

**CITY OF WILDOMAR  
CITY COUNCIL REGULAR MEETING MINUTES  
DECEMBER 10, 2014**

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

The closed session of December 10, 2014, of the Wildomar City Council was called to order by Mayor Swanson at 5:30 p.m. at the Wildomar Council Chambers, 23873 Clinton Keith Road, Suite 111, Wildomar, California.

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

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

**PUBLIC COMMENTS**

There were no speakers.

**CLOSED SESSION**

Deputy City Clerk Morales read the following:

1. The City Council will meet in closed session pursuant to the provisions of Government Code Section 54956.9(d)(2) to confer with legal counsel with regard to one matter of potential exposure to 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 matters of pending litigation:
  - A. Citizens for Quality Development v. City of Wildomar and Sunbelt Communities; RSC Case No. MCC 1300818
  - B. Alliance for Intelligent Planning v. City of Wildomar and CV Communities, LLC: RSC Lead Case No. MCC1400009 consolidated with RSC Case Numbers MCC1400546, RIC1400419 and MCC1400557
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 366-070-012 (Jean Hayman Elementary School)

Agency negotiators: Gary Nordquist and Dan York  
Negotiating parties: Lake Elsinore Unified School District  
Under negotiation: Instruction regarding price and terms of payment.

At 5:31 p.m. the City Council convened into closed session, with all Council Members present.

### **RECONVENE INTO OPEN SESSION**

At 6:34 p.m. the City Council reconvened into open session with all Council Members present.

### **ANNOUNCEMENT**

City Attorney Jex stated there is no reportable action.

### **ADJOURN CLOSED SESSION**

There being no further business Mayor Swanson declared the closed session adjourned at 6:35 p.m.

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

The regular meeting of December 10, 2014, of the Wildomar City Council was called to order by Mayor Swanson at 6:35 p.m. at the Wildomar Council Chambers, 23873 Clinton Keith Road, Suite 111, Wildomar, California.

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

Staff in attendance: City Manager Nordquist, City Attorney Jex, Assistant City Manager York, Planning Director Bassi, Police Chief Hollingsworth, and Deputy City Clerk Morales.

The flag salute was led by Fire Chief Beach.

## **A. SPECIAL ORDER OF BUSINESS**

### **A.1 Certification of November 4, 2014, General Municipal Election**

Deputy City Clerk Morales read the title and presented the staff report.

**A MOTION** was made by Councilman Walker, seconded by Councilwoman Moore, to adopt a Resolution entitled:

RESOLUTION NO. 2014 - 60

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, RECITING THE FACT OF THE GENERAL MUNICIPAL ELECTION HELD ON TUESDAY, NOVEMBER 4, 2014, DECLARING THE RESULT AND SUCH OTHER MATTERS AS PROVIDED BY LAW

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

## **SPECIAL PRESENTATIONS**

Deputy City Clerk Morales gave the Oath of Office to Council Members-Elect Marsha Swanson, Ben Benoit and Timothy Walker.

## **REFRESHMENT BREAK**

At 6:40 p.m. the City Council recessed.

## **RECONVENE INTO OPEN SESSION**

At 6:51 p.m. the City Council reconvened into open session, with all Council Members present.

## **PRESENTATIONS**

Mayor Swanson requested a moment of silence of long time resident Jim Heer.

Mayor Swanson presented a Proclamation to Adam Pereyre for his Eagle Scout award.

Mayor Swanson presented a Proclamation to Ashley Fox for her Girl Scout Gold Award project, the Freedom Swing.

Mayor Swanson presented a Proclamation to Fire Chief Steve Beach who has been promoted and will be leaving the City of Wildomar.

Fire Chief Beach presented the Fire Department update.

## **PUBLIC COMMENTS**

Mark Dennis, LEUSD, spoke regarding school district activities.

Ken Mayes, resident, spoke regarding Mello Roos.

## **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 Mayor Pro Tem Benoit, seconded by Councilman Walker, to approve the agenda as presented.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

## **1.0 CONSENT CALENDAR**

Deputy City Clerk Morales advised there is a speaker for item #1.2, #1.5, #1.6 and #1.7.

Ken Mayes, resident, spoke regarding the various items.

