



AGENDA

REGULAR MEETING OF THE HEMET CITY COUNCIL

August 12, 2014

6:00 p.m.

City of Hemet Council Chambers

450 E. Latham Avenue

www.cityofhemet.org

Please silence all cell phones

**Notice: Members of the Public attending shall comply with the Council's adopted Rules of Decorum in Resolution No. 4545. A copy of the Rules of Decorum are available from the City Clerk.*

Call to Order

Roll Call

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

Work Study

Discussion regarding this item, with possible direction to staff

1. Update on Watermaster Board – Behrooz Mortazavi, EMWD
-

Closed Session

Notice of Opportunity for Public Comment

Members of the Public may comment upon any identified item on the closed session agenda. Since the Council's deliberation on these items is confidential the City Council and City Staff will not be able to answer or address questions relating to the items other than procedural questions. At the conclusion of the closed session, the City Attorney will report any actions taken by the City Council which the Ralph M. Brown Act required to be publicly reported.

2. Conference with Labor Negotiators
Pursuant to Government Code section 54957.6
Agency designated representatives: City Manager Hill
Employee organization:
Hemet Fire Fighters Association
Service Employees International Union General Employees
3. Conference with Legal Counsel - Existing Litigation
Pursuant to Government Code section 54956.9(d)(1)
Names of cases: *City of Hemet v. Robert A. Campbell, et al.*
RSC Case No. MCC 1400517
and
Randy M. Cordero v. Hemet Police Department, et al
USDC Case No. 5:10-cv-01935-GHK-PJW

4. Conference with Real Property Negotiators
Pursuant to Government Code section 54956.8
Property: APN: 456-050-013 and 022, Northwest corner of Sanderson and Stetson Avenues.
Agency negotiator: City Manager Hill
Negotiating parties: Michael Epstein, Epstein & Associates
Under negotiation: Price and terms of potential sale or lease

REGULAR SESSION

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

Call to Order

Roll Call

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

Invocation

Pledge of Allegiance

City Attorney Closed Session Report

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Negotiating parties: Michael Epstein, Epstein & Associates
Under negotiation: Price and terms of potential sale or lease

Presentations

8. Project HOPE 1-Year Update
 9. Police Department's Annual Awards Presentation
-

City Council Business

Notice to the Public

The Consent Calendar contains items which are typically routine in nature and will be enacted by one motion by the Council unless an item is removed for discussion by a member of the public, staff, or Council. If you wish to discuss a Consent Calendar item please come to the microphone and state the number of the item you wish to discuss. Then wait near the lecture. When the Mayor calls your turn give your last name, and address, then begin speaking. You will have three minutes at that time to address the Council.

Consent Calendar

10. **Receive and File** – Warrant Registers
 - a. Warrant registers dated July 24, 2014-1 in the amount of \$1,131,918.76 and July 24, 2014-2 in the amount of \$2,017,563.14. Payroll for the period of July 7, 2014 to July 20, 2014 was \$629,602.24.
11. **Receive and File** – Investment Portfolio as of May 2014
12. **Recommendation by Public Works** – Award of Purchase Order for FY 14/15 Pipeline Materials Purchase
 - a. Award a purchase order to HD Waterworks of Perris in the amount of \$185,000 for annual Water Department pipeline and maintenance material purchases; and
 - b. Authorize the City Manager to execute the purchase order.
13. **Recommendation by Public Works** – Purchase of a Riding Lawn Mower for the Publics Works Department
 - a. Approve the purchase of a Toro Groundmaster riding mower from Turf Star of Bermuda Dunes, California, in the amount of \$58,828.67; and
 - b. Authorize the City Manager to approve Purchase Orders in support of purchase.
14. **Recommendation by Public Works** - Award of Funding from the City-County Payment Program for Fiscal Year 2013/2014 through the State of California Department of Recycling Resources and Recovery - Supplemental Appropriation
 - a. Accept funding award in the amount of \$21,366 from the State of California, Department of Recycling Resources and Recovery, through the 2013/2014 City/County Payment Program; and
 - b. Authorize the Interim Finance Director to record revenues to the Miscellaneous Recyclables (Account #553-0454) in the amount of \$21,366; and
 - c. Establish operating budget of \$21,366 in the Integrated Waste Management Fund 553-4500-2801 for miscellaneous litter abatement, the purchase of park/playground equipment manufactured from recycled materials and recycling bins.

15. **Purchase of Paramedic Monitor/Defibrillators** – Chief Bryan
 - a. Approve the purchase of five new “X Series” Monitor/Defibrillators from ZOLL Medical Corporation in the amount of \$153,884, and approve an annual maintenance/service agreement in the amount of \$1,150 per year for five units; and
 - b. Authorize the City Manager to approve Purchase Orders in support of purchase and annual maintenance/service agreement.
-

Approval of Minutes

16. July 8, 2014
 17. July 22, 2014
 18. July 26, 2014
-

Public Hearing

The City Council’s procedure for public hearings will be as follows: The Mayor will ask the City Manager for the staff report; the City Manager will call on the appropriate staff member for the report. The Mayor will ask for clarification of items presented, if needed. The Mayor will open the public hearing: ask for comments for those IN FAVOR of the case; ask for comments IN OPPOSITION to the case; and finally for rebuttal to any comments made. The Mayor will then CLOSE THE PUBLIC HEARING. The Mayor will ask the City Manager to respond to any questions raised by the public (the public will not have the opportunity to respond). The matter will then be discussed by members of the City Council prior to taking action on the item.

19. **Five Year Capital Improvement Plan (CIP)** – Engineering Director Biagioni
 - a. Conduct a public hearing; and
 - b. Adopt a resolution adopting the Five Year Capital Improvement Plan for Fiscal Years 2014/2015 to 2018/2019. **Resolution Bill No. 14-056**
-

Discussion/Action Item

20. **Federal Government and Advocacy Update** – David Turch and Associates
Discussion regarding this item, with possible direction to staff
 21. **Disposition Options for City-Owned Real Property** – Community Investment Director Jansons
 - a. Provide direction on the disposition and marketing of City-owned properties.
 22. **Stipends for Housing Authority Commissioners** – City Manager Hill
 - a. Determine if the Housing Authority Commissioners should continue to receive meeting stipends.
-

Communications from the Public

Anyone who wishes to address the Council regarding items not on the agenda may do so at this time. As a courtesy, please complete a Request to Speak Form found at the City Clerk's desk. Submit your completed form to the City Clerk prior to the beginning of the meeting. Presentations are limited to three minutes in consideration of others who are here for agenda items. Please come forward to the lectern when the Mayor calls upon you. When you are recognized, you may proceed with our comments.

****Notice: Members of the Public attending shall comply with the adopted Rules of Decorum in Resolution No. 4545. A copy of the Rules of Decorum are available from the City Clerk.***

State law prohibits the City Council from taking action or discussing any item not appearing on the agenda except for brief responses to statements made or questions posed by the public. In addition, they may, on their own initiative or in response to questions posed by the public, ask a question for clarification, provide a reference to staff or other resources for factual information, or request staff to report back to them at a subsequent meeting. Furthermore, a member of the City Council or the Council itself may take action to direct staff to place a matter of business on a future agenda.

City Council Reports

23. CITY COUNCIL REPORTS AND COMMENTS

A. Council Member Krupa

1. Traffic and Parking Commission
2. Riverside Conservation Authority (RCA)
3. Ramona Bowl Association
4. Indian Gaming Distribution Fund
5. Riverside Transit Agency (RTA)
6. Watermaster Board

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

C. Council Member Youssef

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

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)
6. Disaster Planning Commission

- E. Mayor Smith
 - 1. League of California Cities
 - 2. Riverside County Transportation Commission (RCTC)
 - 3. Western Riverside County of Governments (WRCOG)
 - 4. Public Safety Update
 - 5. National League of Cities
 - 6. Hemet Community Activities

 - F. Ad-Hoc Committee Reports
 - 1. Crime Stoppers Plus Ad-Hoc Committee
 - 2. West Hemet MSHCP Ad-Hoc Committee
 - 3. Regent Development Agreement Ad-Hoc Committee

 - G. City Manager Hill
 - 1. Manager's Reports
-

Continued Closed Session

City Attorney Continued Closed Session Report

Future Agenda Items

If Members of Council have items for consideration at a future City Council meeting, please state the agenda item to provide direction to the City Manager.

Adjournment

Adjourn to Tuesday, August 26, 2014 at 7:00 p.m. for consideration of items placed on that agenda. The next regular meeting will be held September 9, 2014.

Staff reports and other disclosable public records related to open session agenda items are available at the City Clerk's Office or at the public counter located at 445 E. Florida Avenue during normal business hours.



Staff Report

TO: Honorable Mayor and Members of the City Council

FROM: Thomas M. Kanarr, Interim Director of Finance;
Wally Hill, City Manager *Wally Hill*

DATE: August 12, 2014

RE: Warrant Register

The City of Hemet's warrants register dated July 24, 2014-1 in the amount of \$1,131,918.76 and July 24, 2014-2 in the amount of \$2,017,563.14 is currently posted on the City's website in the Finance Department section, under *Financial Information*. Payroll for the period of July 7, 2014 to July 20, 2014 was \$629,602.24.

CLAIMS VOUCHER APPROVAL

"I, Thomas M. Kanarr, Interim Director of Finance, do hereby certify that to the best of my knowledge and ability, that the warrant register posted on the city's website is a true and correct list of warrants for bills submitted to the City of Hemet, and the payroll register through the dates listed above, and that there will be sufficient monies in the respective funds for their payment."

Respectfully submitted,

Thomas M. Kanarr
Interim Director of Finance

TMK: mh

CITY OF HEMET
VOUCHER/WARRANT REGISTER
FOR ALL PERIODS

CLAIMS VOUCHER APPROVAL

I, THOMAS M. KANARR, DO HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND ABILITY, THAT THE WR POSTED ON THE CITY WEBSITE IS A TRUE AND CORRECT LIST OF WARRANTS FOR BILLS SUBMITTED TO THE CITY OF HEMET THROUGH THE DATES LISTED ABOVE, AND THAT THERE WILL BE SUFFICIENT MONIES IN THE RESPECTIVE FUNDS FOR THEIR PAYMENT.

THOMAS M. KANARR
INTERIM DIRECTOR OF FINANCE



AGENDA

11

Staff Report

TO: Honorable Mayor and members of the City Council
FROM: Judith L. Oltman, City Treasurer
DATE: August 12, 2014
RE: Investment Portfolio as of May 2014

RECOMMENDED ACTION:

Receive and file.

ANALYSIS:

The summary statement of activity and balances of the Treasurer's Investment Portfolio for the month of May 2014 is forwarded herewith for your review. On 5/15/14 we purchased a five year 2.10% Apple MTN # 5016 for \$1,000,000 with a yield of 1.96%. On 5/16/14 we purchased a 5 year 2.25% State of California GOB for \$1,000,000 with a yield of 2%. On 5/16/14 our FNMA No. 2249 was called.

I hereby certify that this report accurately reflects all City of Hemet pooled investments and is in conformity with the investment policy of the City of Hemet and that a copy hereof is on file in the office of the City Clerk. Our third party custodial bank, Bank of New York Mellon, has provided us with the monthly market values.

It is further certified that there is sufficient liquidity to meet the next six months' estimated day-to-day operational expenses.

Respectfully Submitted,

Judith L. Oltman
City Treasurer

attachment

CITY OF HEMET, CALIFORNIA
Monthly Report of Investment Activities

MAY 2014

INVESTMENT CLASSIFICATIONS	MONTHLY ACTIVITY	CONSOLIDATED BALANCE
PORTFOLIO AS OF APRIL	62,482,373.41	
CERTIFICATES OF DEPOSIT		
Placed this month		
Matured this month		
Balance		6,693,000.00
LOCAL AGENCY INVESTMENT FUND: City of Hemet		
Deposits		
Withdrawals		
Balance		33,197,889.57
LOCAL AGENCY INVESTMENT FUND: City of Hemet		
Deposits		
Withdrawals		
Balance		1,879.48
BANK OF NEW YORK MELLON Custodial Acct.		
Deposits	2,517,645.25	
Withdrawals	-2,041,708.69	
Balance		2,283,687.27
RABO BANK: Money Market Account		
Deposits		
Withdrawals		
Balance		200,000.00
CITIBANK: Money Market Account		
Deposits	22,036.70	
Withdrawals		
Balance		1,037,720.56
CITIBANK: Money Market Account 3		
Deposits	4,512,853.28	
Withdrawals	-4,319,132.20	
Balance		4,764,890.87
MUNICIPAL BONDS & NOTES		
Deposits	2,000,000.00	
Withdrawals		
Balance		6,995,000.00
GOVERNMENT AGENCIES		
2249 1.20% FNMA 5/16/17	-500,000.00	
2251 1.05% FNMA 6/27/17		500,000.00
2252 1.0% FNMA 8/21/17		500,000.00
2253 1.0% FNMA 11/29/17		500,000.00
2254 1.05 FHLB 1/17/18		500,000.00
2255 1.15% FNMA 2/28/18		500,000.00
2256 1.10% FHLMC 4/17/18		500,000.00
2257 1.15% FHLMC 4/25/18		500,000.00
2258 1.0% FNMA 4/30/18		500,000.00
2259 .70% FNMA 4/30/18		500,000.00
2260 1.0% FNMA 5/21/18		500,000.00
2261 1.17% FHLB 6/13/18		500,000.00
2262 1.40% FHLMC 6/26/18		500,000.00
2263 1.45% FHLB 6/27/18		500,000.00
2265 1.55% FHLMC 7/17/18		500,000.00
2266 1.93% FFCB 7/23/18		500,000.00
2270 2.28% FFCB 9/11/18		500,000.00
2274 1.81% FFCB 11/19/18		500,000.00
2275 2.0% FHLMC 1/16/19		500,000.00
2276 2.07% FHLB 4/15/19		500,000.00
PORTFOLIO BALANCE AS OF MAY 2014	64,674,067.75	64,674,067.75

INTEREST EARNINGS	13-14 FISCAL YEAR-TO-DATE	
EARNINGS BALANCE AS MAY 1, 2014		309,989.06
CERTIFICATES OF DEPOSIT INT.	2,586.10	
OTHER GOVERNMENT SECURITIES	14,275.00	
CITIBANK MONEY MARKET ACCOUNT	130.51	
CITIBANK MONEY MARKET ACCOUNT 3	504.34	
BANK OF NY MONEY MARKET ACCT.	12.04	
LOCAL AGENCY INVESTMENT FUNDS		
City of Hemet Interest		
City of Hemet Interest		
MONTHLY EARNINGS TOTAL	17,507.99	17,507.99
MEMO ONLY:		
MERCHANT BANK CHG.	-3,337.47	
LIBRARY CREDIT CARD FEES	-117.45	
ARMORED CAR	-399.10	
ASSET SEIZURE FUNDS	-37.93	
Charges as of May 1, 2014	-37,489.28	
	-41,381.23	
13-14 YEAR-TO-DATE INTEREST EARNINGS		327,497.05

CITY OF HEMET, CALIFORNIA
Monthly Report of Investment Activities

APRIL 2014 ADJUSTED

INVESTMENT CLASSIFICATIONS	MONTHLY ACTIVITY	CONSOLIDATED BALANCE
PORTFOLIO AS OF MARCH	63,861,038.22	
CERTIFICATES OF DEPOSIT		
Placed this month		
Matured this month	-747,000.00	
Balance		6,693,000.00
LOCAL AGENCY INVESTMENT FUND: City of Hemet		
Deposits	18,859.53	
Withdrawals		
Balance		33,197,889.57
LOCAL AGENCY INVESTMENT FUND: City of Hemet		
Deposits	1.07	
Withdrawals		
Balance		1,879.48
BANK OF NEW YORK MELLON Custodial Acct.		
Deposits	768,629.34	
Withdrawals	-517,368.40	
Balance		1,807,750.71
RABO BANK: Money Market Account		
Deposits		
Withdrawals		
Balance		200,000.00
CITIBANK: Money Market Account		
Deposits	68,043.39	
Withdrawals	-111,341.72	
Balance		1,015,683.86
CITIBANK: Money Market Account 3		
Deposits	2,799,931.00	
Withdrawals	-4,158,419.02	
Balance		4,571,169.79
MUNICIPAL BONDS & NOTES		
Deposits		
Withdrawals		
Balance		4,995,000.00
GOVERNMENT AGENCIES		
2249 1.20% FNMA 5/16/17		500,000.00
2251 1.05% FNMA 6/27/17		500,000.00
2252 1.0% FNMA 8/21/17		500,000.00
2253 1.0% FNMA 11/29/17		500,000.00
2254 1.05 FHLB 1/17/18		500,000.00
2255 1.15% FNMA 2/28/18		500,000.00
2256 1.10% FHLMC 4/17/18		500,000.00
2257 1.15% FHLMC 4/25/18		500,000.00
2258 1.0% FNMA 4/30/18		500,000.00
2259 .70% FNMA 4/30/18		500,000.00
2260 1.0% FNMA 5/21/18		500,000.00
2261 1.17% FHLB 6/13/18		500,000.00
2262 1.40% FHLMC 6/26/18		500,000.00
2263 1.45% FHLB 6/27/18		500,000.00
2265 1.55% FHLMC 7/17/18		500,000.00
2266 1.93% FFCB 7/23/18		500,000.00
2270 2.28% FFCB 9/11/18		500,000.00
2274 1.81% FFCB 11/19/18		500,000.00
2275 2.0% FHLMC 1/16/19		500,000.00
2276 2.07% FHLB 4/15/19	500,000.00	500,000.00
PORTFOLIO BALANCE AS OF APRIL 2014	62,482,373.41	62,482,373.41

INTEREST EARNINGS	13-14 FISCAL YEAR-TO-DATE	
EARNINGS BALANCE As of Apr. 1, 2014		272,451.52
CERTIFICATES OF DEPOSIT INT.	9,170.80	
OTHER GOVERNMENT SECURITIES	8,751.92	
CITIBANK MONEY MARKET ACCOUNT	134.99	
CITIBANK MONEY MARKET ACCOUNT 3	585.41	
BANK OF NY MONEY MARKET ACCT.	10.94	
ADJUSTMENT	22.88	
LOCAL AGENCY INVESTMENT FUNDS		
City of Hemet Interest	18,859.53	
City of Hemet Interest	1.07	
MONTHLY EARNINGS TOTAL	37,537.54	37,537.54
MEMO ONLY:		
MERCHANT BANK CHG.	-3,245.26	
LIBRARY CREDIT CARD FEES	-117.46	
ARMORED CAR	-459.00	
ASSET SEIZURE FUNDS	-45.98	
Charges as of Apr. 1, 2014	-33,621.58	
	-37,489.28	
13-14 YEAR-TO-DATE INTEREST EARNINGS		309,989.06

**CITY OF HEMET
Portfolio Management
Portfolio Summary
May 31, 2014**

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 360 Equiv.	YTM 365 Equiv.
Certificates of Deposit - Bank	2,723,000.00	2,757,938.63	2,723,000.00	4.24	1,462	535	1.408	1.428
Managed Pool Accounts	33,180,909.52	33,180,909.52	33,180,909.52	51.70	1	1	0.256	0.260
Passbook/Checking Accounts	8,286,298.70	8,286,298.70	8,286,298.70	12.91	1	1	0.317	0.321
Local Government Bonds	4,495,000.00	4,578,894.10	4,501,120.36	7.01	1,611	874	3.774	3.827
Medium Term Notes	2,500,000.00	2,518,960.00	2,519,889.94	3.93	1,758	1,570	1.649	1.672
Federal Agency Issues - Coupon	9,000,000.00	8,961,325.60	9,000,000.00	14.02	1,826	1,468	1.361	1.380
Negotiable CDs	3,970,000.00	3,993,276.33	3,970,000.00	6.19	1,643	1,095	1.321	1.340
Investments	64,155,208.22	64,277,602.88	64,181,218.52	100.00%	602	420	0.835	0.847
Cash and Accrued Interest								
Accrued Interest at Purchase		14,977.78	14,977.78					
Subtotal		14,977.78	14,977.78					
Total Cash and Investments	64,155,208.22	64,292,580.66	64,196,196.30		602	420	0.835	0.847

Total Earnings	May 31 Month Ending	Fiscal Year To Date
Current Year	41,545.41	402,080.93
Average Daily Balance	62,219,804.19	
Effective Rate of Return	0.79%	

JUDITH L. OLTMAN, TREASURER

Reporting period 05/01/2014-05/31/2014

Run Date: 07/22/2014 - 14:32

Portfolio COFH
AP
PM (PRF_PM1) 7.3.0
Report Ver. 7.3.5

CITY OF HEMET
Portfolio Management
Portfolio Details - Investments
May 31, 2014

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	S&P	YTM 365	Days to Maturity	Maturity Date
Certificates of Deposit - Bank												
02004MB51	3124	Ally Bank		07/30/2010	247,000.00	252,890.78	247,000.00	2.450		2.451	424	07/30/2015
02587DCK2	3138	AMERICAN EXPRESS CENTURIAN		08/25/2011	248,000.00	248,580.77	248,000.00	1.150		1.151	85	08/25/2014
06740KEX1	3146	BARCLAYS BANK DE		12/07/2011	247,000.00	254,280.70	247,000.00	1.900		1.902	920	12/07/2016
05568PYZ4	3130	BMW BANK OF NORTH AMERICA, UT		10/22/2010	248,000.00	249,316.93	248,000.00	1.550		1.551	143	10/22/2014
SYS3174	3174	BANK OF HEMET		09/06/2013	494,000.00	494,000.00	494,000.00	0.500		0.500	828	09/06/2016
SYS3144	3144	BANK OF THE WEST		10/12/2011	249,000.00	255,409.31	249,000.00	1.750		1.750	864	10/12/2016
SYS3136	3136	CIT BANK		08/24/2011	247,000.00	253,641.58	247,000.00	1.800		1.800	815	08/24/2016
SYS3134	3134	DISCOVER BANK		08/24/2011	248,000.00	248,000.00	248,000.00	1.050		1.050	85	08/25/2014
36160WVR7	3132	G.E. Capital Financial, Inc.		08/12/2011	247,000.00	253,818.56	247,000.00	1.850		1.850	803	08/12/2016
SYS3140	3140	GOLDMAN SACHS		08/31/2011	248,000.00	248,000.00	248,000.00	1.200		1.200	93	09/02/2014
Subtotal and Average			2,723,000.00		2,723,000.00	2,757,938.63	2,723,000.00			1.428	535	
Managed Pool Accounts												
SYS1001	1001	LOCAL AGENCY INVESTMENT FUND			33,179,030.04	33,179,030.04	33,179,030.04	0.260		0.260	1	
SYS1002	1002	LOCAL AGENCY INVEST. FUND			1,879.48	1,879.48	1,879.48	0.260		0.260	1	
Subtotal and Average			33,180,909.52		33,180,909.52	33,180,909.52	33,180,909.52			0.260	1	
Passbook/Checking Accounts												
SYS5009	5009	BANK OF NEW YORK			2,283,687.27	2,283,687.27	2,283,687.27			0.000	1	
SYS5001	5001	Citibank			1,037,720.56	1,037,720.56	1,037,720.56	0.450		0.450	1	
SYS5004	5004	CITIBANK3			4,764,890.87	4,764,890.87	4,764,890.87	0.450		0.450	1	
SYS5011	5011	RABOBANK		02/28/2013	200,000.00	200,000.00	200,000.00	0.260		0.260	1	
Subtotal and Average			7,268,964.36		8,286,298.70	8,286,298.70	8,286,298.70			0.321	1	
Local Government Bonds												
423542KL2	5006	HEMET UNIFIED SCHOOL DISTRICT		07/22/2010	2,000,000.00	2,049,620.00	1,995,615.51	5.375		5.609	395	07/01/2015
533020DC4	5012	CITY OF LINCOLN		03/02/2013	995,000.00	1,015,079.10	995,000.00	3.000		3.000	458	09/02/2015
650035J66	5015	NEW YORK STATE REVENUE BONDS		03/25/2014	500,000.00	504,035.00	498,863.51	2.000		2.050	1,748	03/15/2019
13063CKL3	5017	STATE OF CALIFORNIA		05/16/2014	1,000,000.00	1,010,160.00	1,011,641.34	2.250		2.000	1,795	05/01/2019
Subtotal and Average			4,011,471.76		4,495,000.00	4,578,894.10	4,501,120.36			3.827	874	
Medium Term Notes												
037833AQ3	5016	APPLE		05/15/2014	1,000,000.00	1,009,480.00	1,006,541.04	2.100		1.960	1,800	05/06/2019
36962G7G3	5014	G.E. CAPITAL CORP.		03/14/2014	500,000.00	510,405.00	509,907.92	2.300		1.932	1,688	01/14/2019

