

CITY OF WILDOMAR CITY COUNCIL AND WILDOMAR CEMETERY DISTRICT AGENDA

5:30 P.M. – CLOSED SESSION
6:30 P.M. – REGULAR MEETING

APRIL 10, 2019
Council Chambers
23873 Clinton Keith Road, Suite 106, Wildomar CA



Marsha Swanson, Mayor/Chair, District 5
Dustin Nigg, Mayor Pro Tem/Vice Chair, District 2
Ben J. Benoit, Council Member/Trustee, District 1
Bridgette Moore, Council Member/Trustee, District 4
Joseph Morabito, Council Member/Trustee, District 3

Gary Nordquist
City Manager/General Manager

Thomas D. Jex
City Attorney/District Counsel

WILDOMAR CITY COUNCIL AND WILDOMAR CEMETERY DISTRICT REGULAR MEETING AGENDA APRIL 10, 2019

ORDER OF BUSINESS: Public sessions of all regular meetings of the City Council begin at 6:30 p.m. Closed Sessions begin at 5:30 p.m. or such other time as noted.

REPORTS: All agenda items and reports are available for review at Wildomar City Hall, 23873 Clinton Keith Road; Mission Trail Library, 34303 Mission Trail Blvd.; and on the City's website, www.cityofwildomar.org. Any writings or documents provided to a majority of the City Council regarding any item on this agenda (other than writings legally exempt from public disclosure) will be made available for public inspection at City Hall during regular business hours.

PUBLIC COMMENTS: Prior to the business portion of the agenda, the City Council will receive public comments regarding any items or matters within the jurisdiction of the governing body. The Mayor will separately call for testimony at the time of each public hearing. If you wish to speak, please complete a "Public Comment Card" available at the Chamber door. The completed form is to be submitted to the City Clerk prior to an individual being heard. Lengthy testimony should be presented to the Council in writing (15 copies) and only pertinent points presented orally. The time limit established for public comments is three minutes per speaker.

ADDITIONS/DELETIONS: Items of business may be added to the agenda upon a motion adopted by a minimum 2/3 vote finding that there is a need to take immediate action and that the need for action came to the attention of the City subsequent to the agenda being posted. Items may be deleted from the agenda upon request of staff or upon action of the Council.

CONSENT CALENDAR: Consent Calendar items will be acted on by one roll call vote unless Council members, staff, or the public request the item be discussed and/or removed from the Consent Calendar for separate action.

NOTICE: City Council meetings may be live-streamed, photographed and/or videotaped. Attendance at the meeting constitutes consent by members of the public to the City's and any third party's use in any media, without compensation or further notice, of audio, video, and/or pictures of meeting attendees.

PLEASE TURN ALL DEVICES TO VIBRATE/MUTE/OFF FOR THE DURATION OF THE MEETING. YOUR COOPERATION IS APPRECIATED.

CALL TO ORDER – CLOSED SESSION - 5:00 P.M.

ROLL CALL

PUBLIC COMMENTS

CLOSED SESSION

The City Council will meet in closed session pursuant to the provisions of:

1. Government Code section 54957(b) regarding Public Employee Performance Evaluation; Title: City Attorney.
2. Government Code Section 54956.9 (d)(1) to confer with legal counsel with regard to the following matter of pending litigation: City of Wildomar v. Quality Flowers, Inc. et al; RSC Case No. RIC 1818037.

RECONVENE INTO OPEN SESSION

ANNOUNCEMENTS

ADJOURN CLOSED SESSION

CALL TO ORDER – REGULAR SESSION - 6:30 P.M.

ROLL CALL

FLAG SALUTE

PRESENTATIONS

1. David A. Brown Middle School
2. Eagle Scout – William Joseph MacKell V
3. Police Quarterly Report
4. Fire Quarterly Report
5. Other City Recognitions/Presentations

PUBLIC COMMENTS

This is the time when the Council receives general public comments regarding any items or matters within the jurisdiction that **do not** appear on the agenda.

State law allows the Council to only talk about items that are listed on the agenda. **Speakers are allowed to raise issues not listed on the agenda; however, the law does not allow the City Council to discuss those issues during the meeting.** After hearing the matter, the Mayor will turn the matter over to the City Manager who will put you in contact with the proper Staff person. Each speaker is asked to fill out a Public Comments Card available at the Chamber door and submit the card to the City Clerk. **Lengthy testimony should be presented to the Council in writing (15 copies) and only pertinent points presented orally.** The time limit established for public comments is three minutes per speaker.

Prior to taking action on any item that is on the agenda, the public will be permitted to comment at the time it is considered by the City Council.

COUNCIL COMMUNICATIONS

1. Community events
2. Regional events
3. Chamber of Commerce
4. Riverside Conservation Authority (RCA)
5. Riverside Transit Agency (RTA)
6. Riverside County Transportation Commission (RCTC)
7. League of California Cities
8. Southern California Association of Governments (SCAG)
9. Riverside County Habitat Conservation Agency (RCHCA)
10. Western Riverside Council of Governments (WRCOG)
11. South Coast Air Quality Management District (SCAQMD)
12. Ad Hoc & Subcommittees

APPROVAL OF THE AGENDA AS PRESENTED

The City Council to approve the agenda as it is herein presented, or, if it is the desire of the City Council, the agenda can be reordered, added to, or have items tabled at this time.

1.0 CONSENT CALENDAR

All matters listed under the Consent Calendar are considered routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless members of the Council, the Public, or Staff request to have specific items removed from the Consent Calendar for separate discussion and/or action.

1.1 Reading of Ordinances

RECOMMENDATION: Staff recommends that the City Council approve the reading by title only of all ordinances on this agenda.

1.2 Warrant and Payroll Registers

RECOMMENDATION: Staff recommends that the City Council approve the following:

1. Warrant Register dated 03-07-2019 in the amount of \$477,104.42;
2. Warrant Register dated 03-14-2019 in the amount of \$939,783.18;
3. Warrant Register dated 03-21-2019 in the amount of \$72,347.69;
4. Warrant Register dated 03-28-2019 in the amount of \$491,712.61;
5. Wire Transfer Register dated 03-31-2019 in the amount of \$36,834.12;
6. Payroll Register dated 04-01-2019 in the amount of \$92,686.68.

1.3 Treasurer's Report

RECOMMENDATION: Staff recommends that the City Council approve the Treasurer's Report for February 2019.

1.4 Tentative Tract Map 32726 – Final Tract Map Approval, Subdivision Improvement Agreement, Stormwater Management/BMP Facilities Agreement, and Associated Right-of-Way Acceptance (Parcel Map 9070)

RECOMMENDATION: Staff recommends that the City Council:

1. Adopt a Resolution entitled:

RESOLUTION NO. 2019- _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, AUTHORIZING THE CITY MANAGER TO EXECUTE AND RECORD A CERTIFICATE OF ACCEPTANCE FOR THE DEDICATION OF LOTS "B" THROUGH "E", INCLUSIVE, OF PARCEL MAP 9070 FOR STREET AND PUBLIC UTILTIY PURPOSES

2. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING THE FINAL MAP FOR TENTATIVE TRACT MAP 32726 AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE SUBDIVISION IMPROVEMENT AGREEMENT

3. Authorize the City Manager to execute the Stormwater Management/BMP Facilities Agreement for the tract's Water Quality Management Plan (WQMP).

1.5 Local Hazard Mitigation Plan

RECOMMENDATION: Staff recommends that the City Council approve the Local Hazard Mitigation Plan (LHMP) and adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, ADOPTING THE RIVERSIDE COUNTY OPERATIONAL AREA MULTI-JURISDICTIONAL LOCAL HAZARD MITIGATION PLAN AS REQUIRED BY THE FEDERAL DISASTER MITIGATION AND COST REDUCTION ACT OF 2000

1.6 Resolution Supporting Balanced Energy Solutions and Maintaining Local Control of Energy Solutions

RECOMMENDATION: Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING THE MODEL RESOLUTION SUPPORTING
BALANCED ENERGY SOLUTIONS AND MAINTAINING LOCAL
CONTROL OF ENERGY SOLUTIONS

1.7 Annexation No. 16 into Community Facilities District No. 2013-1 (Services) for Tesoro Refining & Marketing Company LLC (PM 32257)

RECOMMENDATION: Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, DECLARING ITS INTENTION TO ANNEX TERRITORY
INTO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES), OF
THE CITY OF WILDOMAR, ADOPTING A MAP OF THE AREA
PROPOSED TO BE ANNEXED (ANNEXATION NO. 16) AND
AUTHORIZING THE LEVY OF SPECIAL TAXES THEREIN

1.8 Second Amendment to Right of Way Acquisition and Relocation Services Agreement with Property Specialists, Inc. (dba CPSI)

RECOMMENDATION: Staff recommends that the City Council authorize the City Manager to execute the Second Amendment to the Right of Way Acquisition and Relocation Services Agreement with CPSI for the Bundy Canyon Road Improvement Project.

1.9 FY 2019-20 List of Projects for the SB1: Road Repair and Accountability Act of 2017

RECOMMENDATION: Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING A LIST OF PROJECTS FOR FISCAL YEAR
2019-20 FUNDED BY SB1: THE ROAD REPAIR AND ACCOUNTABILITY
ACT OF 2017

1.10 Changes to the Position Classification Schedule

RECOMMENDATION: Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADDING THE ECONOMIC DEVELOPMENT DIRECTOR
POSITION AND UPDATING THE POSITION CLASSIFICATION
SCHEDULE FOR THE NEWLY CREATED POSITION

1.11 Ordinance No. 164 Second Reading - Update Participation in the Transportation Uniform Mitigation Fee (TUMF) Program

RECOMMENDATION: Staff recommends that the City Council adopt an Ordinance entitled:

ORDINANCE NO. 164
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, AMENDING CHAPTER 3.40 OF THE
WILDOMAR MUNICIPAL CODE TO INCLUDE A PROCESS FOR
WRCOG CALCULATION AND COLLECTION OF FEES UNDER THE
WESTERN RIVERSIDE COUNTY TRANSPORTATION UNIFORM
MITIGATION FEE (TUMF) PROGRAM

1.12 Ordinance No. 165 Second Reading - Regulating Wireless Telecommunication Facilities in the Public Right-of-Ways

RECOMMENDATION: Staff recommends that the City Council adopt an Ordinance entitled:

ORDINANCE NO. 165
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, REPEALING SECTION 5.08.070 AND
ADDING CHAPTER 12.20 TO THE WILDOMAR MUNICIPAL CODE
PERTAINING TO WIRELESS TELECOMMUNICATION FACILITIES IN
THE PUBLIC RIGHT-OF-WAYS

2.0 PUBLIC HEARINGS

2.1 Consideration of Territory to be Annexed to Community Facilities District No. 2013-1 (Services), Calling an Election, Ordering the Levy and Collection of Special Taxes, and Declaring the Election Results for CFD 2013-1 (Services), Annexation No. 14

RECOMMENDATION: Staff recommends that the City Council:

1. Open the public hearing;
2. Take testimony;
3. Close the public hearing;
4. Adopt Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, CALLING AN ELECTION TO SUBMIT TO
THE QUALIFIED ELECTORS THE QUESTION OF LEVYING A
SPECIAL TAX WITHIN THE AREA PROPOSED TO BE ANNEXED
TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
(ANNEXATION NO. 14)

5. Hold the election;
6. Canvass the election; and
7. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, DECLARING ELECTION RESULTS FOR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
(ANNEXATION NO. 14)

2.2 Consideration of Territory to be Annexed to Community Facilities District No. 2013-1 (Services), Calling an Election, Ordering the Levy and Collection of Special Taxes, and Declaring the Election Results for CFD 2013-1 (Services), Annexation No. 15

RECOMMENDATION: Staff recommends that the City Council:

1. Open the public hearing;
2. Take testimony;
3. Close the public hearing;
4. Adopt Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, CALLING AN ELECTION TO SUBMIT TO
THE QUALIFIED ELECTORS THE QUESTION OF LEVYING A
SPECIAL TAX WITHIN THE AREA PROPOSED TO BE ANNEXED
TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
(ANNEXATION NO. 15)

5. Hold the election;
6. Canvass the election; and
7. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, DECLARING ELECTION RESULTS FOR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
(ANNEXATION NO. 15)

2.3 Store America Mini-Warehouse/Self Storage Project (PA 18-0049)

RECOMMENDATION: Staff recommends that the City Council table this item.

3.0 GENERAL BUSINESS

3.1 Ordinance Prohibiting Parking, Standing or Stopping of Commercial Vehicles on Public Streets or Highways within the City

RECOMMENDATION: Staff recommends that the City Council introduce and approve first reading of an Ordinance entitled:

ORDINANCE NO. _____
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, AMENDING TITLE 10 CHAPTER 10.20,
SECTION 10.20.150 (COMMERCIAL VEHICLES) OF THE WILDOMAR
MUNICIPAL CODE PROHIBITING THE PARKING, STANDING OR
STOPPING OF COMMERCIAL VEHICLE

3.2 FY 2018-19 Third Quarter Budget Report

RECOMMENDATION: Staff recommends that the City Council:

1. Review and consider approval of the Fiscal Year 2018-19 Third Quarter Budget Report;
2. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, AUTHORIZING AMENDMENTS TO THE
FY 2018-19 BUDGETED REVENUES AND EXPENSES

3.3 Parks Funding Measure Citizen's Oversight Advisory Committee Appointments

RECOMMENDATION: Staff recommends that the City Council appoint Doug Ames and Sheila Urlaub to the Parks Funding Measure Citizen's Oversight Advisory Committee for a term of two years (February, 2021).

3.4 Planning Commissioner Appointment (Benoit)

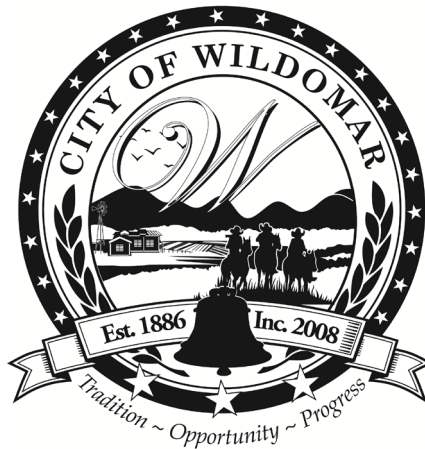
RECOMMENDATION: Staff recommends that Councilman Benoit nominate a citizen to serve as a Planning Commissioner, subject to ratification by a majority vote of the City Council.

CITY MANAGER REPORT

FUTURE AGENDA ITEMS

ADJOURN THE CITY COUNCIL

In accordance with Government Code Section 54952.3, I, Debbie A. Lee, City of Wildomar City Clerk, do hereby declare that the Board of Trustees will receive no compensation or stipend for the convening of the following regular meeting of the Wildomar Cemetery District.



Marsha Swanson, Chair
Dustin Nigg, Vice Chair
Ben J. Benoit, Trustee
Bridgette Moore, Trustee
Joseph Morabito, Trustee

Gary Nordquist
General Manager

Thomas D. Jex
District Counsel

CALL TO ORDER THE WILDOMAR CEMETERY DISTRICT

ROLL CALL

PUBLIC COMMENTS

BOARD COMMUNICATIONS

APPROVAL OF THE AGENDA AS PRESENTED

The Board of Trustees to approve the agenda as it is herein presented, or if it is the desire of the Board, the agenda can be reordered at this time.

4.0 CONSENT CALENDAR

All matters listed under the Consent Calendar are considered routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless members of the Board, the Public, or Staff request that specific items are removed from the Consent Calendar for separate discussion and/or action.

4.1 Warrant Register

RECOMMENDATION: Staff recommends that the Board of Trustees approve the following:

1. Warrant Register dated 03-07-2019, in the amount of \$842.03;
2. Warrant Register dated 03-14-2019, in the amount of \$335.54;
3. Warrant Register dated 03-21-2019, in the amount of \$293.08;
4. Warrant Register dated 03-28-2019, in the amount of \$261.49.

4.2 Treasurer's Report

RECOMMENDATION: Staff recommends that the Board of Trustees approve the Treasurer's Report for February 2019.

5.0 PUBLIC HEARINGS

There are no items scheduled.

6.0 GENERAL BUSINESS

6.1 Saturday Service Internment Fee

RECOMMENDATION: Staff recommends that the Board of Trustees adopt a Resolution entitled:

RESOLUTION NO. WCD2019 - _____
A RESOLUTION OF THE BOARD OF TRUSTEES OF THE WILDOMAR
CEMETERY DISTRICT, AUTHORIZING A SATURDAY SERVICE
INTERMENT FEE

GENERAL MANAGER REPORT

FUTURE AGENDA ITEMS

ADJOURN WILDOMAR CEMETERY DISTRICT

City Council/Wildomar Cemetery District Regular Meeting Schedule


May 8	September 11	January 8
June 12	October 9	February 12
July 10	November 13	March 11
August 14	December 11	April 8

If requested, the agenda and backup materials will be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans With Disabilities Act of 1990 (42 U.S.C. Sec. 12132), and the federal rules and regulations adopted in implementation thereof.

Any person that requires a disability-related modification or accommodation, including auxiliary aids or services, in order to participate in the public meeting, may request such modification, accommodation, aid or service by contacting the City Clerk either in person or by phone at 951/677-7751, no later than 10:00 a.m. on the day preceding the scheduled meeting.

I, Debbie A. Lee, Wildomar City Clerk, do certify that on April 5, 2019, by 6:00 p.m., a true and correct copy of this agenda was posted at the three designated posting locations:

Wildomar City Hall, 23873 Clinton Keith Road;
U.S. Post Office, 21392 Palomar Street;
Wildomar Library, 34303 Mission Trail Blvd.


Debbie A. Lee, CMC
City Clerk

CITY OF WILDOMAR CITY COUNCIL
Agenda Item#1.2
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Robert Howell, Accounting Manager

SUBJECT: Warrant and Payroll Registers

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council approve the following:

1. Warrant Register dated 03-07-2019 in the amount of \$477,104.42;
2. Warrant Register dated 03-14-2019 in the amount of \$939,783.18;
3. Warrant Register dated 03-21-2019 in the amount of \$72,347.69;
4. Warrant Register dated 03-28-2019 in the amount of \$491,712.61;
5. Wire Transfer Register dated 03-31-2019 in the amount of \$36,834.12;
6. Payroll Register dated 04-01-2019 in the amount of \$92,686.68.

DISCUSSION:

The City of Wildomar requires that the City Council audit payments of demands and direct the City Manager to issue checks. The Warrant and Payroll Registers are submitted for approval.

FISCAL IMPACT:

These Warrant, Wire Transfer and Payroll Registers will have a budgetary impact in the amount noted in the recommendation section of this report. These costs are included in the Fiscal Year 2018/19 Budget.

Submitted by:
Robert Howell
Accounting Manager

Approved by:
Gary Nordquist
City Manager

ATTACHMENTS:

Voucher List 03/07/2019
Voucher List 03/14/2019
Voucher List 03/21/2019

Voucher List 03/28/2019
Wire Transfer List 03/31/2019
Payroll Register 04/01/2019

Voucher List
City of Wildomar

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03/07/2019 11:47:03AM

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210413	3/7/2019	000033 AMERICAN FORENSIC NURSES	71764		BLOOD DRAW (2) DRY RUN (1)	140.00
			71786		BLOOD DRAW (1)	55.00
Total :						195.00
210414	3/7/2019	000034 BIO-TOX LABORATORIES	37342		RC SHERIFF - LAB SERVICES	88.00
			37343		RC SHERIFF - LAB SERVICES	470.00
			37400		RC SHERIFF - LAB SERVICES	46.00
Total :						604.00
210415	3/7/2019	001342 BRUCE, DOLORES	22119		REFUND OF UNUSED DEVELOPERS DEPOSIT 18-0	94.96
Total :						94.96
210416	3/7/2019	000336 CSMFO	2000003081		CSMFO CHAPTER MEETING - S STANTON	30.00
Total :						30.00
210417	3/7/2019	000058 DEPARTMENT OF JUSTICE	357771		JAN 2019 POLICE BLOOD ALCOHOL ANALYSIS	105.00
Total :						105.00
210418	3/7/2019	000022 EDISON	22119		12/27/18-02/15/19 ELECTRIC - ZONE	900.82
			22219		01/22/19-02/21/19 ELECTRIC 32308 MISSION	24.47
			22319A		01/01/19-02/01/19 ELECTRIC WILDOMAR CITY	193.90
			22319B		01/01/19-02/01/19 ELECTRIC WILDOMAR CITY	53.94
			22319C		12/27/18-01/16/19 ELECTRIC CSA 22	10.54
			22319D		01/01/19-02/01/19 ELECTRIC CSA 142	1,863.02
			22619		01/01/19-02/01/19 ELECTRIC WILDOMAR CITY	12.66
			22819A		01/28/19-02/27/19 ELECTRIC BASEBALL FIEL	40.85
			22819B		01/28/19-02/27/19 ELECTRIC 21400 PALOMAR	126.37
Total :						3,226.57
210419	3/7/2019	001343 FILAR, ERIC	22119		PLANNING COMMISSION MEETING 2/21/19	75.00
Total :						75.00

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210420	3/7/2019	001222 FOBRO CONSULTING LLC	71		02/23/19-03/01/19 ACCOUNTING CONTRACTUAL	2,070.00
					Total :	2,070.00
210421	3/7/2019	000941 FRONTIER	22219		2/22/19-3/21/19 FIOS INTERNET CHARGES	173.98
					Total :	173.98
210422	3/7/2019	000685 GREAT AMERICA FINANCIAL SERVIC	24265918		2 - CANON COLOR COPIER SYST. #16-0966269	404.07
					Total :	404.07
210423	3/7/2019	001153 INTELLI-TECH	14358	0000210	MICROSOFT WINDOWS SERVER STANDARD 2019 (1,568.00
					Total :	1,568.00
210424	3/7/2019	000304 JOE A. GONSALVES & SON	157188		MARCH 2019 CONTRACTUAL LEGISLATIVE ADVOC	3,000.00
					Total :	3,000.00
210425	3/7/2019	001344 JOHNSON, CARL	122018		REFUND OF UNUSED DEVELOPERS DEPOSIT 16-0	347.21
					Total :	347.21
210426	3/7/2019	000879 LLOYD, JOHN	22119		PLANNING COMMISSION MEETING 2/20/19	75.00
					Total :	75.00
210427	3/7/2019	000040 MPS	72421 72451		BUSINESS CARDS - D LEE BUSINESS CARDS - M BASSI / A GARCIA	140.10 447.03
					Total :	587.13
210428	3/7/2019	001046 MUNICIPAL CONSULTING SERVICES, LLC	30419		02/16/19-02/28/19 - INTERIM FINANCE DIRE	4,680.00
					Total :	4,680.00
210429	3/7/2019	000677 OLDCASTLE PRECAST INC	500023958 500023959 500023960		ZONE 52 - CATCH BASIN INSERT MAINTENANCE ZONE 62 - CATCH BASIN INSERT MAINTENANCE ZONE 59 - CATCH BASIN INSERT MAINTENANCE	1,950.00 900.00 375.00
					Total :	3,225.00

03/07/2019 11:47:03AM

Voucher List
City of Wildomar

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210430	3/7/2019	001107 PLACEWORKS	67933		JANUARY 2019 CONTRACTUAL SVC - ADMIN WOR	5,240.00
			67934		JANUARY 2019 CONTRACTUAL SVC - PROJECT R	1,340.00
			67935		JANUARY 2019 CONTRACTUAL SVC - ADMIN REL	285.00
			67936		JANUARY 2019 CONTRACTUAL SVC - PROJECT R	350.00
			67937		JANUARY 2019 CONTRACTUAL SVC - PROJECT R	150.00
			67938		JANUARY 2019 CONTRACTUAL SVC - PROJECT R	37.50
			67939		JANUARY 2019 CONTRACTUAL SVC - ADMIN REL	2,836.00
Total :						10,238.50
210431	3/7/2019	001244 PLATINUM BUSINESS SOLUTIONS, LLC	1009		02/23/19-03/01/19 ACCOUNTING CONTRACTUAL	2,612.50
Total :						2,612.50
210432	3/7/2019	000042 PV MAINTENANCE, INC.	005-215		FEB 2019 CITYWIDE MAINTENANCE CONTRACTUA	54,763.58
Total :						54,763.58
210433	3/7/2019	000047 RIVERSIDE COUNTY, SHERIFF'S DEPART	SH00000034670		DEC 2018 CONTRACT LAW ENFORCEMENT	355,464.12
Total :						355,464.12
210434	3/7/2019	001071 SHRED-IT USA	8126701993		CONTRACTUAL SHREDDING SERVICE (FEB PICK-	129.37
Total :						129.37
210435	3/7/2019	001101 SIGNS BY TOMORROW	22844		WILDOMAR PUBLIC HEARING SIGN	272.75
Total :						272.75
210436	3/7/2019	001021 SPICER CONSULTING GROUP	361		FY 18/19 ANNUAL ADMIN LLMD89-1-C, CSA 22	2,583.33
Total :						2,583.33
210437	3/7/2019	001345 STEWART, MARY	13019		REFUND OF UNUSED DEVELOPERS DEPOSIT 18-0	80.00
Total :						80.00

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210438	3/7/2019	000995 STRONG, KIM	22119		PLANNING COMMISSION MEETING 2/20/19	75.00
					Total :	75.00
210439	3/7/2019	000215 THE PRESS-ENTERPRISE	11232774		PUBLIC NOTICE - NOPH	151.80
			11232775		PUBLIC NOTICE - WORKSHOP #2	128.70
					Total :	280.50
210440	3/7/2019	001061 THOMAS, MICHELE	22119		PLANNING COMMISSION MEETING 2/20/19	75.00
					Total :	75.00
210441	3/7/2019	000918 TKE ENGINEERING INC	2018-50		12/30/18-02/02/19 CONTRACTUAL SVC	1,730.00
			2018-51		12/30/18-02/02/19 CONTRACTUAL SVC	720.00
			2018-52		12/30/18-02/02/19 CONTRACTUAL SVC	231.50
			2018-53		12/30/18-02/02/19 CONTRACTUAL SVC	426.50
			2018-54		12/30/18-02/02/19 CONTRACTUAL SVC	881.50
			2018-55		12/30/18-02/02/19 CONTRACTUAL SVC	2,617.69
			2018-56		12/30/18-02/02/19 CONTRACTUAL SVC	715.00
			2018-57		12/30/18-02/02/19 CONTRACTUAL SVC	621.50
					Total :	7,943.69
210442	3/7/2019	001346 VALENCIA, MANUEL	112618		REFUND OF UNUSED DEVELOPERS DEPOSIT 15-0	7,154.13
					Total :	7,154.13
210443	3/7/2019	000437 VERIZON WIRELESS	9824701756		02/23/19-03/22/19 DATA INTERNET CHARGE	754.77
			9824701757		02/23/19-03/22/19 DATA INTERNET CHARGE	76.02
					Total :	830.79
210444	3/7/2019	000006 WELLS FARGO PAYMENT REMITTANCE, I	115091		RENTAL FOR BASEBALL FIELD REPAIR	303.50
			121405		CEMETERY DIESEL FOR BACKHOE	53.37
			12419		CREDIT: OFFICE SUPPLIES	-1.08
			21319		CEMETERY SHOP VAC REPLACEMENT	192.87
			9031684		CEMETERY EQUIPMENT FUEL	54.08
					Total :	602.74
210445	3/7/2019	000006 WELLS FARGO PAYMENT REMITTANCE, I	1898424		PLANNING DEPT - AUTO-CAD LICENSE	1,575.00
			30619		AEP CONFERENCE 2019 TRAVEL - M BASSI (PR	1,500.00
					Total :	3,075.00

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210446	3/7/2019	000006	WELLS FARGO PAYMENT REMITTANCE, (H8988-96066		FIRE STATION EXPENSES	1,424.99
					Total :	1,424.99
210447	3/7/2019	000006	WELLS FARGO PAYMENT REMITTANCE, (1029		LOCC NEW MAYOR & COUNCIL ACADEMY - MORAB	298.95
			1029		LOCC NEW MAYOR & COUNCIL ACADEMY - MORAB	404.90
			1219		LOCC NEW MAYOR & COUNCIL ACADEMY - SWANS	262.95
			1240		LOCC NEW MAYOR & COUNCIL ACADEMY - SWANS	476.90
			2112699356		CITY HALL LOBBY - AIR PURIFIER	232.18
			2350839830		FIRE PROOF FILE CABINET - HR ADMIN DEPT	968.67
			24931383		EXCEL TRAINING - ADMIN ASST	99.00
			264870518		COMMUNITY SERVICE OFFICE SUPPLIES	14.54
			5631977		PARMA CONFERENCE - HOTEL - J MORALES	548.17
			80682411		BLDG & SAFETY ONLINE PAYMENT	59.95
			901699665		FUTURE OF WORK CONFERENCE 4/18/19	600.00
			93908		VIDEO HOSTING SOFTWARE	250.00
					Total :	4,216.21
210448	3/7/2019	000006	WELLS FARGO PAYMENT REMITTANCE, (13019		2019 TYLER CONNECT CONFERENCE	950.00
			2916628		CSMFO 2019 GFOA CONFERENCE / GAAFR BOOK	820.00
			828		CSMFO TRAINING - HOTEL	155.88
					Total :	1,925.88
210449	3/7/2019	000006	WELLS FARGO PAYMENT REMITTANCE, (12219		CITY CLERK DEPT SUPPLIES	28.00
			1480		DEPT SUPPLIES - T-SHIRTS	818.66
			21219		NON-DEPT DEPT SUPPLIES	32.11
			273481730		ADMIN OFFICE SUPPLIES	106.84
			273486183		CITY CLERK DEPT SUPPLIES	87.86
			6071450		NON-DEPT DEPT SUPPLIES	184.43
			6601022		COMMUNITY SVC DEPT SUPPLIES	71.04
			9429023		CITY CLERK DEPT SUPPLIES	23.68
			IN19-16509		CITY COUNCIL DEPT SUPPLIES	214.42
					Total :	1,567.04

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210450	3/7/2019	000006 WELLS FARGO PAYMENT REMITTANCE, (20319		NON-DEPT SOFTWARE SUBSCRIPTION	14.99
			395173-1		ANNUAL REVIEW MEETING - J MORALES	23.29
			45460258		LEAGUE OF CA CITIES CITY MGR CONFERENCE	695.17
Total :						733.45
210451	3/7/2019	000006 WELLS FARGO PAYMENT REMITTANCE, (20519		NON-DEPT OFFICE SUPPLIES	153.34
			264810639		BUILDING & NON-DEPT OFFICE SUPPLIES	267.82
			270245680		ADMIN, BUILDING & NON-DEPT OFFICE SUPPLI	136.13
Total :						557.29
210452	3/7/2019	000006 WELLS FARGO PAYMENT REMITTANCE, (J18488/3		FIRE STATION EXPENSES	37.64
Total :						37.64
40 Vouchers for bank code : wf						Bank total : 477,104.42
40 Vouchers in this report						Total vouchers : 477,104.42

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210457	3/14/2019	000088 ACE HARDWARE	304305/3 304319/3		MARNA OBRIEN DEPT SUPPLIES CITY CLERK DEPT SUPPLIES	69.41 13.30 Total : 82.71
210458	3/14/2019	001354 ALLIED TRAFFIC & EQUIPMENT, RENTAL:	72587		WILDOMAR STREET SIGN - SAMPLE BLADES	226.28 Total : 226.28
210459	3/14/2019	000033 AMERICAN FORENSIC NURSES	71828 71849		BLOOD DRAW (5) BLOOD DRAW (4)	275.00 220.00 Total : 495.00
210460	3/14/2019	000007 ANIMAL FRIENDS OF THE VALLEY,, INC.	JAN.2019		JAN 2019 ANIMAL CONTROL SERVICE	7,000.00 Total : 7,000.00
210461	3/14/2019	001002 ARCHITERRA DESIGN GROUP	25464 25465 25466		01/25/19-02/24/19 PLAN CHECK - 1ST PRELI 01/25/19-02/24/19 PLAN CHECK - APP COORD 01/25/19-02/24/19 PLAN CHECK - 3RD PRELI	961.93 125.00 662.97 Total : 1,749.90
210462	3/14/2019	000554 AT & T	22819		TELEPHONE LONG DISTANCE P/E 2/28/19	40.45 Total : 40.45
210463	3/14/2019	001324 CONSOLIDATED CLEANING SYSTEMS	1121 1122		FEB 2019 CONTRACTUAL SERVICE - PARKS FEB 2019 CONTRACTUAL SERVICE - SUPPLIES	4,987.49 109.40 Total : 5,096.89
210464	3/14/2019	000068 COUNTY OF RIVERSIDE, FIRE DEPARTM	233250 233250		10/01/18-12/31/18 FIRE PROTECTION AMR TRANSPORTATION CREDIT	717,875.83 -5,113.56 Total : 712,762.27
210465	3/14/2019	000035 COUNTY OF RIVERSIDE, TLMA	TL0000014588		JAN 2019 SLF COSTS FY 18/19	680.12 Total : 680.12
210466	3/14/2019	001300 DELL MARKETING L.P.	10301301346	0000212	POWEREDGE R440 SERVER/DRIVE STORAGE ARRA	538.69 Total : 538.69

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210467	3/14/2019	000022 EDISON	30219A		02/01/19-03/01/19 ELECTRIC CSA 103 PALOM	39.30
			30219B		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	89.16
			30219C		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	63.26
			30219D		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	111.75
			30219E		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	164.48
			30219F		02/01/19-03/01/19 ELECTRIC CFD 2013-1	63.26
			30219G		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	193.90
			30219H		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	53.94
			30219J		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	12.66
Total :						791.71
210468	3/14/2019	000012 ELSINORE VALLEY MUNICIPAL, WATER C	9702268		01/15/19-02/15/19 WATER ZONE 42 LOC 01 M	138.61
			9702518		01/15/19-02/15/19 WATER ZONE 42 LOC 03 M	132.17
			9702519		01/15/19-02/15/19 WATER ZONE 42 LOC 02 M	138.61
			9705754		01/18/19-02/18/19 WATER ZONE 3 LOC 23 M1	42.67
			9705962		01/18/19-02/18/19 WATER ZONE 30 LOC 2	46.80
			9706002		01/18/19-02/18/19 WATER ZONE 3 LOC 49 M1	46.80
			9706253		01/18/19-02/18/19 WATER ZONE 51 LOC 1	45.08
			9706418		01/18/19-02/18/19 WATER BASEBALL FIELD	182.07
			9706458		01/18/19-02/18/19 WATER WINDSONG PARK	81.48
			9706966		01/18/19-02/18/19 WATER ZONE 3 LOC 29 M1	81.48
			9707043		01/18/19-02/18/19 WATER ZONE 3 LOC 29 M2	132.17
			9707046		01/18/19-02/18/19 WATER ZONE 30 LOC 1	52.90
			9707144		01/18/19-02/18/19 WATER ZONE 3 LOC 42 &	135.22
			9707541		01/18/19-02/18/19 WATER 22450 1/2 CERVER	42.67

Voucher List
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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210468	3/14/2019	000012 ELSINORE VALLEY MUNICIPAL, WATER C	(Continued)			
			9707782		01/18/19-02/18/19 WATER 22450 CERVERA	47.83
			9708872		01/18/19-02/18/19 WATER ZONE 62 - 22933	49.85
			9708959		01/18/19-02/18/19 WATER ZONE 67 - ARNNET	46.80
			9709503		01/19/19-02/19/19 WATER ZONE 3 LOC 35 M1	50.02
Total :						1,493.23
210469	3/14/2019	001222 FOBRO CONSULTING LLC	72		3/02/19-03/08/19 ACCOUNTING CONTRACTUAL	2,143.50
Total :						2,143.50
210470	3/14/2019	000941 FRONTIER	30119A		03/01/19-03/31/19 OFFICE TELEPHONE CHARG	378.90
			30119B		03/01/19-03/31/19 TELEPHONE CHARGES	51.00
			30719		03/07/19-04/06/19 TELEPHONE CHARGES	51.00
Total :						480.90
210471	3/14/2019	001355 GOVERNMENTJOBS.COM	0001UB		BUNDLE PACK - 5 JOB POSTS	600.00
Total :						600.00
210472	3/14/2019	000685 GREAT AMERICA FINANCIAL SERVIC	24330442		CANON COLOR COPIER SYST #25-1249376	212.27
			24375257		CANON COLOR COPIER SYST #13-1228588	212.27
Total :						424.54
210473	3/14/2019	000016 INNOVATIVE DOCUMENT SOLUTIONS	204702		02/01-02/28/19 CONTRACT COPIER SVC MAINT	1,043.71
Total :						1,043.71
210474	3/14/2019	000072 INTERWEST CONSULTING GROUP	47506		JAN 2019 CONTRACTUAL SVC	176,133.00
Total :						176,133.00
210475	3/14/2019	001210 MURRIETA/WILDOMAR CHAMBER, OF CC	33378		EXECUTIVE LEVEL RENEWAL MEMBERSHIP BUNDL	750.00
Total :						750.00
210476	3/14/2019	000185 PITNEY BOWES	1011430273		03/16/19-06/15/19 POSTAGE METER RENTAL	96.98
Total :						96.98

Voucher List
City of Wildomar

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210477	3/14/2019	001244 PLATINUM BUSINESS SOLUTIONS, LLC	1011		03/02/19-03/08/19 ACCOUNTING CONTRACTUAL	2,200.00
Total :						2,200.00
210478	3/14/2019	001167 RRM DESIGN GROUP	1064-01-0119		PROF. SVCS. - 27 ACRE PARK	24,953.30
Total :						24,953.30
22 Vouchers for bank code : wf						Bank total : 939,783.18
22 Vouchers in this report						Total vouchers : 939,783.18

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210482	3/21/2019	000312 ADAME LANDSCAPE, INC.	78401		MARCH 2019 MONTHLY LANDSCAPE MAINTENANCE	250.00
Total :						250.00
210483	3/21/2019	000031 AFLAC, REMITTANCE PROCESSING, CEN	785037		MARCH 2019 MEDICAL INSURANCE BENEFIT	4,137.93
Total :						4,137.93
210484	3/21/2019	000760 ARMADA ADMINISTRATORS	115213 CR115213	S	MARCH 2019 PREMIUM CREDIT PRIOR PREMIUM	3,685.00 -828.00
Total :						2,857.00
210485	3/21/2019	001356 BASSETT, VONDA	022719		COURT REPORTER TRANSCRIPT CASE WI1836200	91.00
Total :						91.00
210486	3/21/2019	000663 BUNDY CANYON SUPER STORAGE	31819		ANNUAL STORAGE UNIT RENTAL A7/C15 & FEES	5,566.00
Total :						5,566.00
210487	3/21/2019	000367 CINTAS CORPORATION	5013243203 5013243255		MARNA OBRIEN FIRST AID & SAFETY - GLOVES NON-DEPT FIRST AID & SAFETY #201/207	53.52 137.32
Total :						190.84
210488	3/21/2019	000785 CORELOGIC SOLUTIONS, LLC	81950849		FEB 2019 CODE ENFORCEMENT SOFTWARE	150.00
Total :						150.00
210489	3/21/2019	000209 COST RECOVERY SYSTEMS, INC.	2019-1		STATE MANDATED CLAIM PREP SVC FY17/18 SU	2,250.00
Total :						2,250.00
210490	3/21/2019	000011 CR&R INC.	1906		02/01/19-02/28/19 STREET SWEEPER & BIKE	455.86
Total :						455.86
210491	3/21/2019	000011 CR&R INC.	312060		03/01/19 4 YD BOX - BASEBALL FIELD	137.60
Total :						137.60

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210492	3/21/2019	000058 DEPARTMENT OF JUSTICE	363791		FEB 2019 POLICE BLOOD ALCOHOL ANALYSIS	105.00
Total :						105.00
210493	3/21/2019	000027 DIRECT TV	36025331191		03/12/19-04/11/19 CABLE SERVICE - CITY H	145.98
Total :						145.98
210494	3/21/2019	000022 EDISON	30819A		02/01/19-03/01/19 ELECTRIC WILDOMAR CITY	43.54
			30819B		01/11/19-02/12/19 ELECTRIC CSA 103	12,940.99
Total :						12,984.53
210495	3/21/2019	001343 FILAR, ERIC	32119		PLANNING COMMISSION MEETING 3/20/19	75.00
Total :						75.00
210496	3/21/2019	000499 INLAND EMPIRE LANDSCAPE INC	31365		FEBRUARY 2019 LANDSCAPE MAINTENANCE	8,071.72
			31394		2/22/19 IRRIGATION REPAIR - ZONE 3	172.07
Total :						8,243.79
210497	3/21/2019	000879 LLOYD, JOHN	32119		PLANNING COMMISSION MEETING 3/20/19	75.00
Total :						75.00
210498	3/21/2019	001357 M & J PAUL ENTERPRISES INC	041319COW		EGGSTRAVAGANZA 2019	2,595.00
Total :						2,595.00
210499	3/21/2019	001046 MUNICIPAL CONSULTING SERVICES, LLC	31819		03/01/19-03/14/19 INTERIM FINANCE DIRECT	4,545.00
Total :						4,545.00
210500	3/21/2019	000084 MUNISERVICES, LLC	INV06-005309		SALES AND USE TAX REPORTING SYST STARS S	463.33
			INV06-005358		SALES AND USE TAX REPORTING SYST SUTA SV	31.83
Total :						495.16
210501	3/21/2019	001358 MYRON CORP	113018444		CITY PENS	489.05
Total :						489.05
210502	3/21/2019	000018 ONTRAC	8901687		PROJECT RELATED SHIPPING COSTS	55.20

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210502	3/21/2019	000018 000018 ONTRAC			(Continued)	Total : 55.20
210503	3/21/2019	000185 PITNEY BOWES	30619		POSTAGE METER REFILL 02/06/19	503.50
					Total :	503.50
210504	3/21/2019	000185 PITNEY BOWES	1011597245		POSTAGE METER SUPPLIES	183.15
					Total :	183.15
210505	3/21/2019	001107 PLACEWORKS	68182		FEBRUARY 2019 CONTRACTUAL SVC - PROJECT	1,125.00
			68191		FEBRUARY 2019 CONTRACTUAL SVC - PROJECT	575.00
			68192		FEBRUARY 2019 CONTRACTUAL SVC - PROJECT	925.00
			68193		FEBRUARY 2019 CONTRACTUAL SVC - ADMIN RE	883.00
			68243		FEBRUARY 2019 CONTRACTUAL SVC - ADMIN RE	5,302.18
			68255		FEBRUARY 2019 CONTRACTUAL SVC - PROJECT	4,117.50
			68256		FEBRUARY 2019 CONTRACTUAL SVC - PROJECT	895.00
					Total :	13,822.68
210506	3/21/2019	000186 RIGHTWAY	245063		03/07/19-04/03/19 - RENT - WINDSONG	196.65
					Total :	196.65
210507	3/21/2019	001101 SIGNS BY TOMORROW	22810		MALAGA PARK MONUMENT	1,031.72
					Total :	1,031.72
210508	3/21/2019	000790 SPARKLETTS	031019		THROUGH 03/09/19 DRINKING WATER - CITY H	34.21
			30919		THROUGH 03/09/19 DRINKING WATER - CITY H	78.20
					Total :	112.41
210509	3/21/2019	001331 STALKER RADAR APPLIED CONCEPTS, II	344446	0000209	LIDAR-XLR-C-LI-ION HANDLES, CHARGING STA	2,576.91
			344477	0000208	DSR 2X 2015 BMW 1200 RT-P MOTORCYCLE PAC	3,785.86
					Total :	6,362.77

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210510	3/21/2019	000094 STAUFFERS LAWN EQUIPMENT	168446		DEPARTMENTAL SUPPLIES	391.87
Total :						391.87
210511	3/21/2019	000995 STRONG, KIM	32119		PLANNING COMMISSION MEETING 3/20/19	75.00
Total :						75.00
210512	3/21/2019	000215 THE PRESS-ENTERPRISE	11243859		PUBLIC NOTICE - NOPH	198.00
Total :						198.00
210513	3/21/2019	001061 THOMAS, MICHELE	32119		PLANNING COMMISSION MEETING 3/20/19	75.00
Total :						75.00
210514	3/21/2019	001056 WEST INTERACTRIVE SERVICES, CORP	103428		PROF. SVCS. - WEBSITE SUPPORT & MAINT RE	3,500.00
Total :						3,500.00
33 Vouchers for bank code : wf						Bank total : 72,347.69
33 Vouchers in this report						Total vouchers : 72,347.69

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Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210518	3/28/2019	000760 ARMADA ADMINISTRATORS	116720		APRIL 2019 PREMIUM	3,345.00
Total :						3,345.00
210519	3/28/2019	000008 AT&T MOBILITY	X03202019		03/13/19-04/12/19 COUNCIL MOBILE PHONE	57.10
Total :						57.10
210520	3/28/2019	000994 CFT NV DEVELOPMENTS, LLC	040119		APRIL 2019 CITY HALL MTHLY LEASE 1029-K1	27,231.30
Total :						27,231.30
210521	3/28/2019	001180 CPSI	1425		FEBRUARY 2019 PROF. SVCS. - BUNDY CANYON	27,376.26
Total :						27,376.26
210522	3/28/2019	000002 CRYSTAL CLEAN MAINTENANCE	303H		MARCH 2019 JANITORIAL SERVICES - CITY HA	1,998.00
Total :						1,998.00
210523	3/28/2019	000022 EDISON	31919		01/17/19-03/15/19 ELECTRIC	3,545.92
			32019A		02/15/19-03/19/19 ELECTRIC WILDOMAR 3116	9.54
			32019B		02/15/19-03/19/19 ELECTRIC 32975 WILLOW	19.47
			32019C		02/15/19-03/19/19 ELECTRIC 32975 WILLOW	56.60
Total :						3,631.53
210524	3/28/2019	000012 ELSINORE VALLEY MUNICIPAL, WATER C	9737445		02/07/19-03/08/19 WATER ZONE 52 LOC 01	29.26
			9737500		02/07/19-03/08/19 WATER ZONE 29 LOC 02	29.26
			9737782		02/07/19-03/08/19 WATER ZONE 71 LOC 01	80.09
			9738063		02/07/19-03/08/19 WATER MARNIA OBRIEN	320.15
			9742683		02/11/19-03/12/19 WATER ZONE 3 LOC 7 M1	43.78
			9742696		02/11/19-03/12/19 WATER HERITAGE PARK (A	123.65
			9745203		02/12/19-03/13/19 WATER ZONE 3 LOC 25 M1	126.87
			9745204		02/12/19-03/13/19 WATER ZONE 3 LOC 25 M2	126.87
			9746968		02/12/19-03/13/19 WATER ZONE 3 LOC 24 M1	83.31
			9748301		02/12/19-03/13/19 WATER MALAGA GATEWAY P	29.26

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Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210524	3/28/2019	000012 000012 ELSINORE VALLEY MUNICIPAL, WATER I (Continued)				Total : 992.50
210525	3/28/2019	001222 FOBRO CONSULTING LLC	73		3/09/19-3/22/19 ACCOUNTING CONTRACTUAL S	4,821.39
					Total :	4,821.39
210526	3/28/2019	000685 GREAT AMERICA FINANCIAL SERVIC	24452847		2 - CANON COLOR COPIER SYST. #16-0966269	404.07
					Total :	404.07
210527	3/28/2019	000024 GUARDIAN	31419		APRIL 2019 DENTAL & VISION BENEFITS	3,134.24
					Total :	3,134.24
210528	3/28/2019	000634 HEYDAY RECORDS AND EVENTS	3/25/2019		FY 19/20 MARIACHI BAND DEPOSIT - 9/7/19	500.00
					Total :	500.00
210529	3/28/2019	001181 LEONIDA BUILDERS INC	30119		CONTRACTUAL SVCS - PROG. PAY #1 CIP 0044	19,649.99
					Total :	19,649.99
210530	3/28/2019	000040 MPS	72501		BUSINESS CARDS - J RILEY	157.50
					Total :	157.50
210531	3/28/2019	001244 PLATINUM BUSINESS SOLUTIONS, LLC	1013		03/09/19-03/22/19 ACCOUNTING CONTRACTUAL	4,496.25
					Total :	4,496.25
210532	3/28/2019	000047 RIVERSIDE COUNTY, SHERIFF'S DEPART	SH0000034852		JAN 2019 CONTRACT LAW ENFORCEMENT	382,581.60
					Total :	382,581.60
210533	3/28/2019	000918 TKE ENGINEERING INC	2019-142		02/03/19-03/02/19 CONTRACTUAL SERVICES	325.00
			2019-143		02/03/19-03/02/19 CONTRACTUAL SERVICES	772.00
			2019-144		12/30/18-03/02/19 CONTRACTUAL SERVICES	2,455.50
			2019-145		02/03/19-03/02/19 CONTRACTUAL SERVICES	497.50
			2019-146		11/04/18-03/02/19 CONTRACTUAL SERVICES	903.88
			2019-147		02/03/19-03/02/19 CONTRACTUAL SERVICES	627.50

Bank code : wf						
Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210533	3/28/2019	000918 TKE ENGINEERING INC	(Continued)			
			2019-148		02/03/19-03/02/19 CONTRACTUAL SERVICES	3,735.00
			2019-149		02/03/19-03/02/19 CONTRACTUAL SERVICES	166.50
			2019-150		02/03/19-03/02/19 CONTRACTUAL SERVICES	666.50
			2019-151		12/30/18-03/02/19 CONTRACTUAL SERVICES	723.00
			2019-159		02/03/19-03/02/19 CONTRACTUAL SERVICES	463.50
Total :						11,335.88
16 Vouchers for bank code : wf						Bank total : 491,712.61
16 Vouchers in this report						Total vouchers : 491,712.61

Voucher List
City of Wildomar

Page: **1**

04/03/2019 1:22:55PM

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
29	3/7/2019	001274 GOLDEN STATE ESCROW INC	18779ks		ESCROW CHARGES FOR PROPERTY EASEMENT APN	5,341.00
Total :						5,341.00
30	3/13/2019	001361 GOVINVEST INC	2537		IMPLEMENTATION & ANNUAL LICENSING FEES	12,000.00
Total :						12,000.00
301191	3/1/2019	000006 WELLS FARGO PAYMENT REMITTANCE, ('	190301		FDGL BANK EQUIPMENT LEASE - MARCH 2019	44.18
Total :						44.18
306191	3/6/2019	000028 CALPERS	15587021		MARCH 2019 MEDICAL INSURANCE PREMIUMS &	16,034.98
Total :						16,034.98
306192	3/6/2019	000028 CALPERS	15587262		MARCH 2019 CEMETERY DISTRICT RETIREE MED	361.24
Total :						361.24
306195	3/6/2019	001281 HEARTLAND PAYROLL SOLUTIONS	030119PAYROLLINV		PAYROLL PROCESSING FEES FOR PPE 03/01/19	117.00
Total :						117.00
311191	3/11/2019	000028 CALPERS	15598243		CEMETERY DISTRICT UNFUNDED LIABILITY FOR	1,860.25
Total :						1,860.25
311192	3/11/2019	000028 CALPERS	Mar 19 CITY UAL		CITY UNFUNDED LIABILITY FOR MARCH 2019	873.47
Total :						873.47
320193	3/20/2019	001281 HEARTLAND PAYROLL SOLUTIONS	031519PAYROLLINV		PAYROLL PROCESSING FEES FOR PPE 03/15/19	117.00
Total :						117.00
329193	3/29/2019	001281 HEARTLAND PAYROLL SOLUTIONS	033119CCPAYROLLINV		PAYROLL PROCESSING FEES FOR MARCH 2019 C	85.00
Total :						85.00
Bank total :						36,834.12

10 Vouchers for bank code : wf

04/03/2019 1:22:55PM

Voucher List
City of Wildomar

Page: 2

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
10 Vouchers in this report						Total vouchers : 36,834.12

City of Wildomar
Payroll Warrant Register
4/1/2019

ACH Date	Payee	Description	Amount
3/7/2019	Heartland Payroll	02/16/2019-03/01/2019	\$ 44,917.50
3/21/2019	Heartland Payroll	03/02/2019-03/15/2019	45,281.21
4/1/2019	Heartland Payroll	03/01/2019-03/31/2019	<u>1,477.13</u>
		TOTAL	<u><u>\$ 91,675.84</u></u>

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #1.3

CONSENT CALENDAR

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: James R. Riley, Administrative Services Director

PREPARED BY: Robert Howell, Accounting Manager

SUBJECT: Treasurer's Report

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council approve the Treasurer's Report for February 2019.

DISCUSSION:

Attached is the Treasurer's Report for Cash and Investments for the month of February 2019. Beginning in February the City has diversified its portfolio by adding the California Asset Management Program to its city investments. This additional investment program allows the City to potentially increase the interest earned on the money held.

FISCAL IMPACT:

None.

Submitted by:
James R. Riley
Administrative Services Director

Approved by:
Gary Nordquist
City Manager

ATTACHMENTS:

Treasurer's Report

**CITY OF WILDOMAR
TREASURER'S REPORT FOR
CASH AND INVESTMENT PORTFOLIO
February 2019**

CITY CASH

<u>FUND</u>	<u>ACCOUNT</u>	<u>INSTITUTION</u>	<u>BEGINNING BALANCE</u>	<u>+ DEPOSITS</u>	<u>(-) WITHDRAWALS</u>	<u>ENDING BALANCE</u>	<u>RATE</u>
AII	AII	WELLS FARGO	\$ 2,204,574.17	\$ 5,804,031.01	\$ (2,313,514.28)	\$ 5,695,090.90	0.000%
		TOTAL	\$ 2,204,574.17	\$ 5,804,031.01	\$ (2,313,514.28)	\$ 5,695,090.90	

CITY INVESTMENT

<u>FUND</u>	<u>ISSUER</u>	<u>BOOK VALUE</u>	<u>FACE VALUE</u>	<u>MARKET VALUE</u>	<u>PERCENT OF PORTFOLIO</u>	<u>DAYS TO MAT.</u>	<u>STATED RATE</u>
AII	LOCAL AGENCY INVESTMENT FUND	\$ 1,108,809.36	\$ 1,108,809.36	\$ 1,108,809.36	100.00%	0	2.392%
AII	CALIFORNIA ASSET MANAGEMENT PROGRAM	\$ 1,500,974.78	\$ 1,500,974.78	\$ 1,500,974.78	100.00%	0	2.640%
	TOTAL	\$ 2,609,784.14	\$ 2,609,784.14	\$ 2,609,784.14	100.00%		

CITY **TOTAL CASH AND INVESTMENT** **\$ 8,304,875.04**

CITY INVESTMENT (Continued)

<u>FUND</u>	<u>ISSUER</u>	<u>BEGINNING BALANCE</u>	<u>+ DEPOSITS/ PURCHASES</u>	<u>(-) WITHDRAWALS/ SALES/ MATURITIES</u>	<u>ENDING BALANCE</u>	<u>STATED RATE</u>
AII	LOCAL AGENCY INVESTMENT FUNDS	\$ 1,608,809.36	\$ 0.00	\$ 500,000.00	\$ 1,108,809.36	2.392%
AII	CALIFORNIA ASSET MANAGEMENT PROGRAM	\$ 0.00	\$ 1,500,974.78	\$ 0.00	\$ 1,500,974.78	2.640%
	TOTAL	\$ 1,608,809.36	\$ 1,500,974.78	\$ 500,000.00	\$ 2,609,784.14	

In compliance with the California Code Section 53646, as Director of Finance/City Treasurer for the City of Wildomar, I hereby certify that sufficient investment liquidity and anticipated revenues are available to meet the City's expenditure requirements for the next six months, and that all investments are in compliance with the City's Statement of Investment Policy.

I also certify that this report reflects all Government Agency pooled investments and all of the City's Bank Balances.

James R. Riley
James R. Riley
Administrative Services Director

4/3/2019
Date

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #1.4

CONSENT CALENDAR

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Dan York, Assistant City Manager

PREPARED: Kamran Saber, Senior Engineer

SUBJECT: Tentative Tract Map 32726 – Final Tract Map Approval, Subdivision Improvement Agreement, Stormwater Management/BMP Facilities Agreement, and Associated Right-of-Way Acceptance (Parcel Map 9070)

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council:

1. Adopt a Resolution entitled:

RESOLUTION NO. 2019-_____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, AUTHORIZING THE CITY MANAGER TO EXECUTE AND RECORD A CERTIFICATE OF ACCEPTANCE FOR THE DEDICATION OF LOTS “B” THROUGH “E”, INCLUSIVE, OF PARCEL MAP 9070 FOR STREET AND PUBLIC UTILITY PURPOSES

2. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, APPROVING THE FINAL MAP FOR TENTATIVE TRACT MAP 32726 AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE SUBDIVISION IMPROVEMENT AGREEMENT

3. Authorize the City Manager to execute the Stormwater Management/BMP Facilities Agreement for the tract’s Water Quality Management Plan (WQMP).

BACKGROUND:

Tentative Tract Map 32726 was originally approved by the Board of Supervisors of the County of Riverside on December 4, 2007. Tract 32726 includes 7 residential lots and is dedicating right-of-way to the City, which includes an approximate 18’ strip to the north

of tract along the southerly side of Grand Avenue and a small area around the existing dedication of Nyiri Way that would constitute a standard cul-de-sac (Nyiri Way). The nature of the development is shown on the Final Tract Map which is included in Exhibit A of the attached resolution. The underlying parcel being subdivided into Tract 32726 is Parcel 4 of Parcel Map 9070.

Parcel Map 9070 was recorded on April 17, 1978. The map offered for dedication to public use 4' of Right-of-Way along Grand Avenue (Lot "A") and Lots "B", "C", "D", and "E" (Nyiri Way). Upon approval of the map by the County of Riverside, the County accepted the offer of dedication for Lot "A" but did not accept the offer of dedications for Lots "B" through "E".

DISCUSSION:

Final Map and Subdivision Improvement Agreement

Tract 32726 proposes to subdivide a 3.75-acre site into 7 lots with a minimum lot size of 0.5-acre. Tract 32726 is located southerly of Grand Avenue and easterly of Nyiri Way between Bryant Street and Corydon Street within the Community of Lakeland. An aerial image showing the location of the tract is provided in Attachment A. The tract is currently owned by Hacienda Properties LLC, a California Limited Liability Company ("Developer").

The Final Map submitted for approval by the Developer has been examined and checked for compliance with the Wildomar Municipal Code and the California Subdivision Map Act. The City Engineer has determined that the location and configuration of the lots created by this Final Map substantially comply with the Tentative Map as filed, amended and approved.

Upon approval of the Final Map, the City will accept the offers of dedication made on the map, Lots 'A' through 'C' (additional right-of-way on Grand Avenue and Nyiri Way), for public road and utility purposes and as part of the City maintained road system, subject to improvements in accordance with City standards. Therefore, the City will not begin to maintain these roads until the time that they are improved by the developer in accordance with City standards.

The Developer's rough grading and street improvement plans have been approved by the City. A Subdivision Improvement Agreement (Attachment B) has been completed for this project based on the City's standard Subdivision Improvement Agreement. The Subdivision Improvement Agreement (Agreement) identifies the Developer's obligations in completing their development's improvements and sets forth policies and procedures for the Developer and the City to ensure that the improvements are completed. In lieu of providing bonds/securities to the City as surety should the Developer fail to fulfill their obligations, the Developer has requested to enter into a Lien Agreement with the City. The Lien Agreement is included as Exhibit 'E' of the Subdivision Improvement Agreement. Some Final Map Conditions of Approval for this development have been satisfied. Those Final Map Conditions not satisfied have been identified in Exhibit D of the Subdivision Improvement Agreement.

To construct the improvements conditioned upon and proposed by the Developer of Tract 32726, it is necessary that the City accept for public purposes Lots “B” through “E” of Parcel Map 9070. It is also necessary that this right-of-way is accepted (Attachment C) so that upon completion of construction, the improvements can be accepted into the City maintained road system.

Stormwater Management/BMP Facilities Agreement

This development was also required to develop a Water Quality Management Plan (WQMP). The WQMP describes how water quality impacts from the proposed development will be addressed in the post-construction stage of the development and how the project will reduce potential pollutants from entering into the City’s MS4/Storm Drain System. The WQMP includes the construction of structural/post-construction Best Management Practices (BMPs) as well as non-structural BMPs such as education to future homeowners and maintenance employees, and activity restrictions.

The developer’s engineer has proposed a bioswale system along Nyiri Way and a series of infiltration trenches on the individual private lots as structural BMPs to reduce the potential pollutants in stormwater. The developer is required to enter into a Stormwater Management/BMP Facilities Agreement (BMP Agreement) (Attachment D) for the continued maintenance of these facilities. The Developer has proposed to have the structural BMPs within City right-of-way maintained by the Community Facilities District (CFD) 2013-1. The infiltration trenches will be privately maintained. Among other things, the maintenance agreement allows the City to maintain and inspect the BMPs which are proposed to be maintained by the CFD. If the development de-annexes from the CFD, this agreement requires the Developer to continue maintaining the WQMP facilities and permits the City entrance to the property to inspect the WQMP facilities. If the landowner has not maintained the WQMP facilities which they are required to maintain, this agreement allows the City to take whatever steps necessary to correct the deficiencies at the landowner’s expense.

FISCAL IMPACT:

There are no fiscal impacts to the City at this time. All costs related to this project are currently covered by Developer Deposits. When the project is constructed, the City will be responsible for the maintenance of the public improvements after acceptance. The developer will annex into the Community Facilities District (CFD) Services to offset some of the City’s maintenance costs. In compliance with the City’s NPDES/MS4 Permit, the City will be required to perform inspections of the WQMP facilities for the tract during the lifetime of the development and also receive and/or process verifications from the either the CFD or landowner indicating that the WQMP facilities are being maintained. These inspections and processing activities are not paid for by the landowner or through the CFD and require that the City use its own funds from the ‘General Fund – Stormwater’ account. If the landowner(s) fails to maintain any WQMP facilities they are required to maintain, and the City expends funds to maintain the

WQMP facilities to ensure the City's MS4/Storm Drain System is protected, the BMP Agreement obligates the landowner to pay the City for all associated costs incurred.

Submitted by:
Daniel A. York
Assistant City Manager
Public Works Director/City Engineer

Approved by:
Gary Nordquist
City Manager

ATTACHMENTS:

Resolution to Accept Right-of-Way
Resolution to Approve Tract 32726

- A. Aerial Image of Tract 32726's Location
- B. Parcel Map 9070
- C. Final Tract Map 32726
- D. Subdivision Improvement Agreement and Lien Agreement
- E. Right-of-Way Certificate of Acceptance
- F. Stormwater Management/BMP Facilities Agreement

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, AUTHORIZING THE CITY MANAGER TO EXECUTE AND RECORD A
CERTIFICATE OF ACCEPTANCE FOR THE DEDICATION OF LOTS "B" THROUGH
"E", INCLUSIVE, OF PARCEL MAP 9070 FOR STREET AND PUBLIC UTILITY
PURPOSES**

WHEREAS, Nyiri Way was dedicated to public use for street and public utility purposes as Lots "B" through "E", inclusive, of Parcel Map 9070; and

WHEREAS, the County of Riverside did not accept the offer of dedication for Nyiri Way on Parcel Map 9070; and

WHEREAS, Tentative Tract Map 32726 intends to construct street improvements on Nyiri Way; and

WHEREAS, It is required that the construction area be within dedicated City street right of way for construction and future maintenance purposes, and

WHEREAS, Government Code Section 66477.2 allows the City of Wildomar to accept the offers of dedication at later dates; and

NOW THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Wildomar City Council, in regular session assembled on April 10, 2019, the following:

1. Authorize the City Manager to execute and record a Certificate of Acceptance for the dedication of Lots "B" through "E", inclusive, of Parcel Map 9070, for street and public utility purposes.

PASSED, APPROVED, AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, APPROVING THE FINAL MAP FOR TENTATIVE TRACT MAP 32726
AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE SUBDIVISION
IMPROVEMENT AGREEMENT**

WHEREAS, the Board of Supervisors of the County of Riverside (County) approved Tentative Tract Map 32726 subject to conditions, on December 4, 2007; and

WHEREAS, consistent with the approved Tentative Map, Hacienda Properties, LLC, a California Limited Liability company, submitted to the City for approval the Final Map; and

WHEREAS, staff has reviewed the proposed Final Map and finds it to be technically correct and that all applicable final map conditions of approval have been satisfied or otherwise identified as outstanding in a Subdivision Improvement Agreement; and

WHEREAS, a Subdivision Improvement Agreement has been approved by the City Attorney and a bond has been submitted to the City for the construction of the required improvements for this final map; and

WHEREAS, a Mitigated Negative Declaration (EA No. 40060) was approved for Tentative Tract Map No. 32726 by the County of Riverside on December 4, 2007; and

WHEREAS, the City has determined that this Final Map is statutorily exempt from the California Environmental Quality Act (CEQA) Statutory Exemptions, Title 14 of the California Code of Regulations Section 15268, (b) (3) Ministerial Projects, approval of final subdivision maps.

NOW THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Wildomar City Council, in regular session assembled on April 10, 2019, the following:

1. The location and configuration of the lots to be created by the Final Map substantially comply with the previously approved Tentative Map; and
2. The Final Map is statutorily exempt from the California Environmental Quality Act (CEQA), Statutory Exemptions, Title 14 of the California Code of Regulations Section 15268, (b) (3) Ministerial projects, approval of final subdivision maps; and
3. The City Council of the City of Wildomar, pursuant to Government Code Section 66458, hereby approves the Final Map, accepts the offers of dedication made on the map, Lots 'A' through 'C', for public road and utility purposes and as part of the City maintained road system, subject to improvements in accordance with City standards, and:
 - a. Directs the City Surveyor to sign the Final Map; and

- b. Directs the City Engineer to sign the Final Map; and
- c. Directs the City Clerk to sign the Final Map; and
- d. Directs the City Manager to execute the Subdivision Improvement Agreement incorporated herein by this reference; and
- e. Directs the City Clerk to transmit the Final Map and the Agreements to the County Recorder of the County of Riverside for filing; and
- f. Directs the City Clerk to transmit the Notice of Exemption to the County Clerk of the County of Riverside for filing.

PASSED, APPROVED, AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

Aerial Image of Tract 32726

ATTACHMENT 'B'

(See attached Parcel Map 9070)

ATTACHMENT 'C'

(See attached Final Tract Map 32726)

TRACT NO. 32726

BEING A SUBDIVISION OF PARCEL 4 OF PARCEL MAP 9070, AS SHOWN BY MAP ON FILE IN
BOOK 48, PAGE 67 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
SITUATED WITHIN RANCHO LA LAGUNA.

SAKE ENGINEERS, INC.

OCTOBER 2018

RECORDER'S STATEMENT

FILED THIS ___ DAY OF _____, 2018,
AT _____.M., IN BOOK ____ OF MAPS
AT PAGES _____, AT THE REQUEST OF
THE CITY CLERK OF THE CITY OF WILDOMAR

NO. _____

FEE _____

PETER ALDANA
ASSESSOR—COUNTY CLERK—RECORDER

BY: _____,DEPUTY

SUBDIVISION GUARANTEE:
FIDELITY NATIONAL TITLE INSURANCE COMPANY

OWNER'S STATEMENT

WE HEREBY STATE THAT WE ARE THE OWNERS OF THE LAND INCLUDED WITHIN THE
SUBDIVISION SHOWN HEREON; THAT WE ARE THE ONLY PERSONS WHOSE CONSENT IS
NECESSARY TO PASS A CLEAR TITLE TO SAID LAND; THAT WE CONSENT TO THE
MAKING AND RECORDING OF THIS SUBDIVISION MAP AS SHOWN WITHIN THE
DISTINCTIVE BORDER LINE. THE REAL PROPERTY DESCRIBED BELOW IS DEDICATED AS
AN EASEMENT FOR PUBLIC PURPOSES:

LOTS "A" THROUGH "C", INCLUSIVE. THE DEDICATION IS FOR STREET AND PUBLIC
UTILITY PURPOSES.

WE HEREBY RETAIN THE EASEMENTS INDICATED AS "10' AND 20' PRIVATE DRAINAGE
EASEMENT" FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES
AND LOT OWNERS WITHIN THIS TRACT MAP.

WE HEREBY RETAIN THE EASEMENTS INDICATED AS "PRIVATE BMP MAINTENANCE
EASEMENT" FOR THE SOLE BENEFIT OF OURSELVES, OUR SUCCESSORS, ASSIGNEES
AND LOT OWNERS WITHIN THIS TRACT MAP.

AS A CONDITION OF DEDICATION OF LOT "A" (GRAND AVENUE) , THE OWNER OF LOT
1 ABUTTING THIS HIGHWAY AND DURING SUCH TIME WILL HAVE NO RIGHTS OF
ACCESS EXCEPT THE GENERAL EASEMENT OF TRAVEL. ANY CHANGE OF ALIGNMENT
OR WIDTH THAT RESULTS IN THE VACATION THEREOF SHALL TERMINATE THIS
CONDITION OF ACCESS RIGHTS AS TO THE PART VACATED.

HACIENDA PROPERTIES, LLC,
a California limited liability company

BY: _____
PRINT NAME: PRINT TITLE:

BY: _____
PRINT NAME: PRINT TITLE:

NOTARY ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity
of the individual who signed the document to which this certificate is attached,
and not the truthfulness, accuracy, or validity of that document.

STATE OF _____)
COUNTY OF _____)

ON _____ BEFORE ME, _____ A NOTARY PUBLIC,
PERSONALLY APPEARED _____

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE
PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT
AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN
HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR
SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON
BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF
CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND

SIGNATURE

PRINT NAME

MY COMMISSION EXPIRES: _____

MY PRICIPAL PLACE OF BUSINESS IS _____COUNTY.

SIGNATURE OMISSIONS NOTE

PURSUANT TO SECTION 66436 OF THE SUBDIVISION MAP ACT, THE SIGNATURES OF THE
FOLLOWING OWNERS OF EASEMENTS AND/OR OTHER INTERESTS HAVE BEEN OMITTED:

AN EASEMENT IN FAVOR OF SOUTHERN CALIFORNIA EDISON CO. FOR PUBLIC UTILITIES
RECORDED MAY 14, 1979, INST. NO. 98348, O.R.

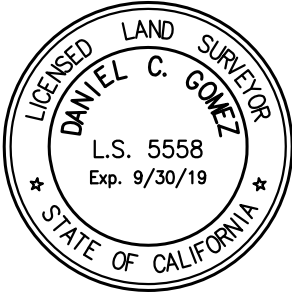
AN EASEMENT IN FAVOR OF GENERAL TELEPHONE COMPANY FOR PUBLIC UTILITIES
RECORDED OCTOBER 1, 1979, INST. NO. 207227, O.R.

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A
FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP
ACT AND LOCAL ORDINANCE AT THE REQUEST OF RAMON LAMELAS ON SEPTEMBER 25,
2015. I HEREBY STATE THAT ALL MONUMENTS ARE OF THE CHARACTER AND OCCUPY
THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN ACCORDANCE WITH THE
TERMS OF THE MONUMENT AGREEMENT FOR THE MAP AND THAT THE MONUMENTS
ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT
THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED
TENTATIVE MAP. THIS SURVEY IS TRUE AND COMPLETE AS SHOWN.

DATE: _____, 2018

DANIEL C. GOMEZ L.S. 5558



TAX BOND CERTIFICATE

I HEREBY CERTIFY THAT A BOND IN THE SUM OF \$ _____HAS BEEN
EXECUTED AND FILED WITH THE BOARD OF SUPERVISORS OF THE COUNTY
OF RIVERSIDE, CALIFORNIA, CONDITIONED UPON THE PAYMENT OF ALL TAXES,
STATE, COUNTY, MUNICIPAL, OR LOCAL, AND ALL SPECIAL ASSESSMENTS
COLLECTED AS TAXES, WHICH AT THE TIME OF FILING OF THIS MAP WITH
THE COUNTY RECORDER ARE A LIEN AGAINST SAID PROPERTY BUT NOT YET
PAYABLE AND SAID BOND HAS BEEN DULY APPROVED BY SAID BOARD OF
SUPERVISORS.

DATED: _____, 2018

CASH OR SURETY BOND
JON CHRISTENSON
COUNTY TAX COLLECTOR

BY: _____, DEPUTY

TAX COLLECTOR'S CERTIFICATE

I HEREBY CERTIFY THAT ACCORDING TO THE RECORDS OF THIS OFFICE, AS OF THIS
DATE, THERE ARE NO LIENS AGAINST THE PROPERTY SHOWN ON THE WITHIN MAP FOR
UNPAID STATE, COUNTY, MUNICIPAL, OR LOCAL TAXES OR SPECIAL ASSESSMENTS
COLLECTED AS TAXES, EXCEPT TAXES OR SPECIAL ASSESSMENTS COLLECTED AS
TAXES NOW A LIEN BUT NOT YET PAYABLE, WHICH ARE ESTIMATED TO BE
\$ _____.

DATED: _____, 2018

JON CHRISTENSON
COUNTY TAX COLLECTOR

BY: _____, DEPUTY

CITY ENGINEER'S STATEMENT

THIS MAP CONFORMS TO THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL
ORDINANCES. I HEREBY STATE THAT THIS MAP HAS BEEN EXAMINED BY ME OR UNDER MY
SUPERVISION AND FOUND TO BE SUBSTANTIALLY THE SAME AS IT APPEARED ON THE
TENTATIVE MAP OF TRACT MAP 32726 AS FILED, AMENDED, AND APPROVED BY THE BOARD
OF SUPERVISORS ON DECEMBER 4, 2007, THE EXPIRATION DATE BEING DECEMBER 4,
2018.

DATED: _____, 2018

DANIEL A. YORK, CITY ENGINEER
R.C.E. 43212



CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT THE TRACT MAP HAS BEEN EXAMINED BY ME OR UNDER MY
SUPERVISION AND I AM SATISFIED SAID MAP IS TECHNICALLY CORRECT.

DATED: _____, 2018

DANIEL A. YORK
CITY SURVEYOR
P.L.S. 7962



CITY COUNCIL STATEMENT

THE CITY COUNCIL OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF
CALIFORNIA, BY ITS CITY CLERK, HEREBY APPROVES THE TRACT MAP AND ACCEPTS THE
OFFERS OF DEDICATION MADE HEREON FOR PUBLIC ROAD AND UTILITY PURPOSES AND AS
PART OF THE CITY MAINTAINED ROAD SYSTEM, SUBJECT TO IMPROVEMENTS IN ACCORDANCE
WITH CITY STANDARDS.

DATE: _____, 2018

CITY OF WILDOMAR, STATE OF CALIFORNIA

BY: _____
DEBBIE A. LEE
CITY CLERK
CITY OF WILDOMAR



ATTACHMENT 'D'

(See attached Subdivision Improvement Agreement

**RECORDED AT THE REQUEST OF
AND WHEN RECORDED RETURN TO:**

(Document exempt from recording fees
pursuant to Cal. Gov. Code § 27383)

CITY OF WILDOMAR

Attn: City Clerk

23873 Clinton Keith Rd., Suite 111

Wildomar, California 92595

THIS SPACE FOR RECORDER'S USE ONLY

SUBDIVISION IMPROVEMENT AGREEMENT

FINAL TRACT MAP 32726

By and Between

**THE CITY OF WILDOMAR,
a municipal corporation**

and

**HACIENDA PROPERTIES, LLC,
a California limited liability company**

DATED _____, 20__

SUBDIVISION IMPROVEMENT AGREEMENT

FINAL TRACT MAP 32726

This Subdivision Improvement Agreement (“Agreement”) is entered into as of this ____ day of _____, 20__ by and between the City of Wildomar, a municipal corporation (“City”) and Hacienda Properties LLC, a California limited liability company (“Developer”). City and Developer are sometimes hereinafter individually referred to as “Party” and hereinafter collectively referred to as the “Parties.”

