



MINUTES

REGULAR MEETING OF THE HEMET CITY COUNCIL

January 14, 2014

6:00 p.m.
City of Hemet Council Chambers
450 E. Latham Avenue

www.cityofhemet.org
Please silence all cell phones

Call to Order

Mayor Smith called the meeting to order at 6:00 p.m.

Roll Call

PRESENT: Council Members Krupa and Wright, Mayor Pro Tem Milne and Mayor Smith

ABSENT: Council Member Youssef

Council Member Krupa moved and Mayor Pro Tem Milne seconded a motion to excuse Council Member Youssef. Motion carried 4-0.

Closed Session

Notice of Opportunity for Public Comment

There were no public comments presented at this time.
The City Council recessed to Closed Session at 6:02 p.m.

1. Conference with Labor Negotiators
Pursuant to Government Code section 54957.6
Agency designated representative: City Manager Hill
Employee organization:
Hemet Fire Fighters Association (HFFA)
Hemet Non-Sworn Police Employees Association (HNSPEA)
Confidential Employees
 2. Conference with Legal Counsel - Anticipated Litigation
1 matter of significant exposure to litigation pursuant to Government Code section 54956.9(d)(2) & (3).
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REGULAR SESSION

7:00 p.m.
City of Hemet City Council Chambers
450 E. Latham Avenue

Call to Order

Mayor Smith called the meeting to order at 7:13 p.m.

Roll Call

PRESENT: Council Members Krupa, Wright and Youssef, Mayor Pro Tem Milne and Mayor Smith

ABSENT: Council Member Youssef

Council Member Krupa moved and Mayor Pro Tem Milne seconded a motion to excuse Council Member Youssef. Motion carried 4-0.

OTHERS PRESENT: City Manager Hill, City Attorney Vail and City Clerk McComas

Invocation

Invocation was given by Marsha Walker, Hemet-San Jacinto Interfaith Council

Pledge of Allegiance

Pledge of Allegiance was led by Council Member Wright

City Attorney Closed Session Report

3. Conference with Labor Negotiators

Pursuant to Government Code section 54957.6

Agency designated representative: City Manager Hill

Employee organization:

Hemet Fire Fighters Association (HFFA)

Hemet Non-Sworn Police Employees Association (HNSPEA)

Confidential Employees

The City Council heard a presentation and gave direction to staff on all three bargaining units. There was no additional reportable action.

4. Conference with Legal Counsel - Anticipated Litigation

1 matter of significant exposure to litigation pursuant to Government Code section 54956.9(d)(2) & (3).

This item was not discussed at this time.

Presentation

5. Certificate of Appreciation to Tom Covington, Hemet Police Department Volunteer

Mayor Smith and Chief Brown, presented Tom Covington with a Certificate of Appreciation for his 11 years of service as a Police Volunteer. Mr. Covington worked over 845 hours in 2013. Mr. Covington is also a current member of the City's Traffic Commission.

6. Acknowledgment of Carpet One for Historical Hemet Mural

7. Acknowledgment of Krikor and Patricia Yepremian for 3rd Annual "Hometown Christmas" Event

John Jansons, Community Investment Director, spoke about Item Nos. 6 and 7

together.

Mayor Smith and Mr. Jansons, presented a Certificate of Appreciation to Bill Adams and Neal Adams for the Historical mural on Carpet One located on N. State Street.

Mayor Smith and Mr. Jansons, presented a Certificate of Appreciation to Krikor and Patricia Yepremian for their successful 3rd Annual "Hometown Christmas" and bringing life back in our downtown.

Mayor Smith, recognized San Jacinto Council Member Scott Miller.