Portfolio COFH

AP

PM (PRF_PM2) 7.3.0

CITY OF HEMET
Portfolio Management
Portfolio Details - Investments
May 31, 2014

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	S&P	YTM 365	Days to Maturity	Maturity Date
Medium Term Notes												
68389XAN5	5010	ORACLE		03/28/2013	500,000.00	499,380.00	500,819.47	1.200		1.150	1,232	10/15/2017
94974BFG0	5013	WELLS FARGO		04/26/2013	500,000.00	499,695.00	502,621.51	1.500		1.350	1,325	01/16/2018
Subtotal and Average			2,065,458.54		2,500,000.00	2,518,960.00	2,519,889.94			1.672	1,570	
Federal Agency Issues - Coupon												
3133ECV43	2266	FEDERAL FARM CREDIT BANKS		07/23/2013	500,000.00	501,310.00	500,000.00	1.930		1.930	1,513	07/23/2018
3133ECZB3	2270	FEDERAL FARM CREDIT BANKS		09/11/2013	500,000.00	502,220.00	500,000.00	2.280		2.280	1,563	09/11/2018
3133EDA51	2274	FEDERAL FARM CREDIT BANKS		11/19/2013	500,000.00	503,020.00	500,000.00	1.810		1.810	1,632	11/19/2018
313381MV4	2254	FEDERAL HOME LOAN BANK		01/17/2013	500,000.00	496,290.00	500,000.00	1.050		1.050	1,326	01/17/2018
313383GY1	2261	FEDERAL HOME LOAN BANK		06/13/2013	500,000.00	499,990.00	500,000.00	1.170		1.170	1,473	06/13/2018
313383JZ53	2263	FEDERAL HOME LOAN BANK		06/27/2013	500,000.00	497,905.00	500,000.00	1.450		1.450	1,487	06/27/2018
3130A1GQ5	2276	FEDERAL HOME LOAN BANK		04/15/2014	500,000.00	500,703.10	500,000.00	2.070		2.070	1,779	04/15/2019
3134G37C8	2256	FEDERAL HOME LOAN MTG ASSOC.		04/17/2013	500,000.00	493,935.00	500,000.00	1.100		1.100	1,416	04/17/2018
3134G37H7	2257	FEDERAL HOME LOAN MTG ASSOC.		04/25/2013	500,000.00	499,620.00	500,000.00	1.150		1.150	1,424	04/25/2018
3134G47G7	2262	FEDERAL HOME LOAN MTG ASSOC.		06/26/2013	500,000.00	496,750.00	500,000.00	1.400		1.400	1,486	06/26/2018
3134G4BG2	2265	FEDERAL HOME LOAN MTG ASSOC.		07/17/2013	500,000.00	499,085.00	500,000.00	1.550		1.550	1,507	07/17/2018
3134G4S74	2275	FEDERAL HOME LOAN MTG ASSOC.		01/16/2014	500,000.00	501,130.00	500,000.00	2.000		2.000	1,690	01/16/2019
3135G0NF6	2252	FEDERAL NTL MORTGAGE ASSOC.		08/21/2012	500,000.00	498,450.00	500,000.00	1.000		1.000	1,177	08/21/2017
3136G04U2	2253	FEDERAL NTL MORTGAGE ASSOC.		11/29/2012	500,000.00	495,937.50	500,000.00	1.000		1.000	1,277	11/29/2017
3135G0UN1	2255	FEDERAL NTL MORTGAGE ASSOC.		02/28/2013	500,000.00	497,550.00	500,000.00	1.150		1.146	1,368	02/28/2018
3135G0WV9	2258	FEDERAL NTL MORTGAGE ASSOC.		04/30/2013	500,000.00	491,395.00	500,000.00	1.000		1.000	1,429	04/30/2018
3136G1LB3	2259	FEDERAL NTL MORTGAGE ASSOC.		04/30/2013	500,000.00	494,225.00	500,000.00	0.750		0.740	1,429	04/30/2018
3135G0XG3	2260	FEDERAL NTL MORTGAGE ASSOC.		05/21/2013	500,000.00	491,810.00	500,000.00	1.000		1.000	1,450	05/21/2018
Subtotal and Average			9,000,000.00		9,000,000.00	8,961,325.60	9,000,000.00			1.380	1,468	
Negotiable CDs												
02437PAG8	3173	AMERICAN NATIONAL BANK DALLAS		08/12/2013	248,000.00	248,000.00	248,000.00	1.250		1.251	1,168	08/12/2017
0606247B3	3176	BANK OF BARODA N.Y.		11/12/2013	248,000.00	248,000.00	248,000.00	2.150		2.151	1,626	11/13/2018
856284-E3-4	3147	BANK OF INDIA NEW YORK		04/27/2012	248,000.00	256,165.25	248,000.00	2.000		2.001	1,061	04/27/2017
17037TDV6	3169	CHOICE FINANCIAL GROUP		11/20/2012	248,000.00	247,212.18	248,000.00	1.000		1.001	1,268	11/20/2017
20033AAG13	3168	COMENITY CAPITAL BANK		10/25/2012	249,000.00	248,915.51	249,000.00	1.050		1.065	1,242	10/25/2017
20451PEN2	3175	COMPASS BANK		09/25/2013	247,000.00	253,364.52	247,000.00	2.000		2.001	1,577	09/25/2018
20786AAL9	3177	CONNECTONE BANK N.J.		12/13/2013	247,000.00	251,132.71	247,000.00	1.850		1.851	1,656	12/13/2018
29976DNY2	3166	EVERBANK		10/15/2012	248,000.00	248,000.00	248,000.00	1.000		1.001	1,233	10/16/2017
373128DS3	3167	GEORGIA BANK AND TRUST		10/17/2012	249,000.00	248,496.45	249,000.00	1.000		1.014	1,234	10/17/2017

Portfolio COFH

AP

CITY OF HEMET
Portfolio Management
Portfolio Details - Investments
May 31, 2014

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	S&P	YTM 365	Days to Maturity	Maturity Date
Negotiable CDs												
36159CRZ1	3126	GE Money Bank		07/30/2010	247,000.00	252,745.17	247,000.00	2.400		2.400	424	07/30/2015
48124JSB5	3171	JP MORGAN CHASE BANK		01/28/2013	248,000.00	248,000.00	248,000.00	0.850		0.850	1,337	01/28/2018
7865803L2	3164	SAFRA NATIONAL BANK		09/27/2012	249,000.00	249,000.00	249,000.00	0.800		0.800	484	09/28/2015
795450NR2	3163	SALLIE MAE		07/25/2012	248,000.00	248,000.00	248,000.00	1.200		1.200	421	07/27/2015
84603M2W5	3165	SOVEREIGN BANK		10/03/2012	249,000.00	249,452.58	249,000.00	0.750		0.750	124	10/03/2014
909557CL2	3170	United Bankers' Bank		11/29/2012	249,000.00	248,791.96	249,000.00	1.100		1.115	1,277	11/29/2017
94986TMF1	3172	WELLS FARGO		03/28/2013	248,000.00	248,000.00	248,000.00	1.000		1.000	1,396	03/28/2018
Subtotal and Average			3,970,000.00		3,970,000.00	3,993,276.33	3,970,000.00			1.340	1,095	
Total and Average			62,219,804.19		64,155,208.22	64,277,602.88	64,181,218.52			0.847	420	

**CITY OF HEMET
Portfolio Management
Portfolio Details - Cash
May 31, 2014**

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	S&P	YTM 365	Days to Maturity
		Average Balance	0.00	Accrued Interest at Purchase		14,977.78	14,977.78				0
				Subtotal		14,977.78	14,977.78				
		Total Cash and Investments	62,219,804.19		64,155,208.22	64,292,580.66	64,196,196.30			0.847	420

CITY OF HEMET
Received Interest
Sorted by Issuer
Received May 1, 2014 - May 31, 2014

Issuer	CUSIP	Investment #	Security Type	Par Value	Current Rate	Interest					
						Date Due	Date Received	Amount Due	Amount Received	Variance	
BANK OF HEMET	SYS3174	3174	BCD	494,000.00	0.500	05/06/2014	05/06/2014	203.01	203.01	-	
								Subtotal	203.01	203.01	
BANK OF THE WEST	SYS3144	3144	BCD	249,000.00	1.750	05/12/2014	05/13/2014	358.15	358.15	-	
								Subtotal	358.15	358.15	
CHOICE FINANCIAL GROUP	17037TDV6	3169	NC2	248,000.00	1.000	05/20/2014	05/20/2014	1,229.81	1,229.81	-	
								Subtotal	1,229.81	1,229.81	
COMENITY CAPITAL BANK	20033AAG13	3168	NC2	249,000.00	1.050	05/25/2014	05/28/2014	217.88	214.89	-2.99	
								Subtotal	217.88	214.89	
CONNECTONE BANK N.J.	20786AAL9	3177	NC2	247,000.00	1.850	05/13/2014	05/14/2014	375.58	375.58	-	
								Subtotal	375.58	375.58	
FEDERAL FARM CREDIT BANKS	3133EDA51	2274	FAC	500,000.00	1.810	05/19/2014	05/20/2014	4,525.00	4,525.00	-	
								Subtotal	4,525.00	4,525.00	
FEDERAL NTL MORTGAGE ASSOC.	3136G1LB3	2259	FAC	500,000.00	0.750	04/30/2014	05/20/2014	1,750.00	1,750.00	-	
	3135G0WN9	2258	FAC	500,000.00	1.000	04/30/2014	05/21/2014	2,500.00	2,500.00	-	
	3135G0XG3	2260	FAC	500,000.00	1.000	05/21/2014	05/21/2014	2,500.00	2,500.00	-	
								Subtotal	6,750.00	6,750.00	
GEORGIA BANK AND TRUST	373128DS3	3167	NC2	249,000.00	1.000	05/17/2014	05/20/2014	207.50	204.66	-2.84	
								Subtotal	207.50	204.66	
Total								13,866.93	13,861.10		
Total Cash Overpayment								0.00			
Total Cash Shortfall								-5.83			

CITY OF HEMET
 Received Interest
 Received May 1, 2014 - May 31, 2014

Issuer	CUSIP	Investment #	Security Type	Par Value	Current Rate	Interest	
						Date Received	Amount Received
Cash Accounts							
BANK OF NEW YORK	SYS5009	5009	PA1	2,283,687.27		05/05/2014	12.04
						Subtotal	12.04
Citibank	SYS5001	5001	PA1	1,037,720.56	0.450	05/30/2014	130.51
						Subtotal	130.51
CITIBANK3	SYS5004	5004	PA1	4,764,890.87	0.450	05/30/2014	504.34
						Subtotal	504.34
						Total	646.89

LIBRARY
Portfolio Management
Portfolio Summary
May 31, 2014

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 360 Equiv.	YTM 365 Equiv.
Federal Agency Coupon Securities	1,000,000.00	986,980.00	1,000,000.00	100.00	1,826	1,368	1.060	1.075
Investments	1,000,000.00	986,980.00	1,000,000.00	100.00%	1,826	1,368	1.060	1.075

Total Earnings	May 31 Month Ending	Fiscal Year To Date
Current Year	895.82	9,854.16
Average Daily Balance	1,000,000.00	
Effective Rate of Return	1.05%	

JUDITH L. OLTMAN, TREASURER

LIBRARY
Portfolio Management
Portfolio Details - Investments
May 31, 2014

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	YTM 365	Days to Maturity	Maturity Date
Federal Agency Coupon Securities											
313383AW1	3304	FEDERAL HOME LOAN BANK		06/13/2013	500,000.00	492,355.00	500,000.00	1.150	1.150	1,473	06/13/2018
3135G0RQ8	3303	FEDERAL NATL MORTGAGE		11/15/2012	500,000.00	494,625.00	500,000.00	1.000	1.000	1,263	11/15/2017
		Subtotal and Average	1,000,000.00		1,000,000.00	986,980.00	1,000,000.00		1.075	1,368	
		Total and Average	1,000,000.00		1,000,000.00	986,980.00	1,000,000.00		1.075	1,368	

LIBRARY
Received Interest
Sorted by Issuer
Received May 1, 2014 - May 31, 2014

Issuer	CUSIP	Investment #	Security Type	Par Value	Current Rate	Interest					
						Date Due	Date Received	Amount Due	Amount Received	Variance	
FEDERAL NATL MORTGAGE	3135G0RQ8	3303	FAC	500,000.00	1.000	05/15/2014	05/19/2014	2,500.00	2,500.00	-	
							Subtotal		2,500.00	2,500.00	
							Total		2,500.00	2,500.00	
							Total Cash Overpayment		0.00		
							Total Cash Shortfall		0.00		

Local Agency Investment Fund
P.O. Box 942809
Sacramento, CA 94209-0001
(916) 653-3001

www.treasurer.ca.gov/pmia-laif
July 22, 2014

CITY OF HEMET

CITY TREASURER
445 EAST FLORIDA AVENUE
HEMET, CA 92543-4209

PMIA Average Monthly Yields

Account Number:
98-33-362

Tran Type Definitions

May 2014 Statement

Account Summary

Total Deposit:	0.00	Beginning Balance:	33,197,889.57
Total Withdrawal:	0.00	Ending Balance:	33,197,889.57

Local Agency Investment Fund
P.O. Box 942809
Sacramento, CA 94209-0001
(916) 653-3001
HEMET

www.treasurer.ca.gov/pmia-laif
July 22, 2014

TREASURER
445 EAST FLORIDA AVENUE
HEMET, CA 92543-4209

PMIA Average Monthly Yields

Account Number:
65-33-006

Tran Type Definitions

May 2014 Statement

Account Summary

Total Deposit:	0.00	Beginning Balance:	1,879.48
Total Withdrawal:	0.00	Ending Balance:	1,879.48

HEMET REDEVELOPMENT AGENCY
Cash W/Fiscal Agent: US BANK and LAIF
2002 TAX ALLOCATION BONDS/RDA

Date	Activity	98510818	98510819		98510816	98510815	98510817	RDA	TOTAL
		496-1504 Interest Fund	Principal Fund	Sinking Fund	496-1506 Reserve Fund	Redemption Fund	389-1502 Cost of Issuance	389-1503 Acquisition Fund	
3/31/2014	Interest				5.86				5.86
	Interfund transfer	37.89			(37.89)				0.00
	Debt Service from City of Hemet	156,930.13							156,930.13
	Debt Service Pmt	(156,962.51)							(156,962.51)
	BALANCE	5.86	0.32	0.00	477,068.90	0.00	(0.00)	0.00	477,075.08
4/30/2014	Interest	0.90			6.49				7.39
	Interfund transfer								0.00
	Debt Service from City of Hemet								0.00
	Debt Service Pmt								0.00
	BALANCE	6.76	0.32	0.00	477,075.39	0.00	(0.00)	0.00	477,082.47
5/31/2014	Interest				6.28				6.28
	Interfund transfer								0.00
	Debt Service from City of Hemet								0.00
	Debt Service Pmt								0.00
	BALANCE	6.76	0.32	0.00	477,081.67	0.00	(0.00)	0.00	477,088.75
	First American Treas Oblig CL D Corp Tr		477,088.75						
	LAIF/RDA		0.00						
			<u>477,088.75</u>						
			0.00						

HEMET REDEVELOPMENT AGENCY
Cash W/Fiscal Agent: US BANK and LAIF
1999 TAX ALLOCATION BONDS/RDA

Date	Activity	98510810 496-1502 Interest Fund	98510811 Principal Fund	98510812 Sinking Fund	98510813 496-1503 Reserve Fund	98510814 Redemption Fund	98510815 390-1502 Cost of Issuance	RDA 390-1503 Acquisition Fund	TOTAL All Accounts
1/31/2014	Interest				8.26				8.26
	Interfund transfer								0.00
	Debt Service from City of Hemet								0.00
	Debt Service Payment								0.00
	BALANCE	0.36	0.66	0.00	607,211.11	0.00	0.00	(0.00)	607,212.13
2/28/2014	Interest				8.26				8.26
	Interfund transfer								0.00
	Debt Service from City of Hemet								0.00
	Debt Service Payment								0.00
	BALANCE	0.36	0.66	0.00	607,219.37	0.00	0.00	(0.00)	607,220.39
3/31/2014	Interest				7.46				7.46
	Interfund transfer	48.23			(48.23)				0.00
	Debt Service from City of Hemet	157,760.12							157,760.12
	Debt Service Payment	(157,801.25)							(157,801.25)
	BALANCE	7.46	0.66	0.00	607,178.60	0.00	0.00	(0.00)	607,186.72
4/30/2014	Interest	0.90			8.26				9.16
	Interfund transfer								0.00
	Debt Service from City of Hemet								0.00
	Debt Service Payment								0.00
	BALANCE	8.36	0.66	0.00	607,186.86	0.00	0.00	(0.00)	607,195.88
5/31/2014	Interest				8.00				8.00
	Interfund transfer								0.00
	Debt Service from City of Hemet								0.00
	Debt Service Payment								0.00
	BALANCE	8.36	0.66	0.00	607,194.86	0.00	0.00	(0.00)	607,203.88

First American Treas Oblig CL D Corp Tr
Money Market/RDA

607,203.88

607,203.88

0.00

CITY OF HEMET
Cash W/Fiscal Agent: US BANK
2006 Refunding Bonds Series Heartland Project

Date	Activity	103852000 788-1508 Bond	103852001 788-1508 Prepayment	103852002 Special	103852003 788-1510 Escrow	103852004 788-1502 Cost of	103852005 788-1506 Reserve	TOTAL
1/31/2014	Interest							0.00
	Transfer funds							0.00
	City of Hemet		419,594.72					419,594.72
	Debt Service							0.00
	Khov prepay (31 lots)							0.00
	Trust fees							0.00
	BALANCE	0.00	189,385.68	2,715,525.50	10,736.85	0.00	0.00	466,136.25
2/28/2014	Interest							0.00
	Transfer funds	69,660.57	(58,923.72)	(10,736.85)				0.00
	City of Hemet							0.00
	Debt Service							0.00
	Khov prepay (31 lots)							0.00
	Trust fees							0.00
	BALANCE	0.00	259,046.25	2,656,601.78	(0.00)	0.00	0.00	466,136.25
3/31/2014	Interest							0.00
	Transfer funds	(259,046.25)						(259,046.25)
	City of Hemet							0.00
	Debt Service							0.00
	Khov prepay (31 lots)							0.00
	Trust fees							0.00
	BALANCE	0.00	0.00	2,656,601.78	(0.00)	0.00	0.00	466,136.25
4/30/2014	Interest							0.00
	Transfer funds							0.00
	City of Hemet							0.00
	Debt Service							0.00
	Khov prepay (31 lots)							0.00
	Trust fees							0.00
	BALANCE	0.00	0.00	2,656,601.78	(0.00)	0.00	0.00	466,136.25
5/30/2014	Interest							0.00
	Transfer funds							0.00
	City of Hemet							0.00
	Debt Service							0.00
	Khov prepay (31 lots)							0.00
	Trust fees							0.00
	BALANCE	0.00	0.00	2,656,601.78	(0.00)	0.00	0.00	466,136.25
	First American Treasury Oblig			3,122,738.03				
	US Treasury Notes, various							not carried on COH books
	Misc Assets			1.00				
				<u>3,122,739.03</u>				



Staff Report

TO: Honorable Mayor and Members of the Hemet City Council

FROM: Wally Hill, City Manager; *Wally Hill*
Kristen Jensen, Public Works Director *KJ*

DATE: August 12, 2014

RE: Award of Purchase Order for FY14/15 Pipeline Materials Purchase

RECOMMENDED ACTION:

It is respectfully recommended that the City Council:

- Award a purchase order to HD Waterworks of Perris in the amount of \$185,000 for annual Water Department pipeline and maintenance material purchases, and
- Authorize the City Manager to execute the purchase order.

BACKGROUND:

The Water Department operates and maintains 130 miles of water lines serving over 9,700 residential and commercial water customers. The Department also operates seven City owned wells and four reservoirs in order to supply water of the highest quality to our customers. Equipment, parts, and supplies are needed in a timely manner to provide preventative maintenance and necessary repairs to the system 24 hours a day. Examples of items to be purchased include brass fittings, valves, bolts, flanges, meters, meter covers, couplings, and other miscellaneous repair parts.

This request is being brought before City Council, as the amount of the purchase order requested exceeds the City Manager's signing authority.

ANALYSIS:

In an effort to better plan job costs and avoid major pricing fluctuations, staff pursued annual pricing (through June 30, 2015) for pipeline and maintenance material needs. The Invitation for Bid (IFB) was advertised in the Press Enterprise on June 18, 2014, as well as, on the City website. Four firms received the IFB, and each submitted a bid response. The Procurement Administrator performed an initial review of the responses to ensure the bids were responsive to all requirements. After evaluation of the unit prices staff, found HD Waterworks of Perris provided the most cost effective proposal.

No vendor was able to provide a bid on all line items. To take full advantage of the IFB process, staff will award two additional purchase orders, not to exceed \$20,000 each, to the number two and three bidders. This will allow for purchase of materials from another vendor in the event the primary vendor is out of stock.

FISCAL IMPACT:

Funds are available in approved FY14/15 operating budgets in Water Fund No. 571-9000-2450, in the amount of \$235,000.

Respectfully submitted,



Ron Proze
Water/Wastewater Superintendent

Fiscal Review:



Thomas Kanarr,
Interim Finance Director



Staff Report

TO: Honorable Mayor and Members of the Hemet City Council

FROM: Wally Hill, City Manager *Wally Hill*
Kris Jensen, Public Works Director *KJ*

DATE: August 12, 2014

RE: Purchase of a Riding Lawn Mower for the Public Works Department

RECOMMENDATION:

It is respectfully recommended that the City Council:

- Approve the purchase of a Toro Groundsmaster riding mower from Turf Star of Bermuda Dunes, California, in the amount of \$58,828.67, and
- Authorize the City Manager to approve Purchase Orders in support of purchase.

BACKGROUND:

The Parks Division is responsible for the daily maintenance of six City of Hemet parks. In total, the parks (not including Simpson park) consist of forty two acres of turf requiring regular mowing and maintenance. Currently, a single crew of three employees provides all maintenance to the parks.

In the recent past, the Parks Department utilized three commercial grade riding mowers to mow all forty two acres weekly. In 2010, two of the mowers (1999 and 2006) were taken out of operation as they had exceeded their practical, and useful lives and were no longer economically feasible to operate. Due to budget constraints, and as a cost saving measure, two *non*-commercial grade riding mowers were purchased in 2011 for use in park maintenance efforts. These units were intended to be used until the funding was available for replacement of the commercial mowers.

Currently, the crew continues to utilize the single remaining commercial grade riding mower and must rotate use of the two non-commercial grade riding mowers as they have become unreliable after years of excessive and daily use. Commercial grade riding mowers are able to cut 10 1/2 feet per pass; twice the width of a non-commercial mower. The non-commercial riding mowers, require twice the time to perform the same job.

PROJECT DESCRIPTION:

The commercial grade riding mower requested for purchase will replace the 1999 John Deer commercial riding mowers previously surplussed. The purchase of this mower will play an important role in maximizing the efficiency and effectiveness of the small division.

In addition to mowing, edging, and clearing lawn debris from walkways, the Parks crew also performs the following daily maintenance activities: graffiti abatement, pest control, restroom cleaning, weed abatement, irrigation repairs; lifting trees and trimming hedges. This purchase will facilitate the crew's ability to give additional attention to other park maintenance needs as they can mow more turf in less time and focus additional time on performing the other daily maintenance responsibilities.

COORDINATION & REVIEW:

The Procurement Administrator and Public Works staff reviewed pricing for this equipment under an existing National Intergovernmental Purchasing Alliance (NIPA) contract. NIPA is a cooperative purchasing organization. Their procurement practices and process satisfies the City's competitive bid requirement and allows the City to award a purchase order to Turf Star for equipment, parts, training, labor, and warranty. The discounted purchase price of \$58,828.67 with Turf Star through the NIPA contract award is 27% lower than the Manufacturers Suggested Retail Price (MSRP).

Two additional quotes for the mower were obtained, each of which were in excess of \$75,228.00. Staff also researched the ability to purchase this piece of equipment locally and found that no vendors in the City were able to provide the specialized commercial equipment needed. The Purchasing division has reviewed this report and finds it consistent with the City's purchasing policies and procedures.

FISCAL IMPACT:

No additional impact to the General Fund. Funding in the amount of \$60,000 was previously established through the FY14/15 Operation Budget in Equipment Replacement Fund No. 380-4250-5400.

