

# City of SAN JACINTO

## Development Activity

Despite the slowdown in the economy, development activity is continuing to occur in the City of San Jacinto. Following is a summary of recent, current or proposed projects:

Denny's opened at 1290 North State Street in August. It is the first new full-service sit-down restaurant built in sometime and incorporates Denny's newest design.

CVS/pharmacy, located at the SW corner of Cottonwood and Sanderson Avenues, will finish construction in October and open after the first of the year.

The City Council approved a 130,000 s.f. development at the southwest corner of Ramona Expressway and the future Cawston Avenue in May. The project will include a hotel, restaurant, office and retail. The same developer also anticipates submitting plans for the San Jacinto Physician's Hospital that will consist of a 110,000 s.f. hospital and approximately 80,000 s.f. medical office building. The project will be a partnership of Development Advisory Group and Parkview Community Hospital.

Target reaffirmed their commitment to locate in the Festival of San Jacinto, a mixed use project consisting of approximately 807,000 s.f. at the northeast corner of Sanderson Avenue and Ramona Expressway.

A conceptual 262,250 s.f. mixed use project was presented for predevelopment review in September. The project would include medical offices, a market, and a gas station with convenience store, as well as a health club and senior housing. If approved, the proposed project will be located at the northwest corner of Cottonwood and Sanderson Avenues.

KB Home is constructing models at The Cove off of Warren Road. This popular product type is expected to sell at a rate of two to three homes per week.

DR Horton made a presentation to the Planning Commission in September for an approximate 1,000 unit development that will include a 23-acre neighborhood commercial center, lake house, swim lagoon, 11-acre lake, 40 acres of public parks and a high school site. Upon review of the Environmental Impact Report, the project is scheduled to return to the Planning Commission in November.

*Right: Architectural rendering of planned development for The Festival at San Jacinto.*

## Police Department Expansion

Last year, we reported that the exterior of the police station was upgraded with new rock accent, signage, painting and trim. This year, the police station is undergoing an expansion. The expansion, which started in July, is expected to be complete by December. Hamel Construction from Murrieta was the low bidder and was selected to complete the project. The project was designed by Bonney Architects of Redlands.

The expansion will add a total of 2,673 square feet to the existing station on Sixth Street. The cost for the expansion is approximately \$667,000. Funding for the expansion comes from Tribal Alliance for Sovereign Indian Nations (TASIN) moneys and Development Impact Fees (DIF). TASIN moneys come from gaming tribes that pay into a Special Distribution Fund managed by the state to offset the impacts of gaming on local governments. DIF moneys are those that are paid by developers to offset the impacts of new development on the community.

The expansion area will house offices for four sergeants, separate male and female restrooms, a large office for the Problem Oriented Policing Team (POP), and a **state-of-the-art Emergency Operation Center** for the City of San Jacinto. **Significant structural enhancements were necessary because the police station is an essential facility and will serve as the Emergency Operation Center during a catastrophic event.** The upgrades include an enhanced foundation, supplemented by 82 borings that are approximately 16 feet deep filled with pressurized concrete grout and tied to the foundation. The enhanced foundation and pressurized grout borings will keep the building from shifting and settling during a major earthquake.



*The police station will also now serve as an Emergency Operation Center during a catastrophic event.*

## The Festival at San Jacinto



*Below: Artist's concept of The Festival shopping development.*



*A Rich History, A Bright Future.*

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# Business Development & Assistance

## Business SOS! How to Survive in 2009

In light of the economic downturn and in an effort to assist local businesses, the City of San Jacinto sponsored a series of business development workshops. The first was held in January 2009 and entitled "Business SOS! How to Survive in 2009." Representatives from several organizations provided information on a variety of resources including:

### Job Training

County of Riverside Workforce Development Center  
Mt. San Jacinto College

### Business Consulting Services

Inland Empire Small Business Development Center  
Service Corps of Retired Executives  
California Manufacturing Technology Consulting  
Inland Empire Women's Business Center  
Inland Empire Center for Entrepreneurship

### Financing

Tech Coast Angels  
Southern California Reinvestment CDFI  
CDC Small Business Finance

### Utilities/Incentives & Conservation Programs

Eastern Municipal Water District  
Southern California Edison  
Southern California Gas Company

The first workshop was an overwhelming success. As a result, the City of San Jacinto continued to provide free monthly business workshops in the evening in order to accommodate the work schedules of business owners. The workshops are held on the **third Wednesday of every month from 7:00 PM to 9:00 PM at the San Jacinto Community Center.** Consultants that are experts in their field cover a wide array of "how to" topics such as marketing strategies, start a small business, write a business plan, internet marketing, increase sales, buy a franchise, increase cash flow, and strategic planning. Please refer to the City's website for upcoming events.

