

**CITY OF WILDOMAR
CITY COUNCIL REGULAR MEETING MINUTES
MARCH 9, 2016**

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

The closed session of March, 2016, of the Wildomar City Council was called to order by Mayor Moore at 5:31 p.m. at the Wildomar Council Chambers, 23873 Clinton Keith Road, Suite 106, Wildomar, California.

City Council Roll Call showed the following Members in attendance: Council Members Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore. Members absent: None

Staff in attendance: City Manager Nordquist, City Attorney Jex, and City Clerk Lee.

PUBLIC COMMENTS

There were no speakers.

CLOSED SESSION

City Clerk Lee read the following:

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.

The Council convened into closed session at 5:33 p.m. with all Council Members present.

RECONVENE INTO OPEN SESSION

At 6:30 p.m. the City Council reconvened into open session, with all Council Members present.

ANNOUNCEMENTS

City Attorney Jex stated there was no reportable action.

ADJOURN CLOSED SESSION

There being no further business, Mayor Moore adjourned the closed session at 6:30 p.m.

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

The regular meeting of March 9, 2016, of the Wildomar City Council was called to order by Mayor Moore at 6:30 p.m. at the Wildomar Council Chambers, 23873 Clinton Keith Road, Suite 106, Wildomar, California.

City Council Roll Call showed the following Members in attendance: Council Members Benoit, Cashman, Swanson, Mayor Pro Tem Walker, and Mayor Moore. Members absent: None.

Staff in attendance: City Manager Nordquist, City Attorney Jex, Assistant City Manager York, Planning Director Bassi, Finance Director Riley, Police Chief Hollingsworth, Administrative Analyst Morales and City Clerk Lee.

The flag salute was led by Boy Scout Troop 332.

PRESENTATIONS

Mayor Moore presented Proclamations to new Eagle Scouts Brandon Benline and Ryan Bellinghausen.

The 2015 Miss City of Wildomar Queens were recognized for their service.

The Fire Department update was given and Wildomar's new Fire Chief Todd Phillips was introduced.

PUBLIC COMMENTS

Brent Benson, resident, spoke regarding Parcel Map 36653 and the problems he is experiencing.

Andy Morris, Rotary Club, spoke regarding the Ultimate BBQ Showdown on April 16 at Marna O'Brien Park.

Dawn Schultz, resident, spoke regarding Operation Prom Girl.

Ms. Miller, resident, spoke regarding various issues.

Marie Pritchitt, Community Good Deeds Nonprofit Organization, spoke regarding the organization.

COUNCIL COMMUNICATIONS

The City Council Members spoke regarding the various committees, commissions, and boards that they serve on locally and regionally.

APPROVAL OF THE AGENDA AS PRESENTED

A **MOTION** was made by Councilman Benoit, seconded by Councilwoman Swanson, to approve the agenda as presented.

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore

NAY: None

ABSTAIN: None

ABSENT: None

1.0 CONSENT CALENDAR

Ken Mayes, resident, spoke regarding item #1.8 and #1.9, stating his disappointment.

Ms. Miller, resident, spoke regarding #1.10 and #1.11, stating her opposition.

A MOTION was made by Councilman Benoit, seconded by Mayor Pro Tem Walker, to approve the Consent Calendar as presented, with the exception of item #1.8..

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore

NAY: None

ABSTAIN: None

ABSENT: None

1.1 Reading of Ordinances

Approved the reading by title only of all ordinances.

1.2 Minutes – January 27, 2016 Special Meeting

Approved the Minutes as submitted.

1.3 Warrant & Payroll Registers

Approved 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

Approved the Treasurer's Report for January, 2016.

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

Approved 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

Adopted a Resolution entitled:

RESOLUTION NO. 2016 - 23

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)

1. Authorized 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. Authorized 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.

