

AGENDA

REGULAR MEETING OF THE SAN JACINTO CITY COUNCIL

SEPTEMBER 4, 2008, 7:00 p.m.

2045 South San Jacinto Avenue
San Jacinto Unified School District Board Room, San Jacinto, CA 92583

1. ORGANIZATION

- 1.1 Call to Order
- 1.2 Roll Call
- 1.3 Invocation
- 1.4 Pledge of Allegiance
- 1.5 Special Presentations
 - 1.5.1 Riverside County Third District Supervisor Jeff Stone / Ramona Bowl amphitheatre and 85th Anniversary Celebration
 - 1.5.2 Public Safety Award Second (2nd) Quarter 2008 / Chief of Police
 - 1.5.3 Award to Building Official Joe Lancaster from American Legion Post 848
 - 1.5.4 Award 4th of July Parade winners with trophies / Folklorico de Colores (3rd place marching and drill team entry); and VFW Ladies Auxiliary 1223 (3rd place float award)
 - 1.5.5 Recognition of 4th of July Parade Volunteers
 - 1.5.6 Recognition of San Jacinto High School's Boys and Girls State Representatives Rob Margis, Joshua Rivera, and Ashlee Ayres

2. PUBLIC COMMENTS:

Now is the time for the public to address the Council on any subject within the jurisdiction of the City Council not listed on the agenda. A limitation of three (3) minutes shall be set for each person desiring to address the City Council.

- 2.1 City Manager's Report of previous month's public comments

3. CONSENT CALENDAR

The matters listed under Consent Calendar are considered routine and will be enacted by one motion by City Council Members in the form listed. There will be no separate discussion on these items prior to the motion unless members of the City Council, staff or the public requests a specified item be removed and/or discussed. If an item is pulled, it will be heard at the end of number '5. Staff Reports.'

- 3.1 Warrants and Disbursements July 2008 / **Review and Approve** / Interim Finance Director
- 3.2 August 7, 2008 Minutes – Regular Meeting / **Approve** / City Clerk
- 3.3 Treasurer's Report at July 31, 2008 / **Received and File** / Interim Finance Director
- 3.4 Continuation of the Proclamation of the Local State of Emergency due to high and damaging winds / **Approve** / City Attorney
- 3.5 Ordinance No. 08-14 (Group Homes) Zoning Ordinance Amendment 01-08 / **Approve** second reading and adopt Ordinance No 08-14 **and by further motion** read by title only:
An Ordinance of the City Council of the City of San Jacinto, California, Approving and Amendments to Article 2 and Article 4 of the Zoning Ordinance; Amending the Definition of a "Group Home" and Adding New Definitions of an "Organizational House" and a "Residential Care Facility for the Elderly" to Article 2; Amending Article 4.03 Section 6, Regarding Conditionally Permitted Uses; and Amending Table 4.03 of Article 4 Concerning Permitted and Conditionally Permitted High Intensity Residential Uses
/ Planning Director
- 3.6 Change of Zone 5-07, Tentative Tract Map No 33080; a proposal to construct an 18-lot large lot residential development located at the southwest corner of Young Street and Ramona Boulevard. The project is currently located in the Two-family Residential (R-2) zone and is proposing to use the Rural Residential Development Standards / Planning Director

Applicant: Brian Johnson
Pelican Homes
33971 Selva Road, Suite 135
Dana Point, CA 92629

Approve second reading and **adopt** Ordinance No. 08-15 **and by further motion** read by title only:

An Ordinance of the City council of the City of San Jacinto, California, Approving a Change of Zone from Two-Family residential (R-2) to Residential Agriculture Accessory Business (RAAB), at the Southwest Corner of Ramona Boulevard and

Young Street in the City of San Jacinto, County of Riverside
(Change of Zone 5-07); based upon the Planning Commission's
recommendation