RECITALS

A. Developer has submitted to City an application for approval of a final tract map for real property located within City, a legal description of which is attached hereto as Exhibit “A”. The tract map is identified in City records as Tract Map No. 32726. On December 4, 2007, the Riverside County Board of Supervisors conditionally approved Tract No. 32726.

B. Developer has not completed all of the work or made all of the Public Improvements required by the Subdivision Map Act (Government Code sections 66410 et seq.), (“Map Act”) the City Ordinances, the conditions of approval for Tract No.32726, or other ordinances, resolutions, or policies of City requiring construction of improvements in conjunction with the subdivision of land.

C. Pursuant to City Ordinances and the applicable provisions of the Map Act, Developer and City enter into this Agreement for the timely construction and completion of the Public Improvements and the furnishing of the security therefor, acceptable to the City Engineer and City Attorney, for Tract No. 32726.

D. City has authority to enter into this Subdivision Improvement Agreement pursuant to Government Code Sections 66499 – 66499.10.

E. Pursuant to Government Code Section 66499, Developer’s execution of this Agreement and the provision of the security are made in consideration of City’s approval of the final map for Tract No. 32726.

DEFINED TERMS

“Developer” shall mean Hacienda Properties LLC, a California Limited Liability Company. The term “Developer” shall also include all assignees, to the extent permitted under this Agreement, of the rights and obligations of Developer under this Agreement, and any successor-in-interest to Developer having a legal and/or equitable interest in the Property.

“Estimated Costs” shall mean the City Engineer’s approximation of the actual cost to construct the Public Improvements, including the replacement cost for all landscaping.

“Litigation Expenses” shall mean all costs and expenses, to the extent reasonable in amount, actually and necessarily incurred by a party in good faith in the prosecution of an action or proceeding, including, but not limited to, court costs, filing, recording, and service fees, copying costs, exhibit production costs, special media rental costs, attorneys’ fees, fees for investigators, witness fees (both lay and expert), travel expenses, deposition and transcript costs and any other cost or expense, the award of which a court of competent jurisdiction may determine to be just and reasonable.

“Map Act” shall mean the Subdivision Map Act, Government Code Sections 66410 et seq.

“Property” shall mean the all of the real property contained within the boundaries of Tract Map No. 32726 located in the City of Wildomar, California, as is more particularly described in the legal description and tract diagram attached hereto and incorporated hereby by reference at Exhibit “A”.

“Public Improvements” shall include, but not be limited to, all grading, roads, streets, paving, curbs and gutters, sidewalks, paseos, pathways, trails, sanitary sewers, utilities, storm drains, detention and retention basins and other drainage facilities, traffic controls, landscaping, street lights and all other facilities required to be constructed and dedicated to the City or other public entity as conditions of approval of Tentative Tract Map No. 32726 and as shown in detail on the plans, and specifications which have been approved by the City and incorporated into Tract Map No. 32726. The Parties agree that the Public Improvements to be completed by Developer are more specifically described in the diagram or plan attached hereto and incorporated herein by reference as Exhibit “B. Notwithstanding, Exhibit “B”, Developer shall remain obligated to construct and complete all of the Public Improvements required as conditions of approval for Tentative Tract Map 32726.

“Required Insurance” shall mean the insurance required to be maintained by Developer under Section 17.

“Security” shall mean surety bonds, lien agreement or other security approved by the City Engineer or City Attorney in the amounts and under the terms of Section 12.

“Tract Map No. 32726” shall mean the final map prepared and approved by the City for Tentative Tract Map No. 32726.

“Warranty” shall mean the one year period following completion of the Public Improvements by Developer and the acceptance of the Public Improvements by the City in which Developer warrants and guarantees all Public Improvements.

OPERATIVE PROVISIONS

NOW, THEREFORE, in consideration of the mutual promises and covenants made by the parties and contained here and other consideration, the value and adequacy of which are hereby acknowledged, the parties agree as follows:

1. **EFFECTIVENESS.** This Agreement shall not be effective unless and until all four (4) of the following conditions are satisfied in the order provided:

1.1 **Security.** Developer provides City with the Security of the type and in the amounts required by this Agreement;

1.2 **Final Map and Agreement Approval.** The City Council of the City ("City Council") approves the final map for Tract No. 32726 and this Agreement;

1.3 **Record Agreement.** Developer and City execute the Agreement and City records this Agreement in the Recorder's Office of the County of Riverside; and

1.4 **Record Final Map.** Developer records the final map for Tract No. 32726 in the Recorder's Office of the County of Riverside.

If the above described conditions are not satisfied in the order, manner and within the time provided under this Agreement, this Agreement shall automatically terminate without need of further action by either City or Developer.

2. **PUBLIC IMPROVEMENTS.** Developer shall construct or have constructed at its own cost, expense, and liability the Public Improvements, as defined herein, within the time and in the manner required under this Agreement. Construction of the Public Improvements shall include any transitions and/or other incidental work deemed necessary for drainage or public safety. The Developer shall be responsible for the replacement, relocation, or removal of any component of any irrigation water or sewer system in conflict with the construction or installation of the Public Improvements. Such replacement, relocation, or removal shall be performed to the complete satisfaction of the City Engineer and the owner of such water or sewer system. Developer further promises and agrees to provide all equipment, tools, materials, labor, tests, design work, and engineering services necessary or required by City to fully and adequately complete the Public Improvements.

2.1 **Prior Partial Construction of Public Improvements.** Where construction of any Public Improvements has been partially completed prior to this Agreement, Developer agrees to complete such Public Improvements or assure their completion in accordance with this Agreement.

2.2 **Permits; Notices; Utility Statements.** Prior to commencing any work, Developer shall, at its sole cost, expense, and liability, obtain all necessary permits and approvals and give all necessary and incidental notices required for the lawful construction of the Public Improvements and performance of Developer's obligations under this Agreement. Developer shall conduct the work in full compliance with the regulations, rules, and other requirements contained in any permit or approval issued to Developer. Prior to commencing any work, Developer shall file a written statement with the City Clerk and the City Engineer, signed by Developer and each utility which will provide utility service to the Property, attesting that Developer has made all deposits legally required by the utility for the extension and provision of utility service to the Property.

2.3 **Pre-approval of Plans and Specifications.** Developer is prohibited from commencing work on any Public Improvement until all plans and specifications for such Public Improvement have been submitted to and approved by the City Engineer, or his or her designee. Approval by the City Engineer shall not relieve Developer from ensuring that all Public Improvements conform with all other requirements and standards set forth in this Agreement.

2.4 **Quality of Work; Compliance With Laws and Codes.** The construction plans and specifications for the Public Improvements shall be prepared in accordance with all applicable federal, state and local laws, ordinances, regulations, codes, standards, and other requirements. The Public Improvements shall be completed in accordance with all approved maps, plans, specifications, standard drawings, and special amendments thereto on file with City, as well as all applicable federal, state, and local laws, ordinances, regulations, codes, standards, and other requirements applicable at the time work is actually commenced.

2.5 **Standard of Performance.** Developer and its contractors, if any, shall perform all work required to construct the Public Improvements under this Agreement in a skillful and workmanlike manner, and consistent with the standards generally recognized as being employed by professionals in the same discipline in the State of California. Developer represents and maintains that it or its contractors shall be skilled in the professional calling necessary to perform the work. Developer warrants that all of its employees and contractors shall have sufficient skill and experience to perform the work assigned to them, and that they shall have all licenses, permits, qualifications and approvals of whatever nature that are legally required to perform the work, and that such licenses, permits, qualifications and approvals shall be maintained throughout the term of this Agreement.

2.6 **Alterations to Improvements.** All work shall be done and improvements made and completed as shown on approved plans and specifications, and any subsequent alterations thereto. If during the course of construction and installation of the Public Improvements it is determined that the public interest requires alterations in the Public Improvements, Developer shall undertake such design and construction changes as may be reasonably required by City. Any and all alterations in the plans and specifications and the Public Improvements to be completed may be accomplished without giving prior notice thereof to Developer's surety for this Agreement.

2.7 **Other Obligations Referenced in Conditions of Tentative Map Approval.** In addition to the foregoing, Developer shall satisfy all of the conditions of approval on the tentative map for the Property. The conditions of approval which have not been satisfied prior to the date of this Agreement are identified on Exhibit "D" hereto.

3. **MAINTENANCE OF PUBLIC IMPROVEMENTS AND LANDSCAPING.** City shall not be responsible or liable for the maintenance or care of the Public Improvements until City formally approves and accepts them in accordance with its policies and procedures. City shall exercise no control over the Public Improvements until approved and accepted. Any use by any person of the Public Improvements, or any portion thereof, shall be at the sole and exclusive risk of the Developer at all times prior to City's acceptance of the Public Improvements. Developer shall maintain all the Public Improvements in a state of good repair until they are completed by Developer and approved and accepted by City, and until the security for the performance of this Agreement is released. Maintenance shall include, but shall not be limited to, repair of pavement, curbs, gutters, sidewalks, signals, parkways, water mains, and sewers; maintaining all landscaping in a vigorous and thriving condition reasonably acceptable to City; removal of debris from sewers and storm drains; and sweeping, repairing, and maintaining in good and safe condition all streets and street improvements. It shall be Developer's responsibility to initiate all maintenance work, but if it shall fail to do so, it shall promptly perform such maintenance work when notified to do so by City. If Developer fails to properly

prosecute its maintenance obligation under this section, City may do all work necessary for such maintenance and the cost thereof shall be the responsibility of Developer and its surety under this Agreement. City shall not be responsible or liable for any damages or injury of any nature in any way related to or caused by the Public Improvements or their condition prior to acceptance.

4. **CONSTRUCTION SCHEDULE.** Unless extended pursuant to this Section 4.1 of this Agreement, Developer shall fully and adequately complete or have completed the Public Improvements within two (2) years (24 months) following approval of the final map for Tract No. 32726.

4.1 **Extensions.** City may, in its sole and absolute discretion, provide Developer with additional time within which to complete the Public Improvements. It is understood that by providing the Security required under Section 12.0 et seq. of this Agreement, Developer and its surety consent in advance to any extension of time as may be given by City to Developer, and waives any and all right to notice of such extension(s). Developer's acceptance of an extension of time granted by City shall constitute a waiver by Developer and its surety of all defense of laches, estoppel, statutes of limitations, and other limitations of action in any action or proceeding filed by City following the date on which the Public Improvements were to have been completed hereunder. In addition, as consideration for granting such extension to Developer, City reserves the right to review the provisions of this Agreement, including, but not limited to, the construction standards, the cost estimates established by City, and the sufficiency of the Security provided by Developer, and to require adjustments thereto when warranted according to City's reasonable discretion.

4.2 **Accrual of Limitations Period.** Any limitations period provided by law related to breach of this Agreement or the terms thereof shall not accrue until Developer has provided the City Engineer with written notice of Developer's intent to abandon or otherwise not complete required or agreed upon Public Improvements.

5. **GRADING.** Developer agrees that any and all grading done or to be done in conjunction with construction of the Public Improvements or development of Tract No. 32726 shall conform to all federal, state, and local laws, ordinances, regulations, and other requirements, including City's grading regulations. All grading, landscaping, and construction activities shall be performed in a manner to control erosion and prevent flooding problems. The City Engineer shall have the authority to require erosion plans to prescribe reasonable controls on the method, manner, and time of grading, landscaping, and construction activities to prevent nuisances to surrounding properties. Plans shall include without limitation temporary drainage and erosion control requirements, dust control procedures, restrictions on truck and other construction traffic routes, noise abatement procedures, storage of materials and equipment, removal of garbage, trash, and refuse, securing the job site to prevent injury, and similar matters. In order to prevent damage to the Public Improvements by improper drainage or other hazards, the grading shall be completed in accordance with the time schedule for completion of the Public Improvements established by this Agreement, and prior to City's approval and acceptance of the Public Improvements and release of the Security as set forth in Section 12.0 et seq. of this Agreement.

6. **UTILITIES.** Developer shall provide utility services, including water, sewer, power, gas, and telephone service to serve each parcel, lot, or unit of land within Tract No.

32726 in accordance with all applicable federal, state, and local laws, rules, and regulations, including, but not limited to, the regulations, schedules and fees of the utilities or agencies providing such services. Except for commercial or industrial properties, Developer shall also provide cable television facilities to serve each parcel, lot, or unit of land in accordance with all applicable federal, state, and local laws, rules, and regulations, including, but not limited to, the requirements of the cable company possessing a valid franchise with City to provide such service within City's jurisdictional limits. All utilities shall be installed underground.

7. **FEES AND CHARGES.** Developer shall, at its sole cost, expense, and liability, pay all fees, charges, and taxes arising out of construction of the Public Improvements, including, but not limited to, all plan check, design review, engineering, inspection, and other service fees, and any impact or connection fees established by City ordinance, resolution, regulation, or policy, or as established by City relative to Tract No. 32726, or as required by other governmental agencies having jurisdiction over Tract No. 32726.

8. **CITY INSPECTION OF PUBLIC IMPROVEMENTS.** Developer shall, at its sole cost, expense, and liability, and at all times during construction of the Public Improvements, maintain reasonable and safe facilities and provide safe access for inspection by City of the Public Improvements and areas where construction of the Public Improvements is occurring or will occur. If the City inspector requests it, the Developer at any time before acceptance of the Public Improvements shall remove or uncover such portions of the finished work as may be directed which have not previously been inspected. After examination, the Developer shall restore said portions of the work to the standards required hereunder. Inspection or supervision by the City shall not be considered as direct control of the individual workmen on the job site. City's inspector shall have the authority to stop any and all work not in accordance with the requirements contained or referenced in this Agreement. The inspection of the work by City shall not relieve Developer or the contractor of any obligations to fulfill this Agreement as herein provided, and unsuitable materials or work may be rejected notwithstanding that such materials or work may have been previously overlooked or accepted.

9. **ADMINISTRATIVE COSTS.** If Developer fails to construct and install all or any part of the Public Improvements within the time required by this Agreement, or if Developer fails to comply with any other obligation contained herein, Developer and its surety shall be jointly and severally liable to City for all administrative expenses, fees, and costs, including reasonable attorney's fees and costs, incurred in obtaining compliance with this Agreement or in processing any legal action or for any other remedies permitted by law.

10. **ACCEPTANCE OF IMPROVEMENTS; AS-BUILT OR RECORD DRAWINGS.** The City Council may, in its sole and absolute discretion, accept fully completed portions of the Public Improvements prior to such time as all of the Public Improvements are complete, which shall not release or modify Developer's obligation to complete the remainder of the Public Improvements within the time required by this Agreement.

10.1 **Developer's Notice of Completion.** Upon the total or partial acceptance of the Public Improvements by City, Developer shall file with the Recorder's Office of the County of Riverside a notice of completion for the accepted Public Improvements in accordance with Article 2 of Chapter 4 of Title 2 of Part 6 of Division 4 of the Civil Code, at which time the

accepted Public Improvements shall become the sole and exclusive property of City without payment therefor.

10.2 **City Acceptance of Public Improvements.** If Tract Map No. 32726 was approved and recorded as a single phase map, City shall not accept any one or more of the improvements until all of the Public Improvements are completed by Developer and approved by City. Issuance by City of occupancy permits for any buildings or structures located on the Property shall not be construed in any manner to constitute City's acceptance or approval of any Public Improvements.

10.3 **Developer's Obligation to Provide As-Built or Record Drawings.** Notwithstanding the foregoing, City may not accept any Public Improvements unless and until Developer provides one (1) set of "as-built" or record drawings or plans to the City Engineer for all such Public Improvements. The drawings shall be certified and shall reflect the condition of the Public Improvements as constructed, with all changes incorporated therein.

11. **WARRANTY AND GUARANTEE.** Developer hereby warrants and guarantees all Public Improvements against any defective work or labor done, or defective materials furnished in the performance of this Agreement, including the maintenance of all landscaping within the Property in a vigorous and thriving condition reasonably acceptable to City, for a period of one (1) year following completion of the work and acceptance by City. During the Warranty, Developer shall repair, replace, or reconstruct any defective or otherwise unsatisfactory portion of the Public Improvements, in accordance with the current ordinances, resolutions, regulations, codes, standards, or other requirements of City, and to the approval of the City Engineer. All repairs, replacements, or reconstruction during the Warranty shall be at the sole cost, expense, and liability of Developer and its surety. As to any Public Improvements which have been repaired, replaced, or reconstructed during the Warranty, Developer and its surety hereby agree to extend the Warranty for an additional one (1) year period following City's acceptance of the repaired, replaced, or reconstructed Public Improvements. Nothing herein shall relieve Developer from any other liability it may have under federal, state, or local law to repair, replace, or reconstruct any Public Improvement following expiration of the Warranty or any extension thereof. Developer's warranty obligation under this section shall survive the expiration or termination of this Agreement.

12. **SECURITY.** Prior to City's approval and execution of this Agreement, Developer shall provide City with surety bonds, a lien agreement, or another form of security acceptable to the City Attorney and City Engineer under the terms set forth below.

12.1 **Surety Bonds.** If surety bonds are provided as Security, the amount of the Security shall be based on the City Engineer's Estimated Costs. If City determines at any time prior to Developer's completion of the Public Improvements under Section 4 [Construction Schedule], in its sole and absolute discretion, that the Estimated Costs have changed, Developer shall adjust the Security in the amount requested by City. Developer's compliance with this provision (Section 12.0 et seq.) shall in no way limit or modify Developer's indemnification obligation provided in Section 16.0 of this Agreement.

12.1.1 **Performance Bond.** To guarantee the faithful performance of the Public Improvements and all the provisions of this Agreement, to protect City if Developer is in

default as set forth in Section 18.0 et seq. of this Agreement, and to secure Developer's one-year guarantee and warranty of the Public Improvements, including the maintenance of all landscaping in a vigorous and thriving condition, Developer shall provide City a faithful performance bond in the amount of Three Hundred Sixty Seven Thousand and No/100 Dollars (\$367,000.00), which sum shall be not less than one hundred percent (100%) of the Estimated Costs.

12.1.2 **Partial Release.** The City Council may, in its sole and absolute discretion and upon recommendation of the City Engineer, partially release a portion or portions of the Security provided under this section as the Public Improvements are accepted by City, provided that Developer is not in default on any provision of this Agreement or condition of approval for Tract No. 32726, and the total remaining Security is not less than twenty-five percent (25%) of the Estimated Costs. All Security provided under this section shall be released at the end of the Warranty period, or any extension thereof as provided in Section 11.0 of this Agreement, provided that Developer is not in default on any provision of this Agreement or condition of approval for Tract No. 32726.

12.1.3 **Labor & Material Bond.** To secure payment to the contractors, subcontractors, laborers, material men, and other persons furnishing labor, materials, or equipment for performance of the Public Improvements and this Agreement, Developer shall provide City a labor and materials bond in the amount of One Hundred Eighty Three Thousand Five Hundred and No/100 Dollars (\$183,500.00), which sum shall not be less than fifty percent (50%) of the Estimated Costs. The Security provided under this section may be released by written authorization of the City Engineer after six (6) months from the date City accepts the final Public Improvements. The amount of such Security shall be reduced by the total of all stop notice or mechanic's lien claims of which City is aware, plus an amount equal to twenty percent (20%) of such claims for reimbursement of City's anticipated administrative and legal expenses arising out of such claims.

12.1.4 **Additional Requirements.** The surety for any surety bonds provided as Security shall have a current A.M. Best's rating of no less than A:VIII, be a bank or insurance company licensed to transact surety business in California, and shall be satisfactory to City. As part of the obligation secured by the Security and in addition to the face amount of the Security, the Developer or its surety shall secure the costs and reasonable expenses and fees, including reasonable attorney's fees and costs, incurred by City in enforcing the obligations of this Agreement. The Developer and its surety stipulate and agree that no change, extension of time, alteration, or addition to the terms of this Agreement, the Public Improvements, or the plans and specifications for the Public Improvements shall in any way affect its obligation on the Security.

12.1.5 **Form of Bonds.** The evidence of the Security shall be provided on the forms set forth in Exhibit "C", unless other forms are deemed acceptable by the City Engineer and the City Attorney, and when such forms are completed to the satisfaction of City, the forms and evidence of the Security shall be attached hereto as Exhibit "C" and incorporated herein by this reference.

12.2 **Lien Agreement.** In lieu of surety bonds required under Section 12.1 et seq. or the security required by Section 13 of this Agreement, Developer may execute a lien

agreement as Security for the Improvements in accordance with Wildomar Municipal Code Section 16.56.030. The Lien Agreement shall be in the form attached hereto as Exhibit "E" and incorporated herein by this reference.

12.3 **Developer's Liability.** While no action of Developer shall be required in order for City to realize on its security under any Security instrument, Developer agrees to cooperate with City to facilitate City's realization under any Security instrument, and to take no action to prevent City from such realization under any Security instrument. Notwithstanding the giving of any Security instrument or the subsequent expiration of any Security instrument or any failure by any surety or financial institution to perform its obligations with respect thereto, Developer shall be personally liable for performance under this Agreement and for payment of the cost of the labor and materials for the improvements required to be constructed or installed hereby and shall, within ten (10) days after written demand therefor, deliver to City such substitute Security as City shall require satisfying the requirements in this Section 12.

13. **MONUMENT SECURITY.** Prior to City's execution of this Agreement, to guarantee payment to the engineer or surveyor for the setting of all subdivision boundaries, lot corners, and street centerline monuments for Tract No. 32726 in compliance with the applicable provisions of City's Municipal and/or Development Code ("Subdivision Monuments"), Developer shall deposit cash or a surety bond with City in the amount of Seven Thousand and No/100 Dollars (\$7,000.00), which sum shall not be less than one hundred percent (100%) of the costs of setting the Subdivision Monuments as determined by the City Engineer. Said cash deposit or surety bond may be released by written authorization of the City Engineer after all required Subdivision Monuments are accepted by the City Engineer, City has received written acknowledgment of payment in full from the engineer or surveyor who set the Subdivision Monuments, and provided Developer is not in default of any provision of this Agreement or condition of approval for Tract No. 32726. Notwithstanding the foregoing, if City accepts a Lien Agreement as security for the Improvements under Section 12.2 of this Agreement, such Lien Agreement may serve as the security for some or all of the Subdivision Monuments, as determined by the City Engineer.

14. **LIEN.** To secure the timely performance of Developer's obligations under this Agreement, including those obligations for which security has been provided pursuant to Sections 12.0 et seq. and 13.0 of this Agreement, Developer hereby creates in favor of City a lien against all portions of the Property not dedicated to City or some other governmental agency for a public purpose. As to Developer's default on those obligations for which security has been provided pursuant to Sections 12.0 et seq. and 13.0 of this Agreement, City shall first attempt to collect against such security prior to exercising its rights as a contract lienholder under this section.

15. **SIGNS AND ADVERTISING.** Developer understands and agrees to City's ordinances, regulations, and requirements governing signs and advertising structures. Developer hereby agrees with and consents to the summary removal by City, without notice to Developer, of all signs or other advertising structures erected, placed, or situated in violation of any City ordinance, regulation, or other requirement. Removal shall be at the expense of Developer and its surety. Developer and its surety shall indemnify and hold City free and harmless from any claim or demand arising out of or incident to signs, advertising structures, or their removal.

16. **INDEMNIFICATION.** Developer shall defend, indemnify, and hold harmless City, its elected officials, officers, employees, and agents from any and all actual or alleged claims, demands, causes of action, liability, loss, damage, or injury, to property or persons, including wrongful death, whether imposed by a court of law or by administrative action of any federal, state, or local governmental body or agency, arising out of or incident to any acts, omissions, negligence, or willful misconduct of Developer, its personnel, employees, agents, or contractors in connection with or arising out of construction or maintenance of the Public Improvements, or performance of this Agreement. This indemnification includes, without limitation, the payment of all penalties, fines, judgments, awards, decrees, attorneys' fees, and related costs or expenses, and the reimbursement of City, its elected officials, officers, employees, and/or agents for all legal expenses and costs incurred by each of them. This indemnification excludes only such portion of any claim, demand, cause of action, liability, loss, damage, penalty, fine, or injury, to property or persons, including wrongful death, which is caused solely and exclusively by the gross negligence or willful misconduct of City as determined by a court or administrative body of competent jurisdiction. Developer's obligation to indemnify City shall survive the expiration or termination of this Agreement, and shall not be restricted to insurance proceeds, if any, received by City, its elected officials, officers, employees, or agents.

17. **INSURANCE.**

17.1 **Types; Amounts.** Developer shall procure and maintain, and shall require its contractors to procure and maintain, during construction of any Public Improvement pursuant to this Agreement, insurance of the types and in the amounts described below. If any of the Required Insurance contains a general aggregate limit, such insurance shall apply separately to this Agreement or be no less than two times the specified occurrence limit.

17.1.1 **General Liability.** Developer and its contractors shall procure and maintain Commercial General Liability Insurance no less broad than Insurance Services Office (ISO) form CG 00 01 or equivalent form, with a combined single limit of not less than \$3,000,000 per occurrence for bodily injury, personal injury, and property damage. The General Aggregate shall be twice the occurrence limit or shall apply separately to each project. If Developer maintains higher limits than the specified minimum limits, City requires and shall be entitled to coverage for the higher limits maintained by Developer. The General Liability policy shall not contain a Contractors' Warranty or other similar language which eliminates or restricts insurance because of a subcontractor's failure to carry specific insurance or to supply evidence of such insurance

17.1.2 **Business Automobile Liability.** Developer and its contractors shall procure and maintain business automobile liability insurance, or equivalent form, with a combined single limit of not less than \$1,000,000 per occurrence. Such insurance shall include coverage for the ownership, operation, maintenance, use, loading, or unloading of any vehicle owned, hired, and non owned by the insured or for which the insured is responsible.

17.1.3 **Workers' Compensation.** Developer and its contractors shall procure and maintain workers' compensation insurance with limits as required by the Labor Code of the State of California and Employers Liability with limits of \$1,000,000 per Accident;

\$1,000,000 Disease per employee; \$1,000,000 Disease per policy at all times during which insured retains employees.

17.1.4 Professional Liability. For any consultant or other professional who will engineer or design the Public Improvements, liability insurance for errors and omissions with limits not less than \$1,000,000 per claim. Such insurance shall be endorsed to include contractual liability. Coverage applicable to the work performed under this agreement shall be continued for five (5) years after completion of the work . Such continuation coverage may be provided by one of the following: (1) renewal of the existing policy; (2) an extended reporting period endorsement; or (3) replacement insurance with a retroactive date no later than the commencement of the work under this agreement.

17.1.5 Pollution Liability. Minimum Limits: \$1,000,000 per Pollution Incident; \$1,000,000 Aggregate; Coverage shall apply to pollution incidents at or from any location at which Developer and its contractors are performing work under this agreement. Any deductible or self-insured retention shall be shown on the Certificate of Insurance. If the deductible or self-insured retention exceeds \$25,000 it shall be approved in advance by the City. Developer and its contractors are responsible for any deductible or self-insured retention and shall fund it upon the City's written request, regardless of whether Developer and its contractors have a claim against the insurance or are named as a party in any action involving the City. The City, its elected officials, officers, employees, agents, and volunteers shall be endorsed as an additional insured for liability arising out of ongoing and completed operations by or on behalf of the Developer and its contractors. Additional insured status shall continue for one (1) year after completion of the work. The insurance provided to the additional insureds shall apply on a primary and non-contributory basis with respect to any insurance or self-insurance program maintained by them. If the insurance is on a Claims-Made basis, the retroactive date shall be no later than the commencement of work. The insurance shall be continued for one (1) year after completion of the work. If the insurance is on a Claims-Made basis, the continuation coverage may be provided by: (a) renewal of the existing policy; (b) an extended reporting period endorsement; or (c) replacement insurance with a retroactive date no later than the commencement of the work.

17.2 Deductibles. Any deductibles or self-insured retentions must be declared to and approved by City. At the option of City, either: (a) the insurer shall reduce or eliminate such deductibles or self-insured retentions as respects City, its elected officials, officers, employees, agents, and volunteers; or (b) Developer and its contractors shall provide a financial guarantee satisfactory to City guaranteeing payment of losses and related investigation costs, claims, and administrative and defense expenses.

17.3 Additional Insured; Separation of Insureds. The Required Insurance (except Workers' Compensation and Professional Liability) shall name City, its elected officials, officers, employees, agents, and volunteers as additional insureds with respect to work performed by or on behalf of Developer or its contractors, including materials, parts, or equipment furnished in connection therewith City shall be endorsed as an additional insured for liability arising out of ongoing and completed operations by or on behalf of the contractor. City shall continue to be an additional insured for completed operations for (1) year after completion of the work. The policy shall cover inter-insured suits and include a "Separation of Insureds" or "severability" clause which treats each insured separately and shall contain no special limitations

on the scope of its protection to City, its elected officials, officers, employees, agents, and volunteers.

17.4 **Primary Insurance; Waiver of Subrogation.** The General Liability Insurance provided to the additional insured shall be primary to, and non contributory with, any insurance or self insurance program maintained by the City, its elected officials, officers, employees, agents, and volunteers. All policies for the Required Insurance shall provide that the insurance company waives all right of recovery by way of subrogation against City, its elected officials, officers, employees, agents and volunteers.

17.5 **Certificates; Verification.** Developer and its contractors shall furnish City with original certificates of insurance and endorsements effecting coverage for the Required Insurance. The certificates and endorsements for each insurance policy shall be signed by a person authorized by that insurer to bind coverage on its behalf. All certificates and endorsements must be received and approved by City before work pursuant to this Agreement can begin. City reserves the right to require complete, certified copies of all required insurance policies, at any time.

17.6 **Term; Cancellation Notice.** Developer and its contractors shall maintain the Required Insurance for the term of this Agreement and shall replace any certificate, policy, or endorsement which will expire prior to that date. Developer shall provide immediate written notice if (1) any of the required insurance policies is terminated; (2) the limits of any of the required policies are reduced; (3) or the deductible or self insured retention is increased. In the event of any cancellation or reduction in coverage or limits of any insurance, Developer shall forthwith obtain and submit proof of substitute insurance. Should Developer fail to immediately procure other insurance, as specified, to substitute for any canceled policy, the City may procure such insurance at Developer's sole cost and expense.

17.7 **Insurer Rating.** Unless approved in writing by City, all Required Insurance shall be placed with insurers licensed to do business in the State of California and with a current A.M. Best rating of at least A:VIII.

18. DEFAULT; NOTICE; REMEDIES.

18.1 **Notice.** If Developer neglects, refuses, or fails to fulfill or timely complete any obligation, term, or condition of this Agreement, or if City determines there is a violation of any federal, state, or local law, ordinance, regulation, code, standard, or other requirement, City may at any time thereafter declare Developer to be in default or violation of this Agreement and make written demand upon Developer or its surety, or both, to immediately remedy the default or violation. Developer shall commence the work required to remedy the default or violation within ten (10) days of the written demand from the City. If the default or violation constitutes an immediate threat to the public health, safety, or welfare, City may provide the demand verbally, and Developer shall commence the required work within twenty-four (24) hours thereof. Immediately upon City's issuance of the demand to remedy the default, Developer and its surety shall be liable to City for all costs of construction and installation of the Public Improvements and all other administrative costs expenses as provided for in Section 9.0 of this Agreement.

18.2 **Failure to Remedy; City Action.** If the work required to remedy the noticed default or violation is not diligently prosecuted to a substantial completion acceptable to City within a reasonable time designated by the City, City may complete all remaining work, arrange for the completion of all remaining work, and/or conduct such remedial activity as in its sole and absolute discretion it believes is required to remedy the default or violation. All such work or remedial activity shall be at the sole and absolute cost, expense, and liability of Developer and its surety, without the necessity of giving any further notice to Developer or surety. City's right to take such actions shall in no way be limited by the fact that Developer or its surety may have constructed any, or none of the required or agreed upon Public Improvements at the time of City's demand for performance. In the event City elects to complete or arrange for completion of the remaining work and improvements, City may require all work by Developer or its surety to cease in order to allow adequate coordination by City. Notwithstanding the foregoing, if conditions precedent for reversion to acreage can be met and if the interests of City will not be prejudiced thereby, City may also process a reversion to acreage and thereafter recover from Developer or its surety the full cost and expense incurred.

18.3 **Other Remedies.** No action by City pursuant to Section 18.0 et seq. of this Agreement shall prohibit City from exercising any other right or pursuing any other legal or equitable remedy available under this Agreement or any federal, state, or local law. City may exercise its rights and remedies independently or cumulatively, and City may pursue inconsistent remedies. City may institute an action for damages, injunctive relief, or specific performance.

19. **GENERAL PROVISIONS.**

19.1 **Authority to Enter Agreement.** Each of the signatories hereto represents and warrants that he or she is competent and authorized to enter into this Agreement on behalf of the Party for whom he or she purports to sign. Each Party hereto agrees to defend, indemnify, and hold harmless the other Parties hereto against all claims, suits, actions, and demands, including necessary expenses of investigation and reasonable attorneys' fees and costs, arising out of claims that its signatory was not competent or so authorized to sign this Agreement.

19.2 **Cooperation; Further Acts.** The Parties shall fully cooperate with one another, and shall take any additional acts or sign any additional documents as may be necessary, appropriate, or convenient to attain the purposes of this Agreement.

19.3 **Construction; References; Captions.** It being agreed the Parties or their agents have participated in the preparation of this Agreement, the language of this Agreement shall be construed simply, according to its fair meaning, and not strictly for or against any Party. Any term referencing time, days, or period for performance shall be deemed calendar days and not work days. All references to Developer include all personnel, employees, agents, and subcontractors of Developer, except as otherwise specified in this Agreement. All references to City include its elected officials, officers, employees, agents, and volunteers except as otherwise specified in this Agreement. The captions of the various articles and paragraphs are for convenience and ease of reference only, and do not define, limit, augment, or describe the scope, content, or intent of this Agreement.

19.4 **Notices.** All notices, demands, invoices, and written communications shall be in writing and delivered to the following addresses or such other addresses as the Parties may designate by written notice:

CITY:

City of Wildomar
Attn: City Manager
23873 Clinton Keith Rd., Suite 111
Wildomar, CA 92595

DEVELOPER:

Hacienda Properties, LLC
Ramon Lamelas
P.O. Box 1551
Downey, CA 90240

Depending upon the method of transmittal, notice shall be deemed received as follows: by facsimile, as of the date and time sent provided the original is contemporaneously deposited with United States Postal Service and delivered by regular mail; by messenger, as of the date delivered; and by U.S. Mail first class postage prepaid, as of 72 hours after deposit in the U.S. Mail.

19.5 **Amendment; Modification.** No amendment to or modification of this Agreement shall be valid unless made in writing and approved by the Developer and by the City. The City's City Manager may, but is not required to, make minor amendments not affecting substantive terms without further authorization from the City Council. The City Council hereby authorizes the City Manager to execute any such amendments as required by this Agreement or that do not otherwise reduce City's rights under this Agreement. **Waiver.** City's failure to insist upon strict compliance with any provision of this Agreement or to exercise any right or privilege provided herein, or City's waiver of any breach of this Agreement, shall not relieve Developer of any of its obligations under this Agreement, whether of the same or similar type. The foregoing shall be true whether City's actions are intentional or unintentional. Developer agrees to waive, as a defense, counterclaim or set off, any and all defects, irregularities or deficiencies in the authorization, execution or performance of the Public Improvements or this Agreement, as well as the laws, rules, regulations, ordinances or resolutions of City with regards to the authorization, execution or performance of the Public Improvements or this Agreement.

19.6 **Assignment or Transfer of Agreement.** Developer shall not assign, hypothecate, or transfer, either directly or by operation of law, this Agreement or any interest herein without prior written consent of City. Any attempt to do so shall be null and void, and any assignee, hypothecatee, or transferee shall acquire no right or interest by reason of such attempted assignment, hypothecation, or transfer. Unless specifically stated to the contrary in City's written consent, any assignment, hypothecation, or transfer shall not release or discharge Developer from any duty or responsibility under this Agreement.

19.7 **Binding Effect.** Each and all of the covenants and conditions shall be binding on and shall inure to the benefit of the Parties, and their successors, heirs, personal

representatives, or assigns. This section shall not be construed as an authorization for any Party to assign any right or obligation.

19.8 **No Third Party Beneficiaries.** There are no intended third party beneficiaries of any right or obligation assumed by the Parties.

19.9 **Invalidity; Severability.** If any portion of this Agreement is declared invalid, illegal, or otherwise unenforceable by a court of competent jurisdiction, the remaining provisions shall continue in full force and effect.

19.10 **Consent to Jurisdiction and Venue.** This Agreement shall be construed in accordance with and governed by the laws of the State of California. Any legal action or proceeding brought to interpret or enforce this Agreement, or which in any way arises out of the Parties' activities undertaken pursuant to this Agreement, shall be filed and prosecuted in the appropriate California State Court in the County of Riverside, California. Each Party waives the benefit of any provision of state or federal law providing for a change of venue to any other court or jurisdiction including, without limitation, a change of venue based on the fact that a governmental entity is a party to the action or proceeding, or that a federal right or question is involved or alleged to be involved in the action or proceeding. Without limiting the generality of the foregoing waiver, Developer expressly waives any right to have venue transferred pursuant to California Code of Civil Procedure Section 394.

19.11 **Attorneys' Fees and Costs.** If any arbitration, lawsuit, or other legal action or proceeding is brought by one Party against the other Party in connection with this Agreement or the Property, the prevailing party, whether by final judgment or arbitration award, shall be entitled to and recover from the other party all Litigation Expenses. Any judgment, order, or award entered in such legal action or proceeding shall contain a specific provision providing for the recovery of Litigation Expenses.

19.12 **Relationship Between The Parties.** The Parties hereby mutually agree that neither this Agreement, any map related to Tract No. 32726, nor any other related entitlement, permit, or approval issued by City for the Property shall operate to create the relationship of partnership, joint venture, or agency between City and Developer. Developer's contractors and subcontractors are exclusively and solely under the control and dominion of Developer. Nothing herein shall be deemed to make Developer or its contractors an agent or contractor of City.

19.13 **Counterparts.** This Agreement may be executed in counterpart originals, which taken together, shall constitute one and the same instrument.

19.14 **Effective Date of Agreement.** This Agreement shall not become effective until the date it has been formally approved by the City and executed by the appropriate authorities of City and Developer.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the date and year first-above written.

CITY OF WILDOMAR

Gary Nordquist
City Manager

ATTEST:

Debbie Lee
City Clerk

APPROVED AS TO FORM

Thomas D. Jex
City Attorney

HACIENDA PROPERTIES, LLC

By: _____
Ramon Lamelas
Its: President

By: _____

Its: _____

NOTE: DEVELOPER'S SIGNATURES SHALL BE DULY NOTARIZED, AND APPROPRIATE ATTESTATIONS SHALL BE INCLUDED AS MAY BE REQUIRED BY THE BYLAWS, ARTICLES OF INCORPORATION, OR OTHER RULES OR REGULATIONS APPLICABLE TO DEVELOPER'S BUSINESS ENTITY.

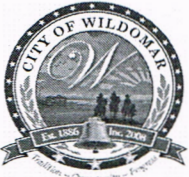
EXHIBIT “A”

LEGAL DESCRIPTION OF PROPERTY

TRACT NO. 32726

PARCEL 4 OF PARCEL MAP 9070, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 48, PAGE 67 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

EXHIBIT “B”
LIST OF PUBLIC IMPROVEMENTS
TRACT NO. 32726



**CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
CONSTRUCTION COST WORKSHEET
AND PLAN CHECK DEPOSIT CALCULATION SHEET**

PARCEL MAP OR TRACT MAP NO.
PP, CU, PU, MS OR VL NO.

TR. 32726

DATE: 3/14/2019

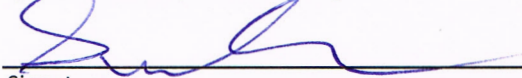
PROJECT: 16-0038

IMPROVEMENTS	FAITHFUL PERFORMANCE SECURITY (100% of Estimated Construction Costs)		MATERIAL & LABOR SECURITY (**50% of Estimated Construction Costs)	
Street/Drainage	\$ 289,659.60	\$ 289,500.00	\$ 144,750.00	
*Flood Control	\$ 0.00	\$ 0.00	\$ 0.00	
Water E.V.M.W.D. District Name	\$ 28,680.00	\$ 28,500.00	\$ 14,250.00	
Sewer E.V.M.W.D. District Name	\$ 48,912.00	\$ 49,000.00	\$ 24,500.00	
Total	<u>367,251.60</u>	<u>367,000.00</u>	<u>183,500.00</u>	
Warranty Retention (10%)		<u>36,700.00</u>		

DESIGN ENGINEER'S CALCULATION OF IMPROVEMENT BONDING COSTS

Construction items and their quantities, as shown on the attached sheets, are accurate for the improvements required to construct the above project and the mathematical extensions, using City's unit costs, are accurate for determining bonding costs

Above amounts do not include additional 20% for recordation prior to having signed plans
(Ordinance 460, Section 10.3E).


Signature

3-14-19
Date

Sam Akbarpour
Name Typed or printed

53038 6/30/2019
RCE# Exp. Date



Civil Engineer's Stamp

*Flood Control Construction Cost Estimate to be provided by Flood Control District. Provide a copy of Flood Control District letter stating cost estimate.

***** PLEASE READ INSTRUCTIONS BELOW *****

1. Quantities are to be taken from the Improvement Plans. Unit cost are to be as provided on "City of Wildomar Improvement Requirement Worksheet."
2. Show Performance Bond Amounts to the nearest \$500.00. Material and Labor Bond Amounts are 50% of Performance Bond Amounts. **100% for Flood Control items.
3. For Construction items not covered by "City of Wildomar Improvement Requirements Worksheet", Design Engineer is to provide his opinion of construction cost and use that cost. If City of Wildomar Unit Costs are determined to be too low, in the opinion of the design engineer, the higher costs as provided by the Design Engineer should be used.

CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
IMPROVEMENT REQUIREMENT WORKSHEET
STREET IMPROVEMENTS

QUANTITY	UNIT	ITEM	UNIT COST	AMOUNT
		ROADWAY EXCAVATION		
	C.Y.	1. Projects with Grading Plan Area x 0.50' (hinge point to hinge point)	\$ 20.00	\$ 0.00
		2. Projects without a Grading Plan Road area and side slopes to daylight Cut (c) = Fill (f) =		
	C.Y.	(a.) Excavate and Fill	\$ 0.40	\$ 0.00
	C.Y.	(b.) Excavate and Export	\$ 1.10	\$ 0.00
	C.Y.	(c.) Import and Fill	\$ 2.80	\$ 0.00
		If balance, provide (a.) only, either cut or fill If export, provide (a.)&(b.) a = fill, b = cut - fill If import, provide (a.)&(c), a = cut, c = fill - cut (Unit costs for (a),(b), & (c) are 20% of actual costs to assure that work will be corrected to eliminate hazardous conditions.)		
325	L.F.	Sawcut Exist. A.C. Pavement	\$ 1.00	\$ 325.00
6,935	S.F.	Cold Plane A.C. Pavement	\$ 1.50	\$ 10,402.50
	S.Y.	Grinding A.C. , in place	\$ 2.00	\$ 0.00
	S.Y.	Remove A.C. Pavement	\$ 0.60	\$ 0.00
	L.F.	Remove Curb and Gutter	\$ 18.00	\$ 0.00
325	L.F.	Remove A.C. Dike	\$ 3.00	\$ 975.00
	EA.	Relocate Mailbox	\$ 250.00	\$ 0.00
	L.F.	Remove Chain Link Fence	\$ 7.50	\$ 0.00
	L.F.	Remove Barricade	\$ 10.00	\$ 0.00
471	TON	Asphalt Concrete (19,030 S.F.) 144 lbs/cu.ft)	\$ 90.00	\$ 42,390.00
352	C.Y.	Agg Base Class II (19,030 S.F.)	\$ 50.00	\$ 17,600.00
	Ton	Asphalt Emulsion (Fog Seal/Paint Binder) (1 ton = 240 gals) (116,103S.F.) apply at 0.05+0.03 = 0.08 gal/SY	\$ 600.00	\$ 0.00
6,935	S.F.	AC overlay (min. 0.15') (6,935 SF)	\$ 0.90	\$ 6,241.50
605	L.F.	Curb and Gutter (Type A-6)	\$ 15.00	\$ 9,075.00
192	L.F.	Curb and Gutter (Type A-8)	\$ 17.00	\$ 3,264.00
	L.F.	Type "C" Curb	\$ 12.00	\$ 0.00
	L.F.	Type "D-1" Curb	\$ 12.00	\$ 0.00
50	L.F.	Type "D" Curb	\$ 15.00	\$ 750.00
320	L.F.	A.C. Dike (6")(incl. material & labor)	### 8.00	\$ 2,560.00
100	L.F.	A.C. Dike (8")(incl. material & labor)	\$ 10.00	\$ 1,000.00
810	S.F.	P.C.C. Cross Gutter and Spandrels	\$ 10.00	\$ 8,100.00
4,000	S.F.	P.C.C. Sidewalk	\$ 6.00	\$ 24,000.00
	S.F.	P.C.C. Drive Approach	\$ 8.00	\$ 0.00
	S.F.	P.C.C. Dip Section Std. 307	\$ 6.00	\$ 0.00
1	EA.	Handicapped Access Ramp	\$ 2,000.00	\$ 2,000.00
	C.Y.	Structural Reinforcement Concrete	\$ 400.00	\$ 0.00
	L.F.	Barricades	\$ 100.00	\$ 0.00
	L.F.	Metal Beam Guard Railing	\$ 35.00	\$ 0.00

CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
IMPROVEMENT REQUIREMENT WORKSHEET
STREET IMPROVEMENTS

QUANTITY	UNIT	ITEM	UNIT COST	AMOUNT
1	LUMP SUM	Underground the frontage utilities	\$ 25,000.00	\$ 25,000.00
1	LUMP SUM	Utility Trench, one side (Edison, Telephone, Cable) (total length of Streets)	\$ 5,000.00	\$ 5,000.00
	L.F.	Chain Link Fence (6')	\$ 80.00	\$ 0.00
	L.F.	Relocate Fence	\$ 12.00	\$ 0.00
	EA.	Pipe Gate	\$ 1,000.00	\$ 0.00
2	EA.	Relocate Power Pole	\$ 10,000.00	\$ 20,000.00
5	EA.	Street Lights (including conduit)	\$ 5,000.00	\$ 25,000.00
	EA.	Concrete Bulkhead	\$ 2,500.00	\$ 0.00
	EA.	Slope Anchors for Pipes	\$ 300.00	\$ 0.00
	C.Y.	Cut Off Wall (Std 2')	\$ 400.00	\$ 0.00
	EA.	A. C. Overside Drain	\$ 800.00	\$ 0.00
	EA	Under Sidewalk Drain Std 309	\$ 2,000.00	\$ 0.00
2	EA	Flat Outlet Drainage Structure Std 303	\$ 2,000.00	\$ 4,000.00
	EA	Curb Outlet Drainage Structure Std 308	\$ 2,000.00	\$ 0.00
	EA	Private Drainage Structure Std 310	\$ 500.00	\$ 0.00
	S.F.	Terrace Drain & Down Drain	\$ 6.50	\$ 0.00
	S.F.	Interceptor Drain	\$ 6.50	\$ 0.00
	C.Y.	R.C. Box Culvert	\$ 400.00	\$ 0.00
	C.Y.	Concrete Channel	\$ 200.00	\$ 0.00
	C.Y.	Rip Rap (1/4 Ton) Method B	\$ 40.00	\$ 0.00
	C.Y.	Rip Rap (1/2 Ton) Method B	\$ 45.00	\$ 0.00
	C.Y.	Rip Rap (1 Ton) Method B	\$ 50.00	\$ 0.00
	C.Y.	Rip Rap (2 Ton) Method B	\$ 55.00	\$ 0.00
	C.Y.	Grouted Rip Rap (1/4 Ton) Method B	\$ 60.00	\$ 0.00
	C.Y.	Grouted Rip Rap (1/2 Ton) Method B	\$ 67.00	\$ 0.00
	C.Y.	Grouted Rip Rap (1 Ton) Method B	\$ 75.00	\$ 0.00
	C.Y.	Grouted Rip Rap (2 Ton) Method B	\$ 80.00	\$ 0.00
	L.F.	18" R.C. P. Or 21" x 15" RCPC	\$ 113.00	\$ 0.00
	L.F.	24" R.C. P. Or 28" x 20" RCPC	\$ 115.00	\$ 0.00
	L.F.	30" R.C. P. Or 35" x 24" RCPC	\$ 153.00	\$ 0.00
	L.F.	36" R.C. P. Or 42" x 29" RCPC	\$ 90.00	\$ 0.00
	L.F.	42" R.C. P. Or 49" x 33" RCPC	\$ 100.00	\$ 0.00
	L.F.	48" R.C. P. Or 57" x 38" RCPC	\$ 235.00	\$ 0.00
	L.F.	54" R.C. P. Or 64" x 43" RCPC	\$ 130.00	\$ 0.00
	L.F.	60" R.C. P. Or 71" x 47" RCPC	\$ 150.00	\$ 0.00
	L.F.	18" C.S.P. HDPE Or Equal	\$ 40.00	\$ 0.00
	L.F.	24" C.S.P. HDPE Or Equal	\$ 50.00	\$ 0.00
	L.F.	30" C.S.P. HDPE Or Equal	\$ 60.00	\$ 0.00
	L.F.	36" C.S.P. HDPE Or Equal	\$ 70.00	\$ 0.00
	L.F.	42" C.S.P. HDPE Or Equal	\$ 80.00	\$ 0.00
	L.F.	48" C.S.P. HDPE Or Equal	\$ 100.00	\$ 0.00
	L.F.	54" C.S.P. HDPE Or Equal	\$ 110.00	\$ 0.00
	L.F.	60" C.S.P. HDPE Or Equal	\$ 120.00	\$ 0.00
	EA.	Catch Basin W=4'	\$ 2,200.00	\$ 0.00
	EA.	Catch Basin W=7'	\$ 4,000.00	\$ 0.00
	EA.	Catch Basin W=14'	\$ 7,800.00	\$ 0.00

CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
IMPROVEMENT REQUIREMENT WORKSHEET
STREET IMPROVEMENTS

QUANTITY	UNIT	ITEM	UNIT COST	AMOUNT
	EA.	Catch Basin W=21'	\$ 12,000.00	\$ 0.00
	EA.	Catch Basin W=28'	\$ 15,000.00	\$ 0.00
	EA.	Type IX Inlet	\$ 2,500.00	\$ 0.00
	EA.	Type X Inlet	\$ 2,500.00	\$ 0.00
	EA.	Junction Structure No. 1	\$ 3,000.00	\$ 0.00
	EA.	Junction Structure No. 2	\$ 3,000.00	\$ 0.00
	EA.	Junction Structure No. 6	\$ 3,700.00	\$ 0.00
	EA.	Transition Structure No. 1	\$ 12,500.00	\$ 0.00
	EA.	Transition Structure No. 2	\$ 12,500.00	\$ 0.00
	EA.	Transition Structure No. 3	\$ 2,700.00	\$ 0.00
	EA.	Manhole No. 1	\$ 2,700.00	\$ 0.00
	EA.	Manhole No. 2	\$ 3,300.00	\$ 0.00
	EA.	Manhole No. 3	\$ 2,700.00	\$ 0.00
	EA.	Manhole No. 4	\$ 5,000.00	\$ 0.00
	EA.	Adjust Water Valve to Grade (if no water plan)	\$ 250.00	\$ 0.00
	EA.	Adjust MH to Grade (if no sewer plan)	\$ 600.00	\$ 0.00
	L.F.	2"x6" Redwood Header	\$ 1.00	\$ 0.00
				\$ 0.00
				\$ 0.00
				\$ 0.00
				\$ 0.00
				\$ 0.00
		SIGNING, STRIPING AND SIGNALS		
	S.F	Remove Traffic Stripes and Paint Markings	\$ 2.50	\$ 0.00
	EA.	Remove, Sign, Salvage	\$ 100.00	\$ 0.00
1	EA.	Relocate Roadside Sign	\$ 150.00	\$ 150.00
1	EA.	Street Name Sign	\$ 275.00	\$ 275.00
	EA.	Install Sign (Strap and Saddle Bracket Method)	\$ 150.00	\$ 0.00
	EA.	Install Sign Mast Arm Hanger Method)	\$ 150.00	\$ 0.00
1	EA.	Road Sign - One Post	\$ 250.00	\$ 250.00
	EA.	Road Sign - Two Post	\$ 400.00	\$ 0.00
	EA.	Object Marker - Modified Type "F" Delineator	\$ 60.00	\$ 0.00
	EA.	Delineator (Class 1 Type F)	\$ 40.00	\$ 0.00
	EA.	Delineator (Class 2)	\$ 45.00	\$ 0.00
	EA.	Pavement Marker, Reflective	\$ 3.75	\$ 0.00
	EA.	Paint Traffic Stripe (2 Coats)	\$ 0.30	\$ 0.00
	L.F.	Remove Barricade	\$ 10.00	\$ 0.00
305	L.F.	4" Thermoplastic Traffic Stripe	\$ 0.50	\$ 152.50
185	L.F.	8" Thermoplastic Traffic Stripe	\$ 0.80	\$ 148.00
28	S. F.	Thermoplastic Channelizing Limit Line and Pavement Marking	\$ 2.25	\$ 63.00
	S.F.	Thermoplastic Cross Walk and Pavement Marking	\$ 4.00	\$ 0.00
	EA	Signal and Lighting	\$ 150,000.00	\$ 0.00
1	EA.	Stop Pavement Marking	\$ 100.00	\$ 100.00
2	EA.	Blue Reflective Marker	\$ 25.00	\$ 50.00
				\$ 0.00
				\$ 0.00

CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
IMPROVEMENT REQUIREMENT WORKSHEET
WATER IMPROVEMENTS

QUANTITY	UNIT	ITEM	UNIT 13	AMOUNT
	L.F.	4" Waterline	\$ 13.00	\$ 0.00
	L.F.	6" Waterline	\$ 16.00	\$ 0.00
	L.F.	8" Waterline	\$ 21.00	\$ 0.00
	L.F.	10" Waterline	\$ 27.00	\$ 0.00
	L.F.	12" Waterline	\$ 31.00	\$ 0.00
	L.F.	18" Waterline	\$ 40.00	\$ 0.00
	EA.	4" Gate Valve	\$ 650.00	\$ 0.00
	EA.	6" Gate Valve	\$ 800.00	\$ 0.00
	EA.	8" Gate Valve	\$ 850.00	\$ 0.00
	EA.	10" Gate Valve	\$ 1,050.00	\$ 0.00
	EA.	12" Gate Valve	\$ 1,250.00	\$ 0.00
	EA.	Fire Hydrant (6") Super	\$ 2,500.00	\$ 0.00
2	EA.	Fire Hydrant (6") Standard	\$ 5,500.00	\$ 11,000.00
	EA.	4" Misc. Fittings	\$ 150.00	\$ 0.00
	EA.	6" Misc. Fittings	\$ 200.00	\$ 0.00
	EA.	8" Misc. Fittings	\$ 250.00	\$ 0.00
	EA.	10" Misc. Fittings	\$ 280.00	\$ 0.00
	EA.	12" Misc. Fittings	\$ 320.00	\$ 0.00
	EA.	Blowoffs (4")	\$ 1,600.00	\$ 0.00
	EA.	Service Connections	\$ 475.00	\$ 0.00
	EA.	Adjust Water Valve to Grade	\$ 200.00	\$ 0.00
	EA.	Relocation of Blowoff	\$ 1,000.00	\$ 0.00
1	EA.	1" Air and Vacuum Assembly	\$ 2,500.00	\$ 2,500.00
	EA.	Water Meter	\$ 1,500.00	\$ 0.00
60	L.F.	6" PVC Water Main	\$ 45.00	\$ 2,700.00
7	EA.	1" Water Service	\$ 1,100.00	\$ 7,700.00
			\$	\$ 0.00
			####	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
	A.	Subtotal		\$ 23,900.00
	B.	Administrative Contingency (% x A)		\$ 4,780.00
		NOTE: Use 20% for TR and PM 5% for PP, CU, PU, MS and VL Cases	Use	
	C.	Water Total (A + B)		\$ 28,680.00
		BOND AMOUNT FOR RECORDATION PRIOR TO HAVING SIGNED PLAND (ORD.460, SEC. 10.3E)		
	D.	20% x C		\$ 5,736.00
	E.	Water Total (C + D)		\$ 34,416.00

CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
IMPROVEMENT REQUIREMENT WORKSHEET
SEWER IMPROVEMENTS

QUANTITY	UNIT	ITEM	UNIT COST	AMOUNT
	L.F.	4" V. C. P.	\$ 15.00	\$ 0.00
	L.F.	6" V. C. P.	\$ 25.00	\$ 0.00
	L.F.	8" V. C. P.	\$ 30.00	\$ 0.00
	L.F.	10" V. C. P.	\$ 35.00	\$ 0.00
	L.F.	12" V. C. P.	\$ 40.00	\$ 0.00
	EA.	Standard Manhole	\$ 2,500.00	\$ 0.00
	EA.	Drop Manhole	\$ 4,000.00	\$ 0.00
	EA.	Cleanouts	\$ 500.00	\$ 0.00
	EA.	Sewer Y's	\$ 30.00	\$ 0.00
	EA.	Chimneys	\$ 400.00	\$ 0.00
	EA.	Adjust M.H. to grade	\$ 500.00	\$ 0.00
	L.F.	Concrete Encasement	\$ 35.00	\$ 0.00
	L.F.	8" P.V.C.	\$ 30.00	\$ 0.00
7	EA.	4" Sewer Lateral	\$ 250.00	\$ 1,750.00
686	L.F.	8" Sewer Main	\$ 35.00	\$ 24,010.00
3	EA.	5' Manhole	\$ 5,000.00	\$ 15,000.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
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			\$	\$ 0.00
			\$	\$ 0.00
			####	\$ 0.00
			\$	\$ 0.00
			\$	\$ 0.00
	A.	Subtotal		\$ 40,760.00
	B.	Administrative Contingency (% x A)		\$ 8,152.00
		NOTE: Use 20% for TR and PM 5% for PP, CU, PU, MS and VL Cases	Use	
	C.	Sewer Total (A + B)		\$ 48,912.00
		BOND AMOUNT FOR RECORDATION PRIOR TO HAVING SIGNED PLAND (ORD.460, SEC. 10.3E)		
	D.	20% x C		\$ 9,782.40
	E.	Sewer Total (C + D)		\$ 58,694.40

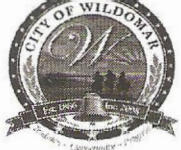
CITY OF WILDOMAR PUBLIC WORKS DEPARTMENT
PLANCHECK DEPOSIT CALCULATION SHEET

PARCEL MAP OR TRACT NO. TR 32726
 PP, CU, PU, MS OR VL NO. _____

SCH: ##### DATE: 2/5/2019
 16-0038

IMPROVEMENT COSTS (Including Contingencies)		
I. Streets/Drainage (Line C from Street Improvement Calculations)		\$ 289659.60
II. Water (Line C from Water Improvement Calculations)		\$ 28,680.00
III. Sewer (Line C from Sewer Improvement Calculations)		\$ 48,912.00
PLAN CHECK DEPOSIT CALCULATION		
A. Street/Drainage (1% x I.) NOTE: Use 1% for TR, 6% for PM and 6.5% for PP, CU, PU, MS and VL		\$ 2896.60
B. Water and Sewer (1% x II and III.) (Do not include for Tract Maps)		\$ 775.92
C. Total Plan Check Deposit (A + B)		\$ 3672.52
SURCHARGE FEE CALCULATION		
D. Surcharge Fee (2% x C)		\$ 73.45
E. Total Plan Check Deposit and Surcharge Fee		\$ 3745.97
MINIMUM PLAN CHECK DEPOSIT REQUIREMENTS		
Note: If Plan Check Deposit calculated in "Line E" is less than the minimum as shown below, then following deposit schedule will apply, otherwise pay the full deposit.		
For TR (Schedule. A, B, C, D) and PM (Schedule. E, F, G) - minimum \$2,000		
For PM (Schedule H, I) - minimum \$2,000.00		
For PP/CU/PU/MS/VL - minimum \$2,000.00		
COMMENTS		

###



City of Wildomar Monument Security Estimate Worksheet

Parcel Map/Tract Map No: TR. NO. 32726

Date: 1/25/2019

PP, CU, PU, MS OR VL No: _____

City Project No: _____

Map Schedule: B

Schedule "A" through "H" Maps			
Drive Time Hours to Map	Net Work Time Hours per Day	Cost per Day 10-hour Day	Cost per Monument
0.5	9	\$2,500.00*	\$300
1	8		\$342
1.5	7		\$400
2	6		\$478
Schedule "I" Maps			
Drive Time Hours to Map	Net Work Time Hours per Day	Cost per Day 10-hour Day	Cost per Monument
0.5	9	\$2,500.00*	\$600
1	8		\$685
1.5	7		\$800
2	6		\$960

Notes: *Based on a crew of one Registered Principal Engineering Technician and one Senior Engineering Technician

Total Monuments to Be Bonded 20

Cost Per Monument: \$250

Subtotal 1 (Total Monuments x Cost per Monument): \$ 5,000.00

Engineer's/Surveyor's Estimate for Preparing Centerline Tie-Sheets: \$1,000.00

Subtotal 2 (Subtotal 1 + Centerline Tie-Sheet Estimate): \$ 6,000.00

Total Security Amount (Subtotal 2 x 120%): \$ 7,000.00

(total rounded to the nearest \$500)

Signature

Daniel C Gomez

Date 1/25/2019

Name (type or printed)

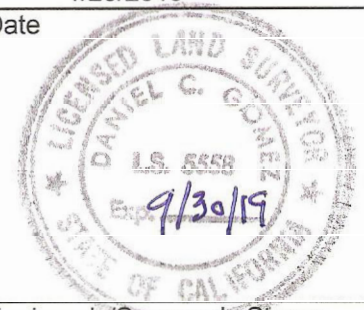
Daniel C. Gomez

LS 5558

09/31/2019

RCE/PLS No.

Expiration Date



Engineer's/Surveyor's Stamp

Insert Project Name - Insert Project No.

EXHIBIT "C"

SURETY BONDS AND OTHER SECURITY

TRACT NO. 32726

As evidence of understanding the provisions contained in this Agreement, and of the Developer's intent to comply with same, the Developer has submitted the below described security in the amounts required by this Agreement, and has affixed the appropriate signatures thereto:

PERFORMANCE BOND PRINCIPAL AMOUNT: \$ 367,000.00

Surety: _____

Attorney-in-fact: _____

Address: _____

MATERIAL AND LABOR BOND PRINCIPAL AMOUNT: \$ 183,500.00

Surety: _____

Attorney-in-fact: _____

Address: _____

CASH MONUMENT SECURITY: \$ _____

Amount deposited per Cash Receipt No. _____ Date: _____

MONUMENT BOND PRINCIPAL AMOUNT: \$ 7000.00

Surety: _____

Attorney-in-fact: _____

Address: _____

BOND NO. _____
INITIAL PREMIUM: _____
SUBJECT TO RENEWAL

CITY OF WILDOMAR

TRACT MAP NO. 32726 IMPROVEMENTS

FORM OF PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS the City of Wildomar, California ("City") and Hacienda Properties, LLC, a California limited liability company ("Principal"), have executed an agreement for work consisting of, but not limited to, the furnishing all labor, materials, tools, equipment, services, and incidentals for all grading, roads, paving, curbs and gutters, pathways, storm drains, sanitary sewers, utilities, drainage facilities, traffic controls, landscaping, street lights, and all other required facilities for Tract Map No. 32726 ("Public Improvements");

WHEREAS, the Public Improvements to be performed by Principal are more particularly set forth in that certain Subdivision Improvement Agreement dated _____, 20__ ("Improvement Agreement");

WHEREAS, the Improvement Agreement is hereby referred to and incorporated herein by reference; and

WHEREAS, Principal is required by the Improvement Agreement to provide a good and sufficient bond for performance of the Improvement Agreement, and to guarantee and warranty the Public Improvements constructed thereunder.

NOW, THEREFORE, Principal and _____ ("Surety"), a corporation organized and existing under the laws of the State of _____, and duly authorized to transact surety business under the laws of the State of California, are held and firmly bound unto City in the sum of Three Hundred Sixty Seven Thousand and No/100 Dollars (\$367,000.00), said sum being not less than one hundred percent (100%) of the total cost of the Public Improvements as set forth in the Improvement Agreement, we bind ourselves, our heirs, executors and administrators, successors and assigns, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION is such, that if Principal, his or its heirs, executors, administrators, successors or assigns, shall in all things stand to and abide by, and well and truly keep and perform the covenants, conditions, agreements, guarantees, and warranties in the Improvement Agreement and any alteration thereof made as therein provided, to be kept and performed at the time and in the manner therein specified and in all respects according to their intent and meaning, and to indemnify and save harmless City, its officers, employees, and agents, as stipulated in the Improvement Agreement, then this obligation shall become null and void; otherwise it shall be and remain in full force and effect.

As part of the obligation secured hereby, and in addition to the face amount specified therefor, there shall be included costs and reasonable expenses and fees, including reasonable attorney's fees, incurred by City in successfully enforcing such obligation, all to be taxed as costs and included in any judgment rendered.

Surety, for value received, hereby stipulates and agrees that no change, extension of time, alteration, or addition to the terms of the Improvement Agreement, or to any plans, profiles, and specifications related thereto, or to the Public Improvements to be constructed thereunder, shall in any way affect its obligations on this bond, and it does hereby waive notice of any such change, extension of time, alteration, or addition.

This bond is executed and filed to comply with Section 66499 et seq. of the Government Code of California as security for performance of the Improvement Agreement and security for the one-year guarantee and warranty of the Public Improvements.

IN WITNESS WHEREOF, the seal and signature of the Principal is hereto affixed, and the corporate seal and the name of the Surety is hereto affixed and attested by its duly authorized Attorney-in-Fact at _____, this ____ day of _____, ____.

Principal

Surety

By: _____
Its: Managing Member

By: _____
Attorney-In-Fact

(print name)

(print name)

NOTE: APPROPRIATE NOTARIAL ACKNOWLEDGMENTS OF EXECUTION BY PRINCIPAL AND SURETY, AND A COPY OF THE POWER OF ATTORNEY TO LOCAL REPRESENTATIVES OF THE BONDING COMPANY MUST BE ATTACHED TO THIS BOND.

BOND NO. _____
INITIAL PREMIUM: _____
SUBJECT TO RENEWAL

CITY OF WILDOMAR

TRACT MAP 32726 IMPROVEMENTS

FORM OF LABOR AND MATERIAL BOND

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS the City of Wildomar California ("City") and Hacienda Properties, LLC, a California limited liability company ("Principal"), have executed an agreement for work consisting of, but not limited to, the furnishing all labor, materials, tools, equipment, services, and incidentals for all grading, roads, paving, curbs and gutters, pathways, storm drains, sanitary sewers, utilities, drainage facilities, traffic controls, landscaping, street lights, and all other required facilities for Tract Map No. 32726 ("Public Improvements");

WHEREAS, the Public Improvements to be performed by Principal are more particularly set forth in that certain Subdivision Improvement Agreement dated _____, 20__ ("Improvement Agreement");

WHEREAS, the Improvement Agreement is hereby referred to and incorporated herein by reference; and

WHEREAS, Principal is required to furnish a bond in connection with the Improvement Agreement providing that if Principal or any of its subcontractors shall fail to pay for any materials, provisions, or other supplies, or terms used in, upon, for, or about the performance of the Public Improvements, or for any work or labor done thereon of any kind, or for amounts due under the provisions of Title 1 (commencing with section 8000) through Title 3 (commencing with section 9000) of Part 6 of Division 4 of the California Civil Code, with respect to such work or labor, that the Surety on this bond will pay the same together with a reasonable attorney's fee in case suit is brought on the bond.

NOW, THEREFORE, Principal and _____ ("Surety"), a corporation organized and existing under the laws of the State of _____, and duly authorized to transact business under the laws of the State of California, are held and firmly bound unto City and to any and all material men, persons, companies or corporations furnishing materials, provisions, and other supplies used in, upon, for or about the performance of the Public Improvements, and all persons, companies or corporations renting or hiring teams, or implements or machinery, for or contributing to the Public Improvements to be done, and all persons performing work or labor upon the same and all persons supplying both work and materials as aforesaid excepting the Principal, the sum of One Hundred Eighty Three Thousand Five Hundred and No/100 Dollars (\$183,500.00), said sum being not less than 50% of the total cost of the Public Improvements under the terms of the Improvement Agreement, we bind ourselves, our heirs, executors and administrators, successors and assigns jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION IS SUCH that if the Principal, his or its subcontractors, heirs, executors, administrators, successors, or assigns, shall fail to pay for any materials, provisions, or other supplies or machinery used in, upon, for or about the performance of the Public Improvements, or for work or labor thereon of any kind, or fail to pay any of the persons named in California Civil Code Section 9100, or amounts due under the Unemployment Insurance Code with respect to work or labor performed by any such claimant, or for any amounts required to be deducted, withheld, and paid over to the Employment Development Department from the wages of employees of the contractor and his subcontractors pursuant to Section 13020 of the Unemployment Insurance Code with respect to such work and labor, and all other applicable laws of the State of California and rules and regulations of its agencies, then said Surety will pay the same in or to an amount not exceeding the sum specified herein.

As part of the obligation secured hereby, and in addition to the face amount specified therefor, there shall be included costs and reasonable expenses and fees, including reasonable attorney's fees, incurred by City in successfully enforcing such obligation, all to be taxed as costs and included in any judgment rendered.

This bond is executed and filed to comply with Section 66499 et seq. of the California Government Code as security for payment to contractors, subcontractors, and persons furnishing labor, materials, or equipment for construction of the Public Improvements or performance of the Improvement Agreement. It is hereby expressly stipulated and agreed that this bond shall inure to the benefit of any and all persons, companies, and corporations entitled to file claims under Title 1 (commencing with Section 8000) through Title 3 (commencing with Section 9000) of Part 6 of Division 4 of the California Civil Code, so as to give a right of action to them or their assigns in any suit brought upon this bond.

Surety, for value received, hereby stipulates and agrees that no change, extension of time, alteration, or addition to the terms of the Improvement Agreement, or to any plans, profiles, and specifications related thereto, or to the Public Improvements to be constructed thereunder, shall in any way affect its obligations on this bond, and it does hereby waive notice of any such change, extension of time, alteration, or addition.

IN WITNESS WHEREOF, the seal and signature of the Principal is hereto affixed, and the corporate seal and the name of the Surety is hereto affixed and attested by its duly authorized Attorney-in-Fact at _____, this ____ day of _____, ____.

Principal

Surety

By: _____
Its: Managing Member

By: _____
Attorney-In-Fact

(print name)

(print name)

NOTE: APPROPRIATE NOTARIAL ACKNOWLEDGMENTS OF EXECUTION BY PRINCIPAL AND SURETY, AND A COPY OF THE POWER OF ATTORNEY TO LOCAL REPRESENTATIVES OF THE BONDING COMPANY MUST BE ATTACHED TO THIS BOND.

EXHIBIT “D”

LIST OF TRACT MAP CONDITIONS OF APPROVAL NOT SATISFIED

Condition No.	Condition Description	Condition Language	Notes
50.PLANNING. 7	MAP - ANNEX TO PARK DISTRICT -	The land divider shall submit written proof to the County Planning Department - Development Review Division that the subject property has been annexed to County Service Area No. 152A.	The developer shall annex into City CFD 2013-1 to satisfy this requirement.
50.PLANNING. 8	MAP - QUIMBY FEES	The land divider shall submit to the County Planning Department - Development Review Division a duly and completely executed agreement with County Service Area No. 152A which demonstrates to the satisfaction of the County that the land divider has provided for the payment of parks and recreation fees and/or dedication of land for the TENTATIVE MAP- in accordance with Section 10.35 of County Ordinance No. 460.	Quimby Fees are now part of the City DIF Fees and the developer has requested that these fees be deferred to the time of building permit. The fees shall be paid no later than Final Certificate of Occupancy.
50.TRANS. 1	MAP - DEDICATIONS	Nyiri Way (south of the northerly property line of lot No. 7) shall be improved within the dedicated right-of-way in accordance with County Draft Standard No. 105, Section A, (36'/S6') and the cul-de-sac shall be in conformance with Standard 800.	The improvements have not yet been constructed but are being secured through the bonds in this agreement.
50.TRANS. 2	MAP - EXISTING MAINTAINED	Grand Avenue along tract boundary is a paved County maintained road and shall be improved with concrete curb-and-gutter located 32 feet from centerline and match up asphalt concrete paving; reconstruction; or resurfacing of existing paving as determined by the Transportation Department within a 62 foot half-width dedicated right-of-way in accordance with County Draft Standard No. 94 and 405. (32'/62')	The improvements have not yet been constructed but are being secured through the bonds in this agreement.
50.TRANS. 3	MAP - PART-WIDTH	Nyiri Way from Grand Avenue southerly to the northern property line of lot No. 7 shall be improved with 32 feet of asphalt concrete pavement within a 4S' part-width dedicated right-of-way in accordance with County Draft Standard No. 105, Section "C".	The improvements have not yet been constructed but are being secured through the bonds in this agreement.
50.TRANS. 14	MAP - STREET NAME SIGN	The land divider shall install street name sign(s) in accordance with County Standard No. 816 as directed by the Transportation Department.	The improvements have not yet been constructed but are being secured through the bonds in this agreement.
50.TRANS. 15	MAP - LANDSCAPING	The project proponent shall comply in accordance with landscaping requirements within public road rights-of-way, in accordance with Ordinance 461. Landscaping shall be improved within Grand Avenue. Landscaping	The improvements have not yet been constructed but are being secured through the bonds in this agreement.

		plans shall be submitted on standard County Plan sheet format (24" X 36") Landscaping plans shall be submitted with the street improvement plans. If landscaping maintenance to be annexed to County Service Area, or Landscaping and Lighting Maintenance District, landscaping plans shall depict ONLY such landscaping, irrigation and related facilities as are to be placed within the public road rights-of-way.	
50.TRANS. 21	MAP - STREET SWEEPING	The project proponent shall contact the County Service Area (CSA) Project Manager to file an application for annexation or inclusion into CSA for street sweeping; or enter into a similar mechanism as approved by the Transportation Department.	The developer shall annex into City CFD 2013-1 to satisfy this requirement.
50.TRANS. 22	MAP - STREET LIGHTS- CSA/L&LMD	<p>The project proponent shall contact the County Service Area (CSA) Project Manager who determines whether the development is within an existing CSA or will require annexation into the CSA.</p> <p>If the project is outside boundaries of a CSA, the project proponent shall contact the Transportation Department L&LMD 89-1-C Administrator and submit the following:</p> <ol style="list-style-type: none"> 1. Completed Transportation Department application 2. Appropriate fees for annexation. 3. (2)Sets of street lighting plans approved by Transportation Department. 4. "Streetlight Authorization" form from SCE, IID or other electric provider. 	The developer shall annex into City CFD 2013-1 to satisfy this requirement.
50.TRANS. 23	MAP - LANDSCAPING APP. ANNEX	Landscaping within public road rights-of-way shall comply with Transportation Department standards and require approval by the Transportation Department. Assurance of continuing maintenance is required by filing an application for annexation into a County Service Area, Landscaping and Lighting Maintenance District NO. 89-1-Consolidated and/or Assessment District.	The developer shall annex into City CFD 2013-1 to satisfy this requirement.
50.TRANS. 36	MAP - UTILITY PLAN	Electrical power, telephone, communication, street lighting, and cable television lines shall be designed to be placed underground in accordance with ordinance 460 and 461, or as approved by the Transportation Department. The applicant is responsible for coordinating the work with the serving utility company. This also applies to existing overhead lines which are 33.6 kilovolts or below along the project frontage and between the nearest poles offsite in each direction of the project site. A disposition note describing the above shall be reflected on design improvement plans whenever those plans are required. A written proof for initiating the design and/or	The improvements have not yet been constructed but are being secured through the bonds in this agreement.

		application of the relocation issued by the utility company shall be submitted to the Transportation Department for verification purposes.	
50.TRANS. 38	MAP - GRAFFITI ABATEMENT	The project proponent shall file an application for annexation to Landscaping and Lighting Maintenance District No. 89-1-Consolidated for graffiti abatement of walls and other permanent structures along County maintained road rights-of-way.	The developer shall annex into City CFD 2013-1 to satisfy this requirement.
50.TRANS. 39	MAP - SOUTHWEST R&BBD	Prior to the recordation of the final map, or any phase thereof, the project proponent shall pay fees in accordance with Zone A of the Southwest Road and Bridge Benefit District.	R&BBD Fees are now part of the City DIF Fees and the developer has requested that these fees be deferred to the time of building permit. The fees shall be paid no later than Final Certificate of Occupancy.
50.TRANS. 40	MAP - SOUTHWEST TUMF	Prior to the recordation of the final map, or any phase thereof, the project proponent shall pay the Transportation Uniform Mitigation Fee (TUMF) in accordance with the fee schedule in effect at the time of recordation, pursuant to Board Policy (dated May 25, 2004) and Ordinance No. 824.	The developer has requested that these fees be deferred to the time of building permit. The fees shall be paid no later than Final Certificate of Occupancy.