1.9 Measure Z Oversight Advisory Committee Appointments

Appointed 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

Adopted 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

Adopted 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)

ITEMS REMOVED FROM THE CONSENT CALENDAR

1.8 FY 2014-15 Measure Z Oversight Advisory Committee Annual Report

City Manager Nordquist presented the staff report.

A **MOTION** was made by Councilman Benoit, seconded by Mayor Pro Tem Walker, to receive and file the Measure Z Oversight Advisory Committee's FY 2014-15 Annual Report.

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore

NAY: None

ABSTAIN: None

ABSENT: None

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

City Clerk Lee read the title.

Mayor Moore opened the public hearing.

City Manager Nordquist presented the staff report.

Doug Johnson, NDS, explained how the process has been over the last two public hearings.

Ken Mayes, resident, voiced his opposition.

George Taylor, resident, voiced his opposition to the Districts, but understands why the Council has to take this action. He is in favor of Draft Map A+.

Ms. Miller, resident, voiced her opposition.

There being no further speakers Mayor Moore closed the public hearing.

Council discussion ensued regarding their opposition to Districts, but that the defending the case would be cost prohibitive to the City.

A MOTION was made by Councilman Benoit, seconded by Mayor Pro Tem Walker, to introduce and approve first reading of an Ordinance entitled:

ORDINANCE NO. 118
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

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore

NAY: None

ABSTAIN: None

ABSENT: None

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

City Clerk Lee read the title.

Mayor Moore opened the public hearing.

Planning Director Bassi presented the staff report.

Ms. Miller, resident, spoke regarding her opposition.

There being no further speakers Mayor Moore closed the public hearing.

A MOTION was made by Councilman Benoit, seconded by Mayor Pro Tem Walker, to introduce and approve first reading of an Ordinance entitled:

ORDINANCE NO. 119
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)

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore

NAY: None

ABSTAIN: None

ABSENT: None

3.0 GENERAL BUSINESS

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

City Clerk Lee read the title.

Assistant City Manager/Public Works Director York presented the staff report.

A MOTION was made by Councilman Benoit, seconded by Mayor Pro Tem Walker, to approve the agreement with the South Coast Air Quality Management District (SCAQMD) for partial funding of bike lanes on Grand Avenue.

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore
NAY: None
ABSTAIN: None
ABSENT: None

3.2 WRCOG BEYOND Framework Fund Program

City Clerk Lee read the title.

Senior Administrative Analyst Morales presented the staff report.

Ken Mayes, resident, voiced his opposition to the server.

Council discussion ensued regarding how this will enhance services at City Hall.

A MOTION was made by Councilwoman Swanson, seconded by Councilman Benoit, to accept \$39,814 in grant funding from the Western Riverside Council of Governments (WRCOG) and authorize the City Manager to execute the BEYOND Framework Fund Program Funding Agreement.

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore
NAY: None
ABSTAIN: None
ABSENT: None

3.3 Fire Station #61 Grant Deed Acceptance

City Clerk Lee read the title.

Assistant City Manager York presented the staff report.

Ken Mayes, resident, spoke regarding the public not having complete access to the documents regarding this item.

City Attorney Jex stated the item does not need to be continued.

A MOTION was made by Councilman Benoit, seconded by Mayor Pro Tem Walker, to adopt a Resolution entitled:

RESOLUTION NO. 2016 - 24
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

MOTION carried, 5-0, by the following vote:

YEA: Benoit, Cashman, Swanson, Mayor Pro Tem Walker, Mayor Moore
NAY: None
ABSTAIN: None
ABSENT: None

CITY MANAGER REPORT

City Manager Nordquist presented the report.

CITY ATTORNEY REPORT

There was no report.

FUTURE AGENDA ITEMS

- **VMT
- **Anti-soliciting and anti-panhandling laws
- **Donation bins proliferation

ADJOURN THE CITY COUNCIL

There being no further business, Mayor Moore declared the meeting adjourned at 8:17 p.m.

Submitted by:

Approved by:


Debbie A. Lee, CMC
City Clerk


Bridgette Moore
Mayor