City Council Business Consent Calendar

8. **Approval of Minutes** – December 10, 2013
9. **Receive and File** – City Council Appointments
10. **Receive and File** – Investment Portfolio as of October 2013
11. **Receive and File** – Warrant Registers
 - a. Warrant registers dated December 9, 2013, December 12, 2013 and December 26, 2013. Payroll for the period of November 25, 2013 to December 8, 2013 was \$696,708.26 and December 9, 2013 to December 22, 2013 was \$611,182.07.
12. **Recommendation by Engineering** – Installation of Banners across Florida Avenue
 - a. Calvary Chapel Hemet – Easter Play April 19th and 20th
13. **Recommendation by Engineering** – Installation of Banners across Florida Avenue
 - a. Valley Quilters Guild – Annual Quilt Show, February 7th and 8th
 - b. Valley-Wide Recreation – The Weekend Event, March 21st and 22nd
 - c. Habitat for Humanity – Annual Marathon, March 1, 2014
 - d. Ramona Country Carvers – Wood Carving Show, March 8th and 9th
 - e. Baptist Christian School – Open House, March 11th and March 22nd
 - f. My City Life Youth – Million Dollar Youth Project
 - g. Valley-Wide Recreation – Country Fair, April 3 – 6, 2014
 - h. Hemet Valley Art Association – An Evening of Art, April 12, 2014
 - i. Salvation Army – Open House, May 12, 2014
 - j. National Association of Letter Carriers – Food Drive, May 10, 2014
14. **Recommendation by Community Development** - Zoning Ordinance Amendment 13-004 – Establishment of a Specific Plan Zone & Requirements
 - a. Adopt an ordinance, as revised, amending Chapter 90 of the Hemet Municipal Code adding Article XXVIII (28) establishing a Specific Plan (SP) zone category.
Ordinance No. 1874
15. **Recommendation by Community Development** - Zoning Ordinance Amendment (ZOA) No. 13-011: Establishment of a Business Park Zone and the Updating of Zoning and Development Standards

- a. Adopt an ordinance approving Zoning Ordinance Amendment No. 13-011 as recommended by Planning Commission Resolution No. 13-017 to amend Chapter 90 of the Hemet Municipal Code by Establishing a Business Park Zone in Article XXX (Manufacturing Zones) and updating certain zoning and development standards for manufacturing uses.

Ordinance No. 1875

16. **Recommendation by Police Department** - FY 2013/14 State COPS Grant Expenditure Plan and Supplemental Appropriation
 - a. Accept the FY 2013/2014 State COPS grant award of \$129,039; and
 - b. Approve the proposed expenditure plan for the \$129,039 in State COPS Grant funding for FY 2013/2014; and
 - c. Upon award of the grant, authorize increase in revenues of \$129,039, increase in appropriation in the amount of \$129,039 to accounts to be assigned by Finance based on the approved expenditure plan.
 17. **Recommendation by Community Investment** – First Amendment to Lease of Real Property with Amerco Real Estate
 - a. Approve First Amendment to lease of real property located at 250-256 East Meier Street to Amerco Real Estate, DBA: U-Haul Center of Hemet; and
 - b. Authorize the City Manager to execute the lease.
 18. **Recommendation by Community Investment** – Conveyance of Assessor’s Parcel Number 442-071-009
 - a. Approve the Exercise of Power to Termination; and
 - b. Approve the Grant Deed
 19. **Recommendation by Administrative Services** – Memorandum of Understanding with the Hemet Mid-Managers Association (HMMA)
 - a. Authorize the City’s negotiating team to execute the attached Memorandum of Understanding (MOU) between the City and the Hemet Mid-Managers Association (HMMA) which shall be effective upon adoption by the City Council through June 30, 2015.
 20. **Recommendation by Engineering** – CalTrans Program Supplement No. N008 Agreement for Federal-Aid Transportation Projects
 - a. Adopt a resolution authorizing the City Manager to execute Program Supplement Agreement No. N008 to Administering Agency-State Agreement for Federal-Aid Project No. 08-5186R between the State of California and the City of Hemet. The Supplement Agreement (No. 08-5186R) is for Federal Funded Transportation Project No. BRLS-5186(014); Stetson Bridge Replacement Location 08-RIV-0-HEM. **Resolution No. 4560**
 21. **Recommendation by Public Works** – Park Commission Recommendations
 - a. Tree Removal Request: 4376 Willow Creek Ct. – Bottle Tree (1) Recommendation to deny request.
 - b. Tree Removal Request: 454 Ruby Avenue – Ash (1)
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Recommendation to approve request and replace.