**A MOTION** was made by Councilwoman Moore, seconded by Councilman Walker, to approve the Consent Calendar as presented.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

**1.1 Reading of Ordinances**

Approved the reading by title only of all ordinances.

**1.2 Warrant & Payroll Registers**

Approved the following:

1. Warrant Register dated 11-06-2014 in the amount of \$176,261.85;
2. Warrant Register dated 11-06-2014 in the amount of \$3,600.00;
3. Warrant Register dated 11-13-2014 in the amount of \$74,849.67;
4. Warrant Register dated 11-17-2014 in the amount of \$5,244.00;
5. Warrant Register dated 11-20-2014 in the amount of \$612,630.42;
6. Warrant Register dated 11-25-2014 in the amount of \$474,457.80; &
7. Payroll Register dated 12-1-14 in the amount of \$65,842.08.

**1.3 Treasurer's Report**

Approved the Treasurer's Report for October, 2014.

**1.4 Tracts 25122 & 32078 Annexation into CFD**

Adopted a Resolution entitled:

RESOLUTION NO. 2014 - 61

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR DECLARING ITS INTENTION TO ANNEX TERRITORY TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES), ADOPTING A MAP OF THE AREA PROPOSED TO BE ANNEXED (ANNEXATION NO. 1) AND AUTHORIZING THE LEVY OF SPECIAL TAXES THEREIN

**1.5 Planning Commission Approval of Revised Tentative Parcel Map No. 36080 (PA No. 13-0060) – Wildomar Square**

Received and filed the report.

**1.6 Consultant Services Agreement for Planning and Engineering Staff Augmentation Services**

Authorized the City Manager to execute a Consultant Services Agreement with AEI-CASC Engineering for Planning and Engineering staff augmentation services.

**1.7 CIP Budget Amendment**

Adopted a Resolution entitled:

RESOLUTION NO. 2014 - 62  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
WILDOMAR, CALIFORNIA, AUTHORIZING AMENDMENTS TO THE  
FY 2014-15 CIP BUDGET

**2.0 PUBLIC HEARINGS**

**2.1 Tentative Parcel Map No. 32257 & CUP No. 3403 – Minor Change and Amended Phasing Agreement (Canyon Plaza) - Planning Application No. 08-0179 (Continued from 11-12-14)**

Deputy City Clerk Morales read the title.

There were no speakers.

**A MOTION** was made by Councilman Walker, seconded by Councilwoman Moore, to continue the hearing to the January 14, 2015 Council meeting.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

**2.2 Public Use Permit (PUP) No. 778, Amendment No. 5 - Planning Application No. 12-0194 – Cornerstone Community Church**

Deputy City Clerk Morales read the title.

Councilwoman Moore recused herself from voting on the item. She then left the dias.

Mayor Swanson opened the public hearing.

Planning Director Bassi presented the staff report.

The applicant's presented their proposal.

**SPEAKERS:**

John Lloyd, resident, spoke in favor of the project.

Kristan Lloyd, resident, stated she is in favor of the project.

Ken Mayes, resident, spoke in opposition of the project.

Jesus Munoz, resident, spoke in favor of the project.

Monica Munoz, resident, stated she is in favor of the project.

Randy Olguin, resident, stated he is in favor of the project.

Tony Dieugenio, resident, spoke in favor of the project.

Robert Tyler, Murrieta resident, with time donated by Marty Nicholson, stated he is in favor of the project.

Discussion ensued regarding the proposal.

**A MOTION** was made by Councilman Walker, seconded by Councilwoman Moore, to adopt a Resolution entitled:

**RESOLUTION NO. 2014 - 63**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, CERTIFYING AN ENVIRONMENTAL IMPACT REPORT (SCH# 2013111005), INCLUDING ADOPTION OF FINDINGS OF FACT, STATEMENT OF OVERRIDING CONSIDERATIONS AND A MITIGATION MONITORING AND REPORTING PROGRAM, FOR THE CORNERSTONE CHURCH PROJECT (PUBLIC USE PERMIT NO. 778/AMENDMENT NO. 5, PLANNING APPLICATION NO. 12-0194) CONSISTING OF A TWO-PHASE DEVELOPMENT PROJECT FOR THE CONSTRUCTION OF A 17,315 SQUARE-FOOT PRESCHOOL BUILDING, A 2,438 SQUARE-FOOT MAINTENANCE BUILDING, AND THREE (3) NEW PARKING LOT AREAS WITHIN PHASE 1, AND A 3-STORY, 23,024**