Respectfully submitted,



Kris Jensen
Public Works Director

Fiscal Review:



Thomas Kanarr
Interim Finance Director



Staff Report

TO: Honorable Mayor and Members of the City Council

FROM: Wally Hill, City Manager *Wally Hill*
 Kristen Jensen, Public Works Director *KJ*

DATE: August 12, 2014

RE: Accept Award of Funding from the City-County Payment Program for Fiscal Year 2013/2014 through the State of California Department of Recycling Resources and Recovery - Supplemental Appropriation

- RECOMMENDATION:** It is respectfully recommended that the City Council:
- 1) Accept funding award in the amount of \$21,366 from the State of California, Department of Recycling Resources and Recovery, through the 2013/2014 City/County Payment Program.
 - 2) Authorize the Interim Finance Director to record revenues to the Miscellaneous Recyclables (Account #553-0454) in the amount of \$21,366.
 - 3) Establish operating budget of \$21,366 in the Integrated Waste Management Fund 553-4500-2801 for miscellaneous litter abatement, the purchase of park/playground equipment manufactured from recycled materials and recycling bins.

BACKGROUND: The State of California Department of Recycling Resources and Recovery provides annual funding to cities and counties specifically for use in beverage container recycling and litter abatement activities. For the Fiscal Year 13/14, funding distributions will be on a per capita basis calculated on January 1, 2014, population statistics from the California Department of Finance. To receive this funding, the State of California, Department of Recycling Resources and Recovery, requires each city/county to submit a Funding Request Form (FRF) identifying the proposed use of funds and current agency contacts. The City of Hemet FRF was submitted on January 8, 2014 and the funding award of \$21,366 was received on July 15, 2014.

Through the application process, staff proposed to use this funding to purchase park/playground equipment manufactured from recycled plastic to install in a City park, purchase recycling containers for City facilities, as well as to support additional litter cleans up throughout the City. All of the proposed items qualify for funding through this program.

FISCAL IMPACT: No impact to General Fund. The Fiscal Year 2013/2014 allocation of \$21,366 will assist in offsetting costs associated with purchasing recycled park equipment for City parks, recycling bins for City facilities as well as support litter clean-up efforts throughout the City. There is no requirement for City match of funds for this program.

Respectfully submitted,
Charles Russell
 Charles Russell
 Superintendent

Fiscal Review,
Thomas M. Kanarr
 Thomas Kanarr
 Interim Finance Director



Staff Report

TO: Honorable Mayor and Members of the Hemet City Council

FROM: Peter Bryan, Interim Fire Chief
Wally Hill, City Manager *Wally Hill*

DATE: August 12, 2014

RE Purchase of Paramedic Monitor/Defibrillators

RECOMMENDED ACTION:

1. That the City Council approve the purchase of five new "X Series" Monitor/Defibrillators from ZOLL Medical Corporation in the amount of \$153,884, and approve an annual maintenance/service agreement in the amount of \$1,150 per year for five units.
2. Authorize the City Manager to approve Purchase Orders in support of purchase and annual maintenance/service agreement.

BACKGROUND:

One of the most critical equipment components in a Paramedic Advance Life Support (ALS) program is the Monitor/Defibrillator. Besides the capability to monitor a patient's heart condition, the "12 lead" technology can transmit a report to the hospital designated as the "STEMI" Center (S-T Elevated Myocardial Infarction) which allows the hospital to diagnose conditions earlier and prepare for any necessary stent procedures. The hospital can then set-up and be ready for the heart attack patient's arrival and quickly begin "stent" procedures to open up blocked coronary arteries and prevent greater heart muscle damage. This can and does provide the patient the greatest chance of resuming a regular life after sustaining a "heart attack". The Monitor/Defibrillator can also shock the heart "back into a normal rhythm" and can also "pace" the heart at the correct speed.

PROJECT DESCRIPTION:

The implementation of a Paramedic ALS program is a tremendous benefit to the citizens of a community, especially those with aging populations. The ability to administer medications, perform advanced airway techniques, treat trauma patients with life-saving fluid replacement, and quickly interpret heart conditions greatly improves a patient's chances of a favorable outcome. The current level of Fire Department service does not provide, or even permit, this level of service.

The Paramedic ALS program is quickly coming to fruition. Equipment is being purchased, apparatus is being readied for the new and additional equipment required to be carried, and the City of Hemet Paramedics are beginning some additional skills training at Hemet Valley Medical Center under the direction of Dr. Todd Hanna, M.D. Dr. Hanna has agreed to be the City's

medical director as a service to this community (a requirement of the County) to operate paramedic service.

In 2013, approximately 7,200 emergency responses in Hemet were Paramedic level (the level that only Paramedics can provide the necessary life-saving skills). The Hemet Fire Department staffs four stations which provide the quickest medical response to those 7,200 citizens and patients. American Medical Response (AMR) utilizes a "fluid-like" deployment called System Status in order to respond ambulances County-wide. Hemet area based ambulances can be utilized in a large regional area as compared to Hemet Fire Department engines which primarily provide service to Hemet citizens. Response times are critical in providing effective pre-hospital emergency care.

The City of Hemet Paramedics will work in close cooperation with AMR ambulances for the treatment and transportation of patients. Many patients will be transported to specialized hospitals for specialized care and thus AMR ambulances may not always be as available to respond to Hemet citizens. The combination of City of Hemet Paramedics, AMR ambulances, and Mercy Air helicopters will provide the highest level of emergency medical care feasible to Hemet citizens.

ANALYSIS:

There are three Monitor/Defibrillators on the market. One model is no longer manufactured and service is being phased out. The Zoll X Series and the Physio Control Lifepak 15 Monitor/Defibrillators have been equally evaluated, and determined to be equally suitable for the City of Hemet. While they each have some special features designed to set them ahead in the market, either one can provide satisfactory service. Both are utilized in Riverside County by the fire service and AMR Ambulance. Both are available from large competitive purchasing agreements.

The Zoll X Series is chosen above the Physio Control Lifepak 15 based on competitive cost.

COORDINATION & REVIEW:

Fire Department staff reviewed technical specifications for this medical equipment and determined either manufacturer's Monitor/Defibrillator will provide the necessary level of patient care, and both manufacturers offer the desired service and maintenance program.

The Procurement Administrator reviewed the agreement between Riverside County and Zoll Medical Group and the agreement between the State of California, Dept. of General Services, Procurement Division and Physio Control.

Riverside County completed a competitive solicitation and included language to allow all agencies in Riverside County to purchase off this contract. There is a significant discount (30%) due to the number of monitors purchased at that time. The City could not obtain better pricing by completing our own independent formal bid solicitation because of the large quantity discount provided to the County of Riverside.

<u>Vendor</u>	<u>Agreement</u>	<u>Equipment</u>	<u>Annual Maintenance</u>
Zoll Medical	Riverside County	\$153,884	\$1,150
Physio Control	Ca. Multiple Award Schedule	\$164,130	\$6,972

Hemet Municipal Code, Section 2-329., (b) provides "The purchasing agent may also buy directly from a vendor at a price established by competitive bidding by another federal, state, county or local government agency in substantial compliance with sections 2-334, 2-335 and 2-336 even if the city has not joined with that public agency in a cooperative purchase agreement."

CONSISTENCY WITH ADOPTED GOALS, PLANS, AND PROGRAMS:

The purchase of the necessary Zoll X Series Monitor/Defibrillators is consistent with the City Council goal of establishing a City of Hemet Paramedic program and FY 2014-15 Budget goal.

- **Goal 1:** Provide appropriate, effective, and cost efficient emergency fire, medical, rescue and hazardous materials services for the protection of lives and property.

POTENTIAL ALTERNATIVE ACTIONS:

The Monitor/Defibrillator is necessary and required equipment for a Paramedic program. Failure to purchase the necessary Monitor/Defibrillators would cancel and stop the implementation of a City Paramedic program.

FISCAL IMPACT:

The Indian Gaming Fund grant recently received from the Soboba Indians via the County of Riverside will fund \$125,202.53 of the total cost. The balance of \$28,682 will come from the Paramedic Program account budgeted in the FY13-14 budget. The funds necessary to implement the program, including the balance of the purchase of the Monitor/Defibrillators, are being carried forward to the FY 2014-15 budget, account 110-3200-2705.

Respectfully submitted,

Fiscal Review:



Peter Bryan
Interim Fire Chief



Thomas Kanarr
Interim Director of Finance

Attachment(s): Zoll X Series Monitor/Defibrillators Brochure

X Series®

ZOLL®



Xtremely

Small, Light, and Powerful

ALMOST TWO TIMES LIGHTER THAN OTHER POPULAR MONITORS

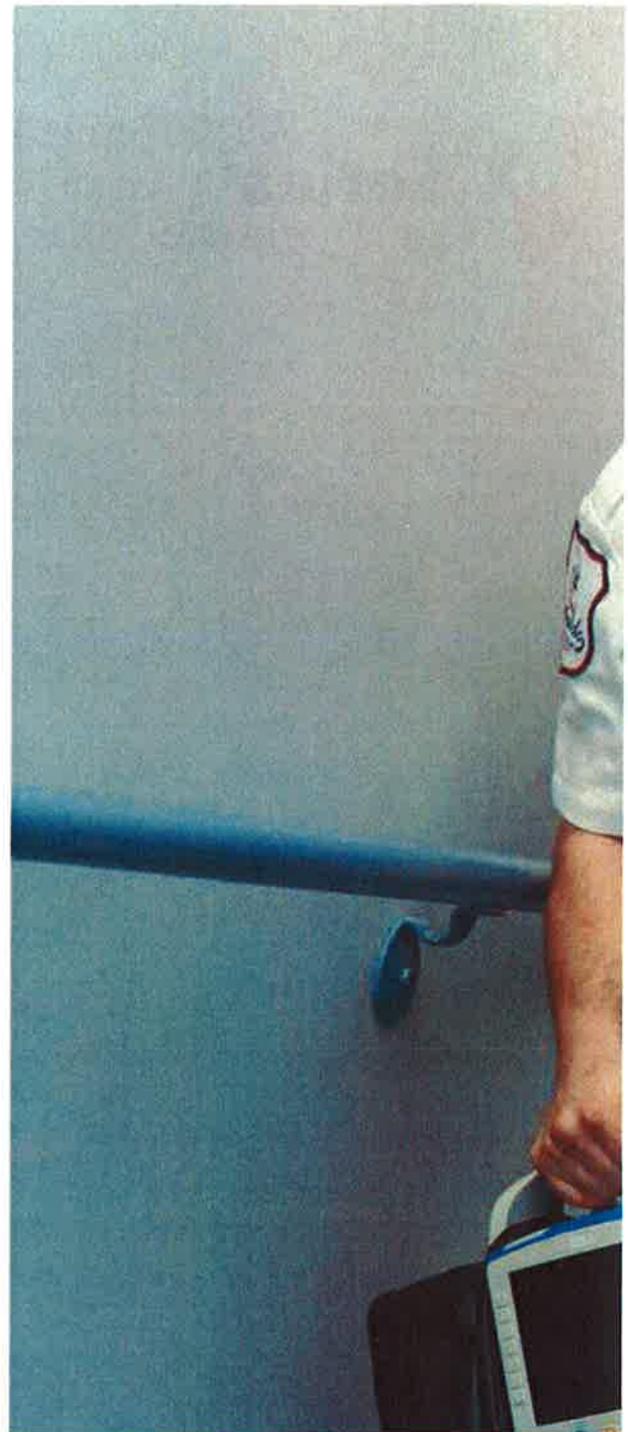
The X Series® extends the ZOLL legacy of smaller, lighter monitor/defibrillators. Pick it up. Feel the difference. At 11.7 pounds (6 kilograms), chances are it's twice as light as what you're carrying today.

MOST COMPACT, BEST EQUIPPED

Starting with a high-contrast, color display that simultaneously shows up to four waveforms, the X Series delivers the capabilities you expect from a full-featured monitor—for neonates through adults. And it can be equipped with a complete selection of best-in-class parameters, including Masimo® rainbow® SET pulse CO-Oximetry, Microstream® etCO₂, and Welch Allyn NIBP, as well as three invasive pressures and two temperature channels.

A MILITARY HERITAGE OF DURABILITY

Driven by requirements from air transport and field military operations, the X Series raises the bar for durability. It complies with standards requiring normal operation following multiple drops from a height of 6.5 feet (2 meters). An industry-best ingress protection rating of IP55 means no other monitor is protected from dust particles and water like the X Series.



**Because Medics Carry More
These Days**





Compact and lightweight without compromise in performance or durability

MAKING THE DIFFERENCE FOR PATIENTS

When several Arizona fire departments deployed Real CPR Help® in combination with scenario-based training, the likelihood of patient survival nearly tripled.¹ In a study involving 373 medics and 484 patients, the odds of surviving cardiac arrest were 2.7 times better when Real CPR Help was used.

A TOOL FOR SHORTENING PAUSES

Pre-shock pauses as brief as 10 seconds adversely impact survival.² The X Series is equipped with industry-exclusive See-Thru CPR® filtering technology. It reduces the length of interruptions by removing compression artifact so that medics can look for organized electrical activity during compressions.



Unfiltered ECG signal during CPR



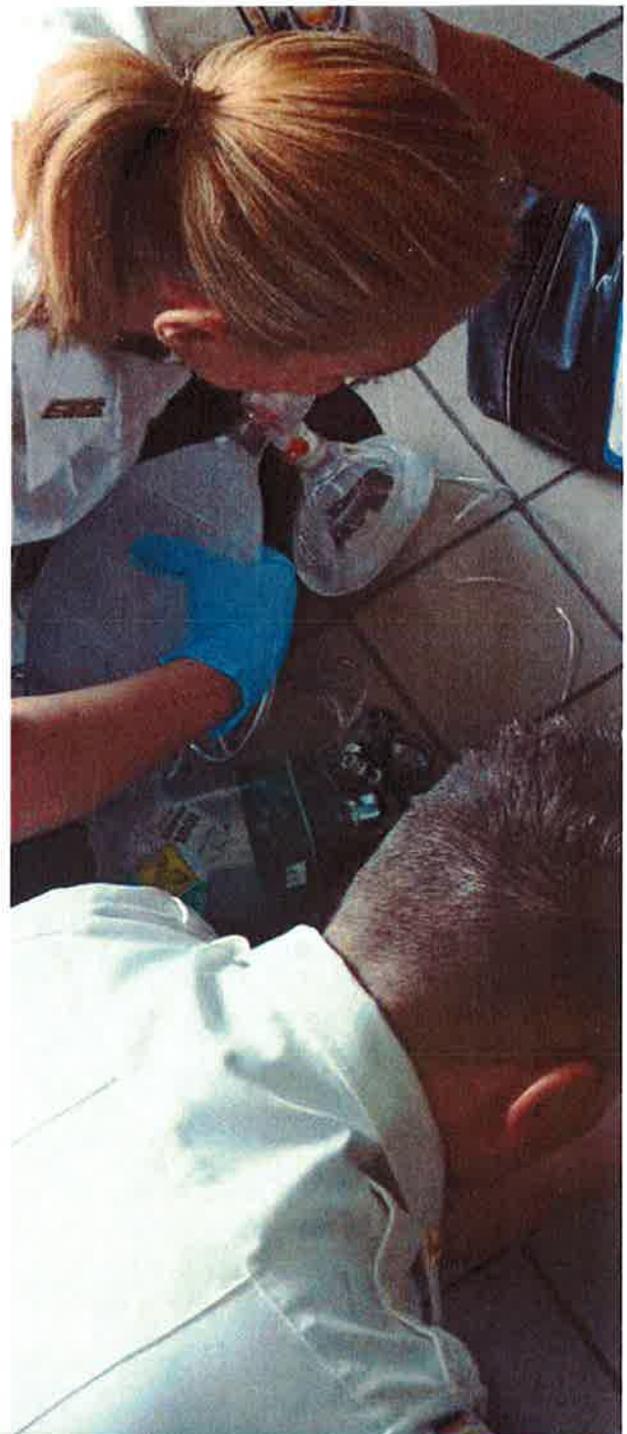
Signal filtered by See-Thru CPR

BECAUSE CPR IS A TEAM ACTIVITY

Not everyone who works a code is an experienced responder. The CPR Dashboard™ is a real-time window that gives team leaders an at-a-glance look at the quality of first-responder CPR.

EVEN THE BEST RESCUER FATIGUES

Real CPR Help prompts by exception. This means when medics are fresh and delivering good compressions, it is silent. With repetitive two-minute cycles, even the most fit medic tires. When compressions fall out of range, it gently guides rescuers back to high-quality, Guidelines-compliant compressions.



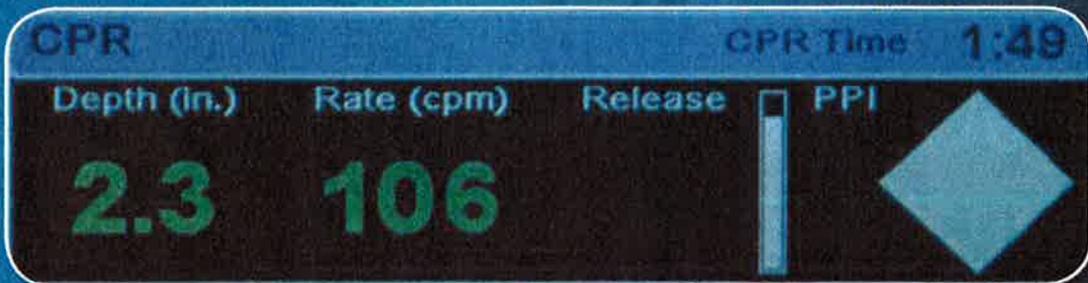
“Poor-quality CPR should be considered a preventable harm.”

—AHA Consensus Statement on CPR Quality³

¹ Bobrow BJ, et al. *Annals of Emergency Medicine*. 2013;62:47-56.

² Cheskes, et al. *Circulation*. 2011;124:58-66.

³ Meaney PA, et al. *Circulation* 2013;128:417-35.



CPR Dashboard is a real-time window on the key metrics of high-quality compressions.

12 LEADS ON SCREEN IMPROVE TRACE QUALITY

The STEMI View lets medics see trace quality simultaneously in all leads. Confidently record a 12-lead ECG with the expectation it will be clean the first time and ready for transmission without delay.



STEMI View

A WINDOW TO SERIAL ECG CHANGES

Unstable patients call for extraordinary vigilance. Substantial ST changes can occur between the initial transmission and arrival at the hospital.⁴ The Split-Screen View keeps medics on top of the situation by displaying the real waveform next to one that was previously acquired.



Split-Screen View

QUICKER, MORE CONFIDENT DECISIONS

At 94% sensitivity for detection of early STEMI, the X Series 12-lead algorithm is unmatched by other popular monitors. Make that alert call knowing it is based on the best algorithm.

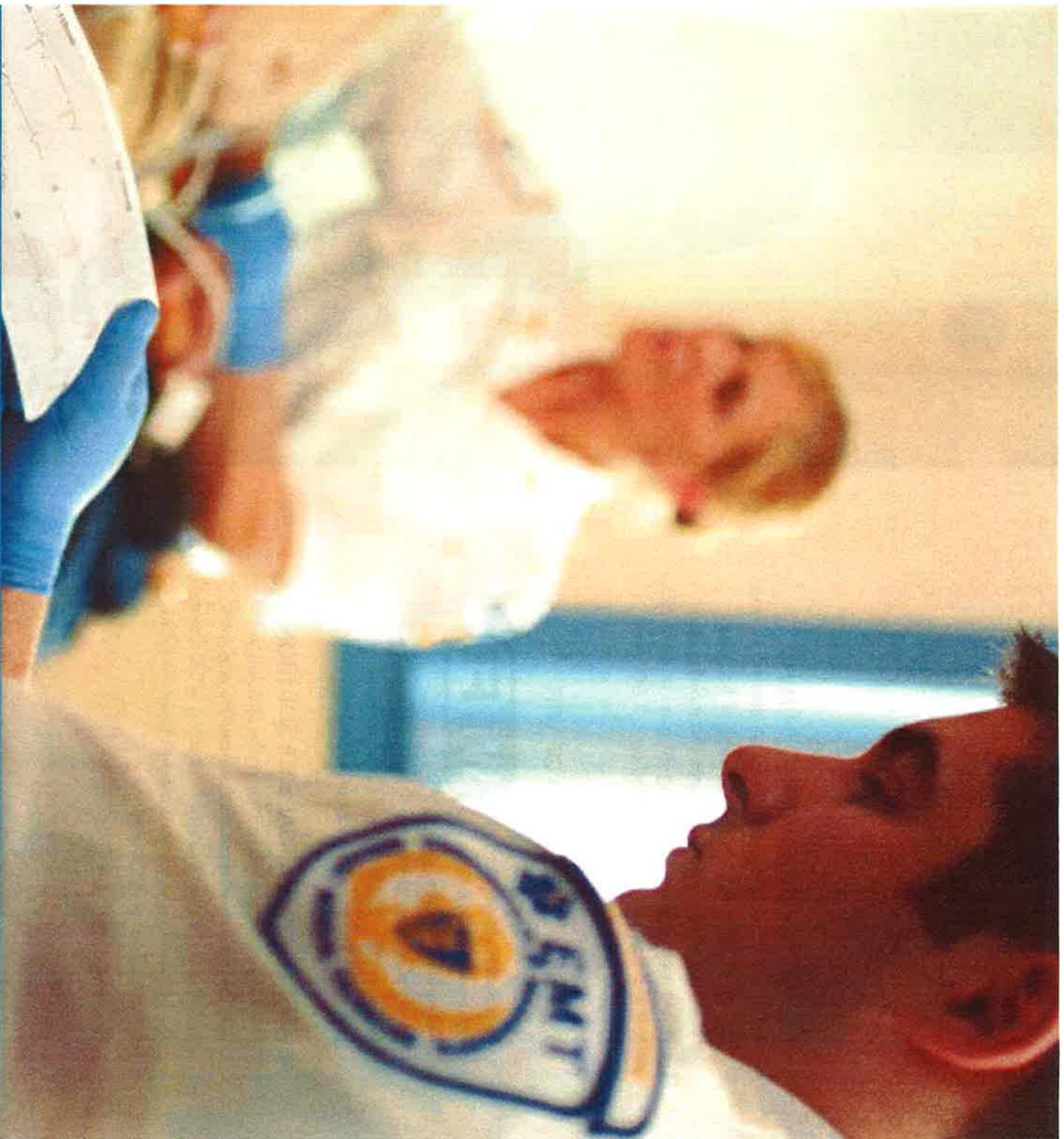
OPEN ARCHITECTURE MAXIMIZES STEMI OPTIONS

The X Series puts medics in the best position to decide where to take a patient. Its open architecture means the X Series can transmit a 12-lead ECG into all of the leading STEMI and cardiology management systems.



Reduce Time to Balloon with Advanced 12-Lead Capabilities

⁴ Davis M, et al. *Prehosp Emerg Care* 2014;18:9-14.



Confident decisions from the field



12-leads — anywhere, anytime



Fast, efficient delivery to the cath lab

DESIGNED WITH CHARTING IN MIND

The X Series is designed with electronic charting in mind. It redefines what a monitor should send to the patient record. The built-in memory ensures a complete patient record is transmitted by capturing 24 hours of event (ECG and vital signs) or trend data, and up to 1,000 time-stamped events.

