



**SAN
JACINTO**

*Annual Report
2004-2005*

CHRIS CARLSON BUYDOS
Mayor

DALE STUBBLEFIELD
Vice Mayor

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Council Member

KEN SHAW
Council Member

ROBERT RITCHIE
Council Member

JIM POTTS
Treasurer

BARRY MCCLELLAN
City Manager

TIM HULTS
Community Development Director

BERNARD SIMON
Finance Director

HABIB MOTLAGH
City Engineer

MIKE EMBERTON
Public Works Director

DOROTHY CHOUINARD
City Clerk

MITCH ALM
Police Chief

ROBERT MICHAEL
Fire Chief

Welcome to the 5th Edition of San Jacinto Annual Newsletter. On behalf of the mayor and City Council, I am pleased to report to you the major accomplishments of our City team, which is composed of the City Council, Planning Commission, City Committees, and city departments.

As you are about to read, the City of San Jacinto has had an exceptional level of activity, not only as it relates to building development and construction of new infrastructure, but also in the adoption of new codes and regulations guiding and shaping the future of our community.

Some of the highlights of 2004-05, as it relates to improvements in the core of the City, includes expen-

diture of approximately \$7 million in infrastructure improvements, including pavement rehabilitation, water improvements, and sidewalk installation throughout the City. The Housing Rehabilitation Program had a good start in our community with 21 applications processed for non-returnable grants of up to \$30,000 for home repairs. The City encourages home owners to inquire about the many benefits this program can bring to you as well as to your immediate neighborhood by increasing the property values of your investment. For more information about the housing rehabilitation program, please contact Redevelopment Operations Manager Steven Pasarow at 951-487-7320.

Our public buildings were also improved and maintained. The San Jacinto Community Center received a facelift through the exterior painting of this public building as well as a more visible sign placed on the

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City Facts

Year Incorporated—1888

Population - 26,041

Size - 27.5 Square Miles

Annual Report 2004-2005 (continued)

south side of the building. We encourage you to visit our community center and learn more about the various programs and activities available in your community.

On July 2, 2005, the San Jacinto Museum reopened its doors to the public after a nineteen month closure at its former location of 181 E. Main Street. The closure was due to substandard conditions associated to rainwater damage. After carefully considering the expense associated with the structural repairs, the San Jacinto Museum Association and the City of San Jacinto decided to relocate the facilities to the Historic Estudillo Mansion site on Seventh and Ash Streets. The San Jacinto Museum is open Friday through Sunday, from 11:00 a.m. to 4:00 p.m. We invite you to visit your local museum at its new location to learn more about our rich history.

The following is a quick summary of other major accomplishments for Fiscal Year 2004-2005. You will find more in-depth information about these and other accomplishments - in the department reports that follow.

- Adoption of a new development impact fee for new single family residential units
- Creation of new Rural Standards for new developments
- Adoption of a Construction and Demolition Ordinance establishing compliance with waste di-



Jim Conner Youth Center

version requirements

- Adoption of a more stringent ordinance concerning removal of graffiti; we now can respond within 48-hours rather than the 10 days in the former ordinance.
- Adoption of a 5-Year Implementation Plan for the Redevelopment Project Areas, and adoption of the Housing Compliance Plan
- Development and Approval of Comprehensive Landscape Guidelines
- Timely adoption of Fiscal Year Budget 2005-06
- Approval of Design Guidelines for Single Family Residential Developments
- RCTC \$9.1 million grant approval from Transportation Uniform Mitigation Fees to fund the expansion of Ramona Expressway from Sanderson Avenue to the western city limits and for the gap closure on Ramona Expressway from Seventh to Cedar Streets
- Completion and opening of new Police Activities League building at Sallee Park "Jim Conner Youth Center"
- Acquisition of new West San Jacinto Fire Station property on Cottonwood Avenue and begin-

ning of station design process

- Approval of new solid waste franchise agreement with CR&R and improvements to the solid waste service to our community
- Approval of Wal Mart site at the southeast corner of San Jacinto and Commonwealth Avenue
- Estudillo Mansion dedication ceremony as a National Historic Building
- Relocation of San Jacinto Museum to the Estudillo Mansion
- Approval of Ground Water Management Plan
- Completion of an aggressive Capital Improvement Program (\$7 million)
- 1,422 new single family permits issued; 15 new commercial/industrial building permits; 87 public works permits

We hope you find this newsletter informative and that you are able to utilize its contents as you travel throughout the city and as we deliver the municipal services to you, our citizens.

