement between the City of Wildomar, Hufsdar Investors, LLC, and Applied Planning, Inc. to prepare the Environmental Impact Report (EIR) for the Bundy Canyon Apartment project; and
2. Authorize the City Manager to execute a Consultant Services Agreement/Contract between the City of Wildomar and Applied Planning, Inc. for the preparation of an EIR for the Bundy Canyon Apartment project.

1.8 FY 2014-15 Measure Z Oversight Advisory Committee Annual Report
RECOMMENDATION: Staff recommends that the City Council receive and file the Measure Z Oversight Advisory Committee's FY 2014-15 Annual Report.

1.9 Measure Z Oversight Advisory Committee Appointments
RECOMMENDATION: Staff recommends that the City Council appoint Scott Bradstreet to the Committee and direct the City Clerk to post the two vacant positions.

1.10 Ordinance No. 116 Second Reading – Horizons Mixed Use Development Project

RECOMMENDATION: The Planning Commission recommends that the City Council adopt an Ordinance entitled:

ORDINANCE NO. 116
AN ORDINANCE OF CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING A CHANGE OF ZONE (PLANNING APPLICATION NO. 14-0040) FOR THE HORIZONS MIXED-USE DEVELOPMENT PROJECT FROM R-R (RURAL RESIDENTIAL) TO C-1/C-P (GENERAL COMMERCIAL) FOR THE SOUTHERLY 7.73± NET ACRES OF THE PROJECT SITE, AND FROM R-R (RURAL RESIDENTIAL) TO R-3 (GENERAL RESIDENTIAL) FOR THE NORTHERLY 10.68± NET ACRES OF THE PROJECT SITE LOCATED AT THE NORTHWEST CORNER OF ELIZABETH LANE AND PRIELIPP ROAD (APN: 380-250-023)

1.11 Ordinance No. 117 Second Reading - Grove Park Mixed Use Development Project

RECOMMENDATION: The Planning Commission recommends that the City Council adopt an Ordinance entitled:

ORDINANCE NO. 117
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING A CHANGE OF ZONE (PLANNING APPLICATION NO. 14-0069) FROM R-R (RURAL RESIDENTIAL) TO C-P-S (SCENIC HIGHWAY COMMERCIAL) ON THE NORTHERLY 10± ACRES OF THE SITE FOR THE GROVE PARK MIXED-USE DEVELOPMENT PROJECT LOCATED AT THE SOUTHWEST CORNER OF CLINTON KEITH ROAD AND YAMAS DRIVE (APN: 380-250-003)

2.0 PUBLIC HEARINGS

2.1 Proposed Voting By-District Boundary Maps; An Ordinance Changing the City's Electoral System From At-Large To By-District Elections With Respect To Electing City Council Members; Establishing District Boundaries; and Scheduling Elections Within The Districts

RECOMMENDATION: Staff recommends that the City Council:

1. Hold the third public hearing on proposed electoral district boundary maps for the new by-district electoral system as required under Elections Code section 10010;
2. Receive public comments and approve an electoral district map for use in the City's General Municipal Election in 2016 and thereafter until the district boundaries are adjusted as required by law; and
3. Introduce and approve first reading of an Ordinance entitled:

ORDINANCE NO. _____
AN ORDINANCE OF THE CITY OF WILDOMAR AMENDING
CHAPTER 1.12 OF THE WILDOMAR MUNICIPAL CODE BY
REPEALING SECTION 1.12.020 AND ADDING NEW SECTIONS
1.12.020, 1.12.030, AND 1.12.040 CHANGING THE CITY'S
ELECTORAL SYSTEM FROM AT-LARGE TO BY-DISTRICT
ELECTIONS WITH RESPECT TO ELECTING CITY COUNCIL
MEMBERS, ESTABLISHING DISTRICT BOUNDARIES, AND
SCHEDULING ELECTIONS WITHIN THE DISTRICTS

2.2 Zoning Ordinance Amendment No. 15-04 – CEQA exemption and a proposed code amendment related to the Pre-Application Review (PAR) process.

RECOMMENDATION: The Planning Commission recommends that the City Council introduce and approve first reading of an Ordinance entitled:

ORDINANCE NO. _____
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, ADOPTING AN EXEMPTION IN ACCORDANCE WITH SECTION 15061(B)(3) OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) GUIDELINES AND APPROVING AN AMENDMENT TO THE WILDOMAR MUNICIPAL CODE TO MOVE THE PROVISIONS OF CHAPTER 15.68 RELATED TO THE CITY'S PRE-APPLICATION REVIEW (PAR) PROCESS TO CHAPTER 17.214 (A NEW CHAPTER)

3.0 GENERAL BUSINESS

3.1 Grand Avenue Bike and Multi-purpose Trail Improvements Agreement with South Coast Air Quality Management District

RECOMMENDATION: Staff recommends that the City Council approve the agreement with the South Coast Air Quality Management District (SCAQMD) for partial funding of bike lanes on Grand Avenue.

