

CITY OF WILDOMAR CITY COUNCIL  
AND WILDOMAR CEMETERY DISTRICT AGENDA

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

NOVEMBER 8, 2017  
Council Chambers  
23873 Clinton Keith Road, Suite 106, Wildomar CA



Timothy Walker, Mayor/Chair, District 3  
Ben J. Benoit, Mayor Pro Tem/Vice Chair, District 1  
Bridgette Moore, Council Member/Trustee, District 4  
Dustin Nigg, Council Member/Trustee, District 2  
Marsha Swanson, Council Member/Trustee, District 5

Gary Nordquist  
City Manager/General Manager

Thomas D. Jex  
City Attorney/District Counsel

## **WILDOMAR CITY COUNCIL AND WILDOMAR CEMETERY DISTRICT REGULAR MEETING AGENDA NOVEMBER 8, 2017**

**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, it is requested to complete a "Public Comment Card" available at the Chamber door. The 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**

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; California Court of Appeal Case No. E066367.

**CONVENE INTO OPEN SESSION**

**ANNOUNCEMENTS**

**ADJOURN**

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

### **ROLL CALL**

### **FLAG SALUTE**

### **PRESENTATIONS**

1. Storm Water Presentation
2. Police Department Update
3. Fire Department Update
4. Other City Recognitions/Presentations

### **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**

1. Community events
2. Regional events
3. Chamber of Commerce
4. Riverside Conservation Authority (RCA)
5. Riverside Transit Agency (RTA)
6. Riverside County Transportation Commission (RCTC)
7. League of California Cities
8. Southern California Association of Governments (SCAG)
9. Riverside County Habitat Conservation Agency (RCHCA)
10. Western Riverside Council of Governments (WRCOG)
11. South Coast Air Quality Management District (SCAQMD)
12. Ad Hoc & Subcommittees

## **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 – September 20, 2017 Adjourned Regular Meeting**

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

#### **1.3 Minutes – October 2, 2017 Special Meeting**

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

#### **1.4 Warrant & Payroll Registers**

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

1. Warrant Register dated 10-05-2017 in the amount of \$607,218.02;

2. Warrant Register dated 10-12-2017 in the amount of \$518,542.77;
3. Warrant Register dated 10-12-2017 in the amount of \$16,350.21;
4. Warrant Register dated 10-19-2017 in the amount of \$462,722.75;
5. Warrant Register dated 10-26-2017 in the amount of \$83,442.37;
6. Payroll Register dated 11-01-2017 in the amount of \$85,643.80.

**1.5 Treasurer's Report**

**RECOMMENDATION:** Staff recommends that the City Council approve the Treasurer's Report for September, 2017.

**1.6 Brown House Materials Storage Agreement**

**RECOMMENDATION:** Staff recommends that the City Council authorize the City Manager to execute the License Agreement with the Wildomar Historical Society for the storage of materials.

**1.7 Partnership with the American Cancer Society**

**RECOMMENDATION:** The Parks Subcommittee recommends that the City Council approve the partnership with the American Cancer Society for the Relay for Life of Lake Elsinore/Wildomar event on April 28-29, 2018.

**1.8 Partnership with the Rotary Club of Wildomar**

**RECOMMENDATION:** The Parks Subcommittee recommends that the City Council approve the partnership with the Rotary Club of Wildomar for their Annual BBQ event on April 21, 2018.

**1.9 Award an Agreement for Right of Way and Relocation Services for the Bundy Canyon Road Widening Improvement Project**

**RECOMMENDATION:** Staff recommends that the City Council authorize the City Manager to execute the Agreement for Right of Way and Relocation Services between the City of Wildomar and Property Specialists, Inc. (dba CPSI).