Barry McClellan
City Manager

Community Events

San Jacinto's community pride was evident at a number of memorable events. The annual Independence Day Parade and Celebration was held in the evening for the second year and delighted the crowds. Flyovers by the Thunder Delfins and the March Aero Club Turbo Props had the crowds attention riveted in the air while approximately 100 float entrants drew attention on the ground. KFROG, the Inland Empire's highest rated radio station, was the grand marshal.

The celebration at the Estudillo Mansion had great food, interesting vendors, and children's games. The Mansion's interior was again open for viewing as well as the new San Jacinto Museum that was opened on the grounds.

A Veteran's Day ceremony in honor of our nation's veterans was again held at Druding Park. A plaque



4th of July Parade

commemorating the men and women who served in the Korean War was dedicated. Russ Bogh, California State Assemblyman 65th District, was the keynote speaker.

The annual tree lighting ceremony was held at Hofmann Park and enjoyed by all those who attended. A real reindeer was present when Santa arrived and everyone enjoyed the snow that graced the park's landscape. This year the Estudillo Mansion Restora-

tion Association (ERA) is planning a Holiday event as well at the Mansion grounds on December 10, 2005.

The city also sponsored a booth at the Hemet Ryan Air Show in the spring and the Safety Expo held at Valley Wide Park and Recreation on Esplanade Avenue.

For the second year, the City Council held its "State of the City" breakfast at Soboba Country Club. This event was attended by a number of residents, business people, and various interested parties. Those in attendance were able to hear first hand a recap of the significant events that transpired in the city during the past fiscal year and hear what the vision and plans of the council are for the future.



Veterans Memorial Ceremony

Special Districts

The city has created several financing districts in order to collect fees for service from new residential and commercial developments. Specifically, the funds collected are used to provide for the maintenance of new street landscaping and park facilities, drainage facilities, park equipment, streets, and sewer lift stations. These funds also provide for police and fire services. Our goal is to ensure funding is available for the safety and beautification of the City of San Jacinto.

The city currently has several special districts in place, which are:

CFD 2003-1 (Community Facilities District 2003-1) provides the funding necessary to make available police and fire services to the newly developed areas of the city as well as ensuring adequate funding is available to meet future public safety needs as our community grows.

CFD 2003-2 (Community Facilities District 2003-2) collects funds for the on-going maintenance of new sewer lift stations that are built within the city sewer and water system.

LLPD #2 (Landscape, Lighting and Park Maintenance District #2). This district collects funds for the purpose of maintaining the landscape, lighting and park needs of our city as a result of new development.

AD 2003-1 (Assessment District 2003-1) was created to ensure that continuous funding is available for the on-going maintenance of new streets within our city.

One of our older, but still widely applicable special districts is LLPD #1 (Landscape, Lighting, Park District #1). This district was set up as a city-wide special district to enable the city to collect

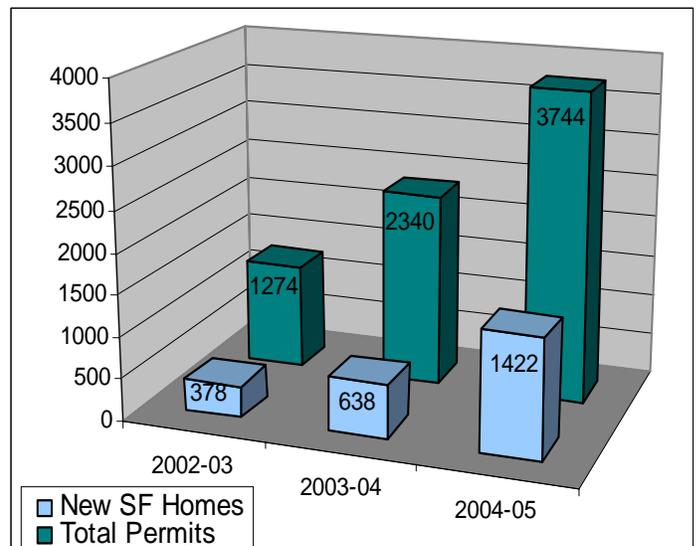
funds for the maintenance of landscape, lighting and parks. This district is similar to LLPD #2 due to the types of services for which the funding is collected. However, the funds that are collected for this district are not enough the maintenance needs that new construction, as of November 2003, has brought to our city. All new development now is placed into LLPD #2, as LLPD #2 has a higher funding capacity, which provides a higher level of maintenance.