EXHIBIT “E”
LIEN AGREEMENT

NO FEE DOCUMENT

Government Code §6103

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:

CITY OF WILDOMAR

23873 Clinton Keith Road, Suite 201
Wildomar, CA 92595
Attn: City Clerk

The Above Space For Recorder's
Use Only

LIEN AGREEMENT

THIS LIEN AGREEMENT ("Lien Agreement") is made and entered into this 10th day of April, 2019 by and between the CITY OF WILDOMAR, a California municipal corporation ("City") and Hacienda Properties LLC, a California limited liability company, ("Owner").

RECITALS

A. Owner has applied to City for approval of a Final Map pursuant to City of Wildomar Municipal Code Title 16.56 ("the Subdivision Code") for Tract Map No. 32726, for real property located within City, a legal description of which is attached hereto as Exhibit "A" ("Property").

B. The Final Map is a Schedule "B" Subdivision per Section 16.24.050 of the Wildomar Municipal Code because it consists of a division of land into seven (7) Residential Lots with a minimum lot size of ½-Acre (gross).

C. The conditions of approval for Tract Map No. 32726 require Owner to construct certain improvements that upon completion will be accepted by the City as public improvements ("Public Improvements"). An itemization of the Public Improvements and an estimate of the costs for the Public Improvements approved by the City Engineer is attached as Exhibit "B" and incorporated herein by this reference.

D. In order to obtain approval of the Final Map prior to completing all of the Public Improvements, Owner is required to enter into an agreement with City for the completion of the Public Improvements and the provision of security for the Public Improvements ("Subdivision Improvement Agreement").

E. Wildomar Municipal Code Section 16.56.030 and Government Code Section 66499 authorize the City and Owner to enter into this Lien Agreement simultaneously with the Subdivision Improvement Agreement in satisfaction of the security obligations contained in the Subdivision Improvement Agreement for the Public Improvement. In addition, Owner and City desire this Lien Agreement to secure the setting of the required subdivision boundaries, lot corners, and street centerline monuments ("Subdivision Monuments").

F. City has found and determined that it would not be in the public interest to require the installation of the Public Improvements sooner than two years after recordation of the Final Map.

G. Owner has provided a title insurance policy and current title report to the City from a title company approved by the City and issued within the 60 days prior to the execution of this Lien Agreement that documents that the Owner is the record owner of the Property and the Property is not subject to any mortgages, deeds of trust, or judgment liens.

OPERATIVE PROVISIONS

NOW, THEREFORE, for valuable consideration, the receipt and sufficiency of which the Parties hereby acknowledged, the Parties hereto agree as follows:

I. Owner Performance and Obligations

A. Owner hereby grants to City, in accordance with the terms and conditions of this Lien Agreement, a lien upon the Property as security for the following obligations of Owner:

- (1) Construction of the Public Improvements specified in Exhibit "B" attached hereto; provided, however, that Owners obligation hereunder shall extend to the actual cost of the construction of the Public Improvements, notwithstanding that such costs may exceed the estimate set forth in Exhibit "B"; and
- (2) Setting of the Subdivision Monuments required by Section 16.16.100 of the Wildomar Municipal Code and Section 66495 et seq. of the Government Code for the Final Map; and
- (3) Payment of the balance of the fees or provision of the improvements or services described in the Subdivision Code (collectively, "Fees"), in the amount required in accordance with the Subdivision Code, as determined appropriate by the Director of Public Works.

This Lien secures that obligation and the remedies provided herein for breach of that obligation.

B. For so long as title to the property remains subject to this Lien Agreement, Owner shall not: (1) request issuance by the Department of Real Estate for the Final Subdivision Public Report for the Property; (2) sell or permit the sale of any lot shown on the Final Map; or (3) commence work on any portion of the Public Improvements except as necessary to correct or prevent threats to the public health, safety or general welfare with the consent of the City. Notwithstanding the above, fee title to the entire

property encumbered by this Lien Agreement or to all lots designated on the Final Map may be sold in the aggregate to a single purchaser, provided that the proposed purchaser, prior to assuming title to the property, executes a new lien agreement or provides acceptable alternative security acceptable to the City and executes a new Subdivision Improvement Agreement with the City.

C. At the time Owner executes this Lien Agreement, Owner shall file with the City a cash deposit in the amount of Twelve Thousand Dollars (\$12,000), to be used by City to reimburse City for any costs which City may incur in processing a reversion to acreage initiated pursuant to this Lien Agreement. Any unused portion of such deposit shall be refunded to Owner following completion of such reversion. If the costs of reverting the Property to acreage exceed \$12,000, Owner shall pay additional costs to City prior to recordation of the reversion of acreage map. The unused portion of this deposit may be applied to the deposit of fees for inspection, tests and other related purposes for the required Public Improvements or Subdivision Monuments upon termination of this Lien Agreement. If the fee title to the entire property encumbered by this Lien Agreement or all lots designated on the Final Map are sold in the aggregate to a single purchaser and the purchaser executes a new lien agreement, the purchaser shall file with City a cash deposit in the amount of Twelve Thousand Dollars (\$12,000) for the purpose of reverting the property to acreage if the purchaser breaches the terms of the lien agreement. Upon receipt of the substitute deposit from the purchaser and execution of the new lien agreement, the original cash deposit will be refunded to Owner, minus Fees still owed to City by Owner.

D. Prior to commencing the installation and construction of any portion of the Public Improvements or Subdivision Monuments required by the Subdivision Improvement Agreement, Owner shall deposit fees for inspection, tests and other related purposes, and shall substitute other forms of security satisfactory to City in place of this Lien Agreement.

E. Owner also agrees to provide all substitute forms of security in the amounts and for the purposes set forth in the Subdivision Improvement Agreement, except that the amounts shall be calculated using the estimated cost of the Public Improvements or Subdivision Monuments at the time of substitution, as ascertained by City.

F. Owner shall substitute acceptable security for this Lien Agreement and commence construction of the Public Improvements required by the Subdivision Improvement Agreement within three (3) years following the date of recordation of the Final Map. At its sole discretion, the City may grant up to three extensions of time in accordance with Section 16.56.030(H) of the City's Municipal Code. For each extension of time, Owner shall provide a title insurance policy and current title report from a title company approved by the City, and issued within 60 days prior to the request for an extension of time, that documents that Owner is the record owner of the real property to be divided as identified on the Final Map and the real property to be divided is not subject to any mortgages, deeds of trust, or judgment liens.

G. Owner shall pay the Fees related to the work required by the Subdivision Improvement Agreement for which the Fees are required prior to issuance of any building permit or, if permitted by the City, prior to occupancy.

H. Owner agrees that if suit is brought upon this Lien Agreement, all costs and reasonable expenses and fees incurred by the City in successfully enforcing Owner's obligations shall be paid by Owner, including attorneys fees, and that, upon entry of judgment, all such costs, expenses and fees shall be taxed as costs and included in any judgment rendered.

I. Owner agrees to indemnify, and hold harmless, the City, its officers, employees and agents from any liability whatsoever based or asserted upon: (i) any act or omission of Owner, its employees and agents relating to or in any way connected with the accomplishment of work, obligations, or performance of service under this Lien Agreement; or (ii) the approval of this Lien Agreement. As part of the foregoing indemnity, Owner agrees to protect and defend at its own expense, including attorneys' fees, the City, its officers, employees and agents in any legal action based upon such alleged acts or omissions.

II. City's Performance and Obligations

A. Following (1) City's approval of the substitute forms of security submitted by Owner, (2) deposit by Owner of fees for inspections, tests and other specific purposes and (3) Owner's payment or other performance of these obligations encompassed by the Fees required by the Subdivision Code, performance of which are secured by this Lien Agreement, City shall release the Property, from the provisions of this Lien Agreement, and shall execute any necessary release to enable Owner or its transferee to clear the record of title of the Property so released of the lien herein imposed.

B. In no instances shall this Lien Agreement compel the City to construct the required Public Improvements or install the Subdivision Monuments.

III. Owner's Representations and Warranties

Owner represents and warrants that no lots within the Property have been sold, no construction permits (including but not limited to grading permits and building permits) have been issued and are active for all or part of the Property, and no construction of any of the Public Improvements has commenced.

IV. Effect of Lien Agreement

A. From the date of recordation of this Lien Agreement, a lien shall attach to the Property which shall have the priority of a judgment lien in an amount necessary to discharge all obligations contained in the Subdivision Improvement Agreement and any Fees. Under no circumstances shall the City agree to subordinate the lien.

B. Owner shall have the right to convey or sell fee title to the entire property encumbered by this Lien Agreement, so long as the purchaser agrees in writing to accept and be bound by the terms and provisions of this Lien Agreement, the applicable Subdivision Improvement Agreement, and the Fees, or has provided alternative security acceptable to the City per Section 16.56.010 of the City's Municipal Code. Any new lien agreement entered into by a purchaser of the Property must provide for completion of the Public Improvements by the same date as is specified herein.

C. This Lien Agreement shall expire upon release of the Property by the City, except that Owner's obligation to commence the Public Improvements within three (3) years from the date of recordation of this Lien Agreement (or such date as may have been extended in accordance with the Subdivision Code), as described in Section I (F) above, shall not expire but shall remain in full force and effect until satisfactory completion of the Public Improvements in full compliance with the Subdivision Improvement Agreement.

D. Notwithstanding any provisions of the Subdivision Code to the contrary, so long as this Lien Agreement is utilized for security as described herein, the City is not obligated to accept offers of dedication for street or drainage purposes on the property.

V. Events of Default

Upon the occurrence of any one of the following events, Owner shall be deemed in default hereunder:

A. Failure by Owner to deposit fees for inspections, tests and other specified purposes or to substitute other forms of security satisfactory to City within the time allotted and as prescribed by this Lien Agreement.

B. Commencement of any work on the Public Improvements or Subdivision Monuments by Owner, its agents or employees, prior to substitution of acceptable security with the City in place of this Lien Agreement except as specifically authorized by City to correct or prevent threats to public health, safety or general welfare.

C. Failure by Owner to substitute acceptable security for this Lien Agreement and commence construction of the Public Improvements described in the Subdivision Improvement Agreement within the time allotted and as prescribed by this Lien Agreement.

D. Failure by Owner to pay Fees described in Section I (A) (2), above, at the time required herein.

E. Filing of any proceedings or action by or against Owner to declare Owner bankrupt or to appoint a receiver or trustee for Owner or to make an assignment for the benefit of creditors or to do anything else of a similar nature or purpose under any state

or federal bankruptcy or insolvency laws, if such proceedings or actions are not discharged within (60) days.

F. Levy of any attachment or writ of execution against Owner and the Property whereby the Property is taken or occupied or attempted to be taken or occupied by someone other than Owner and such attachment or execution is not released within 60 days.

G. Sale of any lot shown on the Final Map prior to release of the lien created by this Lien Agreement, except as provided in subparagraph IV (B).

H. Request by Owner of issuance by the Department of Real Estate of the Final Subdivision Public Report for the Property.

I. Breach by owner of any other term or condition of this Lien Agreement or the Subdivision Improvement Agreement or Owner's failure to fully and faithfully discharge its obligations hereunder within the time specified herein.

All References to Owner in this section shall be deemed to include Owner's successors, assignees, and transferees.

VI. City's Remedies

Upon the occurrence of any of the events described in Section V, above, City may declare a breach of this Lien Agreement by giving thirty (30) days written notice to Owner, and may, at City's option, exercise any one or more of the following remedies:

A. Pursue any or all if the remedies provided in the Subdivision Improvement Agreement;

B. Enforce this lien by appropriate action in court or as provided by law and in the event of enforcement is by action in court, the Owner agrees that the amount of said lien shall include reasonable attorneys' fees which shall be taxed as a cost in any suit for such enforcement;

C. Estimate the cost of the work required to complete the Public Improvements and/or the installation of Subdivision Monuments, and all fees, and foreclose said lien in said amount;

D. Initiate proceedings for reversion of the real property within the land division to acreage, at the expense of the Owner, in accordance with the provisions of the Subdivision Map Act;

E. Pursue any other remedy, legal or equitable, for the foreclosure of a lien. Owner, its heirs and assigns, shall pay reasonable attorneys' fees to be taxed as cost in said proceedings.

VII. General Provisions

A. Recordation. This Lien Agreement shall be recorded by City with the County Recorder immediately following execution of this Lien Agreement indexed by (1) all parties hereto, and (2) all parties having any record title interest in the subject real property, pursuant to Government Code Section 66436, acknowledge subordination of their interest of this Lien Agreement.

B. Contingency. This Lien Agreement shall not take effect until it has been approved by the City Council of the City of Wildomar.

C. Entire Agreement. This Lien Agreement together with all exhibits and other agreements expressly referred to herein, constitutes the entire agreement between the parties with respect to the subject matter contained herein. All prior or contemporaneous agreements, understandings, representations, warranties, and statements, oral or written are superseded.

D. Further Assurances. The parties agree to perform such further acts and to execute and deliver such additional documents and instruments as may be reasonably required in order to carry out the provisions of this Lien Agreement and the intentions of the parties.

E. Governing Law. This Lien Agreement shall be governed, interpreted, construed, and enforced in accordance with laws of the State of California.

F. Headings. The captions and section headings used in this Lien Agreement are inserted for convenience of reference only and are not intended to define, limit or effect construction or interpretation of any term or provision hereof.

G. Modification, Waiver. No modification, waiver, amendment or discharge of this Lien Agreement shall be valid unless the same is in writing and signed by all parties.

H. No Other Inducement. The making, execution and delivery of this Lien Agreement by the parties hereto have been induced by no representations, statements, warranties, or agreements other than those expressed herein.

I. Severability. If any term, provision, covenant, or condition of this Lien Agreement is held to be invalid, void or otherwise unenforceable, to any extent, by any court of competent jurisdiction, the remainder of this Lien Agreement shall not be effected thereby, and each term, provision, covenant, or condition of this Lien Agreement shall be valid and enforceable to the fullest extent permitted by law.

CITY OF WILDOMAR,
a Municipal Corporation
of the State of California

By: _____
GARY NORDQUIST

Hacienda Properties LLC

By: _____

Ramon Lamelas, President
(Print Name & Title)

By: _____

(Print Name & Title)

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

EXHIBIT "A"

LEGAL DESCRIPTION OF PROPERTY

TRACT NO. 32726

PARCEL 4 OF PARCEL MAP 9070, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 48, PAGE 67 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA

EXHIBIT “B”

PUBLIC IMPROVEMENTS & COSTS

ATTACHMENT 'E'

(See attached Right of Way Certificate)

Recorded at request of, and return to:
City of Wildomar
23873 Clinton Keith Road, Suite 201
Wildomar, California 92595

NO FEE (GOV. CODE 6103)

SPACE ABOVE THIS LINE FOR RECORDER'S USE

The undersigned grantor(s) declare(s)
DOCUMENTARY TRANSFER TAX \$ NONE

Nyiri Way
Parcel Map 9070
City Project No. 16-0038

CERTIFICATE OF ACCEPTANCE

Lots "B" through "E", inclusive, being a dedication to public use, for street and public utility purposes as shown on the final map of Parcel Map 9070, recorded in Book 48, Page 67 of Parcel Maps, records of the Recorder's Office, Riverside County, State of California, is hereby accepted by the CITY OF WILDOMAR, as ordered by the City Council of the City of Wildomar on _____, 2019.

The acceptance of the offer is to vest title in the City on behalf of the public for said purposes but said road shall not become part of the City Maintained Road System until accepted by resolution of the City Council adopted pursuant to Section 941 of the Streets and Highways Code.

CITY OF WILDOMAR, a municipal corporation:

Date _____

By: _____
Gary Nordquist, City Manager

On _____, before me, Debbie A. Lee, City Clerk, personally appeared Gary Nordquist, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Debbie A. Lee, City Clerk, City of Wildomar

ATTACHMENT 'F'

(See attached Stormwater Agreement)

**STORMWATER MANAGEMENT/BMP
FACILITIES AGREEMENT**

THIS AGREEMENT, made and entered into this 10th day of April, 2019, by and between Hacienda Properties LLC, a California limited liability company ("Landowner"), and the City of Wildomar, a municipal corporation (the "City").

RECITALS

WHEREAS, the Landowner is the owner of certain real property described as Tentative Tract Map 32726 (Assessor's Parcel Number 370-230-042) (the "Property").

WHEREAS, the Landowner is proceeding to build on and develop the Property; and

WHEREAS, the Site Plan/Subdivision Plan known as Tract 32726, as approved or to be approved by the City (the "Plan"), which is incorporated herein by reference, requires Landowner to prepare and implement a City-approved Water Quality Management Plan (the "WQMP") that provides for stormwater quality treatment within the confines of the Property; and

WHEREAS, the City and the Landowner, its successors and assigns, including any homeowners association, agree that the health, safety, and welfare of the residents of Wildomar, California, require that the Landowner, its successors and assigns, including but not limited to any homeowners association, construct and maintain stormwater management/Best Management Practices facilities called for by the WQMP on the Property (the "Facilities"); and

WHEREAS, Landowner intends to annex the Property into the City's Community Facilities District No. 2013-1 (Services) (the "CFD") for the purposes of having the City maintain and inspect one or more of the Facilities.

NOW, THEREFORE, in consideration of the foregoing recitals, the mutual covenants contained herein, and the following terms and conditions, the parties hereto agree as follows:

1. The Facilities shall be constructed by the Landowner, its successors and assigns, in accordance with the plans and specifications identified in the Plan.
2. The Landowner, its successors and assigns, including any homeowners association, shall adequately maintain the Facilities, including all pipes and channels built to convey stormwater to the Facilities, as well as all structures, improvements, and vegetation provided to control the quantity and quality of the stormwater. Adequate maintenance is herein defined as good working condition so that the Facilities are performing their designed functions.
3. Upon the completion of the annexation of all or a portion of the Property into the CFD and upon the commencement of CFD services for the development, Landowner's obligation to maintain the Facilities specified in the annexation proceedings and resolutions as being maintained through the CFD (the "CFD Maintained Facilities") shall cease. If the Property is subsequently deannexed or otherwise removed from the CFD then the Landowner, its successors and assigns, including any homeowners association, shall resume all of the obligations of this agreement, including but not limited to the duty to maintain and inspect, with respect to the CFD Maintained Facilities.

4. The Landowner, its successors and assigns, shall inspect the Facilities and submit an inspection report annually to the City. The purpose of the inspection is to assure safe and proper functioning of the Facilities. The inspection shall cover the entire Facilities, including but not limited to berms, outlet structures, pond areas, and access roads. Deficiencies in the Facilities shall be noted in the inspection report. This section does not apply to any CFD Maintained Facilities.

5. The Landowner, its successors and assigns, hereby grant permission to the City, its authorized agents and employees, to enter upon the Property and to inspect the Facilities whenever the City deems necessary. The City shall provide the Landowner, its successors and assigns, copies of the inspection findings and a directive to commence repairs, if necessary. This section does not apply to any CFD Maintained Facilities.

6. In the event the Landowner, its successors and assigns, fails to adequately maintain the Facilities in good working condition acceptable to the City, the City may enter upon the Property and take whatever steps necessary to correct deficiencies identified in the inspection report and to charge the costs of such repairs to the Landowner, its successors and assigns. This provision shall not be construed to allow the City to erect any structure of permanent nature on the land of the Landowner outside of the easement for the Facilities. It is expressly understood and agreed that the City is under no obligation to routinely maintain or repair the Facilities, and in no event shall this Agreement be construed to impose any such obligation on the City. This section does not apply to any CFD Maintained Facilities.

7. The Landowner, its successors and assigns, will perform the work necessary to keep the Facilities in good working order. In the event a maintenance schedule for the Facilities (including sediment removal) is contained in the Plans, Landowner will follow that schedule. This section does not apply to any CFD Maintained Facilities.

8. In the event the City, pursuant to this Agreement, performs work of any nature, or expends any funds in performance of said work for labor, use of equipment, supplies, materials, and the like, the Landowner, its successors and assigns, shall reimburse the City upon demand, within thirty (30) days of receipt thereof for all actual costs incurred by the City hereunder.

9. This Agreement imposes no liability of any kind whatsoever on the City and the Landowner agrees to hold the City harmless, defend and indemnify from any liability whatsoever, including negligence, in the event the Facilities fail to operate properly.

10. This Agreement shall be recorded among the land records of Riverside County, California, and shall constitute a covenant running with the land, and shall be binding on the Landowner, its administrators, executors, assigns, heirs and any other successors in interests, including any homeowners association.

WITNESS the following signatures and seals:

HACIENDA PROPERTIES LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

(Seal)

By:_____

Name:_____

Title:_____

By:_____

Name:_____

Title:_____

RECORD OWNERS (MUST BE NOTARIZED)

CITY OF WILDOMAR

Gary Nordquist
City Manager

Date

ATTEST

Debbie A. Lee
City Clerk

Date

CITY OF WILDOMAR – COUNCIL
Agenda Item #1.5
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Janet Morales, Senior Administrative Analyst

SUBJECT: Local Hazard Mitigation Plan

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council approve the Local Hazard Mitigation Plan (LHMP) and adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING THE RIVERSIDE COUNTY OPERATIONAL AREA MULTI-
JURISDICTIONAL LOCAL HAZARD MITIGATION PLAN AS REQUIRED BY THE
FEDERAL DISASTER MITIGATION AND COST REDUCTION ACT OF 2000

BACKGROUND:

The Disaster Mitigation Act of 2000 states that for disasters declared after November 1, 2004, a local government must have a mitigation plan approved in order to receive Federal Emergency Management Agency grants and post disaster funding. This plan better assists communities in assessing their risks and identifying activities to strengthen the community to become less susceptible to disaster. Under the multi-jurisdictional concept, all jurisdictions within Riverside County would contribute to the completion of one document. This document would be adopted by all participating jurisdictions as their own Local Hazard Mitigation Plan.

DISCUSSION:

Riverside County serves as the lead agency in the creation of a Multi-Jurisdictional Hazard Mitigation Plan. Representatives from the City departments met on a regular basis to identify and prioritize appropriate mitigation strategies. The City participated in various workshops and meetings and provided public outreach opportunities in preparation of updating the City's plan.

Upon completion, the Plan was sent to Riverside County. Following review and revisions, the County sent the multi-jurisdictional plan to the State of California. Upon final approval from the state, the plan was sent to the Federal Emergency Management Agency (FEMA). On August 2, 2018, Riverside County was notified that FEMA has approved the plan. The next step is for the Wildomar City Council to adopt the plan for final approval.

Although the City's adoption of the plan is voluntary, the City must have, or be part of, a LHMP in order to be eligible for FEMA disaster funding.

FISCAL IMPACT:

None.

Submitted By:
Janet Morales
Senior Administrative Analyst

Approved By:
Gary Nordquist
City Manager

ATTACHMENTS:

- A. Resolution
- B. 2017 Local Hazard Mitigation Plan

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING THE RIVERSIDE COUNTY OPERATIONAL AREA
MULTI-JURISDICTIONAL LOCAL HAZARD MITIGATION PLAN AS
REQUIRED BY THE FEDERAL DISASTER MITIGATION AND COST
REDUCTION ACT OF 2000.**

WHEREAS, President William J. Clinton signed H.R. 707, the Disaster Mitigation and Cost Reduction Act of 2000, into law on October 30, 2000.

WHEREAS, the Disaster Mitigation Act of 2000 requires all jurisdictions to be covered by a Local Hazard Mitigation Plan to be eligible for Federal Emergency Management Agency post-disaster funds; and

WHEREAS, the County of Riverside acted as the lead agency in the development of the Local Hazard Mitigation Plan; and

WHEREAS, the City of Wildomar coordinated the development of the Local Hazard Mitigation Plan with the County; and

WHEREAS, the City of Wildomar and the participating jurisdictions authority are within the Riverside County Operational Area, and

WHEREAS, the City of Wildomar is concerned about mitigating potential losses from natural disasters before they occur, and

WHEREAS, the plan identifies potential hazards, potential losses and potential mitigation measures to limit losses, and

WHEREAS, the California State of Emergency Services has reviewed the plan on behalf of the Federal Emergency Management Agency; and

WHEREAS, formal adoption of the plan by the City of Wildomar is required before final approval of the plan can be obtained from the Federal Emergency Management Agency; and

WHEREAS, the City of Wildomar has determined that it would be in the best interest of the City to adopt the Riverside County Operational Area Multi-Jurisdictional Local Hazard Mitigation Plan.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Wildomar, California to adopt the Riverside County Operational Area Multi-Jurisdictional Local Hazard Mitigation Plan, attached as Attachment "B" to the staff report for this resolution, to meet the requirements of the Disaster Mitigation and Cost Reduction Act of 2000 and directs the Riverside County Emergency Management Department to forward the Local Hazard Mitigation Plan to the California

Emergency Management Agency and Federal Emergency Management Agency on behalf of the County and all other adopting jurisdictions for final approval.

PASSED, APPROVED, AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

Attachment B

Local Hazard Mitigation Plan

2017

LOCAL HAZARD MITIGATION PLAN



Prepared by: Les Chapman

Wildomar, CA

6/29/2017

CONTACT INFORMATION

CITY OF WILDOMAR

Name: Les Chapman

Title: Public Works Superintendent

Address: 23873 Clinton Keith Rd Ste. 201

City, State and Zip: Wildomar, Ca 92595

Direct Contact: 951-677-7751 ext. 205

Fax: 951-698-1463

Email: lchapman@cityofwildomar.org

PLAN ADOPTION/RESOLUTION

The City of Wildomar will submit plans to Riverside County Emergency Management Department who will forward to California Governor's Office of Emergency Services (CAL OES) for review prior to being submitted to the Federal Emergency Management Agency (FEMA). In addition, we will wait to receive an "Approval Pending Adoption" letter from FEMA before taking the plan to our local governing bodies for adoption. Upon approval, the Wildomar will insert the signed resolution.

Placeholder for Resolution of Adoption

EXECUTIVE SUMMARY

The purpose of this local hazard mitigation plan is to identify the City's hazards, review and assess past disaster occurrences, estimate the probability of future occurrences and set goals and actions to reduce and/or eliminate potential risks to people and property from natural and man-made hazards.

The plan was prepared pursuant to the requirements of the Disaster Mitigation Act of 2000 to achieve eligibility and potentially secure mitigation grant funding through Federal Emergency Management Agency (FEMA) Flood Mitigation Assistance, Pre-Disaster Mitigation, and Hazard Mitigation Grant Programs.

Wildomar's continual efforts to maintain a hazard-mitigation strategy is on-going. Our goal is to develop and maintain an inclusive plan comprised of jurisdictions, special districts, businesses and community organizations to promote consistency, continuity and unification.

The City's planning process followed a methodology presented by FEMA and CAL-OES which included conducting meetings with the Operational Area Planning Committee (OAPC) coordinated by Riverside County Emergency Management Department (EMD) comprised of participating Federal, State and local jurisdiction agencies, special districts, school districts, non-profit communities, universities, businesses, tribal entities and the general public.

The plan identifies vulnerabilities, provides recommendations for prioritized mitigation actions, evaluates existing resources/capabilities, identifies opportunities for improvement, and provides guidance on maintenance/implementation of the plan over the next five years.

The plan will be implemented upon FEMA approval and City adoption.

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SECTION 1.0 - COMMUNITY PROFILE

1.1 CITY MAP

Figure 1 depicts the Wildomar city limits, as well as the location and proximity of surrounding cities.

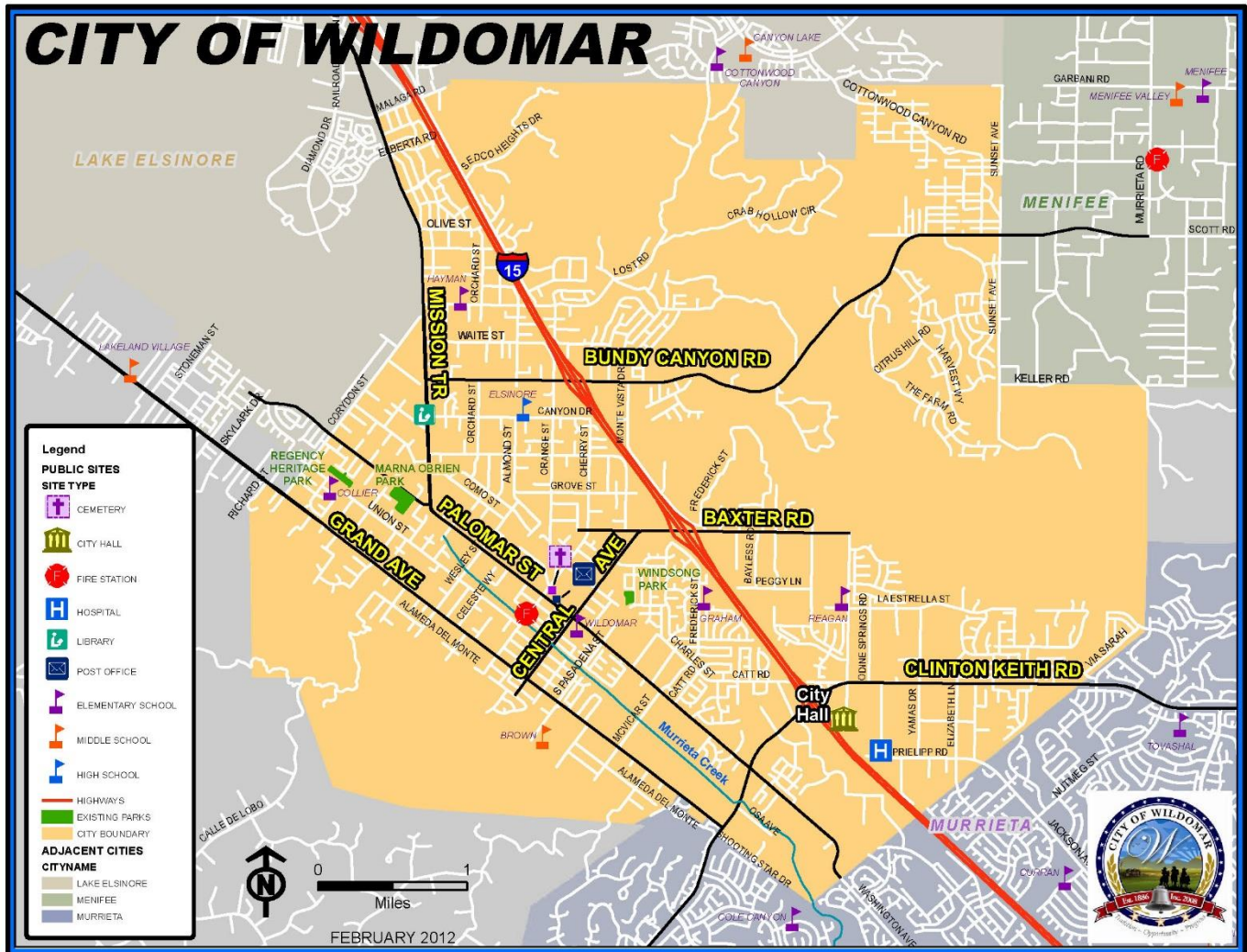


Figure 1-City of Wildomar

1.2 GEOGRAPHY AND CLIMATE DESCRIPTION

The City of Wildomar is an incorporated city in southwest Riverside County, California. Approximately 24 square miles in area, the City is 41 miles south of the City of Riverside (County seat). The City sits adjacent to the City of Murrieta to the south, the City of Menifee to the east, and the City of Lake Elsinore to the north. Interstate 15 (I-15) freeway runs through the middle of the City. The Santa Margarita Watershed runs through the southwest portion of the City. Stormwater runoff from portions of Lake Elsinore and Wildomar collects in the Murrieta & Temecula creeks and forms the Santa Margarita River south of the City.

City of Wildomar's climate can be described as: Winter is almost never extreme, low temperatures rarely go below freezing. In the summer, the high temperatures hover in the 90's, but some days may go over 100 during heat waves. Rainfall for City of Wildomar is typical of that of the rest of Riverside County.

1.3 BRIEF HISTORY

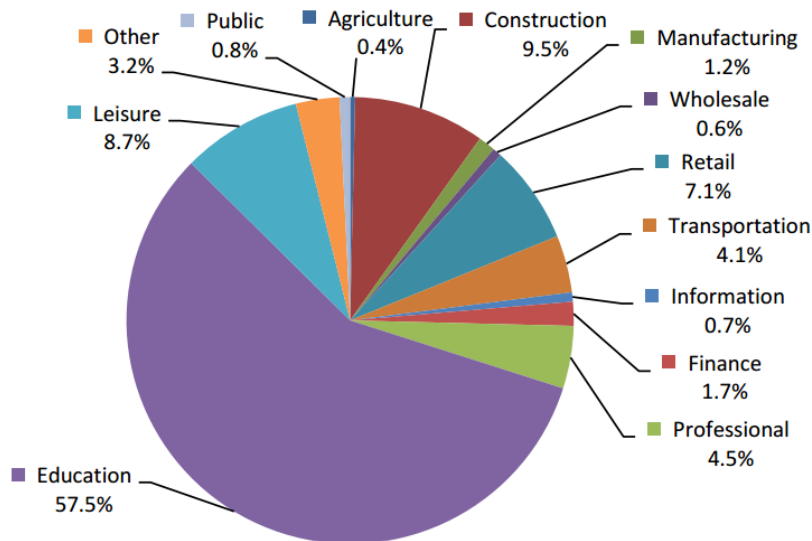
Wildomar is a community of old and new, more mature homes and acreages with horses and other animals mixed with more modern housing tracts. Nestled between the cities of Murrieta, Menifee, and Lake Elsinore, Wildomar officially became a city on July 1, 2008, at that time home to approximately 28,000 residents.

The name Wildomar was coined from the names of its three founders -- the WIL from William Collier, the DO from Donald Graham and the MAR from Margaret Collier Graham.

1.4 ECONOMY DESCRIPTION

City of Wildomar is primarily a bedroom community. Development in the City is 79 percent residential, 21 percent commercial/industrial, which limits the sales and property tax base. The largest employer is education sector, which accounts for over 57% of the jobs in the community. In addition, as depicted in Figure 2, construction, leisure, and retail sectors combined with education make up over 86% of the jobs in the community.

Jobs by Sector: 2015



Sources: California Employment Development Department, 2016; InfoGroup; and SCAG.

- In 2015, the Education sector was the largest job sector, accounting for 57.5 percent of total jobs in the city.
- Other large sectors included Construction (9.5 percent), Leisure (8.7 percent), and Retail (7.1 percent).

Figure 2 - Jobs By Sector – City of Wildomar

1.5 POPULATION AND HOUSING

According to the California Department of Finance, the population of the City of Wildomar in 2017 was 35,782, which increased from the 2016 population of 35,034 (2.14 percent increase). Since 2010 population growth within the City has ranged between 1% and 2% year over year, and is expected to continue to grow at a similar pace (Figure 3).

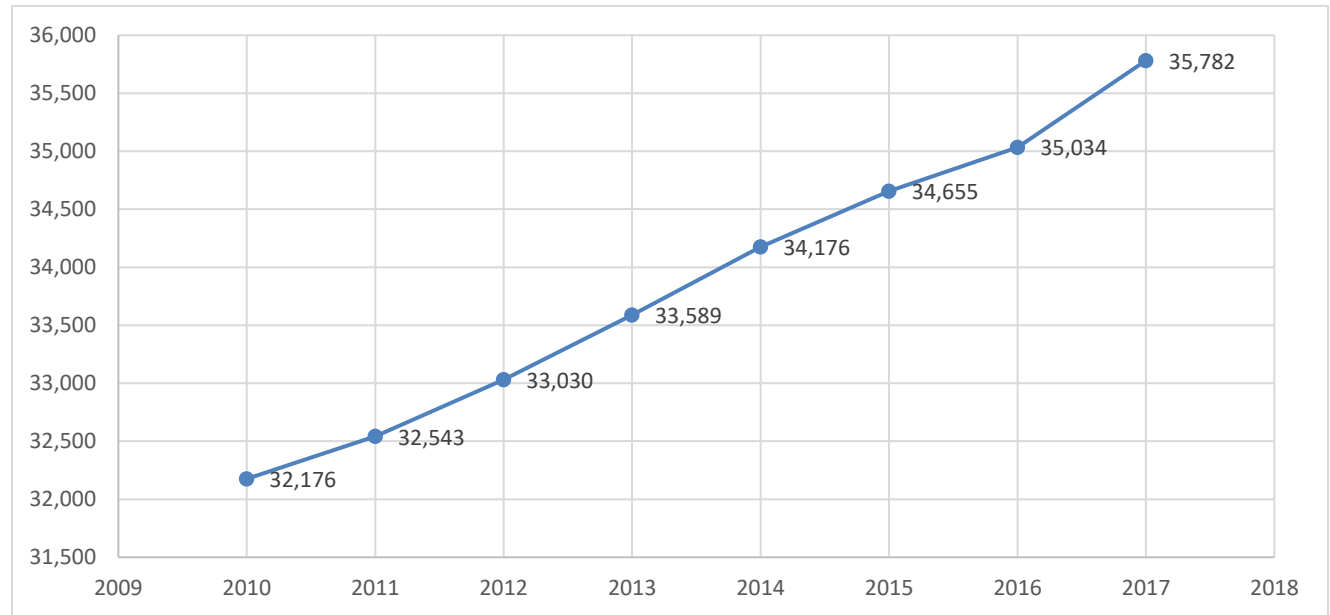


Figure 3 - Total Population - City of Wildomar

During the same period total households grew at a similar pace, with a total of 11,343 households in the City in 2017 (Figure 4). Based on these two estimates, the persons per household ratio for the City is 3.15.

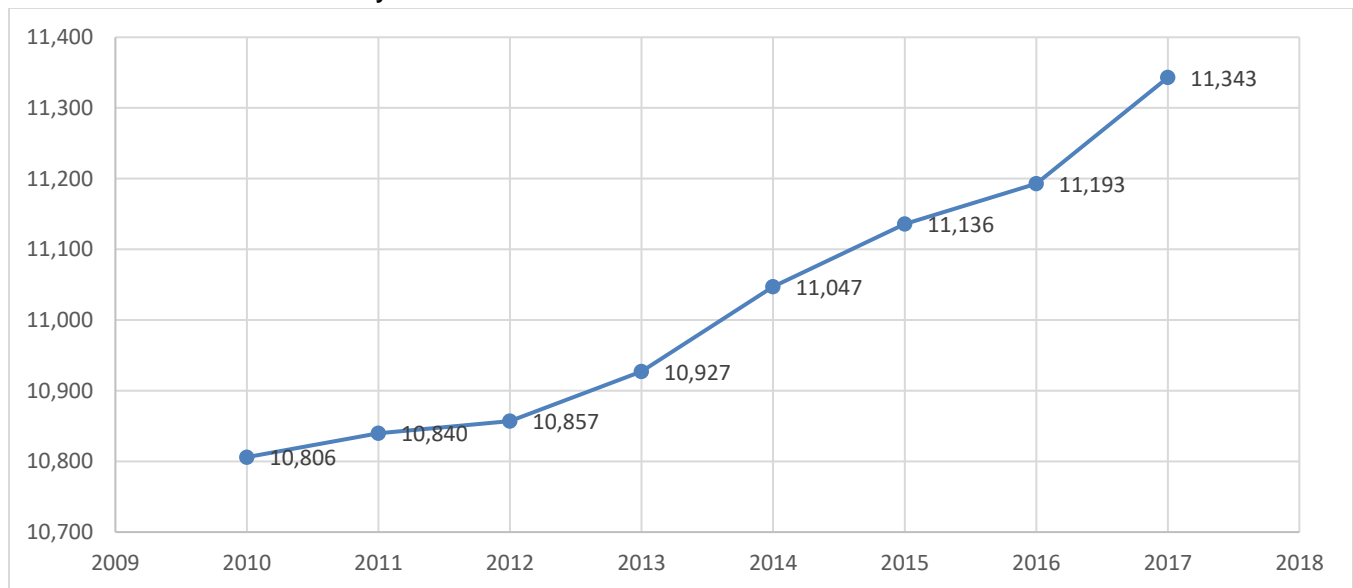


Figure 4 - Total Households - City of Wildomar

Table 1 provides demographic information according to the 2015 American Community Survey

Table 1 - Age and Gender Demographics

Subject	Total	Male	Female
	Estimate	Estimate	Estimate
Total population	34,220	17,565	16,655
AGE			
Under 5 years	6.60%	5.70%	7.60%
5 to 9 years	7.00%	8.00%	6.00%
10 to 14 years	6.70%	6.80%	6.70%
15 to 19 years	9.10%	9.80%	8.40%
20 to 24 years	7.80%	9.30%	6.20%
25 to 29 years	7.30%	6.10%	8.50%
30 to 34 years	6.70%	7.50%	5.90%
35 to 39 years	5.60%	6.00%	5.10%
40 to 44 years	6.70%	6.50%	6.90%
45 to 49 years	5.90%	5.80%	6.10%
50 to 54 years	7.10%	6.40%	8.00%
55 to 59 years	6.80%	6.70%	6.90%
60 to 64 years	6.10%	6.60%	5.60%
65 to 69 years	3.20%	2.90%	3.40%
70 to 74 years	2.60%	2.60%	2.60%
75 to 79 years	1.50%	1.10%	2.00%
80 to 84 years	1.70%	1.50%	2.00%
85 years and over	1.60%	1.00%	2.20%

Table 2 provide demographic information regarding ethnicity according to the 2015 American Community Survey.

Table 2 - Race and Ethnicity of Wildomar

Total population	34,220	
White	25,111	73.40%
Black or African American	1,924	5.60%
American Indian and Alaska Native	691	2.00%
Asian	1,937	5.70%
Native Hawaiian and Other Pacific Islander	375	1.10%
Some other race	5,455	15.90%
<i>Hispanic or Latino (of any race)¹</i>	<i>13,677</i>	<i>40.00%</i>

¹ Approximately 13,677 residents of Wildomar identify as Hispanic or Latino decent, which is also captured in the categories of race identified in Table 2.

Current homeownership figures for the City are based on the 2015 American Community Survey. Based on this recent survey approximately 69.8% of households in Wildomar own their homes, while the remaining 30.2% rent. Since 2000, the homeownership trend has decreased.

1.6 DEVELOPMENT TRENDS AND LAND USE

With increasing populations come an increase of residential and commercial projects. As of June 2017, the City is going through the entitlement process for both commercial and residential developments that will increase the residential and non-residential development activity in the City. From January 2014 to December 2016, the City Council approved 16 residential projects. Construction of these projects would result in an additional 1,496 new homes in the City. In addition, non-residential development in the various stages of the entitlement process within the City could result in nearly 1.3 million square feet of commercial and industrial uses throughout the City. Figures 6 and 7 depict the activities for both non-residential and residential developments within the City.

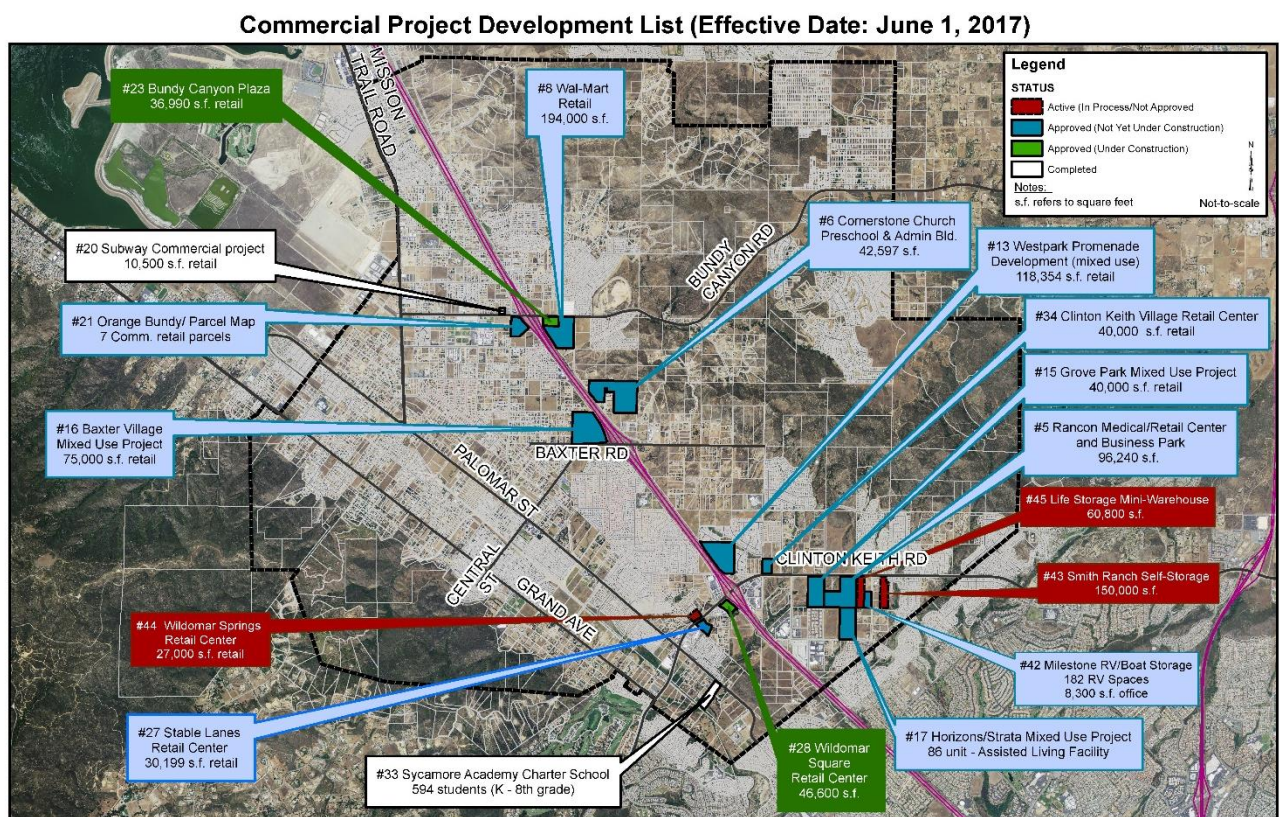


Figure 5 - Wildomar Commercial Project Activity

Residential Project Development List (Effective Date: June 1, 2017)

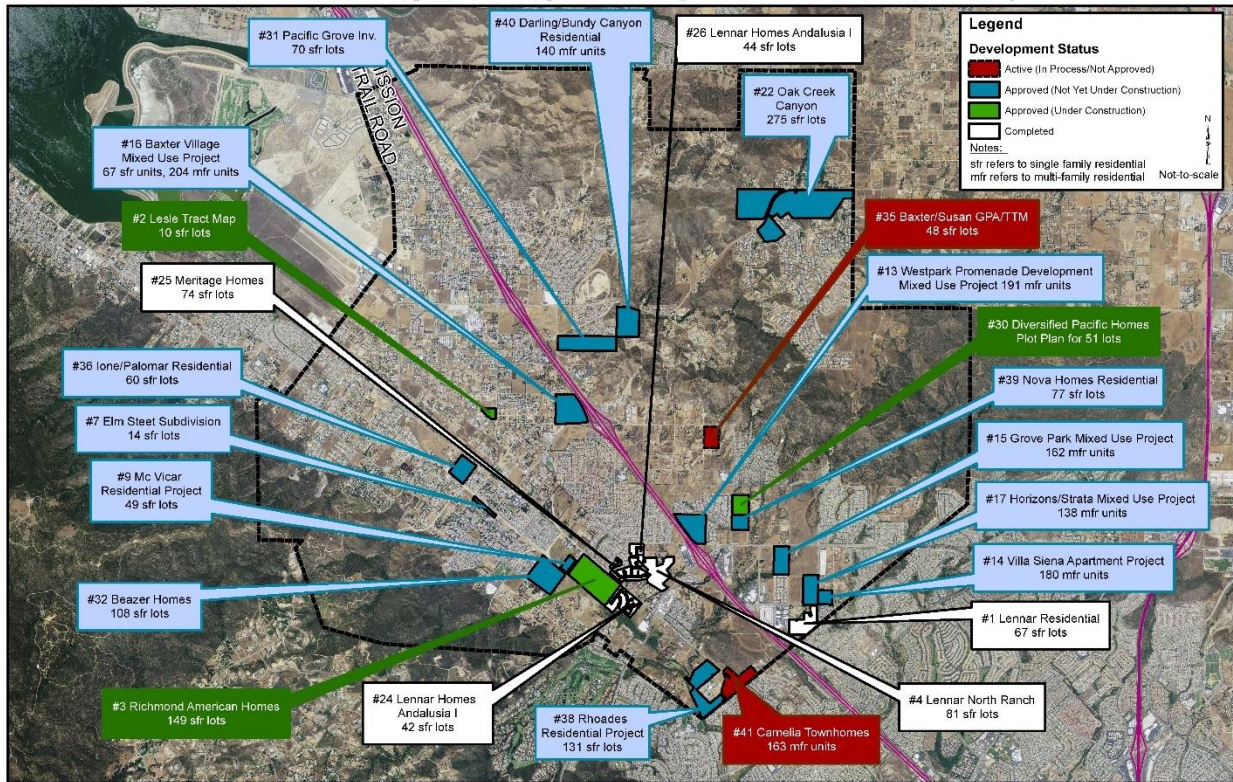


Figure 6 - Wildomar Residential Project Activity

SECTION 2.0 - PLANNING PROCESS

2.1 LOCAL PLANNING PROCESS

Representatives from City of Wildomar departments met on a regular basis to discuss hazards of concern, identify potential vulnerabilities, and develop and prioritize appropriate mitigation strategies. Personnel involved in these meetings included the following senior management positions:

- City Manager – Executive Department
- Assistant City Manager - Executive Department
- Police Chief – City of Wildomar Police Department
- Fire Chief – Cal Fire Department
- Community Services Director- Planning Department
- Planning Director - Planning Department
- Planning City Clerk - Planning Department
- Public Works Director – Public Works Department

Representatives from these departments were contacted via email leading up to each meeting. Meetings were conducted on June 6, 2017, where jurisdiction development trends and hazards of concern were discussed. The follow up meeting on June 20, 2017 identified and prioritized mitigation strategies, and reviewed preliminary budgets and potential funding sources for these strategies. At each meeting, relevant information obtained during the Operational Area Planning Committee meetings was also discussed to ensure the Team understood the larger process conducted by the County. Appendix X contains the sign in sheets for the Wildomar specific meetings conducted during this process.

2.2 PARTICIPATION IN REGIONAL (OA) PLANNING PROCESS

The City of Wildomar participated in various Riverside County workshops, conferences, and meetings, including:

- Operational Area Planning Committee (OAPC) Meetings, Beaumont City Hall, Beaumont CA 9 a.m. – 11 a.m.
 - July 14, 2016
 - October 13, 2016
 - January 12, 2017
 - April 5, 2017
- City LHMP Workshops, EMD Riverwalk Building, Riverside CA 9 a.m. 10 a.m.
 - December 8, 2016
 - February 7, 2017
- EMD One-on-One Meeting, Wildomar CA 10a.m. – 12 p.m.
 - May 25, 2017

2.3 DATES AVAILABLE FOR PUBLIC COMMENT

From May 1, 2017 up until June 1, 2017, the Draft Wildomar LHMP was distributed for a 30 day public review and comment period. This document was made available on the City's website (<http://www.cityofwildomar.org/emergency-preparedness.asp>) as well as at the main desk in City Hall. A screenshot of the website and photos of the plan being at the main desk is included under Appendix A. From these public opportunities, no comments or suggestions were made about any changes on the plan.

2.4 PLANS ADOPTED BY RESOLUTION

Upon receipt of the Approval Pending Adoption letter by FEMA, the LHMP will be presented to the Wildomar City Council in a public meeting for adoption. A placeholder for the resolution of adoption is provided at the beginning of this document.

SECTION 3.0 – MITIGATION ACTIONS/UPDATES

3.1 UPDATES FROM 2012 PLAN

The 2017 plan update focuses on reclassification of City Hazards from the prior ranking exercise, as well as the inclusion of Communication Failure and Cyber Attack (which were added by the Operational Area Planning Committee). In addition, the mitigation strategies identified in this plan take into consideration the progress made since the 2012 plan, as well as the changing conditions within the City, due to both development activities as well as the changing nature of the hazards and vulnerabilities.

3.2 LIST OF COUNTY AND CITY HAZARDS

Table 3 - List of County and City Hazards

Hazard Type	County Hazards	Ranking	City Hazard Ranking
Natural	Earthquake	1	1
Biologic	Pandemic Flu	2	N/A
Natural	Wildland Fire	3	2
Technologic	Electrical Failure	4	N/A
Biologic	Emergent Disease/Contamination	5	N/A
Technologic	Cyber Attack	6	N/A
Man-Made	Terrorist Event	7	N/A
Technologic	Communications Failure	8	N/A
Natural	Flood	9	4
Man-Made	Civil Disorder	10	N/A
Natural	Drought	11	3
Man-Made	Nuclear/Radiological Incident	12	N/A
Natural	Extreme Weather	13	5
Man-Made	Transportation Failure	14	N/A
Natural	Dam Failure	15	7
Man-Made	Aqueduct	16	N/A
Natural	Tornado	17	Included in Extreme Weather
Biologic	Insect Infestation	18	N/A
Man-Made	Jail/Prison Event	19	N/A
Man-Made	Pipeline Disruption	20	N/A
Natural	Landslide	21	6
Man-Made	HazMat Incident	22	N/A
Man-Made	Water Supply Disruption/Contamination	23	N/A

3.3 NEW HAZARDS OR CHANGES FROM 2012

The City of Wildomar planning team has reviewed the updated hazards ranking from the County of Riverside and acknowledges that Communications Failure and Cyber Attack are hazards of concern for the County, as a whole. These hazards may affect the City if critical infrastructure is compromised as a result, however since they are not natural hazards, the City opted to not include them in our risk assessment.

3.4 BRIEF STATEMENT OF UNIQUE HAZARDS

The hazards in the City of Wildomar include the same as much of Riverside County, as depicted in Table 3. The primary hazards of concern for the City include earthquake, wildfires, drought, flooding (including dam inundation), extreme weather, and landslide.

The City of Wildomar has experienced many different disasters since incorporation (2008), including the following locally proclaimed emergencies involving floods, wildfires, and severe storms:

- January 2010: damages totaled more than \$317,000 from damage due to flooding, debris flow & silt build up, and unpaved road repairs.
- December 2010: damages totaled more than \$70,000 damage due to flooding, debris flow & silt build up, unpaved road repairs, and multiple downed trees.
- September 2014: isolated thunderstorms caused damage in the City, which included downed powerlines, flooded streets, and a lightning strike.
- January 2017: associated with a series of storms that impacted California, the City experienced flooding and other issues associated with heavy downpours in mid-January.

3.5 MITIGATION PROJECT UPDATES

Since 2012 the City has continued implementation of its Safe Routes to Schools program, which has constructed needed improvements (sidewalks, curbs, gutters, etc....) along roadways throughout the City. The City, in partnership with the Lake Elsinore Unified School District has constructed Sidewalks to Schools Improvements near Ronald Reagan Elementary School, David Brown Middle School, Wildomar Elementary School, and William Collier Elementary School. The project is funded by the Safe Routes to School and the Bicycle and Pedestrian Facilities Program.

HAZARD IDENTIFICATION AND RISK ASSESSMENT

4.1 CRITICAL FACILITIES AND INFRASTRUCTURES

Table 4 identifies the critical facilities and other community assets identified by the Wildomar Planning Team as important to protect in the event of a disaster.

Table 4 - Wildomar Critical Facilities

Critical Facilities Type	Number
Airports	-
Communications Centers	-
Detention Centers	-
Emergency Command Centers (City Hall)	1
Fire Department	1
Health Care Facilities	1
Law Enforcement Facilities	-

Maintenance Yards	-
Residential Elderly Facilities	1
Schools and Day Care Facilities	10
Public Utilities—Water/Sewer	1
Totals	15

4.2 ESTIMATING POTENTIAL LOSS

The City of Wildomar is vulnerable to multiple natural and man-made hazards. In a large scale event the City may experience damages to Interstate 15, which is a major corridor used as a life line to surrounding jurisdictions. If this occurs during an event, access to portions of the western Riverside County would be nearly inaccessible, greatly impacting mutual aid resources.

Please refer to Riverside County Operational Area MJHMP Section 4.5 for property loss values for the City of Wildomar. Table 5 below identifies available information regarding replacement costs.

4.3 TABLE REPLACEMENT VALUES

The following table shows specific critical facilities and other community assets identified by the City of Wildomar's Planning Team.

Figure 4.6.1 Critical Facilities and Other Community Assets -City of Wildomar

Table 5 - Critical Facilities Characteristics

Name of Asset	Replacement Value (\$)	Occupancy/ Capacity #	Hazard Specific Info.
1. City Hall	Leased-Unknown		Fire & Earthquake
2. Fire Department— Station 61	City Owned 1,900,000 Rebuild Current Footprint, 5,500,000 Replace and Modernize Facility	n/a	Fire & Earthquake
3. County Library	County Owned - Unknown		Fire & Earthquake
4. LEUSD (six schools) 4 Elementary 1 Middle School 1 High School	District Owned	4,015	Secured Campuses
5. Sycamore Academy	Private	300	Secured Campus

6. Baxter Charter School	Private	100	Non-secured Campus
7. Hilltop Day Care Center	Private	70	Secured Campus
8. Ann Sullivan Preschool	Private		Secured Campus
9. Bundy Canyon Christian School	Private		Secured Campus
Note: Replacement values have not been identified for buildings that are not owned by the City of Wildomar.			

4.4 IDENTIFICATION OF RISKS AND VULNERABILITIES

Impacts of past events and vulnerability to specific hazards are further discussed in Section 5 of the County Multi-Jurisdictional Local Hazard Mitigation Plan. The City of Wildomar's Hazards specific information and their impacts can be found in the pages below.

Risks –

1. Earthquake – Severity - 4, Probability – 4, Ranking –1

Wildomar is located in a seismically active region of southern California. Prone to both strong seismic shaking and earthquake fault rupture, the City is vulnerable to seismic impacts. Wildomar has experienced several noticeable ground movement incidents over the past years, but no local damage was sustained.

Active faults located within/ in close proximity to the City or that can damage the City, include the following:

- **Elsinore Fault Zone:** This fault zone, which includes the Wildomar and Wolf Valley faults passes through the City on the west side of Interstate 15. The fault zone is capable of generating earthquakes ranging in magnitude between 6.5 and 7.5.
- **Wildomar Fault:** As depicted on Figure 7, this fault strand of the Elsinore fault zone runs northwest/southeast and is located in the City approximately 2,000-4,000 feet west of Interstate 15. The areas adjacent to the fault are within a "Special Studies Zone" as designated under the Alquist-Priolo Special Study Zone Act of 1972.
- **San Andreas Fault Zone:** This fault zone, located approximately 50 miles northeast of the study area, is the dominant active fault in California. The maximum credible earthquake from this fault zone is a magnitude 8.3
- **San Jacinto Fault Zone:** This fault zone is located approximately 30 miles northeast of the City and has a maximum credible earthquake magnitude of 7.5.

In addition to these active faults, two potentially active faults, the Agua Caliente Fault zone and the Murrieta Hot Springs Fault are also located near the City.

The planning team has not identified any unreinforced masonry buildings in the City. For additional discussion, see Riverside County OA MJHMP Section 5.3.3.

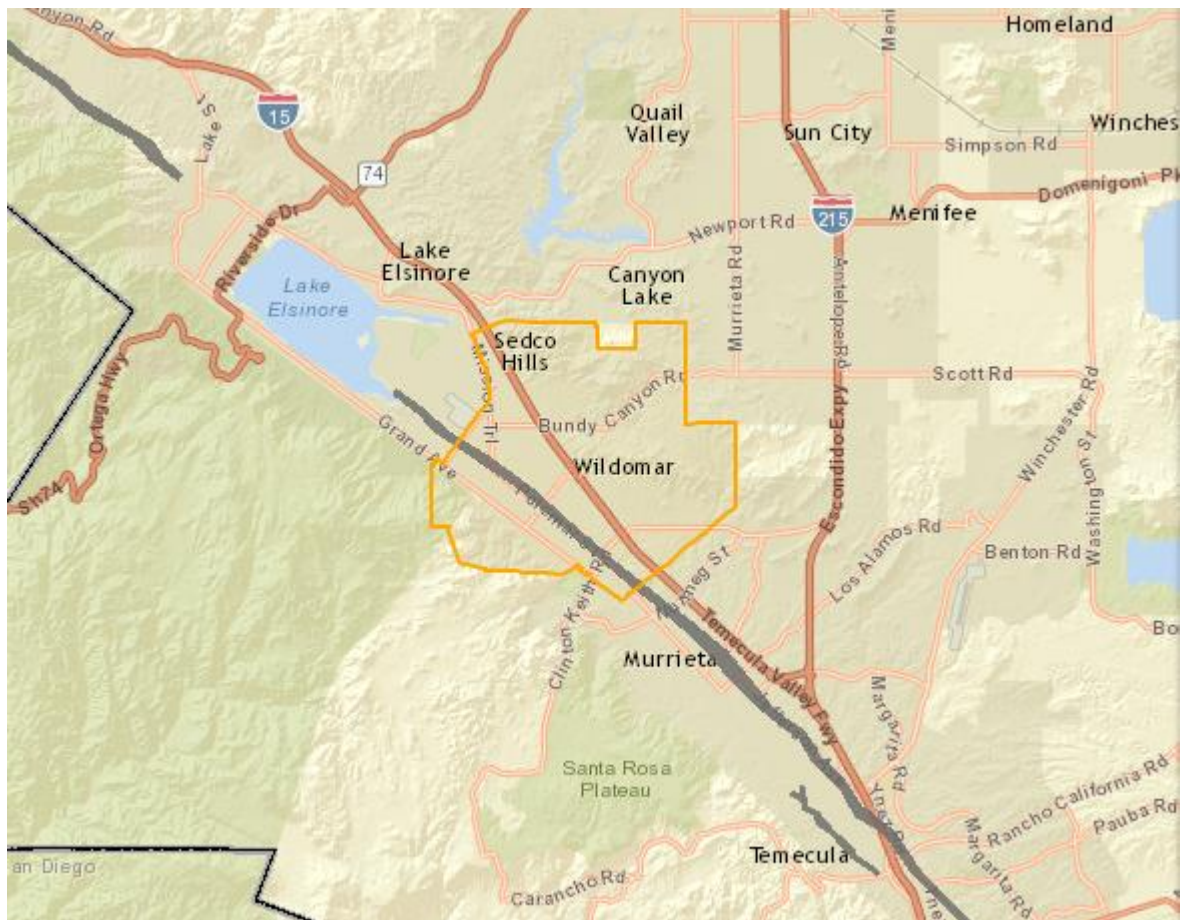


Figure 7 - Wildomar Faults

2. Wildland Fires – Severity -4 , Probability - 3, Ranking –2

Undeveloped hillside areas in and adjacent to the City can present a serious hazard due to the potential for large-scale wildland fires. The threat is particularly significant during dry summer months and when there are strong “Santa Ana” winds. Wildland fire protection is the primary responsibility of Riverside County Fire with assistance provided by the California Department of Forestry under an agreement for fire protection of wildlands. Significant portions of the City are located within Very High Fire and High Fire Hazards area, as designated by Cal FIRE. The presence of these potential hazards coupled with encroachment by development into the Wildland Urban Interface (WUI), indicates greater susceptibility to future wildfire hazards. Areas adjacent to the City that have wildfire hazards susceptibility are also of concern as these conditions could exacerbate vulnerabilities within the City. Figure 8, identifies very high wildfire hazards severity zones (dark red) within the City. For additional discussion, see Riverside County OA MJHMP Section 5.3.2.

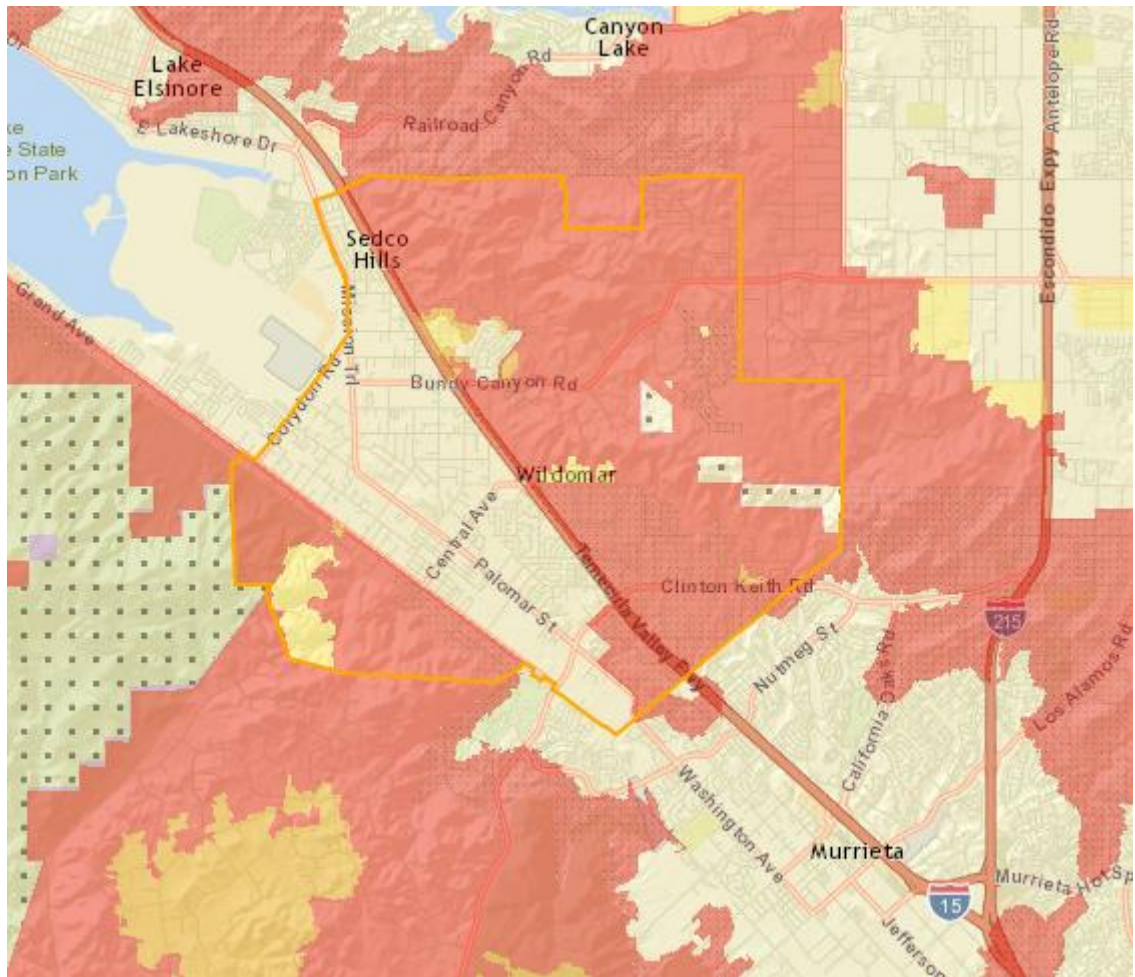


Figure 8 - Wildomar Fire Zones

3. Drought - Severity -3, Probability - 4, Ranking – 3

The City of Wildomar is served by the Elsinore Valley Municipal Water District (EVMWD). According to EVMWD's 2015 Urban Water Management Plan, City water supplies are comprised of 33% groundwater, 10% surface water, and 57% imported water from Metropolitan Water District. Based on these supplies the City is susceptible to drought conditions both locally as well as regionally depending on where imported water supplies are sourced. For additional discussion regarding drought hazards, see Riverside County OA MJHMP Section 5.3.11.

4. Flood - Severity -2 , Probability -3, Ranking –4

Heavy rain can lead to problems with storm drainage and create localized flood problems. The City of Wildomar is in the process of writing a Storm Drain Master Plan and relies on the County of Riverside's existing Master Plan. There are several flooding problem areas in the City. These areas are primarily a result of little or no drainage infrastructure, undersized pipes where runoff exceeds pipe capacity even for minor storms, obstructions, or damaged drain pipes.

The majority of the damaged lines are on the west side of the City, where there are limited storm drain pipes and some of the oldest infrastructure in the system.

The City has over 53 miles of dirt roads and rain and erosion have left many roads impassable each winter even for four-wheel drive vehicles. Lost Road and Cottonwood Canyon are the most impacted roads. Once the roads have dried out, gullies, ruts, rock-slides and wash-outs can render roads impassable, especially for low clearance vehicles until road maintenance can be scheduled. Over the years the City has placed road base materials to stabilize some of these roadways, however these efforts require continual maintenance and upkeep. Figure 9, depicts the FEMA 100-year flood hazard zones located within the City. For additional discussion regarding flooding, see Riverside County OA MJHMP Section 5.3.1.

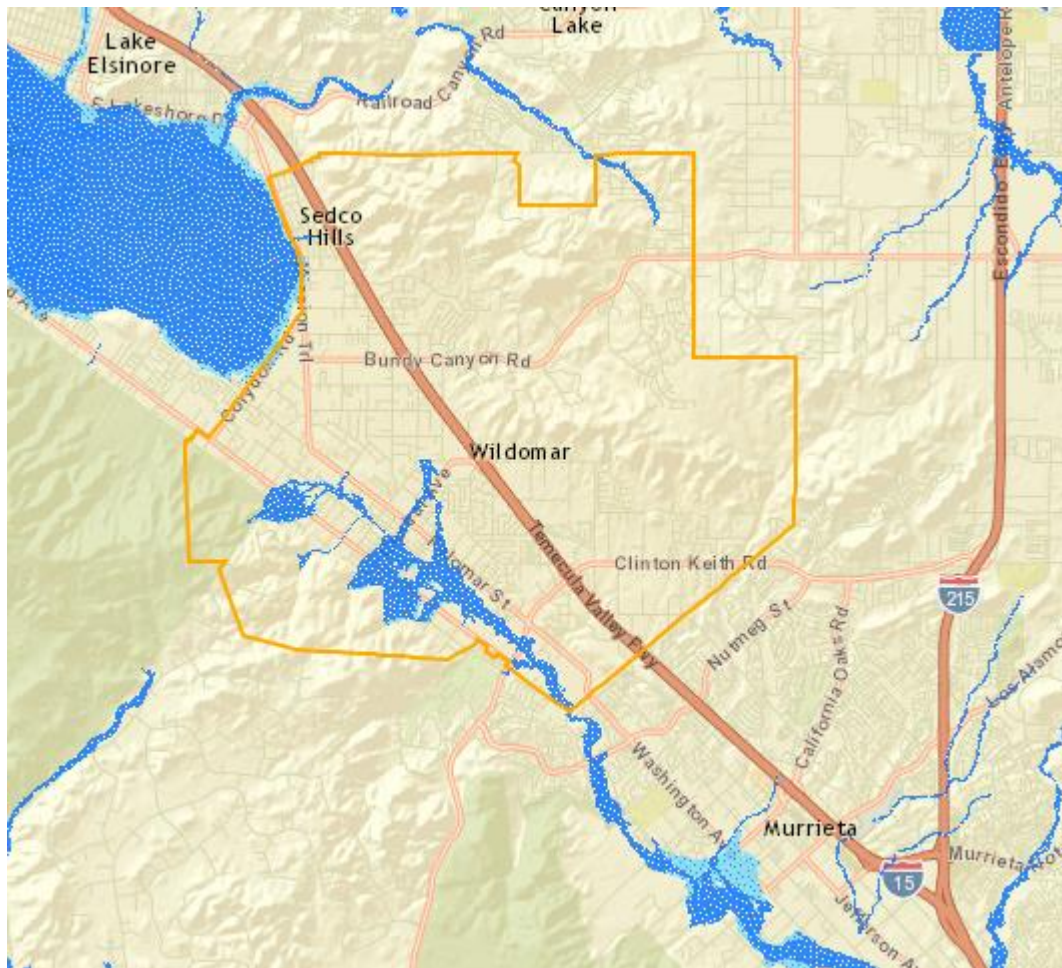


Figure 9 - Wildomar Flood Hazard Zones

5. Extreme Weather - Severity -2 , Probability - 2, Ranking – 5

Extreme weather events may include excessively hot/cold days and/or nights, tornadoes, and other weather phenomena that can impact daily life. No tornadoes have touched down in the City limits and based on historic information, risk of tornadoes within the City is considered low.