**1.10 Grand Avenue Bike Lane FY 2018 RCTC SB 821 Bicycle and Pedestrian Facilities Program Grant Award**

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

1. Accept \$270,000 from the Riverside County Transportation Commission (RCTC) in SB 821 Bicycle and Pedestrian Facilities Program funding for the Grand Avenue Bike Lane Phase I Project;
2. Authorize the City Manager to execute the Funding Agreement with RCTC for the Grand Avenue Bike Lane Phase I Project grant;
3. Accept \$214,000 from RCTC in SB 821 Bicycle and Pedestrian Facilities Program funding for the Grand Avenue Bike Lane Phase II Project; and

4. Authorize the City Manager to execute the Funding Agreement with RCTC for the Grand Avenue Bike Lane Phase II Project grant.

**1.11 Award of Contract – Grand Avenue Bike Lane Project – Phases I & II Federal Project Numbers CML-5484(007) and CML-5484(008)**

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

1. Authorize the City Manager to execute a construction contract with Sully-Miller Contracting Company for the base bid amount of \$2,335,232.20 for construction of the Grand Avenue Bike Lane Project – Phases I & II – Federal Project Numbers CML-5484(007) and CML-5484(008); and
2. Authorize the City Engineer to approve change orders up to 5% of the contract amount.

**1.12 Wildomar Square Escrow Agreement**

**RECOMMENDATION:** Staff recommends that the City Council authorize the City Manager to execute the Escrow Agreement in connection with the Wildomar Square Development Impact Fee Deferral Agreement.

**1.13 First Amendment to Agreement for Animal Field Services and Sheltering**

**RECOMMENDATION:** Staff recommends that the City Council approve and authorize the City Manager to execute the First Amendment to the Animal Field Services and Sheltering Agreement between the City of Wildomar and Animal Friends of the Valleys, Inc.

**1.14 Tract Maps 25122 & 32078 Consent to Assignment for Joint Community Facilities Agreement**

**RECOMMENDATION:** Staff recommends that the City Council authorize the City Manager to sign the Consent to Assignment for Joint Community Facilities Agreement (Lake Elsinore Unified School District CFD 2013-1 (Rancho Fortunado).

**1.15 Holiday Lights Contest**

**RECOMMENDATION:** Staff recommends that the City Council approve the addition of a Holiday Lights contest to the special events and recreation programs calendar for 2017.

## **2.0 PUBLIC HEARINGS**

### **2.1 Change of Zone No. 17-0101 - From R-R to C-1/C-P for a 1.73 acre parcel located at 32179 Clinton Keith Road**

**RECOMMENDATION:** The Planning Commission recommends 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, APPROVING CHANGE OF ZONE NO. 17-0101 FROM R-R (RURAL RESIDENTIAL) TO C-1/C-P (GENERAL COMMERCIAL) TO BE CONSISTENT WITH THE GENERAL PLAN LAND USE DESIGNATION OF COMMERCIAL RETAIL (CR) FOR A 1.73 ACRE PARCEL LOCATED AT 32179 CLINTON KEITH ROAD (APN: 380-130-012), AND A DETERMINATION THAT NO ADDITIONAL ENVIRONMENTAL REVIEW IS REQUIRED PER CEQA GUIDELINES SECTION 15183

### **2.2 Urgency Ordinance Extending a Temporary Moratorium Pertaining to Private Marijuana Cultivation and Non-medical Marijuana Facilities**

**RECOMMENDATION:** Staff recommends that the City Council adopt an Interim Urgency Ordinance entitled:

ORDINANCE NO. \_\_\_\_

AN URGENCY ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, EXTENDING A TEMPORARY MORATORIUM PERTAINING TO PRIVATE MARIJUANA CULTIVATION AND NON-MEDICAL MARIJUANA FACILITIES AND A FINDING THAT THE ORDINANCE IS NOT SUBJECT TO CEQA PER CEQA GUIDELINES SECTIONS 15061(B)(3) AND 15060(C)(2)&(3)



### **3.0 GENERAL BUSINESS**

#### **3.1 Preliepp Apartments General Plan Initiation Proposal (GPIP) - Proposed General Plan Amendment (GPA) from Business Park (BP) to Very High Density Residential (VHDR)**

**RECOMMENDATION:** Staff recommends the City Council take the following actions:

1. Receive public testimony from the Applicant and Public;
2. Discuss the proposed GPA with consideration of the comments raised by the Planning Commission; and
3. Provide direction/feedback to the Applicant.