If the homeowners who pay for the LLPD # 1 area choose to increase the amount that is collected to receive an increase in the level of maintenance within their areas, they may request to do so. With a 2/3's vote in favor from all the landowners in LLPD # 1, an increase can be made. Please call Sandy McKay at (951) 537-6355 if you would like to ask questions regarding this.

Community Development

Building and Safety

The Building and Safety Division has continued to perform progressively increasing numbers of inspections and plan check services for residential patio covers, remodels/additions, swimming pools, fences, water heater/air conditioner installations, etc., as well as services for the increased new housing construction. New housing more than doubled in our last fiscal year, increasing from 638



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Building Permit Activity

Community Development (continued)

homes in 2003-2004 to 1,422 in 2004-2005. Total permits issued also increased dramatically from 2,340 in 2003-2004 to 3,744 in 2004-2005. Consequently, this increase in building permit activity resulted in increased counter and inspection services. Presently, city staff conduct an average of 550 inspections per week and assist an average of 175 visitors per week at the public counter.



Building Inspection

With the increased housing activity, population increases follow. This increased population means more shoppers for retailers and is also a great enticement for new commercial development. The new commercial development has resulted in greater commercial inspections for both new construction and tenant improvements. These inspections are more complex and time consuming than typical residential inspections. The most significant new commercial development is the WalMart Supercenter under construction on San Jacinto Street, south of Commonwealth Avenue. The WalMart Supercenter is over 200,000 square feet in size and is valued at more than \$10,000,000.

Based on last year's growth and recent planning activity, it is estimated that approximately 6,000 building permits will be issued in Fiscal Year 2005-2006, and the very real possibility that 3,000 building permits for new single family dwell-

ings will be issued as well. Three new commercial developments, resulting in about 300,000 square feet of new retail space, are also expected to obtain building permits this fiscal year.

Code Enforcement

The Code Enforcement Division continues to work proactively to educate the community on the city's code enforcement regulations and to remedy public concerns with land-use and vehicle violations. Friendly reminders were mailed to residents in various neighborhoods to explain the regulations and to stimulate voluntary compliance.

Even with a great deal of voluntary compliance throughout the city, code enforcement staff still had a heavy workload. Last fiscal year, staff fielded over 2,500 phone calls and code enforcement officers initiated over 2,800 cases. Those in the community who were visited by code enforcement responded

well. Last year, code enforcement officers were able to obtain a 97 percent compliance rate. The city was required to initiate abatement proceeding on only a limited number of properties due to non-compliance with abatement requests.

In April of this year, the code enforcement staff initiated a city-wide neighborhood clean-up. Residents, city staff, and volunteers worked to remove over 20 tons of unwanted items from various neighborhoods. In addition, targeted neighborhood clean-up programs were also conducted throughout the year where trash bins were placed in strategic locations for neighborhood residents. These clean-up programs assisted the city's ongoing efforts to beautify the community and bring pride to our local neighborhoods. Code enforcement staff would like to thank all those who contributed to this successful program.

Community Development (continued)

Animal Control Services

The city's animal control services are now being provided by a contract with the Riverside County Health Department, with additional services provided by the Ramona Humane Society's Animal Shelter. The City of San Jacinto has an animal control officer dedicated to our city plus back-up officers and emergency on-call services, which afford the city continuous coverage 7 days a week, 24 hours a day. Ramona Animal Shelter continues to supply and sell licenses in conjunction with Riverside County Animal Control, providing record keeping and license renewal services. Statistics for the period of March through June showed that 556 animals were picked up in San Jacinto and that 135 licenses were issued. You can contact Animal Control at (951) 358-7387 and the Ramona Humane Society Animal Shelter (951) 654-8002.

Planning Division

During the past year fiscal year, the Planning Division processed 34 subdivisions. Thirty of the 34 subdivisions were for residential developments. Together, they divide over 800 acres into 3,116 lots and several neighborhood parks. Four subdivisions divide more than 100 acres of land into 37 new commercial and mixed use parcels. Of the 30 residential subdivisions submitted, 14 were approved for a total 1071 lots. The average processing

time for a subdivision from submittal to a hearing is approximately 5½ months. The remaining sixteen applications for residential subdivisions are currently being processed by the City.