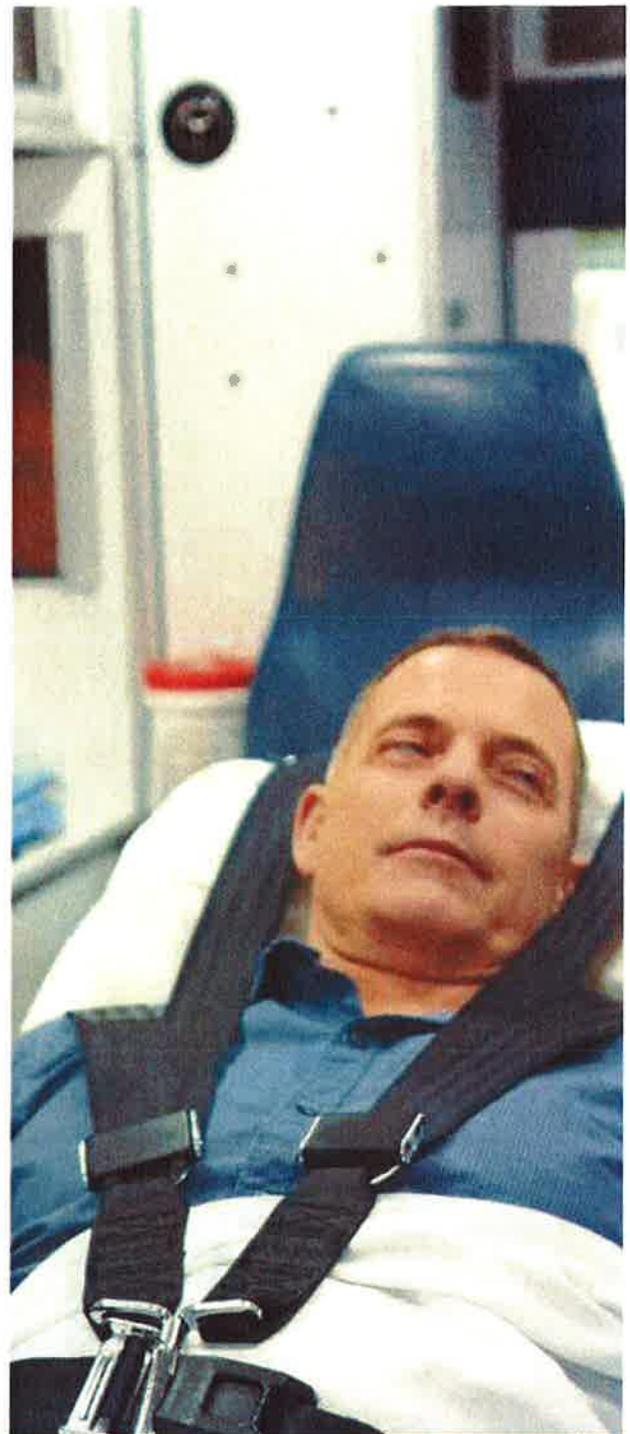
TRANSMIT AT THE SPEED OF WIFI

The X Series simplifies transmission. Its standard communication package makes wires, cables, and “dongles” a thing of the past. It is the first monitor to integrate WiFi, Bluetooth, and USB capabilities as part of the standard communication package.



AN OPEN, UNIVERSAL ePCR SOLUTION

The X Series speeds medic charting by seamlessly uploading the event record. It automatically populates patient data fields in many of the leading ePCR systems. ZOLL's open interface software development kit (SDK) is available to all ePCR vendors.



Simplify Charting with
Advanced Communication





The X Series redefines how a monitor should work with your charting system.

Big Screen Small Device

X Series

View up to four waveforms of your choice. Switch from a brilliant color display to either high-contrast black-and-white or night-vision mode to ensure visibility under extreme conditions.

Visual Alarm Indicator

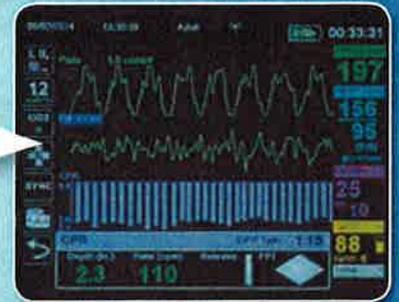
Oridion
Microstream®
Capnography

Masimo® rainbow® SET
Pulse CO-Oximetry



Resuscitation View

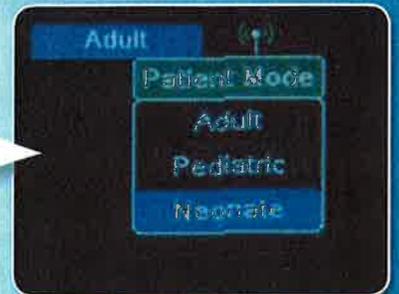
You get unequalled support for CPR. Display CPR Dashboard along with the real-time depth indicator and the filtered ECG that See-Through CPR provides.



Ready-for-Use Indicator

Patient-Specific Settings

Select the mode—Adult, Pediatric, or Neonate—and the alarm thresholds and energy levels will automatically adjust.



Welch Allyn NIBP with Sure BP® and SmartCuf®

SurePower System

The lithium-ion SurePower™ II battery delivers six hours of continuous run time. That's enough power for even the busiest EMS operation.



RescueNet® Code Review

Conduct post-event analysis in support of QA, training, and documentation programs with this unparalleled software tool.



Preconnected CPR Stat-padz® for monitoring, pacing, defibrillation, and Real CPR Help®

Impacting Outcomes Link by Link



EARLY INTERVENTION

Immediate defibrillation is the single most important factor in saving an SCA victim's life. ZOLL's LifeVest® Wearable Defibrillator is the ultimate early intervention for high-risk patients.



EARLY ACCESS

A timely 911 response is critical to survival. ZOLL's RescueNet® suite of call management products helps ensure the right resources get to the right place ASAP.



EARLY CPR

More than half of arrests involve non-shockable rhythms. Delivering consistent, high-quality CPR, whether manually using Real CPR Help or mechanically with the AutoPulse®, is the basis of treatment for these patients.



EARLY DEFIBRILLATION

Patients benefit when AEDs are deployed. While the AED Plus® brings simplicity to the public responder, the AED Pro® delivers the durability expected for the first responding BLS provider.



EARLY ACLS

Whether it is ZOLL's biphasic waveform, which is superior in high-impedance patients, an external pacing waveform that captures twice as often at half the current, or best-in-class patient monitoring, ZOLL ensures providers are equipped to deliver the best care possible.



POST-RESUSCITATION CARE

It is increasingly evident that post-resuscitation care is a vital link in the Chain of Survival. Goal-directed therapy, including fever control, fluid management, and glucose control, promise to improve outcomes. ZOLL has technologies for temperature management and delivery of fluid and blood products.

ADVANCING RESUSCITATION. TODAY.®

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ZOLL®



#16

MINUTES

REGULAR MEETING OF THE HEMET CITY COUNCIL

July 8, 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, Wright and Youssef, Mayor Pro Tem Milne and Mayor Smith

ABSENT: None

Work Study

Discussion regarding these items, with possible direction to staff

1. Disposition Options for City-Owned Real Property – Community Investment Director Jansons

John Jansons, Community Investment Director, discussed disposition options for City-owned real property. This is to determine if the City has any real property that can be sold or if it is being held for a specific future purpose. Many City-owned properties were deemed not feasible for sale or development because they serve as: landscape medians; urban and wild land parks, or conservation areas; city-use buildings (city hall, police station, fire stations, the Library, city corporate yard, etc.); public parking lots supporting employee or customer parking; well sites, storm water detention/retention basins; and roads and public rights of way. If property is identified as disposable a process will have to be determined. Mr. Jansons explained the options for disposition based on Sections 37350, 37351 and 37420 through 37430 of the Government Code. Mr. Jansons explained some things that should be considered in selling real property such as zoning, appraisals and valuations and environmental site assessments. The City Council will need to determine the process to be used for disposition. Mr. Jansons explained the options that could be considered. Staff has prepared an inventory of City-owned property. Based on a review of the inventory by the City Manager and the Executive Management Team the following properties could be considered for disposition:

Vacant lot in Sierra Dawn North (669 Mariposa)

"Sisk" Building

302 E. Florida Avenue (NE corner of Carmalita)

555 St. John Place

327 S. Taylor

NW Corner of Sanderson and Stetson

Domenigoni Parkway – North Side 20 acres

The following properties, while feasible for sale and development, staff is not recommending them for consideration at this time, pending completion of the Downtown Specific Plan:

The "Potato Shed" 250 E. Meier St.
L.P. Denny Building 401 N. Juanita St.
The Devonshire Site
Corner of E. Devonshire and N. Buena Vista
143 Juanita
"Gore-point" at Florida and Acacia
Source or Headwaters of Salt Creek
NW Corner of Domenigoni and Searl Parkway
Conservation Lot at Warren and Devonshire

The City Council was hoping for a list that included the value of the city-owned properties.

Eric Vail, City Attorney, suggested that the City Council look at the properties that are to be disposed of as a package and determine if one process will work for all of the properties. The properties presented are not considered surplus, they all have a reserve public purpose. There is no requirement to offer these properties to other public agencies for first right of refusal.

The City Council and staff discussed the NSP ties with 327 S. Taylor Street. The City Council and staff also discussed the current agreement with Model Master's for use of the property located on the north side of Domenigoni Parkway.

The City Council discussed the City's obligation to clean up the properties. The property value will be affected by the City's efforts. There will be a cost to the taxpayers to clean up the properties, however the property value will be less if the City does not clean them up.

Council Member Youssef, asked if it would be prudent at this point to hire a consultant that knows the business. Based on staff's recommendation there are only two properties of any value. Council Member Youssef would like to have some way to make sure the property is used for the highest and best use according the City Council.

The City Council discussed ways the property can be used to attract desirable businesses.

Mr. Jansons, asked if the City Council is suggesting that market analysis be done.

Tab Johnson, Rich Development, expressed interest in the Stetson Crossing property. Rich Development is an active developer in the immediate area. We have knowledge of and an interest in that property. We are actively marketing the property to the South. We would develop a project that the City would be proud of. Mr. Johnson recommended that the City Council take a hard look at these properties and their real value. We have interest from great tenants.

The City Council and staff discussed development and marketing options to retain control of what is built on city-owned property. The City does not have the same latitude as the former RDA. The City Council discussed which properties would produce the highest and best use. The City Council also discussed the properties that would be part of the upcoming Downtown Specific Plan.

The City Council identified specific properties to be discussed at a subsequent meeting to determine highest and best use.

The City Council recessed at 6:55 p.m. to the Regular Session.

Closed Session

2. Conference with Labor Negotiators
Pursuant to Government Code section 54957.6
Agency designated representatives: *City Manager Hill*
Employee organization:
Service Employees International Union (SEIU) General Employees
Hemet Fire Fighters Association
Hemet Mid-Managers Association
Hemet Police Officers Association

Continued to the end of the Regular Session

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 7:02 p.m.

Roll Call

PRESENT: Council Members Krupa, Wright and Youssef, Mayor Pro Tem
Milne and Mayor Smith
ABSENT: None

Invocation

Invocation was given by Gary Fowler, Hemet-San Jacinto Interfaith Council

Pledge of Allegiance

Pledge of Allegiance was led by Gary Fowler, Hemet-San Jacinto Interfaith Council

City Attorney Closed Session Report

3. Conference with Labor Negotiators
Pursuant to Government Code section 54957.6
Agency designated representatives: *City Manager Hill*
Employee organization:
Service Employees International Union (SEIU) General Employees
Hemet Fire Fighters Association
Hemet Mid-Managers Association
Hemet Police Officers Association
-

Presentation

3. McSweeney Recycled Water Retrofit – Kevin Pearson, Eastern Municipal Water District **Kevin Pearson, Public Affairs Officer**, introduced John Wuerth, EMWD's Recycled Water Program Analyst. Development of the McSweeney Farms Conversion/Retrofit Project began in 2007. The project was conditioned for recycled water use in streetscape and the community park. At the time of development, EMWD's Recycled Water system was not stabilized so potable water is currently being used. EMWD has since expanded its Recycled Water infrastructure with the conversion of the Fruitvale Tank, Construction of the Gibbel Tank and the Simpson Park booster station. Metropolitan Water District On-site Retrofit Pilot Program offers water at \$195.00 per acre foot (AF) for five years of usage. The program opens on July 1, 2014. Funding is available on a first come first serve basis. Construction must begin within 3 months of Notice of Approval and the systems must be online within 6 months of the Notice of Approval. Mr. Pearson went over the anticipated conversion costs and the anticipated costs savings. The City of Hemet will see immediate cost-savings. McSweeney Farms will see long-term cost savings. An agreement between the HOA/Raintree Investments and EMWD will allow their customers to convert to Recycled Water without significant up-front costs. The customer will pay the potable water rate until the balance is paid in full. The customer will receive a low interest rate loan. The conversion will provide immediate and significant long-term savings. The anticipate return on their investment will be within 10 years. This program should encourage the conversion to Recycled Water. Grants must be submitted quickly. This project is being fast-tracked by EMWD with a very tight timetable. The on-site work includes the installation of pumps in streetscape system, conversion of meter boxes and sprinkler heads and the addition of Recycled Water signage. EMWD needs to replace 23-feet of Recycled Water pipeline in State Street, south of Domenigoni Parkway to connect to the system. The project has received support from Raintree Investments, the HOA, Dean Wetter and Kris Jensen.

The City Council and Mr. Pearson discussed the loan and qualification details. Mr. Pearson noted that staff is still working on the details with EMWD's Finance Department.

John Wuerth, EMWD, the loans were available as of July 1, 2014. There is a two page grant application available online. The process takes approximately 2 to 3 weeks from submission to Notice of Approval. The agreement will be between the customer and the third party vendor.

The City Council and Mr. Pearson discussed the parameters of the loan and the anticipated interest rate. The City Council thanked Mr. Pearson for the presentation. Any incentive to encourage the use of recycled water and help save potable water is appreciated.

City Council Business Consent Calendar

5. **Receive and File** – Warrant Register
 - a. Warrant register dated June 26, 2014 in the amount of \$1,822,527.23. Payroll for the period of June 9, 2014 to June 22, 2014 was \$589,142.50.

6. **Recommendation by City Manager** – Contract with Valley-Wide Recreation & Park District to Operate the Simpson Center
 - a. Approve the contract with Valley-Wide Recreation & District to Operate the Simpson Center from July 1, 2014 through June 30, 2017 for \$157,000 per year.
7. **Recommendation by Public Works** - Ordinance Repealing and Restating Chapter 62 of the Hemet Municipal Code pertaining to Solid Waste Management
 - a. Adopt an ordinance repealing and restating Chapter 62 of the Hemet Municipal Code [Solid Waste Management]. **Ordinance No. 1890**
8. **Recommendation by Police Department** – Agreement for School Resources Officers (SRO) for 2014-2015 with Hemet Unified School District (HUSD)
 - a. Approve the 2014-2015 SRO Program with the HUSD in the annual amount of \$513,736.92.
9. **Recommendation by Finance** - Initiate Proceedings Existing Streetlight Maintenance District for Fiscal Year 2014-2015
 - a. Adopt a resolution initiating proceedings and ordering the Report of the Engineer in connection with the annual levy of assessments for the existing citywide streetlight maintenance districts and the levy and collection of assessments within such districts for the fiscal year 2014-2015, and designate PSOMAS as the Engineer for the purpose of these proceedings. **Resolution No. 4582**
10. **Recommendation by Finance** – Existing Streetlight Maintenance Districts for Fiscal Year 2014-2015
 - a. Adopt a resolution of intention to order the annual levy of assessments for the existing citywide streetlight maintenance district and to levy and collect assessments within such districts for Fiscal Year 2014-2015, preliminarily approving the engineer’s report and appointing July 22, 2014 for hearing protests. **Resolution No. 4583**
11. **Recommendation by Finance** - Initiate Proceedings Existing Landscape Maintenance District for Fiscal Year 2014-2015
 - a. Adopt a resolution initiating proceedings and ordering the Report of the Engineer in connection with the annual levy of assessments for the existing citywide landscape maintenance districts and the levy and collection of assessments within such districts for the fiscal year 2014-2015, and designate PSOMAS as the Engineer for the purpose of these proceedings. **Resolution No. 4584**
12. **Recommendation by Finance** – Existing Landscape Maintenance Districts for Fiscal Year 2014-2015
 - a. Adopt a resolution of intention to order the annual levy of assessments for the existing citywide landscape maintenance district and to levy and collect assessments within such districts for Fiscal Year 2014-2015, preliminarily approving the engineer’s report and appointing July 22, 2014 for hearing protests. **Resolution No. 4585**

13. **Recommendation by Finance** – Special Tax in Community Facilities District No. 2005-1 (Public Safety Services) for FY 2014-2015
 - a. Acting in its capacity as the legislative body of Community Facilities District (CFD) No. 2005-1 (Public Safety Services) adopt a resolution authorizing the levy of a special tax for this district for fiscal year 2014-2015.
Resolution No. 4586
14. **Recommendation by Finance** - Special Tax in Community Facilities District No. 1999-1 (Heartland Project) for FY 2014-2015
 - a. Acting in its capacity as the legislative body of Community Facilities District (CFD) No. 1999-1 (Heartland Project) adopt a resolution authorizing the levy of a special tax for this district for fiscal year 2014-2015.
Resolution No. 4587
15. **Recommendation by Engineering** – Riverside County Flood Control and Water Conservation District’s Cooperative Agreement Hemet MDP, Line C, State 4 – Whittier Avenue Project No. 4-0-00212
 - a. Accept the Cooperative Agreement with Riverside County Flood Control and Water Conservation District; and
 - b. Authorize the Mayor, City Manager and City Attorney to execute the Cooperative Agreement for the subject project.

Item No. 6 was removed from the Consent Calendar. **Mayor Pro Tem Milne moved and Council Member Youssef seconded a motion to approve the remaining Consent Calendar items as presented. Motion carried 5-0.**

Item No. 6

Wally Hill, City Manager, Valley-Wide is requesting a minor change to Exhibit A. It is being requested that the reference to hours of operation be eliminated to allow Valley-Wide flexibility in determining the hours that fit their programs.

Council Krupa moved and Mayor Pro Tem Milne seconded a motion to approve this item as amended. Motion carried 5-0.

Approval of Minutes

16. June 10, 2014

Council Member Wright, requested that her comments on Page 3 be corrected to reflect that Council Member Wright feels that the City does not get the bang for its buck and that Turch & Associate is the not the right lobbyist.

Council Member Youssef moved and Mayor Pro Tem Milne seconded a motion to approve this item as amended. Motion carried 5-0.

Discussion/Action Item

17. **Request to Initiate Proposed Annexation: A request by property owners for the City of Hemet to initiate an application to the Riverside County Local Agency Formation Commission (LAFCO) to annex 940.63 acres of property located within the city's Sphere of Influence in unincorporated Riverside County, general situated south of Stetson Avenue, north of Dominigoni Parkway, and west of the City limits to California Avenue.** – Community Development Director Elliano
- a. Direct staff to initiate the annexation application process for 940.63 acres of property located southwest of the city limits in the adopted City of Hemet Sphere of Influence area on which pre-zoning has been established, provided that a minimum of 50% of the estimated costs are deposited by the landowners; and
 - b. Direct staff and the City Attorney to develop funding participation or reimbursement agreements, as applicable, with project area property owners; and
 - c. Reallocate up to \$55,000 from the FY 13-14 Planning Division Professional Services Expenditures account for the "up front" cost of annexation expenses to be partially reimbursed through the funding participation plan; and
 - d. Authorize staff to solicit proposals from qualified consultants for the required technical studies; and authorize the City Manager to negotiate and execute the contracts on the City's behalf.

Deanna Elliano, Community Development Director, the City has received a request to initiate a Proposed Annexation of property located in southwest Hemet. The proposed area is 940.63 acres generally located south of Stetson Avenue, north of Domenigoni Parkway, west of the City limits to California Avenue. The proposed area is within the City's Sphere of Influence. The proposed area was pre-zoned by the City Council on January 28, 2014. That action established zoning consistent with General Plan and takes effect only upon future annexation of property into the City. A locational map, an aerial photo map and pre-zoning map of the proposed area were displayed. There are 11 property owners, five of which are governmental agencies. The 740.65 acres of developable land has seven property owners. The property breakdown is: Pacifica First – 14.81 acres; City of Hemet – 20.88 acres; Chen – 37.13 acres; Dilworth – 125.19 acres; Ho/Chow – 153.73 acres; MWD – 166.55 (developable) acres; and Benchmark Pacific – 222.22 acres. A map of the proposed property by owner was displayed. Rick Robotta of Benchmark Pacific requested in a letter dated June 12, 2014 that: the City take the lead in the annexation process in partnership with the landowners and prepare the application materials, manage the project, contract with the required technical consultants, and provide the General Plan EIR; and the City assist in providing a portion of the "up front" funding contingent upon some form of property owner participation agreement to ensure reimbursement. The scope of work for Application Materials that must be prepared for LAFCO that will require a considerable amount of staff time include: Fiscal Impact Report; Plan for Services, coordination with agencies; boundary maps and legal descriptions; infrastructure maps and service review; water supply letter; statement of project benefits; coordination with the County of Riverside; coordination with LAFCO and property owners; application preparation; and project management. The preliminary costs estimates are: City costs and fee - \$15,950; professional services to prepare technical studies and documents - \$75,000; and LAFCO and agency fees - \$19,345. For a total estimated cost of \$110,295.

Each owner of developable land will contribute a percentage based upon his percentage of developable land ownership. At least 50% of the cost is expected to be provided by two property owners at the start of this effort. The City would advance the remaining 50% by carry-over and reallocation of funds from the FY13-14 in the Planning Division's budget. The city would be reimbursed through funding participation agreements with the remaining property owners at the time of sale or entitlement. The annexation proposal is a key component of the City's economic development strategy and implements the vision in the General Plan to increase employment opportunities, encourage light industrial and commercial growth, and expand residential options in the project area while enabling the continue westward growth to the City.

Mayor Pro Tem Milne, appreciated Benchmark Pacific's help with the costs. Mayor Pro Tem Milne asked what form of enticement the City has to encourage the other land owners to pay their share.

Ms. Elliano, the City will reach out to the property owners to see if they are willing to participate. The city should not pay for this effort if property owners are not willing, other options can be explored with the City Attorney, such as pendency's on the property.

The City Council and staff discussed the proposed area. The surrounding property and the proposed annexation boundaries were discussed.

Rick Robotta, Benchmark Pacific, staff has done a wonderful job working with us on the proposed Rancho Diamonte Project. Mr. Robotta spoke in support of the proposed efforts and recommended that the City Council direct staff to proceed. We are committed to paying our fair share which is 30% of the total costs.

The City Council and staff discussed the other property owner's position on the annexation. Unofficially MWD is not opposed and will pay their fair share. All other property owners are in favor. The City Council and staff also discussed this proposed annexation and the upcoming Highway 79 realignment.

Mayor Pro Tem Milne moved and Council Member Wright seconded a motion to approve this item as presented. Motion carried 5-0.

18. **Amended City of Hemet Investment Policy** – Treasurer Oltman and Finance Director Kanarr

- a. Adopt a resolution establishing an investment policy and rescinding Resolution No. 4499. **Resolution No. 4588**

Tom Kanarr, Interim Finance Director, before the City Council is a recommendation to approve of the City's Investment Policy. The City's Investment Policy will come before the City Council annually from this point forward. Mr. Kanarr explained the two important changes in the proposed policy: 1) it would allow investments for maturities of up to 10 years for the General Fund spendable and unrestricted reserves that are designated at the 20% set aside. For FY 2014-15 the maximum amount could be invested in this manner is \$7.9 million. 2) it would require a minimum investment in checking accounts, LAIF, and/or money markets of \$20,000,000. This is approximately 25% (three months) of annual expenditure in all funds and would ensure that the City had immediate access to funds if its cash flow was disrupted by a natural disaster or un-natural State action.

Judy Oltman, City Treasurer, explained the current and proposed investment options.

Mr. Kanarr, higher yielding investments have been included in the assumptions for the 2014-15 FY budget. An adjustment will be necessary if this policy is not approved. The last time the City Council re-evaluated investments was in May 2012.

The City Council and staff discussed the laws that dictate the City's ability to invest in higher risk investments as well as the amount of investment that is FDIC insured.

Council Member Youssef moved and Mayor Pro Tem Milne seconded a motion to approve this item as presented. Motion carried 5-0.

The City Council gave direction to staff to workstudy Investment Options at a subsequent meeting.

19. **Federal Lobbying Services for FY15** – City Manager Hill

- a. Provide direction to staff on the selection of a firm to provide federal lobbying services for FY 15.

Wally Hill, City Manager, the City Council restored funding for the Federal lobbyist. There was a lack of consensus on the firm. The staff report includes a copy of the Professional Consulting Agreement with David Turch and Associates. Also included is a list of registered lobbyist.

Council Member Wright, recommend that this decision be deferred until after a City Council Strategic Planning Session is scheduled and specific direction can be provided to the lobbyist. The City Council and staff discussed the status of the current contract with Turch and Associates.

Council Member Youssef and Mayor Smith recommend that the City continue its agreement with David Turch and Associates. The agreement has not even been in place for one year. A decision to use a different firm can be considered at the end of the 2014-15 FY.

Council Member Wright moved and Council Member Krupa seconded the motion to defer the item. Motion failed 2-3. Council Member Youssef, Mayor Pro Tem Milne and Mayor Smith voted No.

The City Council discussed the terms of the current agreement. The current contract expires on August 1, 2014. The current contract will automatically renew on a month to month at the end of the first year.

Council Member Youssef moved and Mayor Smith seconded a motion to continue the Professional Consulting Agreement with David Turch and Associates. Motion carried 3-2. Council Members Krupa and Wright voted No.