- 3.7 Resolution No. ___ / A resolution denying Tentative Tract Map 33080, an 18-lot subdivision located at the southwest corner of Ramona Boulevard and Young Street, subject to the Findings of Fact included in the resolution / **Approve and Adopt** / Planning Director
- 3.8 Change of Zone 1-07, and Staff Review 10-06 is to construct a 7,793 square foot retail center located at the northeast corner of State and Brinton Street. The 0.61 acre project site is also the subject of a zone change, which if approved would change the zone from R-1 (Single-Family Residential) to C-2 (General Commercial) and be consistent with the General Plan designation of Community Commercial (CC).
- Applicant: Magdaleno Jordan
25371 Howard Drive
Hemet, CA 92544
- Ordinance No. 08-16 / **Approve** second reading and **adopt** Ordinance No. 08-16 **and by further motion** read by title only:
An Ordinance of the City Council of the City of San Jacinto, California, approving a Change of Zone from One-Family Residential (R-1) to General Commercial (C-2) at the Northeast Corner of State and Brinton Streets in the City of San Jacinto, County of Riverside (Change of Zone 1-07); based upon the Planning Commission's recommendation; and
- 3.9 Ordinance No. 08-17 / **Approve** second reading and **adopt** Ordinance 08-17 and **by further motion** read by title only:
An Ordinance of the City Council of the City of San Jacinto, California, Levying Special Taxes within Community Facilities District No. 2008-1 (Parkside) of the City of San Jacinto
- 3.10 Transportation Uniform Mitigation Fees (TUMF) Independent Accountants' Report for the year ended June 30, 2007
- 3.11 State Mandate Claiming Services / Approve contract for services with Cost Recovery Systems, Inc. and amend the FY 08-09 Budget to include Revenue and Expenditure for State Mandate Claiming Services / **Approve** / Interim Finance Director
- 3.12 Resolution No. ___ / A resolution approving the revised alarm user permit fees (San Jacinto Municipal Code Section 8.08) / **Approve and Adopt** / Chief of Police

- 3.13 SR 79 (State Highway 79) Upgrades Project 08-009, 1 and 13 / **Approve and Award** contract to DBX, Inc. / **Direct** city clerk to reject all other bids / City Engineer
- 3.14 Set public hearing date (November 6, 2008, 7:00 p.m.) for the establishment of Southern California Edison (SCE) Rule 20A Undergrounding Utility District No. 1 along San Jacinto Avenue between Main Street and 7th Street / **Approve** November 6, 2008, 7:00 p.m. / City Engineer and City Attorney
- 3.15 Diamond Valley Arts Council (DVAC) request for donation / **Approve** \$5,000 donation and **appropriate** same from the General Fund Contingency Reserve / City Manager
- 3.16 23rd Annual Tinsel Triathlon / Request from Central County United Way for \$1,500 sponsorship / **Approve and authorize** expenditure from the Unexpected Special Events Fund / Assistant City Manager
- 3.17 Conditional Use Permit 4-08 and Staff Review 4-07 regarding retail development located at the northwest corner of State Street and Cottonwood Avenue
- Applicant: KP & Associates
Dan Allenbach Architect
41951 Remington Ave, Suite 110
Temecula, CA 92590
- Ratify** CUP 4-08 and **approve** Staff Review 4-07 subject to Conditions of Approval / Planning Director
- 3.18 Conditional Use Permit 7-08 regarding retail space and drive-thru restaurant located on the east side of State Street, north of Ramona Boulevard
- Applicant: KP & Associates
Dan Allenbach Architect
41951 Remington Avenue, Suite 110
Temecula, CA 92590
- Ratify** CUP 7-08 and **approve** subject to Conditions of Approval / Planning Director
- 3.19 Soboba Road and Lake Park Drive updated speed survey prepared by RK Engineering / Approve survey and direct Public Works Department to implement said speed limit recommendations / City Engineer
- 3.20 8th Annual Ramona Animal Shelter Oktoberfest / Request for banner to be displayed over San Jacinto Avenue / **Approve** / Assistant City Manager

- 3.21 Public Improvement Fee Credit Agreement - San Jacinto Retail Center LLC (TT 33196 at Sanderson and Esplanade Avenues) / **Approve and authorize** city manager to execute / City Attorney

