

**REGULAR MEETING  
CITY OF WILDOMAR  
CITY COUNCIL  
OCTOBER 22, 2008**

The regular meeting of the Wildomar City Council was called to order by Mayor Robert Cashman at 7:00 P.M. at Wildomar City Hall, Council Chambers.

Roll Call showed the following Council Members in attendance: Mayor Robert Cashman, Mayor Pro Tem Bridgette Moore, Council Members Scott Farnam and Marsha Swanson. Council Member Ade came into the meeting about 7:05 P.M.

Staff in attendance: City Manager John Danielson, City Attorney Julie Hayward Biggs, Planning Director Gary Wayne, Development Services Director Michael Kashiwagi, Finance Director Misty Cheng and City Clerk Sheryll Schroeder.

**FLAG SALUTE:** Mayor Cashman led the flag salute and invocation.

**PRESENTATIONS:** Monthly Code Enforcement update was provided by Riverside County Code Enforcement.

Council Member Farnam asked the status of the code enforcement action on property at the corner of Palomar and Meadowridge. Code Enforcement responded that the complaint came in as illegal dumping and was referred to their SET Team, Special Enforcement Team, which was doing an investigation.

Council Member Farnam asked about enforcement of the County Ordinance 881 and how the City of Wildomar could apply it to the repossessed properties in the City.

Code Enforcement informed that County Ord. 881 was a foreclosure ordinance with which the County receives notice from the banks of all foreclosed properties. She added that as of last week, the County had 245,000 foreclosures in the entire County. Each office designates an officer to work on the foreclosed properties, which gets a packet each week. The officer then reviews each property. She said she did not know which division of the banks the administration got the information from.

**COMMUNICATIONS FROM THE PUBLIC:**

Bill McDonald spoke about horse trails at his property and that he was being assessed by the County for 300 foot of the landscaping, sprinklers, and maintenance. He felt it was unfair for the individual property owner to bear the full cost. Council Member Ade said that the improvements were not being made to the horse trails but to the right of way. Mayor Cashman encouraged Mr. McDonald to work with City staff.

Gina Castanon did not wish to speak.

Deborah Ybarra spoke about the Yuma Harvest Preparatory Academy being proposed in the City as a start up Charter School.

Kenneth Ortega spoke favorably about the Harvest Preparatory Academy.

John Lloyd reported the results of the recent street fair and car show, noting the proceeds from the event, after expenses, was over \$2,000 which allowed them to provide over \$1,250 in additional food for the HOPE food bank.

Gus Audet asked who he would call regarding furniture and rubbish left in driveways or curbs when homes are vacated. Also who to notify when traffic signals were not functioning.

#### **CONSENT AGENDA:**

Council Member Swanson moved to approve the Consent Calendar, Items 1 - 3, seconded by Council Member Moore. Roll Call vote: - Ayes: 5, Nays: 0. Motion Carried.

1. Approved the reading by title only of all ordinances.
2. Approved the regular City Council minutes dated October 8, 2008.
3. Approved Warrant Register dated October 22, 2008 in the amount of \$50,406.41.

#### **PUBLIC HEARINGS:**

4. Case No: General Plan Amendment No. 762 (GPA762), Change of Zone 7207 (CZ7207), Tentative Tract Map No. 33987 (TR33987) and Environmental Assessment (E.A.) No. 40319.  
Applicant: Glen Daigle

Location: Southerly of La Estrella Street, northealy of Interstate-15 and north of Glaze Brook Road in the Elsinore Area Plan.

Proposal(s): GPA762: The project proposes to change Lots one (1), two (2) and the remainder parcel from Community Development: Medium Density Residential and Community Development: Commercial Office to Community Development: Medium High Density Residential.

CZ7207: Change the existing zoning of lot one (1) from Rural Residential (R-R) to General Residential (R-3), lot two (2) and the remainder parcel from Rural Residential (R-R) to Watercourse, Watershed & Conservation Areas (W-1), and lots three (3) and four (4) from Rural Residential (R-R) to Commercial Office (C-O).

TR33987: A schedule "A" subdivision to divide 24.37 acres into four (4) lots with a remainder parcel. Lot one (1) consists of 81 Condominium units on 8.95 gross acres, lot two (2) and the remainder parcel consists of 2.84 acres of open space. Lot three (3) is comprised of 9.82 acres and lot four (4), comprised of 1.95 acres both are designated for future commercial development.