Planning staff is also charged with the implementation of the approved subdivisions. Part of the implementation process is through what is called a Development Plan review. In this review, plans are prepared to show the floor plans and building elevations of individual homes proposed within each development. This process also identifies the placement of each home on its individual lot. This comprehensive review also looks at the total streetscape in addition to landscaping and project amenities proposed for neighborhood parks. Since this program was implemented in 2002, 34 developments have submitted plans to be reviewed by the Planning Commission. During the past fiscal year, the Planning Commission has completed 10 of these reviews and at least four more are scheduled before the end of 2005.

Recently, KB Homes moved ahead with the development plan for the Cove Specific Plan at Cottonwood Avenue and Warren Road. Grading has commenced and infrastructure construction plans are being reviewed by Planning staff. The Esplanade Specific Plan is completing its hearing process. This

project will have a 10 acre park as well as an elementary school site and the potential for 1045 residential homes (including multi-family). If the school site is built in this project, the residential number of units will be reduced to 660. Two other Specific Plans have been submitted to the City, including the Lennar Communities proposal to develop Park Hill and another by DR Horton to develop about 470 acres on the west side of Sanderson Avenue, south of the extension of Ramona Boulevard. Both of these Specific Plans are in the early stages of review.

A total of four condominium projects were submitted last fiscal year, two of which were approved creating approximately 260 residential units. The approved condominium projects include a nine unit, gated project on the south side of Sixth Street between San Jacinto Avenue and Jordan Avenue; and a 252-unit project on the north side of Seventh Street between Grand Avenue and Lyon Avenue. This project will have a great deal of open space set aside, which will include 2 pools and 2 play areas with tot lots and basketball courts.

In addition to all of the residential development proposals, the city reviewed and approved several commercial developments, including two north of the Ramona Expressway and State Street intersection. These developments will

Community Development (continued)

include a second Stater Brothers supermarket and a second Rite-Aid drug store. Also proposed for this intersection is a Starbucks, a 7-11 convenience store and several other fast food restaurants. The other approved commercial project is located at the northeast corner of Sanderson Avenue and Esplanade Avenue. Although it is still being marketed, there are plans for a large retail market and a drug store at this intersection as well. There also has been interest from several fast food restaurants to fill the approved out pads.

If you have driven by the intersection of San Jacinto Avenue and Commonwealth, you will have noticed that construction of the Wal-Mart shopping center is well underway. What you don't see yet is the Walgreen's drug store, the smaller retail shops, gas station and the restaurants also planned for that center. Wal-Mart is scheduled to be open in early 2006.

In addition to the larger commercial developments discussed above, a couple of other smaller commercial projects have been approved in recent months. One of the proposed projects for the southeast corner of Seventh Street and the Ramona Expressway includes a fast food restaurant and several retail buildings. The other, which is well under construction, is at the corner of Seventh Street and State Street and



New Homes

includes an expanded El Toro market, retail shops and a fast food restaurant.

Non-retail commercial construction has been busy. For many years, the industrial subdivision on Enterprise Avenue and Investor Place has sat vacant. During the past year, all that has changed. Nearly all of the 33 remaining industrial lots within that subdivision are under construction and many of the buildings have been sold. The Planning Commission has also approved a project that would relocate the small animal hospital on State Street to a larger state-of-the-art facility, across State Street and north of Seventh Street. The City Council also approved a change of zone that would allow the construction of a 14,400 square foot office complex and 79,910 square feet of industrial and warehouse buildings on the south side of Seventh Street between State Street and Santa Fe Avenue.

Economic Development

The City's economic development efforts have reached new heights within the development community. San Jacinto's growth and rising prominence has gained the attention of major developers, retailers, and businesses. As developers and businesses explored opportunities in San Jacinto, the City Council and staff worked closely with them on the right opportunities to invest in San Jacinto and enhance the community's quality of life and standard of living.

New developments San Jacinto can look forward to include a 97,000 square foot industrial center on Seventh Street near the Estudillo Mansion. The recently approved industrial center is expected to be under construction in 2006 and will substantially increase opportunities for industrial users looking to expand or relocate in San Jacinto.

Community Development (continued)

Local businesses, such as Skyline Homes, have expanded their operations and employment. Skyline's plant and parking expansion near Esplanade and Santa Fe is underway and expected to be completed by the end of the year. The developer of a twenty-five unit industrial park on Enterprise Way has sold all twenty-five buildings (3,000 to 5,000 square foot individually owned buildings) to various industrial users.

In addition to working with local businesses and industrial developers, the city has been actively engaged in marketing the city to prominent retailers that will bring valuable goods and services to the city. Council members and staff have participated in major retailer conventions and have been effective in raising retailer interest in the San Jacinto market.