Visit our website for more information on FREE Business monthly workshops.

[www.ci.san-jacinto.ca.us](http://www.ci.san-jacinto.ca.us)



## Housing Rehabilitation Program

The City of San Jacinto Redevelopment Agency is offering non-returnable grants of up to \$50,000 for qualified homeowners whose houses need rehabilitation work.

The grants are subject to review and approval of the City's Grant Committee. The program is for low to moderate income homeowners who would like to improve their homes. Priority is given to homes located within the City's Redevelopment Project Area and/or those with health and safety hazards.

### Who can participate?

- Homeowners within the City of San Jacinto.
- Owners of a single-family residence or manufactured home.
- Anyone whose family income does not exceed the limits.

### Grant Conditions

- The Program provides a one-time, non-returnable grant of up to \$50,000 for owner occupants of single-family homes.
- Mobile homes are ineligible under this program.
- Grant awards are subject to a forty-five (45) year affordability covenant that could potentially limit the resale price of your home.

### Eligible Improvements

- The primary focus is to correct health and safety hazards, including building code violations.
- Correct deferred maintenance issues such as painting, roofing, plumbing problems, electrical problems and pest damage.
- Improve accessibility for handicapped individuals.

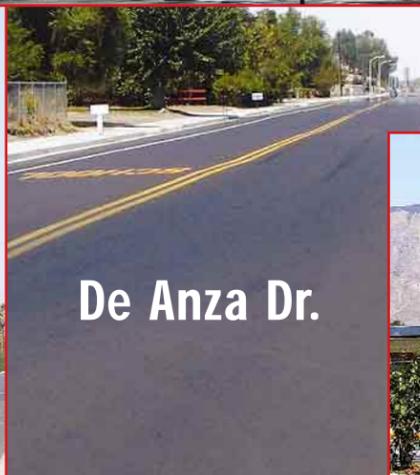
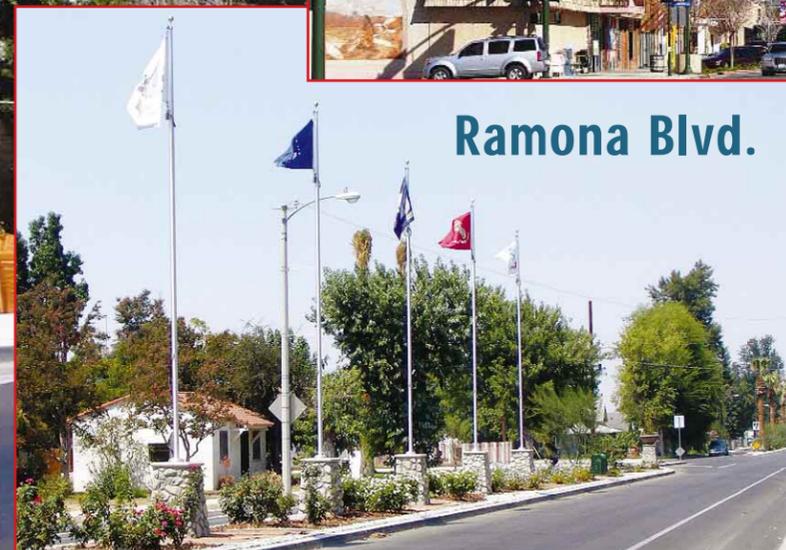


## Public Improvement Projects

There are a number of public improvement projects underway or just recently completed. The Ramona Boulevard landscaping project was completed just before the July 4, 2009 celebration. The median landscaping involved a mix of mature California Fan Palm, evergreen and deciduous trees, shrubs, ground cover and hardscape such as decomposed granite. The irrigation system is a state-of-the-art drip design that absolutely eliminates over spray and water wasting. Also, the project included the construction of a large Tiger topiary at Ramona Boulevard and Tiger Lane in recognition of the San Jacinto High School mascot. Five flag poles were installed across from the Veteran's Memorial at Druding Park to commemorate each branch of service, Army, Navy, Air Force, Marines and the Coast Guard.