#### Environmental

Action: In accordance with the California Environmental Quality Act (CEQA), that although the proposed project could have a significant effect on the environment; there will not be a significant effect in this case because a MITIGATED NEGATIVE DECLARATION will be adopted.

STAFF REPORT: Gary Wayne, Planning Director, gave the staff report. Staff had recommended continuing the public hearing to November 12, 2008.

OPEN PUBLIC HEARING FOR TESTIMONY: Mayor Cashman opened the public hearing, to which no one gave testimony.

MOTION: Council Member Farnam moved to continue the public hearing to November 12, 2008, seconded by Council Member Moore. Roll Call vote: - Ayes: 5, Nays: 0. Motion Carried.

#### **GENERAL BUSINESS ITEMS:**

5. Discussion regarding the November and December Council Meeting dates.

The staff report was provided by City Clerk Schroeder.

Council Member Swanson moved to cancel the November 26, 2008 and the December 24, 2008 Council meetings. Motion seconded by Council Member Moore.

City Manager Danielson noted Council could call a Special Meeting if there was something that had to have immediate action.

Council Member Swanson asked if the December 10th meeting was still planned and City Manager Danielson said it was at Council discretion.

Mayor Cashman noted he had surveyed other cities and reported that some were having only one meeting, others were having two.

Council Member Farnam wondered if it was too premature to decide, possibly it could be decided at the November 12th meeting.

Council Member Ade agreed that Council could cancel the November 26th and December 24th meetings and address any business at the December 3rd and December 10<sup>th</sup> meeting.

Roll Call vote: - Ayes: 5, Nays: 0. Motion Carried.

6. Discussion regarding the Cemetery District.

No staff report was provided.

Public Comment:

Edy Rodarme noted that a representative from Supervisor Buster's Office was in attendance to speak to the issue. She explained that the issue she was concerned about was the historical aspect of the cemetery.

Dave Stahovich, Chief of Staff to Supervisor Buster, said they were looking at the Elsinore Valley Cemetery District and the Wildomar Cemetery District. He noted the Supervisors had made two appointments last Tuesday to the Elsinore Valley Cemetery District and one of the new Trustees was a City of Wildomar resident, Tim Underdown. He exhibited a map which showed the Wildomar Cemetery District. He informed that they had issues with all cemetery districts in Riverside County, that the districts were much like school or water districts, in that they did not coincide with City boundaries. Unlike other special districts, the trustees were appointed by the County, yet the County had no direct control or oversight on the operation of the cemeteries. He said the Cemetery Districts had an operating budget that was made up of a portion of city tax dollars.

He said LAFCO looked at cemetery districts some time ago and since that time; the Perris Cemetery District went into default because of misuse of resources and lack of oversight. When a district goes into default, it was the County taxpayers that bail them out. When looking at the cemetery districts, he explained about one third of the Wildomar Cemetery District was outside the city boundaries and about one third of the city boundaries were outside the cemetery district.

The Elsinore District took in about ninety-five percent of the City of Lake Elsinore, but there were two portions of Lake Elsinore that were not included, it took in about ninety-nine percent of the City of Canyon Lake, but the easterly portion of Canyon Lake was not included in the district. He explained the Elsinore Valley District took in portions of three cities, Wildomar, Lake Elsinore and Canyon Lake, but went into three supervisorial districts, the first, third and fifth.

He said the Supervisor's office thought it was appropriate to look at that after the incorporation. He added that no decisions had been made or would be made soon. He said County staff had been asked to perform an analysis, the boundaries included, looking at operations, policies and procedures, qualifications of staff and trustees. He said it would be a comprehensive review of the whole district, both Wildomar and Elsinore.

He finalized by saying there were personnel matters that were being looked at that he would not go into. He left a map of the cemetery districts.

Mayor Cashman asked him when the report would be completed. Mr. Stahovich responded that the report was due back within the next thirty days and that would be the starting point, that was the base level of information. He added that they would be making one appointment to the Wildomar Cemetery District, replacing Gary Brown who stepped down a few months ago and they now had an official letter of resignation and that appointment would move forward as well.

Council Member Farnam asked how a redistricting of the cemetery districts could occur.