Regarding extreme heat/cold, the City utilizes the County of Riverside Health Department heat and cold advisories and centers. One center is located within the City and is opened when a Public Health “Heat/Cold Warning” is issued. Warnings are issued when temperatures are expected to reach 105 for at least 3 consecutive days and when the temperatures drop to 40 degrees or less for more than 3 consecutive days. For additional discussion regarding extreme weather, refer to the Riverside County OA MJHMP Sections 5.3.4 and 5.3.8.

6. Landslides - Severity 1 , Probability 1 , Ranking – 6

Landslides are events associated with mass movement of earth materials. These events can occur in association with earthquakes or on their own. Landslides typically involve areas with steep topography, and/or earth materials that are prone to erosion/failure that result in landslides. Hillside areas of the City are considered steep and have the potential for landslides. However, development in these areas requires studies and analysis by qualified geologists and engineers, and where necessary remediation of landslide deposits to ensure impacts do not occur. Current mapping prepared by the California Geologic Survey does not indicate the presence of active or historic landslides within the City.

7. Dam Failure – Severity 1 , Probability 1 , Ranking – 7

According to dam inundation mapping provided by the California Office of Emergency Services Department the areas generally covered by FEMA 100 year flood plains (Figure 9) are also areas where dam inundation impacts can occur. Given the likelihood of dam failure, inundation of the City is considered unlikely and would only be isolated to areas prone to flooding already. For additional discussion, refer to Riverside County OA MJHMP Section 5.4.1.

8. Biologic Hazards

While not prioritized by the City, biologic hazards include pandemic flu, emergent disease/contamination, and insect infestation. While there is a potential for these hazards to occur in the City, the risk is similar to other parts of the County. In addition, the City actively coordinates with County Departments/Agencies that oversee response plan activities and coordination for these hazards and routinely participates in the necessary meetings and trainings to effectively respond to these issues.

9. Technologic Hazards

While not prioritized by the City, technological hazards include electrical failure, cyber attack, and communications failure. These hazards can impact City operation and function, however response activities to these types of incidents rely on close coordination with applicable County Departments, state and federal agencies, and service providers. The City actively coordinates with these entities during times of incidents when necessary and continues to build relationships outside of these times to ensure more effective responses in the future.

10. Man-Made Hazards

Man-made hazards include terrorist events, civil disorder, nuclear/radiological incidents, transportation failure, aqueduct damage/failure, jail/prison events, pipeline disruptions, hazmat incidents, and water supply disruption/contamination. Events such as these typically involve response activities from first responder communities and specialized units (hazardous materials, etc....). The City regularly coordinates with these entities to ensure effective preparedness and response protocols are in place, in case of a future event. The most common event of concern would be a hazmat incident, which is further described below:

Hazardous Materials

As with most cities, Wildomar has a number of businesses that use hazardous materials or generate hazardous waste. There are also a number of sites in the City which have contamination associated with underground tanks used to store petroleum products. Monitoring of these sites is the primary responsibility of the California Department of Health Services and the Regional Water Quality Control Board. Hazardous materials incidents in the City are responded to by Riverside Fire County-Hazmat with specialized assistance from the Riverside County Health Services Agency.

Along with the potential for death and injuries from large-scale motor vehicle accidents, there is the potential for hazardous material spills or fires as numerous commercial transportation vehicles travel the 15 freeway with various types and quantities of hazardous materials.

SECTION 5.0 – COMMUNITY RATING SYSTEM

5.1 REPETITIVE LOSS PROPERTIES

There are no known repetitive loss properties located within the City.

5.2 NATIONAL FLOOD INSURANCE PROPERTIES

The City participates in the National Flood Insurance Program (NFIP). The City joined the program on November 10, 2010 with Resolution 2010-53.

- a. ***Describe participation in NFIP, including any changes since previously approved plan.*** There have been no changes in the NFIP since the City joined in November 2010.
- b. ***Date first joined NFIP.*** November 10, 2010
- c. ***Identify actions related to continued compliance with NFIP.***
The City of Wildomar is currently in compliance with the NFIP and conducts outreach to educate residents on the potential flood hazards and actively promotes the flood insurance program for residents whose properties are in or near the flood hazard zone.
- d. ***CRS member?*** No
- e. ***CRS class?*** N/A

- f. **Describe any data used to regulate flood hazard area other than FEMA maps.** N/A
- g. **Have there been issues with community participation in the program?** No
- h. **What are the general hurdles for effective implementation of the NFIP?** None

i. **Summarize actions related to continued compliance with NFIP**

The City of Wildomar is currently in compliance with the NFIP and conducts outreach to educate residents on the potential flood hazards and actively promotes the flood insurance program for residents whose properties are in or near the flood hazard zone.

ii. **Repetitive Loss Properties**

There have been no historical claims for flood losses and thus there were no repetitive or severe repetitive loss structures identified in the City.

SECTION 6.0 - CAPABILITIES ASSESSMENT

6.1 REGULATORY MITIGATION CAPABILITIES

Table 6 provides a summary of the regulatory tools used by the City of Wildomar to further hazard mitigation goals of this plan.

Table 6 - Regulatory Mitigation Capabilities – City of Wildomar

Regulatory Tool	Yes/No	Comments
General plan	Yes	Adopted all County Ordinances on July 1, 2008
Zoning ordinance	Yes	Adopted all County Ordinances on July 1, 2008
Subdivision ordinance	Yes	Adopted all County Ordinances on July 1, 2008
Site plan review requirements	Yes	Adopted all County Ordinances on July 1, 2008
Growth management ordinance	Yes	Adopted all County Ordinances on July 1, 2008
Floodplain ordinance	Yes	Adopted all County Ordinances on July 1, 2008
Other special purpose ordinance (stormwater, water conservation, wildfire)	Yes	Adopted all County Ordinances on July 1, 2008
Building code	Yes	Effective January 1, 2017, the 2016 California Building Codes and Standards apply to all new projects.
Fire department ISO rating	Yes	Rating: 4
Erosion or sediment control program		Adopted all County Ordinances on July 1, 2008

Stormwater management program	Yes	City of Wildomar Storm Drain Master Plan, 2005
Capital improvements plan	No	
Economic development plan	In Progress	Economic Development Committee is actively working on a plan
Local emergency operations plan	Yes	Emergency Operations Plan adopted in 2009
Flood Insurance Study or other engineering study for streams	No	

The City of Wildomar adopted the Riverside County General Plan at the time of Incorporation July 1, 2008. There have been seven amendments to the City's General Plan since 2008, which are reflected in the current land use map. However, no amendments to the Safety Element have occurred since incorporation. Applicable goals from the Safety Element include the following:

Goal 1: Public Safety Hazards

Goals for public safety seek to reduce loss of life or property due to crime, fire, earthquake, or other disasters or hazards, provide adequate medical and emergency services to reduce the effects of natural or manmade disasters, promote citizen awareness and preparedness for emergency/disaster situations or potential for the incidence of crime, and implement adequate interagency disaster planning.

The City will continue to maintain and update emergency service plans, including plans for managing emergency operations, the handling of hazardous materials, and the rapid cleanup of hazardous materials spills. The City currently contracts with the County of Riverside and Cal Fire and participates with all entities under their mutual aid agreements.

The general plan's Hazard Management Element incorporates the Safety Element of the County General Plan by reference "to the extent that these original elements apply to the City of Wildomar Planning area."

6.2 ADMINISTRATIVE/TECHNICAL MITIGATION CAPABILITIES

Table 7 identifies the personnel responsible for activities related to mitigation and loss prevention in the City of Wildomar.

Table 7 - Administrative and Technical Mitigation Capabilities - City of Wildomar

Personnel Resources	Yes/No	Department/Position
Planner/engineer with knowledge of land development/land management practices	Yes	Building Department/ Inspectors

Engineer/professional trained in construction practices related to buildings and/or infrastructure	Yes	Building Department/ Inspectors
Engineer with an understanding of natural hazards	Yes	Building Department/ Inspectors
Personnel skilled in GIS	Yes	Planning Department/ Planners
Full time building official	Yes	Building Department/ Inspectors
Floodplain manager	Yes	Public Works/City Engineer
Emergency manager	Yes	Public Works/Superintendent
Grant writer	Yes	Public Works
GIS Data—Land use	Yes	Planning Department/ Planners
GIS Data—Links to Assessor's data	Yes	Planning Department/ Planners
Warning systems/services (Reverse 9-11, outdoor warning signals)	Yes	Public Works/Superintendent

6.3 FISCAL MITIGATION CAPABILITIES

Table 8 identifies financial tools or resources that the City could potentially use to help fund mitigation activities.

Table 8- Fiscal Mitigation Capabilities – City of Wildomar

Financial Resources	Accessible/Eligible to Use (Yes/No)	Comments
Community Development Block Grants	Yes	Pending Federal Funding
Capital improvements project funding	Yes	
Authority to levy taxes for specific purposes	Yes	With voter approval
Fees for water, sewer, gas, or electric services	No	
Impact fees for new development	Yes	
Incur debt through general obligation bonds	Yes	With voter approval
Incur debt through special tax bonds	Yes	With voter approval
Incur debt through private activities	No	

Withhold spending in hazard prone areas	n/a
Other	n/a

6.4 MITIGATION OUTREACH AND PARTNERSHIPS

The City of Wildomar has an existing water responsible program and annual fire safety programs in schools and throughout the year at special community events. A CERT program is currently in place. The Community Emergency Response Team (CERT) program helps train individuals to be better prepared to respond to emergency situations in their neighborhood. When emergencies happen, Wildomar CERT trained members can give critical support to local public safety agencies, provide immediate assistance to victims and organize volunteers at a disaster site.

The City has available resources that have the ability to support and improve mitigation, such as:

- The City of Wildomar's Administrative Services Departments handles finance and purchasing, city's budgeting, risk management, information technology, and business licensing for the community. This department may be responsible for implementing mitigation actions related to the department's scope.
- The City's Public Works Department is responsible for City-owned infrastructure, including streets, bike lanes and sidewalks. Mitigation actions involving new or retrofitted public infrastructure, as well as those related to water conservation, would fall within the purview of the Public Works Department
- The Capital Improvement Program directs construction activities for City-owned facilities and infrastructure for the next five years. Mitigation actions that involve construction of new or upgraded City facilities and infrastructure would fall and be directed under this program.

The City has implemented mitigation efforts in the past. Examples that were not covered elsewhere in this section include the following:

- The City has designated cooling/heating centers sites if needed during an inclement weather emergency. The cooling/heating center is located at 32700 Mission Trail, Wildomar, 92530.

6.5 FUNDING OPPORTUNITIES

The City of Wildomar has the same funding opportunities as Riverside County Operational Area. Please refer to Section 7.4 and Table 7.4 of the Riverside County Multi-Jurisdictional Hazard Mitigation Plan for a list of funding sources available.

SECTION 7.0 - MITIGATION STRATEGIES

7.1 GOALS AND OBJECTIVES

The City of Wildomar's mitigation goals and objectives for new and existing infrastructure and life safety are the following:

Goal 1: Provide Protection for People's Lives from All Hazards

Objective 1.1: Provide timely notification and direction to the public of imminent and potential hazards.

Objective 1.2: Protect public health and safety by preparing for, responding to, and recovering from the effects of natural or technological disasters.

Objective 1.3: Improve community transportation corridors to allow for better evacuation routes for public and better access for emergency responders.

Goal 2: Improve Community and Agency Awareness about Hazards and Associated Vulnerabilities that Threaten our Communities

Objective: 2.1: Increase public awareness about the nature and extent of hazards they are exposed to, where they occur, what is vulnerable, and recommended responses to identified hazards (i.e. both preparedness and response).

2.1.1: Create/continue an outreach program, provide educational resources, and develop and provide training.

Goal 3: Improve the Community's Capability to Mitigate Hazards and Reduce Exposure to Hazard Related Losses

Objective 3.1: Reduce damage to property from an earthquake event.

3.1.1: Adopt/maintain building codes to meet required earthquake standards.

Objective 3.2: Reduce flood and storm related losses.

3.2.1: Provide for better collection of data related to severe weather events.

3.2.2: Reduce localized flooding within the City's storm drain systems.

3.2.2.1: Implement better drainage to accommodate heavy rains that cause flooding.

Objective 3.3: Minimize the impact to the City due to reoccurring drought conditions that impact both ground water supply and agricultural industry.

3.3.1: Provide conservation information from Elsinore Valley Municipal Water District to the residents to promote better water management.

Objective 3.4: Minimize the impact to vulnerable populations within the community that may be affected by severe weather-related events, such as long duration heat waves and winter storms.

3.4.1: Promote community response plans, such as cooling centers, during heat waves.

3.4.2: Promote community response plans during winter storms to assist the vulnerable population.

Goal 4: Provide Protection for Critical Facilities, Utilities, and Services from Hazard Impacts.

Goal 5: Maintain Coordination of Disaster Planning.

Objective 5.1: Coordinate with changing DHS/FEMA needs.

5.1.1: National Incident Management System (NIMS)

5.1.2: Disaster Mitigation Act (DMA) planning

5.1.3: Emergency Operations plans

Objective 5.2: Coordinate with community plans.

5.2.1: General plans

5.2.2: Drought plans

5.2.3: Drainage plans

5.2.4: Intergovernmental agency disaster planning.

Objective 5.3: Maximize the use of shared resources between City of Wildomar and special districts for mitigation/communication.

5.3.1: Develop Mutual/Automatic Aid agreements with adjacent Cities and agencies.

Objective 5.4: Standardize systems among agencies to provide for better interoperability.

5.4.1: Standardize communication technology and language.

Goal 6: Maintain/Provide for FEMA Eligibility and Work to Position City Departments and Community Partners for Grant Funding.

7.2 MITIGATION ACTIONS

Wildomar coordinated with multiple cities and agencies throughout Riverside County in the creation/update of our LHMP Annex. The cooperation and discussions both in regional meetings, community outreach and internal meetings allowed for both “big picture” and “local jurisdiction” views of mitigation needs and possibilities.

In Appendix B, an Agency Inventory Worksheet process enabled our City to recognize hazards and their severity and also assisted in determining what mitigation actions are appropriate to lessen or prevent the hazard on a long term basis.

Table 9 - 2017 Mitigation Actions

Type of Hazard	Mitigation Action	Lead Department/Jurisdictions	Status
Flood	Wildomar MDP Lateral C Basin Project No. 7-8-00075 Detention basin located upstream of I-15. Right of way secured in FY 2015-2016.	Riverside County Flood Control & Water Conservation District	Pending – Right of way secured
Flood	Wildomar MDP Lateral C-1 (Billie Ann Road Storm Drain) Stage 1 Project 7-8-00076	City of Wildomar/Riverside County Flood Control & Water Conservation District	Pending

	Construct 66" RCP in Charles Street from 500' northerly of Refa Street and 84" RCP from 500' southerly of Refa Street, traveling downstream in Refa Street to the existing RCB at Palomar Avenue		
Flood	Lateral C-1 Storm Drain Improvement, Construct approximately 2,000 lineal feet of storm drain system within Refa Street from Palomar Street to Charles Street, then extending southeasterly within Charles Street before terminating at Woshka Lane and approximately 500 lineal feet of storm drain lateral to be constructed within Charles Street from Refa Street to Billie Ann Road.	City of Wildomar	Pending
All Hazard	Incorporation of the LHMP into the City of Wildomar General Plan Safety Element	City of Wildomar	Pending

7.3 ON-GOING MITIGATION STRATEGY PROGRAMS

The planning team for the City of Wildomar acknowledges there are areas that need mitigation actions based on the risk assessment. Unfortunately with the current economic conditions of the City any specified project discussed will have to wait until there is major improvement in the economy or grant funds become available.

The City of Wildomar has many on-going mitigation programs that help create a more disaster-resistant region. The following list highlights those programs identified as Existing Programs in the mitigation strategy spreadsheet. Others are on-going programs that are currently underfunded. It is the City of Wildomar's priority to find additional funding to sustain these on-going programs over time.

- Vulnerability assessments of City facilities and infrastructure
- Creating a Citizens Corp
- Vegetation removal of flood channels

Bundy Canyon Road Flood Control Drainage Improvements

- Background: To be able to mitigate the flooding hazard that is prevalent all through Bundy Canyon (Interstate 15 through Sunset Avenue). This project will add improvements to the flood control project that is already in place.

- Federal Share Request: \$2,137,500.00
- Required Applicant Match: \$712,500.00
- Other Alternatives: None
- Responsible Office: Deputy City Engineer, Assistant City Manager
- Priority (High, Medium, Low): High
- Documents supporting this project are included under Appendix A

7.4 FUTURE MITIGATION STRATEGIES

The City of Wildomar planning team will prioritize specific mitigation tasks for the next 5 years. This list will include an implementation process, funding strategy, responsible agency, and approximate time frame.

Fire:

Require on-going brush clearance and establish low fuel landscaping policies to reduce combustible vegetation along the urban/wildland interface boundary.

Create fuel modification zones around development within high hazard areas by thinning or clearing combustible vegetation within 100 feet of buildings and structures. The fuel modification zone size may be altered with the addition of fuel resistant building techniques. The fuel modification zone may be replanted with fire-resistant material for aesthetics and erosion control.

Encourage programs that educate citizens about the threat of human wildfire origination from residential practices such as outdoor barbeques and from highway use such as cigarette littering.

Provide public safety education programs through the Community Services Department to reduce accidents, injuries, and fires as well as to train members of the public to respond to emergencies.

Implementation Program: The City shall condition project to comply with Riverside County Fire Department requirements, and work with the California Department of Forestry as well. Continue to grow the local CERT Program.

Flood:

Continue to ensure that new construction in floodways and floodplains conforms to all applicable provisions of the National Flood Insurance Program in order to protect buildings and property from flooding.

Utilize the Capital Improvement Program for storm drainage projects and maintenance and improvement of local storm drain systems including channels, pipes, and inlets to ensure the capacity for maximum runoff flows.

Implementation Program through the project review and the CEQA processes the City shall assess new development and reuse applications for potential flood hazards, and shall require compliance with FEMA Special Flood Hazard Areas where appropriate.

Seismic:

The City recognizes the importance of addressing secondary seismic hazards, and has delineated areas of known and suspected liquefaction hazard. In general, liquefaction susceptibility ranges from very low in the former lake footprint to moderate on much of the remainder of the valley floor and very high in the valley floor corridor formerly occupied by the axial riverine drainage.

SECTION 8.0 - PLAN IMPLEMENTATION AND MAINTENANCE PROCESS

The City of Wildomar LHMP Annex will be monitored by a committee, including the Assistant City Manager, Office of Emergency Manager, and Public Works Director. A review will take place at the end of each Fiscal year where the committee will then review any changes necessary.

All updates will be presented in the form of a council report to the City of Wildomar for approval.

Our city/agency will monitor and evaluate our LHMP on an annual basis. Over the next 5 years, we will review the LHMP. We will assess, among other things, whether:

- The goals and objectives address current and expected conditions.
- The nature, magnitude, and/or type of risks have changed.
- The current resources are appropriate for implementing the plan.
- There are implementation problems, such as technical, political, legal, or coordination issues with other agencies.
- The outcomes have occurred as expected (a demonstration of progress).
- The agencies and other partners participated as originally proposed.

SECTION 9.0 - INCORPORATION INTO EXISTING PLANNING MECHANISMS

The City of Wildomar has incorporated the following Ordinances and Codes into the Hazard Mitigation Plan:

Title 8 – Health and Safety Codes

Chapter 8.48 – Hazardous Vegetation

Chapter 8.52 Hazardous Waste Control

Chapter 8.112 Underground Tank Systems containing Hazardous Substances

Title 15 – Building and Construction

Chapter 15.36 Housing Code

Chapter 15.56 Relocation of Buildings and Structures

Chapter 15.76 Earthquake Fault Area Construction Regulations

Chapter 15.96 Flood Hazard Area Regulations

Chapter 15.100 Post-Disaster Safety Assessment

Chapter 15.104 Abandoned and Distressed Residential Properties Regulations

Title 16 – Subdivisions

Chapter 16.32 – Flood Control and Drainage

Title 17 – Zoning Codes

Chapter 17.04 City Land Use

Ordinance 129 – Adopted the 2016 Building Code and amended the following Chapters of the City's Municipal Code: Chapter 8.28 – Fire Code

Chapter 15.12 – Building Code

In addition, the City's Capital Improvements Program is intended to integrate the mitigation strategies and actions from this plan, and be updated as implementation of these actions occurs.

SECTION 10.0 - CONTINUED PUBLIC INVOLVEMENT

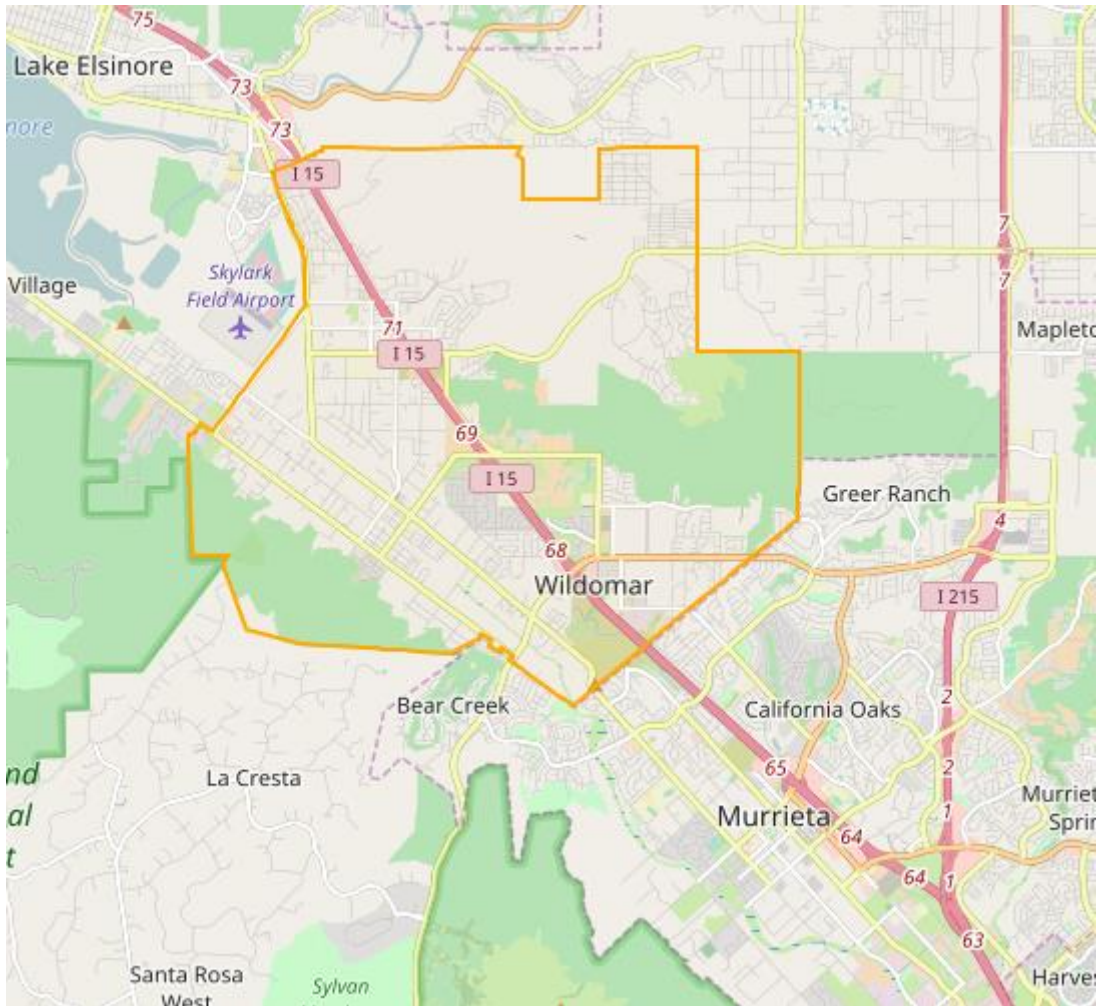
After the Scheduled Plan Maintenance Process, we will notify the public of any changes/no change in the LHMP at the monthly Community Emergency Preparedness meeting following the review. Monthly meetings are posted on the City website and by email to those interested in emergency preparedness.

In addition, the City will announce the annual review of the plan via announcements at City Council Meetings, Service Group Training, planning meetings and at quarterly Operational Area Planning Committee Meetings.

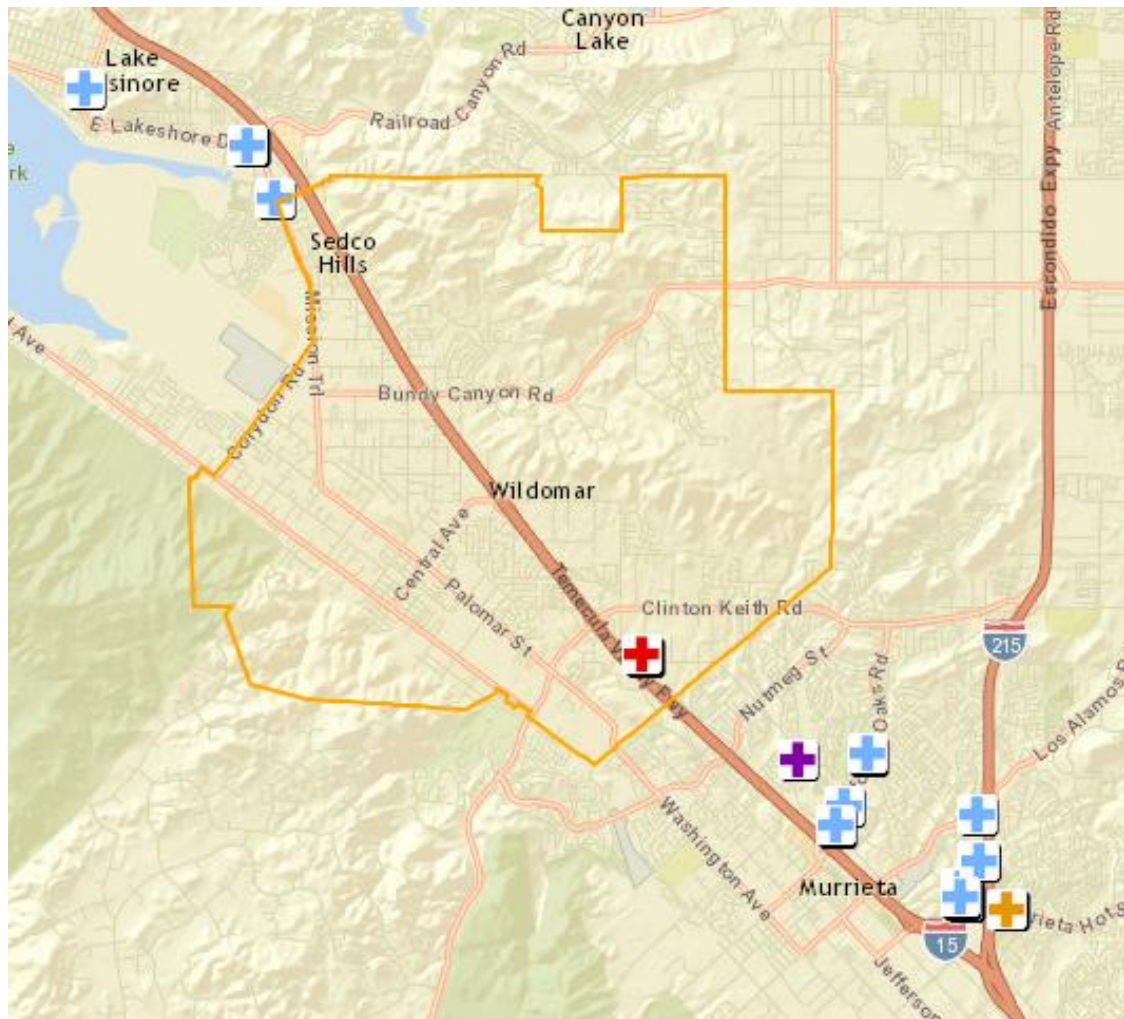
APPENDIX A – PUBLIC NOTICES AND MAPS

SEE ATTACHMENTS




Airport

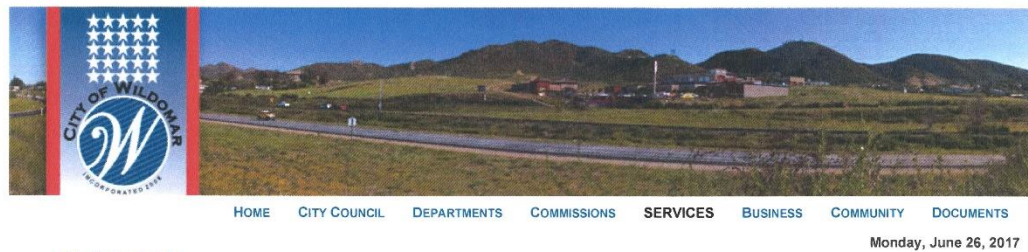


Healthcare Facilities



Licensed Healthcare Facilities

Clinic	
Home Health Agency/Hospice	
Hospital	
Long Term Care Facility	



Quick Links

CITY CALENDAR
HELP CENTER
STAFF & FACILITIES
NEW TO TOWN
PARKS
STAY CONNECTED
EMERGENCY PREPAREDNESS
RFP'S
MUNICIPAL CODE
HUMAN RESOURCES
FPPC FILINGS
COMMUNITY ALERTS

Search Site

WILDOMAR
103°F at 11:50 AM
103°F/65°F
1 mph S
Weather
Currents 0.00"
SEVEN DAY FORECAST

EMERGENCY PREPAREDNESS

Natural disasters and emergencies may happen at any time. Planning for disasters in advance and keeping those plans updated will help ensure the survival of you, your family and your business. The following resources will help you plan for emergencies and natural disasters, and recovery after a disaster strikes.

Registration forms for some classes can be found in the right column under the forms menu.



Quick Links

[SCE El Nino Fact Sheet](#)
[Be Prepared California](#)
[Wildomar 2015 CERT Storm Preparedness](#)
[The Great California Shakeout](#)
[RivCo Early Warning Notification System](#)
[2015 Cool Center Information](#)
[Warm Center Information](#)
[Warm Center Information \(Spanish\)](#)
[Tips for Cold and Freezing Temperatures \(English & Spanish\)](#)

Forms

[CPR/AED Registration](#)

Stay Informed

To receive email alerts on this very important issue, please sign up below.

First Name:

Last Name:

Email:

Local Hazard Mitigation Plan Update

[City of Wildomar LHMP 2012](#)

We want your feedback! The City of Wildomar is updating the City's 2012 Local Hazard Mitigation Plan (LHMP).

<http://www.cityofwildomar.org/emergency-preparedness.asp>

6/26/2017

The purpose of the LHMP is to identify local hazards, review and assess past disaster occurrences, estimate the probability of future occurrences, and set goals to mitigate potential risks (to reduce or eliminate long-term risk) to people and property from natural and man-made hazards.

Please review the LHMP and comment on anything you believe should be addressed in the 2017 updated plan.

Comments should be emailed to Les Chapman, Public Works Superintendent at chapman@cityofwildomar.org

Classes & Training

[CERT Safety Sessions](#)

June 29th 6pm

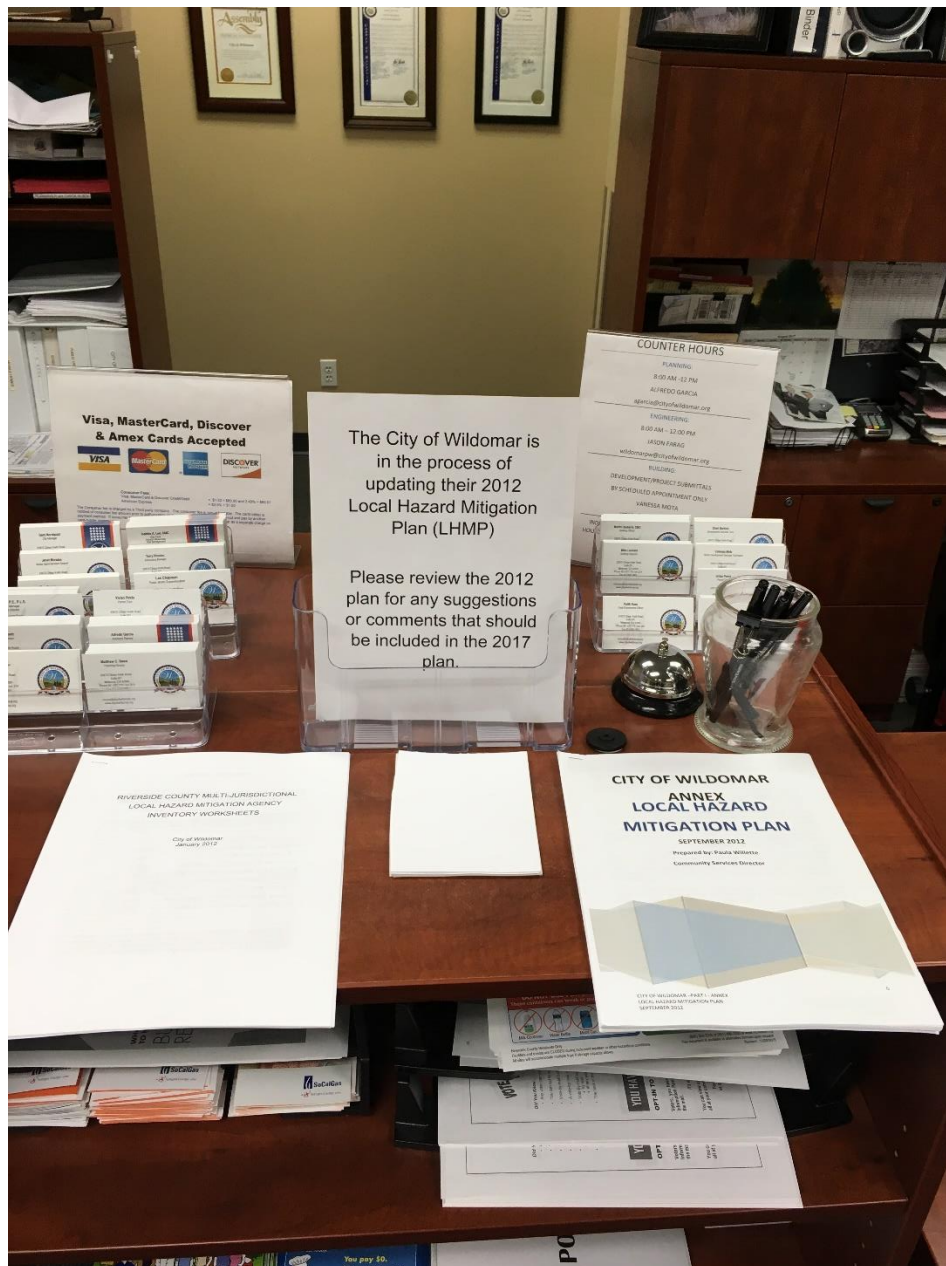
City of Wildomar · 23873 Clinton Keith Rd., Suite 201 · Wildomar, CA 92595 · 951-877-7751

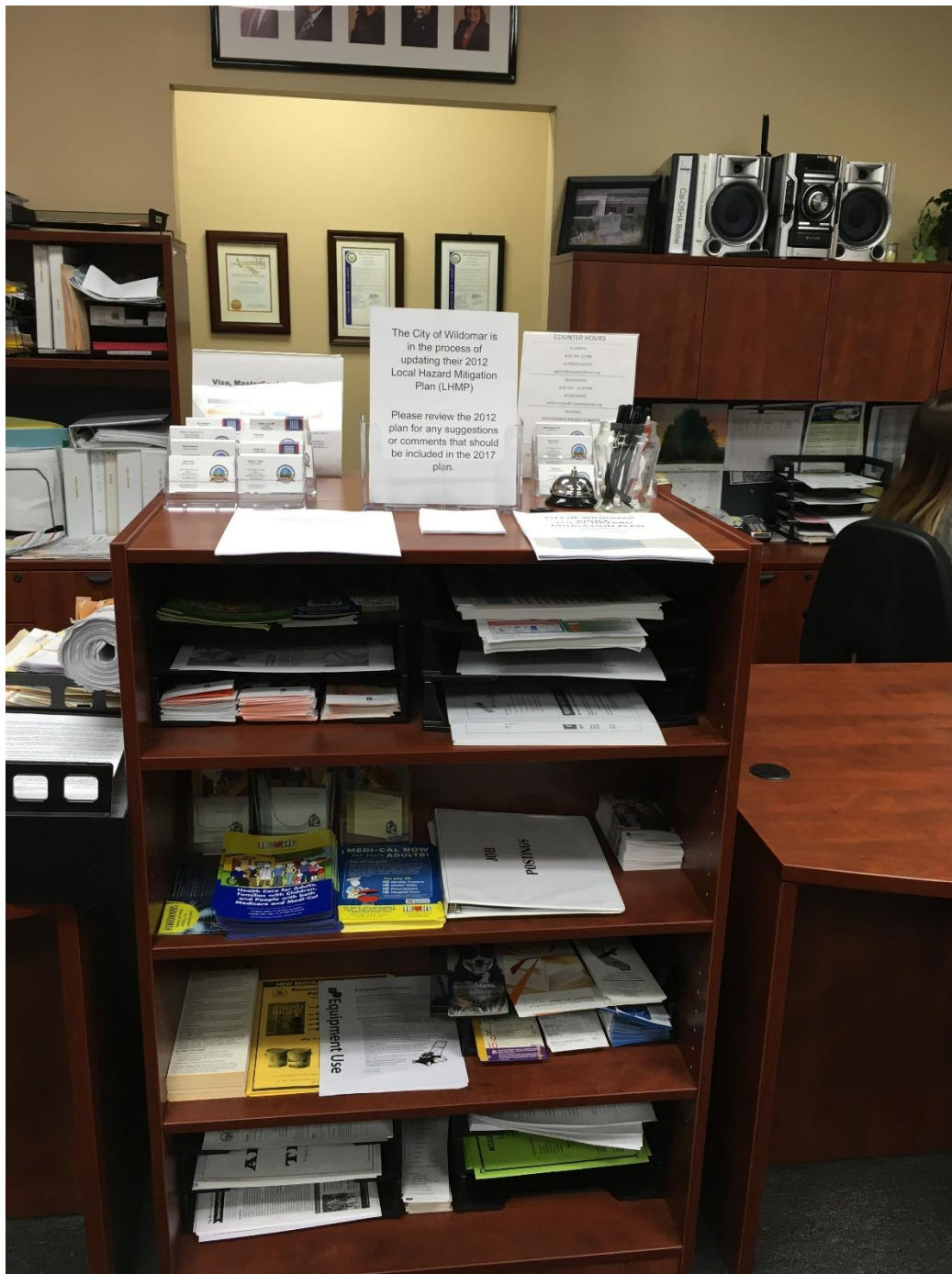
[Privacy Policy](#) · [ADA Notice](#) · [ADA Grievance Procedure](#)

<http://www.cityofwildomar.org/emergency-preparedness.asp>

6/26/2017

Public Opportunity: Photos of plan at City Hall Main Desk







Public Opportunity: Screenshot of plan on Website

City of Wildomar Emergency...
Citrix XenApp - Applications

Search Site Go

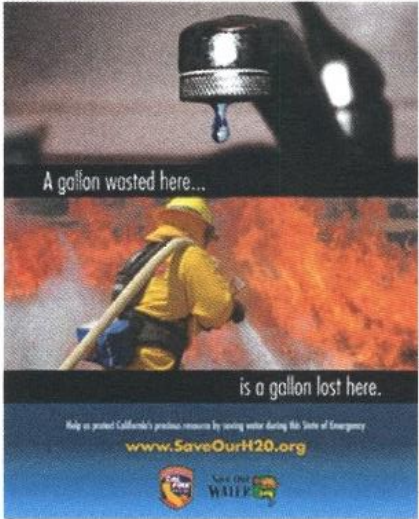
103°F at 11:50 AM
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PREPARE **P**ROTECT **P**ROPERTY
EARLY **E**TECT **E**NVIRONMENT

Warm Center Information (Spanish)
Tips for Cold and Freezing Temperatures (English & Spanish)

Forms
[CPR/AED Registration](#)

Stay Informed
To receive email alerts on this very important issue, please sign up below.
First Name:
Last Name:
Email:



A gallon wasted here...
is a gallon lost here.
Help us protect California's precious resources by saving water during this State of Emergency
www.SaveOurH2O.org

Local Hazard Mitigation Plan Update
[City of Wildomar LHMP 2012](#)
We want your feedback! The City of Wildomar is updating the City's 2012 Local Hazard Mitigation Plan (LHMP).
The purpose of the LHMP is to identify local hazards, review and assess past disaster occurrences, estimate the probability of future occurrences, and set goals to mitigate potential risks (to reduce or eliminate long-term risk) to people and property from natural and man-made hazards.
Please review the LHMP and comment on anything you believe should be addressed in the 2017 updated plan.
Comments should be emailed to Les Chapman, Public Works Superintendent at chapman@cityofwildomar.org

Classes & Training
[CERT Safety Sessions](#) June 29th 6pm

City of Wildomar · 23873 Clinton Keith Rd., Suite 201 · Wildomar, CA 92595 · 951-677-7751
[Privacy Policy](#) · [ADA Notice](#) · [ADA Grievance Procedure](#)

City of Wildomar Local Hazard Mitigation Plan Update
June 6, 2017

	Name	Title	Department
1	Janet Morales	Sr. Analyst	City Manager
2	MARTIN + ARELLANO	Buicount Off	Buicount
3	DANIEL ANNE	Police Chief	Public Safety
4	Todd Phillips	Buicount Chief	Fire
5	Debbie Lee	City Clerk	City Clerk
6	Matthew Brasi	Planning Dir.	Planning
7	GARY ROSSIGNOL	City Manager	City Manager
8	James R. Riley	Finance Director	Finance
9	Dan York	Assist. City Manager / Dir.	Public Works
10			
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APPENDIX B – INVENTORY WORKSHEETS

APPENDIX C – PLAN REVIEW TOOL/CROSSWALK

CITY OF WILDOMAR – COUNCIL
Agenda Item #1.6
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Janet Morales, Senior Administrative Analyst

SUBJECT: Resolution Supporting Balanced Energy Solutions and Maintaining Local Control of Energy Solutions

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING THE MODEL RESOLUTION SUPPORTING
BALANCED ENERGY SOLUTIONS AND MAINTAINING LOCAL CONTROL OF
ENERGY SOLUTIONS

DISCUSSION:

In an effort to reduce the State's carbon footprint, the State legislature and energy agencies have been pursuing ambitious goals for statewide carbon neutrality, defined as removing as much carbon dioxide as it emits. Last year, Governor Brown signed Senate Bill 100, which mandates relying entirely on zero-emission energy sources for its electricity by the year 2045. As a leader in climate policy, California has made great strides to combat climate change, but many policies occur at the State level without granting local governments the freedom and flexibility to achieve the State's goals while considering the needs of each community.

In consideration of the residents and businesses that would be affected by the State Bill, staff is recommending that the City Council adopt this resolution in support of balanced energy solutions and maintaining local control by diversifying the variety of energy sources.

FISCAL IMPACT:

None.

Submitted By:
Janet Morales
Senior Administrative Analyst

Approved By:
Gary Nordquist
City Manager

ATTACHMENTS:

A. Resolution

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING THE MODEL RESOLUTION SUPPORTING
BALANCED ENERGY SOLUTIONS AND MAINTAINING LOCAL CONTROL
OF ENERGY SOLUTIONS.**

WHEREAS, California's energy policies are critical to reducing greenhouse gas emissions and reducing the impact of climate change on our citizens; and

WHEREAS, the state legislature and state agencies are increasingly proposing new legislation and regulations eliminating choice of energy by mandating technologies to power buildings and public and private fleets, including transit and long-haul trucking, as a strategy to achieve the state's climate goals; and

WHEREAS, clean, affordable and reliable energy is crucial to the material health, safety and well-being of the City of Wildomar residents, particularly the most vulnerable, who live on fixed incomes, including the elderly and working families who are struggling financially; and

WHEREAS, the need for clean, affordable and reliable energy to attract and retain local businesses, create jobs and spur economic development is vital to our city's success in a highly competitive and increasingly regional and global marketplace; and

WHEREAS, The City of Wildomar, its residents and businesses value local control and the right to choose the policies and investments that most affordably and efficiently enable them to comply with state requirements; and

WHEREAS, building and vehicle technology mandates eliminate local control and customer choice, suppress innovation, reduce reliability and unnecessarily increase costs for the City of Wildomar residents and businesses; and

WHEREAS, the City understands that relying on a single energy delivery system unnecessarily increases vulnerabilities to natural and man-made disasters, and that a diversity of energy delivery systems and resources contribute to greater reliability and community resilience; and

WHEREAS, the City of Wildomar understands the need to mitigate the impacts of climate change and is committed to doing its part to help the state achieve its climate goals, but requires the flexibility to do so in a manner that best serves the needs of its residents and businesses.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City of Wildomar, California as follows:

That the City supports balanced energy solutions that provide it with the decision-making authority and resources needed to achieve the state's climate goals and supports proposed state legislation and regulation that retains local control by allowing all technologies and energy resources that can power buildings and fuel vehicles, and also meet or exceed emissions reductions regulations.

PASSED, APPROVED, AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #1.7

CONSENT CALENDAR

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Dan York, Assistant City Manager/City Engineer

SUBJECT: Annexation No. 16 into Community Facilities District No. 2013-1 (Services) for Tesoro Refining & Marketing Company LLC (PM 32257)

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, DECLARING ITS INTENTION TO ANNEX TERRITORY INTO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES), OF THE CITY OF WILDOMAR, ADOPTING A MAP OF THE AREA PROPOSED TO BE ANNEXED (ANNEXATION NO. 16) AND AUTHORIZING THE LEVY OF SPECIAL TAXES THEREIN

BACKGROUND:

On March 12, 2014 the City Council adopted Resolution No. 2014-09 establishing Community Facilities District No. 2013-1 (Services) of the City of Wildomar (the "CFD No. 2013-1" or "District") and authorizing the levying of special taxes on parcels of taxable property for the purpose of providing certain services which are necessary to meet increased demands placed upon the City.

The property owner, Tesoro Refining & Marketing Company LLC of a commercial project containing 5.95 acres within the City, has requested that the City annex this territory into CFD No. 2013-1 (Services) to cover the costs associated with the maintenance of public improvements. The improvements proposed to be maintained include items such as landscaping and lighting, street maintenance, water quality improvements, graffiti, street sweeping, and trails maintenance.

The landowner has advised the City that they desire the area described in Exhibit A of the Resolution of Intention to be annexed into CFD No. 2013-1 and that a rate and method of apportionment of the special tax to be levied therein be established.

The area proposed within Annexation No. 16 will encompass two commercial parcels, with a maximum annual tax of \$3,301.26 per acre, per year. The parcel map proposed to be annexed into CFD No. 2013-1 will be included in Tax Zone 18. This tax zone consists of two non-residential parcels and therefore will not be subject to the cost of providing police and fire protection services funded by Special Tax B. The tax rate is proposed to escalate each year at the greater of Consumer Price Index (CPI) or 2%. Tesoro Refining & Marketing Company LLC, has agreed to the annexation into the CFD and submitted a "Consent and Waiver" form on file in the City Clerk's Office, to initiate and conduct proceedings pursuant to the Mello-Roos Act in 1982, requesting the annexation of property to CFD No. 2013-1 (Services) and consenting to the shortening of election time requirements, waiving analysis and arguments, and waiving all notice requirements relating to the conduct of the election.

The next step to annex the property to CFD No. 2013-1 is to publish a notice of public hearing of the proposed annexation as required by the Mello-Roos Act. A public hearing on the matter will take place on June 12, 2019 and at that time the Council will formally consider approval of Annexation No. 16.

FISCAL IMPACT

The projected levy for FY 2019-20 is \$19,642.48 for the first year of maintenance services.

Submitted by:
Dan York
Assistant City Manager / City Engineer

Approved by:
Gary Nordquist
City Manager

ATTACHMENTS:

- 1) Resolution of Intention 2019-____
 - a) Description of Territory
 - b) Description of Authorized Services
 - c) Rate and Method of Apportionment
 - d) Proposed Annexation Boundary Map
 - e) Signed Petition, Waiver and Consent for Annexation
 - f) Notice of Public Hearing
 - g) Sample Ballot
 - h) Maintenance Exhibit

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, DECLARING ITS INTENTION TO ANNEX TERRITORY INTO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF
WILDOMAR, ADOPTING A MAP OF THE AREA PROPOSED TO BE ANNEXED
(ANNEXATION NO. 16) AND AUTHORIZING THE LEVY OF SPECIAL TAXES
THEREIN**

WHEREAS, on March 12, 2014, the City Council (the "City Council") of the City of Wildomar (the "City") approved Resolution No. 2014-09 establishing Community Facilities District No. 2013-1 (Services) ("CFD No. 2013-1"), of the City of Wildomar, County of Riverside, State of California, for the purpose of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the City; and

WHEREAS, the City Council has received a written instrument from the landowner to initiate and conduct proceedings pursuant to the Mello-Roos Community Facilities District Act of 1982 (the "Act"), to annex territory into CFD No. 2013-1 and consenting to the shortening of election time requirements, waiving analysis and arguments, and waiving all notice requirements relating to the conduct of the election; and

WHEREAS, the City Council has been advised that the landowner has requested that the area described and shown in Exhibits A and D be annexed into the boundaries of CFD No. 2013-1, that a rate and method of apportionment of special tax to be levied therein be established.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR, ACTING EX OFFICIO AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, DETERMINE AND ORDER AS FOLLOWS:

Section 1. Intent to Annex. The City Council hereby declares that it proposes and intends to conduct proceedings pursuant to Article 3.5 of the Act for the annexation to CFD No. 2013-1 of the territory described in Exhibit A attached hereto. The City Council determines that the public convenience and necessity require that such territory be annexed into CFD No. 2013-1.

Section 2. Name of the Community Facilities District. The name of the existing community facilities district is known as "Community Facilities District No. 2013-1 (Services)."

Section 3. Description of Territory Proposed to be Annexed, Annexation Map.

The territory proposed to be annexed is included within the boundaries within which property may annex to CFD No. 2013-1 and is more particularly described and shown on that certain map entitled "Boundaries – Potential Annexation Area Community Facilities District No. 2013-1 (Services) of the City of Wildomar, County of Riverside, State of California," as recorded on February 18, 2014 in Book 76 of Maps of Assessment and Community Facilities District, Pages 65-67, and as Instrument No. 2014-0062325 in the official records of the County of Riverside. The territory proposed to be annexed to the CFD No. 2013-1 is described in Exhibit A attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Proposed Annexation Map No. 16, Community Facilities District No. 2013-1 (Services), City of Wildomar, County of Riverside, State of California," which is on file with the City Clerk (the "Annexation Map") and attached hereto as Exhibit D.

Section 4. Description of Authorized Services. The services proposed to be financed by CFD No. 2013-1 (the "Services") are described in Exhibit B attached hereto. The cost of providing the Services includes "administrative expenses," which include costs associated with the creation of CFD No. 2013-1, determination of the amount of special taxes, collection or payment of special taxes, or costs otherwise incurred in order to carry out the authorized purposes of CFD No. 2013-1. The Services authorized to be financed by CFD No. 2013-1 are in addition to those currently provided in the territory of CFD No. 2013-1 and do not supplant services already available within that territory.

Section 5. Levy of Special Taxes. Except where funds are otherwise available, a special tax sufficient to pay the costs of the Services (including administrative expenses), secured by recordation of a continuing lien against all nonexempt real property in CFD No. 2013-1, will be levied annually within CFD No. 2013-1. The rate and method of apportionment, and manner of collection of the special tax are specified in Exhibit C.

Section 6. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the City Council adopts the Annexation Map attached hereto as Exhibit D as the map of the area proposed to be annexed to the CFD No. 2013-1. Pursuant to Section 3111 of said Code, the City Clerk shall file the original of the Annexation map in her office and shall file a copy of the Annexation Map with the County Recorder of the County of Riverside no later than 15 days prior to the date of the hearing specified in Section 7 hereof.

Section 7. Public Hearing. The City Council hereby fixes 6:30 p.m., or as soon thereafter as practicable, on Wednesday, June 12, 2019, in the City Council Chambers located at 23873 Clinton Keith Rd., Wildomar, California 92595, as the time and place when and where the City Council will conduct a public hearing on the proposed annexation of the said territory to the CFD No. 2013-1.

Section 8. Notice of Public Hearing. The City Clerk is hereby directed to publish, or cause to be published, a notice of said public hearing, in

substantially the form attached hereto as Exhibit F, one time in a newspaper of general circulation published in the area of CFD No. 2013-1. The publication of said notice shall be completed at least seven days prior to the date herein fixed for said hearing. Said notice shall contain the information prescribed by Section 53322 of the Act.

Section 9. Mailing Ballots. In anticipation of its action on Wednesday, June 12, 2019 to call the election on the annexation for the same date, pursuant to waiver of election time limits from the landowners, the City Council hereby authorizes the City Clerk to mail to each landowner in the territory proposed to be annexed to the CFD No. 2013-1 a ballot in substantially the form set forth in Exhibit G hereto. A copy of the waiver and consent form signed by the property owner is attached hereto as Exhibit E and incorporated herein by this reference.

PASSED, APPROVED, AND ADOPTED this 10th day of April 2019:

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

EXHIBIT A

DESCRIPTION OF PROPOSED TERRITORY TO BE ANNEXED

DESCRIPTION OF PROPOSED TERRITORY TO BE ANNEXED

The City of Wildomar Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1") Annexation No. 16 is currently comprised of two parcels located within the city boundaries. The property is identified by the following Riverside County Assessor's Parcel Numbers (APNs).

APN	Owner Name
367-100-019	Tesoro Refining & Marketing Co
367-100-020	Tesoro Refining & Marketing Co

EXHIBIT B

DESCRIPTION OF AUTHORIZED SERVICES

EXHIBIT B

CITY OF WILDOMAR COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) DESCRIPTION OF AUTHORIZED SERVICES

The services which may be funded with proceeds of the special tax of CFD No. 2013-1, as provided by Section 53313 of the Act, will include all costs attributable to maintaining, servicing, cleaning, repairing and/or replacing landscaped areas (may include reserves for replacement) in public street right-of-ways, public landscaping, public open spaces and other similar landscaped areas officially dedicated for public use. In addition, the services which may include some or all costs attributable to police protection, and fire services. These services including the following:

(a) maintenance and lighting of parks, parkways, streets, roads and open space, which maintenance and lighting services may include, without limitation, furnishing of electrical power to street lights; repair and replacement of damaged or inoperative light bulbs, fixtures and standards; maintenance (including irrigation and replacement) of landscaping vegetation situated on or adjacent to parks, parkways, streets, roads and open space; maintenance and repair of irrigation facilities; maintenance of public signage; graffiti removal from and maintenance and repair of public structures situated on parks, parkways, streets, roads and open space; maintenance and repair of playground or recreation program equipment or facilities situated on any park; and

(b) maintenance and operation of water quality improvements which include storm drainage and flood protection facilities, including, without limitation, drainage inlets, catch basin inserts, infiltration basins, flood control channels, fossil fuel filters, and similar facilities. Maintenance services may include but is not limited to the repair, removal or replacement of all or part of any of the water quality improvements, fossil fuel filters within the public right-of-way including the removal of petroleum hydrocarbons and other pollutants from water runoff, or appurtenant facilities, clearing of inlets and outlets; erosion repairs; and cleanup to improvements, and other items necessary for the maintenance, servicing; or both of the water quality basin improvements within flood control channel improvements; and

(c) public street sweeping, on the segments of the arterials within the boundaries of CFD No. 2013-1; as well as local roads within residential subdivisions located within CFD No. 2013-1; and any portions adjacent to the properties within CFD No. 2013-1; and

(d) police protection services, including but not limited to criminal justice services, and fire protection and suppression services.

In addition to payment of the cost and expense of the forgoing services, proceeds of the special tax may be expended to pay "Administrative Expenses," as said term is defined in the Rate and Method of Apportionment.

The above services shall be limited to those provided within the boundaries of CFD No. 2013-1 or for the benefit of the properties within the boundaries of CFD No. 2013-1, as the boundary is expanded from time to time by anticipated annexations, and said services may be financed by proceeds of the special tax of CFD No. 2013-1 only to the extent that they are in addition to those provided in the territory of CFD No. 2013-1 before CFD No. 2013-1 was created.

EXHIBIT C

RATE AND METHOD OF APPORTIONMENT

**RATES AND METHOD OF APPORTIONMENT OF SPECIAL TAX FOR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
OF THE CITY OF WILDOMAR**

A Special Tax (the "Special Tax") shall be levied on and collected from each Assessor's Parcel (defined below) in Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1" or "CFD"; defined below), in each Fiscal Year, (defined below), commencing in the Fiscal Year beginning July 1, 2014, in an amount determined by the City Council of the City of Wildomar, acting ex officio as the legislative body of CFD No. 2013-1, by applying the rates and method of apportionment set forth below. All of the real property in CFD No. 2013-1, unless exempted by law or by the provisions herein, shall be taxed to the extent and in the manner provided herein.

A. DEFINITIONS

"Acre" or "Acreage" means the land area of an Assessor's Parcel as shown on any Assessor's Parcel Map, or if the land area is not shown on the Assessor's Parcel Map, the land area as shown on the applicable Final Map, or if the area is not shown on the applicable Final Map, the land area shall be calculated by the Administrator.

"Administrative Expenses" means the actual or reasonably estimated costs directly related to the formation, annexation, and administration of CFD No. 2013-1 including, but not limited to: the costs of computing the Special Taxes and preparing the annual Special Tax collection schedules (whether by the City or designee thereof or both); the costs to the City, CFD No. 2013-1, or any designee thereof associated with fulfilling the CFD No. 2013-1 disclosure requirements; the costs associated with responding to public inquiries regarding the Special Taxes; the costs of the City, CFD No. 2013-1 or any designee thereof related to an appeal of the Special Tax; and the City's annual administration fees and third party expenses. Administrative Expenses shall also include amounts estimated or advanced by the City or CFD No. 2013-1 for any other administrative purposes of CFD No. 2013-1, including attorney's fees and other costs related to commencing and pursuing to completion any foreclosure of delinquent Special Taxes.

"Administrator" means the City Manager of the City of Wildomar, or his or her designee.

"Approved Property" means all Assessor's Parcels of Taxable Property that are included in a Final Map that was recorded prior to the March 1 of preceding the Fiscal Year in which the Special Tax is being levied.

"Assessor's Parcel" means a lot or parcel of land that is identifiable by an Assessor's Parcel Number by the County Assessor of the County of Riverside.

"Assessor's Parcel Map" means an official map of the Assessor of the County designating parcels by Assessor's Parcel Number.

“Assessor’s Parcel Number” means that identification number assigned to a parcel by the County Assessor of the County.

“Building Square Footage” or **“BSF”** means the floor area square footage reflected on the original construction building permit issued for construction of a building of Non-Residential Property and any Building Square Footage subsequently added to a building of such Taxable Property after issuance of a building permit for expansion or renovation of such building.

“CFD” or **“CFD No. 2013-1”** means the City of Wildomar Community Facilities District No. 2013-1 (Services).

“City” has the meaning set forth in the preamble.

“County” means the County of Riverside.

“Developed Property” means all Assessor’s Parcels of Taxable Property for which a building permit for new construction has been issued on or prior to March 1 preceding the Fiscal Year in which the Special Tax is being levied.

“Exempt Property” means all Assessors’ Parcels designated as being exempt from the Special Tax as provided for in Section G.

“Final Map” means a subdivision of property by recordation of a final map, parcel map, or lot line adjustment, pursuant to the Subdivision Map Act (California Government Code Section 66410 et seq.) or recordation of a condominium plan pursuant to California Civil Code 1352 that creates individual lots for which building permits may be issued without further subdivision.

“Fiscal Year” means the period from and including July 1st of any year to and including the following June 30th.

“Land Use Category” means, any of the categories contained in Section B. hereof to which an Assessor’s Parcel is assigned consistent with the land use approvals that have been received or proposed for the Assessor’s Parcel as of March 1 preceding the Fiscal Year in which the Special Tax is being levied.

“Maximum Special Tax” means the Maximum Special Tax A and/or Maximum Special Tax B, as applicable.

“Maximum Special Tax A” means the Maximum Special Tax A, as determined in accordance with Section C., below, that can be levied in any Fiscal Year on any Assessor's Parcel within CFD No. 2013-1.

“Maximum Special Tax B” means the Maximum Special Tax B, as determined in accordance with Section C., below, that can be levied in any Fiscal Year on any Assessor's Parcel within CFD No. 2013-1.

“Multi-Family Residential Property” means any Assessor’s Parcel of residential property that consists of a building or buildings comprised of attached Residential Units available for rental, but not purchase, by the general public and under common management.

“Non-Residential Property” means, all Assessor's Parcels of Taxable Property for which a building permit(s) was issued for a non-residential use. The Administrator shall make the determination if an Assessor’s Parcel is Non-Residential Property.

“Proportionately” means for Taxable Property that is: (i) Developed Property, that the ratio of the actual Special Tax levy to the Maximum Special Tax is the same for all Parcels of Developed Property, (ii) Approved Property, that the ratio of the actual Special Tax levy to the Maximum Special Tax is the same for all Parcels of Approved Property, and (iii) Undeveloped Property that the ratio of the actual Special Tax levy per acre to the Maximum Special Tax per acre is the same for all Parcels of Undeveloped Property.

“Residential Unit” or **“RU”** means a residential unit that is used or intended to be used as a domicile by one or more persons, as determined by the Administrator.

“Residential Property” means all Assessor’s Parcels of Taxable Property upon which completed Residential Units have been constructed or for which building permits have been or may be issued for purposes of constructing one or more Residential Units.

“Service(s)” means services permitted under the Mello-Roos Community Facilities Act of 1982 including, without limitation, those services authorized to be funded by CFD No. 2013-1 as set forth in the documents adopted by the City Council at the time the CFD was formed.

“Single Family Residential Property” means any residential property that consists of a building comprised of attached or detached residential units available for purchase or rent by the general public.

“Special Tax(es)” means the Special Tax A and/or Special Tax B to be levied in each Fiscal Year on each Assessor’s Parcel of Taxable Property.

“Special Tax A” means the annual special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Taxable Property to fund the Special Tax A Requirement.

“Special Tax B” means the annual special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Developed Property to fund the Special Tax B Requirement.

"Special Tax A Requirement" means that amount to be collected in any Fiscal Year to pay for certain costs as required to meet the needs of CFD No. 2013-1 in both the current Fiscal Year and the next Fiscal Year. The costs to be covered shall be the direct costs for (i) maintenance services including but not limited to (i) maintenance and lighting of parks, parkways, streets, roads and open space, (ii) maintenance and operation of water quality improvements, (iii) public street sweeping, (iv) fund an operating reserve for the costs of Services as determined by the Administrator, and (v) Administrative Expenses. Under no circumstances shall the Special Tax A Requirement include funds for Bonds.

"Special Tax B Requirement" means that amount to be collected in any Fiscal Year to pay for certain costs as required to meet the needs of CFD No. 2013-1 in both the current Fiscal Year and the next Fiscal Year. The costs to be covered shall be the direct costs for (i) police protection services, (ii) fire protection and suppression services, (iii) fund an operating reserve for the costs of Services as determined by the Administrator, and (iv) Administrative Expenses. Under no circumstances shall the Special Tax B Requirement include funds for Bonds.

"Taxable Property" means all Assessor's Parcels within CFD No. 2013-1, which are not Exempt Property.

"Tax Zone" means a mutually exclusive geographic area, within which particular Special Tax rates may be levied pursuant to this Rate and Method of Apportionment of Special Tax. Exhibit "C" identifies the Tax Zone in CFD No. 2013-1 at formation; additional Tax Zones may be created when property is annexed into the CFD.

"Tax Zone 1" means the geographic area the specific area identified on the CFD Boundary Map as Tax Zone 1.

"Tax Zone 2" means the geographic area the specific area identified on the CFD Boundary Map as Tax Zone 2.

"Tract(s)" means an area of land within a subdivision identified by a particular tract number on a Final Map approved for the subdivision.

"Undeveloped Property" means, for each Fiscal Year, all Taxable Property not classified as Developed Property or Approved Property.

B. ASSIGNMENT TO LAND USE CATEGORIES

For each Fiscal Year, all Assessor's Parcels of Taxable Property within CFD No. 2013-1 shall be classified as Developed Property, Approved Property, or Undeveloped Property, and shall be subject to the levy of Special Taxes as determined pursuant to Sections C and D below. Assessor's Parcels of Developed Property and Approved Property shall be classified as either Residential Property or Non-Residential Property.

C. MAXIMUM SPECIAL TAX RATES

1. Special Tax A

For purposes of determining the applicable Maximum Special Tax A for Assessor's Parcels of Developed Property and Approved Property which are classified as Residential Property, all such Assessor's Parcels shall be assigned the number of Residential Unit(s) constructed or to be constructed thereon as specified in or shown on the building permit(s) issued or Final Map as determined by the Administrator. For Parcels of undeveloped property zoned for development of single family attached or multi-family units, the number of Residential Units shall be determined by referencing the condominium plan, apartment plan, site plan or other development plan, or by assigning the maximum allowable units permitted based on the underlying zoning for the Parcel. Once a single family attached or multi-family building or buildings have been built on an Assessor's Parcel, the Administrator shall determine the actual number of Residential Units contained within the building or buildings, and the Special Tax levied against the Parcel in the next Fiscal Year shall be calculated by multiplying the actual number of Residential Units by the Maximum Special Tax A per Residential Unit identified for the Tracts in Table 1 below.

a. Developed Property

(i) Maximum Special Tax A

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 1 is shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 for a Residential Unit within the Tracts are identified in Table 1 below:

TABLE 1
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$346.00 per Residential Unit
2	31479	\$346.00 per Residential Unit

(ii) Increase in the Maximum Special Tax A

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

(iii) Multiple Land Use Categories

In some instances an Assessor's Parcel of Developed Property may contain more than one Land Use Category. The Maximum Special Tax A that can be levied on an Assessor's Parcel shall be the sum of the Maximum Special Tax A that can be levied for each Land Use Category located on that Assessor's Parcel. For an Assessor's Parcel that contains more than one land use, the Acreage of such Assessor's Parcel shall be allocated to each type of property based on the amount of Acreage designated for each land use as determined by reference to the site plan approved for such Assessor's Parcel. The Administrator's allocation to each type of property shall be final.

b. Approved Property

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 2 is shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 per Residential Unit within the Tracts is identified in Table 2 below:

TABLE 2
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$346.00 per Residential Unit
2	31479	\$346.00 per Residential Unit

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Approved Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

c. Undeveloped Property

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 3 shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax A for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 per acre within the Tracts are identified in Table 3 below:

TABLE 3
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$1,762 per Acre
2	31479	\$1,541 per Acre

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Undeveloped Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

2. Special Tax B

The Special Tax B is an annual Special Tax that shall be levied on Developed Property to fund the Special Tax Requirement B.

a. Developed Property

(i) Maximum Special Tax B

The Maximum Special Tax B for Fiscal Year 2014-2015 for each Land Use Class is shown in Table 4. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax B for the Tract or Tracts annexed.

TABLE 4
Maximum Special Tax B Rates

Land Use Class	Description	Unit	Maximum Special Tax B
1	Single Family Residential	RU	\$244.00
2	Multi-Family Residential	RU	\$173.00

On each July 1, commencing on July 1, 2015 the Maximum Special Tax B for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by five percent (5.0%), whichever is greater.

No Special Tax shall be levied on property which, at the time of adoption of the Resolution of Formation for CFD No. 2013-1, is an Exempt Property.

D. METHOD OF APPORTIONMENT OF ANNUAL SPECIAL TAX

1. Special Tax A

Commencing with Fiscal Year 2014-2015 and for each following Fiscal Year, the Council shall determine the Special Tax A Requirement and shall levy the Special Tax A on all Assessor's Parcels of Taxable Property until the aggregate amount of Special Tax A equals the Special Tax A Requirement. The Special Tax A shall be levied for each Fiscal Year as follows:

First: The Special Tax A shall be levied Proportionately on all Assessor's Parcels of Developed Property up to 100% of the applicable Maximum Special Tax A to satisfy the Special Tax A Requirement;

Second: If additional moneys are needed to satisfy the Special Tax A Requirement after the first step has been completed, the Special Tax shall be levied Proportionately on each Parcel of Approved Property at up to 100% of the Maximum Special Tax A for Approved Property;

Third: If additional monies are needed to satisfy the Special Tax A Requirement after the first two steps has been completed, the Special Tax A shall be levied Proportionately on all Assessor's Parcels of Undeveloped Property up to 100% of the Maximum Special Tax A for Undeveloped Property.

2. Special Tax B

Commencing with Fiscal Year 2014-2015 and for each following Fiscal Year, the Council shall determine the Special Tax B Requirement and shall levy the Special Tax B until the aggregate amount of Special Tax B equals the Special Tax B Requirement.

The Special Tax B shall be levied Proportionately on all Assessor's Parcels of Developed Property up to 100% of the applicable Maximum Special Tax B to satisfy the Special Tax B Requirement.

E. FUTURE ANNEXATIONS

It is anticipated that additional properties will be annexed to CFD No. 2013-1 from time to time. As each annexation is proposed, an analysis will be prepared to determine the annual cost for providing Services. Based on this analysis, the property to be annexed, pursuant to California Government Code section 53339 et seq. will be assigned to the appropriate Maximum Special Tax rate for the Tract or Tracts when annexed.

F. TERM OF SPECIAL TAX

For each Fiscal Year, the Special Taxes shall be levied as long as the Services are being provided.

G. EXEMPTIONS

The City shall classify as Exempt Property within CFD No. 2013-1, any Assessor's Parcel in any of the following categories; (i) Assessor's Parcels which are owned by, irrevocably offered for dedication, encumbered by or restricted in use by any public entity; (ii) Assessor's Parcels with public or utility easements making impractical their utilization for other than the purposes set forth in the easement; (iii) Assessor's Parcels which are privately owned but are encumbered by or restricted solely for public uses; or (iv) any Assessor's Parcel which is in use in the performance of a public function as determined by the Administrator.

H. APPEALS

Any property owner claiming that the amount or application of the Special Taxes are not correct may file a written notice of appeal with the City not later than twelve months after having paid the first installment of the Special Tax(es) that is disputed. A representative(s) of CFD No. 2013-1 shall promptly review the appeal, and if necessary, meet with the property owner, consider written and oral evidence regarding the amount of the Special Tax, and rule on the appeal. If the representative's decision requires that the Special Tax for an Assessor's Parcel be modified or changed in favor of the property owner, a cash refund shall not be made, but an adjustment shall be made to the Special Tax on that Assessor's Parcel in the subsequent Fiscal Year(s).

I. MANNER OF COLLECTION

The Special Tax(es) shall be collected in the same manner and at the same time as ordinary ad valorem property taxes, provided, however, that CFD No. 2013-1 may collect the Special Tax at a different time or in a different manner if necessary to meet its financial obligations.

EXHIBIT A

**CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)**

COST ESTIMATE

Maintenance Services - The estimate breaks down the costs of providing one year's maintenance services for FY 2019-2020. These services are being funded by the levy of Special Tax A for Community Facilities District No. 2013-1.

**TAX ZONE 18 – Annexation 16
PM 32257**

Item	Description	Estimated Cost
1	Landscaping	\$4,778
2	Lighting Expenses	\$6,511
3	Street Sweeping & Pavement Management	\$4,796
3	Drainage Maintenance	\$285
4	Reserve Fund	\$1,636
5	Administration & Auditor-Controller Expenses	\$1,637
Total		\$19,643.00

Safety Services – Tax Zone 18 consists of non-residential parcels and therefore will not be subject to the cost of providing police and fire protection services funded by Special Tax B.

TAX ZONE SUMMARY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Maximum Special Tax B	Subdivider
Original	1	32535	2014-15	\$346.00 / RU	\$244.00 / RU	CV Communities LLC
Original	2	31479	2014-15	\$346.00 / RU	\$244.00 / RU	Rancon Equity Partners III
1	3	25122/ 32078	2015-16	\$346.00 / RU	\$244.00 / RU	Rancho Fortunado Inv, LLC
2	4	PM 16803	2015-16	\$51.41 / Acre	N/A	Morales Enterprises, LLC
3	5	36497	2015-16	\$522.27 / RU	\$244.00 / RU	Lennar Homes of California, Inc.
4	6	PM 36492	2015-16	\$766.14 / Acre	N/A	Rancon Medical and Education Center, LLC
5	7	29476	2016-17	\$688.60 / RU	\$244.00 / RU	Alta Colina, LLC
6	8	36519	2016-17	\$777.35 / RU	\$244.00 / RU	Keusder, LLC / MSL Orange, Inc.
7	9	PP 10-0222	2016-17	\$7,650.78 / RU	N/A	Plaza de Bundy Canyon, LLC
8	10	32206	2016-17	\$633.51 / RU	\$244.00 / RU	Wildomar Land, LLC
9	11	PM 36080	2018-19	\$3,302.61 / Acre	N/A	CK-HS Partners, LLC / SNDH Partners, LLC
10	12	PM 32833	2017-18	\$1,418.22 / RU	\$244.00 / RU	Wildomar Housing Partners, LLC
11	13	PM 36653	2017-18	\$333.00 / RU	\$282.46 / RU	Benson Residential
12	14	LLA 2016-005	2018-19	\$2,325.03 / Acre	N/A	Sunbelt Rentals
13	15	CUP/PP 15-0013	2019-20	\$3,330.26/Acre	N/A	Clinton Keith Village
14	16	CUP 16-0095	2019-20	\$1,513.72/Acre	N/A	Big Easy RV Boat Storage
15	17	TR 32726	2019-20	\$1,012.37 / RU	\$311.41 / RU	Hacienda Properties, LLC
16	18	PM 32257	2019-20	\$3,301.26/Acre	N/A	Tesoro Refining & Marketing Co LLC

APPROVED PROPERTY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Subdivider
16	18	PM 32257	2019-20	\$3,301.26 / Acre	Tesoro Refining & Marketing Co LLC

UNDEVELOPED PROPERTY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Subdivider
16	18	PM 32257	2019-20	\$3,301.26 / Acre	Tesoro Refining & Marketing Co LLC

ESCALATION OF MAXIMUM SPECIAL TAXES

Maximum Special Tax A - On each July 1, the Maximum Special Tax A for Developed Property, Approved Property and Undeveloped Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) for the calendar year ending in March of the prior Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

Maximum Special Tax B - On each July 1, the Maximum Special Tax B for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) for the calendar year ending in March of the prior Fiscal Year, or ii) by five percent (5.0%), whichever is greater.