3.2 WRCOG BEYOND Framework Fund Program

RECOMMENDATION: Staff recommends that the City Council accept \$39,814 in grant funding from the Western Riverside County of Governments (WRCOG) and authorize the City Manager to execute the BEYOND Framework Fund Program Funding Agreement.

3.3 Fire Station #61 Grant Deed Acceptance

RECOMMENDATION: Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2016 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, ACCEPTING A GRANT DEED FROM THE COUNTY OF RIVERSIDE FOR FIRE STATION #61, ENCOMPASSING COUNTY ASSESSOR'S PARCEL 368-093-008 AND FINDING THE ACCEPTANCE OF THE GRANT DEED EXEMPT FROM CEQA

CITY MANAGER REPORT

CITY ATTORNEY REPORT

FUTURE AGENDA ITEMS

ADJOURN THE CITY COUNCIL

In accordance with Government Code Section 54952.3, I, Debbie A. Lee, City of Wildomar City Clerk, do hereby declare that the Board of Trustees will receive no compensation or stipend for the convening of the following regular meeting of the Wildomar Cemetery District.

CALL TO ORDER THE WILDOMAR CEMETERY DISTRICT

ROLL CALL

PUBLIC COMMENTS

This is the time when the Board of Trustees receives general public comments regarding any items or matters within the jurisdiction of the Wildomar Cemetery District that do not appear on the agenda. Each speaker is asked to fill out a Public Comments Card available at the Chamber door and submit the card to the Clerk of the Board. Lengthy testimony should be presented to the Board in writing (15 copies) and only pertinent points presented orally. The time limit for public comments is three minutes per speaker. Prior to taking action on any item, the public may comment at the time it is considered by the Board.

BOARD COMMUNICATIONS

APPROVAL OF THE AGENDA AS PRESENTED

The Board of Trustees to approve the agenda as it is herein presented, or if it is the desire of the Board, the agenda can be reordered at this time.

4.0 CONSENT CALENDAR

All matters listed under the Consent Calendar are considered routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless members of the Board, the Public, or Staff request that specific items are removed from the Consent Calendar for separate discussion and/or action.

4.1 Warrant Register

RECOMMENDATION: Staff recommends that the Board of Trustees approve the following:

1. Warrant Register dated 02-04-16, in the amount of \$42.72;
2. Warrant Register dated 02-11-2016, in the amount of \$4,179.59;
3. Warrant Register dated 02-18-2016, in the amount of \$741.50; &
4. Warrant Register dated 02-25-2016, in the amount of \$53.69.

4.2 Treasurer's Report

RECOMMENDATION: Staff recommends that the Board of Trustees approve the Treasurer's Report for January, 2016.

4.3 Resolution Designating the Chair and Vice Chair of the District

RECOMMENDATION: Staff recommends that the Board of Trustees adopt a Resolution entitled:

RESOLUTION NO. WCD2016 – 01
A RESOLUTION OF THE BOARD OF TRUSTEES OF THE WILDOMAR
CEMETERY DISTRICT, DESIGNATING THAT THE MAYOR AND
MAYOR PRO TEM OF THE WILDOMAR CITY COUNCIL SHALL
AUTOMATICALLY SERVE AS THE CHAIR AND VICE CHAIR OF THE
WILDOMAR CEMETERY DISTRICT

5.0 PUBLIC HEARINGS

There are no items scheduled.

6.0 GENERAL BUSINESS

There are no items scheduled.

GENERAL MANAGER REPORT

FUTURE AGENDA ITEMS

ADJOURN WILDOMAR CEMETERY DISTRICT

City Council/Wildomar Cemetery District Regular Meeting Schedule

April 13	August 10	December 14
May 11	September 14	January 11
June 8	October 12	February 8
July 13	November 9	

If requested, the agenda and backup materials will be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans With Disabilities Act of 1990 (42 U.S.C. Sec. 12132), and the federal rules and regulations adopted in implementation thereof.

Any person that requires a disability-related modification or accommodation, including auxiliary aids or services, in order to participate in the public meeting, may request such modification, accommodation, aid or service by contacting the City Clerk either in person or by phone at 951/677-7751, no later than 10:00 a.m. on the day preceding the scheduled meeting.

I, Debbie A. Lee, Wildomar City Clerk, do certify that on March 4, 2016, by 5:00 p.m., a true and correct copy of this agenda was posted at the three designated posting locations:

Wildomar City Hall, 23873 Clinton Keith Road;
U.S. Post Office, 21392 Palomar Street;
Wildomar Library, 34303 Mission Trail Blvd.



Debbie A. Lee, CMC
City Clerk/HR/Risk Manager