Communications from the Public

There were no communications from the public presented at this time.

City Council Reports

20. CITY COUNCIL REPORTS AND COMMENTS

- A. Council Member Krupa
 1. Traffic and Parking Commission
 2. Riverside Conservation Authority (RCA)
 3. Ramona Bowl Association

"Little Mermaid's last performance spectacular.

The Concerts under the Stars begin Thursday, July 10th the "Paperback Writer". Gates open at 7:00 p.m., concerts start at 8:00 p.m.

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

Council Member Krupa, recommended that Behrooz Mortazavi give the City Council an update on the Watermaster given the changes in the last year.

Council Member Krupa, attended the Police Chief's Luncheon where Officer Christian Coley was recognized.

Council Member Krupa, shared a Mustang Convertible donated by Gosch Ford with Council Member Wright in San Jacinto's 4th of July parade.

- 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

- C. Council Member Youssef
 - 1. Western Riverside County of Governments (WRCOG)
 - 2. Riverside County Transportation Commission (RCTC)

- 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)
 - 6. Disaster Planning Commission

Mayor Pro Tem Milne, participated in the 4th of July Parade and noted that the Council Members need more candy to distribute.

Mayor Pro Tem Milne, attended the RACES National Field Day event and was very impressed by their mobile unit and the City's participation.

- E. Mayor Smith
 - 1. League of California Cities
 - 2. Riverside County Transportation Commission (RCTC)
 - 3. Western Riverside County of Governments (WRCOG)
 - 4. Public Safety Update
 - 5. National League of Cities
 - 6. Hemet Community Activities

Mayor Smith, participated in San Jacinto's 4th of July Parade. Mayor Smith requested that the City Council re-visit the City's policy regarding the distribution of candy at parades.

- F. Ad-Hoc Committee Reports
 - 1. Crime Stoppers Plus Ad-Hoc Committee

2. West Hemet MSHCP Ad-Hoc Committee

Mayor Pro Tem Milne, requested that a workstudy session be agendized to consider being a "Mitigation Bank".

3. Regent Development Agreement Ad-Hoc Committee

G. City Manager Hill

1. Manager's Reports
-

Continued 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 8:23 p.m.

2. Conference with Labor Negotiators

Pursuant to Government Code section 54957.6

Agency designated representatives: *City Manager Hill*

Employee organization:

Service Employees International Union (SEIU) General Employees

Hemet Fire Fighters Association

Hemet Mid-Managers Association

Hemet Police Officers Association

Reconvened at 8:45 p.m.

City Attorney Continued Closed Session Report

3. Conference with Labor Negotiators

Pursuant to Government Code section 54957.6

Agency designated representatives: *City Manager Hill*

Employee organization:

Service Employees International Union (SEIU) General Employees

Hemet Fire Fighters Association

Hemet Mid-Managers Association

Hemet Police Officers Association

The City Council did not discuss the Hemet Mid-Managers Association. The City Council gave direction to the Labor Negotiator regarding the other listed bargaining groups. There was no additional reportable action.

Future Agenda Items

Strategic Planning Session

Energy Efficiency Possibilities

Adjournment

Adjourned at 8:48 p.m. to Tuesday, July 22, 2014 at 7:00 p.m.



#17

MINUTES

REGULAR MEETING OF THE HEMET CITY COUNCIL

July 22, 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, Wright and Mayor Smith

ABSENT: Council Member Youssef and Mayor Pro Tem Milne

Council Member Wright moved and Council Member Krupa seconded a motion to excuse Council Member Youssef and Mayor Pro Tem Milne. Motion carried 3-0.

Work Study

Discussion regarding this item, with possible direction to staff

1. Cost Allocation Study (CAP) - Tony Thrasher, Willdan Financial Services

Wally Hill, City Manager, Tony Thrasher will give a presentation on how we prepare the overhead cost allocation. In August, this information will be used as a foundation for discussion of fees and what percentage of cost recovering we want to obtain for services.

Tony Thrasher, Willdan Financial Services, gave the City Council a powerpoint on results and model for Overhead Costs Allocation. A Cost Allocation Plan (CAP) ensures that costs associated with City Central Services Departments are appropriately allocated to respective City Operating Departments. It's the tool that formulates an equitable methodology to identify and allocate indirect costs to direct cost programs. Allocations should represent how operating departments use and benefit from central support services. Used as a component in developing full-cost based user fees. We evaluate costs of central service departments to determine which amounts are appropriately allocable to the operating departments. Direct costs are those that can specifically be identified with a particular service. Indirect costs are not inherently as identifiable with a specific operating program. We have to determine how to appropriately allocate central service department costs to operating departments. Central services departments provide support to operating departments, such as the City Manager, Finance and the City Clerk. Operating departments provide services directly to the public, such as Fire, Police and Public Works. The project objectives are to: work with staff to understand objectives, challenges, political and policy direction; develop defensible allocation of overhead to departments, funds, enterprises, incorporate findings and results into the user fee study; develop easily updatable full cost CAP and model; conduct interactive data gathering to ensure accuracy, integrity of inputs, understanding of organization; and provide accurate custom model, analysis and report that is easy to interpret, clearly present data,

methodology, approach, results. The following is the Overhead Cost Allocation process: kick-off discussion; gather financial and budget data; review and analyze budget to identify allocable costs; review existing CAP, identify what works and areas for improvement; identify central support and direct operating services, ISF's; interview staff to understand structure and functions, highlight and resolve issues or anomalies and discuss appropriate and defensible allocation bases; gather necessary data regarding selected allocation bases; and develop model to reflect City's budget structure. The double-step down allocation approach uses two steps to allocate indirect costs is the most accurate and equitable approach and is recommended by the Office of Management and Budget. First step: identify allocable budget of each central service department; and distribute allocable budget to various city departments, based on functions provided and selected allocation bases. Second step: allocated indirect costs that were allocated to central service departments in first step to only operating departments. The allocation bases for central service departments were explained. The summary of allocable costs for the central services departments and the operating departments were displayed.

The City Council and staff discussed the formula. This is the OMB Certified 87 cost allocation, accepted for Federal Grants. Rates will be set for all departments. This formula and these rates will be used for more than just grant applications, they will help determine the fully burdened rates for user fees. The cost allocation is determined by the nature of the function. The model used is more sophisticated, but as an example Human Resources would be allocated by FTE's, where Facilities Maintenance would be allocated by square footage.

Donna Rowley, the current model is out dated and the distribution base has changed. This new model will capture the changes and update the fully burdened cost to provide the services. The fees should be reviewed annually.

Closed Session

Notice of Opportunity for Public Comment

There were no public comments at this time.

The City Council recessed to Closed Session at 6:14 p.m.

2. Conference with Labor Negotiators

Pursuant to Government Code section 54957.6

Agency designated representatives: City Manager Hill

Employee organization:

Hemet Fire Fighters Association

Service Employees International Union General Employees

Hemet Police Officers Association

3. Conference with Legal Counsel - Existing Litigation

Pursuant to Government Code section 54956.9(d)(1)

Names of case: *Chauncey Cummings v. City of Hemet*

RSC Case No. MCC 1400211

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 7:05 p.m.

Roll Call

PRESENT: Council Members Krupa, Wright and Mayor Smith

ABSENT: Council Member Youssef and Mayor Pro Tem Milne

Council Member Wright moved and Council Member Krupa seconded a motion to excuse Council Member Youssef and Mayor Pro Tem Milne. Motion carried 3-0.

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

Invocation

Invocation was given by Krystyne Gray, Hemet-San Jacinto Interfaith Council

Pledge of Allegiance

Pledge of Allegiance was led by Mayor Smith

City Attorney Closed Session Report

4. Conference with Labor Negotiators

Pursuant to Government Code section 54957.6

Agency designated representatives: City Manager Hill

Employee organization:

Hemet Fire Fighters Association

Service Employees International Union General Employees

Hemet Police Officers Association

The City Council received an update on negotiations, impasse and fact finding with the HFFA. The City Council gave direction to the City's negotiation team regarding SEIU. The City Council did not discuss HPOA at this time. There was no additional reportable action.

5. Conference with Legal Counsel - Existing Litigation

Pursuant to Government Code section 54956.9(d)(1)

Names of case: *Chauncey Cummings v. City of Hemet*

RSC Case No. MCC 1400211

The City Council gave direction to Legal Counsel. There was no additional reportable action.

Presentation

6. Certificate of Recognition to Elissa Sandate

Mayor Smith, presented Elissa Sandate with a Certificate of Recognition for being brave and knowing the right thing to do when she observed a fire and alerted adults. Her actions saved her neighbor's house.

Chief Bryan, acknowledged that not all 6 year olds would have the knowledge of their surroundings and the courage to know what to do. Chief Bryan presented Elissa with a T-Shirt and Cap on behalf of the Hemet Fire Department.

Alan Borders, Representing Brian Nestande, presented Elissa with a Certificate of Recognition for her heroic efforts from the State of California.

City Council Business Consent Calendar

7. **Receive and File** – Warrant Register
- a. Warrant register dated July 10, 2014 in the amount of \$3,261,370.72. Payroll for the period of June 23, 2014 to July 6, 2014 was \$700,683.27.
8. **Recommendation by City Attorney** - Repeal Ordinance No. 1832 and Termination of Restated and Amended Development Agreement No. 10-001
- a. Adopt an ordinance repealing Ordinance No. 1832 and terminating Restated and Amended Development Agreement No. 10-001 [Stetson Crossing Development] between the City of Hemet and Stetson Crossing Partners, L.L.C.
Ordinance No. 1891
9. **Recommendation by Engineering** – Grant of Easement for Right-Of-Way, 1855 E. Florida Avenue, Hemet – McDonald's Restaurant (SDR 13-004)
- a. Accept the Grant of Easement for street and other municipal purposes; and
 - b. Authorize the City Clerk to record it with the County of Riverside Recorder's Office.
10. **Recommendation by Police Department** – HPOA Side Letter – Police Officer Recruitment
- a. Approve the Side Letter of Agreement with the Hemet Police Officers Association to amend the MOU (Article 3.14) to increase the amount of the recruitment incentive for experienced lateral police officers to \$10,000 and reduce the years of experience required from three to two.
11. **Recommendation Information Technology** – Service Agreement with Time Warner Cable to provide Institutional Network (I-Net) fiber access and maintenance
- a. Approve and authorize the City Manager to execute a five year service agreement with Time Warner Cable for Institutional Network (I-Net) fiber services in the amount of \$120,000; \$24,000 annually; and
 - b. Approve and authorize the one-time, non-recurring payment of \$2,500 for auditing and re-splicing of fiber cable included as part of this service agreement.

12. **Recommendation by Community Development** – Destruction of Certain Records
 - a. Adopt a resolution authorizing the destruction of certain records maintained by Code Enforcement. **Resolution No. 4589**

Item No. 10 was removed from the Consent Calendar. **Council Member Krupa moved and Council Member Wright seconded a motion to approve the remaining Consent Calendar items. Motion carried 3-0.**

Item No. 10

Chief Brown, we brought forwarded Project Hope in July 2013. One of the goals was to improve the Department’s recruitment and retention of Police Officer’s. The actions taken by the City Council have been successful in stabilizing our department. Officers leaving the force are interviewed and we are no longer losing them to rumors or the loss of stability. Phase II was to aggressively recruit officers. In light of the Council’s action, we feel that doubling the hiring bonus will make Hemet competitive in this area. There is only a small group of qualified candidates and a number of surrounding agencies have vacancies. We have the culture, the stability and now we need the grabber. Sgt. Gomez and Cpl. Gonzales are part of the Department’s successful recruiting team and feel that this will help in their efforts.

Mayor Smith, recommended that this item be continued to be considered by the entire City Council.

Mayor Smith moved and Council Member Wright seconded a motion to a continue this item to August 22, 2014. Motion carried 3-0.

Approval of Minutes

13. June 16, 2014

14. June 24, 2014

Council Member Krupa moved and Council Member Wright seconded a motion to approve the minutes as presented. Motion carried 3-0.

Public Hearing

15. **Approving the Engineer’s Reports and levy and collection of assessment for the existing Hemet Streetlight and Landscape Maintenance Districts for Fiscal Year 2014-2015** – Finance Director Kanarr
 - a. Conduct a public hearing; and
 - b. Adopt a resolution ordering the levy and collection of assessments for the existing streetlight maintenance districts for FY 2014-15; and
 - c. Adopt a resolution amending and/or approving the Annual Engineer’s Report for the existing streetlight maintenance districts for FY 2014-15; and
 - d. Adopt a resolution ordering the levy and collection of assessments for the existing landscape maintenance districts for FY 2014-15; and
 - e. Adopt a resolution amending and/or approving the Annual Engineer’s Report for the existing landscape maintenance districts for FY 2014-15**Resolution Nos. 4590, 4591, 4592 and 4593**

Tom Kanarr, Interim Finance Director, staff is requesting that the City Council conduct a public hearing and adopt the resolutions approving the Engineer's Reports and the levy and collection of assessments for the City's existing Streetlight and Landscape Maintenance Districts. The fiscal impact amounts included in the staff report are incorrect. The correct amount for landscaping should be \$2,164,220 and streetlight should be \$1,279,006. The assessments for the landscaping districts that were not included with the staff report were distributed to the City Council.

Mayor Smith declared the Public Hearing opened at 7:24 p.m.

Brian Rubin, Hemet, feels that a lot of progress has been made on the methodology used to calculate the rate. Mr. Rubin feels that the City can do more to reduce the rates by making the landscaped areas more drought tolerant. We live in a desert there are a lot of landscaping options other than grass. Mr. Rubin explained the cost per square foot paid by Four Seasons HOA compared to the City's cost per square foot. The HOA took action to reduce its costs and save water, the City should be more conservative and pro-active.

Kris Jensen, Public Works Director, the City's contractor has been asked to reduce the irrigation time. Staff will be looking into changing the type of turf used in an effort to reduce costs. There is a desire from many to have the City's entrances green and beautiful.

The City Council and staff discussed options for continued efforts to reduce the City's landscaping costs. Council Member Wright told staff that several tools are coming forward to help with conservation efforts. Energy saving efforts for streetlights is included in the City's 5-year CIP. The City Council was reminded that the City only owns 50% of the streetlights.

Mayor Smith declared the Public Hearing closed at 7:33 p.m.

Council Member Krupa moved and Council Member Wright seconded a motion to approve this item as presented. Motion carried 3-0.

Discussion/Action Item

16. **Ad Hoc Committee Recommendation to fund Community Events in the amount of \$25,000 for fiscal year 2014-2015** – Community Investment Director Jansons

- a. Approve the recommendation of the City Council Ad-Hoc Committee to fund Community Events in the amount of \$25,000 for fiscal year 2014-2015

Wally Hill, City Manager, continued discussion of the Ad-Hoc Committee's recommendations on community events funding. Council Member Youssef was unable to attend the meeting and requested that this item be continued to the August 12, 2014 allowing him to participate in the discussion. We have reviewed the events and do not believe that any will be impacted by deferring this item.

Mayor Smith, recommended that this item be continued to a subsequent meeting allowing the entire City Council to weigh in on the funding and allocation.

Council Member Krupa, funding was approved with the budget. The only action requested is to approve the Ad-Hoc Committee's recommendations.

John Jansons, Community Investment Director, last direction to staff was to return with additional information on specific events and calculating a return on investment for the city's sponsorship. Determining a return on the investment was a challenging task. The smaller events give a return on the community building that occurs, the moral boosting and positive family friendly venue at low or no cost. The larger events clearly have an economic benefit, determining that remains a challenge. Most data is reported and analyzed on a quarter or

annual basis. To determine the actual economic benefit of a one-day festival relies on point of sale reporting by individual businesses. We suggest that the view should be more subtle, we know there is economic activity occurring on the days or weekends of these events. A couple of years ago when Valley-Wide hosted the softball tournament, it was obvious that there were a number of out of the area visitors sleeping, eating and shopping locally. We see that similar level of activity during the three weekends the Ramona Pageant is held in Hemet. It is the City's desire to attract young health conscience people which is accomplished with the Tinsel Tri and Habitat's Marathon. Again we see a level of economic activity when these events occur.

The City Council and staff discussed the application and the process. Additional financial information requested for the larger events was previously distributed to the City Council.

Tami Wilhelm, Ramona Bowl Board Member, thanked the City Council for their past support and in advance for continuing your support. The Ramona Bowl is a 6,000 seat amphitheater. The City's founding father's branded Hemet with the Ramona Bowl because it could be a huge cash register for this community. Hemet saw a change in demographics in the 80's and people forgot how amazing this event and facilities are. "Ramona" is California's Official Outdoor Play. We hope you recognize our efforts, we hope we need new hotels and more restaurants to accommodate Ramona's attendees.

Stacey Bailey, Hemet, we are lucky to have this venue. We have a place to offer great performances and concerts. There are many things that the Ramona Bowl brings to Hemet. We should be proud to have this facility in Hemet. Ms. Bailey thanked the City Council for their past and future support.

Lauren Villarreal, Hemet, the Ramona Bowl is an amazing facility that provides the younger generation with a great opportunity. The youth are encouraged to participate in summer theater programs as well as participate in the Pageant.

Joy Ward, Hemet, spoke in support of the "Hemet's oldest star" Ramona Bowl. Branson became a map stop after they started stage shows. The Bowl is Hemet's goldmine.

Ramona is the official California State Play and the longest running outdoor play. Ms. Ward read a list of celebrities that have performed in the Pageant over the years.

Ann Smith, Hemet, thanked the City Council for their support of the Ramona Bowl. This is one thing that should be part of the City's brand. Where else can you get that type of entertainment? The Board Members do a tremendous job bringing arts and culture to the Community. The bowl has seen a lot of changes in leadership and still continues to thrive amidst financial challenges.

Paul Raver, Hemet, spoke in support of funding for the Ramona Bowl. The Bowl provides training for our youth. I have listened to the budget hearings and do not agree with all of the decisions, but I can't believe that Council Members would consider not funding the Ramona Pageant. This facility encourages our children to expand and grow in the arts.

Randy Dawkins, Hemet, first year in Hemet someone gave me tickets. I loved it. Mr. Dawkins spoke in support of continued funding for the Ramona Pageant, this event should be a priority for the community.

Lynn Peterson, Hemet, read and distributed a letter written by Jehnean Washington in support of funding for the Ramona Pageant. Ms. Peterson first attended the play in the 3rd grade and has been volunteering ever since. The number of volunteers that participate every year for three weekends from cast members, make-up, costumes, gift shop attendants and ushers is unbelievable. Ms. Peterson recommended continued funding and support of the Ramona Pageant.

Lori VanArsdale, Hemet, distributed a document with information regarding the attendance and economic benefits from the 2014 Season of Ramona. 8,685 people attended Ramona. 5,959 of which were paid, the others were sponsored. It was estimated that attendees stayed in 150 to 200 room night in area hotels. 30 buses possible fueled locally. 75% of the attendees were from outside of the Valley. There were 687 volunteers this year. If these volunteers were paid that is approximately \$687,000 dollars of time volunteered by community members. The Bowl employs 3 full-time and 5 part-time people during the three weekends of the pageant.

Council Member Youssef arrived at 8:10 p.m.

Ms. VanArsdale, distributed a program of events that will be held during the year as well as a program for the upcoming return of Zorro. Ms. VanArsdale explained the value on what the Bowl gives to the community throughout the year like 4th grade performances, concerts, and graduations. The Bowl has always appreciated the support of the City Council and thank you for your future support.

The City Council and Ms. VanArsdale talked about the attendance and additional funding sources.

Mayor Smith recently did a TV promotion on Time Warner and talked about the Pageant. The pageant has more history than wine country.

Andy Anderson, Hemet-San Jacinto Chamber of Commerce, spoke in support of the Ad-Hoc Committees recommendations. The tentative date for 2014's Harvest Festival is October 25th. The focus of the event is the downtown business community. The purpose of the Festival is to get families and seniors out for a fun event that showcases local businesses. This event is not a profit generator for the Chamber, much of the costs for the event are subsidized. In the past the City's has made a cash contribution as well as in-kind services. This year's recommendation is in-kind service which is greatly appreciated. Mr. Anderson requested that the City Council consider assistance with permit fees for the event.

Mary Mora-Cordova, Hemet, spoke in support of funding for the Ramona Pageant. Ms. Mora-Cordova thanked the City Council for their continued support. I performed in the pageant as Ramona in 1994 to a packed house. The new residents coming to the community need the opportunity to experience the play.

Miguel Sarasa, Miss Hemet Association, thanked the City Council for their continued support. Our young ladies do amazing things. Any amount of funding makes a large difference for our young ladies. We are very proud of what we have accomplished.

Council Member Youssef, I requested that this item be pulled until we received additional financial information. All of the larger funded events provided the requested information except for Habitat for Humanity. I would recommend that we hold back the funding from Habitat until they provide the requested information, approve the remaining recommendations and require the additional information at time of application in the future.

Council Member Krupa, agrees that the information needs to be included with the application. From the perspective of the ad-hoc committee, the three events that provide the most return on our investment are the Tinsel Tri; Habitat's Marathon and Ramona. Council Member Krupa would also like to see Habitat's financial information prior to releasing their funds.

Council Member Youssef, requested that the entire City Council be provided the application and financial documents.

The City Council discussed the need to consider funding some of the other community events in the future.

Council Member Youssef moved and Council Member Krupa seconded a motion to approve the Ad-Hoc Committees recommendations, withholding Habitat for Humanity's funding until additional financial information is provided. Motion carried 4-0.

The City Council directed staff to require financial information to be provided at time of application to qualify for funding.

Successor Agency Discussion/Action Item

17. **Refinancing of RDA Bond Issues** – Interim Finance Director Kanarr
- a. Authorize the City Manager and the Interim Finance Director to start the process of refinancing the RDA's 1999-A and 2002-A Tax Allocation Bonds (TAB) via the Count of Riverside's Public Financing Authority.

Tom Kanarr, Interim Finance Director, the former RDA has two outstanding bond issues, the 1999A and the 2002-A TAB's. The remaining balance combined is \$10,635,000 with a final maturity of 2031. The annual debt service on these bonds is paid from the Redevelopment Property Tax Trust Fund (RPTTF). We are hoping to save \$170,000 per year, which will go back to the county for distribution. The additional city general fund revenue from the increase in available property taxes would be about 18% of the total, or about \$30,000 per year. At this time staff is recommending that the City Council authorize the City Manager and the Interim Finance Director to start the process.

The City Council and staff discussed the impact this process would have on the Successor Agency's request for approval of documents from the Department of Finance.

Mike Williams, Curt de Crinis & Associates, we serve as the financial advisors to the County's Successor Agencies and have moved forward refinancing their bonds. We are experienced in refinancing tax allocation bonds. We have worked successfully with DOF. DOF is in favor of saving money. Mr. Williams is recommending that the City move quickly on this process to take advantage of the low interest rates.

Council Member Youssef moved and Mayor Smith seconded a motion to approve this item as presented. Motion carried 4-0.

Council Member Youssef moved and Council Member Krupa seconded a motion to reconsider Consent Calendar Item No. 10 at this time. Motion carried 4-0.

Item No. 10

Council Member Youssef, asked Chief Brown for an explanation on the request to increase the moving bonus and reduce the time experience requirement.

Chief Brown, the recruiting team feels that we are missing a large pool of qualified officers with 2 to 5 years of experience and would have better chance with the increased incentive. It costs the City approximately \$150,000 to \$180,000 to train an entry level employee. When we are successful at recruiting a lateral employee, another Department has made that financial commitment.

Council Member Youssef, given the savings in hiring a lateral over an entry level, we will quickly see a benefit from this side letter.

Chief Brown, the recruiting team brought forward this recommendation forward, their goal is to fill all of the Department vacancies by this time next year which is a very aggressive goal.

Council Member Youssef moved and Council Member Wright seconded a motion to approve Consent Calendar Item No. 10 as presented. Motion carried 4-0. The City Council directed staff to present a monthly update to the City Council on the status of lateral recruitments.

Communications from the Public

Lori VanArsdale, Hemet, thanked the City Council for their support and noted that the Bowl is willing to submit financials at any time. Ms. VanArsdale talked about the upcoming events at the Bowl. The final two concerts are "The Diamonds" on Thursday, July 24 and "Urban Skies" a tribute to Keith Urban on Thursday, July 31. Starting August 9th is Zorro with a special guest governor, Chief Brown. Katy FM is bringing back their Chili cook-off in September which will include 5 bands.