EXHIBIT B

CITY OF WILDOMAR COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) DESCRIPTION OF AUTHORIZED SERVICES

The services which may be funded with proceeds of the special tax of CFD No. 2013-1, as provided by Section 53313 of the Act, will include all costs attributable to maintaining, servicing, cleaning, repairing and/or replacing landscaped areas (may include reserves for replacement) in public street right-of-ways, public landscaping, public open spaces and other similar landscaped areas officially dedicated for public use. In addition, the services which may include some or all costs attributable to police protection, and fire services. These services including the following:

(a) maintenance and lighting of parks, parkways, streets, roads and open space, which maintenance and lighting services may include, without limitation, furnishing of electrical power to street lights; repair and replacement of damaged or inoperative light bulbs, fixtures and standards; maintenance (including irrigation and replacement) of landscaping vegetation situated on or adjacent to parks, parkways, streets, roads and open space; maintenance and repair of irrigation facilities; maintenance of public signage; graffiti removal from and maintenance and repair of public structures situated on parks, parkways, streets, roads and open space; maintenance and repair of playground or recreation program equipment or facilities situated on any park; and

(b) maintenance and operation of water quality improvements which include storm drainage and flood protection facilities, including, without limitation, drainage inlets, catch basin inserts, infiltration basins, flood control channels, fossil fuel filters, and similar facilities. Maintenance services may include but is not limited to the repair, removal or replacement of all or part of any of the water quality improvements, fossil fuel filters within the public right-of-way including the removal of petroleum hydrocarbons and other pollutants from water runoff, or appurtenant facilities, clearing of inlets and outlets; erosion repairs; and cleanup to improvements, and other items necessary for the maintenance, servicing; or both of the water quality basin improvements within flood control channel improvements; and

(c) public street sweeping, on the segments of the arterials within the boundaries of CFD No. 2013-1; as well as local roads within residential subdivisions located within CFD No. 2013-1; and any portions adjacent to the properties within CFD No. 2013-1; and

(d) police protection services, including but not limited to criminal justice services, and fire protection and suppression services.

In addition to payment of the cost and expense of the forgoing services, proceeds of the special tax may be expended to pay "Administrative Expenses," as said term is defined in the Rate and Method of Apportionment.

The above services shall be limited to those provided within the boundaries of CFD No. 2013-1 or for the benefit of the properties within the boundaries of CFD No. 2013-1, as the boundary is expanded from time to time by anticipated annexations, and said services may be financed by proceeds of the special tax of CFD No. 2013-1 only to the extent that they are in addition to those provided in the territory of CFD No. 2013-1 before CFD No. 2013-1 was created.

EXHIBIT D

PROPOSED ANNEXATION BOUNDARY MAP

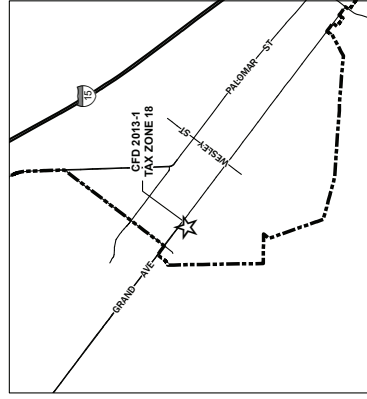
PROPOSED ANNEXATION MAP NO. 16
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
CITY OF WILDOMAR,
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

THIS MAP SHOWS THE BOUNDARIES OF AREAS TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

THE BOUNDARIES OF WHICH COMMUNITY FACILITIES DISTRICT ARE SHOWN AND DESCRIBED ON THE MAP THEREOF WHICH WAS PREVIOUSLY RECORDED ON FEBRUARY 18, 2014, IN BOOK 76 OF MAPS OF ASSESSMENT AND COMMUNITY FACILITY DISTRICTS AT PAGES 65-67 AND AS INSTRUMENT NO. 2014-0062325 IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

I HEREBY CERTIFY THAT THE WITHIN MAP OR AREAS TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR AT A REGULAR MEETING THEREOF, HELD ON ____ DAY OF ____, 20____, BY RESOLUTION NO. ____.

CITY CLERK
CITY OF WILDOMAR



FILED IN THE OFFICE OF THE CITY CLERK, CITY OF WILDOMAR, THIS ____ DAY OF ____, 20____.

CITY CLERK
CITY OF WILDOMAR

RECORDED THIS ____ DAY OF ____, 20____ AT THE HOUR OF ____ O'CLOCK ____ M IN BOOK ____ PAGE ____ OF MAPS OF ASSESSMENT AND COMMUNITY FACILITIES DISTRICTS IN THE OFFICE OF THE COUNTY RECORDER, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

FEE: _____ NO.: _____
PETER ALDANA, ASSESSOR, COUNTY CLERK, RECORDER
BY: _____ DEPUTY

Legend

- ANNEXATION AREA BOUNDARY
- PARCEL LINE
- CITY BOUNDARY
- XXX-XXX-XXX ASSESSOR PARCEL NUMBER
- (18) TAX ZONE



THIS ANNEXATION MAP CORRECTLY SHOWS THE LOT OR PARCEL OF LAND INCLUDED WITHIN THE BOUNDARIES OF THE COMMUNITY FACILITIES DISTRICT. FOR DETAILS CONCERNING THE LINES AND DIMENSIONS OF LOTS OR PARCELS REFER TO THE COUNTY ASSESSOR MAPS FOR FISCAL YEAR 2018-19.



SPICER CONSULTING
& R & P

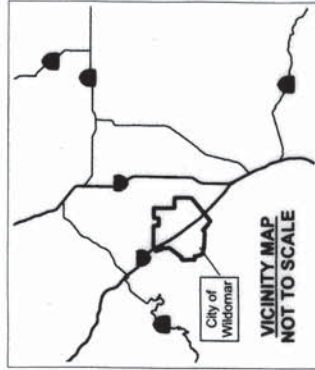
BOUNDARIES - POTENTIAL ANNEXATION AREA **COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)** **CITY OF WILDOMAR**

I HEREBY CERTIFY THAT THE WITHIN MAP SHOWING THE PROPOSED BOUNDARIES OF THE POTENTIAL ANNEXATION AREA OF COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES), CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR AT A REGULAR MEETING THEREOF HELD ON 14th DAY OF Feb., 2014, BY ITS RESOLUTION NO. 2014-07.

Shirine A. Abu
 CITY CLERK
 CITY OF WILDOMAR

FILED IN THE OFFICE OF THE CITY CLERK, CITY OF WILDOMAR, THIS 18th DAY OF Feb., 2014

Shirine A. Abu
 CITY CLERK
 CITY OF WILDOMAR



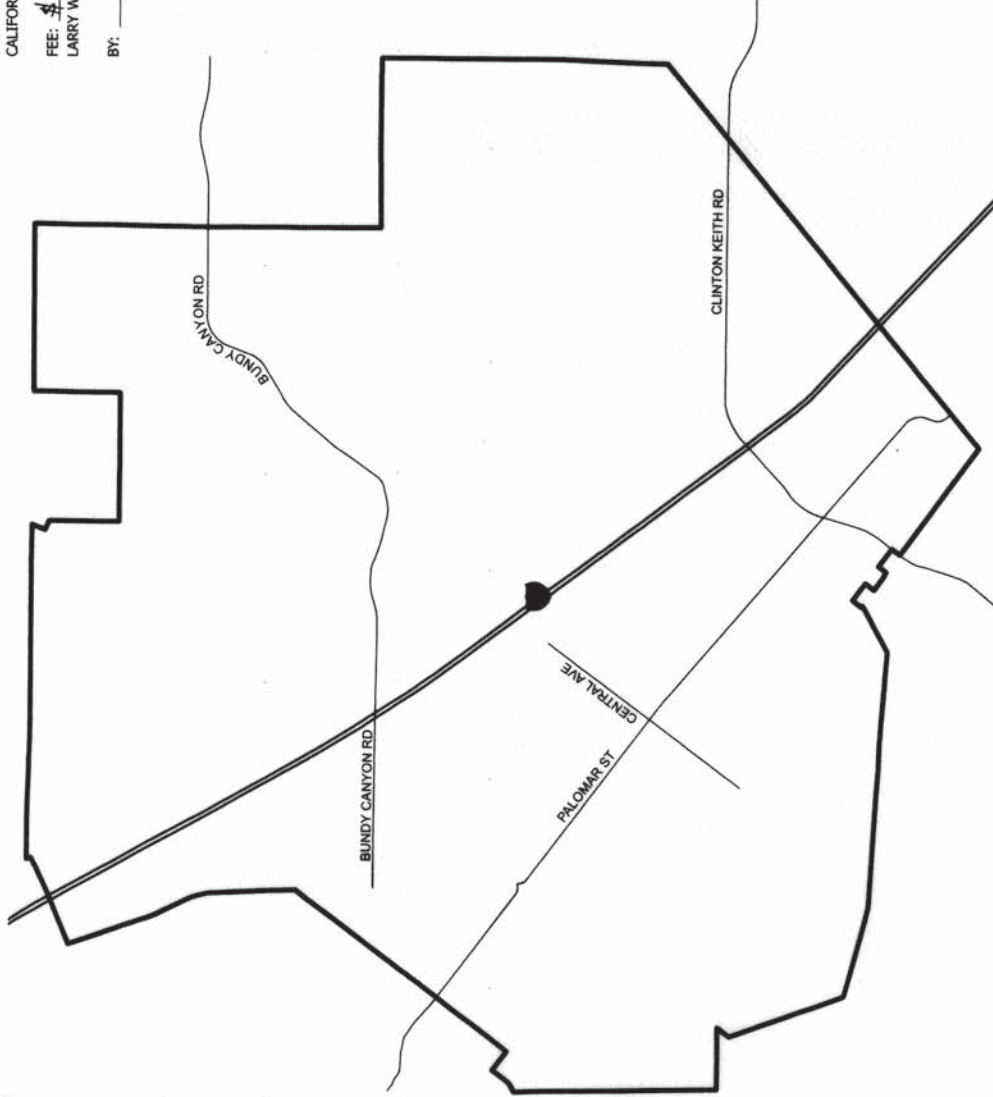
LEGEND
 — ANNEXATION AREA BOUNDARY



RECORDED THIS 14th DAY OF FEBRUARY, 2014
 AT THE HOUR OF 1:12 O'CLOCK PM IN BOOK 76
 PAGE 48 OF MAPS OF ASSESSMENT AND COMMUNITY
 FACILITIES DISTRICTS IN THE OFFICE OF THE COUNTY
 RECORDER, IN THE COUNTY OF RIVERSIDE, STATE OF
 CALIFORNIA.

FEE: \$10.00 NO.: 2014-0062326
 LARRY W. WARD, ASSESSOR, COUNTY CLERK, RECORDER

BY: [Signature]
 DEPUTY



NOT TO SCALE
 W.O. 13-0124

EXHIBIT E

**WAIVER AND CONSENT RESPECTING CONDUCT OF
MAILED BALLOT, LANDOWNER ELECTION**

**PETITION TO THE CITY COUNCIL OF THE CITY OF WILDOMAR REQUESTING
ANNEXATION OF PROPERTY TO COMMUNITY FACILITIES DISTRICT NO. 2013-
1 (SERVICES) WITHIN THE CITY OF WILDOMAR AND A WAIVER WITH
RESPECTS TO CERTAIN PROCEDURAL MATTERS UNDER THE MELLO-ROOS
COMMUNITY FACILITIES ACT OF 1982 AND CONSENTING TO THE LEVY OF
SPECIAL TAXES THEREON TO PAY THE COSTS OF SERVICES TO BE PROVIDED
BY THE COMMUNITY FACILITIES DISTRICT**

1. The undersigned requests that the City Council of the City of Wildomar, initiate and conduct proceedings pursuant to the Mello-Roos Community Facilities Act of 1982 (the "Act") (Government Code Section 53311 et seq.), for the annexation of the property described below to Community Facilities District No. 2013-1 (Services) and consents to the annual levy of special taxes on such property to pay the costs of services to be provided by Community Facilities District No. 2013-1 (Services).

2. The undersigned requests that the community facilities district provide any services that are permitted under the Act including, but not limited to, all necessary service, operations, administration and maintenance required to keep the landscape lighting, street lighting, flood control facilities, ground cover, shrubs, plants and trees, irrigation systems, graffiti removal, sidewalks and masonry walls, fencing entry monuments, tot lot equipment and associated appurtenant facilities within the district in a healthy, vigorous and satisfactory working condition.

3. The undersigned hereby certifies that as of the date indicated opposite its signature, it is the owner of all the property within the proposed boundaries of the community facilities district described in Exhibit A hereto and as shown on the map Exhibit B hereto.

4. The undersigned requests that a special election be held under the Act to authorize the special taxes for the proposed community facilities district. The undersigned waives any requirement for the mailing of the ballot for the special election and expressly agrees that said election may be conducted by mailed or hand-delivered ballot to be returned as quickly as possible to the designated election official, being the office of the City Clerk and the undersigned request that the results of said election be canvassed and reported to the City Council at the same meeting of the City Council as the public hearing on the annexation of the property to the community facilities district or at the next available meeting.

5. Pursuant to Sections 53326(a) and 53327(b) of the Act, the undersigned expressly waives all applicable waiting periods for the election and waives the requirement for analysis and arguments relating to the special election, and consents to not having such materials provided to the landowner in the ballot packet, and expressly waives any requirements as to the form of the ballot. The undersigned expressly waives all notice requirements relating to hearings and special elections (except for published notices required by the Act), and whether such requirements are found in the California Elections Code, the

California Government Code or other laws or procedures, including but not limited to any notice provided for by compliance with the provisions of Section 4101 of the California Elections Code.

6. The undersigned hereby consents to and expressly waives any and all claims based on any irregularity, error, mistake or departure from the provisions of the Act or other laws of the State and any and all laws and requirements incorporated therein, and no step or action in any proceeding relative to the annexation of property to the community facilities district of the portion of the incorporated area of the City of Wildomar or the special election therein shall be invalidated or affected by any such irregularity, error mistake or departure.

2018. IN WITNESS WHEREOF, I hereunto set my hand this 30 day of April.



[NAME OF LANDOWNER]

Tesoro Refining & Marketing Company LLC

By: [Signature]

Name: Matthew L. Yoder

Title: Authorized Signatory

OWNER'S PROPERTY:

TRACT MAP OR PARCEL MAP NO.
or PROJECT NO. PM32257

OWNER'S MAILING ADDRESS:

Tesoro Refining & Marketing Company LLC

19100 Ridgewood Parkway

San Antonio, TX 78259

Attn: Legal Dept., Real Estate

FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR THIS ____ DAY OF _____, 20__.

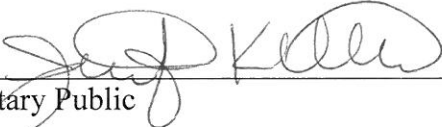
City Clerk of the City Council of the
City of Wildomar

Petition Form

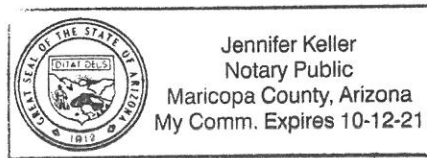
STATE OF ARIZONA §

COUNTY OF Maricopa §

The foregoing instrument was acknowledged before me this 30 day of April 2018, by Matt Yoder, Authorized Signatory of Tesoro Refining & Marketing Company LLC, a Delaware limited liability company, on behalf of the limited liability company.



Notary Public

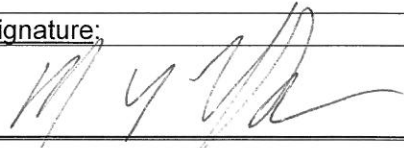


TESORO REFINING & MARKETING COMPANY LLC

CERTIFICATE OF SECRETARY

I, Dathan C. Voelter, do hereby certify that I am the Secretary of Tesoro Refining & Marketing Company LLC, a Delaware limited liability company ("**Company**"), and I hereby certify to the following matters:

1. Matthew L. Yoder is an Authorized Signatory of the Company, and in such capacity may execute on behalf of the Company, such documents as he may deem necessary and appropriate in connection with the requested annexation of the property commonly known as 22181 Bundy Canyon Road, Wildomar, CA (Assessor's Parcel Nos. 367-100-019 and 367-100-020) to Community Facilities District No. 2013-1 (Services) within the City of Wildomar, CA.
2. The signature set opposite Matthew L. Yoder's name below is his genuine signature.

Name:	Title:	Signature:
Matthew L. Yoder	Authorized Signatory	

IN WITNESS, WHEREOF, I hereunto set my hand this 22nd of May 2018.


Dathan C. Voelter, Secretary of
Tesoro Refining & Marketing Company LLC

EXHIBIT F

NOTICE OF PUBLIC HEARING

**NOTICE OF PUBLIC HEARING ON RESOLUTION OF INTENTION TO ANNEX
TERRITORY TO AN EXISTING COMMUNITY FACILITIES DISTRICT
(ANNEXATION NO. 16)**

NOTICE IS HEREBY GIVEN that the City Council of the City of Wildomar on April 10, 2019 adopted its Resolution No. 2019-__, in which it declared its intention to annex territory to existing Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1"), and to levy a special tax to pay for certain maintenance services, all pursuant to the provisions of the Mello-Roos Community Facilities Act of 1982, Chapter 2.5, Part 1, Division 2, Title 5 of the California Government Code. The resolution describes the territory to be annexed and describes the rate and method of apportionment of the proposed special tax. No change in the tax levied in the existing CFD No. 2013-1 is proposed.

NOTICE IS HEREBY FURTHER GIVEN that the City Council has fixed 6:30 p.m., or as soon thereafter as practicable, Wednesday, June 12, 2019 in the City Council Chambers located at 23873 Clinton Keith Rd., Wildomar, California 92595, as the time and place when and where the City Council will conduct a public hearing on the establishment of CFD No. 2013-1. At the hearing, the testimony of all interest persons for or against the annexation of the territory or the levying of the special taxes will be heard.

DATED: _____, 20__

City Clerk of the City of Wildomar

EXHIBIT G
SPECIAL ELECTION BALLOT

**SPECIAL TAX ELECTION
CITY OF WILDOMAR**

**ANNEXATION OF TERRITORY TO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 16**

(June 12, 2019)

This ballot is for the use of the authorized representative of the following owner of land within Annexation No. 16 of the Community Facilities District No. 2013-1 (Services) ("CFD No. 2013-1") of the City of Wildomar:

<u>Name of Landowner</u>	<u>Number of Acres Owned</u>	<u>Total Votes</u>
Tesoro Refining & Marketing Co LLC	6.85	7

According to the provisions of the Mello-Roos Community Facilities Act of 1982, and resolutions of the City Council (the "Council") of the City of Wildomar (the "City"), the above-named landowner is entitled to cast the number of votes shown above under the heading "Total Votes," representing the total votes for the property owned by said landowner. The City has sent the enclosed ballot to you so that you may vote on whether or not to approve the special tax.

This special tax ballot is for the use of the property owner of the parcels identified below, which parcels are located within the territory proposed to be annexed to the CFD No. 2013-1, City of Wildomar, County of Riverside, State of California. Please advise the City Clerk, at (951) 677-7751 x 215 if the name set forth below is incorrect or if you are no longer one of the owners of these parcels. This special tax ballot may be used to express either support for or opposition to the proposed special tax. To be counted, this special tax ballot must be signed below by the owner or, if the owner is not an individual, by an authorized representative of the owner. The ballot must then be delivered to the City Clerk, either by mail or in person, as follows:

Mail

Delivery: If by mail, place ballot in the return envelope provided, and mail no later than May 29, 2019, two calendar weeks prior to the date set for the election. Mailing later than this deadline creates the risk that the special tax ballot may not be received in time to be counted.

Personal

Delivery: If in person, deliver to the City Clerk at any time up to 5:00 p.m. on June 12, 2019, at the Clerk's office at 23873 Clinton Keith Road, Suite 201 Wildomar, CA 92595.

However delivered, this ballot must be received by the Clerk prior to the close of the public meeting on June 12, 2019.

Very truly yours,

Debbie A. Lee, CMC
City Clerk
City of Wildomar

TO CAST THIS BALLOT, PLEASE RETURN THIS ENTIRE PAGE.

OFFICIAL SPECIAL TAX BALLOT

Name & Address of Property Owner:	Assessor's Parcel Number(s):
Tesoro Refining & Marketing Company LLC Attn: Legal Department, Real Estate or Matthew L. Yoder 19100 Ridgewood Parkway San Antonio, TX 78259	367-100-019 and 367-100-020

ANNEXATION OF TERRITORY TO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 16

MARK AN "X" OR OTHER MARK WILL CAST ALL VOTES ASSIGNED TO THIS BALLOT

<u>SPECIAL TAX BALLOT MEASURE</u>	MARK "YES" OR "NO" WITH AN "X":
Shall the City Council of the City of Wildomar be authorized to levy a special tax on an annual basis at the rates and apportioned as described in Exhibit C to the Resolution Declaring its Intention to Annex Territory to Community Facilities District No. 2013-1 (Services) adopted by the City Council on April 10, 2019 (the "Resolution"), which is incorporated herein by this reference, within the territory identified on the map entitled "Annexation Map No. 16 of Community Facilities District No. 2013-1 (Services) City of Wildomar" to finance certain services as set forth in Section 4 to the Resolution (including incidental expenses) and shall an appropriation limit be established for Community Facilities District No. 2013-1 (Services) in the amount of special taxes collected?	YES _____ NO _____

Certification for Special Election Ballot

The undersigned is an authorized representative of the above-named landowner and is the person legally authorized and entitled to cast this ballot on behalf of the above-named landowner.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on _____, 20_____.

Matthew L. Yoder
Authorized Signatory

Signature

Print Name

Title

EXHIBIT H
MAINTENANCE EXHIBIT



CITY OF WILDOMAR – CITY COUNCIL
Agenda Item #1.8
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Dan York, Assistant City Manager

SUBJECT: Second Amendment to Right of Way Acquisition and Relocation Services Agreement with Property Specialists, Inc. (dba CPSI)

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council authorize the City Manager to execute the Second Amendment to the Right of Way Acquisition and Relocation Services Agreement with CPSI for the Bundy Canyon Road Improvement Project.

BACKGROUND:

The cost to construct the City CIP(s) associated with widening Bundy Canyon Road to 4-lanes including Line F drainage improvements, Traffic Signals at Sellers, Monte Vista, Oak Circle and the Farm and the Active Transportation Corridor from I-15 to the Farm is currently estimated at \$22,725,000. Staff has yet to secure full funding for the construction phase. Therefore, the start of construction will be delayed until funding is secured.

Staff is reviewing the 100% improvement plans and finalizing the bid package to advertise for construction for with the Bundy widening project from I-15 to the Farm Road. The developer for Tract 36388 will improve Bundy from the Farm Road to Sunset. Staff is negotiating a Memorandum of Understanding with the developer that will be brought to the City Council for consideration.

The right of way for the Bundy project has been secured except for several large developer owned parcels and Riverside County, Regional Conservation Area, and Riverside County Flood Control Parcels. The City Council authorized staff to finish negotiations and appraisals on these parcels at the March 13, 2019 City Council meeting.

The City Council awarded an agreement for right of way acquisition and relocation services to CPSI on November 8, 2017 in the amount of \$296,000. Amendment #1 was approved by the City Council on September 19, 2018 amending the Agreement cost to \$355,790. The first amendment primarily provided for services associated with full parcel acquisition with homes and relocation assistance.

DISCUSSION:

Due to the delay in the construction start, staff recommends also delaying the compensation and recordation of Temporary Construction Easements (TCE's). the TCE's are estimated to cost \$85,000 annually. The TCE's will be acquired once construction funding is secured.

As the final engineering associated with bringing the improvement plans from 95% complete to 100% complete, CPSI's analysis of the right way acquisition needs progressed; minor adjustments for drainage easements resulted; and, partial acquisitions areas slightly changed. Therefore, additional items of work are necessary to complete the acquisition of the remaining parcels.

Additional costs associated with negotiating with land developers on fair compensation and to satisfy the requirements to transfer land from County agencies are necessary. The additional costs include appraisals and CPSI staff time to complete the final acquisitions.

Exhibit 'A' to the Second Amendment is the proposal from CPSI detailing the items of work, which shows an additional scope cost of \$69,375 to bring the contract total to \$425,165. The Second Amendment scope of work generally includes:

1. Cancel recordation of the negotiated TCE's and stop final negotiations on remaining TCE's.
2. Implement changes to right of way documents resulting in preparation of the 100% improvement plans.
3. Complete the remaining acquisitions and appraisals.

FISCAL IMPACTS:

The additional right-of-way services associated with the Second Amendment are eligible WRCOG expenses.

Submitted by:
Daniel A. York
Assistant City Manager
Director of Public Works/City Engineer

Approved by:
Gary Nordquist
City Manager

ATTACHMENTS:

Second Amendment

ATTACHMENT A

SECOND AMENDMENT TO
RIGHT OF WAY ACQUISITION AND RELOCATION
SERVICES AGREEMENT FOR THE BUNDY CANYON
ROAD IMPROVEMENT PROJECT

by and between

the

CITY OF WILDOMAR

and

PROPERTY SPECIALISTS, INC. (DBA CPSI)

Dated April 10th, 2019

SECOND AMENDMENT TO RIGHT OF WAY ACQUISITION AND RELOCATION SERVICES AGREEMENT FOR THE BUNDY CANYON ROAD IMPROVEMENT PROJECT

This Second Amendment to Agreement for right of way acquisition and relocation services ("Second Amendment"), which is dated for reference as indicated on the cover page, is hereby entered into by and between the CITY OF WILDOMAR, a California general law city ("City"), and Property Specialists, Inc. (DBA CPSI), a California Corporation ("Service Provider"), as follows:

RECITALS

A. City and Service Provider entered in an agreement for Right of Way Acquisition and Relocation Services on November 8, 2017 ("Agreement"). The Agreement provides that Service Provider will perform right of way acquisition and relocation services.

B. Sections 2 and 4 of the Agreement provide the Scope and Cost for the performance of the services, respectively.

C. The First Amendment amends Section 2 to add full acquisition for parcels 37, 38 and 40, parcels 41, 43, 44 and 47, parcels required to dedicate right of way through development projects are added to the scope of services, Agency owned parcels (Flood, Conservancy, County & Parks) are added to the scope of services, coordination with Parsons to assess actual ROW impacts and providing design critiques and recommendations, administrative costs and mileage.

D. The First Amendment amends Section 4 to increase the agreement cost to \$355,790.

E. This Second Amendment amends Section 2 to cancel recordation and final negotiations of TCE's; implement design changes resulting in the preparation of 100% improvement plans; and, complete the remaining acquisitions and appraisals.

F. This Second Amendment amends Section 4 to increase the agreement cost to \$425,165.

OPERATIVE PROVISIONS

NOW, THEREFORE, in consideration of the promises made and recited herein, the parties do hereby enter into this First Amendment which modifies and amends the Agreement as follows:

1. **AMENDMENT.** The Agreement is hereby modified and amended as follows:

1.1 Exhibit 'A' Scope of Services is hereby modified to add as follows:

1. Cancel recordation and final negotiations of the Temporary Construction Easements (TCE's).
2. Implement design changes resulting in the preparation of 100% improvement plans.
3. Complete the remaining acquisitions and appraisals

1.2 Exhibit 'B' Compensation is hereby modified to add as follows:

- Sub consultants cost for appraisals - Not to Exceed Amount of \$20,900
- CPSI Labor and Right of Way Services - Not to Exceed Amount of \$47,975
- Other Direct Costs - Not to Exceed Amount of \$500

1.3 The second sentence in Section 4(a) is hereby amended to read as follows:

The total compensation, including reimbursement for actual expenses, shall not exceed four hundred twenty-five thousand one hundred sixty-five dollars (\$425,165), unless additional compensation is approved in writing in accordance with Section 26 "Administration and Implementation" or Section 28 "Amendment" of this Agreement.

2. GENERAL PROVISIONS

1.5 **Remainder Unchanged.** Except as specifically modified and amended in this First Amendment, the Agreement remains in full force and effect and binding upon the parties.

1.6 **Integration.** This First Amendment consists of pages 1 through 5 inclusive, which constitute the entire understanding and agreement of the parties and supersedes all negotiations or previous agreements between the parties with respect to all or any part of the transaction discussed in this First Amendment.

1.7 **Effective Date.** This First Amendment shall not become effective until the date it has been formally approved by the City Council and executed by the appropriate authorities of the City and Design Professional.

1.8 **Applicable Law.** The laws of the State of California shall govern the interpretation and enforcement of this First Amendment.

1.9 **References.** All references to the Agreement include all their respective terms and provisions. All defined terms utilized in this First Amendment have the same meaning as provided in the Agreement, unless expressly stated to the contrary in this First Amendment.

IN WITNESS WHEREOF, the parties hereto have executed this First Amendment to the Agreement on the date and year first written above.

CITY

CITY OF WILDOMAR

By: _____
Gary Nordquist, City Manager

ATTEST:

Debbie Lee, City Clerk

APPROVED AS TO FORM

Thomas D. Jex, City Attorney

SERVICE PROVIDER

Property Specialists, Inc. (dba CPSI)

By: _____

Name: _____

Title: _____

By: _____

Name: _____

Title: _____

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

ALL-PURPOSE ACKNOWLEDGMENT NOTARY FOR CALIFORNIA

STATE OF CALIFORNIA)

COUNTY OF)

On _____, 200____, before me, _____, Notary Public, personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person(s) whose names(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(SIGNATURE OF NOTARY)

OPTIONAL

Though this section is optional, completing this information can deter alternation of the document or fraudulent reattachment of this form to an unintended document.

CAPACIT(IES) CLAIMED BY SIGNER(S)

DESCRIPTION OF ATTACHED DOCUMENT

☒ Signer's Name: _____

☐

INDIVIDUAL
CORPORATE OFFICER

☐

TITLE(S)

☐☐

PARTNER(S) LIMITED
GENERAL

☐

ATTORNEY-IN-FACT

☐

TRUSTEE(S)

GUARDIAN/CONSERVATOR

OTHER _____

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER IS REPRESENTING:

(NAME OF PERSON(S) OR ENTITY(IES))

SIGNER(S) OTHER THAN NAMED ABOVE

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

ALL-PURPOSE ACKNOWLEDGMENT NOTARY FOR CALIFORNIA

STATE OF CALIFORNIA)

COUNTY OF)

On _____, 200____, before me, _____, Notary Public, personally appeared _____, who proved to me on the basis of satisfactory evidence to be the person(s) whose names(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(SIGNATURE OF NOTARY)

OPTIONAL

Though this section is optional, completing this information can deter alternation of the document or fraudulent reattachment of this form to an unintended document.

CAPACIT(IES) CLAIMED BY SIGNER(S)

Signer's Name: _____

☐☐

INDIVIDUAL
CORPORATE OFFICER

TITLE(S)

☐

PARTNER(S) ☐ LIMITED
GENERAL

☐

ATTORNEY-IN-FACT

☐

TRUSTEE(S)

☐

GUARDIAN/CONSERVATOR

☐

OTHER _____

DESCRIPTION OF ATTACHED DOCUMENT

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

SIGNER IS REPRESENTING:

(NAME OF PERSON(S) OR ENTITY(IES))

SIGNER(S) OTHER THAN NAMED ABOVE



April 4, 2019

Daniel A. York, Assistant City Manager
Public Works Director, City Engineer
City of Wildomar
23873 Clinton Keith Road, Suite 201
Wildomar, California 92595

Subject: Proposal for Project Close Out Services for the Bundy Canyon Road Widening Project

Dear Dan,

Property Specialist, Inc. (CPSI) began working on the Bundy Canyon Road Widening Project in December of 2017, preparing appraisals, offer packages, assisting with design efforts, coordinating with multiple publicly-owned and developer-owned parcels. As the project has developed, additional services were identified to successfully prepare the project for construction and CPSI included additional scope consisting of property management, environmental testing, lead & asbestos testing services and preparation of the demolition package. The project has continued for over a year while funding for construction has been sought after. Without full funding and the ability to construct the project, we cannot recommend the City Council to adopt a Resolution of Necessity to commence eminent domain proceedings for those owners that have not reasonably negotiated the terms of a settlement.

Additionally, design changes that were implemented by outside agencies, such as the WRCRA and Riverside Flood Control have made our draft appraisal data become obsolete; therefore, updated appraisals will be required. Similarly, the proposed development parcel owners have been unwilling to dedicate the required ROW for the project, due to the uncertainty of their proposed developments, and unwillingness to accept the city's proposed Development Impact Fee (DIF) credit proposal. That said, the decision to formally offer to purchase the right of way required will result in the need for additional appraisals.

To be able to prepare the project for possible phased construction, or to complete remaining acquisitions, close escrows and close out all remaining cases, our team would need to complete and/or update an additional eight (8) appraisals. The comparable data utilized at the beginning of 2018 is invalid and will need to be updated, and some of the added properties have different uses and assumptions than previously assumed.

The 8 additional appraisals will require City Council approval, offer packages, negotiations, escrow and file close out. Not to mention, many of the existing escrow clearance matters (i.e. consent of easements, out of country owners, etc.) have been rather difficult to clear, and the lack of available and cooperative contractor/vendors in the area to provide the relocation needs to the property owners for well, septic, solar systems, etc. that CPSI is coordinating, have extended several cases well beyond the intended scope.

Our current budget will be about \$11,000 after our February invoice. We average about 120 -200 hours per month coordinating all ROW aspects and attending project meetings and working with the design team. With the added scope, I would assume we need approximately 150 collective

hours per month, **through June 30th, to complete the required services listed herein, before the end of the City's fiscal year.**

Therefore, we submit this supplement scope (Amendment #2) request for 8 appraisal reports and updates for a total of \$20,900, and CPSI acquisition, relocation, and general ROW management services for a total of \$47,975 and \$500 for ODC's, for a total amendment of \$69,375.

We are excited about the opportunity to provide these additional services and carry-out the work required to position the project for construction.

Sincerely,

A handwritten signature in black ink that reads "Kent Jorgensen". The signature is written in a cursive, flowing style.

Kent Jorgensen
Project Director
(949) 870-5401
kjorgensen@cpsi-row.com

Approved:

Dan York, Assistant City Manager
Public Works Director, City Engineer

Date

Proposal for Project Close-out Services - Amendment #2

Development Parcel Acquisitions	CPSI Hours	CPSI Labor	Sub	Total
	Sr. Agent	\$95	R.P.Laurain	
2 Parcel 32/33 (APN: 366-320-048, 028) - Bundy Canyon 38 (Rancon)	45	\$4,275	\$11,200	
Parcel 34 (APN: 367-250-008) - Bundy Resort Apartments, LLC	30	\$2,850		
Parcel 39 (367-250-007) - 23263 Bundy Canyon Road, LLC	30	\$2,850		
Subtotal		\$9,975	\$11,200	
				\$21,175
Riverside County RCA Parcel Acquisitions	CPSI Hours	CPSI Labor	Sub	Total
	Sr. Agent	\$95		
Parcel 42 (APN: 366-320-045) Riv. County RCA	30	\$2,850		
Parcel 46 (APN: 366-320-012) Riv. County RCA	30	\$2,850		
Parcel 53 (APN: 366-320-008) Riv. County RCA	30	\$2,850		
Subtotal		\$8,550		
				\$8,550
Riverside County Flood Parcel Acquisitions	CPSI Hours	CPSI Labor	Sub	Total
	Sr. Agent	\$95	R.P. Laurain	
RC Flood Control (APN: 367-450-017)	40	\$3,800	\$5,600	
RC Flood Control (APN: 367-110-007)	40	\$3,800		
Subtotal		\$7,600	\$5,600	
				\$13,200
Additional ROW Services Added	CPSI Hours	CPSI Labor	Sub	Total
	Sr. Agent	\$95	R.P. Laurain	
Parcel 41 (APN: 367-250-015) - Bundy School	30	\$2,850	\$4,100	
Coordination - Cancellation of Project TCE's	40	\$3,800		
Coordination - (Consent of Easements)	45	\$4,275		
Relocation Oversight (Relocate Existing Home) - Parcel 65. Coordinate removal and replacement of well, septic and mobil home.	70	\$6,650		
Relocation (Wells, LAFCO, Septic) - Parcels 35, 49	45	\$4,275		
Subtotal		\$21,850	\$4,100	
				\$25,950
			ODC's (mileage)	\$500
TOTAL				\$69,375

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #1.9

CONSENT CALENDAR

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Dan York, Assistant City Manager

SUBJECT: FY 2019-20 List of Projects for the SB1: Road Repair and Accountability Act of 2017

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING A LIST OF PROJECTS FOR FISCAL YEAR 2019-20
FUNDED BY SB1: THE ROAD REPAIR AND ACCOUNTABILITY ACT OF 2017.

BACKGROUND:

The City of Wildomar must adopt a list of projects each fiscal year that will be partially or totally funded by SB1: The Road Repair and Accountability Act of 2017 (RMRA). The city must submit the list of projects to the California Transportation Commission (CTC) prior to receiving funds.

DISCUSSION:

The City expects to receive revenues from the RMRA for the Fiscal Year 2019-20. The use of RMRA gas tax funds includes but is not limited to: Road Maintenance and Rehabilitation; Safety Projects; Traffic Control Devices; and, satisfies match requirements to obtain State and Federal funds (e.g. Grants).

The City successfully completed a road rehabilitation project in September 2018 using Highway User Tax (HUTA) gas tax and RMRA gas tax funds at a total cost of \$812,778.

One matrix staff utilizes to prioritize road maintenance is the Pavement Condition Index (PCI). The City Council received a Pavement Management Report listing PCI for city streets at its March 13, 2013 meeting. FY 2018-19 RMRA funds were used to update the Pavement Management Report. The report is being finalized and planned to be presented to City Council in May 2019. Staff utilized the information from the report as well as maintenance records and citizen input to select the streets for the FY 2019-20. Staff proposes the attached Resolution at this time because the State requires cities to report to the CTC by May 1, 2019. The recommended streets are listed in the proposed

Resolution. It should be noted that the list can be revised at a later date in the event final costs do not allow all the streets to be completed or will allow new streets to be added.

Staff recommends a strategy for the FY 2019-20 that allocates the Road Maintenance and Repair Account funds to begin a preventative maintenance program (crack seal and slurry seal), provide street reconstruction and asphalt repair / asphalt overlays on the selected streets.

FISCAL IMPACTS:

Total anticipated Revenue and Expenditures for RMRA for FY 2019-20 is \$600,000. The proposed projects will be funded by these funds.

Prepared by:
Daniel A. York
Assistant City Manager

Submitted & Approved by:
Gary Nordquist
City Manager

ATTACHMENTS:

Resolution

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADOPTING A LIST OF PROJECTS FOR FISCAL YEAR 2019-20
FUNDED BY SB 1: THE ROAD REPAIR AND ACCOUNTABILITY ACT OF 2017**

WHEREAS, Senate Bill 1 (SB 1), the Road Repair and Accountability Act of 2017 (Chapter 5, Statutes of 2017) was passed by the Legislature and Signed into law by the Governor in April 2017 to address the significant multi-modal transportation funding shortfalls statewide; and

WHEREAS, SB 1 includes accountability and transparency provisions that will ensure the residents of our City are aware of the projects proposed for funding in our community and which projects have been completed each fiscal year; and

WHEREAS, the City must adopt by resolution a list of projects proposed to receive fiscal year funding from the Road Maintenance and Rehabilitation Account (RMRA), created by SB 1, which must include a description and the location of each proposed project, a proposed schedule for the project's completion, and the estimated useful life of the improvement; and

WHEREAS, the City will receive an estimated \$600,000 in RMRA funding in Fiscal Year 2019-20 from SB 1; and

WHEREAS, this is the third year in which the City is receiving SB 1 funding and will enable the City to continue essential road maintenance and rehabilitation projects, safety improvements, repairing and replacing aging bridges, and increasing access and mobility options for the traveling public that would not have otherwise been possible without SB 1; and

WHEREAS, the City has undergone a public process to ensure public input into our community's transportation priorities/the project list; and

WHEREAS, the City used a Pavement Management System 2019 Update to develop the SB 1 project list to ensure revenues are being used on the most high-priority and cost-effective projects that also meet the community's priorities for transportation investment; and

WHEREAS, the funding from SB 1 will help the City maintain and rehabilitate many streets/roads through a preventative maintenance program and pavement rehabilitation throughout the City this year and various similar projects into the future; and

WHEREAS, the 2018 California Statewide Local Streets and Roads Needs Assessment found that the City streets and roads are in an "at-risk" condition and this revenue will help us keep our streets and roads from entering the "poor" condition with the goal of increasing the overall quality of our road system to a "good" condition, and

WHEREAS, the SB 1 project list and overall investment in our local streets and roads infrastructure with a focus on basic maintenance and safety, investing in complete streets infrastructure, and using cutting-edge technology, materials and practices, will have significant positive benefits to the City and community,

NOW, THEREFORE BE IT RESOLVED by the City Council of the City of Wildomar, California, as follows:

Section 1. The foregoing recitals are true and correct.

Section 2. The following list of proposed projects will be funded in-part or solely with fiscal year 2019-20 Road Maintenance and Rehabilitation Account revenues:

PROJECT	LOCATION / DESCRIPTION	USEFULL LIFE
Central St.	Grand Ave. to Palomar St. Base Repair + AC Overlay	22
Grand Ave,	South Pasadena to McVicar St. Base Repair + AC Overlay	24
Bryant St.	Grand Ave. to Union St. Reconstruction	25
Dunn St.	Central St. to South Pasadena Reconstruction	25
Darby St.	Grand Ave. to McVicar St. Reconstruct	25
Crack Seal	Various Streets to be determined	8

Section 3. **PROJECT SCHEDULE:**
Design / Bid / Award: Fall – Winter 2019
Construction: Winter – Spring 2020

PASSED APPROVED AND ADOPTED this 10th day of April 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee CMC
City Clerk

CITY OF WILDOMAR – CITY COUNCIL
Agenda Item #1.10
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Mayor and City Council Members
FROM: Gary Nordquist, City Manager
SUBJECT: Changes to the Position Classification Schedule

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA,
ADDING THE ECONOMIC DEVELOPMENT DIRECTOR POSITION AND UPDATING
THE POSITION CLASSIFICATION SCHEDULE FOR THE NEWLY CREATED
POSITION

BACKGROUND/DISCUSSION:

The City does not have an Economic Development Director position classification currently in its Position Classification Schedule. This proposed addition would establish a director level classification to lead the City's efforts to bring sustainable businesses to our community.

FISCAL IMPACTS:

None at this time.

Submitted and Approved by:
Gary Nordquist
City Manager

ATTACHMENT:

Resolution

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, ADDING THE ECONOMIC DEVELOPMENT DIRECTOR
POSITION AND UPDATING THE POSITION CLASSIFICATION SCHEDULE
FOR THE NEWLY CREATED POSITION**

WHEREAS, The City of Wildomar was incorporated July 1, 2008 and adopted Ordinance 08-14 establishing the Personnel Rules and at the City Council meeting of October 13, 2010, the Ordinance was repealed and replaced by Ordinance 53, adding Chapter 2.07 to the Wildomar Municipal Code establishing the City of Wildomar Personnel Rules and;

WHEREAS, on June 18, 2014, the City Council of the City of Wildomar approved Ordinance No. 96 entitled "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, AMENDING CHAPTER 2.36 (PERSONNEL SYSTEM) OF THE WILDOMAR MUNICIPAL CODE;"

WHEREAS, Ordinance No. 96 amended Chapter 2.36 of the Wildomar Municipal Code and the City's Personnel Rules are to be adopted by resolution of the City Council; and

WHEREAS, Ordinance No. 96 among other things, states that the City Council shall have the authority to adopt, amend or repeal the Personnel Rules and the Human Resources Officer shall have authority to prepare and recommend revisions to the Personnel Rules and;

WHEREAS, The Human Resources Officer of the City of Wildomar recommends that the classification plan be updated to include the addition of an Economic Development Director position to lead the effort to bring sustainable businesses to our City.

NOW, THEREFORE, BE IT RESOLVED that the Economic Development Director position is added to the position classification schedule and shall be set forth on the following schedules:

Exhibit "A" Economic Development Director Description
Exhibit "B" Position Classification Schedule

BE IT FURTHER RESOLVED that the additions and changes to the Position Classification Schedule contained in this resolution shall become effective on April 10, 2019.

PASSED, APPROVED AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

City of Wildomar
Position Classification Schedule - Revised for Additional Position Added
April 2019

Current Pay Grade	Classification	FLSA Status	Group	Career Family	Date
25	Accounting Manager	Exempt	Mgmt	Accounting	1/9/2019
2	Administrative Aide I	Non-Exempt	General	Administration	1/9/2019
5	Administrative Aide II	Non-Exempt	General	Administration	1/9/2019
14	Administrative Analyst	Non-Exempt	General	Administration	1/9/2019
18	Administrative Analyst II	Non-Exempt	General	Administration	1/9/2019
23	Administrative Analyst - Senior	Non-Exempt	General	Administration	1/9/2019
9	Administrative Assistant	Non-Exempt	General	Administration	1/9/2019
37	Administrative Services Director	Exempt	Mgmt	Administration	1/9/2019
8	Animal Services Officer	Non-Exempt	General	Animal Control	1/9/2019
15	Animal Services Supervisor	Non-Exempt	General	Animal Control	1/9/2019
15	Assistant City Clerk	Non-Exempt	General	City Clerk	1/9/2019
18	Assistant Planner	Non-Exempt	General	Planning	1/9/2019
40	Assistant City Manager	Exempt	Exec	Administration	1/9/2019
23	Associate Planner	Non-Exempt	General	Planning	1/9/2019
16	Building Inspector I	Non-Exempt	General	Building	1/9/2019
18	Building Inspector II	Non-Exempt	General	Building	1/9/2019
30	Building Official	Exempt	Mgmt	Building	1/9/2019
29	City Clerk	Exempt	Mgmt	City Clerk	1/9/2019
32	City Engineer	Exempt	Mgmt	Engineering	1/9/2019
Contract	City Manager	Exempt	Exec	City Manager	1/9/2019
12	Code Enforcement Officer I	Non-Exempt	General	Code	1/9/2019
14	Code Enforcement Officer II	Non-Exempt	General	Code	1/9/2019
37	Community Services Director	Exempt	Mgmt	Community Services	1/9/2019
22	Community Services Manager	Exempt	Mgmt	Community Services	1/9/2019
12	Development Services Technician	Non-Exempt	General	Building	1/9/2019
30	Economic Development Director	Exempt	Mgmt	Economic Development	4/10/2019
23	Economic Development Manager	Exempt	Mgmt	Economic Development	1/9/2019
37	Finance Director	Exempt	Mgmt	Finance	1/9/2019
8	Groundsworker I	Non-Exempt	General	Maintenance	1/9/2019
10	Groundsworker II	Non-Exempt	General	Maintenance	1/9/2019
12	Groundsworker- Senior	Non-Exempt	General	Maintenance	1/9/2019
1	Intern I (Undergraduate)	Non-Exempt	General	varies	1/9/2019
7	Intern II (Graduate)	Non-Exempt	General	varies	1/9/2019
16	Manager of Operations and Maintenance	Exempt	Mgmt	Maintenance	1/9/2019
37	Planning Director	Exempt	Mgmt	Planning	1/9/2019
16	Plans Examiner	Non-Exempt	General	Building	1/9/2019
37	Public Works Director	Exempt	Mgmt	Public Works	1/9/2019
1	Recreation Leaders I	Non-Exempt	General	Community Services	1/9/2019
7	Recreation Leader II	Non-Exempt	General	Community Services	1/9/2019

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #1.11

CONSENT CALENDAR

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Dan York, Assistant City Manager/Public Works Director

SUBJECT: Ordinance No. 164 Second Reading – Update Participation in the Transportation Uniform Mitigation Fee (TUMF) Program

STAFF REPORT

RECOMMENDATION:

Staff recommends the City Council adopt an Ordinance entitled:

ORDINANCE NO. 164
AN ORDINANCE OF THE CITY OF WILDOMAR AMENDING CHAPTER
3.40 OF THE WILDOMAR MUNICIPAL CODE TO INCLUDE A
PROCESS FOR WRCOG CALCULATION AND COLLECTION OF FEES
UNDER THE WESTERN RIVERSIDE COUNTY TRANSPORTATION
UNIFORM MITIGATION FEE (TUMF) PROGRAM

DISCUSSION:

The City Council approved the first reading of Ordinance No. 164 at the March 13, 2019 City Council meeting for shifting responsibility to WRCOG for calculation and collection of TUMF. At this time, it would be appropriate for the City Council to adopt Ordinance No. 164 as amended.

Submitted by:
Dan York
Assistant City Manager/Public Works Director

Approved by:
Gary Nordquist
City Manager

ATTACHMENT:

Ordinance No. 164

ORDINANCE NO. 164
AN ORDINANCE OF THE CITY OF WILDOMAR AMENDING
CHAPTER 3.40 OF THE WILDOMAR MUNICIPAL CODE TO
INCLUDE A PROCESS FOR WRCOG CALCULATION AND
COLLECTION OF FEES UNDER THE WESTERN RIVERSIDE
COUNTY TRANSPORTATION UNIFORM MITIGATION FEE
(TUMF) PROGRAM

WHEREAS, the City is a member agency of the Western Riverside Council of Governments ("WRCOG"), a joint powers agency comprised of the County of Riverside and 18 cities located in Western Riverside County. Acting in concert, the WRCOG Member Agencies developed a plan whereby the shortfall in funds needed to enlarge the capacity of the Regional System of Highways and Arterials in Western Riverside County (the "Regional System") could be made up in part by a Transportation Uniform Mitigation Fee ("TUMF") on future residential, commercial and industrial development;

WHEREAS, WRCOG, upon the recommendation of the WRCOG Executive Committee, now desires to adopt a process in which WRCOG calculates and collects TUMF on behalf of member agencies under the Western Riverside County Transportation Uniform Mitigation Fee Program Ordinance of 2019;

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA ORDAINS AS FOLLOWS:

SECTION 1: AMENDMENT OF CHAPTER 3.40 OF THE WILDOMAR MUNICIPAL CODE.

Chapter 3.40 (WESTERN RIVERSIDE COUNTY TRANSPORTATION UNIFORM MITIGATION FEE PROGRAM) is hereby amended in its entirety to read as follows:

"Sec. 3.40.010. TITLE

This Ordinance shall be known as the "Western Riverside County Transportation Uniform Mitigation Fee Program Ordinance of 2019" ("Ordinance").

Sec. 3.40.020 FINDINGS

A. The City is a member agency of the Western Riverside Council of Governments ("WRCOG"), a joint powers agency comprised of the County of Riverside and 18 cities located in Western Riverside County. Acting in concert, the WRCOG Member Agencies developed a plan whereby the shortfall in funds needed to enlarge the capacity of the Regional System of Highways and Arterials in Western Riverside County (the "Regional System") could be made up in part by a Transportation Uniform Mitigation Fee ("TUMF") on future residential, commercial and industrial development.

B. WRCOG, with the assistance of TUMF participating jurisdictions, has prepared an updated nexus study entitled "Transportation Uniform Mitigation Fee Nexus Study: 2016 Update" ("2016 Nexus Study") pursuant to California Government Code § 66000 et seq. (the Mitigation Fee Act), for the purpose of updating the fees. On July 10, 2017, the WRCOG executive committee reviewed the 2016 Nexus Study and TUMF program and recommended TUMF participating jurisdictions amend their applicable TUMF ordinances to reflect changes in

the TUMF network and the cost of construction in order to update the TUMF program. The City Council of the City of Wildomar adopted the 2016 Nexus Study and made all of the required findings via Ordinance No. 139.

C. WRCOG, upon the recommendation of the WRCOG Executive Committee, and the City desire to adopt a process in which WRCOG calculates and collects TUMF on behalf of member agencies.

D. The findings set forth in Ordinance No. 139 remain true and correct, and by this reference are incorporated as if set forth in full herein.

Sec. 3.40.030. DEFINITIONS

For the purpose of this Ordinance, the following words, terms and phrases shall have the following meanings:

“Class ‘A’ Office” means an office building that is typically characterized by high quality design, use of high end building materials, state of the art technology for voice and data, on-site support services/maintenance, and often includes full service ancillary uses such as, but not limited to a bank, restaurant/office coffee shop, health club, printing shop, and reserved parking. The minimum requirements of an office building classified as Class ‘A’ Office shall be as follows: (i) minimum of three stories (exception will be made for March JPA, where height requirements exist); (ii) minimum of 10,000 square feet per floor; (iii) steel frame construction; (iv) central, interior lobby; and (v) access to suites shall be from inside the building unless the building is located in a central business district with major foot traffic, in which case the first floor may be accessed from the street to provide entrances/ exits for commercial uses within the building.

“Class ‘B’ Office” means an office building that is typically characterized by high quality design, use of high end building materials, state of the art technology for voice and data, on-site support services/maintenance, and often includes full service ancillary uses such as, but not limited to a bank, restaurant/office coffee shop, health club, printing shop, and reserved parking. The minimum requirements of an office building classified as Class ‘B’ Office shall be as follows: (i) minimum of two stories; (ii) minimum of 15,000 square feet per floor; (iii) steel frame, concrete or masonry shell construction; (iv) central, interior lobby; and (v) access to suites shall be from inside the building unless the building is located in a central business district with major foot traffic, in which case the first floor may be accessed from the street to provide entrances/exits for commercial uses within the building.

“Development Project” or “Project” means any project undertaken for the purposes of development, including the issuance of a permit for construction.

“Disabled Veteran” means any veteran who is retired or is in process of medical retirement from military service who is or was severely injured in a theatre of combat operations and has or received a letter of eligibility for the Veterans Administration Specially Adapted Housing (SAH) Grant Program.

“Government/public buildings, public schools, and public facilities” means any owned and operated facilities by a government entity in accordance with Section 3.40.050. A new development that is subject to a long-term lease with a government agency for

government/public buildings, public schools, and public facilities shall apply only if all of the following conditions are met:

- (a) The new development being constructed is subject to a long-term lease with a government agency.
- (b) The project shall have a deed restriction placed on the property that limits the use to government/public facility for the term of the lease, including all extension options, for a period of not less than 20 years. Any change in the use of the facility from government shall trigger the payment of the TUMF in effect at the time of the change is made.
- (c) No less than ninety percent of the total square footage of the building is leased to the government agency during the term of deed restriction the long term and any extensions thereof.
- (d) The new development is constructed at prevailing wage rates.
- (e) A copy of the lease is provided to the applicable jurisdiction and to WRCOG.
- (f) Based on the facts and circumstances WRCOG determines that the intent of the lease is to provide for a long-term government use, and not to evade payment of TUMF.

“Gross Acreage” means the total property area as shown on a land division of a map of record, or described through a recorded legal description of the property. This area shall be bounded by road rights of way and property lines.

“Guest Dwellings” and “Detached Second Units” according to the State of California legal definition as following: 1) The second unit is not intended for sale and may be rented; 2) The lot is zoned for single-family dwellings; 3) The lot contains an existing single-family dwelling; 4) The second unit is either attached to the existing dwelling and located within the living area of the existing dwelling or detached from the existing dwelling and located on the same lot as the existing dwelling; and 5) Are ministerially amended by each jurisdiction’s local codes.

“Habitable Structure” means any structure or part thereof where persons reside, congregate or work and which is legally occupied in whole or part in accordance with applicable building codes, and state and local laws.

“Industrial Project” means any development project that proposes any industrial or manufacturing use allowed in the following zoning classifications: I-P, M-SC, M-M, M-H, M-R, M-R-A, A-1, A-P, A-2, A-D, W-E, or SP with one of the aforementioned zones used as the base zone.

“Long-Term Lease” as used in the TUMF Program, a “long-term lease” shall mean a lease with a term of no less than twenty years.

“Low Income Residential Housing” means “Residential Affordable Units”: (A) for rental housing, the units shall be made available, rented and restricted to “lower income households” (as defined in Health and Safety Code Section 50079.5) at an “affordable rent” (as defined in Health and Safety Code Section 50053),). Affordable units that are rental

housing shall be made available, rented, and restricted to lower income households at an affordable rent for a period of at least fifty-five (55) years after the issuance of a certificate of occupancy for new residential development. and (B) for for-sale housing, the units shall be sold to “persons or families of low or moderate income” (as defined in Health and Safety Code Section 50093) at a purchase price that will not cause the purchaser’s monthly housing cost to exceed “affordable housing cost (as defined in Health and Safety Code Section 50052.5) Affordable units that are for-sale housing units shall be restricted to ownership by persons and families of low or moderate income for at least forty-five (45) years after the issuance of a certificate of occupancy for the new residential development.

“Mixed-Use Development” as used in the TUMF Program, means Developments with the following criteria: (1) three or more significant revenue-producing uses, and (2) significant physical and functional integration of project components.

“Multi-Family Residential Unit” means a development project that has a density of greater than eight residential dwelling units per gross acre as prescribed in the following general plan land use designations: MHDR, HDR, VHDR, HHDR and MUPA.

“Non-profit Organization” means an organization operated exclusively for exempt purposes set forth in section 501(c)(3) of the Internal Revenue Code, and none of its earnings may inure to any private shareholder or individual. In addition, it may not be an action organization, i.e., it may not attempt to influence legislation as a substantial part of its activities and it may not participate in any campaign activity for or against political candidates. For the purposes of the TUMF Program, the non-profit may be a 501(c) (3) charitable organization as defined by the Internal Revenue Service.

“Non-Residential Unit” means retail commercial, service commercial and industrial development which is designed primarily for non-dwelling use, but shall include hotels and motels.

“Recognized Financing District” means a Financing District as defined in the TUMF Administrative Plan as may be amended from time to time.

“Residential Dwelling Unit” means a building or portion thereof used by one family and containing but one kitchen, which is designed primarily for residential occupancy including single-family and multi-family dwellings. “Residential Dwelling Unit” shall not include hotels or motels.

“Retail Commercial Project” means any development project that proposes any retail commercial activity use not defined as a service commercial project allowed in the following zoning classifications: C-1/C-P, C-P-S, C-R, C-O, MU-Overlay, C/V, C-C/V, or SP with one of the aforementioned zones used as the base zone, which can include any eating/dining facility residing on the retail commercial development premises.

“Service Commercial Project” means any development project that is predominately dedicated to business activities associated with professional or administrative services, and typically consists of corporate offices, financial institutions, legal, and medical offices eating/dining facilities, and other uses related to personal or professional services.

“Single Family Residential Unit” means each residential dwelling unit in a

development that has a density of eight units to the gross acre or less as prescribed in the following general plan land use designations: RR, RM, RC-EDR, RC-VLDR, RC-LDR, RUR, EDR, VLDR, LDR, MDR and MHDR.

“TUMF Administrative Plan” means that the TUMF Administration Plan adopted by the WRCOG Execution Committee May 5, 2003, as amended, setting forth detailed administration procedures and requirements for the TUMF program.

“TUMF Participating Jurisdiction” means a jurisdiction in Western Riverside County which has adopted and implemented an ordinance authorizing participation in the TUMF Program and complies with all regulations established in the TUMF Administrative Plan, as adopted and amended from time to time by the WRCOG.

Sec. 3.40.040. ESTABLISHMENT OF THE TRANSPORTATION UNIFORM MITIGATION FEE.

A. **Adoption of TUMF Schedule.** The City Council shall adopt an applicable TUMF schedule through a separate resolution, which may be amended from time to time.

B. **Fee Calculation.** The fees shall be calculated by WRCOG according to the calculation methodology fee set forth in the WRCOG TUMF Fee Calculation Handbook adopted July 14, 2003, as amended from time to time. In addition to data in the Fee Calculation Handbook, WRCOG Staff may consider the following items when establishing the appropriate fee calculation methodology:

- Underlying zoning of the site
- Land-use classifications in the latest Nexus Study
- Project specific traffic studies
- Latest Standardized reference manuals such as the Institute of Traffic Engineers Trip Generation Manual
- Previous TUMF calculations for similar uses
- WRCOG staff shall approve final draft credit / reimbursement agreement prior to execution

WRCOG shall have final determination regarding the appropriate methodology to calculate the fee based on the information provided by the local agency. In case of a conflict between the applicant, WRCOG, and/or the local agency regarding the fee calculation methodology, the dispute resolution process in the TUMF Administrative Plan will apply.

C. **Fee Adjustment.** The fee schedule may be periodically reviewed and the amounts adjusted by the WRCOG Executive Committee. By amendment to the Resolution referenced in subsection A, above, the fees may be increased or decreased to reflect the changes in actual and estimated costs of the Regional System including, but not limited to, debt service, lease payments and construction costs. The adjustment of the fees may also reflect changes in the facilities required to be constructed, in estimated revenues received

pursuant to this Ordinance, as well as the availability or lack thereof of other funds with which to construct the Regional System. WRCOG shall review the TUMF Program no less than every four years after the effective date of this Ordinance.

D. **Purpose.** The purpose of the TUMF is to fund those certain improvements to the Regional System as depicted in Exhibit "A" to Ordinance No. 139, and identified in the 2016 Nexus Study, Exhibit "B" to Ordinance No. 139.

E. **Applicability.** The TUMF shall apply to all new development within the City, unless otherwise exempt hereunder.

F. **Exemptions.** The following types of new development shall be exempt from the provisions of this Ordinance and in TUMF Administrative Plan:

1. Low income residential housing as described in Section 3.40.030 and in the TUMF Administrative Plan.

2. Government/public buildings, public schools, and public facilities as described in Section 3.40.030 and in the TUMF Administrative Plan. Airports that are public use airports and are appropriately permitted by Caltrans or other state agency.

3. Development Projects which are the subject of a Public Facilities Development Agreement entered into pursuant to Government Code section 65864 et seq., prior to the effective date of the ordinance codified in this chapter, wherein the imposition of new fees are expressly prohibited, provided that if the term of such a Development Agreement is extended by amendment or by any other manner after the effective date of said ordinance, the TUMF shall be imposed.

4. The rehabilitation and/or reconstruction of any habitable structure in use on or after January 1, 2000, provided that the same or fewer traffic trips are generated as a result thereof.

5. Guest Dwellings and Detached Second Units as described in Section 3.40.030 and in the Administrative Plan

6. Kennels and Catteries established in connection with an existing single family residential unit.

7. Any sanctuary, or other activity under the same roof of a church or other house of worship that is not revenue generating and is eligible for a property tax exemption (excluding concert venues, coffee/snack shops, book stores, for-profit pre-school day-cares, etc., which would be assessed TUMF.)

8. Any nonprofit corporation or nonprofit organization offering and conducting full-time day school at the elementary, middle school or high school level for students between the ages of five and eighteen years.

9. New single-family homes, constructed by non-profit organizations, specially adapted and designed for maximum freedom of movement and independent living for qualified Disabled Veterans."

10. Other uses may be exempt as determined by the WRCOG Executive Committee as further defined in the TUMF Administrative Plan.

G. **Credit.** Regional System improvements may be credited toward the TUMF in accordance with the TUMF Administrative Plan and the following:

1. **Regional Tier**

a. **Arterial Credits:** If a developer constructs arterial improvements identified on the Regional System, the developer shall receive credit for all costs associated with the arterial component based on approved Nexus Study for the Regional System effective at the time the credit agreement is entered into. WRCOG staff must pre-approve any credit agreements that deviate from the standard WRCOG approved format.

b. **Other Credits:** In special circumstances, when a developer constructs off-site improvements such as an interchange, bridge, or railroad grade separation, credits shall be determined by WRCOG and the City in consultation with the developer. All such credits must have prior written approval from WRCOG.

c. The amount of the development fee credit shall not exceed the maximum amount determined by the Nexus Study for the Regional System at the time the credit agreement is entered into or actual costs, whichever is less.

2. **Local Tier**

a. The local jurisdictions shall compare facilities in local fee programs against the Regional System and eliminate any overlap in its local fee program except where a Recognized Financing District has been established.

b. If there is a Recognized Financing District established, the local agency may credit that portion of the facility identified in both programs against the TUMF in accordance with the TUMF Administrative Plan.

Sec. 3.40.050 REIMBURSEMENTS.

Should the developer construct Regional System improvements in excess of the TUMF fee obligation, the developer may be reimbursed based on actual costs or the approved Nexus Study effective at the time the agreement was entered into, whichever is less. Reimbursements shall be enacted through an agreement between the developer and the City, contingent on funds being available and approved by WRCOG. In all cases, however, reimbursements under such special agreements must coincide with construction of the transportation improvements as scheduled in the five-year Zone Transportation Improvement Programs adopted annually by WRCOG.

Sec. 3.40.060. PROCEDURES FOR THE LEVY, COLLECTION AND DISPOSITION OF FEES.

A. **Authority of the Building Department.** The Director of Building & Safety, or his/her designee, is hereby authorized to provide WRCOG with development project specifics for the calculation of TUMF in a manner consistent with the TUMF Administrative Plan.

B. Payment. Payment of the fees shall be as follows:

i. All fees collected hereunder shall be collected by WRCOG for deposit, investment, accounting and expenditure in accordance with the provisions of this Ordinance, TUMF Administrative Plan, and the Mitigation Fee Act.

ii. The fees shall be paid at the time a certificate of occupancy is issued for the Development Project or upon final inspection, whichever comes first (the "Payment Date"). However this section should not be construed to prevent payment of the fees prior to issuance of an occupancy permit or final inspection. Fees may be paid at the issuance of a building permit, and the fee payment shall be calculated based on the fee in effect at that time, provided the developer tenders the full amount of his/her TUMF obligation. If the developer makes only a partial payment prior to the Payment Date, the amount of the fee due shall be based on the TUMF fee schedule in place on the Payment Date. The fees shall be calculated according to the fee schedule set forth in the Ordinance and the calculation methodology set forth in the Fee Calculation Handbook adopted July 14, 2003, as amended from time to time.

iii. The fees required to be paid shall be the fee amounts in effect at the time of payment is due under this Ordinance, not the date the Ordinance is initially adopted. The City shall not enter into a development agreement which freezes future adjustments of the TUMF.

iv. If all or part of any development project is sold prior to payment of the fee, the property shall continue to be subject to the requirement for payment of the fee. The obligation to pay the fee shall run with the land and be binding on all the successors in interest to the property.

v. Fees shall not be waived.

C. Issuance of Certificate of Occupancy. The City shall not issue a certificate of occupancy for any Development Project until WRCOG has provided written evidence that it has collected the fee.

D. Appeals. Appeals shall be filed with WRCOG in accordance with the provisions of the TUMF Administrative Plan. Appealable issues shall be the application of the fee, application of credits, application of reimbursement, application of the legal action stay and application of exemption.

E. Reports to WRCOG. The Director of Building and Safety, or his/her designee, shall prepare and deliver to the Executive Director of WRCOG, periodic reports as will be established under Section 3.40.070.

Sec. 3.40.070. APPOINTMENT OF THE TUMF ADMINISTRATOR.

WRCOG is hereby appointed as the Administrator of the Transportation Uniform Mitigation Fee Program. WRCOG is hereby authorized to collect all fees generated from the TUMF within the City, and to invest, account for and expend such fees in accordance with the provisions of this Ordinance and the Mitigation Fee Act. The detailed administrative procedures concerning the implementation of this Ordinance shall be contained in the TUMF Administrative

Plan. Furthermore, the TUMF Administrator shall use the Fee Calculation Handbook adopted July 14, 2003, as amended from time to time, for the purpose of calculating a developer's TUMF obligation. In addition to detailing the methodology for calculating all TUMF obligations of different categories of new development, the purpose of the Fee Calculation Handbook is to clarify for the TUMF Administrator, where necessary, the definition and calculation methodology for uses not clearly defined in the respective TUMF ordinances.

WRCOG shall expend only that amount of the funds generated from the TUMF for staff support, audit, administrative expenses, and contract services that are necessary and reasonable to carry out its responsibilities and in no case shall the funds expended for salaries and benefits exceed one percent (1%) of the revenue raised by the TUMF Program. The TUMF Administrative Plan further outlines the fiscal responsibilities and limitations of the Administrator.”

SECTION 2: EFFECT.

No provisions of this Ordinance shall entitle any person who has already paid the TUMF to receive a refund, credit or reimbursement of such payment. This Ordinance does not create any new TUMF.

SECTION 3: SEVERABILITY.

If any one or more of the terms, provisions or sections of this Ordinance shall to any extent be judged invalid, unenforceable and/or voidable for any reason whatsoever by a court of competent jurisdiction, then each and all of the remaining terms, provisions and sections of this Ordinance shall not be affected thereby and shall be valid and enforceable.

SECTION 4: ORDINANCE NO. 139

This Ordinance supersedes Ordinance No. 139 only to the extent that this Ordinance expressly changes the text of Ordinance No. 139. The findings contained in Ordinance No. 139 remain true and correct and are incorporated herein by reference. If, for whatever reason, this Ordinance is declared invalid or unenforceable by a court of competent jurisdiction, Ordinance No. 139 and all other related ordinances and polices shall remain in full force and effect.

SECTION 5: EFFECTIVE DATE.

This Ordinance shall take effect thirty days after it is adopted.

PASSED, APPROVED, AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #1.12

CONSENT CALENDAR

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Dan York, Assistant City Manager/Public Works Director
Thomas Jex, City Attorney

SUBJECT: Ordinance No. 165 Second Reading – Regulating Wireless Telecommunication Facilities in the Public Rights-of-Way

STAFF REPORT

RECOMMENDATION:

Staff recommends the City Council adopt an Ordinance entitled:

ORDINANCE NO. 165

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA,
REPEALING SECTION 5.08.070 AND ADDING CHAPTER 12.20 TO THE WILDOMAR
MUNICIPAL CODE PERTAINING TO WIRELESS TELECOMMUNICATION FACILITIES IN
THE PUBLIC RIGHT-OF-WAYS

DISCUSSION:

The City Council approved the first reading of Ordinance No. 165 at the March 13, 2019 City Council meeting for regulating wireless telecommunication facilities in the public rights-of-way. At this time, it would be appropriate for the City Council to adopt Ordinance No. 165 as amended.

Submitted by:
Dan York
Assistant City Manager/Public Works Director

Approved by:
Gary Nordquist
City Manager

ATTACHMENT:

Ordinance No. 165

ORDINANCE NO. 165
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA,
REPEALING SECTION 5.08.070 AND ADDING CHAPTER 12.20 TO THE WILDOMAR
MUNICIPAL CODE PERTAINING TO WIRELESS TELECOMMUNICATION FACILITIES IN
THE PUBLIC RIGHT-OF-WAY

THE WILDOMAR CITY COUNCIL DOES ORDAIN AS FOLLOWS:

WHEREAS, Section 7901 of the California Public Utilities Code confers upon telephone corporations the right to construct telephone lines and equipment "along and upon any public road or highway" in such manner and at such points as "not to incommode the public use of the road or highway;" and

WHEREAS, Public Utilities Code Section 7901.1 authorizes a municipality to "exercise reasonable control" over the time, place, and manner in which roads and highways are accessed; and

WHEREAS, the City Council finds and determines that it is necessary, desirable, and in the public interest to impose the City's time, place and manner requirements, as authorized by Public Utilities Code Section 7901.1, upon telephone corporations related to the installation of wireless telecommunication facilities in the public right of way through the procedures outlined in this Ordinance.

SECTION 1. CEQA FINDINGS.

The City Council finds that adoption of this ordinance is not subject to the California Environmental Quality Act (CEQA) pursuant to Section 15303 of the CEQA Guidelines, California Code of Regulations, Title 14, Chapter 3, because it permits the construction and installation of limited new small wireless telecommunication facilities within the public right-of-way. As established in *Robinson v. City and County of San Francisco*, 208 Cal.App.4th 950 (2012), Section 15303 of the CEQA Guidelines exempts from CEQA review the installation of numerous small wireless telecommunications facilities within the public right-of-way and scattered throughout the city. The installation of larger wireless telecommunications facilities are exempt from CEQA under Section 15303 as well, as established in *Don't Cell our Parks v. City of San Diego*, 21 Cal.App.5th 338 (2018).

SECTION 2. AMENDMENT TO THE MUNICIPAL CODE.

Section 5.08.170 (Telecommunications service provided by telephone corporations) of the Wildomar Municipal Code is hereby repealed in its entirety.

SECTION 3. AMENDMENT TO THE MUNICIPAL CODE.

Chapter 12.20 (Wireless Telecommunications Facilities in the Public Right of Way) is hereby added to the Wildomar Municipal Code to read as follows:

"Chapter 12.20 WIRELESS TELECOMMUNICATIONS FACILITIES IN THE PUBLIC
RIGHT OF WAY

12.20.010 Purpose and Intent

The purpose of this Chapter is to establish policies and procedures for the placement of wireless telecommunication facilities in the public right-of-way within the City's jurisdiction. The placement of wireless telecommunication facilities outside of the public right-of-way is not regulated by this Chapter and is subject to the requirements of Chapter 17.310 of this Code. This Chapter is intended impose reasonable time, place and manner regulations upon the installation of wireless telecommunication facilities within the public right-of-way pursuant to Public Utilities Code section 7901.1, to prevent interference with the use of the public right-of-way for travel or other lawful uses of the public right-of-way, prevent visual and physical obstructions that create safety hazards, minimize damage to the City's pavement, and protect the aesthetics and character of the locations where wireless telecommunications facilities are installed. This Chapter is also intended to streamline the approval of small wireless telecommunication facilities in the public right of way so as to promote the expansion of wireless service and coverage within the City to serve the City's residents and businesses.

12.20.020 Definitions

"Antenna" means communications equipment that transmits or receives electromagnetic radio frequency signals used in the provision of wireless services.

"Collocate" means to install, mount, maintain, modify, operate, or replace wireless telecommunications facilities on an existing structure. "Collocation" has a corresponding meaning.

"Day" means calendar day.

"Director" means the Public Works Director or his or her designee.

"Large wireless telecommunications facility" means a wireless telecommunications facility which exceeds either of the maximum sizes for a "small wireless telecommunications facility."

"Parkway" means that area between the sidewalk and the curb of any street, and where there is no sidewalk, that area between the edge of the roadway and the property line adjacent thereto. Parkway shall also include any area within a roadway, which is not open to vehicular travel.

"Person" means an individual, corporation, limited liability company, partnership, association, trust, or other entity or organization, including the City.

"Public sidewalk" means any surface dedicated to the use of pedestrians by license, easement, operation of law or grant to the City.

"Public right-of-way" or "right-of-way" means any public street, public way, or public place, and the space on, above or below it, and all extensions thereof, and additions thereto, under the jurisdiction of the City.

"Public street" means all of that area dedicated to public use for public street and sidewalk purposes and includes, but is not limited to, roadways, parkways, landscape areas, alleys and sidewalks.

“Small wireless telecommunications facility” means a wireless telecommunications facility that: (i) is mounted on structures 50 feet or less in height including its antennas; (ii) is mounted on structures no more than 10 percent taller than other adjacent structures; (iii) does not extend existing structures on which they are located to a height of more than 50 feet or by more than 10 percent, whichever is greater; (iv) each antenna associated with the facility is no more than three cubic feet in volume; (v) all other wireless equipment associated with the facility, including equipment associated with the antenna and any pre-existing associated equipment, are cumulatively no more than 28 cubic feet in volume; (vi) the facility does not require antenna structure registration under federal regulations; (vii) the facility is not located on Tribal land; and (viii) the facility does not result in human exposure to radiofrequency radiation in excess of the applicable safety standards specified in federal regulations.

“Wireless telecommunications facility” means equipment at a fixed location that enables wireless communications between user equipment and a communications network, including: (i) equipment associated with wireless communications; and (ii) radio transceivers, antennas, coaxial or fiberoptic cable, regular and backup power supplies, and comparable equipment, regardless of technological configuration. The term includes small wireless telecommunications facilities. The term does not include: (i) the structure or improvements on, under, or within which the equipment is collocated; or (ii) coaxial or fiber-optic cable that is between wireless support structures or utility poles or that is otherwise not immediately adjacent to or directly associated with a particular antenna.