SQUARE-FOOT ADMINISTRATION BUILDING WITHIN PHASE 2  
LOCATED AT 34570 MONTE VISTA DRIVE (APN: 367-210-008, 018,  
034, 035, 039, 041, 043, & 367-140-008)

**MOTION** carried 4-0, as follows:

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

NAY: None

ABSTAIN: Councilwoman Moore

ABSENT: None

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

RESOLUTION NO. 2014 - 64

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING PUBLIC USE PERMIT NO. 778, AMENDMENT NO. 5, (PLANNING APPLICATION NO. 12-0194) FOR THE CORNERSTONE CHURCH PROJECT CONSISTING OF A TWO-PHASE DEVELOPMENT PROJECT FOR THE CONSTRUCTION OF A 17,315 SQUARE-FOOT PRESCHOOL BUILDING, A 2,438 SQUARE-FOOT MAINTENANCE BUILDING, AND THREE (3) NEW PARKING LOT AREAS WITHIN PHASE 1, AND A 3-STORY, 23,024 SQUARE-FOOT ADMINISTRATION BUILDING WITHIN PHASE 2, SUBJECT TO CONDITIONS, LOCATED AT 34570 MONTE VISTA DRIVE (APN: 367-210-008, 018, 034, 035, 039, 041, 043, & 367-140-008)

**MOTION** carried 4-0, as follows:

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

NAY: None

ABSTAIN: Councilwoman Moore

ABSENT: None

Councilwoman Moore returned to the dias.

### **3.0 GENERAL BUSINESS**

#### **3.1 Parks Master Plan**

Deputy City Clerk Morales read the title.

Councilman Cashman recused himself as he lives within 500' of one of the parks. He then left the dias.

Assistant City Manager York presented the staff report.

Ken Mayes, resident, spoke regarding the parks.

Discussion ensued regarding double checking the trails that are listed as some do not exist.

Councilman Cashman returned to the dias.

### **3.2 City Hall Facility Lease- Sixth Amendment**

Deputy City Clerk Morales read the title.

City Manager Nordquist presented the staff report.

Ken Mayes, resident, spoke regarding the City Hall at the park.

George Taylor, resident, spoke regarding Jean Hayman School.

John Lloyd, resident, spoke regarding financing and monthly payments.

**A MOTION** was made by Councilman Walker, seconded by Councilwoman Moore, to authorize the City Manager to sign a Sixth Amendment to the City Hall Facility Lease consisting of terms approved by the Council.

**MOTION** carried 4-1, as follows:

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

NAY: Cashman

ABSTAIN: None

ABSENT: None

### **3.3 Appointment of Mayor and Mayor Pro Tem for 2015**

Deputy City Clerk Morales read the title.

Nominations for Mayor:

Ben Benoit

**A MOTION** was made by Mayor Swanson, seconded by Councilman Walker, to appoint Ben Benoit as Mayor for 2015.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

Nominations for Mayor Pro Tem:

Bridgette Moore

Bob Cashman

**A MOTION** was made by Councilman Walker, seconded by Mayor Swanson, to appoint Bridgette Moore as Mayor Pro Tem for 2015.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

### **3.4 Committees, Commissions, and Boards Appointments for 2015**

Deputy City Clerk Morales read the title.

City Manager Nordquist presented the staff report.

**A MOTION** was made by Mayor Pro Tem Benoit, seconded by Councilman Walker, to keep the first page as is.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

**A MOTION** was made by Mayor Swanson, seconded by Mayor Pro Tem Benoit, to appoint Marsha Swanson as Director, and Janet Morales as Alternate on PARSAC.

**MOTION** carried 5-0, as follows:

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

NAY: None

ABSTAIN: None

ABSENT: None

### **CITY MANAGER REPORT**

City Manager Nordquist presented the report.

### **FUTURE AGENDA ITEMS**

There were no items.

### **ADJOURN THE CITY COUNCIL**

There being no further business Mayor Swanson declared the meeting adjourned at 9:24 p.m.

Submitted by:

Approved by:



Debbie A. Lee, CMC  
City Clerk



Ben J. Benoit  
Mayor