The intersection improvements at Sanderson Avenue and the Ramona Expressway started in June 2009 and should be completed by mid October 2009. The improvements will enhance traffic flow and include two through lanes, two left-turn lanes and a right-turn lane for each direction of traffic. Related to this project is the widening of Sanderson Avenue from the Ramona Expressway to Esplanade Avenue. The Sanderson Avenue widening project is expected to commence in November and may be completed in July 2010.

DeAnza Drive was recently widened to include new pavement, curb, gutter and sidewalk between Lyon Avenue and Young Street. In an effort to improve pedestrian safety and accessibility, several thousand feet of new sidewalk was installed throughout the downtown area.



### SJ High School Mascot Tiger Topiary

# Estudillo Mansion & Gardens



*Mansion Restoration Dedication*

**Francisco Estudillo Heritage Park** is a Nationally Registered Historic Property. Over the past several years numerous improvement projects have taken place. The completed improvement projects include the seismic retrofit of the Mansion, the construction of a perimeter wrought iron fence for security purposes, and the construction of a new porch and balcony. In addition, as stated in the 2008 edition of the City Newsletter, a Water Conservation Education Garden was constructed along with a 36-stall parking lot made of permeable concrete that allows for rain water to seep through. Additional projects completed since

October 2008 include the restoration of the Estudillo Mansion interior, installation of parking lot landscaping and the installation of landscaping around the perimeter of the Park.

The restoration of the interior of Estudillo Mansion was completed in spring 2009. The project was required to meet very stringent design requirements in order for the interior to be restored to the Mansion's "period of significance" (1888 to 1901). Extensive demolition, including removal of interior doors and the two upstairs bathrooms, was required. During the demolition, wall paper was stripped from several walls which uncovered hand painted borders throughout the building. The borders were restored and incorporated into the wall paint design, which used historic formula paint mixes.

The building's flooring was repaired and refinished, including the installation of new floor boards. All the woodwork was refinished, new interior doors installed, replete with historic hardware. All electric lights and wall switches were removed (electric lights were not available in 1888), and the electrical system upgraded. The two upstairs bathrooms that were removed and were returned to closet space as in the original house plans. The only non-period modern touch was the installation of two new heat pumps that will allow for climate control during public and private functions.

Funding for this restoration came from grants from the U.S. Department of Interior, National Park Service and the State of California Parks Bond Program.



*Restored wood flooring*



*Original marble fireplace*



*Restored hand painted borders*



*Backyard garden features a water lily pond & gazebo*

## City Naming Policies For Naming Streets & City Facilities

The City Council has adopted policies and procedures for the naming and dedication of streets and public facilities. The City's policies provide for streets and facilities to be named after fallen military or public safety personnel and also in acknowledgement of outstanding service to the community, extraordinary non-monetary contributions, and public service. Since the policies were established, several streets and parks have been named in accordance with the requirements.

In 2006, the Council authorized the first park to be named under the City's policy after **Daniel Najera**, a firefighter killed in the Esperanza fire on October 26, 2006. In 2007, a street was named in honor of **Army Spc. Agustin Gutierrez**, and a park in honor of **Riverside County Deputy Michael Haugen**. In 2008, the City Council authorized the naming of two parks in honor of two fallen heroes with ties to San Jacinto, **Pfc. Aaron Ward** and **Sgt. Bryan Bolander**. All five men were or had been residents of San Jacinto.

Park names were also approved for **Wendell Cutting**, the **Ward family** and the **Warneke family** for their long and dedicated service to the city. Wendell Cutting was a long-time resident and former Mayor of San Jacinto. Many members of the Ward and Warneke families still reside in San Jacinto and have dedicated countless hours for the betterment of the community.

Most recently, the Council authorized the naming of **Colonel Lewis Millett Park**.

**Colonel Millett** is a Congressional Medal of Honor recipient. Millett Park was dedicated on February 7, 2009.

**Honorary Colonel Lewis Millett**



## City Beautification



Each year, the City targets some neighborhoods and descends upon them with staff and equipment from public works and code enforcement for a Saturday morning clean-up. This past year, three neighborhoods were selected – the **Sixth Street area east of San Jacinto Avenue**, the **Quandt Ranch area north of the College**, and the **Idyllwild Drive area between State Street and San Jacinto Avenue**. In each neighborhood, several large trash bins are strategically placed to collect trash, debris and unwanted household waste.