Two commercial centers at State and Ramona Expressway have been approved and are projected to be under construction later this calendar year. Walgreen's and Stater Brothers will be coming to the northeast corner and Rite Aid and a 7/11 gas station and convenience store will be coming to the northwest corner. A new grocery and drugstore shopping center enter was approved and expected to be under construction in late 2005 at the northeast corner of Esplanade and Sanderson.

The Windmill Office and Retail Center (Esplanade



Economic Development

and Santa Fe) and the Mountain View Office and Retail Center (State and Seventh) opened this fiscal past year.

The Super Walmart is scheduled to open in the spring of 2006 with nearby retailers such as Starbucks and a sit down restaurant.

The DeAnza Sewer and Water Project was completed this past fiscal year, bringing vital infrastructure to the northwest end of the City near Sanderson and Ramona Expressway. Great interest from developers has occurred near this intersection because of the realignment of Highway 79 and the recently proposed Mid-County Parkway, a 32 mile transportation corridor that will accommodate east west traffic in western Riverside County between Corona and San Jacinto.

The City has been working extensively with the Riverside County Transportation Commission on expediting the plans and construction

of these two important transportation projects. Their construction, slated to begin within five years, will position San Jacinto to be a regional center of industrial, commercial, and civic activity.

The confluence of the Mid-County Parkway and Highway 79 is not only a promising regional hub but is also the gateway to numerous people who visit the San Jacinto Valley. The city has referred to this portion of the city as the "Gateway Area," and wanting to insure that this area is properly planned, has hired Economic Research Associates of San Francisco (specialists in economic land use planning) to analyze the area for future land use and zoning. This study, as well as the city-wide General Plan, on future land use and development is expected to be completed by the end of 2005.

An additional element to facilitating the growth and development of the gateway area is the San Jacinto Levee Project.

Community Development



Commercial Spaces

Significant acreage in the gateway area is in the flood plain, and the city has been working “diligently working” with property owners, the county, and other governmental agencies to develop and fund the levee. The city is close to resolving the outstanding issues thereby enabling the funding and construction of the levee to move forward.

The city’s Redevelopment Agency has also been active in redevelopment and community services. The agency’s Housing Rehabilitation Program has been successful in assisting San Jacinto resident’s whose homes need rehabilitation. Eleven people have applied this past fiscal year for the program, which offers up to \$30,000 for repairs. Six projects have been successfully completed, two projects are currently under construction, and three applications are in review.

In May of 2005, the agency initiated the Enhanced Senior Home Repair Program, administered by United Way but funded by

the city’s Redevelopment Agency. Seniors can receive up to \$3,000 for repairs to their homes, including mobile and manufactured homes. This program has assisted 23 households since its inception.

The city also sponsors the United Way’s Senior Minor Home Repair Program that provides up to \$500 for minor repairs utilizing Community Development Block Grant funds from the U.S. Department of Housing and Urban Development. Approximately 100 senior minor home projects have been completed this fiscal year.

The restoration of the Estudillo Mansion and Heritage Park continues to move forward. A project architect and a landscape architect have been retained to prepare restoration plans and construction estimates for the renovation of the Mansion, Carriage house, and landscaping of the water conservation garden. A historical architect is currently pre-

paring a Historic Structures Report for the Mansion and grounds.

This report will be the basis for all current and future restoration work at the Mansion and Heritage Park. The report will detail what the Mansion and grounds would have been like during its heyday period, and all of the changes that the property has undergone since the Mansion was built. Plans currently anticipate construction on the gardens to begin in late January or early February 2006. Restoration on the Mansion and Carriage House will begin in March of 2006 and be finished in time for the annual Fourth of July parade and celebration held at the Mansion grounds.

Engineering

Fiscal Year 2004-05 was both a busy and productive year for the engineering department and we have many accomplishments of which to be proud. During the fiscal year, the City spent over \$7 million on capital improvement projects throughout town to improve the infrastructure for public use.

Our primary goal in Engineering is to protect the health, safety and welfare of the public. To that end, this year we designed projects to improve vehicular safety, such as a traffic signal at Ramona Expressway and Eagle Road, and striping and signing improvements at State Street and Idyllwild Drive. Look for these projects to be constructed in the upcoming year. In addition, the construction of the Hyatt sidewalk project enhanced safety for pedestrian travel to and from Hyatt Elementary School. We also received a grant in the amount of \$60,000 to put towards the future construction of sidewalks along Idyllwild Drive near the high school. Throughout town we conducted traffic studies to evaluate issues such as intersection sight distance and warrants for traffic signals. In addition, traffic calming devices were constructed in several locations around town at the request of local residents.

