

CITY OF WILDOMAR CITY COUNCIL  
AND WILDOMAR CEMETERY DISTRICT AGENDA

5:30 P.M. – CLOSED SESSION  
6:00 P.M. – CITY'S FOURTH BIRTHDAY CELEBRATION  
6:30 P.M. – REGULAR MEETING

JUNE 13, 2012  
Council Chambers  
23873 Clinton Keith Road



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

Frank Oviedo  
City Manager/General Manager

Thomas D. Jex  
City Attorney/District Counsel

## **WILDOMAR CITY COUNCIL AND WILDOMAR CEMETERY DISTRICT REGULAR MEETING AGENDA JUNE 13, 2012**

**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](http://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 (a) to confer with legal counsel with regard to the following matter of pending litigation: City of Wildomar v. Wildomar Patients Compassionate Group, Inc., Riverside County Superior Court Case No. RIC10022903 and RIC10022476.
2. The City Council will meet in closed session pursuant to the provisions of Government code section 54956.9 (a) to confer with legal counsel regarding one matter of pending litigation: Alliance for Intelligent Planning v. City of Wildomar RIC1114945.

**RECONVENE INTO OPEN SESSION**

**ANNOUNCEMENTS**

**ADJOURN CLOSED SESSION**

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**SPECIAL CELEBRATION – 6:00 P.M.**

**ALL CITIZENS ARE INVITED TO CELEBRATE THE FOURTH  
BIRTHDAY OF THE CITY OF WILDOMAR**

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

### **ROLL CALL**

### **FLAG SALUTE**

### **PRESENTATIONS**

Clinton Keith Interchange Construction Project Update

Fire Department Monthly Update

Police Quarterly Report

### **PUBLIC COMMENTS**

This is the time when the City Council receives general public comments regarding any items or matters within the jurisdiction of the City Council 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 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 open session agenda item, the public will be permitted to comment at the time it is considered by the City Council.

### **APPROVAL OF THE AGENDA AS PRESENTED**

The City Council to approve the agenda as it is herein presented, or, if it the desire of the City Council, the agenda can be reordered 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 that specific items are removed from the Consent Calendar for separate discussion and/or action.

### **1.1 Reading of Ordinances**

**RECOMMENDATION:** Approve the reading by title only of all ordinances.

### **1.2 Minutes – May 9, 2012 Regular Meeting**

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

### **1.3 Warrant and Payroll Registers**

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

1. Warrant Register dated May 3, 2012 in the amount of \$31,077.11;
2. Warrant Register dated May 10, 2012 in the amount of \$217,476.39;
3. Warrant Register dated May 17, 2012 in the amount of \$105,608.49;
4. Warrant Register dated May 22, 2012 in the amount of \$10,624.17;
5. Warrant Register dated May 31, 2012 in the amount of \$25,575.64; &
6. Payroll Register dated May 31, 2012 in the amount of \$47,442.83.

### **1.4 Treasurer's Report**

**RECOMMENDATION:** Staff recommends that the City Council approve the Treasurer's Report for April, 2012.

### **1.5 Claim Rejection – Parra**

**RECOMMENDATION:** Staff recommends that the City Council reject the claim made by Kaitlyn Parra and direct Staff to notify the claimants.

### **1.6 County Free Library Advisory Committee (CFLAC) Appointment**

**RECOMMENDATION:** Staff recommends that the City Council direct the City Clerk to advertise and take letters of interest and/or resumes of Wildomar residents to serve on the CFLAC as the Wildomar representative.

## **2.0 PUBLIC HEARINGS**

### **2.1 Housing Element Adoption – General Plan Amendment No. 12-01**

**RECOMMENDATION:** The Planning Commission recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2012 - \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, ADOPTING AN ADDENDUM TO THE WILDOMAR GENERAL PLAN ENVIRONMENTAL IMPACT REPORT IN ACCORDANCE WITH ARTICLE 11, SECTION 15164 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) AND APPROVING GENERAL PLAN AMENDMENT NO. 12-01 TO ADOPT THE CITY OF WILDOMAR 2006 – 2014 HOUSING ELEMENT

### **2.2 Landscaping & Lighting Maintenance District No. 89-1-Consolidated & Street Lighting Zones**

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

RESOLUTION NO. 2012- \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, CONFIRMING THE DIAGRAM AND ASSESSMENT FOR ZONES 3, 29, 30, 42,51, 52, 59, 62, 67, 71, AND 90 AND STREET LIGHTING ZONES 18, 26, 27, 35, 50, 70, 71, 73, AND 88 OF LANDSCAPING AND LIGHTING MAINTENANCE DISTRICT NO. 89-1-CONSOLIDATED OF THE CITY OF WILDOMAR AND LEVYING ASSESSMENTS ON ALL LOTS AND PARCELS OF LAND THEREIN FOR FISCAL YEAR 2012-13; AND AUTHORIZE THE COUNTY OF RIVERSIDE TO ADMINISTER THE LANDSCAPING AND LIGHTING MAINTENANCE DISTRICT NO. 89-1-CONSOLIDATED BUDGET FOR FISCAL YEAR 2012-13

**2.3 Tax and Equity Fiscal Responsibility Act (TEFRA) Hearing for the Tres Lagos Senior Housing Project (Project No. 08-0165)**

**RECOMMENDATION:** Staff recommends that the City Council:

1. Adopt a Resolution entitled:

RESOLUTION NO. 2012 - \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, AUTHORIZING AND DIRECTING EXECUTION OF AN AMENDED AND RESTATED JOINT EXERCISE OF POWERS AGREEMENT RELATING TO THE CALIFORNIA STATEWIDE COMMUNITIES DEVELOPMENT AUTHORITY