12.20.030 Permissible Facilities; Exemption

- A. Small Wireless Telecommunications Facilities. Small wireless telecommunications facilities that wholly or partially rest upon, in or over the public right-of-way are allowed with a permit from the City and subject to compliance with all provision of this chapter.
- B. Large Wireless Telecommunications Facilities. Large wireless telecommunications facilities are disfavored within the public right-of-way. Large wireless telecommunication facilities are allowed in the public right-of-way subject to the permit requirements in Chapter 17.310 of this Code. Notwithstanding the foregoing, the Planning Director may modify the application requirements as determined appropriate for a proposed right-of-way installation.
- C. Exemption. No permit under this chapter shall be required for any small wireless telecommunications facility proposed to be located on any existing City-owned pole or other vertical infrastructure in the right of way, provided that the City and owner of the small wireless telecommunication facility have entered into a license agreement for the installation of the facility on the City asset, and the facility is in compliance with all of the terms and conditions of the license agreement. The standards in Section 12.20.060 shall apply to small wireless telecommunication facilities installed and maintained pursuant to a license agreement.

12.20.040 Streamlined Small Wireless Telecommunications Facility Permit

- A. Permit Required. A streamlined small wireless telecommunications facility permit (“streamlined permit”) shall be available for small wireless telecommunications

facilities proposed to be located in the public right of way and collocated on an existing structure.

B. Application Submittal. An application for a streamlined permit shall be made to the Public Works Director on such form and fee as required by the City and shall contain the following, plus any other information deemed necessary by the Director:

1. The name, address and telephone number of the owner of the facility;
2. The name, address and telephone number of the responsible person whom the city may notify or contact at any time concerning the facility;
3. A site plan and architectural elevations containing the exact proposed location of the facility and detailed plans created by a qualified licensed engineer and in accordance with requirements set by the Director;
4. A general description of the proposed installation work and anticipated routine maintenance work, and the purposes and intent of the facility;
5. Documentation showing that the proposed facility will not result in levels of radio frequency emissions that exceed Federal Communications Commission standards;
6. A photograph and/or model number of the type of facility being used;
7. An architectural elevation exhibit and photo-simulation showing the proposed facility as it would appear when installed as proposed;
8. A copy of the certificate of public convenience and necessity issued by the CPUC to the applicant, and a copy of the CPUC decision that authorizes the applicant to provide the telecommunications service for which the facilities are proposed to be constructed in the city's public rights-of-way;
9. A hold harmless agreement pursuant to Section 12.20.060.D;
10. A certificate of insurance pursuant to Section 12.20.060.E;
11. An agreement to conform to the requirements of Section 12.20.060; and
12. An application and processing fee, as established by resolution of the City Council, which amount shall be consistent with any applicable state and federal laws and regulations.

Within ten business days of receiving an application, the Director must determine and notify the applicant whether the application is complete, and if incomplete must specify in writing what information is missing. If more than one incomplete determination is made for an application the timeframe for approval of an application provided for in paragraph C below shall begin to run from the date of the applicant's second submission, but shall be tolled from the date of the incomplete determination until such

time as the applicant submits the identified missing information, provided that the City issues its incomplete determination within ten business days of the applicant's previous submission.

- C. Streamlined Permit Approval. The Director shall approve an application for a streamlined permit within 60 business days of a complete application except as otherwise provided in paragraph B of this section if the Director finds:
1. The proposed facility meets the definition of a small wireless telecommunications facility;
 2. The small wireless telecommunications facility is proposed to be collocated on an existing pole or other vertical support structure in the public right-of-way, and if the applicant will be replacing the existing pole or other vertical support structure the replacement pole or structure matches the appearance of the existing pole or structure, to the extent feasible; and
 3. The proposed facility complies with the standards in Section 12.20.060, and is not reasonably likely to endanger the safety of persons or property, interfere with or impedes the flow of pedestrian or vehicular traffic, or interfere with existing uses and facilities in the vicinity;

If the Director cannot make one or more of the required findings, the streamlined permit shall be denied.

- D. Other Permits Required. The issuance of a permit under this section shall be not be construed as exempting the applicant from any other permit or approval requirements that may exist applicable to the installation of a small wireless telecommunications facility in the public right of way, including but not limited to encroachment and excavation permit requirements.

12.20.050 Standard Small Wireless Telecommunications Facility Permit

- A. Eligibility. A standard small wireless telecommunications facility permit ("standard permit") shall be available for small wireless telecommunications facilities proposed to be located in the public right of way and not collocated on an existing structure.
- B. Application Submittal. An application for a standard permit shall be made to the Director on such form and fee as required by the City and shall contain all of the same information required in the application for a streamlined permit, plus information demonstrating that either:
1. No existing pole or other vertical support structure in the vicinity of the proposed location is available to the applicant, or
 2. Utilizing an existing pole or other available vertical support structure would result in greater public safety or aesthetic impacts than the proposed new facility.

Within ten business days of receiving an application, the Director must determine and notify the applicant whether the application is complete, and if incomplete must specify in writing what information is missing. If more than one incomplete determination is made for an application the timeframe for approval of an application provided for in paragraph C below shall begin to run from the date of the applicant's second submission, but shall be tolled from the date of the incomplete determination until such time as the applicant submits the identified missing information, provided that the City issues its incomplete determination within ten business days of the applicant's previous submission

- C. Approval. The Director shall approve an application for a standard permit within 90 days of the submittal of a completed application except as otherwise specified in paragraph B of this section if the Director makes all of the following findings:
1. The proposed facility meets the definition of a small wireless telecommunications facility;
 2. The proposed facility complies with the standards in Section 12.20.060, and is not reasonably likely to endanger the safety of persons or property, interfere with or impedes the flow of pedestrian or vehicular traffic, or interfere with existing uses and facilities in the vicinity;
 3. No existing support structure is reasonably available to the applicant or that the proposed facility will have lesser impacts than if it were collocated on an existing support structure.
- D. Other Permits Required. The issuance of a permit under this section shall be not be construed as exempting the applicant from any other permit or approval requirements that may exist applicable to the installation of a small wireless telecommunications facility in the public right of way, including but not limited to encroachment and excavation permit requirements.

12.20.060 Standards

A. Location standards.

1. No person shall install, use or maintain any wireless telecommunications facility which projects onto, in or over any part of the roadway of any public street or which rests, wholly or in part, upon, along or over any portion of the roadway of any public street.
2. No person shall install, use or maintain any wireless telecommunications facility which in whole or in part rests upon, in or over any public sidewalk or parkway, when such installation, use or maintenance endangers or is reasonably likely to endanger the safety of persons or property, or when such wireless telecommunications facility unreasonably interferes with or impedes the flow of pedestrian or vehicular traffic including any legally parked or stopped vehicle, the ingress into or egress from any residence or place of business, the use of poles,

posts, traffic signs or signals, hydrants, mailboxes, permitted sidewalk dining, permitted street furniture or other objects permitted at or near said location.

B. Installation standards.

1. The wireless telecommunications facility shall be colored to blend with other streetscape or surrounding features to the extent feasible.
2. In the event the parkway and/or roadway, where approved, adjacent the applicant's wireless telecommunications facility is disturbed or altered in the process of installation, the applicant shall restore the parkway to the condition in which it existed prior to installation.
3. No modifications to an above-ground wireless telecommunications facility, including those related to size, color, and shape of the housing, may be made by the applicant without first having obtained approval from the Director.
4. The applicant shall place all existing or proposed equipment cabinets or other equipment not mounted to a pole below ground whenever feasible. If equipment is ground-mounted, the equipment shall be setback at least two feet from the edge of the sidewalk and shall be screened from public view, to the extent feasible.
5. All equipment and facilities installed shall comply with the Americans with Disabilities Act for proper clearance distances.
6. The applicant shall obtain the Director's approval of a tree protection plan prepared by a certified arborist for the installation of any wireless telecommunications facility located within the canopy of a street tree or within a minimum of a 10-foot radius of the base of such a tree. Depending on site specific criteria (e.g., location of tree, size and type of tree etc.), a radius greater than 10 feet may be required by the Director.
7. No wireless telecommunications facility may be illuminated unless specifically required by the Federal Aviation Administration or other governmental agencies.
8. An antenna array shall not extend over seven feet beyond the top of the pole, unless additional height is required to comply with California Public Utilities Commission General Order 95 or any subsequent orders of the CPUC.
9. Panel antennas shall utilize brackets that allow no more than a 6-inch extension from the pole, unless additional extension is required to comply with California Public Utilities Commission General Order 95 or any subsequent orders of the CPUC. Panel antennas shall not exceed the height of the pole.
10. If an applicant proposes to replace an existing pole in order to accommodate their telecommunications facility, the replacement pole shall match the appearance of the original pole to the extent feasible and shall be approved by the Director.

11. No new pole may be installed in the public right-of-way that is more than 10% taller than the average height of existing poles in the right-of-way in the vicinity of the installation, as determined by the Director.

C. Maintenance standards.

1. The permittee shall provide on-going maintenance of its ground mounted, at-grade or above-grade wireless telecommunications facilities, including ensuring the facilities are reasonably free of:
 - a. General dirt and grease;
 - b. Chipped, faded, peeling, and cracked paint, or on all visible painted areas;
 - c. Visible rust or corrosion;
 - d. Cracks, dents, blemishes, and discoloration;
 - e. Graffiti, bills, stickers, advertisements etc.;
 - f. Broken and misshapen structural parts; and
2. Wireless telecommunications facilities shall be maintained such that they comply at all times with the noise regulations set forth in Section 9.48 of the Wildomar Municipal Code
3. All ground-mounted, at-grade, and above-ground wireless telecommunications facilities shall be properly maintained in accordance with the following procedures:
 - a. All necessary repairs, including graffiti removal, shall be completed by the applicant within 48 hours after discovery of the need for such repairs or in receiving notification from the Director.
 - b. The applicant shall provide routine maintenance within ten working days after receiving notification from the Director.
 - c. The applicant shall replace ground-mounted, at-grade, and above-ground wireless telecommunications facilities, in kind, if routine or emergency maintenance is not sufficient to return the equipment to the condition at the time of installation.

4. Every permittee, and person on a shared permit, must agree to defend, indemnify, and hold harmless the City of Wildomar, its city council, officers, and employees to the maximum extent permitted by law, from any loss or liability or damage, including expenses and costs, for bodily or personal injury, and for property damage sustained by any person as a result of the installation, use, or maintenance of the applicant's facilities.
- D. Insurance required. Every permittee agrees to maintain public liability insurance, naming the city as an additional insured, in an amount that meets or exceeds the minimum levels and standards of liability insurance and claims reserve, established by the Director. This requirement may be satisfied through self-insurance or an insurance policy from an insurer admitted in California.

12.20.070 Removal and Relocation

- A. Emergency removal. The City retains the right and privilege to cut or move any wireless telecommunications facility located within the public right-of-way of the City, as the City may determine to be necessary, appropriate or useful in response to any public health or safety emergency. If circumstances permit, the City shall notify the permittee and provide the permittee an opportunity to move its own facilities prior to cutting or removing a facility, and shall notify the permittee after cutting or removing a small wireless telecommunications facility.
- B. Removal of facility for public improvement. Within 90 days following written notice from the City, a permittee shall, at its own expense, protect, support, temporarily or permanently disconnect, remove, relocate, change or alter the position of any wireless telecommunications facility within the public right-of-way whenever the City has determined that such removal, relocation, change or alteration, is reasonably necessary for the construction, repair, maintenance, or installation of any City improvement in or upon, or the operations of the City in or upon, the public right-of-way.
- C. Abandonment of Facilities. The permittee shall notify the City within 90 days of the abandonment of a wireless telecommunications facility within the public right-of-way. Following receipt of such notice the City may direct the permittee to remove all or any portion of the facility if the City, or any of its departments, determines that such removal will be in the best interest of the public health, safety and welfare.
- D. Damage and Repair. The City may require a permittee to repair all damage to the public right-of-way caused by the activities of the permittee and return the public right-of-way to its functional equivalence before the damage. If the permittee fails to make the repairs within 90 days after written notice, the City may affect those repairs and charge the permittee the reasonable, documented cost of such repairs.

12.20.080 Modifications

Any proposed modification to an existing wireless telecommunication facility in the public right-of-way that shall be reviewed and approved under the standard permit procedure in Section 12.20.050 of the Wildomar Municipal Code (for modifications to small wireless facilities) or Section 17.310.060 of the Wildomar Municipal Code (for modifications to large wireless facilities).

12.20.090 Enforcement

This chapter may be enforced in any manner authorized under the law, including but not limited to enforcement via civil, criminal or administrative actions. Remedies under Section 12.20.070 are in addition to and do not supersede or limit any and all other remedies, civil, criminal or administrative. The remedies provided for herein shall be cumulative and not exclusive."

SECTION 4. Effective Date of the Ordinance.

This Ordinance shall take effect and be in full force and operation 30 days after its second reading and adoption.

SECTION 5. Severability.

If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance is, for any reason, held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, subdivision, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

SECTION 6. City Clerk Action.

The City Clerk is authorized and directed to cause this Ordinance to be published within 15 days after its passage in a newspaper of general circulation and circulated within the City in accordance with Government Code Section 36933(a) or, to cause this Ordinance to be published in the manner required by law using the alternative summary and pasting procedure authorized under Government Code Section 39633(c).

PASSED, APPROVED AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

Thomas D. Jex
City Attorney

ATTEST:

Debbie A. Lee, CMC
City Clerk

CITY OF WILDOMAR – CITY COUNCIL
Agenda Item #2.1
PUBLIC HEARING
Meeting Date: April 10, 2019

TO: Mayor and Council Members

FROM: Dan York, Assistant City Manager/City Engineer

SUBJECT: Consideration of Territory to be Annexed to Community Facilities District No. 2013-1 (Services), Calling an Election, Ordering the Levy and Collection of Special Taxes, and Declaring the Election Results for CFD 2013-1 (Services), Annexation No. 14

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council:

1. Open the public hearing;
2. Take testimony;
3. Close the public hearing;
4. Adopt Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, CALLING AN ELECTION TO SUBMIT TO THE QUALIFIED ELECTORS THE QUESTION OF LEVYING A SPECIAL TAX WITHIN THE AREA PROPOSED TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) (ANNEXATION NO. 14)

5. Hold the election;
6. Canvass the election; and
7. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, DECLARING ELECTION RESULTS FOR COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) (ANNEXATION NO. 14)

BACKGROUND:

On February 13, 2019, the City Council adopted Resolution No. 2019-05, declaring its intention to annex territory to Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1" or "CFD") and commence the annexation proceedings for the territory to be annexed, also known as Annexation No. 14. A public hearing was set for April 10, 2019 to conduct an election for the landowners and to declare the results of that election.

As required by the Resolution of Intention, an annexation map was recorded on February 20, 2019, at 4:00 p.m. in Book 83, Page 54, Document No. 2019-0057923 and the potential annexation area boundary map was recorded on February 18, 2014, at 1:17 p.m. in Book 76 Page 68, Document No. 2014-0062326 of Maps of Assessment and Community Facilities Districts with the Riverside County Recorder.

The Resolution of Intention was adopted by the City Council in response to petitions filed by the property owner, Milestone Wildomar, LLC of a commercial project containing 4.41 acres within the City and has requested that the City assist them in annexing territory into CFD No. 2013-1 (Services) to cover the costs associated with the maintenance of public improvements. The improvements proposed to be maintained include items such as landscaping and lighting, water quality improvements, graffiti, street sweeping, and trails management.

The area proposed within Annexation No. 14 will encompass one commercial parcel, with a maximum annual tax of \$1,513 per acre, per year. The parcel map proposed to be annexed into CFD No. 2013-1 will be included in Tax Zone 16. This tax zone consists of one non-residential parcels and therefore will not be subject to the cost of providing police and fire protection services funded by Special Tax B. The tax rate is proposed to escalate each year at the greater of Consumer Price Index (CPI) or 2%. Property owner, Milestone Wildomar, LLC, has agreed to the annexation into the CFD and submitted a "Consent and Waiver" form on file in the City Clerk's Office, to initiate and conduct proceedings pursuant to the Mello-Roos Act in 1982, requesting the annexation of property to CFD No. 2013-1 (Services) and consenting to the shortening of election time requirements, waiving analysis and arguments, and waiving all notice requirements relating to the conduct of the election.

FISCAL IMPACT

The projected levy for FY 2019-20 is \$6,675 for the first year of maintenance services.

Submitted by:
Dan York
Assistant City Manager

Approved by:
Gary Nordquist
City Manager

Attachments:
Resolution Calling an Election
Resolution Declaring Results

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF WILDOMAR, CALIFORNIA, CALLING AN
ELECTION TO SUBMIT TO THE QUALIFIED
ELECTORS THE QUESTION OF LEVYING A
SPECIAL TAX WITHIN THE AREA PROPOSED TO
BE ANNEXED TO COMMUNITY FACILITIES
DISTRICT NO. 2013-1 (SERVICES) (ANNEXATION
NO. 14)**

WHEREAS, on February 12, 2014, the City Council (the "City Council") of the City of Wildomar (the "City") approved Resolution No. 2014-07 declaring the City's intention to establish Community Facilities District No. 2013-1 (Services) of the City of Wildomar, County of Riverside, State of California (the "CFD No. 2013-1") for the purpose of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the City as a result of the development of said real property; and

WHEREAS, the City Council set a public hearing for March 12, 2014, after which the Council adopted Resolution No. 2014-09 forming the CFD No. 2013-1 and calling a special election at which the questions of levying a special tax and establishing an appropriations limit with respect to the CFD No. 2013-1 were submitted to the qualified electors within the CFD No. 2013-1; and

WHEREAS, on March 12, 2014, the City Council adopted Resolution No. 2014-16 declaring the results of the special election and finding that more than two-thirds (2/3) of all votes cast at the special election were cast in favor of the proposition presented, and such proposition passed; and

WHEREAS, the City Council is authorized by Article 3.5 (commencing with Section 53339) of Chapter 2.5 of Part 1 of Division 2 of Title 5 of the Government Code as amended (the "Act"), to annex territory into an existing community facilities district by complying with the procedures set forth in said Article 3.5; and

WHEREAS, the City Council on February 13, 2019, duly adopted Resolution No. 2019-05 (the "Resolution of Intention") declaring its intention to annex certain territory to CFD No. 2013-1 (Services) and to levy a special tax within that territory to pay for certain services and setting a time and place for the public hearing on the proposed annexation for April 10, 2019; and

WHEREAS, the territory proposed to be annexed is identified in the map entitled "Annexation Map No. 14 Community Facilities District No. 2013-1 (Services)" a copy of which was recorded, on February 20, 2019, in Book 83 of Maps of Assessment and Community Facilities Districts at Page 54, in the office of the Riverside County Recorder; and

WHEREAS, pursuant to the Act and the Resolution of Intention, a notice of public hearing was convened by the City Council on April 10, 2019, not earlier than the hour of 6:30 p.m. at the City Hall located at 23873 Clinton Keith Road, Wildomar, California 92595, relative to the proposed annexation of said territory to CFD No. 2013-1; and

WHEREAS, written protests have not been filed by fifty percent (50%) or more of the registered voters residing within the CFD No 2013-1, or by fifty percent (50%) or more of the registered voters residing within the territory to be annexed, or by the owners of one-half (1/2) or more of the area within the CFD No. 2013-1, or by the owners of one-half (1/2) or more of the territory to be annexed; and

WHEREAS, the City Council has determined that there are fewer than twelve registered voters residing in the territory proposed to be annexed to the CFD No. 2013-1 and that the qualified electors in such territory are the landowners; and

WHEREAS, on the basis of all of the foregoing, the City Council has determined at this time to call an election to authorize the annexation of territory to the CFD No. 2013-1 and the levying of a special tax as described in Exhibit A hereto; and

WHEREAS, the City Council has received a written instrument from each landowner in the territory proposed to be annexed to the CFD No. 2013-1 consenting to the shortening of election time requirements, waiving analysis and arguments, and waiving all notice requirements relating to the conduct of the election; and

WHEREAS, the City Clerk has concurred in the election date set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR, ACTING EX OFFICIO AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, DETERMINE AND ORDER AS FOLLOWS:

Section 1 Recitals. The foregoing recitals are true and correct.

Section 2. Conformation of Finding in Resolution of Intention. The City Council reconfirms all of its findings and determinations as set forth in the Resolution of Intention.

Section 3. Findings Regarding Protests. The City Council finds and determines that written protests to the proposed annexation of territory to the CFD No. 2013-1 and the levy of the special tax within such territory are insufficient in number and in amount under the Act, and the City Council hereby further orders and determines that all such protests are hereby overruled.

Section 4. Findings Regarding Prior Proceedings. The City Council finds and determines that all prior proceedings had and taken by the City Council with respect to the annexation of territory to CFD No. 2013-1 are valid and in conformity with the requirements of the Act.

Section 5. Levy of Special Tax. As stated in the Resolution of Intention, except where funds are otherwise available, subject to the approval of the qualified electors of territory proposed to be annexed to CFD No. 2013-1, a special tax sufficient to pay the costs of the Services (including incidental expenses as described in the Resolution of Intention), secured by recordation of a continuing lien against all nonexempt real property in CFD No. 2013-1, will be levied annually in CFD No. 2013-1. The rate and method of apportionment, and manner of collection of the special tax are specified in Exhibit A hereto.

Section 6. Apportionment of Tax. The special tax as apportioned to each parcel is based on the cost of making the Services available to each parcel, or other reasonable basis, and is not based on or upon the ownership of real property.

Section 7. Tax Roll Preparation. The office of the Public Works Director, 23873 Clinton Keith Road., City of Wildomar, is hereby designated as the office that will be responsible for annually preparing a current roll of special tax levy obligations by assessor's parcel number and that will be responsible for estimating future special tax levies pursuant to Government Code section 53340.2. The Public Works Director may cause these functions to be performed by his or her deputies, assistants, or other designated agents.

Section 8. Accountability Measures. Pursuant to Section 50075.1 of the California Government Code, the City shall create a separate account into which tax proceeds will be deposited; and the Public Works Director annually shall file a report with the City Council that will state (a) the amount of funds collected and expended and (b) the status of the Services financed in CFD No. 2013-1.

Section 9. Special Election; Voting Procedures. The City Council hereby submits the questions of levying the special tax within the territory proposed to be annexed to the qualified electors, in accordance with and subject to the Act. The special election shall be held on April 10, 2019, and shall be conducted as follows:

(a) **Qualified Electors.** The City Council hereby determines that the Services are necessary to meet increased demands placed upon the City as a result of development occurring within the boundaries of CFD No. 2013-1. Because fewer than twelve registered voters resided within the territory proposed to be annexed to CFD No. 2013-1 on February 15, 2019 (a date within the 90 days preceding the close of the public hearing on the territory proposed to be annexed to CFD No. 2013-1), the qualified electors shall be the landowners within territory proposed to be annexed, and each landowner who was the owner of record at the close of the hearing shall have one vote for each acre or portion of an acre of land that such landowner owns within the territory proposed to be annexed to CFD No. 2013-1.

(b) **Consolidation of Elections; Combination of Propositions on Ballot.** The election on the question of levying the special tax and establishing an appropriations limit for CFD No. 2013-1 shall be consolidated, and the two propositions shall be combined into a single ballot proposition for submission to the voters, as authorized by Government Code Section 53353.5.

(c) Mail Ballot Election. Pursuant to Government Code section 53327.5, the election shall be conducted as a mail ballot election. The City Council hereby ratifies the City Clerk's delivery of a ballot to each landowner within the territory proposed to be annexed to CFD No. 2013-1. The City Council hereby ratifies the form of the ballot, which is attached hereto as Exhibit B.

(d) Return of Ballots. The City Clerk shall accept the ballots of the landowners up to 6:00 p.m. on April 10, 2019. The City Clerk shall have available ballots that may be marked at the City Clerk's office on the election day by voters. Once all qualified electors have voted, the City Clerk may close the election.

(e) Canvass of Election. The City Clerk shall commence the canvass of the returns of the special election as soon as the election is closed (on April 10, 2019, or when all qualified electors have voted) at the City Clerk's office. At the conclusion of the canvass, the City Clerk shall declare the results of the election.

(f) Declaration of Results. The City Council shall declare the results of the special election following the completion of the canvass of the returns and shall cause to be inserted into its minutes a statement of the results of the special election as ascertained by the canvass of the returns.

Section 10. Filing of Resolution and Map with City Clerk. The City Council hereby directs the City Clerk to file a copy of this resolution and the annexation map of the boundaries of CFD No. 2013-1 in his/her office.

PASSED, APPROVED AND ADOPTED this 10th day of April 2019:

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF WILDOMAR, CALIFORNIA, DECLARING
ELECTION RESULTS FOR COMMUNITY
FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 14**

WHEREAS, the City Council (the "City Council") of the City of Wildomar (the "City") has heretofore conducted proceedings for the area proposed to be annexed to Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1") of the City of Wildomar, including conducting a public hearing pursuant to Section 53339.5 of the Government Code; and

WHEREAS, at the conclusion of said public hearing, the City Council adopted a resolution calling a special election for April 10, 2019, and submitting to the qualified electors of the territory to be annexed to the CFD No. 2013-1 the question of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the City as a result of the development of said real property as provided in the form of special election ballot; and

WHEREAS, a Certificate of Election Results, attached thereto as Exhibit A, dated April 10, 2019, executed by the City Clerk (or, in the absence of the City Clerk, the Acting City Clerk – in either case, the "Clerk"), has been filed with this Council, certifying that a completed ballot has been returned to the Clerk for each landowner-voter(s) eligible to cast a ballot in said special election, with all votes cast as "Yes" votes in favor of the ballot measure, and further certifying on said basis that the special mailed-ballot election was closed; and

WHEREAS, this Council has received, reviewed and hereby accepts the Clerk's Certificate of Election Results and wishes by this resolution to declare the results of the special mailed-ballot election;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR:

Section 1. Recitals. This Council finds and determines that the foregoing recitals are true and correct.

Section 2. Ballot Measure. This Council hereby finds, determines and declares that the ballot measure submitted to the qualified electors of the territory to be annexed to CFD No. 2013-1 has been passed and approved by those qualified electors in accordance with Sections 53328 and 53329 of the Government Code.

Section 3. Annexation. This Council hereby finds, determines and declares that pursuant to Section 53339.8 of the Government Code, the City Council is

authorized to determine that the territory to be annexed has been added to and become a part of the CFD No. 2013-1 with full legal effect, and the City Council is also authorized, pursuant to said Section 53339.8, to annually levy special taxes within the territory to be annexed to pay the costs of the services to be provided by the CFD No. 2013-1 as specified in Resolution No. 2019-05 adopted by the City Council on February 13, 2019. The boundaries of the territory annexed are shown on the map entitled, "Annexation Map No. 14 Community Facilities District No. 2013-1 (Services)" a copy of which was recorded, on February 20, 2019, in Book 83 of Maps of Assessment and Community Facilities Districts at Page 54, in the office of the Riverside County Recorder.

Section 4. Notice of Special Tax Lien. Pursuant to Section 53339.8 of the Government Code and Section 3117.5 of the Streets and Highways Code, the City Clerk shall cause to be filed with the County Recorder of the County of Riverside an amendment of the notice of special tax lien and a map of the amended boundaries of the CFD No. 2013-1 including the annexed territory.

Section 5. Effect. This resolution shall take effect from and after its adoption.

PASSED, APPROVED AND ADOPTED this 10th day of April 2019:

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

**RATES AND METHOD OF APPORTIONMENT OF SPECIAL TAX FOR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
OF THE CITY OF WILDOMAR**

A Special Tax (the "Special Tax") shall be levied on and collected from each Assessor's Parcel (defined below) in Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1" or "CFD"; defined below), in each Fiscal Year, (defined below), commencing in the Fiscal Year beginning July 1, 2014, in an amount determined by the City Council of the City of Wildomar, acting ex officio as the legislative body of CFD No. 2013-1, by applying the rates and method of apportionment set forth below. All of the real property in CFD No. 2013-1, unless exempted by law or by the provisions herein, shall be taxed to the extent and in the manner provided herein.

A. DEFINITIONS

"Acre" or "Acreage" means the land area of an Assessor's Parcel as shown on any Assessor's Parcel Map, or if the land area is not shown on the Assessor's Parcel Map, the land area as shown on the applicable Final Map, or if the area is not shown on the applicable Final Map, the land area shall be calculated by the Administrator.

"Administrative Expenses" means the actual or reasonably estimated costs directly related to the formation, annexation, and administration of CFD No. 2013-1 including, but not limited to: the costs of computing the Special Taxes and preparing the annual Special Tax collection schedules (whether by the City or designee thereof or both); the costs to the City, CFD No. 2013-1, or any designee thereof associated with fulfilling the CFD No. 2013-1 disclosure requirements; the costs associated with responding to public inquiries regarding the Special Taxes; the costs of the City, CFD No. 2013-1 or any designee thereof related to an appeal of the Special Tax; and the City's annual administration fees and third party expenses. Administrative Expenses shall also include amounts estimated or advanced by the City or CFD No. 2013-1 for any other administrative purposes of CFD No. 2013-1, including attorney's fees and other costs related to commencing and pursuing to completion any foreclosure of delinquent Special Taxes.

"Administrator" means the City Manager of the City of Wildomar, or his or her designee.

"Approved Property" means all Assessor's Parcels of Taxable Property that are included in a Final Map that was recorded prior to the March 1 of preceding the Fiscal Year in which the Special Tax is being levied.

"Assessor's Parcel" means a lot or parcel of land that is identifiable by an Assessor's Parcel Number by the County Assessor of the County of Riverside.

"Assessor's Parcel Map" means an official map of the Assessor of the County designating parcels by Assessor's Parcel Number.

“Assessor’s Parcel Number” means that identification number assigned to a parcel by the County Assessor of the County.

“Building Square Footage” or **“BSF”** means the floor area square footage reflected on the original construction building permit issued for construction of a building of Non-Residential Property and any Building Square Footage subsequently added to a building of such Taxable Property after issuance of a building permit for expansion or renovation of such building.

“CFD” or **“CFD No. 2013-1”** means the City of Wildomar Community Facilities District No. 2013-1 (Services).

“City” has the meaning set forth in the preamble.

“County” means the County of Riverside.

“Developed Property” means all Assessor’s Parcels of Taxable Property for which a building permit for new construction has been issued on or prior to March 1 preceding the Fiscal Year in which the Special Tax is being levied.

“Exempt Property” means all Assessors’ Parcels designated as being exempt from the Special Tax as provided for in Section G.

“Final Map” means a subdivision of property by recordation of a final map, parcel map, or lot line adjustment, pursuant to the Subdivision Map Act (California Government Code Section 66410 et seq.) or recordation of a condominium plan pursuant to California Civil Code 1352 that creates individual lots for which building permits may be issued without further subdivision.

“Fiscal Year” means the period from and including July 1st of any year to and including the following June 30th.

“Land Use Category” means, any of the categories contained in Section B. hereof to which an Assessor’s Parcel is assigned consistent with the land use approvals that have been received or proposed for the Assessor’s Parcel as of March 1 preceding the Fiscal Year in which the Special Tax is being levied.

“Maximum Special Tax” means the Maximum Special Tax A and/or Maximum Special Tax B, as applicable.

“Maximum Special Tax A” means the Maximum Special Tax A, as determined in accordance with Section C., below, that can be levied in any Fiscal Year on any Assessor's Parcel within CFD No. 2013-1.

“Maximum Special Tax B” means the Maximum Special Tax B, as determined in accordance with Section C., below, that can be levied in any Fiscal Year on any Assessor's Parcel within CFD No. 2013-1.

“Multi-Family Residential Property” means any Assessor’s Parcel of residential property that consists of a building or buildings comprised of attached Residential Units available for rental, but not purchase, by the general public and under common management.

“Non-Residential Property” means, all Assessor's Parcels of Taxable Property for which a building permit(s) was issued for a non-residential use. The Administrator shall make the determination if an Assessor’s Parcel is Non-Residential Property.

“Proportionately” means for Taxable Property that is: (i) Developed Property, that the ratio of the actual Special Tax levy to the Maximum Special Tax is the same for all Parcels of Developed Property, (ii) Approved Property, that the ratio of the actual Special Tax levy to the Maximum Special Tax is the same for all Parcels of Approved Property, and (iii) Undeveloped Property that the ratio of the actual Special Tax levy per acre to the Maximum Special Tax per acre is the same for all Parcels of Undeveloped Property.

“Residential Unit” or **“RU”** means a residential unit that is used or intended to be used as a domicile by one or more persons, as determined by the Administrator.

“Residential Property” means all Assessor’s Parcels of Taxable Property upon which completed Residential Units have been constructed or for which building permits have been or may be issued for purposes of constructing one or more Residential Units.

“Service(s)” means services permitted under the Mello-Roos Community Facilities Act of 1982 including, without limitation, those services authorized to be funded by CFD No. 2013-1 as set forth in the documents adopted by the City Council at the time the CFD was formed.

“Single Family Residential Property” means any residential property that consists of a building comprised of attached or detached residential units available for purchase or rent by the general public.

“Special Tax(es)” means the Special Tax A and/or Special Tax B to be levied in each Fiscal Year on each Assessor’s Parcel of Taxable Property.

“Special Tax A” means the annual special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Taxable Property to fund the Special Tax A Requirement.

“Special Tax B” means the annual special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Developed Property to fund the Special Tax B Requirement.

"Special Tax A Requirement" means that amount to be collected in any Fiscal Year to pay for certain costs as required to meet the needs of CFD No. 2013-1 in both the current Fiscal Year and the next Fiscal Year. The costs to be covered shall be the direct costs for (i) maintenance services including but not limited to (i) maintenance and lighting of parks, parkways, streets, roads and open space, (ii) maintenance and operation of water quality improvements, (iii) public street sweeping, (iv) fund an operating reserve for the costs of Services as determined by the Administrator, and (v) Administrative Expenses. Under no circumstances shall the Special Tax A Requirement include funds for Bonds.

"Special Tax B Requirement" means that amount to be collected in any Fiscal Year to pay for certain costs as required to meet the needs of CFD No. 2013-1 in both the current Fiscal Year and the next Fiscal Year. The costs to be covered shall be the direct costs for (i) police protection services, (ii) fire protection and suppression services, (iii) fund an operating reserve for the costs of Services as determined by the Administrator, and (iv) Administrative Expenses. Under no circumstances shall the Special Tax B Requirement include funds for Bonds.

"Taxable Property" means all Assessor's Parcels within CFD No. 2013-1, which are not Exempt Property.

"Tax Zone" means a mutually exclusive geographic area, within which particular Special Tax rates may be levied pursuant to this Rate and Method of Apportionment of Special Tax. Exhibit "C" identifies the Tax Zone in CFD No. 2013-1 at formation; additional Tax Zones may be created when property is annexed into the CFD.

"Tax Zone 1" means the geographic area the specific area identified on the CFD Boundary Map as Tax Zone 1.

"Tax Zone 2" means the geographic area the specific area identified on the CFD Boundary Map as Tax Zone 2.

"Tract(s)" means an area of land within a subdivision identified by a particular tract number on a Final Map approved for the subdivision.

"Undeveloped Property" means, for each Fiscal Year, all Taxable Property not classified as Developed Property or Approved Property.

B. ASSIGNMENT TO LAND USE CATEGORIES

For each Fiscal Year, all Assessor's Parcels of Taxable Property within CFD No. 2013-1 shall be classified as Developed Property, Approved Property, or Undeveloped Property, and shall be subject to the levy of Special Taxes as determined pursuant to Sections C and D below. Assessor's Parcels of Developed Property and Approved Property shall be classified as either Residential Property or Non-Residential Property.

C. MAXIMUM SPECIAL TAX RATES

1. Special Tax A

For purposes of determining the applicable Maximum Special Tax A for Assessor's Parcels of Developed Property and Approved Property which are classified as Residential Property, all such Assessor's Parcels shall be assigned the number of Residential Unit(s) constructed or to be constructed thereon as specified in or shown on the building permit(s) issued or Final Map as determined by the Administrator. For Parcels of undeveloped property zoned for development of single family attached or multi-family units, the number of Residential Units shall be determined by referencing the condominium plan, apartment plan, site plan or other development plan, or by assigning the maximum allowable units permitted based on the underlying zoning for the Parcel. Once a single family attached or multi-family building or buildings have been built on an Assessor's Parcel, the Administrator shall determine the actual number of Residential Units contained within the building or buildings, and the Special Tax levied against the Parcel in the next Fiscal Year shall be calculated by multiplying the actual number of Residential Units by the Maximum Special Tax A per Residential Unit identified for the Tracts in Table 1 below.

a. Developed Property

(i) Maximum Special Tax A

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 1 is shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 for a Residential Unit within the Tracts are identified in Table 1 below:

TABLE 1
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$346.00 per Residential Unit
2	31479	\$346.00 per Residential Unit

(ii) Increase in the Maximum Special Tax A

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

(iii) Multiple Land Use Categories

In some instances an Assessor's Parcel of Developed Property may contain more than one Land Use Category. The Maximum Special Tax A that can be levied on an Assessor's Parcel shall be the sum of the Maximum Special Tax A that can be levied for each Land Use Category located on that Assessor's Parcel. For an Assessor's Parcel that contains more than one land use, the Acreage of such Assessor's Parcel shall be allocated to each type of property based on the amount of Acreage designated for each land use as determined by reference to the site plan approved for such Assessor's Parcel. The Administrator's allocation to each type of property shall be final.

b. Approved Property

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 2 is shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 per Residential Unit within the Tracts is identified in Table 2 below:

TABLE 2
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$346.00 per Residential Unit
2	31479	\$346.00 per Residential Unit

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Approved Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

c. Undeveloped Property

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 3 shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax A for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 per acre within the Tracts are identified in Table 3 below:

TABLE 3
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$1,762 per Acre
2	31479	\$1,541 per Acre

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Undeveloped Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

2. Special Tax B

The Special Tax B is an annual Special Tax that shall be levied on Developed Property to fund the Special Tax Requirement B.

a. Developed Property

(i) Maximum Special Tax B

The Maximum Special Tax B for Fiscal Year 2014-2015 for each Land Use Class is shown in Table 4. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax B for the Tract or Tracts annexed.

TABLE 4
Maximum Special Tax B Rates

Land Use Class	Description	Unit	Maximum Special Tax B
1	Single Family Residential	RU	\$244.00
2	Multi-Family Residential	RU	\$173.00

On each July 1, commencing on July 1, 2015 the Maximum Special Tax B for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by five percent (5.0%), whichever is greater.

No Special Tax shall be levied on property which, at the time of adoption of the Resolution of Formation for CFD No. 2013-1, is an Exempt Property.

D. METHOD OF APPORTIONMENT OF ANNUAL SPECIAL TAX

1. Special Tax A

Commencing with Fiscal Year 2014-2015 and for each following Fiscal Year, the Council shall determine the Special Tax A Requirement and shall levy the Special Tax A on all Assessor's Parcels of Taxable Property until the aggregate amount of Special Tax A equals the Special Tax A Requirement. The Special Tax A shall be levied for each Fiscal Year as follows:

First: The Special Tax A shall be levied Proportionately on all Assessor's Parcels of Developed Property up to 100% of the applicable Maximum Special Tax A to satisfy the Special Tax A Requirement;

Second: If additional moneys are needed to satisfy the Special Tax A Requirement after the first step has been completed, the Special Tax shall be levied Proportionately on each Parcel of Approved Property at up to 100% of the Maximum Special Tax A for Approved Property;

Third: If additional monies are needed to satisfy the Special Tax A Requirement after the first two steps has been completed, the Special Tax A shall be levied Proportionately on all Assessor's Parcels of Undeveloped Property up to 100% of the Maximum Special Tax A for Undeveloped Property.

2. Special Tax B

Commencing with Fiscal Year 2014-2015 and for each following Fiscal Year, the Council shall determine the Special Tax B Requirement and shall levy the Special Tax B until the aggregate amount of Special Tax B equals the Special Tax B Requirement.

The Special Tax B shall be levied Proportionately on all Assessor's Parcels of Developed Property up to 100% of the applicable Maximum Special Tax B to satisfy the Special Tax B Requirement.

E. FUTURE ANNEXATIONS

It is anticipated that additional properties will be annexed to CFD No. 2013-1 from time to time. As each annexation is proposed, an analysis will be prepared to determine the annual cost for providing Services. Based on this analysis, the property to be annexed, pursuant to California Government Code section 53339 et seq. will be assigned to the appropriate Maximum Special Tax rate for the Tract or Tracts when annexed.

F. TERM OF SPECIAL TAX

For each Fiscal Year, the Special Taxes shall be levied as long as the Services are being provided.

G. EXEMPTIONS

The City shall classify as Exempt Property within CFD No. 2013-1, any Assessor's Parcel in any of the following categories; (i) Assessor's Parcels which are owned by, irrevocably offered for dedication, encumbered by or restricted in use by any public entity; (ii) Assessor's Parcels with public or utility easements making impractical their utilization for other than the purposes set forth in the easement; (iii) Assessor's Parcels which are privately owned but are encumbered by or restricted solely for public uses; or (iv) any Assessor's Parcel which is in use in the performance of a public function as determined by the Administrator.

H. APPEALS

Any property owner claiming that the amount or application of the Special Taxes are not correct may file a written notice of appeal with the City not later than twelve months after having paid the first installment of the Special Tax(es) that is disputed. A representative(s) of CFD No. 2013-1 shall promptly review the appeal, and if necessary, meet with the property owner, consider written and oral evidence regarding the amount of the Special Tax, and rule on the appeal. If the representative's decision requires that the Special Tax for an Assessor's Parcel be modified or changed in favor of the property owner, a cash refund shall not be made, but an adjustment shall be made to the Special Tax on that Assessor's Parcel in the subsequent Fiscal Year(s).

I. MANNER OF COLLECTION

The Special Tax(es) shall be collected in the same manner and at the same time as ordinary ad valorem property taxes, provided, however, that CFD No. 2013-1 may collect the Special Tax at a different time or in a different manner if necessary to meet its financial obligations.

EXHIBIT A

**CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)**

COST ESTIMATE

Maintenance Services - The estimate breaks down the costs of providing one year's maintenance services for FY 2019-2020. These services are being funded by the levy of Special Tax A for Community Facilities District No. 2013-1.

**TAX ZONE 16 – Annexation 14
CUP 16-0095**

Item	Description	Estimated Cost
1	Landscaping	\$1,901
2	Lighting Expenses	\$790
3	Street Sweeping & Pavement Management	\$5,524
3	Drainage Maintenance	\$412
4	Reserve Fund	\$484
5	Administration & Auditor-Controller Expenses	\$565
Total		\$6,676

Safety Services – Tax Zone 16 consists of non-residential parcels and therefore will not be subject to the cost of providing police and fire protection services funded by Special Tax B.

TAX ZONE SUMMARY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Maximum Special Tax B	Subdivider
Original	1	32535	2014-15	\$346.00 / RU	\$244.00 / RU	CV Communities LLC
Original	2	31479	2014-15	\$346.00 / RU	\$244.00 / RU	Rancon Equity Partners III
1	3	25122/ 32078	2015-16	\$346.00 / RU	\$244.00 / RU	Rancho Fortunado Inv, LLC
2	4	PM 16803	2015-16	\$51.41 / Acre	N/A	Moralez Enterprises, LLC
3	5	36497	2015-16	\$522.27 / RU	\$244.00 / RU	Lennar Homes of California, Inc.
4	6	PM 36492	2015-16	\$766.14 / Acre	N/A	Rancon Medical and Education Center, LLC
5	7	29476	2016-17	\$688.60 / RU	\$244.00 / RU	Alta Colina, LLC
6	8	36519	2016-17	\$777.35 / RU	\$244.00 / RU	Keusder, LLC / MSL Orange, Inc.
7	9	PP 10-0222	2016-17	\$7,650.78 / RU	N/A	Plaza de Bundy Canyon, LLC
8	10	32206	2016-17	\$633.51 / RU	\$244.00 / RU	Wildomar Land, LLC
9	11	PM 36080	2018-19	\$3,302.61 / Acre	N/A	CK-HS Partners, LLC / SNDH Partners, LLC
10	12	PM 32833	2017-18	\$1,418.22 / RU	\$244.00 / RU	Wildomar Housing Partners, LLC
11	13	PM 36653	2017-18	\$333.00 / RU	\$282.46 / RU	Benson Residential
12	14	LLA 2016-005	2018-19	\$2,325.03 / Acre	N/A	Sunbelt Rentals
13	15	CUP/PP 15-0013	2019-20	\$3,330.26/Acre	N/A	Clinton Keith Village
14	16	CUP 16-0095	2019-20	\$1,513.72/Acre	N/A	Big Easy RV Boat Storage

APPROVED PROPERTY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Subdivider
14	16	CUP 16-0095	2019-20	\$1,513.72 / Acre	Big Easy RV Boat Storage

UNDEVELOPED PROPERTY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Subdivider
14	16	CUP 16-0095	2019-20	\$1,513.72 / Acre	Big Easy RV Boat Storage

ESCALATION OF MAXIMUM SPECIAL TAXES

Maximum Special Tax A - On each July 1, the Maximum Special Tax A for Developed Property, Approved Property and Undeveloped Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) for the calendar year ending in March of the prior Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

Maximum Special Tax B - On each July 1, the Maximum Special Tax B for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) for the calendar year ending in March of the prior Fiscal Year, or ii) by five percent (5.0%), whichever is greater.

EXHIBIT B

CITY OF WILDOMAR COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)

DESCRIPTION OF AUTHORIZED SERVICES

The services which may be funded with proceeds of the special tax of CFD No. 2013-1, as provided by Section 53313 of the Act, will include all costs attributable to maintaining, servicing, cleaning, repairing and/or replacing landscaped areas (may include reserves for replacement) in public street right-of-ways, public landscaping, public open spaces and other similar landscaped areas officially dedicated for public use. In addition, the services which may include some or all costs attributable to police protection, and fire services. These services including the following:

(a) maintenance and lighting of parks, parkways, streets, roads and open space, which maintenance and lighting services may include, without limitation, furnishing of electrical power to street lights; repair and replacement of damaged or inoperative light bulbs, fixtures and standards; maintenance (including irrigation and replacement) of landscaping vegetation situated on or adjacent to parks, parkways, streets, roads and open space; maintenance and repair of irrigation facilities; maintenance of public signage; graffiti removal from and maintenance and repair of public structures situated on parks, parkways, streets, roads and open space; maintenance and repair of playground or recreation program equipment or facilities situated on any park; and

(b) maintenance and operation of water quality improvements which include storm drainage and flood protection facilities, including, without limitation, drainage inlets, catch basin inserts, infiltration basins, flood control channels, fossil fuel filters, and similar facilities. Maintenance services may include but is not limited to the repair, removal or replacement of all or part of any of the water quality improvements, fossil fuel filters within the public right-of-way including the removal of petroleum hydrocarbons and other pollutants from water runoff, or appurtenant facilities, clearing of inlets and outlets; erosion repairs; and cleanup to improvements, and other items necessary for the maintenance, servicing; or both of the water quality basin improvements within flood control channel improvements; and

(c) public street sweeping, on the segments of the arterials within the boundaries of CFD No. 2013-1; as well as local roads within residential subdivisions located within CFD No. 2013-1; and any portions adjacent to the properties within CFD No. 2013-1; and

(d) police protection services, including but not limited to criminal justice services, and fire protection and suppression services.

In addition to payment of the cost and expense of the forgoing services, proceeds of the special tax may be expended to pay "Administrative Expenses," as said term is defined in the Rate and Method of Apportionment.

The above services shall be limited to those provided within the boundaries of CFD No. 2013-1 or for the benefit of the properties within the boundaries of CFD No. 2013-1, as the boundary is expanded from time to time by anticipated annexations, and said services may be financed by proceeds of the special tax of CFD No. 2013-1 only to the extent that they are in addition to those provided in the territory of CFD No. 2013-1 before CFD No. 2013-1 was created.

EXHIBIT C

CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
PROPOSED BOUNDARIES

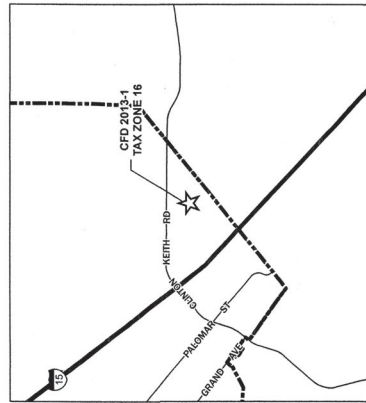
PROPOSED ANNEXATION MAP NO. 14 **COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)** **CITY OF WILDOMAR,** **COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

THIS MAP SHOWS THE BOUNDARIES OF AREAS TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

THE BOUNDARIES OF WHICH COMMUNITY FACILITIES DISTRICT ARE SHOWN AND DESCRIBED ON THE MAP THEREOF WHICH WAS PREVIOUSLY RECORDED ON FEBRUARY 18, 2014, IN BOOK 76 OF MAPS OF ASSESSMENT AND COMMUNITY FACILITY DISTRICTS AT PAGES 65-67 AND AS INSTRUMENT NO. 2014-0062325 IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

I HEREBY CERTIFY THAT THE WITHIN MAP OR AREAS TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR AT A REGULAR MEETING THEREOF, HELD ON 13th DAY OF Feb, 2019, BY RESOLUTION NO. 2019-05

Devin A. Lee
 CITY CLERK
 CITY OF WILDOMAR



THIS ANNEXATION MAP CORRECTLY SHOWS THE LOT OR PARCEL OF LAND INCLUDED WITHIN THE BOUNDARIES OF THE COMMUNITY FACILITIES DISTRICT. FOR DETAILS CONCERNING THE LINES AND DIMENSIONS OF LOTS OR PARCELS REFER TO THE COUNTY ASSESSOR MAPS FOR FISCAL YEAR 2016-19.



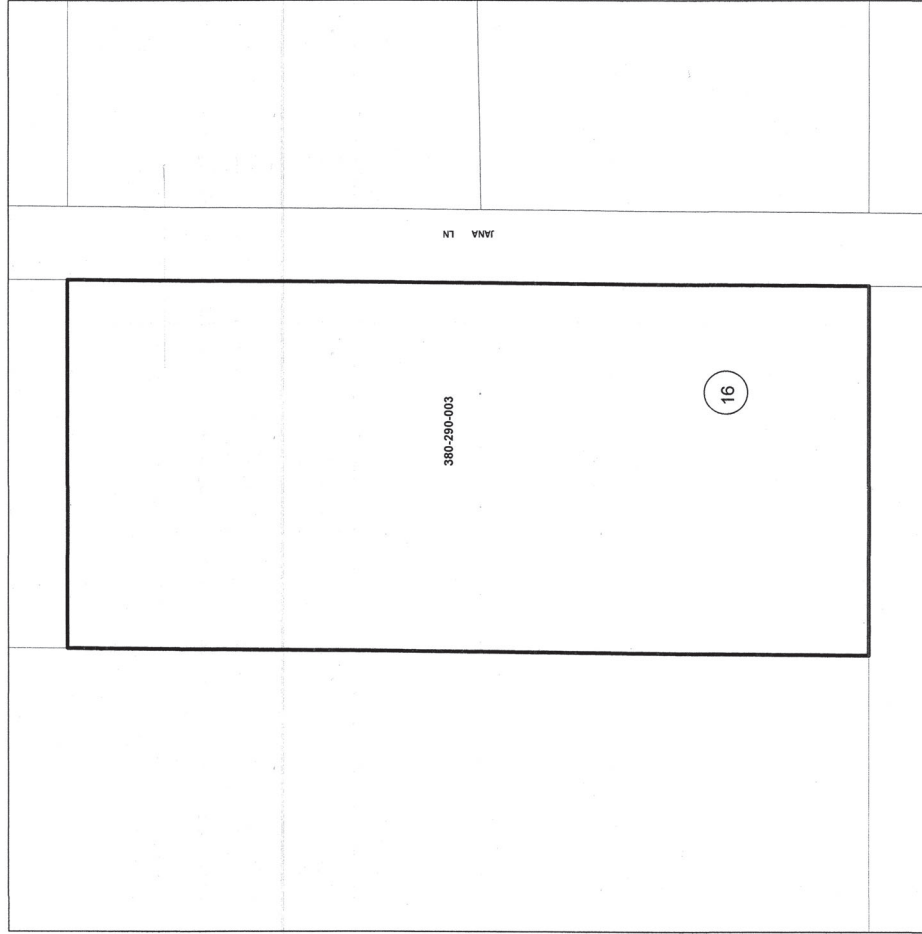
SHEET 1 OF 1 SHEET

FILED IN THE OFFICE OF THE CITY CLERK, CITY OF WILDOMAR, THIS 13th DAY OF Feb, 2019.

Devin A. Lee
 CITY CLERK
 CITY OF WILDOMAR

RECORDED THIS 13th DAY OF Feb, 2019 AT THE HOUR OF 4:00 O'CLOCK PM IN BOOK 76 PAGE 64 OF MAPS OF ASSESSMENT AND COMMUNITY FACILITIES DISTRICTS IN THE OFFICE OF THE COUNTY RECORDER, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

FEE: 89 NO.: 2019-0057723
 PETER ALDANA, ASSESSOR, COUNTY CLERK, RECORDER
 BY: [Signature] DEPUTY



Legend

- ANNEXATION AREA BOUNDARY
- PARCEL LINE
- CITY BOUNDARY
- XXX-XXX-XXX ASSESSOR PARCEL NUMBER
- (16) TAX ZONE



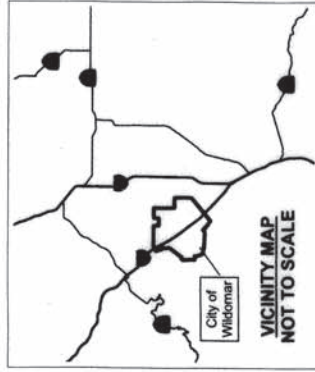
BOUNDARIES - POTENTIAL ANNEXATION AREA **COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)** **CITY OF WILDOMAR**

I HEREBY CERTIFY THAT THE WITHIN MAP SHOWING THE PROPOSED BOUNDARIES OF THE POTENTIAL ANNEXATION AREA OF COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES), CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR AT A REGULAR MEETING THEREOF HELD ON 14th DAY OF Feb., 2014, BY ITS RESOLUTION NO. 2014-07.

Shirine A. Abu
 CITY CLERK
 CITY OF WILDOMAR

FILED IN THE OFFICE OF THE CITY CLERK, CITY OF WILDOMAR, THIS 18th DAY OF Feb., 2014

Shirine A. Abu
 CITY CLERK
 CITY OF WILDOMAR



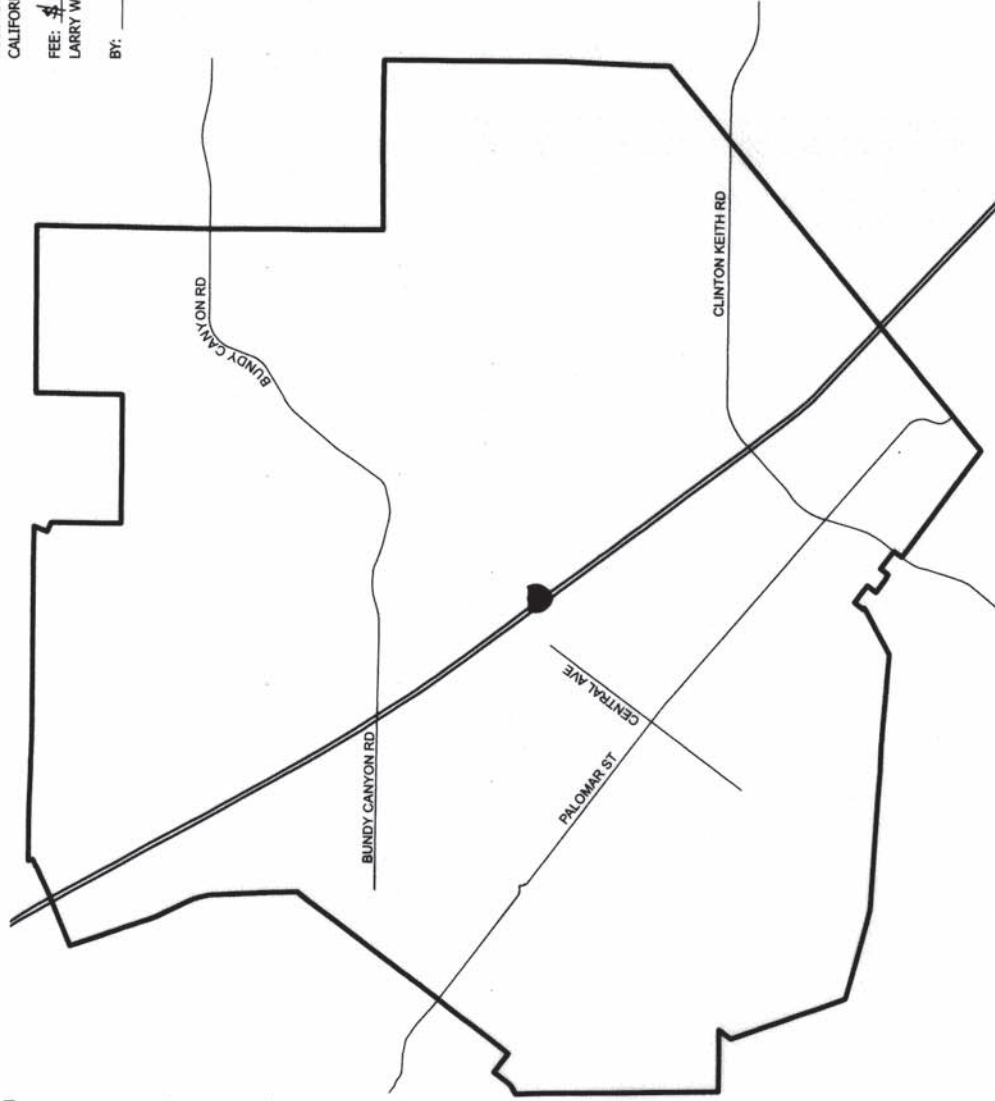
LEGEND
 — ANNEXATION AREA BOUNDARY



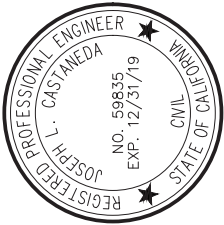
RECORDED THIS 14th DAY OF FEBRUARY, 2014
 AT THE HOUR OF 1:12 O'CLOCK PM IN BOOK 76
 PAGE 48 OF MAPS OF ASSESSMENT AND COMMUNITY
 FACILITIES DISTRICTS IN THE OFFICE OF THE COUNTY
 RECORDER, IN THE COUNTY OF RIVERSIDE, STATE OF
 CALIFORNIA.

FEE: \$ 10.00 NO.: 2014-0062326
 LARRY W. WARD, ASSESSOR, COUNTY CLERK, RECORDER

BY: [Signature]
 DEPUTY



NOT TO SCALE
 W.O. 13-0124



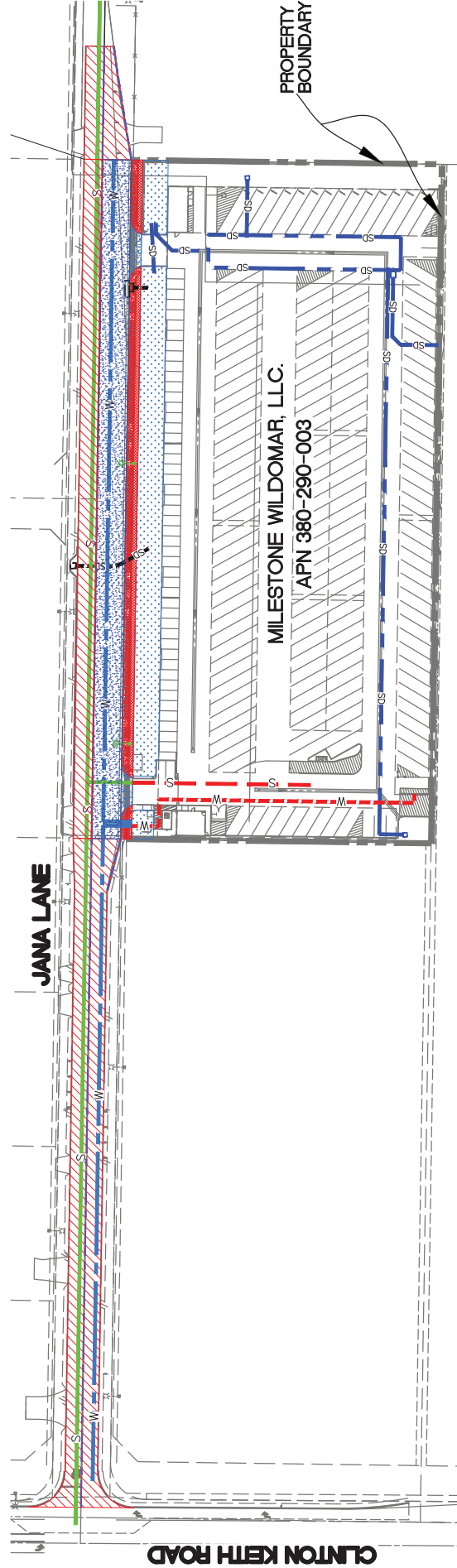
JOSEPH L. CASTANEDA RCE_59835 EXP. 12/31/19

DATE

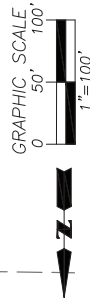
CFD (City) Maintenance Responsibility		
Legend	Item	Quantity
	Storm Drain Inlets	2 EA
	Storm Drain	89.6 LF
	Street Lights	2 EA
	Street Pavement (Frontage)	18,470.1 SF
	Sidewalk	3,544.5 SF
	Driveway	790.1 SF
	Interim Striping	1 LS
EVMWD Maintenance Responsibility		
Legend	Item	
	Water	
	Sewer	

Private (POA) Maintenance Responsibility		
Legend	Item	Quantity
	Storm Drain Inlets	3 EA
	Storm Drain	1,280.6 LF
	Sewer	172.7 LF
	Water	308.6 LF
	Landscape (Onsite)	14,759.1 SF
	Landscape (Frontage)	2,842.3 SF

City (Non-CFD) Maintenance Responsibility		
Legend	Item	Quantity
	Street Pavement	37,586.5 SF
	City Maintained (Non-CFD)	



BIG EASY RV AND BOAT STORAGE MAINTENANCE MAP



36263 CALLE DE LOBO
MURRIETA, CA 92562
PH. 951.304.9552 FAX 951.304.3568

EXHIBIT B

REBECCA SPENCER
Registrar of Voters



ART TINOCO
Assistant Registrar of Voters

REGISTRAR OF VOTERS
COUNTY OF RIVERSIDE

CERTIFICATE OF REGISTRAR OF VOTERS

State of California)
) ss
County of Riverside)

I, **Rebecca Spencer**, Registrar of Voters of said County, hereby certify that:

(A) I have been furnished a map describing the proposed boundary of Community Facilities District No. 2013-1 (Services), Annexation 14, of the City of Wildomar, of the County of Riverside, State of California;

(B) On February 15, 2019, I conducted, or caused to be conducted, a review of the voter registration records of the County of Riverside for the purpose of determining the number of voters registered to vote within the proposed boundary of Community Facilities District No. 2013-1 (Services), Annexation 14, of the City of Wildomar, of the County of Riverside.

(C) There are 0 registered voters residing within the proposed boundary of Community Facilities District No. 2013-1 (Services), Annexation 14, of the City of Wildomar, of the County of Riverside.

IN WITNESS WHEREOF, I have executed this Certificate on this 15th day of February 2019.

Rebecca Spencer
Registrar of Voters

By: 
Art Tinoco
Assistant Registrar of Voters

**SPECIAL TAX ELECTION
CITY OF WILDOMAR**

**ANNEXATION OF TERRITORY TO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 14**

(April 10, 2019)

This ballot is for the use of the authorized representative of the following owner of land within Annexation No. 14 of the Community Facilities District No. 2013-1 (Services) ("CFD No. 2013-1") of the City of Wildomar:

<u>Name of Landowner</u>	<u>Number of Acres Owned</u>	<u>Total Votes</u>
Milestone Wildomar, LLC	4.41	5

According to the provisions of the Mello-Roos Community Facilities Act of 1982, and resolutions of the City Council (the "Council") of the City of Wildomar (the "City"), the above-named landowner is entitled to cast the number of votes shown above under the heading "Total Votes," representing the total votes for the property owned by said landowner. The City has sent the enclosed ballot to you so that you may vote on whether or not to approve the special tax.

This special tax ballot is for the use of the property owner of the parcels identified below, which parcels are located within the territory proposed to be annexed to the CFD No. 2013-1, City of Wildomar, County of Riverside, State of California. Please advise the City Clerk, at (951) 677-7751 x 215 if the name set forth below is incorrect or if you are no longer one of the owners of these parcels. This special tax ballot may be used to express either support for or opposition to the proposed special tax. To be counted, this special tax ballot must be signed below by the owner or, if the owner is not an individual, by an authorized representative of the owner. The ballot must then be delivered to the City Clerk, either by mail or in person, as follows:

Mail

Delivery: If by mail, place ballot in the return envelope provided, and mail no later than March 27, 2019, two calendar weeks prior to the date set for the election. Mailing later than this deadline creates the risk that the special tax ballot may not be received in time to be counted.

Personal

Delivery: If in person, deliver to the City Clerk at any time up to 5:00 p.m. on April 10, 2019, at the Clerk's office at 23873 Clinton Keith Road, Suite 201 Wildomar, CA 92595.

However delivered, this ballot must be received by the Clerk prior to the close of the public meeting on April 10, 2019.

Very truly yours,

Debbie A. Lee, CMC
City Clerk
City of Wildomar

TO CAST THIS BALLOT, PLEASE RETURN THIS ENTIRE PAGE.

OFFICIAL SPECIAL TAX BALLOT

Name & Address of Property Owner:	Assessor's Parcel Number(s):
Milestone Wildomar, LLC Attn: Richard Hughes 3990 Old Town Avenue, Suite B-101 San Diego, CA 92110	380-290-003

ANNEXATION OF TERRITORY TO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 14

MARK AN "X" OR OTHER MARK WILL CAST ALL VOTES ASSIGNED TO THIS BALLOT

<u>SPECIAL TAX BALLOT MEASURE</u> Shall the City Council of the City of Wildomar be authorized to levy a special tax on an annual basis at the rates and apportioned as described in Exhibit C to the Resolution Declaring its Intention to Annex Territory to Community Facilities District No. 2013-1 (Services) adopted by the City Council on February 13, 2019 (the "Resolution"), which is incorporated herein by this reference, within the territory identified on the map entitled "Annexation Map No. 14 of Community Facilities District No. 2013-1 (Services) City of Wildomar" to finance certain services as set forth in Section 4 to the Resolution (including incidental expenses) and shall an appropriation limit be established for Community Facilities District No. 2013-1 (Services) in the amount of special taxes collected?	MARK "YES" OR "NO" WITH AN "X": YES _____ NO _____
---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-------------------------------------------------------------------------

Certification for Special Election Ballot

The undersigned is an authorized representative of the above-named landowner and is the person legally authorized and entitled to cast this ballot on behalf of the above-named landowner.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on _____, 20_____.

Managing Member
Richard Hughes

Managing Member
Steve Davis

Signature

Signature

Print Name

Print Name

Title

Title

CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 14

CERTIFICATE OF ELECTION RESULTS

I, the undersigned, being the Deputy City Clerk or the Acting City Clerk, as the case may be, hereby certify:

In connection with the special mailed-ballot election called by the City Council (the "City Council") of the City of Wildomar (the "City") on this same date in the proceedings of the City Council for the annexation of territory to the above-entitled community facilities district, I personally received (a) a signed and dated waiver and consent form and (b) a signed, dated and marked election ballot(s) on behalf of the owner(s) listed below, the entity named as the sole landowner of the land within the boundary of the above-entitled community facilities district in the Certificate Regarding Registered Voters and Landowners, dated February 15, 2019, and on file in the office of the City Clerk of the City in connection with the City Council actions on that date. Copies of the completed waiver and consent form and the completed ballot received by me and on file in my office are attached hereto.

Following such receipt, I have personally, and in the presence of all persons present, reviewed the ballot to confirm that it is properly marked and signed, and I hereby certify the result of that count to be that the ballot was cast in favor of the measure.

Based upon the foregoing, all votes that were cast having been cast "Yes", in favor of the ballot measure, the measure has therefore passed.

Landowner	Qualified Landowner Votes	Votes Cast	YES	NO
Milestone Wildomar, LLC	5	5		

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on _____, 2019.

Debbie A. Lee
CMC City Clerk
City of Wildomar

By: _____

(Attach completed copies of Waiver/Consent and Ballots)

**PETITION TO THE CITY COUNCIL OF THE CITY OF WILDOMAR REQUESTING
ANNEXATION OF PROPERTY TO COMMUNITY FACILITIES DISTRICT NO. 2013-
1 (SERVICES) WITHIN THE CITY OF WILDOMAR AND A WAIVER WITH
RESPECTS TO CERTAIN PROCEDURAL MATTERS UNDER THE MELLO-ROOS
COMMUNITY FACILITIES ACT OF 1982 AND CONSENTING TO THE LEVY OF
SPECIAL TAXES THEREON TO PAY THE COSTS OF SERVICES TO BE PROVIDED
BY THE COMMUNITY FACILITIES DISTRICT**

1. The undersigned requests that the City Council of the City of Wildomar, initiate and conduct proceedings pursuant to the Mello-Roos Community Facilities Act of 1982 (the "Act") (Government Code Section 53311 et seq.), for the annexation of the property described below to Community Facilities District No. 2013-1 (Services) and consents to the annual levy of special taxes on such property to pay the costs of services to be provided by Community Facilities District No. 2013-1 (Services).

2. The undersigned requests that the community facilities district provide any services that are permitted under the Act including, but not limited to, all necessary service, operations, administration and maintenance required to keep the landscape lighting, street lighting, flood control facilities, ground cover, shrubs, plants and trees, irrigation systems, graffiti removal, sidewalks and masonry walls, fencing entry monuments, tot lot equipment and associated appurtenant facilities within the district in a healthy, vigorous and satisfactory working condition.

3. The undersigned hereby certifies that as of the date indicated opposite its signature, it is the owner of all the property within the proposed boundaries of the community facilities district described in Exhibit A hereto and as shown on the map Exhibit B hereto.

4. The undersigned requests that a special election be held under the Act to authorize the special taxes for the proposed community facilities district. The undersigned waives any requirement for the mailing of the ballot for the special election and expressly agrees that said election may be conducted by mailed or hand-delivered ballot to be returned as quickly as possible to the designated election official, being the office of the City Clerk and the undersigned request that the results of said election be canvassed and reported to the City Council at the same meeting of the City Council as the public hearing on the annexation of the property to the community facilities district or at the next available meeting.

5. Pursuant to Sections 53326(a) and 53327(b) of the Act, the undersigned expressly waives all applicable waiting periods for the election and waives the requirement for analysis and arguments relating to the special election, and consents to not having such materials provided to the landowner in the ballot packet, and expressly waives any requirements as to the form of the ballot. The undersigned expressly waives all notice requirements relating to hearings and special elections (except for published notices required by the Act), and whether such requirements are found in the California Elections Code, the

California Government Code or other laws or procedures, including but not limited to any notice provided for by compliance with the provisions of Section 4101 of the California Elections Code.

6. The undersigned hereby consents to and expressly waives any and all claims based on any irregularity, error, mistake or departure from the provisions of the Act or other laws of the State and any and all laws and requirements incorporated therein, and no step or action in any proceeding relative to the annexation of property to the community facilities district of the portion of the incorporated area of the City of Wildomar or the special election therein shall be invalidated or affected by any such irregularity, error mistake or departure.

IN WITNESS WHEREOF, I hereunto set my hand this 1st day of NOVEMBER, 2017.

[NAME OF LANDOWNER]

By: 
Name: Milestone Wildomar, LLC, Richard J. Hughes
Title: Milestone Land Company, LLC, Managing Member

OWNER'S PROPERTY: 36215 Jana Lane

TRACT MAP OR PARCEL MAP NO.
or PROJECT NO. CUP 16-0095

OWNER'S MAILING ADDRESS:

Milestone Wildomar, LLC.

3990 Old Town Avenue, Suite B-101

San Diego, CA 92110

FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY COUNCIL OF THE CITY OF WILDOMAR THIS ____ DAY OF _____, 20____.


City Clerk of the City Council of the
City of Wildomar

California Government Code or other laws or procedures, including but not limited to any notice provided for by compliance with the provisions of Section 4101 of the California Elections Code.

6. The undersigned hereby consents to and expressly waives any and all claims based on any irregularity, error, mistake or departure from the provisions of the Act or other laws of the State and any and all laws and requirements incorporated therein, and no step or action in any proceeding relative to the annexation of property to the community facilities district of the portion of the incorporated area of the City of Wildomar or the special election therein shall be invalidated or affected by any such irregularity, error mistake or departure.

IN WITNESS WHEREOF, I hereunto set my hand this 1st day of Nov., 2017.

[NAME OF LANDOWNER]

By: 
Name: Milestone Wildomar, LLC, Steven L. Davis
Title: Milestone Land Company, LLC, Managing Member

OWNER'S PROPERTY: 36215 Jana Lane

TRACT MAP OR PARCEL MAP NO.
or PROJECT NO. CUP 16-0095

OWNER'S MAILING ADDRESS:

Milestone Wildomar, LLC.

3990 Old Town Avenue, Suite B-101

San Diego, CA 92110

FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY COUNCIL OF THE CITY OF WILDOMAR THIS ____ DAY OF _____, 20____.

City Clerk of the City Council of the
City of Wildomar

**ACKNOWLEDGMENT REGARDING PROPERTY TO BE INCLUDED INTO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
OF THE CITY OF WILDOMAR**

The developer/property owner of (Assessor's Parcel No.) 380-290-003 hereby acknowledges that:

If the landscaping, drainage, lighting and eligible public improvements within the Community Facilities District No. 2013-1 (Services) the maintenance areas of (Assessor's Parcel Nos.) 380-290-003, which is to be included in the Community Facilities District of the City of Wildomar, are completed prior to the levy and collection of special taxes upon property within said tract for the maintenance of such landscape and improvements, the developer/property owner will continue to be responsible for and will maintain the landscaping, drainage, lighting, and eligible public improvements within such maintenance areas at its sole expense, and the City will not assume responsibility for the maintenance of such landscaping, drainage, lighting and eligible public improvements until such time as the City is able to collect such special taxes to pay the costs of the maintenance of such landscaping, drainage, lighting, and eligible public improvements.

DATED:

1/21/19

OWNER(S):

Milestone Wildoma, LLC.

Richard J. Hughes

(Print Name)



(Signature)

MILESTONE LAND COMPANY, LLC MANAGING MEMBER
(Title)

Milestone Wildoma, LLC.