Our main focus for capital improvement projects this year was the design and construction of pavement rehabilitation and road widening projects. Completed



New Pavement & Sidewalk

construction included: Rehabilitation of Ramona Boulevard from Potter Road to State Street; the 2005 Downtown Pavement Rehabilitation Project, which included construction on Idyllwild Drive, First Street, Fifth Street, Seventh Street, Main Street, Alessandro Avenue, Estudillo Avenue, and other streets; and finish of the Main Street/Soboba Road/Esplanade Avenue paving job (started in fiscal year 2003-04). We were awarded a \$280,000 grant for reconstruction of the pavement on state Street between Ramona Boulevard and Esplanade Avenue, a project for which our office is now preparing plans. Additionally, during 2004-05, we were awarded two grants from the Riverside County Transportation Commission for over \$9 million total, which will build two projects on the Ramona Expressway. For one project, which will build one new lane in each direction from Sanderson to the westerly city limit, we completed an aerial survey

of the alignment and started the necessary environmental studies and preliminary engineering. Environmental studies have also been initiated on the second project, which will construct the Expressway "gap closure" between Seventh Street and the Valle Vista area. Construction will likely begin on these projects in 2006-07.

In addition to designing and constructing capital improvement projects, we have worked closely with the development community as San Jacinto experiences a housing boom. Our office reviews and approves final maps as well as the public works improvement plans for all new subdivisions in town. This year, we processed thirty final maps, ten of which have now been recorded. There are currently forty subdivisions under construction in San Jacinto, with nineteen more now going through the plan check and approval process.

Public Works

The city's Public Works Department consists of a group of dedicated professionals who work hard to ensure that public assets are maintained to their highest potential. The department is divided into three separate divisions: Streets, Parks and Water/Wastewater divisions, of which their accomplishments are highlighted below.



Streets

The Streets Division is responsible for and provides many right-of-way maintenance services. For example, we repaired 24,000 square feet of potholes and deteriorated asphalt, applied 3500 gallons of herbicide for weed control, swept 400 tons of debris, responded to 250 miscellaneous debris requests, painted approximately 245 roadway traffic legends and roadway marks, trimmed and removed 100 trees, constructed and repaired 100 linear feet of sidewalk, and installed over 100 traffic signs. All of these efforts have clearly enhanced the image and ensured the safety of our community.

Additionally, we reached a major milestone this year when we completed the uniform street-name sign program (a five year program). Now, all intersections have beautiful, uniform signs that significantly enhance the City's overall appearance.

Finally, the Street Division was able to hire a dedicated bus stop mainte-

nance worker whose primary responsibility is to keep the shelters clean.

Parks

The Parks Division provides park maintenance in the city's parks, parkways and landscaped medians. This year, the Parks Division completed two major park projects, which included the Rancho San Jacinto Park tot-lot upgrades and the Rancho Park playground structure upgrades. Both projects have improved the appearance of those parks and made them more user friendly, particularly for our junior residents. Additionally, the Parks Division made improvements to the Estudillo Mansion's landscape and irrigation systems to ensure that the grounds enhance the splendor of the structure.

Lastly, the division welcomed a new staff member dedicated to graffiti removal. Equipped with a new pressure washer, this staff member can aggressively address graffiti calls within 48 hours.

Water/Wastewater

The Water Division operates multiple well facilities and a distribution system to insure that all residents receive high-quality drinking water.

This year, the division produced 989 million gallons of potable water for use by city residents, completed the Annual Drinking Water Quality and Consumer Confidence Report (per State Health requirements), completed our annual backflow testing requirements, completed over 3500 work orders, delivered 2,100 "door hanger" information cards, completed 1,192 turn-on and off requests, completed 1,100 Underground Service Alert water line markings for customers, and repaired 18 service and 6 main line leaks.

A major project was completed this year when we replaced the media/filter element at the Grand Well treatment plant. Additionally, to ensure uninterrupted supply of water, we added a new booster pump at the Bath Well treatment plant.

Public Works (continued)

The primary responsibility of the Wastewater Division is to safely collect and dispose of wastewater, protecting our environment and safeguarding community health.