City Council Reports

18. CITY COUNCIL REPORTS AND COMMENTS

A. Council Member Krupa

1. Traffic and Parking Commission
2. Riverside Conservation Authority (RCA)
3. Ramona Bowl Association
4. Indian Gaming Distribution Fund
5. Riverside Transit Agency (RTA)
6. Watermaster Board

Council Member Krupa, attended the Chamber's Professional breakfast including an Economic Forecast by Economist, Jordan Levine. The powerpoint presentation was forwarded to the Council Members for their information and includes some good projections.

B. Council Member Wright

1. Park Commission
2. Planning Commission

The Planning Commission held Public Hearings regarding two CUP's. One CUP is for the operation of a 4,000 square foot church and the other for an ABC License upgrade at the Gas Station in Page Plaza.

3. Indian Gaming Distribution Fund
4. Riverside County Habitat Conservation Agency (RCHCA)
5. Ramona Bowl Association

Council Member Wright, also attended the Chamber event, great information for our Valley.

Council Member Wright, attended the Badge Pinning Ceremony for Fire Captain, Skip Irland and newly hired Firefighters. Nice ceremony for the employees and their families.

Chief Bryan, it's a pleasure to promote deserving employees. The Department also hired three new Firefighter Paramedics gearing up for the implementation of a paramedic program. The City is working with the County of Riverside to provide the Certification.

C. Council Member Youssef

1. Western Riverside County of Governments (WRCOG)

2. Riverside County Transportation Commission (RCTC)

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)
6. Disaster Planning Commission

E. Mayor Smith

1. League of California Cities

Save the date, Citipac's Annual Golf Tournament is October 13th.

2. Riverside County Transportation Commission (RCTC)
3. Western Riverside County of Governments (WRCOG)
4. Public Safety Update
5. National League of Cities
6. Hemet Community Activities

Mayor Smith, attended the great ribbon cutting at Hobby Lobby.

Mayor Smith, had the opportunity to do a Time Warner "Few Minutes with the Mayor" and was able to highlight the positive realities. The opening of Hobby Lobby, the forthcoming Tractor Supply, the successful opening of Jersey Mike's and the Horizon Solar relocation.

Mayor Smith, if you haven't noticed, we are going to get a brand new McDonald's on East Florida.

F. Ad-Hoc Committee Reports

1. Crime Stoppers Plus Ad-Hoc Committee
2. West Hemet MSHCP Ad-Hoc Committee
3. Regent Development Agreement Ad-Hoc Committee

G. City Manager Hill

1. Manager's Reports

Future Agenda Items

Housing Authority Stipend

Adjournment

Adjourned at 9:09 p.m. to Tuesday, August 12, 2014 at 7:00 p.m.



#18

MINUTES

SPECIAL MEETING OF THE HEMET CITY COUNCIL

July 26, 2014

8:00 a.m.

Simpson Park
28505 Rawlings Road, #2

www.cityofhemet.org

Please silence all cell phones

Call to Order

Mayor Smith called the meeting to order at 8:14 a.m.

Roll Call

PRESENT: Council Members Krupa, Wright, Youssef, and Mayor Smith

ABSENT: Mayor Pro Tem Milne, excused

OTHERS PRESENT: City Manager Hill and Community Investment Director Jansons

Communications from the Public

There were no public comments presented at this time.

Discussions

Discussions regarding these items, with possible direction to staff

1. Discussion of strategies for eliminating the City's structural deficit

The City Council reviewed seven deficit reduction strategies that had been noted in the FY15 preliminary budget, and there was a consensus to proceed with all of them. They were then prioritized as shown below:

- #1 Sell city-owned properties that are no longer needed
- #1 Research the feasibility of privatizing/franchising the City's water/sewer systems
- #2 Develop marketing and economic development strategies
- #2 Form a Blue Ribbon Committee to study city services and finances and advise the City Manager
- #3 Conduct managed competitions, but with Council approval of the functions to be competed
- #4 Consider consolidations of functions with other local governments
- #5 Engage labor organizations in ways to reduce retiree medical costs

There was a consensus of those present that the City Council would be willing to consider possible tax options in the future if all of the above efforts have been exhausted and the structural deficit persists.

As an introduction to the discussion of legislative agendas and marketing/branding strategies, the City Council conducted a "SWOT" analysis, identifying strengths, weaknesses, opportunities, and threats as relates to the City's achieving what it wants for the community. The results of that analysis are as follows:

Strengths:

Affordable and available land (#1)
Optimal climate
Scenic – surrounded by mountains
Diamond Valley Lake and other recreational assets
Western Science Center
Volunteerism
Ramona Bowl
Identity – 100+ year history
Agricultural lands
Diverse demographic – senior communities
Attractions for "snowbirds"
Available workforce
Improving infrastructure – better access
Clean air
Affordable housing
Hospital
Airport
Railroad
Good schools
Proximity to other attractions – mountains, deserts, beaches
Casino
Affordable living

Weaknesses:

Perception of crime
Aging infrastructure
Lack of access to an interstate
Low median income
Lack of retail opportunities
Lack of industry
Low employment
Affordable housing
Lack of college/university
Dilapidated downtown district – visual imaging
Lack of an identity
Poor "curb appeal"
Perception of being a regional dumping ground
Limited directions for physical growth
Isolation
Losing attractiveness for retirees
"Old money" not being replenished with new money

Limited entertainment options – theaters, clubs
Lack of enough quality hotels

Opportunities:

Pent up business capital
Entertainment options – museums, “Wild Rivers” water park, horse racing, sports, micro-breweries
Airport use increase – corporate
Manufacturing opportunities – clean industry; modular construction
Expensive land elsewhere
University expansions
Expanded filming
Software industry
Medical jobs – doctors, nurses, therapists; specialized procedures; UCR medical
University expansions
Expanded filming
Software industry

Threats:

State government – e.g., AB 109
Regional competition from Temecula, Moreno Valley, Perris, Menifee
County government
Cost of living in California
Environmental issues
Illegal immigration

Based upon the analysis of the community’s strengths, weaknesses, opportunities, and threats, the City Council identified some high priority targeted opportunities:

- Medical industry – e.g., UCR Medical; private nursing (RN) training
- Higher education
- Recreational/entertainment destination attractions

2. Discussion of Federal and State Legislative Advocacy Agendas

The City Council then discussed issues at the federal or state level that they believed should be the City’s priorities in conducting legislative advocacy efforts. The results of that discussion were the following:

State Legislative Advocacy Issues:

Metrolink extension to Hemet
SR79 realignment
Hwy 74 transfer
Environmental regulations – CEQA
401(k) option under CalPERS
AB 109 – local electeds representation

Federal Legislative Advocacy Issues:

- SR79 realignment
- Transportation
- Public safety issues – co-op agreements
- Support for identifying and capturing grants
- Water funding
- Solar for city buildings
- Library funding
- Prevent federal takeaways
- PEG funding for operations, as well as capital
- Soboba on transfer of land into trust

The City Council discussed having regular discussions with the City's federal lobbyist, David Turch & Associates, in January of each year. The City Council asked staff to inform David Turch & Associates of the City's above federal legislative advocacy issues, so they could describe to the City Council in an August, 2014 Council meeting how they will pursue each of those issues.

Mayor Pro Tem Milne joined the session at 12:08 p.m.

3. Discussion of Community Marketing/Branding Strategies

The City Council received an overview of the City's economic development efforts, and discussed how community marketing/branding strategies can assist the City in achieving its economic development goals. They heard a presentation from North Star Destination Strategies on branding efforts for state and local governments. After the discussion, there was a consensus of the City Council members for staff to solicit a community branding proposal from North Star Destination Strategies.

Adjournment

Adjourned at 12:57 p.m. to Tuesday, August 12, 2014 at 7:00 p.m.



#19

Staff Report

TO: Honorable Mayor and Members of the Hemet City Council

FROM: Wally Hill, City Manager *Wally Hill*
Jorge Biagioni, Engineering Director/City Engineer

DATE: August 12, 2014

RE: **FIVE YEAR CAPITAL IMPROVEMENT PLAN (CIP)** - A request for Council review and adoption of a Five Year Capital Improvement Plan (CIP) for Fiscal Years 2014/2015 to 2018/2019.

APPLICANT: City of Hemet

LOCATION: Citywide

RECOMMENDED ACTION:

That the City Council:

- 1. Conduct the public hearing and consider any public testimony on the proposed CIP; and*
- 2. Adopt City Council **Resolution Bill No. 14-056** adopting a Five Year Capital Improvement Plan (CIP) for Fiscal Years 2014/2015 to 2018/2019.*

BACKGROUND

The City of Hemet Engineering Department has prepared a draft Capital Improvement Program (CIP) for review and adoption by the City Council. The proposed CIP is essentially a policy document that sets forth the City's program for identifying and completing large capital improvement projects and establishes project priorities and funding mechanisms, particularly in terms of the projects identified for the current budget year, FY 14-15. The proposed CIP is included as Attachment 1A to this report.

A Capital Improvement Plan is an important tool for the City to use in planning, budgeting, and financing expenditures for projects and acquisitions. The proposed CIP covers the current fiscal year, and four subsequent years, since capital infrastructure, facilities, and equipment are in general large and expensive projects, and sometimes require a multi-year effort and funding program. The CIP is also a planning tool that provides the necessary information to repair and replace aging infrastructure, construct new facilities, or develop master plans. The proposed CIP is intended for those capital expenditures which are over \$50,000.00 in value. The CIP also provides an opportunity for the Council and staff to set infrastructure and funding priorities to meet the needs of a growing city. Because the CIP is updated and adopted each year (generally in concert with the budget cycle), these priorities and projects can be reevaluated each year.

The City of Hemet has not had an adopted Capital Improvement Plan (CIP) since 2002, when the Master Facilities Plan (MFP) for infrastructure was submitted to the City Council. Although the MFP identified the infrastructure projects needed until the City reached build-out status, it did not provide a

scheduling or budgeting program, since it was recommended that a Five-Year CIP was needed to address these issues. In conjunction with the MFP, a Development Impact Fee (DIF) Report was prepared in 2002, and was updated in 2006. The DIFs established in the 2006 update are the ones currently in use for new projects. As a consequence of not having an active CIP, it has caused difficulties to plan and prioritize the projects needed for the City on an annual basis.

DESCRIPTION OF PROPOSED PROJECT

The proposed CIP is a planning tool that identifies infrastructure and other public facility projects, their cost, funding mechanisms, and priorities for their execution. These projects include improvements, acquisitions, repairs and replacement of roads, storm drains, water/wastewater systems, buildings, street lighting, parks, equipment, master plans, and other general facilities. The proposed CIP identifies each of the projects by city department, and includes the funding sources, the estimated costs to complete the project, and the schedule by fiscal year. There is also a list of “unfunded projects” that are included to be prioritized once funding sources are identified.

For FY 2014/2015 the majority of the projects are being funded by Development Impact Fees (DIF), Transportation Uniform Mitigation Fee (TUMF), Measure A (from RCTC), Enterprise Funds (Water/Wastewater), Landscaping and Lighting Management District (LLMD), and grants. There is also a General Fund component of \$750,000. This amount will be allocated to acquire wearable cameras for Police officers (\$85,000), funds to do a citywide technology upgrade (\$597,500), to fund a portion of the Downtown Specific Plan (\$150,000), and to outfit Police and Fire vehicles with emitters to control traffic signals (\$67,500). The proposed total expenditure for FY 2014/2015 is \$9,024,278.

The five-year plan shall be updated every year to show the carryover amounts for projects not yet completed and to add a new year to the cycle. It shall also reflect any changes in the priorities to execute the projects.

The attached CIP (Attachment 2) and all subsequent ones are required to be reviewed by the Planning Commission for General Plan consistency and adopted by the City Council. Page 11 of the CIP (Attachment 2) shows a listing all the proposed CIP projects by City department for a five-year cycle. The total estimated expenditure for all projects over the five years is approximately \$29.3 million.

CONSISTENCY WITH ADOPTED GOALS, PLANS, AND PROGRAMS

The proposed CIP is in conformance with the City’s adopted 2030 General Plan. State Law requires that the Planning Commission determine whether or not the proposed CIP, and the various infrastructure and capital projects included in the plan, is consistent with the City’s adopted General Plan 2030. The Commission met on July 15, 2014 and found that the proposed CIP was consistent with the current General Plan.

The General Plan identifies in Chapter 12 that a CIP is one of the Primary Implementation Tools, and preparation of a CIP is designated in C-P-2 of the Circulation Element, and CSI-P-6 of the Community Services and Infrastructure Element, under the Implementation Programs. The CIP and projects for FY 14-15 also implements the following General Plan Goals, Policies and Programs:

Circulation Improvements:

The Stetson Avenue bridge replacement, sidewalk and ADA ramp installation, pavement rehabilitation, traffic signal installation, roadway rehabilitation projects will implement the following General Plan Goals and Programs:

- C-1 Build and maintain a transportation system that is designed to meet the current and future needs of Hemet's residents and businesses...*
- C-2 Coordinate and cooperate in the implementation of regional and inter-jurisdictional transportation plans and regional transportation systems.*
- C-3 Protect neighborhoods and reduce transportation related risk by establishing a street circulation system that promotes safety.*
- C-5 Develop, expand, and maintain a network of bicycle and pedestrian access ways...*
- C-8 Identify, pursue, and establish financing mechanisms and programs that provide adequate funding for the City's transportation system.*
- PS-3 Protect lives and property from the potential dangers associated with ground transportation.*

C-P-2 Circulation Element Implementation Program. The program calls for the preparation of an annual update to the CIP in conjunction with the budget process to prioritize, finance, and complete circulation improvements identified in the CIP. The following components to the CIP are called for:

- Address phasing, construction, and maintenance of improvements to roadways and intersections;*
- Fund right-of-way acquisition to improve local circulation and congestion issues;*
- Acquire and expend funds from available transportation financing and other programs to assist in financing new roadways and pedestrian and bicycle trails; and*
- Monitor the performance of critical intersections and roadways identified in the City of Hemet Circulation Master Plan.*

C-P-18 Circulation Element Program. Requires periodic updating of the Circulation System and CIP as part of an ongoing monitoring program.

Downtown Hemet Specific Plan

Development of a specific plan for the historic downtown core of the City will accomplish the following General Plan Goals relating to land use and community design.

- LU-1 Balanced and sustainable pattern of land uses, community services and amenities.*
- LU-2 Smart growth for new and infill development*

- LU-4 *Revitalize and enhance older deteriorating neighborhoods and business districts*
- LU-5 *Create opportunities for mixed use and transit oriented development.*
- LU-7 *Promote the Downtown District as the centerpiece of community identity, activity and governance.*
- CD-1 *Enhance Hemet's sense of place.*
- CD-2 *Use gateway markers, monuments, community signage, and landscaping to portray a positive visual entry into the City and to key locations.*
- CD-3 *Develop a streetscape system that provides cohesive design, enhances community image, incorporates green street concepts, and develops an attractive identity for the various City districts.*
- CD-5 *Promote attractive community design to make Hemet a more desirable place to live.*
- CD-6 *Ensure well designed public signage that identifies key City districts, development projects, businesses, and public facilities, and facilitates wayfinding.*
- CD-11 *Utilize the principles of safescape and defensible space to improve community image and personal safety.*
- CD-12 *Preserve and enhance the character of existing neighborhoods and districts while incorporating infill development and revitalization.*
- CD-13 *Enhance the vitality and appearance of the Downtown District through Community Design.*

Public Works Infrastructure & projects:

The proposed water, sewer, streetlight, drainage, and facility maintenance projects will implement the following General Plan goals and programs:

- CSI-1 *Coordinate new development and redevelopment with the provision of adequate infrastructure for water, sewer, stormwater, energy, and communications.*
- CSI-2 *Maintain a water delivery system that is capable of meeting the demands of Hemet residents and businesses in an efficient and environmentally sound manner.*
- CSI-4 *Maintain adequate storm water management and drainage systems to help protect against flood hazards, recharge the aquifer, and protect groundwater quality.*

CSI-P-6 *Community Services and Infrastructure Program suggests establishing a formal 5-year CIP for the City's storm drains, water and sewer lines, streets, parks, and other infrastructure improvements that defines benefit area, establishes capital improvement zones, and/or creates a master drainage plan development fee.*

Police & Fire projects:

A systemized program of updating the City's police computer system, providing on-person cameras and upgrading the city's Opticom system for traffic signals will serve to implement the following General Plan Goals:

PS-8 Ensure a secure environment with minimized risk of crime for residents, visitors, and businesses throughout the City of Hemet.

PS- 7.5 Maintain adequate and appropriate personnel, emergency vehicles, and other fire- fighting equipment and technology to respond to fires and other emergencies.

The proposed CIP does not conflict with any policies or programs in any other element of the General Plan.

COORDINATION AND PUBLIC REVIEW

The proposed plan was developed by the City Engineer and reviewed by the City Manager and the Interim Finance Director with input from all City departments. The Planning Division also assisted with the review of the proposed CIP's consistency with the city's General Plan, and presentation to the Planning Commission. On July 15, 2014, the Planning Commission held a noticed public hearing regarding the consistency of the proposed CIP with the City's adopted General Plan. The Commission found the CIP to be consistent and unanimously adopted Planning Commission Resolution 14-016, recommending the project to the City Council. On July 31, 2014, the City published a notice in the Press Enterprise of the holding of a public hearing before the City Council to consider the proposed Five Year CIP. To date, staff has not received any public comments on the draft CIP.

CEQA REVIEW AND COMPLIANCE

The City has analyzed this proposed project and has determined that it is exempt from the California Environmental Quality Act (CEQA) under section 1506(b)(3) of the CEQA Guidelines, which provides that CEQA only applies to projects that have the potential for causing a significant effect on the environment. At this time the proposed CIP projects have not been developed sufficiently to determine all of their potential environmental effects. Consequently, each project will have to be assessed individually to see if there are any potential environmental impacts that need to be mitigated, and therefore be subject to the provisions of CEQA. Additionally, the proposed programs were envisioned, but not analyzed by the environmental impact report prepared for the comprehensive update to the Hemet General Plan and adopted in January 2012.

FISCAL IMPACT

The projects identified in the CIP are funded through a variety of mechanisms including grants, impact fees, Measure A funds, general fund, etc. Each project in the CIP document identifies the funding source(s) for that project to be allocated over the course of the 5-year planning period. The approval of

specific funding sources and amounts will be authorized as part of the City's budget process, or will be presented to the Council at the time of individual project approval.

The fiscal impact to the General Fund, for FY 2014/2014 will be \$750,000.

Prepared by:

Fiscal Review:



Jorge Biagioni
Director of Engineering/City Engineer



Thomas Kanarr
Interim Finance Director

ATTACHMENTS

- 1) City Council Resolution Bill No. 14-056 adopting a Five Year Capital Improvement Plan.
- 2) Five Year Capital Improvement Plan for Fiscal Years 2014/2015 to 2018/2019. **(Provided to the City Council – also available at the City's website at www.cityofhemet.org and at the Planning Division Public Counter)**

Attachment No. 1

**City Council
Resolution**

Bill 14-056



1
2
3 **CITY OF HEMET**
4 **Hemet, California**
5 **RESOLUTION NO. 14-056**

6 **A RESOLUTION OF THE CITY COUNCIL OF THE CITY**
7 **OF HEMET, CALIFORNIA, ADOPTING A FIVE YEAR**
8 **CAPITAL IMPROVEMENT PLAN FOR FISCAL YEARS**
9 **2014/2015 TO 2018/2019.**

10 **WHEREAS**, the City Council directed the creation of a list of proposed public works
11 recommended for planning, initiation, or construction over the course of five consecutive
12 fiscal years to aid the City Council in determining the appropriate allocation of its
13 resources to needed public works over a multi-year period; and,

14 **WHEREAS**, the City's Engineering Department has drafted a proposed Capital
15 Improvement Plan for Fiscal Years 2014/2015 through 2018/2019 ("FY 15/19 CIP") in
16 response to that direction; and,

17 **WHEREAS**, Hemet Planning Commission, at a duly noticed and held public hearing,
18 considered the FY 15/19 CIP and determined by adoption of Resolution 14-056 that it
19 was consistent with the City's General Plan; and,

20 **WHEREAS**, the FY 15/19 CIP does not itself establish fees to fund the public works
21 described therein, but may subsequently be utilized to support the development impact
22 fees to fund such works consistent with the provisions of the California Mitigation Fee
23 Act.

24 **NOW, THEREFORE, the City Council of the City of Hemet does hereby find and**
25 **resolve:**

26 1. **Findings.** Based on substantial evidence in the record, the City Council
27 finds that:

28 (a) The FY 15/19 CIP is not a project subject to review under the California
Environmental Quality Act under Section 1506(b)(3) of Title 14 of the California Code of

1 Regulations because it is primarily a legislative tool to assess legislative and budgetary
2 priorities and does not approve any of the specific projects for construction, and
3 therefore does not have the potential to have a significant effect on the environment.

4 (b) The FY 15/19 CIP is consistent with the City's General Plan for the reasons
5 stated in Hemet Planning Commission Resolution 14-056 and its supporting
6 documentation.

7 (c) Notice of the Public Hearing of Resolution Bill No. 14-056 was properly given
8 and the Public Hearing was duly held in accordance with Government Code Section
9 66002.

10 2. **Approval.** The FY 15/19 CIP is hereby approved.

11 3. **Subsequent Review.** In accordance with Government Code Sections
12 65103 and 65401, the Hemet Planning Commission shall annually review and report on
13 the General Plan consistency of the list of proposed public works recommended for
14 planning, initiation, or construction during the ensuing fiscal year as proposed in each
15 subsequent Capital Improvement Program prepared by the City.

16
17 **PASSED, APPROVED, AND ADOPTED** this ___ day of _____, 2014

18
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21 _____
Larry Smith, Mayor

22
23 ATTEST:

APPROVED AS TO FORM:

24
25 _____
Sarah McComas, City Clerk

26
27 _____
Eric S. Vail, City Attorney

1 State of California)
2 County of Riverside)
3 City of Hemet)

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I, Sarah McComas, City Clerk of the City of Hemet, do hereby certify that the foregoing Resolution is the actual Resolution adopted by the City Council of the City of Hemet and was passed at a regular meeting of the City Council on the __ day of _____, 2014 by the following vote:

- AYES:
- NOES:
- ABSTAIN:
- ABSENT:

Sarah McComas, City Clerk



City of Hemet

Measure "A"

2014 Citywide Pavement Rehabilitation CIP No. 5589

Segment	Street Name	From	To	Area (S.F.)		Estimated Cost
1	Acacia Avenue	Lyon Ave.	Palm Ave.	100,450	*	\$ 276,238
2	Latham Avenue	Palm Ave.	State St.	104,735	*	\$ 288,021
3	Palm Avenue	Florida Ave.	Devonshire Ave.	44,090	*	\$ 121,248
4	7 Hills - Chamise	Chamise and 5 C-D-S's		115,740	#	\$ 231,480
5	Berkley Avenue	Smith Rd.	Lauresa Ln.	74,210	#	\$ 148,420
6	Chambers St.	State St.	Buena Vista St.	42,360	*	\$ 116,490
7	Kerilyn Lane	Menlo Ave.	Brady Ln.	33,035	#	\$ 66,070
8	Brady Lane	Kerilyn Ln.	Brian St.	9,750	#	\$ 19,500
9	Brian Street	Brady Ln.	James Wy.	28,470	#	\$ 56,940
10	James Way	Brian St.	Girard St.	8,360	#	\$ 16,720
11	Kiitos Circle	off Oakland, between Yale & Park		9,715	#	\$ 19,430
12	Cajon Drive	Girard St.	Park Ave.	20,720	#	\$ 41,440
13	Terrace Drive	Girard St.	Park Ave.	28,670	#	\$ 57,340
14	Mayberry Avenue	Olympia Wy.	Palm Ave.	24,750	*	\$ 68,063
15	Cawston Avenue	Tahquitz H.S.	Fruitvale Ave.	152,760	**	\$ 76,380
16	N. Harvard Street	Florida Ave.	Latham Ave.	22,475	*	\$ 61,806
17	Gilmore Street	Florida Ave.	Devonshire Ave.	51,910	*	\$ 142,753
18	Stetson Avenue	Cawston Ave.	Sanderson Ave.	46,495	*	\$ 127,861
19	Kirby Street	Devonshire Ave	Menlo Ave.	164,160	*	\$ 451,440
				Total S.F.=		1,082,855

Total (Segments 1-19) = **\$ 2,387,639**

* 4 inches grind, grade and place A.C. pavement including curb & gutter, ADA ramps @ \$2.75/S.F.

** crack seal, slurry and striping @ \$0.50/S.F.

3 inches grind, grade and place A.C. pavement including curb & gutter, ADA ramps @ \$2.00/S.F.