Steven L. Davis

(Print Name)



(Signature)

MILESTONE LAND COMPANY, LLC
(Title) MANAGING MEMBER

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

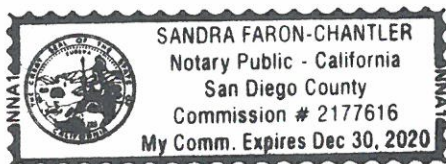
State of California }

County of San Diego }

On November 1st, 2017 before me, Sandra Faron-Chantler, Notary Public,
Date Here Insert Name and Title of the Officer

personally appeared Richard J. Hughes and Steven L. Davis
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian of Conservator

☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian of Conservator

☐ Other: _____

Signer is Representing: _____

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

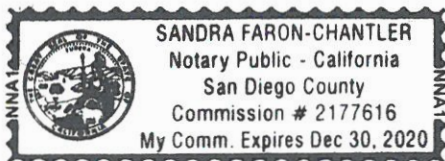
State of California }

County of San Diego

On November 1st, 2017 before me, Sandra Faron-Chantler, Notary Public,
Date Here Insert Name and Title of the Officer

personally appeared Richard J. Hughes and Steven L. Davis
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Place Notary Seal and/or Stamp Above

Signature Sandra Faron-Chantler
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: PETITION TO CITY COUNCIL

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian of Conservator

☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian of Conservator

☐ Other: _____

Signer is Representing: _____

CITY OF WILDOMAR – CITY COUNCIL
Agenda Item #2.2
PUBLIC HEARING
Meeting Date: April 10, 2019

TO: Mayor and Council Members

FROM: Dan York, Assistant City Manager/City Engineer

SUBJECT: Consideration of Territory to be Annexed to Community Facilities District No. 2013-1 (Services), Calling an Election, Ordering the Levy and Collection of Special Taxes, and Declaring the Election Results for CFD 2013-1 (Services), Annexation No. 15

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council

1. Open the public hearing;
2. Take testimony;
3. Close the public hearing;
4. Adopt Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, CALLING AN ELECTION TO SUBMIT TO THE QUALIFIED ELECTORS THE QUESTION OF LEVYING A SPECIAL TAX WITHIN THE AREA PROPOSED TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) (ANNEXATION NO. 15)

5. Hold the election;
6. Canvass the election; and
7. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, DECLARING ELECTION RESULTS FOR COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) (ANNEXATION NO. 15)

BACKGROUND:

On February 13, 2019, the City Council adopted Resolution No. 2019-06, declaring its intention to annex territory to Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1" or "CFD") and commence the annexation proceedings for the territory to be annexed, also known as Annexation No. 15. A public hearing was set for April 10, 2019 to conduct an election for the landowners and to declare the results of that election.

As required by the Resolution of Intention, an annexation map was recorded on February 20, 2019, at 4:00 p.m. in Book 83, Page 55, Document No. 2019-0057924 and the potential annexation area boundary map was recorded on February 18, 2014, at 1:17 p.m. in Book 76 Page 68, Document No. 2014-0062326 of Maps of Assessment and Community Facilities Districts with the Riverside County Recorder.

The Resolution of Intention was adopted by the City Council in response to petitions filed by the property owner, Hacienda Properties, LLC of a residential tract containing 3.75 acres within the City and has requested that the City assist them in annexing territory into CFD No. 2013-1 (Services) to cover the costs associated with the maintenance of public improvements. The improvements proposed to be maintained include items such as landscaping and lighting, street maintenance, water quality improvements and trails maintenance.

The area proposed within Annexation No. 15 will encompass seven residential units in one tract, with FY 2019-20 maximum annual tax of \$1,012.37 per unit, per year. The parcel map proposed to be annexed into CFD No. 2013-1 will be included in Tax Zone 17. This tax rate includes a Maximum Special Tax A of \$1,012.37 per unit per year for maintenance services of public facilities, and Maximum Special Tax B of \$311.41 per unit per year for safety services. Both of these tax rates are proposed to escalate each year. Maximum Special Tax A will increase by the greater of Consumer Price Index (CPI) or 2% and Special Tax B will increase by the greater of CPI or 5%. Property owner, Hacienda Properties, LLC, has agreed to the annexation into the CFD and submitted a "Consent and Waiver" form on file in the City Clerk's Office, to initiate and conduct proceedings pursuant to the Mello-Roos Act in 1982, requesting the annexation of property to CFD No. 2013-1 (Services) and consenting to the shortening of election time requirements, waiving analysis and arguments, and waiving all notice requirements relating to the conduct of the election.

FISCAL IMPACT

The projected levy for FY 2019-20 is \$7,086 for the first year of maintenance services and \$2,180 for Special Tax B Safety Services.

Submitted by:
Dan York
Assistant City Manager

Approved by:
Gary Nordquist
City Manager

Attachments:
Resolution Calling an Election
Resolution Declaring Results

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF WILDOMAR, CALIFORNIA, CALLING AN
ELECTION TO SUBMIT TO THE QUALIFIED
ELECTORS THE QUESTION OF LEVYING A
SPECIAL TAX WITHIN THE AREA PROPOSED TO
BE ANNEXED TO COMMUNITY FACILITIES
DISTRICT NO. 2013-1 (SERVICES) (ANNEXATION
NO. 15)**

WHEREAS, on February 12, 2014, the City Council (the "City Council") of the City of Wildomar (the "City") approved Resolution No. 2014-07 declaring the City's intention to establish Community Facilities District No. 2013-1 (Services) of the City of Wildomar, County of Riverside, State of California (the "CFD No. 2013-1") for the purpose of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the City as a result of the development of said real property; and

WHEREAS, the City Council set a public hearing for March 12, 2014, after which the Council adopted Resolution No. 2014-09 forming the CFD No. 2013-1 and calling a special election at which the questions of levying a special tax and establishing an appropriations limit with respect to the CFD No. 2013-1 were submitted to the qualified electors within the CFD No. 2013-1; and

WHEREAS, on March 12, 2014, the City Council adopted Resolution No. 2014-16 declaring the results of the special election and finding that more than two-thirds (2/3) of all votes cast at the special election were cast in favor of the proposition presented, and such proposition passed; and

WHEREAS, the City Council is authorized by Article 3.5 (commencing with Section 53339) of Chapter 2.5 of Part 1 of Division 2 of Title 5 of the Government Code as amended (the "Act"), to annex territory into an existing community facilities district by complying with the procedures set forth in said Article 3.5; and

WHEREAS, the City Council on February 13, 2019, duly adopted Resolution No. 2019-06 (the "Resolution of Intention") declaring its intention to annex certain territory to CFD No. 2013-1 (Services) and to levy a special tax within that territory to pay for certain services and setting a time and place for the public hearing on the proposed annexation for April 10, 2019; and

WHEREAS, the territory proposed to be annexed is identified in the map entitled "Annexation Map No. 15 Community Facilities District No. 2013-1 (Services)" a copy of which was recorded, on February 20, 2019, in Book 83 of Maps of Assessment and Community Facilities Districts at Page 55, in the office of the Riverside County Recorder; and

WHEREAS, pursuant to the Act and the Resolution of Intention, a notice of public hearing was convened by the City Council on April 10, 2019, not earlier than the hour of 6:30 p.m. at the City Hall located at 23873 Clinton Keith Road, Wildomar, California 92595, relative to the proposed annexation of said territory to CFD No. 2013-1; and

WHEREAS, written protests have not been filed by fifty percent (50%) or more of the registered voters residing within the CFD No 2013-1, or by fifty percent (50%) or more of the registered voters residing within the territory to be annexed, or by the owners of one-half (1/2) or more of the area within the CFD No. 2013-1, or by the owners of one-half (1/2) or more of the territory to be annexed; and

WHEREAS, the City Council has determined that there are fewer than twelve registered voters residing in the territory proposed to be annexed to the CFD No. 2013-1 and that the qualified electors in such territory are the landowners; and

WHEREAS, on the basis of all of the foregoing, the City Council has determined at this time to call an election to authorize the annexation of territory to the CFD No. 2013-1 and the levying of a special tax as described in Exhibit A hereto; and

WHEREAS, the City Council has received a written instrument from each landowner in the territory proposed to be annexed to the CFD No. 2013-1 consenting to the shortening of election time requirements, waiving analysis and arguments, and waiving all notice requirements relating to the conduct of the election; and

WHEREAS, the City Clerk has concurred in the election date set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR, ACTING EX OFFICIO AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, DETERMINE AND ORDER AS FOLLOWS:

Section 1 Recitals. The foregoing recitals are true and correct.

Section 2. Conformation of Finding in Resolution of Intention. The City Council reconfirms all of its findings and determinations as set forth in the Resolution of Intention.

Section 3. Findings Regarding Protests. The City Council finds and determines that written protests to the proposed annexation of territory to the CFD No. 2013-1 and the levy of the special tax within such territory are insufficient in number and in amount under the Act, and the City Council hereby further orders and determines that all such protests are hereby overruled.

Section 4. Findings Regarding Prior Proceedings. The City Council finds and determines that all prior proceedings had and taken by the City Council with respect to the annexation of territory to CFD No. 2013-1 are valid and in conformity with the requirements of the Act.

Section 5. Levy of Special Tax. As stated in the Resolution of Intention, except where funds are otherwise available, subject to the approval of the qualified electors of territory proposed to be annexed to CFD No. 2013-1, a special tax sufficient to pay the costs of the Services (including incidental expenses as described in the Resolution of Intention), secured by recordation of a continuing lien against all nonexempt real property in CFD No. 2013-1, will be levied annually in CFD No. 2013-1. The rate and method of apportionment, and manner of collection of the special tax are specified in Exhibit A hereto.

Section 6. Apportionment of Tax. The special tax as apportioned to each parcel is based on the cost of making the Services available to each parcel, or other reasonable basis, and is not based on or upon the ownership of real property.

Section 7. Tax Roll Preparation. The office of the Public Works Director, 23873 Clinton Keith Road., City of Wildomar, is hereby designated as the office that will be responsible for annually preparing a current roll of special tax levy obligations by assessor's parcel number and that will be responsible for estimating future special tax levies pursuant to Government Code section 53340.2. The Public Works Director may cause these functions to be performed by his or her deputies, assistants, or other designated agents.

Section 8. Accountability Measures. Pursuant to Section 50075.1 of the California Government Code, the City shall create a separate account into which tax proceeds will be deposited; and the Public Works Director annually shall file a report with the City Council that will state (a) the amount of funds collected and expended and (b) the status of the Services financed in CFD No. 2013-1.

Section 9. Special Election; Voting Procedures. The City Council hereby submits the questions of levying the special tax within the territory proposed to be annexed to the qualified electors, in accordance with and subject to the Act. The special election shall be held on April 10, 2019, and shall be conducted as follows:

(a) **Qualified Electors.** The City Council hereby determines that the Services are necessary to meet increased demands placed upon the City as a result of development occurring within the boundaries of CFD No. 2013-1. Because fewer than twelve registered voters resided within the territory proposed to be annexed to CFD No. 2013-1 on February 15, 2019 (a date within the 90 days preceding the close of the public hearing on the territory proposed to be annexed to CFD No. 2013-1), the qualified electors shall be the landowners within territory proposed to be annexed, and each landowner who was the owner of record at the close of the hearing shall have one vote for each acre or portion of an acre of land that such landowner owns within the territory proposed to be annexed to CFD No. 2013-1.

(b) **Consolidation of Elections; Combination of Propositions on Ballot.** The election on the question of levying the special tax and establishing an appropriations limit for CFD No. 2013-1 shall be consolidated, and the two propositions shall be combined into a single ballot proposition for submission to the voters, as authorized by Government Code Section 53353.5.

(c) Mail Ballot Election. Pursuant to Government Code section 53327.5, the election shall be conducted as a mail ballot election. The City Council hereby ratifies the City Clerk's delivery of a ballot to each landowner within the territory proposed to be annexed to CFD No. 2013-1. The City Council hereby ratifies the form of the ballot, which is attached hereto as Exhibit B.

(d) Return of Ballots. The City Clerk shall accept the ballots of the landowners up to 6:00 p.m. on April 10, 2019. The City Clerk shall have available ballots that may be marked at the City Clerk's office on the election day by voters. Once all qualified electors have voted, the City Clerk may close the election.

(e) Canvass of Election. The City Clerk shall commence the canvass of the returns of the special election as soon as the election is closed (on April 10, 2019, or when all qualified electors have voted) at the City Clerk's office. At the conclusion of the canvass, the City Clerk shall declare the results of the election.

(f) Declaration of Results. The City Council shall declare the results of the special election following the completion of the canvass of the returns and shall cause to be inserted into its minutes a statement of the results of the special election as ascertained by the canvass of the returns.

Section 10. Filing of Resolution and Map with City Clerk. The City Council hereby directs the City Clerk to file a copy of this resolution and the annexation map of the boundaries of CFD No. 2013-1 in his/her office.

PASSED, APPROVED AND ADOPTED this 10th day of April 2019:

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF WILDOMAR, CALIFORNIA, DECLARING
ELECTION RESULTS FOR COMMUNITY
FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 15**

WHEREAS, the City Council (the "City Council") of the City of Wildomar (the "City") has heretofore conducted proceedings for the area proposed to be annexed to Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1") of the City of Wildomar, including conducting a public hearing pursuant to Section 53339.5 of the Government Code; and

WHEREAS, at the conclusion of said public hearing, the City Council adopted a resolution calling a special election for April 10, 2019, and submitting to the qualified electors of the territory to be annexed to the CFD No. 2013-1 the question of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the City as a result of the development of said real property as provided in the form of special election ballot; and

WHEREAS, a Certificate of Election Results, attached thereto as Exhibit A, dated April 10, 2019, executed by the City Clerk (or, in the absence of the City Clerk, the Acting City Clerk – in either case, the "Clerk"), has been filed with this Council, certifying that a completed ballot has been returned to the Clerk for each landowner-voter(s) eligible to cast a ballot in said special election, with all votes cast as "Yes" votes in favor of the ballot measure, and further certifying on said basis that the special mailed-ballot election was closed; and

WHEREAS, this Council has received, reviewed and hereby accepts the Clerk's Certificate of Election Results and wishes by this resolution to declare the results of the special mailed-ballot election;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR:

Section 1. Recitals. This Council finds and determines that the foregoing recitals are true and correct.

Section 2. Ballot Measure. This Council hereby finds, determines and declares that the ballot measure submitted to the qualified electors of the territory to be annexed to CFD No. 2013-1 has been passed and approved by those qualified electors in accordance with Sections 53328 and 53329 of the Government Code.

Section 3. Annexation. This Council hereby finds, determines and declares that pursuant to Section 53339.8 of the Government Code, the City Council is

authorized to determine that the territory to be annexed has been added to and become a part of the CFD No. 2013-1 with full legal effect, and the City Council is also authorized, pursuant to said Section 53339.8, to annually levy special taxes within the territory to be annexed to pay the costs of the services to be provided by the CFD No. 2013-1 as specified in Resolution No. 2019-06 adopted by the City Council on February 13, 2019. The boundaries of the territory annexed are shown on the map entitled, "Annexation Map No. 15 Community Facilities District No. 2013-1 (Services)" a copy of which was recorded, on February 20, 2019, in Book 83 of Maps of Assessment and Community Facilities Districts at Page 55, in the office of the Riverside County Recorder.

Section 4. Notice of Special Tax Lien. Pursuant to Section 53339.8 of the Government Code and Section 3117.5 of the Streets and Highways Code, the City Clerk shall cause to be filed with the County Recorder of the County of Riverside an amendment of the notice of special tax lien and a map of the amended boundaries of the CFD No. 2013-1 including the annexed territory.

Section 5. Effect. This resolution shall take effect from and after its adoption.

PASSED, APPROVED AND ADOPTED this 10th day of April 2019:

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

**RATES AND METHOD OF APPORTIONMENT OF SPECIAL TAX FOR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
OF THE CITY OF WILDOMAR**

A Special Tax (the "Special Tax") shall be levied on and collected from each Assessor's Parcel (defined below) in Community Facilities District No. 2013-1 (Services) (the "CFD No. 2013-1" or "CFD"; defined below), in each Fiscal Year, (defined below), commencing in the Fiscal Year beginning July 1, 2014, in an amount determined by the City Council of the City of Wildomar, acting ex officio as the legislative body of CFD No. 2013-1, by applying the rates and method of apportionment set forth below. All of the real property in CFD No. 2013-1, unless exempted by law or by the provisions herein, shall be taxed to the extent and in the manner provided herein.

A. DEFINITIONS

"Acre" or "Acreage" means the land area of an Assessor's Parcel as shown on any Assessor's Parcel Map, or if the land area is not shown on the Assessor's Parcel Map, the land area as shown on the applicable Final Map, or if the area is not shown on the applicable Final Map, the land area shall be calculated by the Administrator.

"Administrative Expenses" means the actual or reasonably estimated costs directly related to the formation, annexation, and administration of CFD No. 2013-1 including, but not limited to: the costs of computing the Special Taxes and preparing the annual Special Tax collection schedules (whether by the City or designee thereof or both); the costs to the City, CFD No. 2013-1, or any designee thereof associated with fulfilling the CFD No. 2013-1 disclosure requirements; the costs associated with responding to public inquiries regarding the Special Taxes; the costs of the City, CFD No. 2013-1 or any designee thereof related to an appeal of the Special Tax; and the City's annual administration fees and third party expenses. Administrative Expenses shall also include amounts estimated or advanced by the City or CFD No. 2013-1 for any other administrative purposes of CFD No. 2013-1, including attorney's fees and other costs related to commencing and pursuing to completion any foreclosure of delinquent Special Taxes.

"Administrator" means the City Manager of the City of Wildomar, or his or her designee.

"Approved Property" means all Assessor's Parcels of Taxable Property that are included in a Final Map that was recorded prior to the March 1 of preceding the Fiscal Year in which the Special Tax is being levied.

"Assessor's Parcel" means a lot or parcel of land that is identifiable by an Assessor's Parcel Number by the County Assessor of the County of Riverside.

"Assessor's Parcel Map" means an official map of the Assessor of the County designating parcels by Assessor's Parcel Number.

“Assessor’s Parcel Number” means that identification number assigned to a parcel by the County Assessor of the County.

“Building Square Footage” or **“BSF”** means the floor area square footage reflected on the original construction building permit issued for construction of a building of Non-Residential Property and any Building Square Footage subsequently added to a building of such Taxable Property after issuance of a building permit for expansion or renovation of such building.

“CFD” or **“CFD No. 2013-1”** means the City of Wildomar Community Facilities District No. 2013-1 (Services).

“City” has the meaning set forth in the preamble.

“County” means the County of Riverside.

“Developed Property” means all Assessor’s Parcels of Taxable Property for which a building permit for new construction has been issued on or prior to March 1 preceding the Fiscal Year in which the Special Tax is being levied.

“Exempt Property” means all Assessors’ Parcels designated as being exempt from the Special Tax as provided for in Section G.

“Final Map” means a subdivision of property by recordation of a final map, parcel map, or lot line adjustment, pursuant to the Subdivision Map Act (California Government Code Section 66410 et seq.) or recordation of a condominium plan pursuant to California Civil Code 1352 that creates individual lots for which building permits may be issued without further subdivision.

“Fiscal Year” means the period from and including July 1st of any year to and including the following June 30th.

“Land Use Category” means, any of the categories contained in Section B. hereof to which an Assessor’s Parcel is assigned consistent with the land use approvals that have been received or proposed for the Assessor’s Parcel as of March 1 preceding the Fiscal Year in which the Special Tax is being levied.

“Maximum Special Tax” means the Maximum Special Tax A and/or Maximum Special Tax B, as applicable.

“Maximum Special Tax A” means the Maximum Special Tax A, as determined in accordance with Section C., below, that can be levied in any Fiscal Year on any Assessor's Parcel within CFD No. 2013-1.

“Maximum Special Tax B” means the Maximum Special Tax B, as determined in accordance with Section C., below, that can be levied in any Fiscal Year on any Assessor's Parcel within CFD No. 2013-1.

“Multi-Family Residential Property” means any Assessor’s Parcel of residential property that consists of a building or buildings comprised of attached Residential Units available for rental, but not purchase, by the general public and under common management.

“Non-Residential Property” means, all Assessor's Parcels of Taxable Property for which a building permit(s) was issued for a non-residential use. The Administrator shall make the determination if an Assessor’s Parcel is Non-Residential Property.

“Proportionately” means for Taxable Property that is: (i) Developed Property, that the ratio of the actual Special Tax levy to the Maximum Special Tax is the same for all Parcels of Developed Property, (ii) Approved Property, that the ratio of the actual Special Tax levy to the Maximum Special Tax is the same for all Parcels of Approved Property, and (iii) Undeveloped Property that the ratio of the actual Special Tax levy per acre to the Maximum Special Tax per acre is the same for all Parcels of Undeveloped Property.

“Residential Unit” or **“RU”** means a residential unit that is used or intended to be used as a domicile by one or more persons, as determined by the Administrator.

“Residential Property” means all Assessor’s Parcels of Taxable Property upon which completed Residential Units have been constructed or for which building permits have been or may be issued for purposes of constructing one or more Residential Units.

“Service(s)” means services permitted under the Mello-Roos Community Facilities Act of 1982 including, without limitation, those services authorized to be funded by CFD No. 2013-1 as set forth in the documents adopted by the City Council at the time the CFD was formed.

“Single Family Residential Property” means any residential property that consists of a building comprised of attached or detached residential units available for purchase or rent by the general public.

“Special Tax(es)” means the Special Tax A and/or Special Tax B to be levied in each Fiscal Year on each Assessor’s Parcel of Taxable Property.

“Special Tax A” means the annual special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Taxable Property to fund the Special Tax A Requirement.

“Special Tax B” means the annual special tax to be levied in each Fiscal Year on each Assessor’s Parcel of Developed Property to fund the Special Tax B Requirement.

"Special Tax A Requirement" means that amount to be collected in any Fiscal Year to pay for certain costs as required to meet the needs of CFD No. 2013-1 in both the current Fiscal Year and the next Fiscal Year. The costs to be covered shall be the direct costs for (i) maintenance services including but not limited to (i) maintenance and lighting of parks, parkways, streets, roads and open space, (ii) maintenance and operation of water quality improvements, (iii) public street sweeping, (iv) fund an operating reserve for the costs of Services as determined by the Administrator, and (v) Administrative Expenses. Under no circumstances shall the Special Tax A Requirement include funds for Bonds.

"Special Tax B Requirement" means that amount to be collected in any Fiscal Year to pay for certain costs as required to meet the needs of CFD No. 2013-1 in both the current Fiscal Year and the next Fiscal Year. The costs to be covered shall be the direct costs for (i) police protection services, (ii) fire protection and suppression services, (iii) fund an operating reserve for the costs of Services as determined by the Administrator, and (iv) Administrative Expenses. Under no circumstances shall the Special Tax B Requirement include funds for Bonds.

"Taxable Property" means all Assessor's Parcels within CFD No. 2013-1, which are not Exempt Property.

"Tax Zone" means a mutually exclusive geographic area, within which particular Special Tax rates may be levied pursuant to this Rate and Method of Apportionment of Special Tax. Exhibit "C" identifies the Tax Zone in CFD No. 2013-1 at formation; additional Tax Zones may be created when property is annexed into the CFD.

"Tax Zone 1" means the geographic area the specific area identified on the CFD Boundary Map as Tax Zone 1.

"Tax Zone 2" means the geographic area the specific area identified on the CFD Boundary Map as Tax Zone 2.

"Tract(s)" means an area of land within a subdivision identified by a particular tract number on a Final Map approved for the subdivision.

"Undeveloped Property" means, for each Fiscal Year, all Taxable Property not classified as Developed Property or Approved Property.

B. ASSIGNMENT TO LAND USE CATEGORIES

For each Fiscal Year, all Assessor's Parcels of Taxable Property within CFD No. 2013-1 shall be classified as Developed Property, Approved Property, or Undeveloped Property, and shall be subject to the levy of Special Taxes as determined pursuant to Sections C and D below. Assessor's Parcels of Developed Property and Approved Property shall be classified as either Residential Property or Non-Residential Property.

C. MAXIMUM SPECIAL TAX RATES

1. Special Tax A

For purposes of determining the applicable Maximum Special Tax A for Assessor's Parcels of Developed Property and Approved Property which are classified as Residential Property, all such Assessor's Parcels shall be assigned the number of Residential Unit(s) constructed or to be constructed thereon as specified in or shown on the building permit(s) issued or Final Map as determined by the Administrator. For Parcels of undeveloped property zoned for development of single family attached or multi-family units, the number of Residential Units shall be determined by referencing the condominium plan, apartment plan, site plan or other development plan, or by assigning the maximum allowable units permitted based on the underlying zoning for the Parcel. Once a single family attached or multi-family building or buildings have been built on an Assessor's Parcel, the Administrator shall determine the actual number of Residential Units contained within the building or buildings, and the Special Tax levied against the Parcel in the next Fiscal Year shall be calculated by multiplying the actual number of Residential Units by the Maximum Special Tax A per Residential Unit identified for the Tracts in Table 1 below.

a. Developed Property

(i) Maximum Special Tax A

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 1 is shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 for a Residential Unit within the Tracts are identified in Table 1 below:

TABLE 1
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$346.00 per Residential Unit
2	31479	\$346.00 per Residential Unit

(ii) Increase in the Maximum Special Tax A

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

(iii) Multiple Land Use Categories

In some instances an Assessor's Parcel of Developed Property may contain more than one Land Use Category. The Maximum Special Tax A that can be levied on an Assessor's Parcel shall be the sum of the Maximum Special Tax A that can be levied for each Land Use Category located on that Assessor's Parcel. For an Assessor's Parcel that contains more than one land use, the Acreage of such Assessor's Parcel shall be allocated to each type of property based on the amount of Acreage designated for each land use as determined by reference to the site plan approved for such Assessor's Parcel. The Administrator's allocation to each type of property shall be final.

b. Approved Property

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 2 is shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 per Residential Unit within the Tracts is identified in Table 2 below:

TABLE 2
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$346.00 per Residential Unit
2	31479	\$346.00 per Residential Unit

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Approved Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

c. Undeveloped Property

The Maximum Special Tax A for each Assessor's Parcel of Taxable Property is shown in Table 3 shall be specific to each Tract within the CFD. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax A for the Tract or Tracts annexed. The Maximum Special Tax A for Fiscal Year 2014-2015 per acre within the Tracts are identified in Table 3 below:

TABLE 3
Maximum Special Tax A Rates

Tax Zone	Tracts	Maximum Special Tax A
1	32535	\$1,762 per Acre
2	31479	\$1,541 per Acre

On each July 1, commencing on July 1, 2015 the Maximum Special Tax A for Undeveloped Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

2. Special Tax B

The Special Tax B is an annual Special Tax that shall be levied on Developed Property to fund the Special Tax Requirement B.

a. Developed Property

(i) Maximum Special Tax B

The Maximum Special Tax B for Fiscal Year 2014-2015 for each Land Use Class is shown in Table 4. When additional property is annexed into CFD No. 2013-1, the rate and method adopted for the annexed property shall reflect the Maximum Special Tax B for the Tract or Tracts annexed.

TABLE 4
Maximum Special Tax B Rates

Land Use Class	Description	Unit	Maximum Special Tax B
1	Single Family Residential	RU	\$244.00
2	Multi-Family Residential	RU	\$173.00

On each July 1, commencing on July 1, 2015 the Maximum Special Tax B for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) since the beginning of the preceding Fiscal Year, or ii) by five percent (5.0%), whichever is greater.

No Special Tax shall be levied on property which, at the time of adoption of the Resolution of Formation for CFD No. 2013-1, is an Exempt Property.

D. METHOD OF APPORTIONMENT OF ANNUAL SPECIAL TAX

1. Special Tax A

Commencing with Fiscal Year 2014-2015 and for each following Fiscal Year, the Council shall determine the Special Tax A Requirement and shall levy the Special Tax A on all Assessor's Parcels of Taxable Property until the aggregate amount of Special Tax A equals the Special Tax A Requirement. The Special Tax A shall be levied for each Fiscal Year as follows:

First: The Special Tax A shall be levied Proportionately on all Assessor's Parcels of Developed Property up to 100% of the applicable Maximum Special Tax A to satisfy the Special Tax A Requirement;

Second: If additional moneys are needed to satisfy the Special Tax A Requirement after the first step has been completed, the Special Tax shall be levied Proportionately on each Parcel of Approved Property at up to 100% of the Maximum Special Tax A for Approved Property;

Third: If additional monies are needed to satisfy the Special Tax A Requirement after the first two steps has been completed, the Special Tax A shall be levied Proportionately on all Assessor's Parcels of Undeveloped Property up to 100% of the Maximum Special Tax A for Undeveloped Property.

2. Special Tax B

Commencing with Fiscal Year 2014-2015 and for each following Fiscal Year, the Council shall determine the Special Tax B Requirement and shall levy the Special Tax B until the aggregate amount of Special Tax B equals the Special Tax B Requirement.

The Special Tax B shall be levied Proportionately on all Assessor's Parcels of Developed Property up to 100% of the applicable Maximum Special Tax B to satisfy the Special Tax B Requirement.

E. FUTURE ANNEXATIONS

It is anticipated that additional properties will be annexed to CFD No. 2013-1 from time to time. As each annexation is proposed, an analysis will be prepared to determine the annual cost for providing Services. Based on this analysis, the property to be annexed, pursuant to California Government Code section 53339 et seq. will be assigned to the appropriate Maximum Special Tax rate for the Tract or Tracts when annexed.

F. TERM OF SPECIAL TAX

For each Fiscal Year, the Special Taxes shall be levied as long as the Services are being provided.

G. EXEMPTIONS

The City shall classify as Exempt Property within CFD No. 2013-1, any Assessor's Parcel in any of the following categories; (i) Assessor's Parcels which are owned by, irrevocably offered for dedication, encumbered by or restricted in use by any public entity; (ii) Assessor's Parcels with public or utility easements making impractical their utilization for other than the purposes set forth in the easement; (iii) Assessor's Parcels which are privately owned but are encumbered by or restricted solely for public uses; or (iv) any Assessor's Parcel which is in use in the performance of a public function as determined by the Administrator.

H. APPEALS

Any property owner claiming that the amount or application of the Special Taxes are not correct may file a written notice of appeal with the City not later than twelve months after having paid the first installment of the Special Tax(es) that is disputed. A representative(s) of CFD No. 2013-1 shall promptly review the appeal, and if necessary, meet with the property owner, consider written and oral evidence regarding the amount of the Special Tax, and rule on the appeal. If the representative's decision requires that the Special Tax for an Assessor's Parcel be modified or changed in favor of the property owner, a cash refund shall not be made, but an adjustment shall be made to the Special Tax on that Assessor's Parcel in the subsequent Fiscal Year(s).

I. MANNER OF COLLECTION

The Special Tax(es) shall be collected in the same manner and at the same time as ordinary ad valorem property taxes, provided, however, that CFD No. 2013-1 may collect the Special Tax at a different time or in a different manner if necessary to meet its financial obligations.

EXHIBIT A

**CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)**

COST ESTIMATE

Maintenance Services - The estimate breaks down the costs of providing one year's maintenance services for FY 2019-20. These services are being funded by the levy of Special Tax A for Community Facilities District No. 2013-1.

**TAX ZONE 17 – Annexation 15
Tract Map 32726**

Item	Description	Estimated Cost
1	Landscape Maintenance	\$1,456
2	Lighting Maintenance	\$775
3	Streets & Pavement Management	\$2,003
4	Drainage Maintenance	\$400
5	Park Maintenance	\$1,253
6	Trail Maintenance	\$148
7	Graffiti Maintenance	\$14
8	Reserve Fund	\$432
9	Administration and Expenses	\$605
Total		\$7,086.00

Safety Services - It is estimated that the cost of providing police and fire protection services being funded by Special Tax B for the Community Facilities District No. 2013-1 (Services) as outlined in Exhibit "B" hereto, will be as follows for the first year:

- \$311.41 per residential unit for single family residential property

TAX ZONE SUMMARY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Maximum Special Tax B	Subdivider
Original	1	32535	2014-15	\$346.00 / RU	\$244.00 / RU	CV Communities LLC
Original	2	31479	2014-15	\$346.00 / RU	\$244.00 / RU	Rancon Equity Partners III
1	3	25122/ 32078	2015-16	\$346.00 / RU	\$244.00 / RU	Rancho Fortunado Inv, LLC
2	4	PM 16803	2015-16	\$51.41 / Acre	N/A	Moralez Enterprises, LLC
3	5	36497	2015-16	\$522.27 / RU	\$244.00 / RU	Lennar Homes of California, Inc.
4	6	PM 36492	2015-16	\$766.14 / Acre	N/A	Rancon Medical and Education Center, LLC
5	7	29476	2016-17	\$688.60 / RU	\$244.00 / RU	Alta Colina, LLC
6	8	36519	2016-17	\$777.35 / RU	\$244.00 / RU	Keusder, LLC / MSL Orange, Inc.
7	9	PP 10-0222	2016-17	\$7,650.78 / RU	N/A	Plaza de Bundy Canyon, LLC
8	10	32206	2016-17	\$633.51 / RU	\$244.00 / RU	Wildomar Land, LLC
9	11	PM 36080	2018-19	\$3,302.61 / Acre	N/A	CK-HS Partners, LLC/ SNDH Partners, LLC
10	12	PM 32833	2017-18	\$1,418.22 / RU	\$244.00 / RU	Wildomar Housing Partners, LLC
11	13	PM 36653	2017-18	\$333.00 / RU	\$282.46 / RU	Benson Residential
12	14	LLA 2016-005	2018-19	\$2,325.03 / Acre	N/A	Sunbelt Rentals
13	15	CUP/PP 15-0013	2019-20	\$3,330.26/Acre	N/A	Clinton Keith Village
14	16	CUP 16-0095	2019-20	\$1,935.00/Acre	N/A	Big Easy RV Boat Storage
15	17	TR 32726	2019-20	\$1,012.37 / RU	\$311.41 / RU	Hacienda Properties, LLC

APPROVED PROPERTY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Subdivider
15	17	PM 32726	2019-20	\$1,012.37 / RU	Hacienda Properties, LLC

UNDEVELOPED PROPERTY

Annexation	Tax Zone	Tract	Fiscal Year	Maximum Special Tax A	Subdivider
15	17	PM 32726	2019-20	\$1,886.76 / Acre	Hacienda Properties, LLC

ESCALATION OF MAXIMUM SPECIAL TAXES

Maximum Special Tax A - On each July 1, the Maximum Special Tax A for Developed Property, Approved Property and Undeveloped Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) for the calendar year ending in March of the prior Fiscal Year, or ii) by two percent (2.0%), whichever is greater.

Maximum Special Tax B - On each July 1, the Maximum Special Tax B for Developed Property shall increase by i) the percentage increase in the Consumer Price Index (All Items) for Los Angeles - Riverside - Orange County (1982-84 = 100) for the calendar year ending in March of the prior Fiscal Year, or ii) by five percent (5.0%), whichever is greater.

EXHIBIT B

CITY OF WILDOMAR COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)

DESCRIPTION OF AUTHORIZED SERVICES

The services which may be funded with proceeds of the special tax of CFD No. 2013-1, as provided by Section 53313 of the Act, will include all costs attributable to maintaining, servicing, cleaning, repairing and/or replacing landscaped areas (may include reserves for replacement) in public street right-of-ways, public landscaping, public open spaces and other similar landscaped areas officially dedicated for public use. In addition, the services which may include some or all costs attributable to police protection, and fire services. These services including the following:

(a) maintenance and lighting of parks, parkways, streets, roads and open space, which maintenance and lighting services may include, without limitation, furnishing of electrical power to street lights; repair and replacement of damaged or inoperative light bulbs, fixtures and standards; maintenance (including irrigation and replacement) of landscaping vegetation situated on or adjacent to parks, parkways, streets, roads and open space; maintenance and repair of irrigation facilities; maintenance of public signage; graffiti removal from and maintenance and repair of public structures situated on parks, parkways, streets, roads and open space; maintenance and repair of playground or recreation program equipment or facilities situated on any park; and

(b) maintenance and operation of water quality improvements which include storm drainage and flood protection facilities, including, without limitation, drainage inlets, catch basin inserts, infiltration basins, flood control channels, fossil fuel filters, and similar facilities. Maintenance services may include but is not limited to the repair, removal or replacement of all or part of any of the water quality improvements, fossil fuel filters within the public right-of-way including the removal of petroleum hydrocarbons and other pollutants from water runoff, or appurtenant facilities, clearing of inlets and outlets; erosion repairs; and cleanup to improvements, and other items necessary for the maintenance, servicing; or both of the water quality basin improvements within flood control channel improvements; and

(c) public street sweeping, on the segments of the arterials within the boundaries of CFD No. 2013-1; as well as local roads within residential subdivisions located within CFD No. 2013-1; and any portions adjacent to the properties within CFD No. 2013-1; and

(d) police protection services, including but not limited to criminal justice services, and fire protection and suppression services.

In addition to payment of the cost and expense of the forgoing services, proceeds of the special tax may be expended to pay "Administrative Expenses," as said term is defined in the Rate and Method of Apportionment.

The above services shall be limited to those provided within the boundaries of CFD No. 2013-1 or for the benefit of the properties within the boundaries of CFD No. 2013-1, as the boundary is expanded from time to time by anticipated annexations, and said services may be financed by proceeds of the special tax of CFD No. 2013-1 only to the extent that they are in addition to those provided in the territory of CFD No. 2013-1 before CFD No. 2013-1 was created.

EXHIBIT C

CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
PROPOSED BOUNDARIES

PROPOSED ANNEXATION MAP NO. 15

COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)

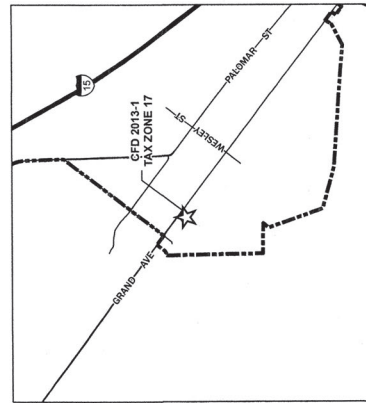
CITY OF WILDOMAR, COUNTY OF CALIFORNIA

THIS MAP SHOWS THE BOUNDARIES OF AREAS TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

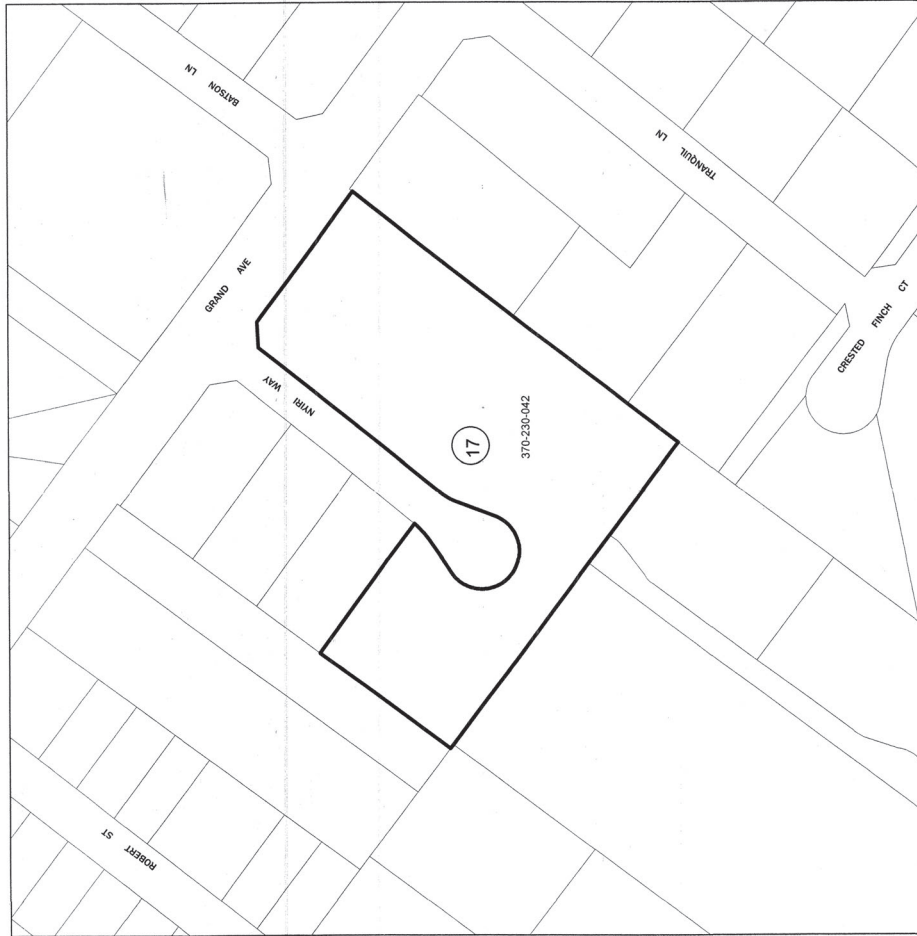
THE BOUNDARIES OF WHICH COMMUNITY FACILITIES DISTRICT ARE SHOWN AND DESCRIBED ON THE MAP THEREOF WHICH WAS PREVIOUSLY RECORDED ON FEBRUARY 18, 2014, IN BOOK 76 OF MAPS OF ASSESSMENT AND COMMUNITY FACILITY DISTRICTS AT PAGES 65-67 AND AS INSTRUMENT NO. 2014-0062325 IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

I HEREBY CERTIFY THAT THE WITHIN MAP OR AREAS TO BE ANNEXED TO COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES) OF THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR AT A REGULAR MEETING THEREOF, HELD ON 13th DAY OF Feb., 2019, BY RESOLUTION NO. 2019-06

Annex A. Lu
CITY CLERK
CITY OF WILDOMAR



THIS ANNEXATION MAP CORRECTLY SHOWS THE LOT OR PARCEL OF LAND INCLUDED WITHIN THE BOUNDARIES OF THE COMMUNITY FACILITIES DISTRICT. FOR DETAILS CONCERNING THE LINES AND DIMENSIONS OF LOTS OR PARCELS REFER TO THE COUNTY ASSESSOR MAPS FOR FISCAL YEAR 2018-19.



Legend

- ANNEXATION AREA BOUNDARY
- PARCEL LINE
- CITY BOUNDARY
- XXX-XXX-XXX ASSESSOR PARCEL NUMBER
- (17) TAX ZONE



FILED IN THE OFFICE OF THE CITY CLERK, CITY OF WILDOMAR, THIS 13th DAY OF Feb., 2019.

Annex A. Lu
CITY CLERK
CITY OF WILDOMAR

RECORDED THIS 20th DAY OF Feb, 2019 AT THE HOUR OF 4:10 O'CLOCK PM IN BOOK 83 PAGE 55 OF MAPS OF ASSESSMENT AND COMMUNITY FACILITIES DISTRICTS IN THE OFFICE OF THE COUNTY RECORDER, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

FEE: \$19- NO.: 2019-0057924
PETER ALDANA, ASSESSOR, COUNTY CLERK, RECORDER

BY *[Signature]* DEPUTY

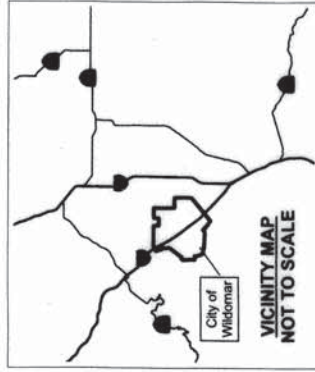
BOUNDARIES - POTENTIAL ANNEXATION AREA **COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)** **CITY OF WILDOMAR**

I HEREBY CERTIFY THAT THE WITHIN MAP SHOWING THE PROPOSED BOUNDARIES OF THE POTENTIAL ANNEXATION AREA OF COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES), CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF WILDOMAR AT A REGULAR MEETING THEREOF HELD ON 14th DAY OF Feb., 2014, BY ITS RESOLUTION NO. 2014-07.

Shirine A. Abu
 CITY CLERK
 CITY OF WILDOMAR

FILED IN THE OFFICE OF THE CITY CLERK, CITY OF WILDOMAR, THIS 18th DAY OF Feb., 2014

Shirine A. Abu
 CITY CLERK
 CITY OF WILDOMAR



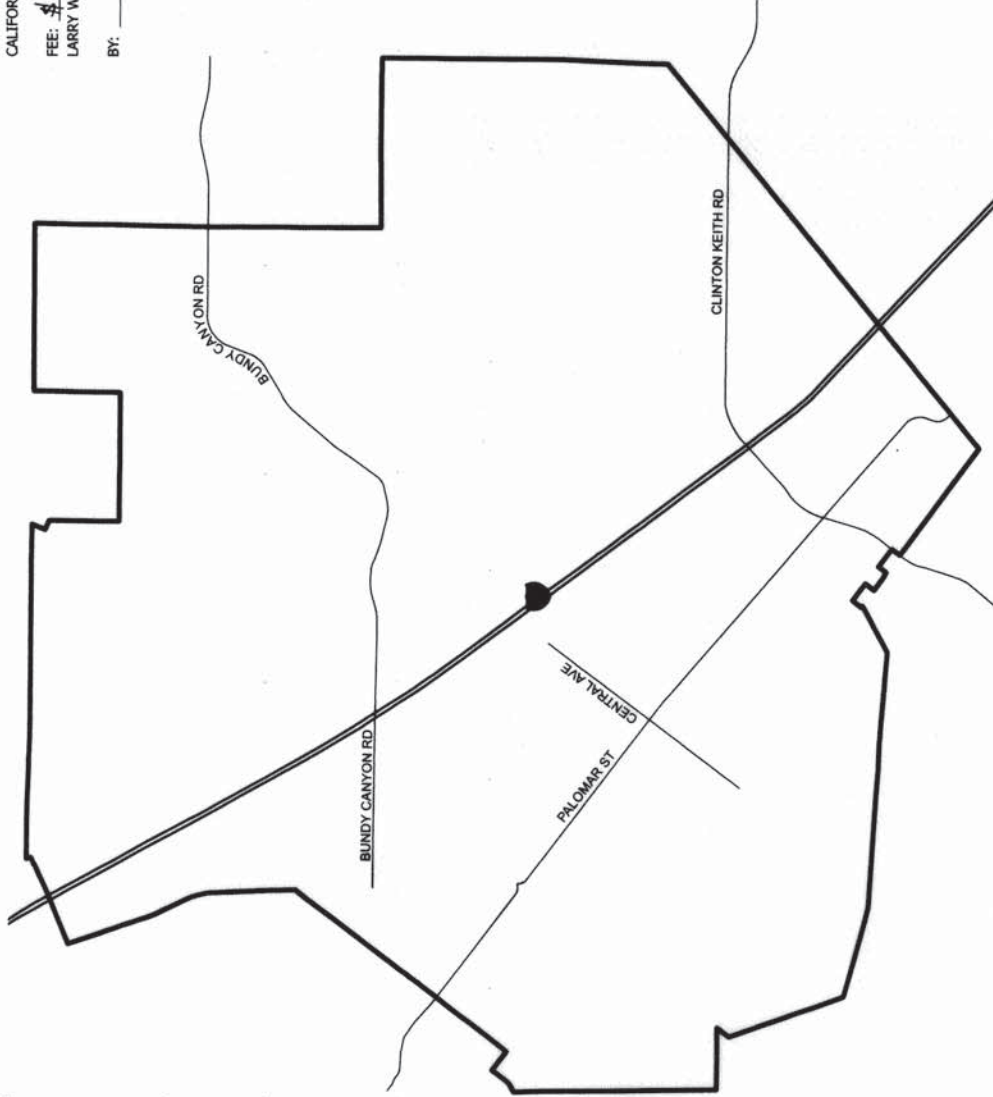
LEGEND
 — ANNEXATION AREA BOUNDARY



RECORDED THIS 14th DAY OF FEBRUARY, 2014
 AT THE HOUR OF 1:12 O'CLOCK PM IN BOOK 76
 PAGE 48 OF MAPS OF ASSESSMENT AND COMMUNITY
 FACILITIES DISTRICTS IN THE OFFICE OF THE COUNTY
 RECORDER, IN THE COUNTY OF RIVERSIDE, STATE OF
 CALIFORNIA.

FEE: \$10.00 NO.: 2014-0062326
 LARRY W. WARD, ASSESSOR, COUNTY CLERK, RECORDER

BY: [Signature]
 DEPUTY



NOT TO SCALE
 W.O. 13-0124

IN THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

COMMUNITY FACILITIES DISTRICT NO. 2013-1

CFD ANNEXATION BOUNDARY MAP

SAKE ENGINEERS, INC.

DEC 2017

CFD (City) Maintenance Responsibility

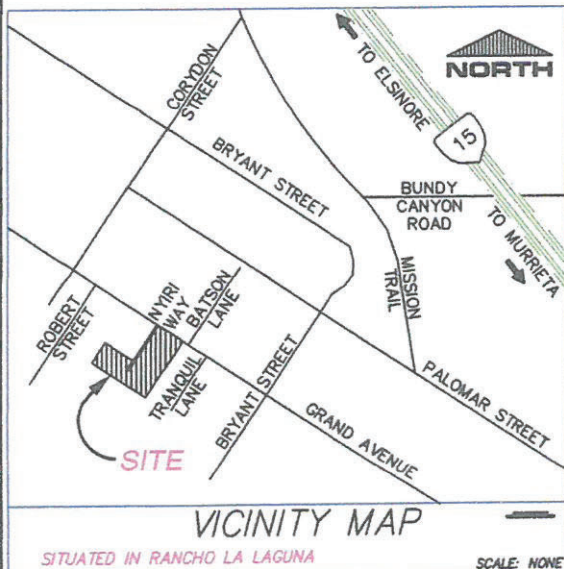
LEGEND	ITEM	QUANTITY
	LANDSCAPE	6,620 S.F.
	TRAIL	1,851 S.F.
	SIDEWALK	3,951 S.F.
	PAVING	28,290 S.F.
	DRAINAGE	2 EA.
	STREET LIGHTS	4 EA.
	AC CURB	566 L.F.

Elsinore Valley Municipal Water District (EVMWD) Maintenance Responsibility

LEGEND	ITEM
	WATER
	SEWER

Private (Home Owner) Maintenance Responsibility

LEGEND	ITEM
	DRAINAGE EASEMENT
	BLOCKWALL
	HOME OWNER PROPERTY
	BMP TRENCH



IN THE CITY OF WILDOMAR, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

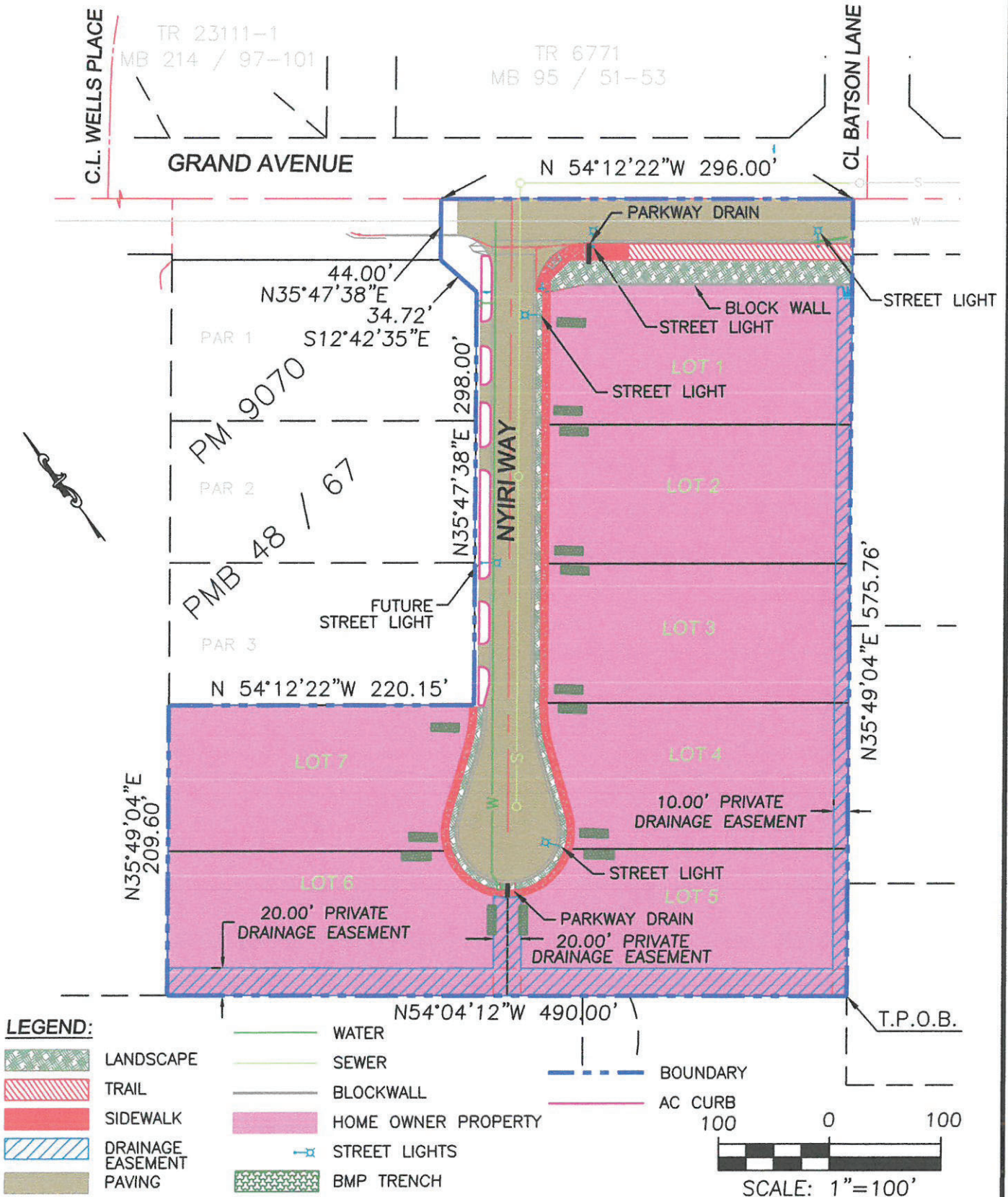
COMMUNITY FACILITIES DISTRICT NO. 2013-1

CFD ANNEXATION BOUNDARY MAP

SAKE ENGINEERS, INC.

DEC 2017

SHEET 2 OF 2 SHEETS



**SPECIAL TAX ELECTION
CITY OF WILDOMAR**

**ANNEXATION OF TERRITORY TO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 15**

(April 10, 2019)

This ballot is for the use of the authorized representative of the following owner of land within Annexation No. 15 of the Community Facilities District No. 2013-1 (Services) ("CFD No. 2013-1") of the City of Wildomar:

<u>Name of Landowner</u>	<u>Number of Acres Owned</u>	<u>Total Votes</u>
Hacienda Properties, LLC	3.75	4

According to the provisions of the Mello-Roos Community Facilities Act of 1982, and resolutions of the City Council (the "Council") of the City of Wildomar (the "City"), the above-named landowner is entitled to cast the number of votes shown above under the heading "Total Votes," representing the total votes for the property owned by said landowner. The City has sent the enclosed ballot to you so that you may vote on whether or not to approve the special tax.

This special tax ballot is for the use of the property owner of the parcels identified below, which parcels are located within the territory proposed to be annexed to the CFD No. 2013-1, City of Wildomar, County of Riverside, State of California. Please advise the City Clerk, at (951) 677-7751 x 215 if the name set forth below is incorrect or if you are no longer one of the owners of these parcels. This special tax ballot may be used to express either support for or opposition to the proposed special tax. To be counted, this special tax ballot must be signed below by the owner or, if the owner is not an individual, by an authorized representative of the owner. The ballot must then be delivered to the City Clerk, either by mail or in person, as follows:

Mail

Delivery: If by mail, place ballot in the return envelope provided, and mail no later than March 27, 2019, two calendar weeks prior to the date set for the election. Mailing later than this deadline creates the risk that the special tax ballot may not be received in time to be counted.

Personal

Delivery: If in person, deliver to the City Clerk at any time up to 6:00 p.m. on April 10, 2019, at the Clerk's office at 23873 Clinton Keith Road, Suite 201 Wildomar, CA 92595.

However delivered, this ballot must be received by the Clerk prior to the close of the public meeting on April 10, 2019.

Very truly yours,

Debbie A. Lee, CMC
City Clerk
City of Wildomar

TO CAST THIS BALLOT, PLEASE RETURN THIS ENTIRE PAGE.

OFFICIAL SPECIAL TAX BALLOT

Name & Address of Property Owner:	Assessor's Parcel Number(s):
Hacienda Properties, LLC Attn: Ramon Lamelas P. O. Box 1551 Downey, CA 90240	370-230-042

ANNEXATION OF TERRITORY TO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 15

MARK AN "X" OR OTHER MARK WILL CAST ALL VOTES ASSIGNED TO THIS BALLOT

<u>SPECIAL TAX BALLOT MEASURE</u>	MARK "YES" OR "NO" WITH AN "X":
Shall the City Council of the City of Wildomar be authorized to levy a special tax on an annual basis at the rates and apportioned as described in Exhibit C to the Resolution Declaring its Intention to Annex Territory to Community Facilities District No. 2013-1 (Services) adopted by the City Council on February 13, 2019 (the "Resolution"), which is incorporated herein by this reference, within the territory identified on the map entitled "Annexation Map No. 15 of Community Facilities District No. 2013-1 (Services) City of Wildomar" to finance certain services as set forth in Section 4 to the Resolution (including incidental expenses) and shall an appropriation limit be established for Community Facilities District No. 2013-1 (Services) in the amount of special taxes collected?	YES _____ NO _____

Certification for Special Election Ballot

The undersigned is an authorized representative of the above-named landowner and is the person legally authorized and entitled to cast this ballot on behalf of the above-named landowner.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on _____, 20_____.

Property Owner:
Ramon Lamelas

Signature

Print Name

Title

CITY OF WILDOMAR
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
ANNEXATION NO. 15

CERTIFICATE OF ELECTION RESULTS

I, the undersigned, being the Deputy City Clerk or the Acting City Clerk, as the case may be, hereby certify:

In connection with the special mailed-ballot election called by the City Council (the "City Council") of the City of Wildomar (the "City") on this same date in the proceedings of the City Council for the annexation of territory to the above-entitled community facilities district, I personally received (a) a signed and dated waiver and consent form and (b) a signed, dated and marked election ballot(s) on behalf of the owner(s) listed below, the entity named as the sole landowner of the land within the boundary of the above-entitled community facilities district in the Certificate Regarding Registered Voters and Landowners, dated February 15, 2019, and on file in the office of the City Clerk of the City in connection with the City Council actions on that date. Copies of the completed waiver and consent form and the completed ballot received by me and on file in my office are attached hereto.

Following such receipt, I have personally, and in the presence of all persons present, reviewed the ballot to confirm that it is properly marked and signed, and I hereby certify the result of that count to be that the ballot was cast in favor of the measure.

Based upon the foregoing, all votes that were cast having been cast "Yes", in favor of the ballot measure, the measure has therefore passed.

Landowner	Qualified Landowner Votes	Votes Cast	YES	NO
Hacienda Properties, LLC	3.75	4		

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct and that this declaration is executed on _____, 2019.

Debbie A. Lee
CMC City Clerk
City of Wildomar

By: _____

(Attach completed copies of Waiver/Consent and Ballots)

**PETITION TO THE CITY COUNCIL OF THE CITY OF WILDOMAR REQUESTING
ANNEXATION OF PROPERTY TO COMMUNITY FACILITIES DISTRICT NO. 2013-
1 (SERVICES) WITHIN THE CITY OF WILDOMAR AND A WAIVER WITH
RESPECTS TO CERTAIN PROCEDURAL MATTERS UNDER THE MELLO-ROOS
COMMUNITY FACILITIES ACT OF 1982 AND CONSENTING TO THE LEVY OF
SPECIAL TAXES THEREON TO PAY THE COSTS OF SERVICES TO BE PROVIDED
BY THE COMMUNITY FACILITIES DISTRICT**

1. The undersigned requests that the City Council of the City of Wildomar, initiate and conduct proceedings pursuant to the Mello-Roos Community Facilities Act of 1982 (the "Act") (Government Code Section 53311 et seq.), for the annexation of the property described below to Community Facilities District No. 2013-1 (Services) and consents to the annual levy of special taxes on such property to pay the costs of services to be provided by Community Facilities District No. 2013-1 (Services).

2. The undersigned requests that the community facilities district provide any services that are permitted under the Act including, but not limited to, all necessary service, operations, administration and maintenance required to keep the landscape lighting, street lighting, flood control facilities, ground cover, shrubs, plants and trees, irrigation systems, graffiti removal, sidewalks and masonry walls, fencing entry monuments, tot lot equipment and associated appurtenant facilities within the district in a healthy, vigorous and satisfactory working condition.

3. The undersigned hereby certifies that as of the date indicated opposite its signature, it is the owner of all the property within the proposed boundaries of the community facilities district described in Exhibit A hereto and as shown on the map Exhibit B hereto.

4. The undersigned requests that a special election be held under the Act to authorize the special taxes for the proposed community facilities district. The undersigned waives any requirement for the mailing of the ballot for the special election and expressly agrees that said election may be conducted by mailed or hand-delivered ballot to be returned as quickly as possible to the designated election official, being the office of the City Clerk and the undersigned request that the results of said election be canvassed and reported to the City Council at the same meeting of the City Council as the public hearing on the annexation of the property to the community facilities district or at the next available meeting.

5. Pursuant to Sections 53326(a) and 53327(b) of the Act, the undersigned expressly waives all applicable waiting periods for the election and waives the requirement for analysis and arguments relating to the special election, and consents to not having such materials provided to the landowner in the ballot packet, and expressly waives any requirements as to the form of the ballot. The undersigned expressly waives all notice requirements relating to hearings and special elections (except for published notices required by the Act), and whether such requirements are found in the California Elections Code, the

California Government Code or other laws or procedures, including but not limited to any notice provided for by compliance with the provisions of Section 4101 of the California Elections Code.

6. The undersigned hereby consents to and expressly waives any and all claims based on any irregularity, error, mistake or departure from the provisions of the Act or other laws of the State and any and all laws and requirements incorporated therein, and no step or action in any proceeding relative to the annexation of property to the community facilities district of the portion of the incorporated area of the City of Wildomar or the special election therein shall be invalidated or affected by any such irregularity, error mistake or departure.

IN WITNESS WHEREOF, I hereunto set my hand this 13 day of November, 2018.

HACIENDA PROPERTIES, LLC

By: [Signature]

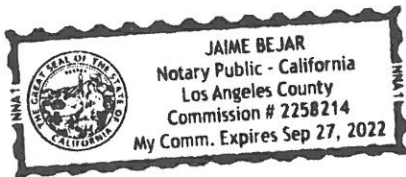
Name: RAMON LAMELAS

Title: PRESIDENT

By: [Signature]

Name: CARMEN LAMELAS

Title: VICE PRESIDENT/SECRETARY



OWNER'S PROPERTY:

TRACT MAP 32726

OWNER'S MAILING ADDRESS:

P.O. BOX 1551
DOWNEY, CALIF. 90240

FILED IN THE OFFICE OF THE CITY CLERK OF THE CITY COUNCIL OF THE CITY OF WILDOMAR
THIS _____ DAY OF _____, 20____.

City Clerk of the City Council of the
City of Wildomar

**ACKNOWLEDGMENT REGARDING PROPERTY TO BE INCLUDED INTO
COMMUNITY FACILITIES DISTRICT NO. 2013-1 (SERVICES)
OF THE CITY OF WILDOMAR**

The developer/property owner of (Assessor's Parcel No.) 370-230-042 hereby acknowledges that:

If the landscaping, drainage, lighting and eligible public improvements within the Community Facilities District No. 2013-1 (Services) the maintenance areas of (Assessor's Parcel Nos.) 370-230-042, which is to be included in the Community Facilities District of the City of Wildomar, are completed prior to the levy and collection of special taxes upon property within said tract for the maintenance of such landscape and improvements, the developer/property owner will continue to be responsible for and will maintain the landscaping, drainage, lighting, and eligible public improvements within such maintenance areas at its sole expense, and the City will not assume responsibility for the maintenance of such landscaping, drainage, lighting and eligible public improvements until such time as the City is able to collect such special taxes to pay the costs of the maintenance of such landscaping, drainage, lighting, and eligible public improvements.

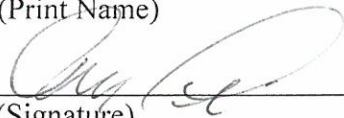
DATED:

1/22/18

OWNER(S):

RAMON LAMELAS

(Print Name)


(Signature)

PRESIDENT

(Title)

CARMEN LAMELAS

(Print Name)


(Signature)

VICE-PRESIDENT / SECRETARY

(Title)

Ack Regarding Prop
Community Facilities

ACKNOWLEDGMENT.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California, County of Los Angeles ss.
On 1-22-2018 before me CINDY J. GALINDO, NOTARY PUBLIC
(here insert name and title of the officer), personally appeared RAMON LAMELAS and
CARMEN LAMELAS

who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

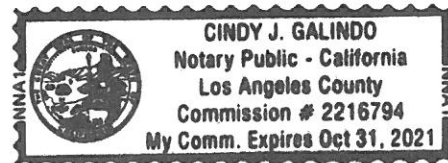
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Cindy J. Galindo
Galindo

(Seal)



CITY OF WILDOMAR – PLANNING COMMISSION

Agenda Item #2.3

PUBLIC HEARING

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Matthew C. Bassi, Planning Director

SUBJECT: Store America Mini-Warehouse/Self Storage Project (PA 18-0049)

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council table this item.

DESCRIPTION:

The Applicant (Store America, Inc.) is proposing to redevelop an existing non-conforming use and construct a new self-storage/mini-warehouse facility, with RV parking spaces. The proposal consists of the following applications for review and consideration by the City Council:

- 1) General Plan Amendment (GPA): The project requires approval of a GPA to change the land use designation from Commercial Retail (CR) to Business Park (BP) to accommodate the proposed self-storage facility.
- 2) Change of Zone (CZ): The project requires approval of a Change of Zone to change the zoning designation from C-1/C-P (General Commercial) to M-SC (Manufacturing-Service Commercial) to accommodate the project.
- 3) Conditional Use Permit (CUP): The project requires approval of a CUP/Site Plan to demolish its existing self-storage facility and redevelop the site with a new self-storage facility consisting of 1) a 2,911 square-foot leasing office/manager apartment; 2) a 79,027 square-foot self-storage facility to be built in 3 phases (Phase 1 = 26,090 s.f.; Phase 2 = 41,121 s.f. & Phase 3 = 11,816 s.f.); and 3) Recreational Vehicle parking area/spaces for 54 RV's located in the center of the site.

The project site is located at 33868 Mission Trail (APN's: 366-160-066, 366-160-067, & 366-160-075).

Vicinity/Location Map



ANALYSIS:

Between the Planning Commission meeting of March 19, 2019 and the April 10, 2019 City Council meeting, staff and the Applicant have begun good-faith negotiations to address the land use and fiscal impacts from the proposed general plan amendment and change of zone. To allow adequate time to meet and develop an agreement, additional time is needed to accomplish this. Thus, staff is recommending that the agenda item be tabled at this time.

After negotiations are completed, staff will bring this agenda item back to City Council for review and consideration at a future meeting. Since this project was noticed as a public hearing in the Press Enterprise and notices were mailed out to property owners within a 600-foot radius of the project site, it would be appropriate to take any public comments before a motion is made by Council to table the agenda item.

Submitted by:
Matthew Bassi
Planning Director

Approved by:
Gary Nordquist
City Manager

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #3.1

GENERAL BUSINESS

Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Daniel A. York, Assistant City Manager

PREPARED: Craig Bradshaw, Deputy City Engineer

SUBJECT: Ordinance Prohibiting Parking, Standing or Stopping of Commercial Vehicles on Public Streets or Highways within the City

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council introduce and approve first reading of an Ordinance entitled:

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR, CALIFORNIA, AMENDING TITLE 10 CHAPTER 10.20, SECTION 10.20.150 (COMMERCIAL VEHICLES) OF THE WILDOMAR MUNICIPAL CODE PROHIBITING THE PARKING, STANDING OR STOPPING OF COMMERCIAL VEHICLE

DISCUSSION:

Wildomar Municipal Code Chapter 10.20, Section 150(A) currently prohibits commercial vehicle parking in residential zones. Recently, the City has been receiving complaints regarding commercial vehicle parking in non-residential zones. Staff is recommending that the City Council amend the Code to prohibit commercial vehicle parking within the public right of way and on all public streets and highways within the City, not just in residential zones. Section 10.20.150(C) includes several existing exceptions to this parking ban to ensure the ban is not overly burdensome. These include:

“(1) Any commercial vehicle making pickups or deliveries of goods, wares and merchandise from or to any building or structure located on the restricted streets or highways or for the purpose of delivering materials to be used in the actual and bona fide repair, alteration, remodeling, or construction of any building or structure upon the restricted streets or highways for which a building permit has previously been obtained;

(2) Any vehicle parked in connection with, and in the aid of, the performance of a service to or on a property in the block in which such vehicle is parked;

(3) Any school or passenger bus under the jurisdiction of the Public Utilities commission;

(4) Any vehicle owned by a city, county, state, public entity or licensed contractor engaged in the installation, maintenance, or repair of any public property, utility or highway; and

(5) Any authorized emergency vehicle as defined by the California Vehicle Code.”

California Vehicle Code section 22507 authorizes the City to prohibit or restrict the stopping, parking, or standing of any type of vehicle, on certain streets, during all or certain hours of the day, when signs or markings giving adequate notice have been placed. This Ordinance is proposed pursuant to this statutory authority.

Finally, this Ordinance applies only to “commercial vehicles” which are defined as “a type [of vehicle] that are required to be registered under the California Vehicle Code used or maintained for the transportation of persons for hire, compensation, or profit; or designed, used or maintained primarily for the transportation of property.” The City’s existing regulations with respect to recreational vehicle parking are not being altered.

FISCAL IMPACT

Upon subsequent adoption of the ordinance, signs will be installed at all entrances within the City. The costs for the signs are nominal.

Submitted by:
Daniel A. York
Assistant City Manager,
Public Works Director/City Engineer

Approved by:
Gary Nordquist
City Manager

Attachments:

Ordinance
Red Line of WMC Section 10.20

ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, AMENDING TITLE 10 CHAPTER 10.20, SECTION 10.20.150
(COMMERCIAL VEHICLES) OF THE WILDOMAR MUNICIPAL CODE PROHIBITING
THE PARKING, STANDING OR STOPPING OF COMMERCIAL VEHICLES**

WHEREAS, California Vehicle Code section 21 provides that a local authority shall not enact or enforce any ordinance covered by the Vehicle Code unless expressly authorized by said Code; and

WHEREAS, Vehicle Code sections 22507, 22507.5 and case law such as *Homes on Wheels v. City of Santa Barbara* (2004) 119 Cal.App.4th 1173, confirm the City's authority to restrict parking of vehicles on certain streets, during all or certain hours of the day, including but not limited to, between the hours of 2 a.m. and 6 a.m.; and

WHEREAS, Vehicle Code section 22507 authorizes local authorities to prohibit or restrict the stopping, parking or standing of any type of vehicle on certain streets during all or certain hours of the day when signs or markings giving adequate notice have been placed; and

WHEREAS, the City Council desires to amend Chapter 10.20, Section 150 to prohibit the parking, standing or stopping of commercial vehicles citywide on public streets because these types of vehicles cause safety issues by obstructing lines of sight, limiting maneuverability, and reducing the time drivers have to react to traffic, pedestrians and potential hazards.

NOW, THEREFORE, the City Council of the City of Wildomar ordains as follows:

SECTION 1. AMENDMENT OF CHAPTER 10.20, SECTION 150 (COMMERCIAL VEHICLES).

Section 10.20.150, subsection (a) of the Wildomar Municipal Code is hereby amended to read as follows:

"No person shall park or leave standing a commercial vehicle having a manufacturer's gross vehicle weight rating of more than 10,000 pounds, or any commercial trailer or semi-trailer regardless of weight, within the public right of way and on any public street or highway within the city."

Section 10.20.150, subsection (b) of the Wildomar Municipal Code is hereby amended to read as follows:

"The City Engineer or designees shall post signs to give notice of the parking restrictions contained in this section at major entry points into the City."

SECTION 2. SEVERABILITY.

If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance is, for any reason, held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would

have adopted this Ordinance, and each section, subsection, subdivision, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

SECTION 3. EFFECTIVE DATE.

This Ordinance shall take effect thirty (30) days from its passage by the City Council.

SECTION 4. PUBLICATION.

The City Clerk is authorized and directed to cause this Ordinance to be published within fifteen (15) days after its passage in a newspaper of general circulation and circulated within the City in accordance with Government Code Section 36933(a) or, to cause this Ordinance to be published in the manner required by law using the alternative summary and posting procedure authorized under Government Code Section 36933(c).

MOVED AND PASSED upon this ____ day of ____ 2019, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Marsha Swanson, Mayor

ATTEST:

APPROVED AS TO FORM:

Debbie Lee, City Clerk

Thomas Jex, City Attorney

10.20.150 Commercial vehicles.

A. No person shall park or leave standing a commercial vehicle having a manufacturer's gross vehicle weight rating of more than 10,000 pounds, or any commercial trailer or semi-trailer regardless of weight, within the public right of way and on any public street or highway within ~~a residential district in~~ the City.

B. The ~~Director of Transportation~~City Engineer or designees shall post signs to give notice of the parking restrictions contained in this section at major entry points into the City.

CITY OF WILDOMAR – CITY COUNCIL
Agenda Item #3.2
GENERAL BUSINESS
Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: James R. Riley, Administrative Services Director

SUBJECT: FY 2018-19 Third Quarter Budget Report

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council:

1. Review and consider approval of the Fiscal Year 2018-19 Third Quarter Budget Report;
2. Adopt a Resolution entitled:

RESOLUTION NO. 2019 - _____
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WILDOMAR,
CALIFORNIA, AUTHORIZING AMENDMENTS TO THE FY 2018-19 BUDGETED
REVENUES AND EXPENSES

BACKGROUND:

This third quarter budget report for fiscal year 2018-19 reflects the Administrative Services Department's continued efforts to provide timely, accurate, and understandable financial information to assist the City Council with the decision-making process. All funds have been reviewed in preparing this report.

The emphasis of this report is on the General Fund- Fund 100 which funds most of the government services such as public safety, general administrative services, building, planning, economic development, etc. Funding for the last quarter of fiscal year 2018-19 (April to June 2019) of Measure AA revenue and expenditures is also included, as effective April 1, 2019, an additional 1% was added to the sales tax. This report also discusses prior year results, budget trends and the economic/political outlook that may impact the City's resources.

The primary purposes of this report are to:

- Recommended budgetary changes to address known budget deficiencies;
- Recommend budget changes to align the budget with projected fiscal year end actual costs;
- Identify changes which materially impact fund balances; and
- Recommend budget adjustments that are consistent with City Council goals

On June 28, 2017, the City Council adopted the biennial operating budget for fiscal years 2017-18 and 2018-19 for the City of Wildomar. On June 13, 2018, the City Council authorized amendments to the FY 2018-19 operating budget. That budget plan represented a conservative and balanced budget for fiscal year 2018-19 totaling \$13,665,700 for General Fund revenue and \$14,028,000 for the General Fund expenditures. The general fund reserve at June 30, 2018 from our audited financial statements totaled \$1,512,259 or 14.1% of the actual operating expenditures for fiscal year 2017-18. All other fund revenues summed from the 44 other funds total \$15,348,900 and expenditures were budgeted at \$10,055,900.