#### **3.2 Establishment of Community Facilities District No. 2017-1 (Wildomar DIF Financing)**

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

RESOLUTION NO. 2017 - \_\_\_\_\_  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, DECLARING ITS INTENTION TO ESTABLISH COMMUNITY FACILITIES DISTRICT NO. 2017-1 (WILDOMAR DIF FINANCING) AND TO AUTHORIZE THE LEVY OF A SPECIAL TAX THEREIN TO FINANCE THE ACQUISITION OR CONSTRUCTION OF CERTAIN PUBLIC FACILITIES, AND ORDERING AND DIRECTING THE PREPARATION OF A PUBLIC HEARING REPORT FOR SUCH PROPOSED COMMUNITY FACILITIES DISTRICT, AND SETTING THE PUBLIC HEARING TO CONSIDER ESTABLISHMENT OF SUCH DISTRICT

#### **3.3 Community Interest Polling Professional Services Agreement and Establishment of an Ad-Hoc Subcommittee**

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

1. Approve and authorize the City Manager to execute the Lew Edwards Group Professional Services Agreement for Community Interest Polling Services in the amount of \$37,750; and
2. Establish an Ad-Hoc Subcommittee consisting of two Council Members to oversee the community interest polling process and report preparation.

- 3.4 **Measure Z Citizen's Oversight Advisory Committee Appointments**  
**RECOMMENDATION:** The Parks Subcommittee recommends that the City Council appoint Scott Rux and Shelley Hitchcock to the two unexpired vacancies on the Measure Z Citizen's Oversight Advisory Committee.

## **CITY MANAGER REPORT**

\*Community Calendar Update

## **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.***

Timothy Walker, Chair  
Ben J. Benoit, Vice Chair  
Bridgette Moore, Trustee  
Dustin Nigg, Trustee  
Marsha Swanson, Trustee

Gary Nordquist  
General Manager

Thomas D. Jex  
District Counsel

## **CALL TO ORDER THE WILDOMAR CEMETERY DISTRICT**

## **ROLL CALL**

## **PUBLIC COMMENTS**

## **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 Minutes – September 20, 2017 Adjourned Regular Meeting**

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

##### **4.2 Warrant Register**

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

1. Warrant Register dated 10-05-2017, in the amount of \$2,066.13;
2. Warrant Register dated 10-12-2017, in the amount of \$370.00;
3. Warrant Register dated 10-19-2017, in the amount of \$354.80;
4. Warrant Register dated 10-26-2017, in the amount of \$259.73.

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

**RECOMMENDATION:** Staff recommends that the Board of Trustees approve the Treasurer's Report for September, 2017.

##### **4.4 Use of Cemetery District Property Parcel 5 as a Temporary Storage Yard for the City's CIP Contractor**

**RECOMMENDATION:** Staff recommends that the Board of Trustees authorize the General Manager to sign the License Agreement and approve the use of Cemetery District property, Parcel 5 (APN 376-060-031) as a temporary storage yard for the City's CIP Contractor.

#### **5.0 PUBLIC HEARINGS**

There are no items scheduled.

## **6.0 GENERAL BUSINESS**

### **6.1 Cemetery District Border Alignment**

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

RESOLUTION NO. WCD2017 - \_\_\_\_\_  
A RESOLUTION OF THE BOARD OF TRUSTEES OF THE WILDOMAR  
CEMETERY DISTRICT, SUPPORTING CONSISTENT BORDER  
ALIGNMENT OF THE CITY OF WILDOMAR AND THE WILDOMAR  
CEMERTY DISTRICT IN THE SOUTHWEST RIVERSIDE COUNTY  
AREA

## **GENERAL MANAGER REPORT**

## **FUTURE AGENDA ITEMS**

## **ADJOURN WILDOMAR CEMETERY DISTRICT**

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

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

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 November 4, 2017, 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/Human Resources Manager