2. Adopt a Resolution entitled:

RESOLUTION NO. 2012 - \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR APPROVING THE ISSUANCE OF MULTI-FAMILY HOUSING REVENUE BONDS BY THE CALIFORNIA STATEWIDE COMMUNITIES DEVELOPMENT AUTHORITY FOR THE TRES LAGOS SENIOR HOUSING APARTMENTS

**2.4 Five-Year Capital Improvement Program (FY 2012/13 to 2016/17)**

**RECOMMENDATION:** The Planning Commission recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2012 - 21  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA ADOPTING A FIVE-YEAR CAPITAL IMPROVEMENT PROGRAM FOR FISCAL YEARS 2012/13 TO 2016/17

**2.5 Authorization of Annual Rate Adjustment for CR&R**

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

RESOLUTION NO. 2012 - \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, AUTHORIZING THE ANNUAL RATE ADJUSTEMENT TO FEES RELATED TO CR&R COLLECTION SERVICES

### **3.0 GENERAL BUSINESS**

#### **3.1 Development Impact Fee Study Presentation**

**RECOMMENDATION:** Staff recommends that the City Council receive and file the report regarding the proposed changes to the development impact fees.

#### **3.2 FY 2012-13 Budget – Decision Packages**

**RECOMMENDATION:** Staff recommends that the City Council review the following project requests and provide staff with direction to proceed or defer action on each project:

1. Fifth Round Housing Element Update (with CEQA compliance – State Mandated) -\$13,500.
2. LED Monument Sign Ordinance Amendment - \$3,000.
3. Comprehensive Light Pollution Ordinance Update - \$12,500.
4. General Plan / Zoning Code Update (Multi-year project funding) - \$150,000.

#### **3.3 Appointment of Volunteer Trails Coordinator and Acceptance of Trail Names**

**RECOMMENDATION:** The City Council Trails Subcommittee recommends that the City Council:

1. Appoint Gary Andre as the Volunteer Trails Coordinator to a two year term effective June 14, 2012 and expiring June 14, 2014; and
2. Adopt a Resolution entitled:

RESOLUTION NO. 2012 - \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
WILDOMAR, CALIFORNIA, APPROVING THE ADDITION OF  
TRAIL NAMES TO THE EXISTING CITY OF WILDOMAR MULTI-  
USE TRAILS PLAN MAP

#### **3.4 Sidewalks to Schools Improvement Project – George Avenue Improvements (CIP 09-0014A)**

**RECOMMENDATION:** Staff recommends the City Council authorize the City Manager to execute a construction contract with STI, Inc. in the amount of \$63,565.50 for the Sidewalks to Schools Improvement Project, George Avenue Improvements (CIP 09-0014A); and Authorize the City Engineer to approve change orders not to exceed 10% of the contract amount.

**3.5 County Service Area Charges for Fiscal Year 2012-13**

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

RESOLUTION NO. 2012 - \_\_\_\_\_

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,  
CALIFORNIA, ESTABLISHING COMMUNITY SERVICE AREA  
CHARGES WITHIN THE CITY FOR FISCAL YEAR 2012/2013

**3.6 League of California Cities Annual Conference Business Meeting  
Voting Delegate and Alternate**

**RECOMMENDATION:** Staff recommends that the City Council discuss and determine which Council Member will be the Voting Delegate and Alternate for the League of California Cities Annual General Business Meeting in San Diego.

**3.7 Calling a General Municipal Election on November 6, 2012**

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

RESOLUTION NO. 2012 - \_\_\_\_\_

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,  
CALIFORNIA, CALLING FOR THE HOLDING OF A GENERAL  
MUNICIPAL ELECTION TO BE HELD ON TUESDAY, NOVEMBER 6,  
2012, FOR THE ELECTION OF CERTAIN OFFICERS AS REQUIRED BY  
THE PROVISIONS OF THE LAWS OF THE STATE OF CALIFORNIA  
RELATING TO GENERAL LAW CITIES

**CITY MANAGER REPORT**

**CITY ATTORNEY REPORT**

**COUNCIL COMMUNICATIONS**

**FUTURE AGENDA ITEMS**

**ADJOURN THE CITY COUNCIL**

In accordance with Government Code Section 54952.3, I, Debbie A. Lee, City Clerk of the City of Wildomar, 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 established for public comments is three minutes per speaker. Prior to taking action on any open session agenda item, the public will be permitted to comment at the time it is considered by the Board.

### **APPROVAL OF THE AGENDA AS PRESENTED**

The Board of Trustees to approve the agenda as it is herein presented, or if it 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 Minutes – May 9, 2012 Regular Meeting**

**RECOMMENDATION:** Staff recommends that the Board of Trustees approve the Minutes as presented.

### **4.2 Warrant Register**

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

1. Warrant Register dated May 3, 2012, in the amount of \$524.65;
2. Warrant Register dated May 10, 2012, in the amount of \$5,041.23; &
3. Warrant Register dated May 17, 2012, in the amount of \$286.26.

### **4.3 Treasurer's Report**

**RECOMMENDATION:** Staff recommends that the Board of Trustees approve the Treasurer's Report for April, 2012.

## **5.0 PUBLIC HEARINGS**

There are no items scheduled.

## **6.0 GENERAL BUSINESS**

There are no items scheduled.

## **GENERAL MANAGER REPORT**

## **CEMETERY DISTRICT ATTORNEY REPORT**

## **BOARD COMMUNICATIONS**

## **FUTURE AGENDA ITEMS**

## **ADJOURN WILDOMAR CEMETERY DISTRICT**

### **2012 City Council/Wildomar Cemetery District Regular Meeting Schedule**

July 11	September 12	November 14
August 8	October 10	December 12

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 June 7, 2012, 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,  
Mission Trail Library, 34303 Mission Trail Blvd.

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Debbie A. Lee, CMC  
City Clerk