Mr. Stahovich responded that one way of accomplishing it would be a resolution passed by the cemetery board of trustees for both districts to LAFCO. LAFCO would take the matter under consideration, and then a protest vote would occur by the residents. Another way to do it was if the residents wanted to match the cemetery boundaries to the city boundaries, they would have to go to a popular vote of both districts because both districts would be affected. He added another option would be to take LAFCO's advice and have a merger, adjusting the boundaries, keeping two separate districts, two separate sets of books, two separate businesses, under one board. He noted that there

was significant liability and the taxpayers of the County would love to have the cities take over the liability.

Council Member Ade said when the report was released; the City would be pleased to provide input along with all parties involved.

**CITY COUNCIL COMMENTS:**

Council Member Swanson reported on a recent three day water system trip and encouraged anyone who had the opportunity to take advantage of it.

Council Member Moore reminded everyone of the November 13, 2008 10:00 A.M. statewide earthquake drill and the City's strategic visioning process Saturday, October 25, 2008. She requested a timer for public speaker comments.

Council Member Ade advised that the Animal Shelter bids came in lower than the engineer's estimate and it was possible that they would add in the two options to bring it back to the original estimate.

Council Member Farnam wished to have Council comments after the staff reports were given.

Mayor Cashman thanked everyone for attending the luncheon for the City's first 100 days.

**CITY MANAGER REPORT:**

City Manager John Danielson reminded everyone of the strategic visioning day of October 25<sup>th</sup> from 8:30 A.M. to 2:00 P.M. and requested interested persons to RSVP.

Regarding the City's web site, he reported a new request for proposals had been written and was advertised in two local newspapers, on several web sites and responses were due no later than November 4, 2008.

He asked Planning Director Gary Wayne to provide an update on the Elk's project and Development Services Director Michael Kashiwagi to provide an update on the inventory on dormant construction projects.

Planning Director Wayne reported that staff had initiated two time saving approaches for the project, allowing the applicants, at their risk, to concurrently process the plot plan as well as the building permits. Since the Department was self-contained, they could coordinate the review, which would save time, he added. He noted staff was

researching a CEQA exemption which would save, at a minimum, 40 days from the processing of the project. He reported that staff had received landscaping and lighting plans for the project and their building permit plans had been re-submitted and have been reviewed. He finalized that the project should be at the approval stage shortly.

Development Services Director Kashiwagi reported that per Council Member Farnam's request staff inventoried all residential construction activity, found eleven projects throughout the city, eight which were active. Three sites appeared to be abandoned, he added, and the types of issues found were weeds that need to be abated, erosion control measures that had not been properly taken, and stock piling of dirt without permits. In one case, he informed, staff involved County Code Enforcement to get the site remediated and the remainder of the sites, staff was in the process of trying to determine who had ownership so staff could contact them to get the issues fixed.

Council Member Farnam asked why the Elk's would have to process a plot plan and Mr. Wayne responded that they were enlarging the building about 5,000 square feet larger than the original and it did not meet parking requirements on site so they were proposing a second parking area on the other side of the VFW.

Council Member Farnam asked why County Code Enforcement would become involved with the dormant sites, adding that he would rather have the City work through the issue with building and safety personnel. Mr. Kashiwagi answered that the County had citation authority, which the City did not. He added that in a couple of the cases, the City did not think the remediation would be voluntary. Director Kashiwagi added that for the City to gain the citation authority, specific legislation would have to come before the Council. Council Member Ade added that she had initial conversation about code enforcement being provided by the City rather than the County.

**CITY ATTORNEY REPORT:**

City Attorney Julie Hayward Biggs had no report but noted staff was working on the RDA white paper and anticipated it being ready for the next Council meeting. She added that they were working on the cemetery issues also.

**FUTURE AGENDA ITEMS:**

Council Member Swanson felt the opening of Wesley Street should return to the Council agenda and the election of the Mayor and Mayor Pro Tem for next year should be added to the next agenda.

**ADJOURNMENT:**

No further business to come before the Council, Council Member Moore moved to adjourn the regular meeting of October 22, 2008, seconded by Council Member Swanson. A consensus was received by Council to adjourn.

The regular meeting of the Wildomar City Council adjourned at 8:10 P.M.

Respectfully submitted:



Sheryll Schroeder, MMC  
City Clerk