This year, the Waste Water division acquired a new "Vactor " (sewer/jet rod

truck), and we are now able to perform preventative maintenance on the City's wastewater collection system. Utilizing this equipment, we were able to aggressively jet rod (clean) 150,000 feet of sewer line. By doing so, potential backups are averted due to the removal

of grease from the system. In addition, we received a new sewer main-line camera system that allows us to inspect any or all parts of the system to help identify any potential problems within the system.

Finance

This year, the Finance Department has continued its efforts to provide for efficient, cost-effective, and timely accounting services and has provided meaningful support to the citizens, City Council, and management in providing for the sound long-term financial planning required by a rapidly growing city. Specific areas of focus for the Finance Department this year have included the development and implementation of funding and financing strategies, completion of various technological upgrades, and professional support of various policy initiatives undertaken by the City Council.

This year, the Finance Department assisted in identifying and understanding the financial implications of the various master plans which came before the Council, the renegotiation of a franchise agreement with CR&R for the provision of solid waste removal services to the citizens of San Jacinto, and the analysis and preparation of complex future projections for Police and Fire - Public Safety Community Facilities District revenues. The Finance Department also

participated in the expansion of a development impact fee schedule and the subsequent negotiations with developers necessary to bring that fee schedule to the policy level with broad stake-holder support.

Various long-term projects have also seen significant progress this year. A comprehensive analysis of the Redevelopment Agency's various pass-through agreements is nearly complete. The budgetary and financial projections associated with the Water and Sewer Master Plans has been completed.

The Finance Department contributed to the development of the city's Land Financing Policy, which is designed to provide for long-term economic sustainability in the provision of city services to newly-developed areas. For example, one of the completed Land Financing Policy projects has been the adoption of the City's Construction and Demolition Ordinance. This ordinance makes new construction projects accountable for meeting the recycling mandates of the State of Cali-

fornia as stipulated in Assembly Bill 939, by providing specific instruction regarding construction waste disposal, and the ordinance's successful development and implementation required a truly multi-lateral effort on the part of the Western Riverside Council of Governments (WRCOG), the city's solid waste service provider CR&R, and the city to prepare, present, and adopt the ordinance, and then successfully implement it. The Construction and Demolition Ordinance will also increase franchise fees received by the City.

The Finance Department has been working closely with other departments to support the construction of a new fire station in west San Jacinto, and will be working in the coming months to develop funding and financing strategies necessary to see this facility realized.

In pursuit of significant cost savings, the Finance Department completed the issuance of \$9,430,000 in government bonds, known as the San Jacinto Redevelopment Tax Allocation Bonds. This financial

Finance (continued)

strategy resulted in the defeasance of the city's 1993 RDA Tax Allocation Bonds (originally issued for \$3.5 million), saving a net present value of \$366,000, since the 1993 bonds were issued at higher rates and infused the redevelopment agency with \$5.7 million for targeted projects.

New developments are required to join assessment districts and community facilities district to finance infrastructure; provide funding for parks, green belts, lights, retention basins and signal maintenance; and provide funding for the police and fire needs of residents of new developments. Special Districts Administration has involved working with and developing new policies and procedures for the annexation and the eventual takeover of maintenance responsibilities. It has also required extensive interface with landowners and developers to provide

district formation information via walk-in services and the city's web page.

Consistent with the city's policy of achieving service provision efficiencies through technological enhancements, the Finance Department spearheaded the upgrade of the city's entire network computer system and is currently in the process of working with Riverside County Information Technology to upgrade all server hardware, operating platforms, upgrade email software to Microsoft Outlook, and upgrade all city desktops to Windows XP and Microsoft Office 2003. This upgrade will provide for increased communications efficiencies, which should translate into increased productivity in several areas.

Council authorized an Account Clerk II position to assist in the auditing of utility billing functions and accounts, as well as the

processing of accounts receivable, refunding deposits to utility customers, and management of collection accounts on a more timely basis. This increase in service capacity will also provide the much needed capacity necessary to smooth out workflow peaks in the utility billing process. Another efficiency improvement in the water & sewer utility area has been realized with the completion of the software conversion to InHance utility billing software, which is now fully up and running; staff is now getting some real interaction with the programs after receiving advance training this year.

The Finance Department is pleased to have completed these many objectives and tasks, and is pleased to be of service to you, our residents and businesses.

Police

The police department successfully completed its first full year of service under its new contract with the Riverside County Sheriff. While the first few months entailed transitioning, training, and upgrading facilities and equipment, the police department has fully moved into its role as a state-of-the-art law enforcement agency. The department is positioned to grow and expand its services as our community grows.