4. PUBLIC HEARING

- 4.1 Public Hearing to consider the adoption of increases in the rates for the city's residential and commercial solid waste collection fees / Continued from August 7, 2008 / Assistant City Manager
- a) Public Hearing - call to the public – questions, comments, protests or objections
 - b) Resolution No. ___ / A Resolution to increase solid waste and recycling rates / **Approve and Adopt**
 - c) **Approve** retroactive billing back to July 1, 2008
 - d) **Authorize** a deferral of the residential service rate increase of 3.3% to January 1, 2009
- 4.2 Zone Change 05-04, a Zone Change from R-1, R-2 (PUD), R-3, and C-2 to SP (Specific Plan); General Plan Amendment 05-04, an amendment to the San Jacinto General Plan from Low Density Residential (LDR), Medium Density Residential(MDR), Open Space-Recreation (OS-R), and community Commercial (CC) to SP (Specific Plan,; Specific Plan 1-04, The Villages at San Jacinto, A master planned community on 475.11 acres; and Tentative Tract Map 34081. the project area is located between Sanderson Avenue and Odell Avenue, south of the future alignment of Ramona Boulevard / Applicant: Western Pacific Housing dba D.R. Horton / Table until further notice / Planning Director
- 4.3 Resolution No. ___ / A resolution approving the agency's payment of certain expenses related to public improvements pursuant to Health and Safety Code section 33445 / **Make** the California Health and Safety Code Section 33445 findings / **Approve** the proposal from LYRA Builders and Associates, Inc. in the amount of \$38,577.00 / **Authorize** the Finance Director to appropriate \$42,577.00 including contingency from the unencumbered Redevelopment Agency 80% 2005 Bond Refinance Proceeds to Project 07-023 to pay the associated costs, fees, and expenses for the recommended work on the Community Center / **Authorize** the Finance Department to adjust Redevelopment Agency revenues for a \$2,000 contribution / Redevelopment Operations Manager

5. STAFF REPORTS

At the end of the scheduled City Department items, anyone wishing to discuss a consent calendar item should come forward upon invitation of the Mayor; state their name, address, and the consent calendar item number pulled. Speakers should limit comments to three (3) minutes.

- 5.1 Resolution No. ___ / A resolution adopting the naming of SSG. Bryan Bolander Park located at Lyon Avenue between Seventh Street and Cottonwood Avenue / **Approve and Adopt** / Assistant City Manager
 - 5.2 Planning Commission Appointment / **Appoint** a planning commissioner to fill a vacated seat for a term that expires October 2009 / City Clerk
 - 5.3 Estudillo Mansion Advisory Committee / **Appoint** two committee members to fill the two full four-year expired terms (July 2008) / City Clerk
 - 5.4 San Jacinto Valley Cemetery request for assistance with accessibility upgrades to the existing cemetery restroom / Any approved amount would be appropriated from the General Fund Contingency Reserve / **Approve and Appropriate** / Assistant City Manager
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6. **MAYOR / COUNCIL MEMBER REPORTS / DISCUSSIONS**
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7. **CLOSED SESSION**
 - 7.1 CONFERENCE WITH LEGAL COUNSEL-ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9: (One (1) Case) -- Claim Filed on July 30, 2008 on behalf of Karen Pridemore
 - 7.2 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Initiation of litigation pursuant to subdivision (c) of Section 54956.9: (one (1) case)
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8. **ADJOURNMENT**

If you challenge any action of the City Council in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Council (c/o the City Clerk) at, or prior to, the public hearing.

CHALLENGE TO LAND USE DECISIONS: Any person seeking to challenge a decision regarding land use made by the City Council as a result of a proceeding in which by law a hearing is required to be given, evidence is required to be taken, and the discretion in the determination of facts is vested in the City Council, shall be required to commence that action 90 days following the date on which the decision of the City Council becomes final as provided in Code of Civil Procedure Section 1094.6. Please refer to Code of Civil Procedure Section 1094.6 to determine how to calculate when a decision becomes final.

It is the intention of the City of San Jacinto to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, or in meetings on a regular basis, you will need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact City Hall at (951) 537-6358, at least 48 hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible.

DOCUMENTS RELATED TO OPEN SESSION AGENDAS (SB 343) -- Any public record, relating to an open session agenda item, that is distributed within 72 hours prior to the meeting is available for public inspection at the public counter located in the Administration Building of City Hall, 595 S San Jacinto Avenue, San Jacinto, California, 92583.

I, Dorothy L. Chouinard, City Clerk of the City of San Jacinto, do hereby certify that I caused to be posted the foregoing agenda this 29th day of August, 2008, as required by law.

Dorothy L. Chouinard, City Clerk