**Staff Report**

TO: Honorable Mayor Smith and City Council

FROM: John Jansons, Director *JJ*
Economic Development Department

THROUGH: Wally Hill, City Manager *Wally Hill*

DATE: August 12, 2014

SUBJECT: Disposition Options for City-Owned Real Property.

RECOMMENDATION:

That the City Council provide direction on the disposition and marketing of City-owned properties.

BACKGROUND:

On July 8, 2014, the Council provided direction to staff regarding a review of City-owned properties for potential sale and development. From that discussion, Council requested additional information about two properties specifically, Site A, at Sanderson and Stetson, and Site B, near Domenigoni and Simpson Road, and about the sales process moving forward.

Additional information requested included the permitted and conditional uses allowed under the current or proposed land use regulations in place so as to explore the highest and best use of the properties considered by the Council for sale and development.

DISCUSSION:

On July 8, 2014, the City Council directed staff to proceed with the marketing and eventual sale of seven City-owned properties listed below:

<u>Situs / Commonly Known As:</u>	<u>Inventory ID #</u>
Vacant lot in Sierra Dawn North (669 Mariposa)	13
"Sisk" Building – 410 Devonshire	18
302 E Florida (NE corner of Carmalita)	43
555 St John Place	49
327 S Taylor	106
NW corner of Sanderson and Stetson	189 & 193
Domenigoni Parkway - Northside, near Simpson Road	223

The City Council's deliberations of July 8, 2014 included direction to staff to return to the Council with additional information about Site A, the Sanderson/Stetson property (**Attachment 1**) and Site B, the approximate 20 acre property at Domenigoni /Simpson (**Attachment 2**) in southwest Hemet. In summary, the additional information requested is provided below:

Site A: Sanderson/Stetson (Attachment 1)

- APN(s): 456-050-013 and 456-050-044
- City Inventory ID # 189 and 193
- Situs and Commonly Known As:
North West corner of Sanderson and Stetson
- Approximate Size: 19.0 acres
- Current GP Land Use Designation: BP(Business Park), CC (Community Commercial)
- Current Zoning: Specific Plan 07-4
 - Permitted Uses: See Attachment 1.B
 - Conditional Uses: See Attachment 1.C

Site B: Domenigoni/Simpson (Attachment 2)

- APN(s): 465-140-032
- City Inventory ID # 223
- Situs and Commonly Known As:
Domenigoni –Simpson Road Site or the “Model Masters Site”
- Approximate Size: 20.88 acres
- Current General Plan Land Use Designation: MU 4 (Mixed-Use 4, Page Ranch)
- Current Zoning: A-2-10 (Agricultural)
 - Agricultural (assumes pending annexation and rezoning to BP – (Business Park)
 - Permitted and Conditional Uses Proposed Zoning: See Attachment 2, Section 90-1043.

On July 8, 29014, the Council authorized staff to proceed with a City-initiated annexation of the subject property into the City limits following a Zoning Ordinance Amendment (ZOA No. 13-011) on December 10, 2013 to utilize a pre-zoning process to eventually to entitle this site as “Business Park”.

The Process

Staff has identified three effective ways to pursue the disposition of property that each can produce the desired outcomes of revenue, job creation, economic vitality and the potential highest and best use of the properties. These include:

- 1) Direct listing with Real Estate Brokerage under existing or future land use conditions*
- 2) Request for proposal from a master developer to purchase and develop per a City approved Disposition and Development Agreement
- 3) Coordination with a real estate advisory firm to handle buyer/ developer solicitation, negotiations and contract management.

* Site B to be re-zoned per current annexation project.

Option 1:

- If preferred by the Council, staff would solicit proposals from major commercial real estate brokerage firms familiar with the Inland Empire and the Hemet market.

Examples of firms include:
CB Richard Ellis (Ontario)

Lee and Associates (Temecula Office)
NAI Capital (Palm Desert / Riverside Office)
Rosenthal-Excell (Hemet)
Sperry Van Ness (Riverside)

- Selecting this option will bring the properties to market quickly and rely on the commission incentive to aggressively market the sites.
- Motivation may be limited to the commission for the sale or transaction and not necessarily produce the highest and best use for community. A selection of the listing firm/agent would be made by staff based upon the most comprehensive and cost effective approach presented by responsive firms or agents. Eventual sale(s) may not condition development, schedule or outcomes.

Option 2:

- Request for Proposals (RFP) may identify a master developer to purchase the site(s) directly from the City based upon price, terms, approach and plan for development. Responses that include secured or potential users/tenants in proposals are preferred.
- Current or future market conditions could extend the actual process of development as users/tenants commit or leave the proposed project. Staff or consultant costs associated with a RFP may add to the sales commission cost, thus netting the City lower sales proceeds.

Option 3:

- Use of a real estate advisory firm can enhance the identification of a capable master developer and facilitate the sales, transaction and development agreements.
- Costs to fund advisory services are likely to precede sales revenue and payment of commission(s) by seller is still likely.
- Examples of firms include:
 - Keyser-Marston Associates
 - Kosmont Companies / Kosmont Realty
 - RSG - Rosenow Spevachek Group
 - Tierra-West Advisors
 - Urban Futures Inc.

The Common Benefit Sales Process

All sales will be conducted under the auspices of the "Common Benefit Process" as discussed with the Council on July 8, 2014. As the Council will recall, disposal of property for the Common Benefit is when the City may dispose of public property in any way it chooses, if the disposition is for the Common Benefit. California Government Code^a section 37350 provides,

"A city may purchase, lease, receive, hold, and enjoy real and personal

^a All further statutory references are to the Government Code unless otherwise stated.

property, and control and dispose of it for the common benefit."

In addition, Section 37351 permits the legislative body to "control, dispose of, and convey" public property "for the benefit of the city." Therefore, if the City can make findings that the disposal will benefit the citizenry, the City can dispose of its real property as it deems fit.

The only mandatory legal procedure to sell City property requires the Planning Commission to approve a report finding that the disposition of the property conforms with the General Plan.^b Planning Commission approval of this report is required regardless of the method by which the City chooses to dispose of real property.

Once the report is approved, the City Council may adopt a resolution to authorize the sale of the property. If the disposal is "for the common benefit" as described above, the sale can occur on the open market without requiring any competitive bidding or even obtaining an appraisal of the property. Note that while an appraisal may be preferable to ensure that the City is obtaining a reasonable price for the property and potentially prevent a challenge that the sale constitutes a gift of public funds,^c it is not strictly necessary.

Additional Property Sales Opportunities

Additionally, staff seeks direction from Council regarding private sector interest in non-conventional opportunities involving city-owned land along the Florida Avenue commercial corridor. If existing city-owned property were to be converted from public use, significant potential may be realized to create new development sites, economic activity, revenue and jobs in the City.

Anecdotally, discussions with real estate professionals familiar and knowledgeable about the Hemet market area, believe that at the present time, Site A is best advanced as a retail site and that Site B could prove successful for business park development. Of course, this does not preclude either site from being developed to suit an "opportunity project" should one present itself assuming required regulations and appropriate mitigations. Finally, in their opinion, the Florida Avenue sites also hold great promise as prime retail development sites.

ALTERNATIVES:

Alternatives are described in the sections above. Additional alternative action may be directed by the Council or City Manager as a result of Council deliberation.

FISCAL IMPACT:

The fiscal impacts are yet to be specifically determined. Assuming a market rate sale of any property and costs associated with those sales, the sale of city-owned property will return significant revenue to the City near the estimated or appraised appraised values. In the case of Site A: Sanderson and Stetson, it is anticipated that the market proceeds may be near the appraised value of \$5.00 per square foot or approximately \$3.9 million for the entire site. Staff has commissioned appraisals of the remaining properties to establish opinions of the anticipated sales proceeds. Any transaction, advisory and / or site preparation costs would be paid or reimbursed from sales proceeds.

^b Cal. Government Code ("GC") § 65402.

^c See Cal. Const. art. XVI, § 6.

COORDINATION AND REVIEW:

The recommended action has been coordinated with the City Manager, Office of the City Attorney and the Community Development Department.

CONCLUSION:

That the City Council:

- 1) Hear a presentation by Staff on disposition options for City-owned real property and deliberate on strategies to sell City-owned properties as listed in this report, and
- 2) Select the preferred sales strategy from Options 1, 2 or 3, and
- 3) Direct staff to solicit proposals for the sale, lease and development of other City-owned properties on Florida Avenue to entice economic development.

ATTACHMENTS:

- 1) Specific Plan 07-04 – Zoning: Permitted and Conditional Uses for Site A
- 2) Proposed Zoning: Permitted and Conditional Uses for Site B

Prepared By:



John Jansons, Director
Economic Development Department

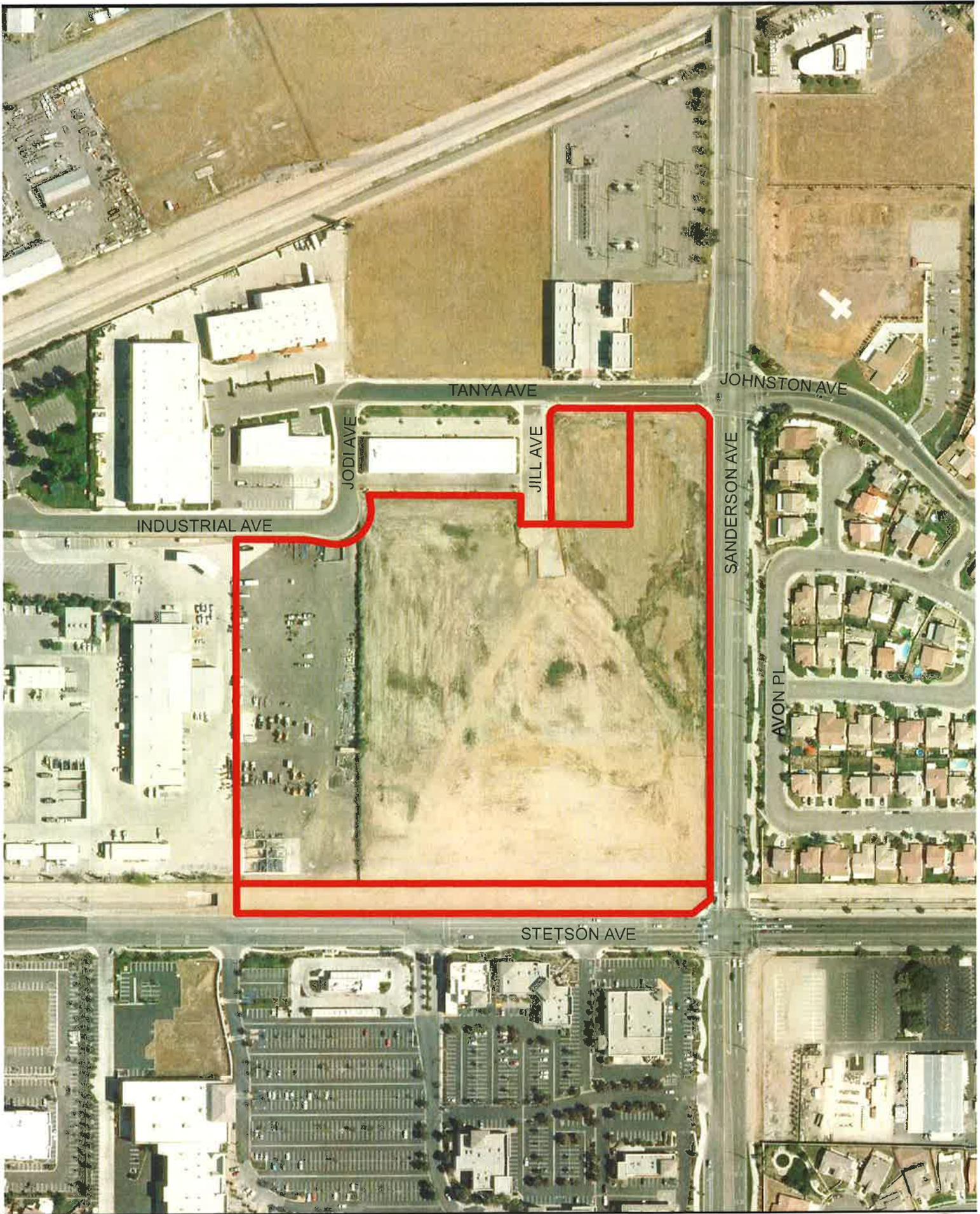
Recommended By:



Wally Hill, City Manager

ATTACHMENT 1

Site A: Sanderson / Stetson



1 inch = 250 feet



NW SANDERSON & STETSON



V. Zoning

A. Purpose and Objective

The purpose of the Stetson Crossing Specific Plan Zone is:

- To provide appropriate areas in the locations as shown on the general plan for the development of commercial districts having a wide range of offices, services, retail stores, recreation and transient accommodations.

The Stetson Crossing Specific Plan Zone is based on the provisions of the General Commercial (C-2) Zone of the Hemet Municipal Code and other applicable city regulations that govern the site design, development, and construction of the Stetson Crossing Specific Plan. Whenever the regulations contained in this text conflict with the Regulations of the Hemet Municipal Code or other applicable city regulations, the regulations of the Stetson Crossing Specific Plan shall take precedence.

B. Permitted Uses

The following uses are permitted in the Stetson Crossing Specific Plan:

- Accessory structures, such as utility equipment, structures, and uses or storage located on the same site as a permitted use.

Antennas for microwaves, cellular phones, satellite dishes and the like having a device less than 36 inches in diameter.

- Automotive services including auto detailing auto stereo or window tinting installation, auto parts store (with or without an air compressor, but no machining).
- Automobile rental
- Bakery
- Banks, savings and loan, credit unions
- Barber and/or beauty shop
- Counseling center
- Department store
- Drug store
- Flood control facilities including, but not limited to detention and retention basins, flood control channels
- Graphics production
- Grocery store including, bulk food outlets
- Library
- Medical and/or dental labs or offices
- Museum

- Newspaper printing
- Nurseries, greenhouses and gardening
- Professional Offices
- Parking lot
- Pharmacy
- Photographic studio
- Radio station
- Small Recycling facility – resource collection center
- Restaurant
- Retail service shops including but not limited to appliance repair and sales, stereo/TV/video repair and sales, catering, health spa, Laundromat, dry cleaners, locksmith, mail receiving service, pet grooming with no overnight stay, photographic processing, printing, lithography, engraving, copy, plumbing, electrical, shoe repair, tailor, equipment rental, costume rental, dry cleaning with or without an on-site plant.
- Retail and/or shops including but not limited to books, stationery, arts and crafts, hobby, coins and/or stamps, candy, confectionery, costumes, draperies, blinds, window coverings, gifts, hardware, home furnishing, heating/air conditioning, florist, meat, delicatessen, medical supply, music with or without instruction, outdoor display and sales of patio furniture, furniture, jewelry, dressmaking or millinery, dry good or notions, raceway for slot cars, thrift, swimming pool/spa supplies service and repair, shoes, pets, liquor, paint, fire arms, sporting goods, firewood, glass, nursery, clothing, ice cream, antique, stained and/or leaded glass
- Satellite dish antennas having a diameter of 36 inches or greater and which are screened from public view
- Tire sales, repair, balancing, alignment.

When the Planning Director determines, in accordance with Section 90-3(c) of the Hemet Municipal Code, that a use is similar in nature to a permitted use, it shall be deemed to be a permitted use.

Whenever a business is conducted, a city business license is required pursuant to Chapter 18 of the Hemet Municipal Code.

C. Conditionally Permitted Uses

The following uses are permitted with a Conditional Use Permit:

- Antennas for microwaves, cellular phones and the like having a device measuring 36 inches or greater.
- Bowling Alley
- Car wash with vehicles and related activities screened from public view.
- Car and truck rental
- Day care facility

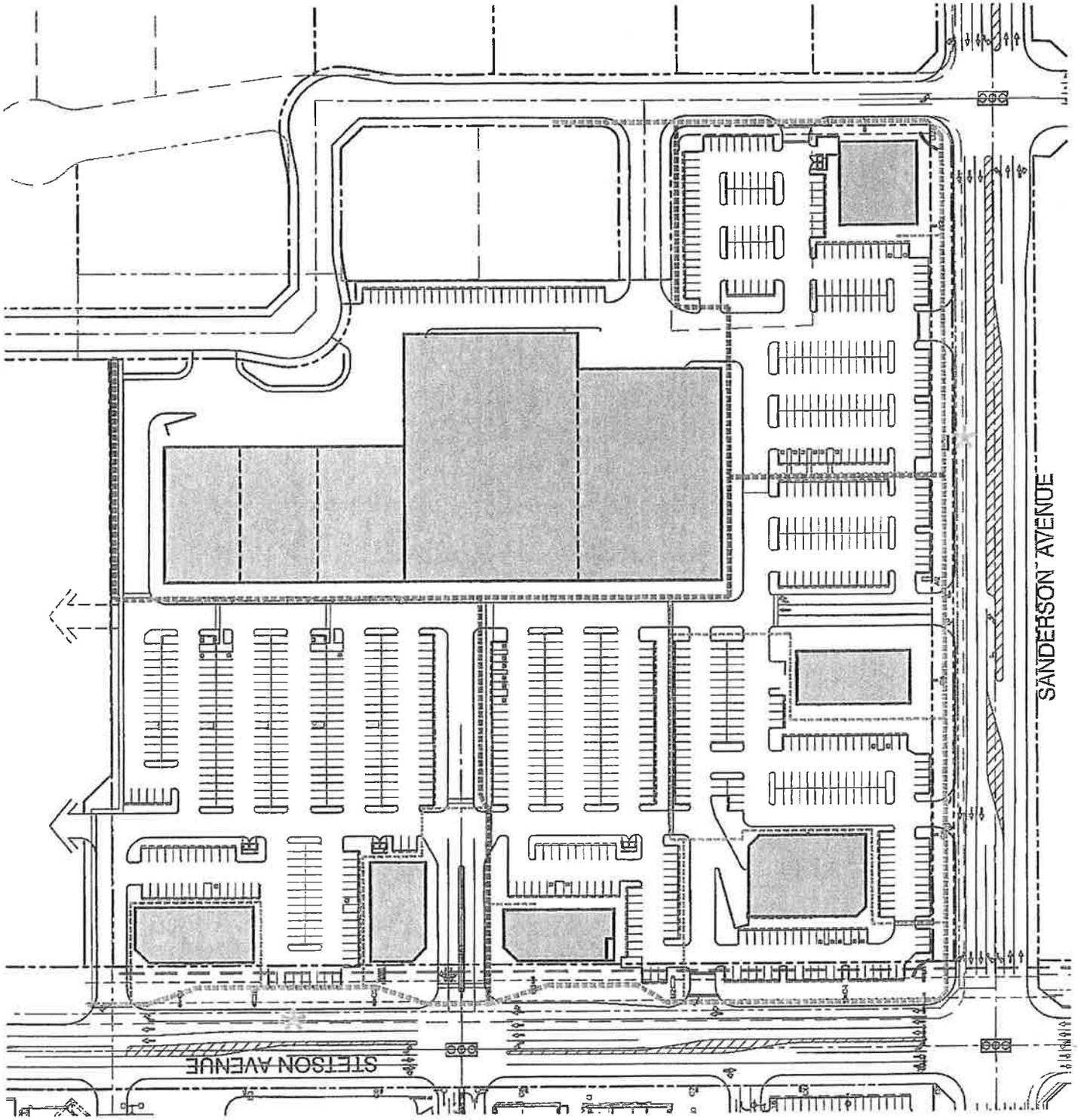
- Gas station
- Hotel or motel
- Nightclub or dancehall with alcoholic beverage service
- Recording studio
- Urgent care facility
- Drive through facilities
- Permanent outdoor display of merchandise or outdoor seating for restaurants, incidental to a permitted or conditionally permitted use, when the outdoor display area or meeting area is: a) located adjacent to the building, b) in compliance with the latest adopted version of the American Disabilities Act, c) in compliance with The Uniform Fire Code, d) clearly defined as to the extent of the display area by a line painted on the paving, or by a railing, or other barrier e) not utilizing parking required pursuant to article XL. off-street parking and loading.
- Temporary special event display as allowed pursuant to the approval of an Administrative or Temporary Use Permit.

Whenever a business is conducted, a city business license is required pursuant to Chapter 18 of the Hemet Municipal Code.

D. Hemet Ryan Airport Considerations

Any Conditionally Permitted Use allowed within the Specific Plan, and subsequently applied for with the city of Hemet shall not be subject to further review by Riverside County Airport Land Use Commission (ALUC), with the following exception:

- Should any antenna, for microwaves, cellular phones and the like, be applied for which exceed thirty-five feet (35') in height, review by the ALUC shall be required prior to approval by the City of Hemet.
- Any institutional uses and critical facilities, within the project, may be more appropriately placed at a greater distance from the airport. Such uses would include telephone exchanges, electrical transformer relays, radio/TV studios, hotel/motel, clinics, and day care.



- ★ BUS STOP
- EXTERNAL PEDESTRIAN SIDEWALKS
- MAJOR INTERNAL PEDESTRIAN CONNECTORS
- INTERNAL PEDESTRIAN WALKWAYS & LINKS

FIGURE 10
INTERNAL
CIRCULATION PLAN

ATTACHMENT 2

Site B: Domenigoni / Simpson



SIMPSON RD



DOMENIGONI PKWY

1 inch = 400 feet



DOMENIGONI / SIMPSON



ARTICLE XXX. - MANUFACTURING ZONES

- Sec. 90-1041. - Purposes.
- Sec. 90-1042. – Zones established.
- Sec. 90-1043. - Permitted uses.
- Sec. 90-1044. - Reserved.
- Sec. 90-1045. - General requirements.
- Sec. 90-1046. - Site development requirements.
- Sec. 90-1047. – Design review requirements
- Sec. 90-1048. - Performance standards.
- Sec. 90-1049. - Exterior color-
- Sec. 90-1050—90-1080. - Reserved.

Sec. 90-1041. - Purposes.

The Manufacturing Zones are established to:

- (a) Provide properly located areas for industrial plants and related activities; to protect industrial use areas from intrusion by residences and other incompatible uses; provide adequate space to meet the needs of modern industrial development, including off-street parking, loading and landscaping; provide sufficient open space around industrial structures to protect them from hazards of fire or explosion; minimize any detrimental impact on nearby residential or commercial properties; to minimize traffic congestion and to avoid overloading of utilities; and to provide opportunities for industrial plants to concentrate in mutually beneficial relationships to one another.
- (b) Implement the industrial land use designations of the General Plan: Airport; Business Park, and Industrial. The Airport designation allows for airport operations and support services. The Business Park designation provides for single and multiple tenant light industrial, flex office, and office uses. The Industrial designation accommodates a range of manufacturing, business office, assembly, fabrication, construction, transportation, logistics, and auto repair uses.

Sec. 90-1042. – Zones established.

The Industrial Zones are established as follows:

- (a) BP Business Park zone: To reserve appropriately located areas as shown on the zoning map to provide sites for single and multi-tenant light industrial, flex office, and office uses that include corporate and general business offices, medical uses, research and development, e-commerce, and new technology. Ancillary support commercial uses, restaurants, and hospitality uses that serve the business community may also be permitted. Businesses located with the BP zone are generally located on large parcels in a campus like setting with attractive landscaping and architectural design. The BP zone is consistent with the business park, industrial, and certain identified mixed use designations of the General Plan.
- (b) M-1 Limited Manufacturing zone: To reserve appropriately located areas as shown on the zoning map to provide sites for industries that can operate in close proximity to commercial and residential uses with minimum adverse effects. The M-1 zone provides for a range of light manufacturing, assembly,

fabrication, and woodworking uses. The M-1 zone is consistent with the Industrial designation of the General Plan.

- (c) M-2 Heavy Manufacturing zone: To reserve appropriately located areas as shown on the zoning map to provide sites for general manufacturing and industrial uses that will not adversely affect the residential character of the city. The M-2 zone provides for a range of manufacturing and processing uses, research and development, large single-tenant distribution and sales, and warehousing. The M-2 zone is consistent with the Industrial designation of the General Plan.

(Ord. No. 1553, § 2, 1-28-97)

Sec. 90-1043. - Permitted uses.

In the BP, M-1 and M-2 zones, permitted (P), administratively permitted (A), and conditionally permitted (C) uses shall be listed within the "Land Use Matrix." Whenever a business is conducted a city business license is required pursuant to chapter 18. Uses located within the Hemet-Ryan Airport Influence Area are subject to the requirements of the Riverside County Airport Land Use Plan, which may further limit structure heights or permitted uses depending upon the site location. All uses must be conducted indoors unless otherwise specified by the provisions of this article and are subject to performance standards pursuant to sec. 90-1048.