The Idyllwild Drive clean-up was a cooperative effort with the **Western Riverside Council of Governments** and included a barbecue afterward at Sallee Park. **K-FROG** country radio also participated and provided doughnuts, Starbucks coffee, and entertainment that increased participation. **San Jacinto PAL** had no less than 30 volunteers at the clean-up as well. An e-waste station also generated a truck load of old computers, monitors and televisions.

Besides the individual neighborhood clean-ups, two additional citywide community clean-ups were conducted. The fall 2008 clean-up removed nearly 58 tons of trash and debris from residences throughout the city. The spring 2009 clean-up removed another 49.5 tons of debris. The declining tonnage shows that the clean-up efforts are working.

Since January 2009, Code Enforcement staff have initiated over 3,200 cases for issues related to illegally parked vehicles such as motor homes, boats and abandoned vehicles; more than 8,500 cases for property maintenance violations such as dead landscaping, junk, trash, debris, graffiti, discarded household items, green swimming pools, unsecured properties, and illegal construction; more than 1,000 cases for weed abatement and illegal dumping. They also dealt with nearly 11,000 miscellaneous items including picking up shopping carts, removing illegal signs and banners, and ensuring that street vendors are properly licensed by the Health Department. Finally, they removed 64 inoperable or abandoned vehicles from the streets of San Jacinto.

*The declining tonnage of debris shows that the clean-up efforts are working.*



# Mark Your Calendar **X**

## Events:

**November 11th**  
**Veterans Day**  
4:00 PM, Druding Park

**December 4th**  
**Holiday Tree Lighting**  
6:00 PM, Hofmann Park

## City Meetings:

**City Council**  
**1st and 3rd Thursdays**  
2045 S. San Jacinto Ave.  
7:00 PM

**Planning Commission**  
**2nd Thursday**  
2045 S. San Jacinto Ave.  
7:00 PM

## City Officials:

Dale Stubblefield, Mayor  
John Mansperger, Vice Mayor  
Jim Ayres, Councilman  
Jim Potts, Councilman  
Steve Di Memmo, Councilman  
Bernie Simon, Treasurer  
Barry McClellan, City Manager  
Tim Hults, Assistant City Manager  
Jeff Ballinger, City Attorney  
Bill Tyler, Police Chief  
David Fulcher, Fire Chief  
Connie Rogers-Elmore, Finance Director  
Mike Emberton, Public Works Director  
Habib Motlagh, City Engineer  
Asher Hartel, Planning Director



**City of San Jacinto**  
**951-654-7337**  
**[www.ci.san-jacinto.ca.us](http://www.ci.san-jacinto.ca.us)**

## Community

# Celebrations

Once again, the City had a number of outstanding special events this past year. These include the Veteran's Day observation, the annual Christmas Tree Lighting Ceremony, the Fourth of July Celebration, and the National POW/MIA Recognition Day.

## Veteran's Day Druding Park

On Veteran's Day, 2008, 168 Tribute Bricks were dedicated at the Druding Park Veteran's Memorial to honor the memory and courage of our nation's military. Many San Jacinto families and individuals purchased a brick to honor a friend or relative. The event was very well attended and featured Major Bruce Cripe, USMC (Retired) as Keynote Speaker.



## Tree Lighting Ceremony Hofmann Park

The annual Tree Lighting Ceremony was held on December 5, 2008, at Hofmann Park. The event was a great success and was very well attended. A wood gift box decorating contest was held for San Jacinto Unified's 4th, 5th and 6th grade classes. Approximately 18 entries were submitted and awards were presented to the most creative classes. Santa Claus also rode in on a vintage Fire Truck to the delight of everyone in attendance.



## 4th of July Celebration

The City's Fourth of July Celebration was one of our best yet. The parade began on newly improved and upgraded Ramona Boulevard and ended at the historic Francisco Estudillo Heritage Park. The streets were packed with spectators in anticipation of the festive parade entries. With an exceptional variety of food and fun vendors, and the outstanding entertainment from world famous Royal Crown Revue, all in attendance had a great time. For those that stayed until the end, Francisco Estudillo Heritage Park offered a great place to watch the Fireworks show put on by Valley-Wide.



*Right: Royal Crown Revue  
rocked the night away on  
Main Stage.*



*Veteran's Day Celebration '08  
Druding Park*