Additions to the police department during fiscal year

2004-05 included one sergeant, one DUI/Traffic Officer, and one Traffic Community Service Officer, bringing the total number of sworn and non-sworn officers to thirty six (30 sworn and 6 non-sworn).

Other community based programs that were created and implemented include the citizens-on-patrol and crime free multi-housing. These two programs solidify the community's commitment to public safety. Additional volunteers joined the existing Explorer Post and Mounted Posse Unit.

The Police Department also developed partnerships with the Riverside County District Attorney's Office, the San Jacinto Unified School District, the Riverside County Department of Social Services, and the Riverside County Probation Department in order to develop the City of San Jacinto Anti-Gang Program.

All San Jacinto sex registrant files were audited and each registrant contacted, interviewed and brought into compliance with all requirements. Several

Police (continued)

registrants were arrested due to their failure to register as required or notify us of their new address after moving into the city. A computer was installed into the lobby which connects with the Department of Justice website which lists information on local sex registrants.

Two inter-family homicides occurred within the last year. Both resulted in arrests and are pending trial.

Other major accomplishments in the department include:

- Removal of 366 inoperative, expired, or abandoned vehicles from public roadways within the city, which were the result of an investigation encompassing more than 750 vehicles
- Response to 193 fender benders
- Response to 88 traffic injury calls
- Response, investigation, and handling of 5 fatal traffic collisions
- 114 arrests made for



driving under the influence of alcohol or drugs

- Approximately 3,000 traffic citations issued
- 23,831 calls for service or incidents received, equating to 65 calls per day or 1,985 calls per month
- 1,369 arrests made with 450 resulting in bookings into the Riverside county jail system.

The department applied for two traffic grants, and received approval for one traffic safety grant in the

amount of \$75,000; grant funds were utilized for purchase of department equipment and salary expenses. Additional state of the art equipment was obtained via grants or agreements with other cities within Riverside County.

Citizens needing to call the San Jacinto Police Department for emergency services using a cellular phone should call 951-776-1078. Please program this number into your phone for future use. 911 calls made from cellular phone are routed to California Highway Patrol dispatch centers per California law. The call would then have to be transferred back to us prior to a response being initiated. Avoid this delay by calling us directly for emergencies at the number listed above.



Fire

The San Jacinto Fire Services continue to expand and improve with the growth and development of the City. The need for improved and enhanced fire services has become the focal point of both the fire department, and the City of San Jacinto.

Last year, Fire Station 25 made (San Jacinto Fire Station #1) over 4200 runs, which was an increase of 7% from the prior year, and placed it as the second busiest fire station within the Riverside County Fire Department. With the increase in call volume, the need for additional staffing and equipment was again at the forefront of goals to be achieved. With San Jacinto continuing to expand in population, diversity and density, the demand on, and need for improved fire services continued to increase. With this in mind, the City of San Jacinto progressively pursued the purchase of a site for San Jacinto Fire Station #2. The location is at Cottonwood and Sanderson. The purchase of the land was finalized, building plans were approved, and the official groundbreaking ceremony should take place by November of 2005. The City also moved forward with the purchase of a new Smeal / Spartan Type 1 fire engine to be assigned to the new station. With the opening of the new Station #2, the citizens will see an increase in the level of service and a reduction in response times to all types of emergencies throughout San Jacinto. This will also



reduce the demands on Fire Station #1, providing for improved fire services citywide.

Additionally, the City approved the addition of a fifth firefighter II position to be assigned to the current San Jacinto station. This will enable the engine company to maintain the minimum 3 person staffing 7 days a week, and allow for a reduction in overtime cost incurred due to training, sick leave and vacations. On days when there are no overtime needs, this fifth position will provide for a 4-person engine company, again increasing the level of service provided to the citizens of San Jacinto.

Through the receipt of funds from American Ambulance Response Company, the San Jacinto Fire Services were able to purchase needed rescue and emergency equipment. This equipment included specialized rescue saws, rope rescue equipment, forcible entry tools, medical supply bags and accessories, additional defibrillation machines, and upgrading outdated equipment. This

also afforded us the opportunity to fully equip the reserve engine with the identical equipment that is carried on the first-roll engine. This will allow both stations to have the necessary equipment to meet the fire services demands of the city.

The San Jacinto firefighters continued with the "Have Lunch with a Firefighter" program within the San Jacinto School District. The program continues to be successful, and additional schools are being added in order to expand the program. The program has been as enjoyable for the firefighters as it has

Sincerely,

Barry McClellan
City Manager

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