Item Nos. 19 and 21 were removed from the Consent Calendar. **Mayor Pro Tem Milne moved and Council Member Wright seconded a motion to approve the remaining Consent Calendar items as presented. Motion carried 4-0.**

Item No. 19

Wally Hill, City Manager, this item requires additional discussion and will come back for consideration at a future meeting.

Item No. 21

Wally Hill, City Manager, the items presented do not require City Council approval per the Hemet Municipal Code.

Successor Agency Consent Calendar

22. **Recommendation by Community Investment** – Contract Amendment with RSG Inc. for Successor Agency Professional Services
- a. Authorize the City Manager and Executive Director to execute a contract amendment with RSG Inc. to authorize a contract extension for work required to be undertaken by the Successor Agency to the dissolved Hemet Redevelopment Agency pursuant to AB 1X 26 in an amount not to exceed \$25,000.00.

Council Member Krupa moved and Mayor Smith seconded a motion to approve the Successor Agency Consent Calendar as presented. Motion carried 4-0.

Public Hearing

23. **Appeal No. 13-002 – CUP No. 13-004 - Valero Gas Station Alcohol Sales** – Community Development Director Elliano
- a. Continue Public Hearing from December 10, 2013; and
 - b. Continue the open Public Hearing to February 11, 2014 as requested by the applicant.

Deanna Elliano, Community Development Director, the applicant is out of the country and has requested a continuance until February 11, 2014.

Council Member Krupa moved and Council Member Wright seconded a motion to continue the open Public Hearing until February 11, 2014. Motion carried 4-0.

24. **Amendment to Chapter 14 (Building and Building Regulations) of the Hemet Municipal Code** – Community Development Director Elliano
- a. Conduct a public hearing; and
 - b. Adopt an ordinance approving amendments to Chapter 14 of the Hemet Municipal Code, incorporating by reference the 2013 California Building Standards Code and various other uniform Building and Fire Codes, and local amendments thereto. **Ordinance No. 1876**

Deanna Elliano, Community Development Director, the proposed ordinance updates the

City's Building and Fire Codes in accordance with State law. This ordinance was introduced and discussed on December 10, 2013. Pursuant to California Government Code requirements, a noticed public hearing must be held at the time of the 2nd reading. The ordinance has been available for review at City Hall. No comments have been received. Staff is recommending adoption.

Mayor Smith declared the Public Hearing opened at 7:28 p.m.

There were no public comments presented at this time.

Mayor Smith declared the Public Hearing closed at 7:28 p.m.

Council Member Wright moved and Mayor Pro Tem Milne seconded a motion to approve this item as presented. Motion carried 4-0.

25. **General Plan Amendment (GPA) No. 13-001 (Cycle 5 2014-2021 Housing Element Update)** – Community Development Director Elliano

- a. Conduct a public hearing; and
- b. Adopt a resolution approving General Plan Amendment No. 13-001 regarding updating the current Housing Element of the Hemet General Plan in accordance with State mandated requirements for the 2014-2021 housing element cycle; **Resolution No. 4561** and
- c. Adopt the addendum to the Final Environmental Impact Report for the General Plan regarding potential environmental impacts, and direct staff to file the Notice of Determination with the County Clerk.