MANUFACTURING ZONES LAND USE MATRIX				
P = Permitted Use				
A = Administratively Permitted Use				
C = Conditionally Permitted Use				
X = Not Permitted				
Requirements: Additional or explanatory regulations or requirements				
ZONE	BP	M-1	M-2	Requirements
A. Agriculture and Natural Resources				
1. Plant nurseries and greenhouses				
a. Wholesale	X	A	A	
b. Retail	X	X	X	
B. Residential Uses – Not Permitted				
C. Care Uses – Not Permitted				
D. Education, Public Assembly, and Recreation Uses				
1. Auditoriums, meeting halls, and conference facilities – Public and Private	C	C	X	
2. Churches, places of worship	C	X	X	
3. Commercial recreation facilities				
a. Indoor (e.g., arcade, bowling, billiards, batting cages, handball courts)	C	C	C	
b. Outdoor (e.g., golf courses, lawn bowling, baseball parks, basketball courts, sports facilities, miniature golf)	C	C	C	
4. Community Centers	C	X	X	
5. Educational facilities – private and public				
a. Academic (Grades K-12)	X	X	X	
b. Colleges/Universities	P	X	X	
c. Commercial (trade) schools	A	A	A	

MANUFACTURING ZONES LAND USE MATRIX				
P = Permitted Use A = Administratively Permitted Use C = Conditionally Permitted Use X = Not Permitted Requirements: Additional or explanatory regulations or requirements				
ZONE	BP	M-1	M-2	Requirements
6. Studio such as art, music, design, recording, martial arts, dance or gymnastics.	P	P	X	
E. Retail Trade Uses – limited to twenty (20) percent of gross building area.				
1. Adult business	X	C	C	18.352 90-18 90-4
2. General retail uses such banks and personal services	P	P	P	
3. Micro-brewery (brew-pub) that brews its own beer for on-site consumption	C	C	X	
4. Restaurants				
a. Dining without sale of alcohol, live entertainment or drive-through	P	P	X	
b. Dining with sale of alcohol, live entertainment, or drive-through	C	C	X	
5. Retail sale of products manufactured on-site when no more than 25 percent of floor area is used for retail sales	P	P	P	
6. Showroom design centers with limited retail sale of products associated with home improvement and decorating.	P	P	P	
F. Service Uses				
1. Ambulance services	X	P	P	
2. Animal services				
a. Boarding/Training – day only	X	A	A	
b. Boarding/Training – overnight stays	X	C	C	
c. Grooming	X	A	A	
d. Veterinary clinic, animal hospital	C	C	C	
3. Business support services such as printing, copying, shipping, postal	P	P	P	
4. Health and fitness centers				
a. Small – less than 3,000 sf	P	P	P	
b. Large – 3,000 sf or greater	A	C	C	
5. Hotel	C	X	X	
6. Laboratory for medical, dental, film, research and similar uses	P	P	P	
7. Medical and Dental				
a. Laboratories	P	P	P	
b. Offices and clinics	P	X	X	
c. Urgent care clinics with extended hours	A	A	A	
8. Mortuary with or without crematorium	X	C	C	
9. Offices – general				
a. Professional	P	P	P	
b. Technological such as graphic	P	P	P	

MANUFACTURING ZONES LAND USE MATRIX				
P = Permitted Use				
A = Administratively Permitted Use				
C = Conditionally Permitted Use				
X = Not Permitted				
Requirements: Additional or explanatory regulations or requirements				
ZONE	BP	M-1	M-2	Requirements
design, GIS, film editing				
10. Taxi, bus charter, dial-a-ride and other similar transportation service	X	P	P	
G. Vehicle Uses				
1. Alternative fuels and recharging facilities	A	A	A	
2. Boat and marine equipment sales, rental, and repair	C	P	P	
3. Car rental services	P	P	X	
4. Maintenance and Repair Services				90-897(a)
a. Major Repair/Body Work	X	P	P	
b. Minor maintenance, installation services, tire services, smog certification	C	P	P	
5. Service stations, with or without mini-markets	C	C	C	
6. Truck scales	X	P	P	
H. Industrial Uses				
1. Aircraft products	P	P	P	
2. Antique restoration	P	P	P	
3. Apparel manufacturing	P	P	P	
4. Beverage and tobacco products manufacturing	C	C	C	
5. Boat building	C	C	P	
6. Chemical product manufacture	X	C	C	
7. Commercial laundry, carpet cleaning, dyeing plant	X	C	C	
8. Electronics, electrical equipment, and appliance manufacturing	P	P	P	
9. Equipment manufacturing, assembly, service (business, medical, scientific, musical)	P	P	P	
10. Equipment rental	X	C	P	90-1046(g)(2)
11. Food manufacturing	C	P	P	
12. Furniture and fixture manufacturing	P	P	P	
13. Leather products manufacturing	P	P	P	
14. Machinery manufacturing, heavy equipment	C	C	P	
15. Metal products manufacturing and fabrication	P	P	P	
16. Miscellaneous manufacturing – light (e.g., jewelry, office supplies, cosmetics, sporting goods)	P	P	P	
17. Miscellaneous manufacturing – general (e.g., glass and glass products, graphite and graphite	P	P	P	

MANUFACTURING ZONES LAND USE MATRIX				
P = Permitted Use				
A = Administratively Permitted Use				
C = Conditionally Permitted Use				
X = Not Permitted				
Requirements: Additional or explanatory regulations or requirements				
ZONE	BP	M-1	M-2	Requirements
products, metal casting)				
18. Mobile home and manufactured housing fabrication and assembly	X	X	C	
19. Paint manufacturing and paint shops	X	C	C	
20. Paper products manufacturing	P	P	P	
21. Petroleum products distribution and storage	X	X	C	
22. Pharmaceutical manufacturing	P	P	P	
23. Plastics and rubber products manufacturing; injection molding	P	P	P	
24. Printing and publishing	P	P	P	
25. Recycling Facilities				90-4 90-81
a. Donation box	X	X	X	
b. Reverse vending machine	X	X	X	
c. Collection facility	X	C	C	
d. Processing facility	X	C	C	
26. Research and development laboratories and facilities	P	P	P	
27. Scientific, optical, medical, dental, and similar uses equipment assembly	P	P	P	
28. Scrap and dismantling yard	X	X	C	
29. Stone products manufacturing and processing	X	C	C	
30. Storage facility (personal, mini-storage)	X	C	C	90-4 90-82
31. Storage yard for contractor equipment and materials	X	C	A	
32. Structural clay, pottery, and ceramic products	C	P	P	
33. Swap meet	X	X	C	
34. Textile manufacturing	P	P	P	
35. Warehouses and product fulfillment centers				90-4
a. Less than 400,000 sf	P	P	P	
b. 400,000 sf and over	C	A	A	
36. Wholesale of goods and services (business to business)	P	P	P	
37. Wood products manufacturing	P	P	P	
I. Transportation, Communication and Infrastructure Uses				
1. Parking facilities	P	P	P	Article XL
2. Recreational vehicle storage	X	C	A	90-1046(g)(5)
3. Satellite dish antennas	P	P	P	
4. Solar energy systems- commercial or utility ground mounted	X	C	C	
5. Solar energy systems building	A	P	P	

MANUFACTURING ZONES LAND USE MATRIX				
P = Permitted Use A = Administratively Permitted Use C = Conditionally Permitted Use X = Not Permitted Requirements: Additional or explanatory regulations or requirements				
ZONE	BP	M-1	M-2	Requirements
mounted - non-commercial (serving the development site)				
6. Towing and impound service	X	C	C	
7. Transit stop shelter	P	P	P	
8. Utility facility	C	C	C	
9. Wireless communication facility				
a. Minor facility	A	A	A	Article XLVI
b. Major facility	C	C	C	Article XLVI
J. Government Uses				
1. Courthouse and associated facilities	C	C	C	
2. Office uses	P	P	P	
3. Post office	P	P	P	
4. Public safety facilities	P	P	P	
5. Public works facilities	X	P	P	

(Ord. No. 1553, § 2, 1-28-97; Ord. No. 1581, § 2, 2-24-98; Ord. No. 1591, § 1(4), 9-29-98; Ord. No. 1601, § 1, 5-11-99; Ord. No. 1657, § 1, 2-12-02)

Sec. 90-1044. - Reserved.

Sec. 90-1045. - General requirements.

Prior to the construction of any building or structure a building permit shall be required in accordance with the latest city-adopted California Building Code. The following are minimum requirements, unless otherwise noted, and shall apply to all land, buildings and structures in their respective zones. All area dimensions are in square feet, unless otherwise noted. All linear dimensions are in feet, unless otherwise noted.

A. MANUFACTURING ZONE MINIMUM DEVELOPMENT STANDARDS					
	ZONE	BP	M-1	M-2	Requirements
1.	Coverage (in percent)	65	60	60	
2.	Floor area ratio/FAR (total building area divided by total lot area), maximum	0.60	0.45	0.45	
3.	Net lot area	20,000	10,000	10,000	
4.	Lot width				
	a. Standard	100	65	65	
	b. Cul-de-sac/knuckle	65	40	40	
5.	Lot depth	150	150	150	
6.	Front yard setback to the building	20	15	15	Article XXXII
7.	Rear yard setback, landscaped				

A. MANUFACTURING ZONE MINIMUM DEVELOPMENT STANDARDS					
	ZONE	BP	M-1	M-2	Requirements
	a. Adjacent to an alley or local street	10	10	10	
	b. Adjacent to a secondary street	15	15	15	
	c. Adjacent to residential zone	30	30	30	Sec. 1046(g)(1)
	c. Not adjacent to an alley or street or residential zone	0	0	0	
8.	Side yard setback, landscaped				
	a. Interior side	0	0	0	
	b. Street side and corner	15	10	10	
	c. Adjacent to residential zone	30	30	30	Sec. 1046(g)(1)
9	Building and structure height	55	60	60	Sec. 1046(c)
10	Parking required				Sec.1046(g)(6) Article XL
11.	Signing permitted				Sec.1046(g)(7) Article XXXVI
12.	Landscaping requirements				Sec.1046(g)(6) Article XLVIII

(Ord. No. 1553, § 2, 1-28-97; Ord. No. 1581, § 2, 2-24-98)

Sec. 90-1046. - Site development requirements.

- (a) *Measurement of yards.* A required yard or other open space around an existing or proposed building shall not be used to meet a required yard or other open space for any other building on an adjoining lot or building site.
- (b) *Building alterations.* The director may allow additions to an existing, legally constructed structure, sited in accordance with the laws and setbacks in effect at the time of the construction, within the currently required front, side, and/or rear setback if the building addition does not exceed 20 percent of the floor area of the existing structure. The addition shall not exceed the coverage requirements of the zone.
- (c) *Height exceptions and limitations.*
 - (1) Structures permitted above a specified height limit may be erected as follows: structures or walls for the housing of elevators, stairways, tanks, ventilating fans or similar structures, skylights, towers, steeples, flagpoles, chimneys, smokestacks, wireless masts, radio and television masts, water tanks, silos or similar structures, provided that no roof structure, as listed in this subsection, or any space above the height limit specifically prescribed for particular zones, shall be allowed or used for the purpose of providing usable floor space in excess of that reasonably required to maintain such structures and shall not be used for signage.

- (2) Structures located within the Hemet-Ryan Airport Land Use Plan (ALUP) are subject to the provisions of ALUP, and the FAA regarding structure heights within the airport influence area.

(d) *Accessory buildings.*

- (1) No accessory building shall be located without a permissive main building and must not exceed 10 percent of the floor area of the permissive structure. Larger structures must be processed in accordance with Section 90-1043.

- (2) Separation between buildings is subject to the requirements of the latest city-adopted California Building Code.

- (3) Accessory buildings shall meet the setback requirements of the zone.

- (e) *Exterior lighting.* All lighting shall be directed or shielded away from nearby residential zones and contained within the boundaries of the site. Adequate lighting shall be provided to maintain a safe, on-site environment consistent with California Building Code standards.

- (f) *Service and refuse areas.* All service areas, refuse collection areas and trash bins shall conform with the setback requirements and shall be completely screened by a solid fence or wall, or shall be enclosed within a building in accordance with the adopted standards of the city.

- (g) *Walls, fencing, screening and landscaping.* This section provides for the regulation of location and height of walls, fencing, screening and landscaping so as to allow the enjoyment of the use of property and for the safety of persons using sidewalks and streets related to the property. The Community Development Director may approve alternate fence and wall materials due to safety or aesthetic considerations.

(1) *Fences, Generally.*

- a. The location of walls and fences is determined by the setback area for the zone in which the property is located pursuant to Section 90-1045.

- b. Walls or wrought iron fencing within the front setback may be no higher than 42 inches in height, unless expressly permitted by other applicable sections of this chapter. Visual sight lines must be maintained for safety purposes.

- c. A wall or fence of up to six feet in height may be located in the side and rear yards. When a site adjoins a residential zone, a solid masonry wall six feet in height shall be located adjoining the property line and an area at least five feet in depth adjoining the property line shall be landscaped with live plant material, including trees.

- d. Fences and walls adjacent to and visible from the street right-of-way shall be of decorative block or wrought iron. Walls shall be designed to blend with the site's architecture.

- e. Internal fences or walls not visible from a street or adjacent to residential uses may be constructed of masonry, concrete, steel, vinyl panels, or slatted chain link. Wood fencing is prohibited.

The fence materials shall be approved by the community development director, or the planning commission, if applicable, as part of the design review or site development review process for the property.

- f. Gates in fences and walls shall be wrought iron, steel, or any other similar materials acceptable to the Community Development Director.
- (2) *Outdoor display and storage.* All outdoor storage shall be screened from view. Screening shall complement the architecture, color, and materials of the primary building.
- a. Block walls or opaque fencing used for screening purposes in areas of public view and access shall also incorporate a landscaped edge of shrubs and trees to minimize the potential for graffiti and to enhance the aesthetics of the property.
 - b. All outdoor storage shall be screened by a six-foot high wall, or fence and shall meet the requirements of this section. Slatted chain link fencing may be permitted if the outdoor storage area is not visible from a public street, subject to approval of the community development director.
 - c. Outside storage shall not occupy more than twenty percent of the total lot area, obstruct required parking spaces, or obstruct drive aisles, except as determined otherwise by the Community Development Director.
 - d. Temporary outdoor storage containers may be permitted for a period not exceeding 90 days in a calendar year upon review and approval of a temporary use permit by the Community Development Director.
- (3) *Security fencing.* Nothing in this section shall be deemed to set aside or reduce the requirements established for security fencing by either local, state or federal law, or by safety requirements of the board of education. The design, materials, and height of the security fencing shall be based upon a determination of need and design approval by the Community Development Director. In general, security fencing shall not exceed eight feet in height.
- (4) *For recreational vehicle storage.* Fences for recreational vehicle storage shall be eight-foot walls of wrought iron, masonry, concrete, steel, or vinyl panels. Wood fences are prohibited.
- (5) *Screening of roof-mounted equipment.* All roof mounted equipment shall be screened from general view by the public and from public streets.

(6) *Landscaping.* Landscaping shall be pursuant to Article XLVII except where otherwise specified in this article.

- a. Parking lot landscaping in the Business Park Zone shall cover ten (10) percent of parking area.
- b. Landscaping plans in the Business Park Zone shall be consistent with the City's commercial development guidelines, unless otherwise indicated in applicable Business Park or Industrial Design Guidelines.
- c. Where landscaping is required by this chapter, it shall consist predominantly of plant materials, except for necessary walks and drives. Planted areas, where prescribed, shall be landscaped exclusively with live plant materials. Required landscaping shall be installed in accord with landscaping standards approved by the commission, and shall be of types and sizes prescribed in the standards.
- d. All screening and landscaping shall be permanently maintained in an orderly condition. Plant materials shall be watered, weeded, pruned and replaced as necessary to screen or ornament the site.
- e. Automatic irrigation shall be provided with adequate water coverage for all landscaped areas.
- f. Designated landscaping areas shall be covered in a combination of lawn, ground cover, shrubs, and trees.
- g. In addition to the required number of street trees, one tree shall be planted for every 500 square feet of landscaping in all other areas. All trees shall be a minimum of 15 gallon size with 25 percent planted at 24 inch box size.
- h. A minimum of 25 percent of all landscaping areas shall be planted in shrubs. The shrub areas shall be inter-planted with non-aggressive type ground cover. Triangular spacing shall be used in row plantings of all ground cover and shrubs.

(7) *Signage.* Signage shall be pursuant to Article XXXVI except where otherwise specified in this article.

- a. A signage program is required for projects located within the business park zone subject to review and approval of the community development director, or planning commission, as appropriate, in conjunction with the site development review process.

(8) *Loading areas.* Adequate room shall be provided for truck access and maneuvering.

- a. Loading doors and docks shall not be located at the front of buildings or next to main building entrances.

- b. Loading doors or docks shall not be located adjacent to a street or residential use unless properly screened from public view.
- c. A minimum of 120 feet in front of the loading doors or docks shall be paved and kept free of obstacles including connecting walkways or required parking areas.

(9) *Land use buffer.* Industrial uses shall be buffered from adjacent land uses/zones through the use of setbacks, screening, landscaping, open space, or topographic features.

(Ord. No. 1553, § 2, 1-28-97; Ord. No. 1581, § 2, 2-24-98; Ord. No. 1591, § 1(6), 9-29-98; Ord. No. 1657, § 1, 2-12-02)

Sec. 90-1047. – Site development review requirements

No new building, structure, or use, or a significant alteration or enlargement of an existing building, structure, or use shall be commenced in any industrial zone until site and architectural design review approval has been granted pursuant to article XLI of this chapter. Development of the site and structures shall be consistent with all applicable Design Guidelines for office, business park, and industrial uses.

Sec. 90-1048. - Performance standards.

All uses established or placed into operation shall comply at all times with the performance standards set out in this section. The director may require submission of evidence of ability to comply with the required conditions.

- (a) *Noise:* No use, except a temporary construction operation, shall be permitted which creates noise of a maximum sound pressure level greater than the value established in the public safety element of the general plan, and adopted building codes, or as may be further determined by project specific mitigation measures. The general plan specifies land use compatibility standards to ensure that stationary noise sources (e.g., industrial uses) do not adversely affect noise-sensitive land uses and that community noise environments do not negatively affect land uses.
- (b) *Fire, toxic materials, and explosion hazards:* The storage and handling of hazardous materials including flammable liquids, liquid petroleum gases and explosives shall comply with the state rules and regulations and with the ordinances of the city.
- (c) *Air contaminants:* No use shall emit any air contaminant except in compliance with the rules and regulations of the south coast air management district and local regulations.
- (d) *Odor:* No use shall be permitted which creates annoying odor in such quantities as to be readily detectable beyond the boundaries of the site.
- (e) *Radioactivity and electrical disturbances:* The use of radioactive materials shall be limited to measuring, gauging and calibration devices such as tracer elements, use in X-ray and like apparatus, and use in connection with the processing and preservation of food. No use shall emit

dangerous radioactivity or produce electric or magnetic fields that adversely affect public health, safety, and welfare including interference with normal radio, telephone, or television reception off-site.

- (f) *Dust, heat, cold, glare and electrical disturbance:* No use, except a temporary construction operation, shall be permitted which creates dust, changes in temperature or direct or sky-reflecting glare detectable by the human senses without the aid of instruments beyond the boundaries of the site. No use shall be permitted which creates electrical disturbances that affect the operation of any equipment beyond the boundaries of the site.
- (g) *Vibration:* No use, except a temporary construction operation, shall be permitted which creates vibration sufficient to cause a displacement of 0.003 inch beyond the boundaries of the site.
- (h) *Wastewater discharge:* No liquids of any kind shall be discharged into a public or private sewage or drainage system, water course, body of water, or into ground except in compliance with federal, state, regional, and local laws, rules and regulations.
- (i) *Sustainable design:* All new development proposals shall demonstrate best management practices in project design and implementation to maximum the efficient use of resources and reduce deleterious environmental impacts on the community.

(Ord. No. 1553, § 2, 1-28-97)

Sec. 90-1049. - Exterior color.

(a) *Color selection.*

- (1) Exterior facade colors of structures developed within commercial and industrial zones shall be low reflectance, subtle, neutral or earth tone colors. The use of high-intensity or fluorescent colors is prohibited. The recommended color palette as adopted by the city council is maintained at the planning department.
 - (2) Trim and accent areas up to a maximum of ten percent of the building facade may feature brighter, more intense colors, including primary colors.
 - (3) The transition between base and accent colors shall relate to changes in building materials or the change of building surface planes. Colors should not meet or change without some physical change or definition to the surface plane.
- (b) *Approval required.* Except as specifically provided in this article, no person shall paint the exterior of any commercially zoned building owned by him or under his control within the city, without having first obtained an approval from the planning department regarding the color selected.
- (c) *Application.* An application for an exterior paint permit shall provide the

following information:

- (1) The name, address and telephone number of the applicant.
 - (2) The address of the subject property.
 - (3) Samples of colors that are to be used, indicating the manufacturer, the name of the color and serial number.
- (d) *Fee.* There shall be no fee required for the exterior paint permit.
- (e) *Compliance.* The provisions of this section shall apply to all new construction and repainting proposed after the adopted ordinance. Existing structures shall be required to repaint to gain compliance within seven years of adoption of said ordinance.

(Ord. No. 1646, § 1, 5-15-01)

Sec. 90-1050. - Appeals.

Appeal of a decision of the community development director or designee may be made to the planning commission pursuant to sec.90-43(6).

Secs. 90- 1051—90-1080. - Reserved.



Staff Report

TO: Honorable Mayor and Members of the Hemet City Council
FROM: Wally Hill, City Manager *Wally Hill*
DATE: August 12, 2014
RE: Stipends for Housing Authority Commissioners

RECOMMENDED ACTION:

That the City Council determine if Housing Authority Commissioners should continue to receive meeting stipends.

BACKGROUND:

At the Council's meeting on July 22, 2014, Mayor Larry Smith asked that the Council consider at a future meeting whether Council members, serving as Housing Authority Commissioners, should continue to receive per meeting stipends.

PROJECT DESCRIPTION:

The California Government Code, in Health and Safety Code Section 34724, provides that: "A commissioner shall not be regularly employed by the authority to which he is appointed during his tenure of office, but may receive per diem payment for attendance at not more than four meetings per month of the authority, which shall not exceed fifty dollars (\$50) per day, and shall receive necessary traveling and subsistence expenses incurred in the discharge of his duties." The City Council established \$50 per meeting stipends for the Housing Authority Commissioners in May, 1995 (see attached resolution).

ANALYSIS:

The Housing Authority conducted four meetings in 2012, four meetings in 2013, and has conducted two meetings so far in 2014. Council members, serving as Housing Authority Commissioners, have received the \$50 per meeting stipend for each of those meetings they attended.

COORDINATION & REVIEW:

No external reviews or outreach has been conducted.

CONSISTENCY WITH ADOPTED GOALS, PLANS, AND PROGRAMS:

The current stipends are consistent with Council Resolution No. 3154 approved on May 23, 1995.

POTENTIAL ALTERNATIVE ACTIONS:

The provision of meeting stipends is at the Council's discretion, as is the amount provided per meeting, not to exceed \$50 per meeting.

FISCAL IMPACT:

With all Housing Authority Commissioners attending, the cost of meeting stipends for an average of four meetings costs \$1,000 per year.

Respectfully submitted,



Wally Hill
City Manager

Attachment(s): Resolution No. 3154, approved May 23, 1995

95-39

RESOLUTION NO. 3154

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HEMET, CALIFORNIA PROVIDING FOR COMPENSATION AND EXPENSES OF HOUSING AUTHORITY MEMBERS

WHEREAS, City Council Members serve as Housing Authority Commissioners for the City's Housing Authority; and

WHEREAS, California Health and Safety Code §34274 provides for the compensation and expenses of Housing Authority Commissioners,

NOW, THEREFORE, BE IT RESOLVED:

1. Hemet Housing Authority Commissioners shall receive the sum of \$50 for meeting of the Authority provided no member shall receive compensation for attending more than four meetings of the Authority during any calendar month.

2. Housing Authority Commissioners shall be reimbursed for their actual and necessary expenses, including traveling expenses incurred in the discharge of their duties.

MOVED, PASSED AND ADOPTED the 23rd day of May, 1995 by the following vote:

- AYES: Council Members Lowe, VanArsdale, Venable and Tandy
NOES: None
ABSTAIN: None
ABSENT: Council Member Schroeder

Marge Tandy
Marge Tandy
Mayor

ATTEST:

APPROVED AS TO FORM:

Brenda L. Weckerle
City Clerk

Robert T. Henderson
City Attorney