Deanna Elliano, Community Development Director, this is the cycle 5 amendment to update the housing element for 2014 to 2021, if adopted by February 12, 2014. If not, the housing element is only approved for a four year period. The housing element is required to be reviewed by California Department of Housing and Community Development (HCD). Planning, working with a consultant, has obtained HCD certification contingent on City Council adoption. Summary of the updates are included in the staff report. One significant change is the 2014 to 2021 Regional Housing Needs Assessment (RHNA) allocation. Cycle 4's allocation was 11,000 housing units. Cycle 5's RHNA allocation is 604, which required no additional zone changes. The Planning Commission held a public hearing on December 17, 2013, there was no public comment presented at that time. The Planning Commission adopted a resolution recommending approval. The Draft Housing Element has been available on the City's website since December 7, 2013. Staff is recommending approval.

Council Member Krupa, excellent work. Council Member Krupa confirmed that the Cycle and the RHNA allocation is for an 8 year period.

Ms. Elliano, confirmed the Cycle is for 8 years and noted that the majority of the 604 units are for above moderate income. The 604 units do not have to be built, but property must be zoned for their availability.

Council Member Wright, complimented Ms. Elliano for her explanation and thoroughness of this process. Your staff report was easy to read and understand.

Ms. Elliano, RBF, the City's consultants, did a great job.

Mayor Pro Tem Milne, as a critic of most General Plans I am impressed and appreciative of the understandable explanation. Mayor Pro Tem Milne complimented staff for not accepting RHNA numbers without a fight.

Mayor Smith, complimented Ms. Elliano and the Planning Department staff. Mayor Smith also appreciates the simplified explanation of these complex laws.

Mayor Smith declared the Public Hearing opened at 7:37 p.m.

There were no public comments presented at this time.

Mayor Smith declared the Public Hearing closed at 7:37 p.m.

Council Member Krupa moved and Mayor Pro Tem Milne seconded a motion to approve this item as presented. Motion carried 4-0.

Communications from the Public

Marsha Scott, Hemet, expressed concern with Weston Park. Jan Jones in an attorney with an office located at 800 E. Florida Avenue. Ms. Jones has to come unlock the elevator for clients because her facility is used as a shower by the homeless. Ms. Scott recently requested that the security guard at Union Bank walk her to the car because of the people loitering in the parking lot.

Mayor Smith, requested a workstudy to discuss the concerns at Weston Park.

Denise Cruz, United Way, thanked the City Council for their support of the successful Tinsel Tri and distributed t-shirts and ribbons. The Tinsel Tri is held on the 2nd Sunday in December.

Valerie Valez, Hemet Unified School District, explained the program that Community Action Network (CAN) organized and presented to students from all of the area high schools. These students were all enthusiastic participants. Power of young people harnessed for good is a great resource. Ms. Valez thanked the City of Hemet for their continued partnership with CAN.

Michael Ramirez, Community Action Network, thanked Council Member Krupa for attending the introduction of the Youth Lead Effort.

Mayor Smith, appreciates CAN's effort and the activities that are being provided for the kids. Mayor Smith thanked Council Member Krupa for representing the City Council.

City Council Reports

26. CITY COUNCIL REPORTS AND COMMENTS

A. Council Member Krupa

1. Traffic and Parking Commission
2. Riverside Conservation Authority (RCA)
3. Ramona Bowl Association

President's Gala – announced the roles of Allesandro and Ramona – Friday night at the Anchor

4. Indian Gaming Distribution Fund
5. Riverside Transit Agency (RTA)
6. Watermaster Board

Council Member Krupa, attended the program "Million Kids" regarding human trafficking in Riverside County and will share the information presented with the City Manager.

B. Council Member Wright

1. Park Commission
2. Planning Commission
3. Indian Gaming Distribution Fund
4. Riverside County Habitat Conservation Agency (RCHCA)
5. Ramona Bowl Association

Council Member Wright, attended the successful "Hometown Christmas" event.

Council Member Wight, attended the Ribbon Cutting for Shooters. Council Member Wright was very impressed with the business and was pleased to hear positive feedback from owners about the process and City staff.

C. Council Member Youssef

1. Western Riverside County of Governments (WRCOG)
2. Riverside County Transportation Commission (RCTC)
3. Disaster Planning Commission

D. Mayor Pro Tem Milne

1. Library Board
2. League of California Cities
3. Riverside County Habitat Conservation Agency (RCHCA)
4. Riverside Transit Agency (RTA)
5. Riverside Conservation Authority (RCA)

Mayor Pro Tem Milne, thanked San Jacinto Council Member Scott Miller, current Chairperson, for making Hemet one of the top priorities. The agencies are working together to get the west end going with the Drainage Plan and Master Plan.

Mayor Pro Tem Milne, also attended the opening of Shooters. Thanked the Chamber for the invitation and complimented the owners on their great new business.

Mayor Pro Tem, had the honor of being a judge for the Hemet Jeep Club and attended the "Hometown Christmas" event afterwards.

E. Mayor Smith

1. League of California Cities
2. Riverside County Transportation Commission (RCTC)

Mayor Smith, the City's cooperation with San Jacinto to make Ramona Expressway improvements a priority will make the next large portion of funds available for a project in Hemet.

3. Western Riverside County of Governments (WRCOG)
4. Public Safety Update
5. National League of Cities

Mayor Smith, explained SB 407 and its negative effects for residents wanting to install solar. This bill requires them to bring their plumbing to current plumbing standards.

Mayor Smith, was invited to Pasadena by Donate Life to place a rose on Donate Life's float. This was an honor and a very emotional time for the wife of John Beers of Hemet.

F. Ad-Hoc Committee Reports

1. Crime Stoppers Plus Ad-Hoc Committee

Bob Duistermars, United Way, gave the City Council an update on the Crime Stoppers

Program. The program is still out there and going strong. United Way just hired a permanent Coordinator for the program. Currently there are 14 neighborhood watches, most in the City of San Jacinto. Each neighborhood watch program has their own Facebook page allowing them to stay in touch with their neighbors. Currently, we are looking into software to help neighbors stay in touch even easier. The anonymous TIP programs are available online, via a phone line and now available on smart phone app called TIP Submit.

2. West Hemet MSHCP Ad-Hoc Committee
3. Regent Development Agreement Ad-Hoc Committee

G. City Manager Hill

1. Manager's Reports
2. International Council of Shopping Centers (ICSC) 2014, May 18 – 20, 2014

Wally Hill, City Manager, ICSC is a great opportunity to market our community to prospective retailers. Mr. Hill offered Council Members the opportunity to attend and help staff.

Mayor Smith, I've attended twice and concur that City Council representation is necessary. Mayor Smith recommended that staff determine the cost, the budget and look at City Council Members schedules to see who is available and how many can attend.

3. City Council approval of Banner Installations and Street Tree Removal

Wally Hill, City Manager, the approval of Banner Installations that is placed on the Consent Calendar for City Council for approval is administrative in nature and not policy oriented. The current ordinance can be amended to approve the Banner Installations administratively. It was determined that the ordinance already makes the approval of Tree Removals an administrative function. In both instances only appeals to administrative decisions would come to the City Council.

Mayor Smith, concurred that both actions should be considered administratively with appeals going before the City Council for consideration.

Council Member Wright, asked about the recent concerns with Banners and their content. As long as that has been resolved I concur that these actions can be done administratively.

Council Member Krupa, asked the event information advertised on the Banners be provided to the City Council.

The City Council gave staff direction to move forward on this request.

Future Agenda Items

Project Hope
Proclamations for New Businesses at Chamber Openings
Recognition of the Students of the month at Council Meetings
Status of Council Meeting video
Boarded up buildings on Florida Avenue
Parks update

Adjournment

Adjourned at 8:17 p.m. to Tuesday, January 28, 2014 at 7:00 p.m.