During the October 10, 2018 City Council meeting, the First Quarter FY 2018-19 Budget report was presented. At that time, the general fund expenditures were \$1,321,874 and revenues were \$439,770. This difference is not unusual during the first quarter as a majority of the City's revenues (property taxes) are received from the County during the months of January and May. At the mid-year reporting period (as of December 31, 2018) the general fund expenditures increased to \$3,996,710 or 28% of the annual expenditure budget while revenues increased to \$1,349,407 or 9.87% of the annual budget. This difference between revenues and expenditures is not unusual during this reporting period as most of the City's revenues, property taxes, and the replacement for motor vehicle license fees are recorded during January and May. At the Third Quarter FY 2018-19 reporting period (as of March 31, 2019), the general fund expenditures increased to \$6,218,287 or 46% of the annual expenditures budget while revenues increased to \$7,203,277 or 55% of the annual revenue budget. The remaining property taxes revenue will be received in May 2019.

DISCUSSION:

In this FY 2018-19 3rd Quarter budget presentation, Fund 100 General Fund revenues are recommended to decrease a net \$353,600. This is primarily due to an additional decrease in private development revenue of \$250,000 and building permit & related revenue of \$99,000. The development activity has continued to slow down during this fiscal year and therefore we are adjusting revenue according. Additionally, franchise fee revenue is also being adjusted down a net \$96,000 primarily due to reduction in cable subscribers and other revenue related to fines and citations is being reduced by \$69,000. To offset these decreases, the vehicle license fee replacement (SB130) budget is recommended for increase by \$150,000.

On the Fund 100 General fund expenditure side, staff is recommending a net decrease of \$619,100. This is primarily due to a net decrease to police services budget of \$493,750, an increase to fire services budget for 22,350, an additional decrease to private development contract services of \$100,000 as well as a decrease to building & safety contract services of \$50,000. A budget recommendation of \$2,300 is requested for leasing a suite in City Hall across the hall from the City Council Chambers. This would cover the lease for one month this fiscal year and will be fully budget in the new biennial budget cycle for fiscal years 2019/21.

In light of recent developments in the City regarding commercial/ retail development and the flattening of development activity, staff is recommending the hiring of an Economic Development Director. The creation of this position is being presented on a separate

consent item on this agenda. The funding of this position for the remainder of fiscal year 2018/19 will be absorbed in the current City Manager budget and will be included in the new biennial budget cycle for fiscal years 2019/21. See the revised schedule of authorized positions that includes this position.

On November 6, 2018, Wildomar voters approved Measure AA. Effective on April 1, 2019, Measure AA establishes a 1.0% transaction tax on the gross receipts of any retailer from the sale of tangible property sold within the city limits. In addition, an excise tax of 1.0% is imposed on the storage, use or other consumption within the city limits of Wildomar of tangible personal property purchased from any retailer. The anticipated annual revenue from this tax is \$1.9 million, which will be used to fund increases in public safety, roads and homeless outreach. Approximately 25% or \$475,000 will be due in revenue for the period April 1 to June 30, 2019. This revenue will relate to fiscal year 2018/19, although it would be received until August 2019. Therefore, staff is recommending budgeting \$475,000 for Measure AA revenue and the following for Measure AA expenditures:

- One-Time Costs for Police for the purchase and equipping of a motorcycle. Proposed FY 2018-19 cost is \$50,000.
- One Time Costs for Fire for the purchase of the Medic Squad vehicle and related equipment. Proposed FY 2018-19 costs is \$225,000.
- Ongoing costs related to the Homeless program. Proposed FY 2018-19 costs is \$25,000.

Non-General Fund revenue is recommending a net decrease of \$1,718,700. This is primarily due to decreases in Development Impact Fee (DIF) revenue related to the slow-down in development activity. Non-General Fund expenditures are recommended to have a net decrease \$1,129,200, also primarily related to decreases to DIF expenditures and offset by increases to Grant related funds and \$10,000 to be added to the Public Facilities DIF expenditures for tenant improvement work for the new suite in City Hall.

FISCAL IMPACT:

- \$353,600 General Fund Revenue Decrease to numerous accounts.
- \$475,000 Measure AA Revenue Increase for Sales and Use Taxes
- \$1,718,700 Non-General Fund Revenue Decrease to numerous funds.
- \$619,100 General Fund Expenditure Decrease to numerous accounts.
- \$300,000 Measure AA Expenditure Increase to numerous accounts.
- \$1,129,200 Non-General Fund Expenditure Decrease to numerous funds.

Submitted and Approved by:
James R. Riley
Administrative Services Director

Gary Nordquist
City Manager

ATTACHMENTS

- A. FY 2018-19 3rd Quarter Budget Financial Reports and Proposed Adjustments.
- B. FY 2018-19 Revised Schedule of Authorized Positions

RESOLUTION NO. 2019 - _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILDOMAR, CALIFORNIA, AUTHORIZING AMENDMENTS TO
THE FY 2018-19 BUDGETED REVENUES AND EXPENSES**

WHEREAS, The City of Wildomar Biennial Budget for FY 2017-18 and 2018-19 was approved by the Wildomar City Council on June 28, 2017.

WHEREAS, The City of Wildomar FY 2018-19 Budget Adjustments were approved by the Wildomar City Council on June 13, 2018

WHEREAS, changing economic conditions, program and service reviews require that the original approved budget be monitored and updated: and

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Wildomar authorizes the amendment to the FY 2018-19 Budgets in the amount of \$23,718,400 in revenues along with total expenditures in the amount of \$23,656,600 attached as Exhibit A1

PASSED, APPROVED AND ADOPTED this 10th day of April 2019.

Marsha Swanson
Mayor

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
City Attorney

Debbie A. Lee, CMC
City Clerk

Exhibit A1

Total City of Wildomar Budget Summary

FY 2018-19 Budget Review

As of 3rd Quarter 2018-19

	Audited Fund Balance	Approved Revenues	Proposed 3rd Qtr Revenue Adjustments	Estimated Funds Available	Approved Appropriations	Proposed 3rd Qtr Expenditure Adjustments	Estimated Available Fund Balance
	6/30/2018	2018-19	2018-19	2018-19	2018-19	2018-19	6/30/2019
General Fund							
100 General Fund	\$ 1,512,259	\$ 13,182,000	\$ (353,600)	\$ 14,340,659	\$ 13,447,600	\$ (619,100)	\$ 1,512,159
110 Development Agreement	40,080	1,000	-	41,080	-	-	41,080
120 Measure AA	-	-	475,000	475,000	-	300,000	175,000
Total General Funds	1,552,339	13,183,000	121,400	14,856,739	13,447,600	(319,100)	1,728,239
Non-General Funds							
200 Gas Tax	(388,822)	782,700	-	393,878	862,200	-	(468,322)
201 Measure A	(15,086)	616,000	-	600,914	658,100	24,200	(81,386)
203 TDA Fund	(548,725)	-	-	(548,725)	-	-	(548,725)
210 AQMD	79,976	36,400	21,000	137,376	52,200	-	85,176
251 LLMD 89-1C	821,715	310,400	-	1,132,115	343,400	-	788,715
252 CSA-22	(64,445)	46,300	-	(18,145)	49,600	-	(67,745)
253 CSA-103	(285,393)	198,700	-	(86,693)	214,900	-	(301,593)
254 CSA-142	76,199	32,900	-	109,099	36,500	-	72,599
255 Measure Z Parks Fund	213,117	415,000	-	628,117	427,800	9,500	190,817
260 CFD 2013-1 Maintenance	83,315	48,800	-	132,115	48,800	-	83,315
261 CFD 2013-1 Annex 1 Zone 3	125,712	55,400	-	181,112	55,500	-	125,612
262 CFD 2013-1 Annex 2 Zone 4	272	200	-	472	200	-	272
263 CFD 2013-1 Annex 3 Zone 5	53,684	36,700	-	90,384	36,700	-	53,684
264 CFD 2013-1 Annex 4 Zone 6	-	-	-	-	-	-	-
265 CFD 2013-1 Annex 5 Zone 7	-	19,800	-	19,800	19,800	-	-
266 CFD 2013-1 Annex 6 Zone 8	10,022	8,000	-	18,022	8,000	-	10,022
267 CFD 2013-1 Annex 7 Zone 9	19,458	10,000	-	29,458	10,000	-	19,458
268 CFD 2013-1 Annex 8 Zone 10	-	39,000	-	39,000	39,000	-	-
269 CFD 2013-1 Spec Tax B	-	147,200	(50,000)	97,200	147,200	(50,000)	-
270 CFD 2013-1 Zone 11	-	-	15,500	15,500	-	-	15,500
271 CFD 2013-1 Zone 13	-	-	200	200	-	-	200
272 CFD 2013-1 Zone 14	-	-	6,300	6,300	-	-	6,300
280 Grants	(2,423,179)	-	28,000	(2,395,179)	-	72,200	(2,467,379)
281 SLESF	-	100,000	48,800	148,800	100,000	48,800	-
282 CDBG	(98,348)	-	68,000	(30,348)	-	71,700	(102,048)
283 PEG Grant	5,579	-	32,000	37,579	32,000	-	5,579
300 Cemetery	1,262,724	496,000	8,600	1,767,324	559,000	-	1,208,324
301 Cemetery Endowment	230,225	11,300	-	241,525	-	-	241,525
302 Cemetery CIP	14,502	-	-	14,502	-	-	14,502
410 Administrative Svs - Dif	(115,049)	-	-	(115,049)	-	-	(115,049)
420 Public Facilities - Dif	334,226	84,800	(64,300)	354,726	4,500	10,000	340,226
421 Police - Dif	288,586	50,100	(35,900)	302,786	-	-	302,786
422 Animal Shelter - Dif	(286,927)	53,100	(46,500)	(280,327)	91,200	-	(371,527)
423 Corporate Yard - Dif	(48,561)	17,700	(12,700)	(43,561)	17,700	-	(61,261)
430 Fire Facilities - Dif	683,541	97,100	(72,800)	707,841	55,000	-	652,841
440 Trans & Roads - Dif	1,844,077	775,300	(520,600)	2,098,777	775,300	(775,300)	2,098,777
450 Trans & Signals - Dif	693,568	100,600	(67,000)	727,168	582,000	(582,000)	727,168
451 Drainage - Dif	313,524	304,300	(198,200)	419,624	-	-	419,624
460 Park Land Acquisitions-Dif	314,166	126,500	(113,800)	326,866	4,200	-	322,666
461 Park Improvements-Dif	128,911	832,100	(752,900)	208,111	-	27,600	180,511
470 Community Center - Dif	122,248	100,600	(90,100)	132,748	-	-	132,748
480 Multi-purpose Trails - Dif	367,140	166,400	(126,300)	407,240	1,400	-	405,840
490 Library - Dif	196,763	-	-	196,763	-	14,100	182,663
500 RMRA Capital Projects	(197,541)	598,700	204,000	605,159	802,800	-	(197,641)
501 Capital Reinvestment	205,161	60,000	-	265,161	267,700	-	(2,539)
502 RCFC Fund	-	22,000	-	22,000	22,000	-	-
503 TUMF Fund	-	4,148,000	-	4,148,000	4,148,000	-	-
504 CMAQ Fund	-	421,800	-	421,800	421,800	-	-
505 MSRC Fund	-	382,500	-	382,500	382,500	-	-
506 HSIP Fund	-	304,800	-	304,800	304,800	-	-
507 Misc State Funded Projects	-	75,500	-	75,500	75,500	-	-
Total Non-General Funds	\$ 4,016,337	\$ 12,132,700	\$ (1,718,700)	\$ 14,430,337	\$ 11,657,300	\$ (1,129,200)	\$ 3,902,237
Total City Funds	\$ 5,568,676	\$ 25,315,700	\$ (1,597,300)	\$ 29,287,076	\$ 25,104,900	\$ (1,448,300)	\$ 5,630,476

Total Amended Revenue

\$ 23,718,400

Total Amended Expenditures

\$ 23,656,600

FY 2018-19
Third Quarter
Budget Review
Report

ATTACHMENT A

**FY 2018-19
Third Quarter
Budget Financial
Reports and
Proposed
Adjustments**



Total City of Wildomar Budget Summary

FY 2018-19 Budget Review
As of 3rd Quarter 2018-19

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203 TDA Fund	(548,725)	-	-	(548,725)	-	-	(548,725)
210 AQMD	79,976	36,400	21,000	137,376	52,200	-	85,176
251 LLMD 89-1C	821,715	310,400	-	1,132,115	343,400	-	788,715
252 CSA-22	(64,445)	46,300	-	(18,145)	49,600	-	(67,745)
253 CSA-103	(285,393)	198,700	-	(86,693)	214,900	-	(301,593)
254 CSA-142	76,199	32,900	-	109,099	36,500	-	72,599
255 Measure Z Parks Fund	213,117	415,000	-	628,117	427,800	9,500	190,817
260 CFD 2013-1 Maintenance	83,315	48,800	-	132,115	48,800	-	83,315
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263 CFD 2013-1 Annex 3 Zone 5	53,684	36,700	-	90,384	36,700	-	53,684
264 CFD 2013-1 Annex 4 Zone 6	-	-	-	-	-	-	-
265 CFD 2013-1 Annex 5 Zone 7	-	19,800	-	19,800	19,800	-	-
266 CFD 2013-1 Annex 6 Zone 8	10,022	8,000	-	18,022	8,000	-	10,022
267 CFD 2013-1 Annex 7 Zone 9	19,458	10,000	-	29,458	10,000	-	19,458
268 CFD 2013-1 Annex 8 Zone 10	-	39,000	-	39,000	39,000	-	-
269 CFD 2013-1 Spec Tax B	-	147,200	(50,000)	97,200	147,200	(50,000)	-
270 CFD 2013-1 Zone 11	-	-	15,500	15,500	-	-	15,500
271 CFD 2013-1 Zone 13	-	-	200	200	-	-	200
272 CFD 2013-1 Zone 14	-	-	6,300	6,300	-	-	6,300
280 Grants	(2,423,179)	-	28,000	(2,395,179)	-	72,200	(2,467,379)
281 SLESF	-	100,000	48,800	148,800	100,000	48,800	-
282 CDBG	(98,348)	-	68,000	(30,348)	-	71,700	(102,048)
283 PEG Grant	5,579	-	32,000	37,579	32,000	-	5,579
300 Cemetery	1,262,724	496,000	8,600	1,767,324	559,000	-	1,208,324
301 Cemetery Endowment	230,225	11,300	-	241,525	-	-	241,525
302 Cemetery CIP	14,502	-	-	14,502	-	-	14,502
410 Administrative Svs - Dif	(115,049)	-	-	(115,049)	-	-	(115,049)
420 Public Facilities - Dif	334,226	84,800	(64,300)	354,726	4,500	10,000	340,226
421 Police - Dif	288,586	50,100	(35,900)	302,786	-	-	302,786
422 Animal Shelter - Dif	(286,927)	53,100	(46,500)	(280,327)	91,200	-	(371,527)
423 Corporate Yard - Dif	(48,561)	17,700	(12,700)	(43,561)	17,700	-	(61,261)
430 Fire Facilities - Dif	683,541	97,100	(72,800)	707,841	55,000	-	652,841
440 Trans & Roads - Dif	1,844,077	775,300	(520,600)	2,098,777	775,300	(775,300)	2,098,777
450 Trans & Signals -Dif	693,568	100,600	(67,000)	727,168	582,000	(582,000)	727,168
451 Drainage - Dif	313,524	304,300	(198,200)	419,624	-	-	419,624
460 Park Land Acquisitions-Dif	314,166	126,500	(113,800)	326,866	4,200	-	322,666
461 Park Improvements-Dif	128,911	832,100	(752,900)	208,111	-	27,600	180,511
470 Community Center - Dif	122,248	100,600	(90,100)	132,748	-	-	132,748
480 Multi-purpose Trails - Dif	367,140	166,400	(126,300)	407,240	1,400	-	405,840
490 Library - Dif	196,763	-	-	196,763	-	14,100	182,663
500 RMRA Capital Projects	(197,541)	598,700	204,000	605,159	802,800	-	(197,641)
501 Capital Reinvestment	205,161	60,000	-	265,161	267,700	-	(2,539)
502 RCFC Fund	-	22,000	-	22,000	22,000	-	-
503 TUMF Fund	-	4,148,000	-	4,148,000	4,148,000	-	-
504 CMAQ Fund	-	421,800	-	421,800	421,800	-	-
505 MSRC Fund	-	382,500	-	382,500	382,500	-	-
506 HSIP Fund	-	304,800	-	304,800	304,800	-	-
507 Misc State Funded Projects	-	75,500	-	75,500	75,500	-	-
Total Non-General Funds	4,016,337	12,132,700	(1,718,700)	14,430,337	11,657,300	(1,129,200)	3,902,237
Total City Funds	\$ 5,568,676	\$ 25,315,700	\$ (1,597,300)	\$ 29,287,076	\$ 25,104,900	\$ (1,448,300)	\$ 5,630,476

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100 General Fund						
3100 Sales & Use Tax	1,897,000	1,386,637	510,363	73.10%		1,897,000
3104 Pass Through Payment	68,200	36,812	31,388	53.98%		68,200
3105 Property Tax-Secured	3,934,700	2,096,825	1,837,875	53.29%		3,934,700
3106 Property Tax-Unsecured	198,700	171,942	26,758	86.53%		198,700
3107 Property Tax-Prior Year	139,000	30,864	108,136	22.20%		139,000
3108 Property Tax-HOPTR	49,000	21,936	27,064	44.77%		49,000
3109 Property Tax-Supplemental, SBE	138,000	11,459	126,541	8.30%		138,000
3110 Real Property Transfer Tax	276,100	99,382	176,718	36.00%		276,100
3112 Property Tax VLF Swap	100	-	100	0.00%		100
3113 Property Tax-Misc Adjustments	-	3,090	(3,090)	-	3,100	3,100
3120 Franchise Fee-Solid Waste	417,500	214,165	203,335	51.30%		417,500
3121 Franchise Fee-Electricity	347,000	317,953	29,047	91.63%	(29,000)	318,000
3122 Franchise Fee-Gas	80,400	-	80,400	0.00%		80,400
3123 Franchise Fee Cable-Time Warner	102,000	82,678	19,322	81.06%	63,400	165,400
3124 Franchise Fee-Telecomm-Frontier	289,600	78,016	211,584	26.94%	(129,600)	160,000
3200 Business Registration Fee	29,900	15,140	14,760	50.64%		29,900
3201 NPDES Inspection Fee	5,000	4,323	677	-		5,000
3230 Develop/Engineering Permit Fee	7,000	6,634	366	-		7,000
3235 Encroachment Permit	5,000	2,348	2,652	46.96%		5,000
3240 Building & Safety Fee	300,400	158,388	142,012	52.73%	(50,000)	250,400
3250 Fire Fees	69,400	6,886	62,514	9.92%	(49,400)	20,000
3260 Private Development Fee	1,750,000	1,064,782	685,218	60.84%	(250,000)	1,500,000
3268 Code Enforcement Revenue	41,000	4,001	37,000	9.76%	(21,000)	20,000
3270 Fines & Forfeitures	43,300	13,923	29,377	32.15%	(18,300)	25,000
3271 AMR Fines	16,700	13,975	2,725	83.68%		16,700
3300 Abandoned Property Registration	4,300	1,100	3,200	25.58%		4,300
3310 Public Safety Revenue	10,000	7,084	2,916	70.84%		10,000
3320 Special Event Revenue	50,000	5,755	44,245	11.51%	(30,000)	20,000
3321 Community Room Rental Fee	1,000	736	264	73.60%		1,000
3322 Parks & Recreation	700	-	700	0.00%		700
3324 RTA Bus Pass	500	290	210	58.00%		500
3500 Motor Vehicle License Fee	14,200	17,418	(3,218)	122.66%	3,300	17,500
3501 Vehicle License Fee Replacement SB130	2,392,900	1,281,691	1,111,209	53.56%	150,000	2,542,900
3525 SB90 State Mandated Cost Reimb	28,600	-	28,600	0.00%		28,600
3535 County/Special Dist. Reimb.	32,400	19,175	13,225	59.18%		32,400
3800 Interest Income	10,300	18,305	(8,005)	177.72%		10,300
3803 NSF Fees	-	30	(30)	-	100	100
3848 Breakfast with Santa	4,000	1,718	2,282	42.94%	(2,200)	1,800
3850 Miscellaneous Income	2,700	7,816	(5,116)	289.49%	6,000	8,700
3900 Transfers In	425,400	-	425,400	0.00%		425,400
Total General Fund	13,182,000	7,203,277	5,978,723	54.64%	(353,600)	12,828,400
110 Development Agreement						
3232 Development Agreement Fee	1,000	540	460	-		1,000
Total Development Agreement	1,000	540	460	0.00%	-	1,000
120 Measure AA Fund						
3100 Sales & Use Tax	-	-	-	-	475,000	475,000
Total Measure AA Fund	-	-	-	0.00%	475,000	475,000
200 Gas Tax						
3503 Gas Tax 2103	136,900	94,087	42,813	68.73%		136,900
3505 Gas Tax 2105	209,400	128,103	81,297	61.18%		209,400
3506 Gas Tax 2106	129,800	83,919	45,881	64.65%		129,800
3507 Gas Tax 2107	259,900	152,652	107,248	58.74%		259,900

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3508 Gas Tax 2107.5	6,000	6,000	-	100.00%		6,000
3509 Gas Tax Loan Repayment	40,700	40,921	(221)	100.54%		40,700
Total Gas Tax	782,700	505,682	277,018	64.61%	-	782,700
201 Measure A						
3520 Measure A Revenue	616,000	366,589	249,411	59.51%		616,000
3850 Miscellaneous Income	-	-	-	0.00%		-
Total Measure A	616,000	366,589	249,411	59.51%	-	616,000
203 TDA Fund						
3524 TDA Article 3 Rev	-	-	-	0.00%		-
Total TDA Fund	-	-	-	0.00%	-	-
210 AQMD						
3510 AQMD-AB2766	36,400	34,370	2,030	94.42%	21,000	57,400
Total AQMD	36,400	34,370	2,030	94.42%	21,000	57,400
251 LLMD 89-1C						
8181 Zone 181 Special Assessment	23,800	12,253	11,547	51.49%		23,800
8803 Zone 3 Special Assessment	107,700	54,863	52,837	50.94%		107,700
8818 Zone 18 STL Special Assessment	800	(92)	892	-11.45%		800
8826 Zone 26 STL Special Assessment	1,100	461	639	41.92%		1,100
8827 Zone 27 STL Special Assessment	1,200	535	665	44.61%		1,200
8829 Zone 29 Special Assessment	900	435	465	48.33%		900
8830 Zone 30 Special Assessment	30,500	16,040	14,460	52.59%		30,500
8835 Zone 35 STL Special Assessment	100	(61)	161	-60.60%		100
8842 Zone 42 Special Assessment	32,400	16,835	15,565	51.96%		32,400
8850 Zone 50 STL Special Assessment	300	55	245	18.26%		300
8851 Zone 51 Special Assessment	7,700	3,866	3,834	50.20%		7,700
8852 Zone 52 Special Assessment	61,900	33,719	28,181	54.47%		61,900
8859 Zone 59 Special Assessment	4,900	2,416	2,484	49.32%		4,900
8862 Zone 62 Special Assessment	16,600	8,507	8,093	51.25%		16,600
8867 Zone 67 Special Assessment	7,200	3,669	3,531	50.96%		7,200
8870 Zone 70 STL Special Assessment	1,200	643	557	53.62%		1,200
8871 Zone 71 Special Assessment	400	5,272	(4,872)	1318.03%		400
8872 Zone 71 Spec. Assess-Lighting	10,200	-	10,200	0.00%		10,200
8873 Zone 73 STL Special Assessment	800	504	296	63.05%		800
8888 Zone 88 STL Special Assessment	700	-	700	0.00%		700
Total LLMD 89-1C	310,400	159,923	150,477	51.52%	-	310,400
252 CSA-22						
3550 Special Assessment	46,300	15,398	30,902	33.26%		46,300
Total CSA-22	46,300	15,398	30,902	33.26%	-	46,300
253 CSA-103						
3550 Special Assessment	198,700	84,788	113,912	42.67%		198,700
Total CSA-103	198,700	84,788	113,912	42.67%	-	198,700
254 CSA-142						
3550 Special Assessment	32,900	18,220	14,680	55.38%		32,900
Total CSA-142	32,900	18,220	14,680	55.38%	-	32,900

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255 Measure Z Park						
3320 Special Event Revenue	37,500	5,970	31,530	15.92%		37,500
3550 Special Assessment	369,400	184,663	184,737	49.99%		369,400
3553 MARNA O'BRIEN PARK-FACILITY RENT	8,000	7,930	71	99.12%		8,000
3555 WINSONG PARK-FACILITY RENT	100	5	95	5.00%		100
Total Measure Z Park	415,000	198,567	216,433	47.85%	-	415,000
260 CFD 2013-1						
3551 Special Assessment Tax A - Maintenance	48,800	24,502	24,298	50.21%		48,800
Total CFD 2013-1	48,800	24,502	24,298	50.21%	-	48,800
261 CFD 2013-1 Annex 1 Zn 3						
3551 Special Assessment Tax A- Maintenance	55,400	23,544	31,856	42.50%		55,400
Total CFD 2013-1 Annex 1 Zn 3	55,400	23,544	31,856	42.50%	-	55,400
262 CFD 2013-1 Annex 2 Zn 4						
3551 Special Assessment Tax A- Maintenance	200	(92)	292	-46.23%		200
Total CFD 2013-1 Annex 2 Zn 4	200	(92)	292	-46.23%	-	200
263 CFD 2013-1 Annex 3 Zn5						
3551 Special Assessment Tax A- Maintenance	36,700	18,613	18,087	50.72%		36,700
Total CFD 2013-1 Annex 3 Zn5	36,700	18,613	18,087	50.72%	-	36,700
264 CFD 2013-1 Annex 4 Zn6						
3551 Special Assessment Tax A- Maintenance	-	-	-	0.00%		-
Total CFD 2013-1 Annex 4 Zn6	-	-	-	0.00%	-	-
265 CFD 2013-1 Annex 5 Zn7						
3551 Special Assessment Tax A- Maintenance	19,800	-	19,800	0.00%		19,800
Total CFD 2013-1 Annex 5 Zn7	19,800	-	19,800	0.00%	-	19,800
266 CFD 2013-1 Annex 6 Zn8						
3551 Special Assessment Tax A- Maintenance	8,000	4,460	3,540	55.76%		8,000
Total CFD 2013-1 Annex 6 Zn8	8,000	4,460	3,540	55.76%	-	8,000
267 CFD 2013-1 Annex 7 Zn9						
3551 Special Assessment Tax A- Maintenance	10,000	5,085	4,915	50.85%		10,000
Total CFD 2013-1 Annex 7 Zn9	10,000	5,085	4,915	50.85%	-	10,000
268 CFD 2013-1 Annex 8 Zn10						
3551 Special Assessment Tax A- Maintenance	39,000	-	39,000	0.00%		39,000
Total CFD 2013-1 Annex 8 Zn10	39,000	-	39,000	0.00%	-	39,000
269 CFD 2013-1 Special Tax B						
3552 Special Assessment Tax B- Public Safety	147,200	47,615	99,585	32.35%	(50,000)	97,200
Total CFD 2013-1 Special Tax B	147,200	47,615	99,585	32.35%	(50,000)	97,200
270 CFD 2013-1 Zn11						
3551 Special Assessment Tax A- Maintenance	-	7,749	(7,749)	0.00%	15,500	15,500
Total CFD 2013-1 Zn11	-	7,749	(7,749)	0.00%	15,500	15,500
271 CFD 2013-1 Zn13						
3551 Special Assessment Tax A- Maintenance	-	81	(81)	0.00%	200	200
Total CFD 2013-1 Zn13	-	81	(81)	0.00%	200	200

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272 CFD 2013-1 Zn14						
3551 Special Assessment Tax A- Maintenance	-	3,105	(3,105)	0.00%	6,300	6,300
Total CFD 2013-1 Zn14	-	3,105	(3,105)	0.00%	6,300	6,300
280 Grants						
3540 Grant Revenue	-	19,699	(19,699)	0.00%	28,000	28,000
Total Grants	-	19,699	(19,699)	0.00%	28,000	28,000
281 SLESF						
3521 SLESF Revenue	100,000	98,747	1,253	98.75%	48,800	148,800
Total SLESF	100,000	98,747	1,253	98.75%	48,800	148,800
282 CDBG						
3540 Grant Revenue	-	67,625	(67,625)	0.00%	68,000	68,000
Total CDBG	-	67,625	(67,625)	0.00%	68,000	68,000
283 Public Education & Government (PEG) Fund						
3125 PEG Fee - Cable-Charter Comm	-	16,628	(16,628)	0.00%	32,000	32,000
Total PEG	-	16,628	(16,628)	0.00%	32,000	32,000
300 Cemetery						
3104 Pass Through Payment	5,200	3,271	1,929	62.90%		5,200
3105 Property Tax-Secured	403,700	253,856	149,844	62.88%		403,700
3106 Property Tax-Unsecured	19,700	20,715	(1,015)	105.15%		19,700
3107 Property Tax-Prior Year	2,100	-	2,100	0.00%		2,100
3108 Property Tax-HOPTR	-	2,643	(2,643)	0.00%	5,300	5,300
3109 Property Tax-Supplemental, SBE	5,200	4,479	721	86.13%	18,000	23,200
3110 Real Property Transfer Tax	14,700	-	14,700	0.00%	(14,700)	-
3111 Property Tax-Teeter	9,100	8,094	1,006	88.95%		9,100
3113 Property Tax-Misc Adjustments	-	253	(253)	0.00%		-
3850 Miscellaneous Income	1,000	381	619	38.07%		1,000
4100 Cemetery - Plots	14,000	14,400	(400)	102.86%		14,000
4101 Cemetery - Vaults	5,000	3,000	2,000	60.00%		5,000
4102 Cemetery - Niche Walls	1,000	-	1,000	0.00%		1,000
4103 Cemetery - Open/Close	10,000	5,350	4,650	53.50%		10,000
4104 Cemetery - Setting fees	2,300	1,210	1,090	52.61%		2,300
4105 Cemetery - Out of District	2,500	1,500	1,000	60.00%		2,500
4106 Cemetery - Vases	500	400	100	80.00%		500
Total Cemetery	496,000	319,551	176,449	64.43%	8,600	504,600
301 Cemetery Endowment						
3536 Endowment	9,000	10,000	(1,000)	111.11%		9,000
3800 Interest Income	200	2,203	(2,003)	1101.32%		200
3801 Gain or Loss on Investment	2,100	(299)	2,399	-14.25%		2,100
Total Cemetery Endowment	11,300	11,903	(603)	105.34%	-	11,300
302 Cemetery CIP						
3900 Transfer In		-	-	0.00%	-	-
Total Cemetery CIP	-	-	-	0.00%	-	-
410 Admin DIF						
3561 DIF-Single Family Residence	-	55	(55)	0.00%		-
Total Admin DIF	-	55	(55)	0.00%	-	-

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420 Public Facilities DIF						
3561 DIF-Single Family Residence	69,200	4,608	64,592	6.66%	(61,200)	8,000
3562 DIF-Multi-Family Residential	12,200	-	12,200	0.00%	(12,200)	-
3563 DIF-Commercial	3,400	-	3,400	0.00%		3,400
3564 DIF-Industrial	-	9,059	(9,059)	0.00%	9,100	9,100
3900 Transfers In	-	-	-	0.00%		-
Total Public Facilities DIF	84,800	13,667	71,133	16.12%	(64,300)	20,500
421 Police DIF						
3561 DIF-Single Family Residence	40,900	3,931	36,969	9.61%	(34,000)	6,900
3562 DIF-Multi-Family Residential	7,200	-	7,200	0.00%	(7,200)	-
3563 DIF-Commercial	2,000	-	2,000	0.00%		2,000
3564 DIF-Industrial	-	5,290	(5,290)	0.00%	5,300	5,300
3900 Transfers In	-	-	-	0.00%		-
Total Police DIF	50,100	9,221	40,879	18.40%	(35,900)	14,200
422 Animal Shelter DIF						
3561 DIF-Single Family Residence	45,100	3,948	41,152	8.75%	(38,500)	6,600
3562 DIF-Multi-Family Residential	8,000	-	8,000	0.00%	(8,000)	-
Total Animal Shelter DIF	53,100	3,948	49,152	7.44%	(46,500)	6,600
423 Corp Yard DIF						
3561 DIF-Single Family Residence	14,400	-	14,400	0.00%	(12,000)	2,400
3562 DIF-Multi-Family Residential	2,600	-	2,600	0.00%	(2,600)	-
3563 DIF-Commercial	700	-	700	0.00%		700
3564 DIF-Industrial	-	1,885	(1,885)	0.00%	1,900	1,900
Total Corp Yard DIF	17,700	1,885	15,815	10.65%	(12,700)	5,000
430 Fire Facilities DIF						
3561 DIF-Single Family Residence	79,300	5,985	73,315	7.55%	(69,300)	10,000
3562 DIF-Multi-Family Residential	14,000	-	14,000	0.00%	(14,000)	-
3563 DIF-Commercial	3,800	-	3,800	0.00%		3,800
3564 DIF-Industrial	-	10,336	(10,336)	0.00%	10,500	10,500
3900 Transfers In	-	-	-	0.00%		-
Total Fire Facilities DIF	97,100	16,321	80,779	16.81%	(72,800)	24,300
440 Trans-Roads DIF						
3561 DIF-Single Family Residence	556,300	39,052	517,248	7.02%	(490,000)	66,300
3562 DIF-Multi-Family Residential	97,100	-	97,100	0.00%	(97,100)	-
3563 DIF-Commercial	121,900	-	121,900	0.00%		121,900
3564 DIF-Industrial	-	66,272	(66,272)	0.00%	66,500	66,500
3900 Transfers In	-	-	-	0.00%		-
Total Trans-Roads DIF	775,300	105,324	669,976	13.58%	(520,600)	254,700
450 Trans-Signals DIF						
3561 DIF-Single Family Residence	72,200	5,232	66,968	7.25%	(63,000)	9,200
3562 DIF-Multi-Family Residential	12,600	-	12,600	0.00%	(12,600)	-
3563 DIF-Commercial	15,800	-	15,800	0.00%		15,800
3564 DIF-Industrial	-	8,573	(8,573)	0.00%	8,600	8,600
3900 Transfers In	-	-	-	0.00%		-
Total Trans-Signals DIF	100,600	13,805	86,795	13.72%	(67,000)	33,600

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451 Drainage DIF						
3561 DIF-Single Family Residence	248,800	20,715	228,085	8.33%	(215,000)	33,800
3562 DIF-Multi-Family Residential	38,900	-	38,900	0.00%	(38,900)	-
3563 DIF-Commercial	16,600	-	16,600	0.00%		16,600
3564 DIF-Industrial	-	55,632	(55,632)	0.00%	55,700	55,700
3900 Transfers In	-	-	-	0.00%		-
Total Drainage DIF	304,300	76,347	227,953	25.09%	(198,200)	106,100
460 Park Land Acquisition DIF						
3561 DIF-Single Family Residence	107,500	7,727	99,773	0.00%	(94,800)	12,700
3562 DIF-Multi-Family Residential	19,000	-	19,000	0.00%	(19,000)	-
Total Park Land Acquisition DIF	126,500	7,727	118,773	0.00%	(113,800)	12,700
461 Park Improvements DIF						
3561 DIF-Single Family Residence	707,200	47,112	660,088	6.66%	(628,000)	79,200
3562 DIF-Multi-Family Residential	124,900	-	124,900	0.00%	(124,900)	-
Total Park Improvements DIF	832,100	47,112	784,988	5.66%	(752,900)	79,200
470 Community Ctr DIF						
3561 DIF-Single Family Residence	85,500	5,753	79,747	6.73%	(75,000)	10,500
3562 DIF-Multi-Family Residential	15,100	-	15,100	0.00%	(15,100)	-
Total Community Ctr DIF	100,600	5,753	94,847	5.72%	(90,100)	10,500
480 Multipurpose Trails DIF						
3561 DIF-Single Family Residence	135,800	9,364	126,436	6.90%	(120,000)	15,800
3562 DIF-Multi-Family Residential	24,000	-	24,000	0.00%	(24,000)	-
3563 DIF-Commercial	6,600	-	6,600	0.00%		6,600
3564 DIF-Industrial	-	17,693	(17,693)	0.00%	17,700	17,700
3900 Transfers In	-	-	-	0.00%		-
Total Multipurpose Trails DIF	166,400	27,057	139,343	16.26%	(126,300)	40,100
490 Library DIF						
3561 DIF-Single Family Residence	-	341	(341)	0.00%		-
3562 DIF-Multi-Family Residential	-	-	-	0.00%		-
Total Library DIF	-	341	(341)	0.00%	-	-
500 RMRA Capital Projects						
3540 Grant Revenue	598,700	335,820	262,881	56.09%	600,000	1,198,700
Total RMRA Capital Projects	598,700	335,820	262,881	56.09%	600,000	1,198,700
501 Capital Reinvestment						
3900 Transfer In	60,000	-	60,000	0.00%		60,000
Total Capital Reinvestment	60,000	-	60,000	0.00%	-	60,000
502 RCFC Fund						
3540 Grant Revenue	22,000	-	22,000	0.00%		22,000
Total RCFC	22,000	-	22,000	0.00%	-	22,000
503 TUMF Fund						
3540 Grant Revenue	4,148,000	3,085,155	1,062,845	0.00%		4,148,000
Total TUMF	4,148,000	3,085,155	1,062,845	0.00%	-	4,148,000
504 CMAQ Fund						
3540 Grant Revenue	421,800	294,130	127,670	0.00%		421,800
Total CMAQ	421,800	294,130	127,670	0.00%	-	421,800
505 MSRC Fund						
3540 Grant Revenue	382,500	-	382,500	0.00%		382,500
Total MSRC	382,500	-	382,500	0.00%	-	382,500

City of Wildomar
Revenue Group Budget Report
3rd Quarter Report FY 18/19
July 1, 2018 to March 31, 2019

Account Number	Budget	9 Month Actuals	Remaining Budget	% Received	Requested Budget Change	Proposed Budget
506 HSIP Fund						
3540 Grant Revenue	304.800	-	304.800	0.00%		304.800
Total HSIP	304.800	-	304.800	0.00%	-	304.800
507 Misc State Funded Projects						
3540 Grant Revenue	75.500	-	75.500	0.00%		75.500
Total Misc State Funded Projects	75,500	-	75,500	0.00%	-	75,500
Total	\$ 25,315,700	\$ 13,299,836	\$ 12,015,864	52.54%	(1,201,300)	\$ 24,114,400

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund	Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
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General Fund

100 General Fund

General Government

City Council	\$ 172,600	106,819	\$ 65,781	62%	\$ -	\$ 172,600
City Manager	572,200	374,957	197,243	66%	-	572,200
City Clerk	230,900	79,701	151,199	35%	-	230,900
City Attorney	86,000	30,454	55,546	35%	-	86,000
Administrative Svcs	530,500	346,108	184,392	65%	-	530,500
Community Services	96,700	69,448	27,252	72%	-	96,700
O'Brien Park	43,500	-	43,500	0%	-	43,500
Heritage Park	-	-	-	0%	-	-
Windsong Park	25,000	-	25,000	0%	-	25,000
Ball Fields	19,600	9,239	10,361	47%	-	19,600
Non-Departmental/Facilities	759,200	534,374	224,826	70%	2,300	761,500
General Government Total	2,536,200	1,551,100	985,100	61%	2,300	2,538,500

Community Development

Community Development Administration	30,000	29,982	18	100%	-	30,000
Planning Commission	20,900	12,351	8,549	59%	-	20,900
Building and Safety	423,700	252,343	171,357	60%	(50,000)	373,700
Planning	248,300	135,236	113,064	54%	-	248,300
Private Development	1,205,500	702,724	502,776	58%	(100,000)	1,105,500
Code Enforcement	181,000	122,517	58,483	68%	-	181,000
Community Development Total	2,109,400	1,255,153	854,247	60%	(150,000)	1,959,400

Public Works/Engineering

	214,900	91,342	123,558	43%	-	214,900
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Public Safety

Office of Emergency Mgmt	17,300	11,907	5,393	69%	-	17,300
Police	5,341,350	2,290,310	3,051,041	43%	(493,750)	4,847,600
Fire	2,759,950	625,017	2,134,933	23%	22,350	2,782,300
Animal Control	468,500	393,459	75,041	84%	-	468,500
Public Safety Total	8,587,100	3,320,692	5,266,408	39%	(471,400)	8,115,700
100 General Fund Total	13,447,600	6,218,287	7,229,313	46%	\$ (619,100)	12,828,500

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund	Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
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110 Development Agreement

Public Works/Engineering	-	-	-	-	-	-
Total Development Agreement	-	-	-	-	-	-

120 Measure AA

Police	-	37,254	(37,254)	0%	50,000	50,000
Fire	-	-	-	0%	225,000	225,000
Public Works/Engineering	-	-	-	0%	-	-
Community Services-Homeless Program	-	-	-	0%	25,000	25,000
Total Measure AA	-	37,254	(37,254)	0%	300,000	300,000

All General Funds Total:	13,447,600	6,255,541	7,192,059	47%	(319,100)	13,128,500
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Non- General Funds

200-GAS TAX

Road Maintenance & Rehabilitation Imp	-	23,113	(23,113)	0%	-	-
Public Works/Engineering	720,200	448,457	271,743	62%	-	720,200
Slurry Seal Program	142,000	-	142,000	0%	-	142,000
Total Gas Tax	862,200	471,570	390,630	55%	-	862,200

201-MEASURE A

Public Works/Engineering	98,100	23,709	74,391	24%	-	98,100
Accessibility Imp Prog	20,000	9,079	10,921	45%	-	20,000
Roadway Safety Imp	40,000	28,159	11,841	70%	-	40,000
Slurry Seal Prog	350,000	-	350,000	0%	-	350,000
City Wide Maint Prog	150,000	131,209	18,791	87%	-	150,000
Bundy Cyn Road Safety Imp	-	2,280	(2,280)	0%	2,300	2,300
Grand Ave & CK Bike Path Ph 1	-	12,767	(12,767)	0%	12,800	12,800
Grand Ave & CK Bike Path Ph 2	-	9,044	(9,044)	0%	9,100	9,100
Guardrails H8-08-024	-	25,730	(25,730)	0%	26,000	26,000
Pedestrian Countdown Heads H8-08-025	-	6,665	(6,665)	0%	6,700	6,700
Sedco Sidewalk Improvement II	-	38,204	(38,204)	0%	39,000	39,000
Total Measure A	658,100	286,846	371,254	44%	24,200	682,300

203 TDA

Total TDA	-	-	-	0%	-	-
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210 AQMD

Public Works/Engineering	7,200	-	7,200	0%	-	7,200
Unpaved Roadway	45,000	-	45,000	0%	-	45,000
Total AQMD	52,200	-	52,200	0%	-	52,200

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund	Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
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251 LLMD 89-1C

General Government	-	9,724	(9,724)	0%	-	-
Public Works/Engineering	33,000	9,833	23,167	30%	-	33,000
Zone 03 Landscaping	107,700	49,050	58,650	46%	-	107,700
Zone 3 Streetlights	800	223	577	28%	-	800
Zone 18	800	334	466	42%	-	800
Zone 26	1,100	446	654	41%	-	1,100
Zone 27	1,200	558	642	46%	-	1,200
Zone 29	900	669	231	74%	-	900
Zone 30	30,500	4,958	25,542	16%	-	30,500
Zone 35	100	82	18	82%	-	100
Zone 42	32,400	8,058	24,342	25%	-	32,400
Zone 50	300	112	188	37%	-	300
Zone 51	7,700	1,740	5,960	23%	-	7,700
Zone 52	61,900	5,804	56,096	9%	-	61,900
Zone 59	4,900	1,239	3,661	25%	-	4,900
Zone 62	16,600	3,187	13,413	19%	-	16,600
Zone 67	7,200	630	6,570	9%	-	7,200
Zone 70	1,200	334	866	28%	-	1,200
Zone 71	10,600	3,042	7,558	29%	-	10,600
Zone 88	700	-	700	0%	-	700
Zone 181	23,800	356	23,444	1%	-	23,800
LLMD 89-1C Total	343,400	100,378	243,022	29%	-	343,400

252 CSA-22

Public Works	3,300	-	3,300	0%	-	3,300
Street Lights	46,300	19,224	27,076	42%	-	46,300
CSA-22	49,600	19,224	30,376	39%	-	49,600

253 - CSA 103

General Government	15,700	6,481	9,220	41%	-	15,700
Public Works	16,200	-	16,200	0%	-	16,200
Street Lights	183,000	93,066	89,934	51%	-	183,000
CSA-103	214,900	99,546	115,354	46%	-	214,900

254 - CSA 142

Public Works	3,600	-	3,600	0%	-	3,600
Street Lights	32,900	14,982	17,918	46%	-	32,900
CSA-142	36,500	14,982	21,518	41%	-	36,500

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund		Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
255 Measure Z - Parks							
	Community Services	86,100	31,842	54,258	37%	-	86,100
	O'Brien Park	205,700	119,551	86,149	58%	4,600	210,300
	Heritage Park	50,200	19,084	31,116	38%	4,900	55,100
	Windsong Park	53,800	23,127	30,673	43%	-	53,800
	Ball Field	-	176	(176)	0%	-	-
	Malaga Park	32,000	2,050	29,950	0%	-	32,000
	Total Measure Z Park	427,800	195,830	231,970	46%	9,500	437,300
CFD's							
260	CFD 2013-1 Maintenance	48,800	5,442	43,358	11%	-	48,800
261	CFD 2013-1 Annex 1 Zone 3	55,500	-	55,500	0%	-	55,500
262	CFD 2013-1 Annex 2 Zone 4	200	-	200	0%	-	200
263	CFD 2013-1 Annex 3 Zone 5	36,700	-	36,700	0%	-	36,700
264	CFD 2013-1 Annex 4 Zone 6	-	-	-	0%	-	-
265	CFD 2013-1 Annex 5 Zone 7	19,800	-	19,800	0%	-	19,800
266	CFD 2013-1 Annex 6 Zone 8	8,000	-	8,000	0%	-	8,000
267	CFD 2013-1 Annex 7 Zone 9	10,000	-	10,000	0%	-	10,000
268	CFD 2013-1 Annex 8 Zone 10	39,000	-	39,000	0%	-	39,000
269	CFD 2013-1 Spec Tax B	147,200	-	147,200	0%	(50,000)	97,200
270	CFD 2013-1 Zone 11	-	-	-	0%	-	-
271	CFD 2013-1 Zone 13	-	-	-	0%	-	-
272	CFD 2013-1 Zone 14	-	-	-	0%	-	-
	Total CFD's	365,200	5,442	359,758	1%	(50,000)	315,200
280-Grants							
280-923	Collier Elementary Sidewalk Imp	-	995	(995)	0%	1,000	1,000
280-931	Grand Ave Multi-Use Trail	-	64,369	(64,369)	0%	64,400	64,400
280-956	Homeland Security Grant-FY12	-	(242)	242	0%	-	-
280-966	PARSAC Grant	-	6,768	(6,768)	0%	6,800	6,800
	Total Grants	-	71,889	(71,889)	0%	72,200	72,200
281-SLESF-COPS Grant							
		100,000	-	100,000	0%	48,800	148,800
	SLESF	100,000	-	100,000	0%	48,800	148,800
282-CDBG							
	Malaga Park	-	28,168	(28,168)	0%	28,200	28,200
	Sedco Sidewalk Project	-	5,274	(5,274)	0%	5,300	5,300
	Sedco Sidewalk Improvement II	-	4,219	(4,219)	0%	4,300	4,300
	Gateway Park II	-	33,806	(33,806)	0%	33,900	33,900
	CDBG	-	71,467	(71,467)	0%	71,700	71,700
283 PEG Grant							
	Furniture and Equipment	32,000	31,596	404	99%	-	32,000
	Total PEG Grant	32,000	31,596	404	99%	-	32,000

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund	Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
300 Cemetery	559,000	243,521	315,479	44%	-	559,000
Cemetery	559,000	243,521	315,479	44%	-	559,000
301-Cemetery Endowment	-	-	-	0%	-	-
Cemetery Endowment	-	-	-	0%	-	-
302-Cemetery Capital Improvement Projects	-	-	-	0%	-	-
Cemetery CIP	-	-	-	0%	-	-
410-Admin DIF	-	1,361	(1,361)	0%	-	-
Total Admin DIF	-	1,361	(1,361)	0%	-	-
420-Public Facilities DIF	4,500	-	4,500	0%	10,000	14,500
Total Public Facilities DIF	4,500	-	4,500	0%	10,000	14,500
421-Police Facilities DIF	-	-	-	0%	-	-
Total Police Facilities DIF	-	-	-	0%	-	-
422-Animal Shelter DIF	91,200	-	91,200	0%	-	91,200
Total Animal Shelter DIF	91,200	-	91,200	0%	-	91,200
423-Corp Yard DIF	17,700	-	17,700	0%	-	17,700
Total Corporate Yard DIF	17,700	-	17,700	0%	-	17,700
430-Fire Facilities DIF	55,000	-	55,000	0%	-	55,000
Total Fire Facilities DIF	55,000	-	55,000	0%	-	55,000
440-Trans-Road DIF	775,300	-	775,300	0%	(775,300)	-
Total Trans - Road DIF	775,300	-	775,300	0%	(775,300)	-
450- Trans -Signals DIF	582,000	-	582,000	0%	(582,000)	-
Total Trans - Signals DIF	582,000	-	582,000	0%	(582,000)	-
451- Drainage DIF	-	-	-	0%	-	-
Total Drainage DIF	-	-	-	0%	-	-

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund	Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
460-Park Land Acquisition DIF	4,200	168	4,032	4%		4,200
Total Park Land Acquisition DIF	4,200	168	4,032	4%	-	4,200
461- Park Improvements DIF	-	27,610	(27,610)	0%	27,600	27,600
Total Park Improvement DIF	-	27,610	(27,610)	0%	27,600	27,600
470 Community Center DIF	-	-	-	0%	-	-
Total Community Center DIF	-	-	-	0%	-	-
480-Multipurpose Trails DIF	1,400	-	1,400	0%	-	1,400
Total Multipurpose Trails DIF	1,400	-	1,400	0%	-	1,400
490-Library DIF	-	14,064	(14,064)	0%	14,100	14,100
Total Library DIF	-	14,064	(14,064)	0%	14,100	14,100
500-RMRA Capital Projects						
500-048 Road Maint and Rehab Imp	752,800	317,438	435,362	5%	-	752,800
500-050 Pavement Management Program	50,000	37,384	12,616	0%	-	50,000
Total RMRA Capital Projects	802,800	354,822	447,978	44%	-	802,800
501-Capital Reinvestment						
501-051 Station 61 Kitchen Remodel	140,000	3,561	136,439	3%	-	140,000
501-052 Wildomar Trail Street Renaming	11,000	16,893	(5,893)	154%	-	11,000
501-054 Lost Road Grading	10,000	-	10,000	0%	-	10,000
501-410 General Government	55,000	-	55,000	0%	-	55,000
501-450 Public works	51,700	29,758	21,942	58%	-	51,700
Total Capital Reinvestment	267,700	50,212	217,488	19%	-	267,700

CITY OF WILDOMAR
Expenditure Status Report
3rd Quarter FY 2018-19
July 1, 2018 to March 31, 2019

Fund	Budget	9 Month Actual Expenditure & Encumbrance	Remaining Budget	Percent Used	Requested Budget Change	Proposed Budget
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502-Riverside County Fund Control (RCFC) - Local

502-909	Bundy Canyon/Scott Rd Widen 02	22,000	-	22,000	0%	-	22,000
	Total RCFC	22,000	-	22,000	0%	-	22,000

503-Transformation Uniform Mitigation Fee (TUMF) - Local

503-909	Bundy Canyon/Scott Rd Widen 02	3,929,000	2,649,527	1,279,473	67%	-	3,929,000
503-912	Palomar Widen 05	109,000	833	108,168	1%	-	109,000
503-913	Clinton Keith Widen 08	110,000	7,083	102,918	6%	-	110,000
	Total TUMF	4,148,000	2,657,442	1,490,558	64%	-	4,148,000

504-Congestion Mitigation & Air Quality Improvement (CMAQ) - Federal

504-929	Grand Ave & Clinton Keith Bike Ph 1	250,500	250,500	-	100%	-	250,500
504-930	Grand Ave Bike Path Ph 2	171,300	171,300	-	100%	-	171,300
	Total CMAQ	421,800	421,800	-	100%	-	421,800

505-Mobile Source Air Pollution Reduction Review Committee (MSRC) - State

505-929	Grand Ave & Clinton Keith Bike Ph 1	113,500	93,574	19,926	82%	-	113,500
505-930	Grand Ave Bike Path Ph 2	269,000	296,512	(27,512)	110%	-	269,000
	Total MSRC	382,500	390,086	(7,586)	102%	-	382,500

506-Highway Safety Improvement Program (HSIP) - Federal

506-967	Guardrails H8-08-024	127,000	(15,568)	142,568	-12%	-	127,000
506-968	Pedestrian Countdown H8-08-025	177,800	(662)	178,462	0%	-	177,800
	Total HSIP	304,800	(16,230)	321,030	-5%	-	304,800

507-State Funded Capital Projects - Miscellaneous - State

507-969	Safety Analysis Report (SSARP)	75,500	-	75,500	0%	-	75,500
	Total Miscellaneous State Funded Projects	75,500	-	75,500	0%	-	75,500

Non-GF Funds Total:	\$11,657,300	\$5,550,880	\$6,143,270	47.62%	-\$1,129,200	\$10,528,100
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Grand Total- All Funds	\$25,104,900	\$11,769,167	\$13,372,583	47%	\$ (1,748,300)	\$ 23,356,600
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ATTACHMENT B

**FY 2018-19
Revised Schedule
Of
Authorized Positions**

City of Wildomar
Revised Schedule of Authorized Positions
FY 2018-19

Position	Number of Employees	Budgeted Salary	Health Insurance Allotment	Other Compensation, Retirement & Payroll Taxes	Total Position Cost
Full-Time Positions (except City Council)					
City Council Member (each)	5	\$ 4,800	\$ 14,400	\$ 6,808	\$ 26,008
City Manager	1	210,000	14,400	57,696	282,096
*Assist. City Manager/PW Director	1	182,873	14,400	37,181	234,455
Planning Director	1	154,120	14,400	37,909	206,428
City Clerk	1	109,465	14,400	27,276	151,141
Building Official	1	109,399	14,400	33,351	157,150
Economic Development Director	1	107,940	14,400	33,351	155,691
Administrative Analyst Sr.	1	75,942	14,400	20,208	110,551
Administrative Analyst Sr.	1	77,841	14,400	18,174	110,415
Maintenance Operations Manager	1	62,515	13,500	16,769	92,784
Senior Groundswoker	1	48,953	13,500	13,909	76,362
*Administrative Assistant	1	37,398	14,400	7,093	58,891
*Associate Planner	1	74,090	14,400	14,758	103,248
*Accounting Manager	1	92,308	14,400	23,659	130,367
Grounds Worker 1	1	35,596	13,500	7,806	56,902
Part-Time Positions- Cost per Position					
Recreation Leaders (part time) (each)	3	6,000	-	1,200	7,200
Grounds Worker I (part-time)	1	16,473	-	3,295	19,768
Administrative Assistant (part-time) (each)	2	16,473	-	3,295	19,768
Interns II (part-time) (each)	2	7,800	-	1,560	9,360
*CALPERS PEPRA Member					
6.555% Employer Rate-Paid by Employer					
6.25% Employee Rate-Paid by Employee					

CITY OF WILDOMAR – COUNCIL
Agenda Item #3.3
GENERAL BUSINESS
Meeting Date: April 10, 2019

TO: Mayor and City Council Members

FROM: Debbie A. Lee, CMC, City Clerk

SUBJECT: Parks Funding Measure Citizen's Oversight Advisory Committee
Appointments

STAFF REPORT

RECOMMENDATION:

Staff recommends that the City Council appoint Doug Ames and Sheila Urlaub to the Parks Funding Measure Citizen's Oversight Advisory Committee for a term of two years (February, 2021).

BACKGROUND:

On November 6, 2012 Wildomar residents voted on a \$28 annual parcel tax (Measure Z) to assist in the funding of park operations and related park activities as noted in the Measure. The election results were certified by the Riverside County Register of Voters on November 26, 2012, and Measure Z, needing a 66.7% of the vote count, was approved with a Yes vote count of 68.59%.

In February, 2019 Committee Members Doug Ames, and Sheila Urlaub's terms expired. The positions were advertised and at the end of advertising the City received confirmation from the Mr. Ames and Mrs. Urlaub advising they would like to be reappointed to the committee. The City received no other applications.

FISCAL IMPACT:

None

Submitted by:
Debbie A. Lee, CMC
City Clerk

Approved by:
Gary Nordquist
City Manager

CITY OF WILDOMAR – CITY COUNCIL

Agenda Item #3.4

GENERAL BUSINESS

Meeting Date: April 10, 2019

TO: Mayor and City Council

FROM: Debbie A. Lee, City Clerk

SUBJECT: Planning Commission Appointment (Benoit)

STAFF REPORT

RECOMMENDATION:

Staff recommends that Councilman Benoit nominate a citizen to serve as a Planning Commissioner, subject to ratification by a majority vote of the City Council.

BACKGROUND:

One of the duties of a City Council Member is to appoint a citizen to serve on the Planning Commission with the appointment having a term of office running concurrent with the appointing Council Member. In February Planning Commissioner Mason Ballard (Benoit appointee) tendered his resignation from the Planning Commission.

Applications have been taken and all applications were submitted to the entire City Council.

At this time it would be appropriate for Councilman Benoit to make his nomination to the Planning Commission. The appointment will be subject to ratification by a majority of the City Council. The appointment will take effect immediately and will run concurrent with the appointing Council Member's term of office (December 2022). The appointee will be sworn in at the first Planning Commission meeting following the appointment.

FISCAL IMPACTS:

Planning Commissioners receive \$75 per meeting attended.

Submitted by:
Debbie A. Lee, CMC
City Clerk

Approved by:
Gary Nordquist
City Manager



CITY OF WILDOMAR
PLANNING COMMISSION APPOINTMENT APPLICATION

A Supplemental Questionnaire is required for a Planning Commission appointment.
Your application will not be considered complete without submittal of both forms.

Applicant Name: VERONICA LANGWORTHY

Residence Address: WILDOMAR 92595

Telephone: _____
Home Cell Work

E-mail Address: _____

BACKGROUND INFORMATION:

1. Are you registered to vote in Wildomar? yes
2. How long have you lived in Wildomar? 14 years +

EDUCATION:

Highest year completed 16+ Highest Degree received Master of Arts

EMPLOYMENT:

RANCHO CHRISTIAN
Employer's name & address

SCHOOL/EDUCATION
Employer's phone number/Type of Business

TEACHER
Your position or title

The Planning Commission regularly meets on the first Wednesday of the month at 6:30 pm. Additionally, special meetings may be scheduled from time to time on other evenings/days. Are you available to attend the regular meetings and is your schedule flexible to allow for occasional special meetings? If not, please explain.

YES

RECEIVED

DEC 20 2018

CITY OF WILDOMAR
CITY CLERK'S OFFICE

****PLEASE NOTE**** Should you be appointed, a Form 700 Statement of Economic Interests will be mandatory. This document is also a public record and will be given to those persons who request it. In addition, mandatory ethics training is required of this position. These are State Law requirements and cannot be waived.

I declare that the information furnished hereinabove is true and correct to the best of my knowledge.

Applicant Acknowledgement: Veronica Langworthy Date: 12/19/18



CITY OF Wildomar
Supplemental Questionnaire

Planning Commissioner

PRINT NAME:

VERONICA LANGWORTHY

PLEASE TYPE OR PRINT LEGIBLY

This Supplemental Questionnaire will be a tool in the evaluation of your qualifications for this position. Please answer each question in sufficient detail so that we can understand precisely what your qualifying experience and accomplishments have been.

A Supplemental Questionnaire is required for Planning Commission appointments. Your application will not be considered complete without submittal of both forms.

Please use the space provided for your response. If more space is necessary, one additional page per question may be attached.

Veronica Langworthy
Signature

12/19/18
Date

1. Please describe your experience as it relates to this position.

Planning Commissioner, City of Wildomar,
appointed by Councilman Tim Walker for
2 consecutive terms (8 years) commencing
in 2011, serving at the will of the
City Council.

2. Have you participated in local government as a committee member, commissioner, council member, or staff? What was your role and what did you learn from it?

My role: Commissioner, 6 yrs, ^{Vice-Chair} Chair 2 yrs.
Serving the city of Wildomar.

What I learned: always be prepared -
read the reports, listen to the
community, going into meetings
it is sometimes surprising that an
item may generate a lot of public
comments and another item may have
no public comments.

3. Why did you apply for Planning Commission and what do you hope to accomplish by your participation?

The city is in the midst of
establishing design guidelines.
The initial discussions began
this fall, and the consultants will
be bringing back ideas in the
next few months. I hope to
participate in this collaborative
process ~~and~~ from start to finish.

4. What qualities or experience would you bring that would be an asset to the Planning Commission?

The City of Wildomar has provided me with trainings at numerous Planning Commissioner Academies, Ethics, and mandated trainings at City Hall.

My biggest asset is that I know what it is like (emotionally) to be on the other side of the dais—in the audience. I want our neighbors here in Wildomar to feel comfortable coming into City Hall and voicing their concerns.

5. What is your understanding of the role and responsibilities of the Planning Commission?

- Land use in alignment with the general plan
- Findings that support the decisions the commission is making.

6. What do you feel are some of the key issues facing the City in the next 5 to 10 years?

- Land Use
 - | Public safety/LEA
 - | Fire/EMT
- Infrastructure/Circulation/Noise
- Regional Housing Needs
- Open Space/Conservation
- Community Design
- Economic Development

7. How do you think you would balance residents concerns with overall City goals and long term benefits?

The residents are the city. It is not an "us"-v-"them" issue. The general plan and zoning help government and landowners communicate about the vision for our city.



**CITY OF WILDOMAR
PLANNING COMMISSION APPOINTMENT APPLICATION**

**A Supplemental Questionnaire is required for a Planning Commission appointment.
Your application will not be considered complete without submittal of both forms.**

Applicant Name: Christhild (Chris) Wagner

Residence Address: _____

Telephone: _____

Home

Cell

Work

E-mail Address: _____

BACKGROUND INFORMATION:

1. Are you registered to vote in Wildomar? Yes

2. How long have you lived in Wildomar? 1 year

EDUCATION: Graduated from Southern Oregon University

Bachelor of Science, Environmental Science,

Highest year completed 4 Highest Degree received w/ Minors in Biology & Botany

EMPLOYMENT:

March Air Reserve Base,
Employer's name & address

Department of Defense, Civil Engineers, Environmental (CEV)
Employer's phone number/Type of Business

Cultural and Natural Resources Manager, NEPA Coordinator and Hazardous Waste/Materials Manager
Your position or title

The Planning Commission regularly meets on the first Wednesday of the month at 6:30 pm. Additionally, special meetings may be scheduled from time to time on other evenings/days. Are you available to attend the regular meetings and is your schedule flexible to allow for occasional special meetings? If not, please explain.

Yes. i am home by around 5:15 every day plus i have the ability to flex my work schedule if needed.

****PLEASE NOTE**** Should you be appointed, a Form 700 Statement of Economic Interests will be mandatory. This document is also a public record and will be given to those persons who request it. In addition, mandatory ethics training is required of this position. These are State Law requirements and cannot be waived.

I declare that the information furnished hereinabove is true and correct to the best of my knowledge.

Applicant
Acknowledgement: Christhild Wagner

Date: 12-17-18



**CITY OF Wildomar
Supplemental Questionnaire**

Planning Commissioner

PRINT NAME: Chris Wagner

PLEASE TYPE OR PRINT LEGIBLY

This Supplemental Questionnaire will be a tool in the evaluation of your qualifications for this position. Please answer each question in sufficient detail so that we can understand precisely what your **qualifying** experience and accomplishments have been.

A Supplemental Questionnaire is required for Planning Commission appointments. Your application will not be considered complete without submittal of both forms.

Please use the space provided for your response. If more space is necessary, one additional page per question may be attached.

Chris Wagner

Signature

12-17-18

Date

1. Please describe your experience as it relates to this position.

I have been a federal program manager for the last 20 years, mostly in the sciences and natural resources. I have been active participant in the full process of NEPA (federal version of CEQA), from hiring employees, doing surveys, planning the project through interdisciplinary team (IDT), to writing large sections of EA's and EIS's (NEPA) and of course 1000's of Category Exclusions. I have managed full budget for programming my resource, collaborated with internal and external government agencies, I have also reviewed 1000's of NEPA documents and have done alot of public scoping and public presentations. Community outreach and education was a large part of my job for the last 20 years with the Forest Service, BLM and now the Department of Defense (DoD).

Related to this position I would be able to identify and understand the laws and regulations related to the subject projects, easily interpret mapping or mapped needs, work with the community and public as needed and most important be able to communicate clearly, be approachable from any party and be able to concisely articulate the issues in a way that is communicated well across many cultures, ideas and subjects.

Overall I come with a lot of useful skills and knowledge of laws and regulation. I'm an excellent organizer and very detail oriented (science brain). Im also very process oriented in that one must investigate and study all the information for before making any decision. Collaboration with various groups and individuals is vital to understand the needs of a community and the projects needed within. And lastly colloboration with the working group is key to success for any project.

2. Have you participated in local government as a committee member, commissioner, council member, or staff? What was your role and what did you learn from it?

Yes.

I was a Volunteer Coordinator for the City of Stayton, Oregon for almost 4 years;

I organized groups for weed control and weed pulling in the parks. I was best qualified for this because as the District Botanist for the Forest Service, I was already controlling over 400 acres of weeds annually using several methods, paid contractors to chemical treat, volunteers and paid groups to hand pull or cut, etc... I just wanted to be active within the town I lived in using my skills.

I also assisted the City Planner in several GIS projects which included mapping city streets, parks, utilities, trail recreation and many other projects.

Councils and Committees

I was an active participant within the Watershed Council for 10 years (as part of my job with the Forest Service)

I was active in the Parks Committee and others

All of my work with the city and councils and committees were volunteer basis except the Watershed council, but I would have volunteered for that too as a citizen.

3. Why did you apply for Planning Commission and what do you hope to accomplish by your participation?

As a home owner, I have a vested interest in what happens and the improvements of this town. I see the issues all around me both negative and positive. I take pride in living here so I want to be part of the solution and growth of this community. Budgets are low in all agencies. All towns are struggling with limited budgets and cannot do all the improvements that are needed. If only half the residence pitched in, we could have so much more community projects accomplished. I want to help. I am also fairly new here so I do not have a specific agenda except to learn about this town and help.

Recent passing of Bush Sr., (regardless of what party you affiliate with) reminds me of when he promoted the "Thousand points of light" which promoted private, non-governmental solutions to social issues. It's a great concept that if we have more volunteerism, then we as a community can get more done with less dependency on being locked into tight budgets. The promotion of stewardship within a community not only gets people together but more input into the process.

I feel that sense of responsibility and obligation towards my community. I want to assist the city managers in accomplishing all forms of community improvements. I want to see more beautification of our town. I want to see the public move towards supporting the growth, improvements and stewardship of this town in a way that we can all be proud to live here.

I would enjoy becoming active in Wildomar for planning and would make a great Planning Commissioner. I have a lot of experience to back this up as well. My experience being active in other towns in 3 states allows me to bring a different view of management and also allows me to see from the outside in as a new resident and lastly being new here allows me to see the town with fresh eyes, I have no preconceived ideas and am not influenced by long standing ideas. I'm also a very friendly, kind, personable person and very approachable by all i work with. I work well with groups and collaboration! :-)

4. What qualities or experience would you bring that would be an asset to the Planning Commission?

I have years of federal management that require me to go through the NEPA (federal version of CEQA) process from hiring contractors, getting surveys done, managing the entire budget of a project, understanding the laws and regulations with the lands and finally writing the NEPA documents required. I also reviewed many project documents in order to ensure they were in compliance with all federal, state and county laws and regulations before signing off on them.

I have been active in several previous towns in several states I lived in that also allow me to bring a different perspective and allows me to see this town from a new light.

I have coordinated and organized volunteer groups and lead many projects. If a subject comes my way and I don't understand it, I will diligently research everything about it, ask millions of questions if needed and get input from many other people before making any decisions. I love working with a team! It allows for learning new things, bringing up subjects and ideas you never thought of and sharing all knowledge of the project on so many levels so when a decision is made, we are all on the same page and are able to see the project in its entirety and in a holistic way where you have the information you need in order to make sound decisions.

I'm also a very friendly, kind, personable person and very approachable by all I work with. I work well with public collaboration, multi-agency collaboration! :-). My years of knowledge, skills and abilities in land management is related to this kind of work, my enthusiasm to be part of the solution and my love for team work and research would make me an asset as a planning commissioner.

5. What is your understanding of the role and responsibilities of the Planning Commission?

The Planning Commission is a group who's roles include reviewing and making decisions on topics such as property plots, property and parcel maps, permits, and many other various land use and land development applications. The commission also makes recommendations to the City Council. All decisions by the Planning Commission go through a public hearing process where the public and community can participate and give input. Final and formal decisions are then made by the commission for all proposals presented.

This is best described on the Wildomar planning commission website

6. What do you feel are some of the key issues facing the City in the next 5 to 10 years?

- community/housing tracts growth
- population, land encroachment
- community needs
- homelessness
- beautification of
- litter and trash issue
- lack of community areas such as gathering plaza's or "downtown"
- no unique events
- business growth
- some building blight
- Infrastructure, decay

7. How do you think you would balance residents concerns with overall City goals and long term benefits?

- Clear concise public communication and inclusion
- Transparency
- Encourage more stewardship, voluntarism and inclusion on city planning
- Opportunities
 - +Interactive website
 - +list volunteer opportunities
 - +offer comments on projects via interactive website that we can use in meetings if they cannot join
- More active Listening
- Web based interactive plans, future changes, and all things going on
- Web based Interactive area for ideas



CITY OF WILDOMAR
PLANNING COMMISSION APPOINTMENT APPLICATION

A Supplemental Questionnaire is required for a Planning Commission appointment.
Your application will not be considered complete without submittal of both forms.

Applicant Name: Dennis Ricketts

Residence
Address: _____

Telephone: _____
Home Cell Work

E-mail Address: _____

RECEIVED

BACKGROUND INFORMATION:

1. Are you registered to vote in Wildomar? yes

2. How long have you lived in Wildomar? 16 years

MAR 12 2019

CITY OF WILDOMAR
CITY CLERK'S OFFICE

EDUCATION:

Highest year completed Freshman College Highest Degree received High School Diploma

EMPLOYMENT:

D.G. Ricketts General Engineering Inc.
Employer's name & address

Engineering Contractor
Employer's phone number/Type of Business

Pres.
Your position or title

The Planning Commission regularly meets on the first Wednesday of the month at 6:30 pm. Additionally, special meetings may be scheduled from time to time on other evenings/days. Are you available to attend the regular meetings and is your schedule flexible to allow for occasional special meetings? If not, please explain.

yes

****PLEASE NOTE**** Should you be appointed, a Form 700 Statement of Economic Interests will be mandatory. This document is also a public record and will be given to those persons who request it. In addition, mandatory ethics training is required of this position. These are State Law requirements and cannot be waived.

I declare that the information furnished hereinabove is true and correct to the best of my knowledge.

Applicant
Acknowledgement: Dennis H. Ricketts Date: 3/11/19



CITY OF Wildomar
Supplemental Questionnaire

Planning Commissioner

PRINT NAME: Dennis Ricketts

PLEASE TYPE OR PRINT LEGIBLY

This Supplemental Questionnaire will be a tool in the evaluation of your qualifications for this position. Please answer each question in sufficient detail so that we can understand precisely what your **qualifying** experience and accomplishments have been.

A Supplemental Questionnaire is required for Planning Commission appointments. Your application will not be considered complete without submittal of both forms.

Please use the space provided for your response. If more space is necessary, one additional page per question may be attached.

Dennis Ricketts
Signature

3/11/19
Date

1. Please describe your experience as it relates to this position.

General Engineering Contractor since 1986.
History of private and public works projects
Resident of the Valley 1988. Wildomar 2003.
Active with planning, designing, building,
budgets and schedules.

2. Have you participated in local government as a committee member, commissioner, council member, or staff? What was your role and what did you learn from it?

No

3. Why did you apply for Planning Commission and what do you hope to accomplish by your participation?

Wildomar, as a city is in its infancy. It is good to be pro-active with the city I make my home, own a business and am concerned within which its direction goes. There will always be problems and pains. Solutions that are mutual between the city define the success of the city. A creative marriage between the city, its residents, business owners, developers and investors.

4. What qualities or experience would you bring that would be an asset to the Planning Commission?

I have interacted with commercial real estate brokers, contractors and users.

Currently consulting with Sky Canyon, Domenigoni Family on the development of the "Golden Triangle."
RTM and Husquiarne.

Currently active with Lee and Associates "Team Earnhart."
Paul or Ryan Earnhart.

Contract with Keston Construction Co. Inc.

Olinenhain Municipal Water District Project

5. What is your understanding of the role and responsibilities of the Planning Commission?

To participate with associates on general and specific current and future project and on parcels of interest. To become knowledgeable of public and private projects. To grow the city in a positive direction.

6. What do you feel are some of the key issues facing the City in the next 5 to 10 years?

1. Budgets, financing and fees
2. Liabilities and obligations
3. Infrastructure future and maintenance
4. "Green" subsidies and qualifications
5. Parks, trails and open space
6. Industrial, commercial and residential zoning
7. Commercial weight limits and roadways.
8. Traffic signals, signage and striping
9. Air pollution, noise pollution
10. Public Works dedicated yard and city owned City Hall and council chambers.

7. How do you think you would balance residents concerns with overall City goals and long term benefits?

1. Open and direct access to the city and representatives
2. Financial pathway for "grandfathered" residents to comply with code enforcement and zone changes.
3. Become familiar with the County of Riverside records and how it influences the city.
4. Don't become so legislative that makes bad neighbors

WILDOMAR CEMETERY DISTRICT
Agenda Item #4.1
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Chairperson and Members of the Board of Trustees
FROM: Robert Howell, Accounting Manager
SUBJECT: Warrant Register

STAFF REPORT

RECOMMENDATION:

Staff recommends that the Board of Trustees approve the following:

1. Warrant Register dated 03-07-2019, in the amount of \$842.03;
2. Warrant Register dated 03-14-2019, in the amount of \$335.54;
3. Warrant Register dated 03-21-2019, in the amount of \$293.08;
4. Warrant Register dated 03-28-2019, in the amount of \$261.49.

DISCUSSION:

The Wildomar Cemetery District requires that the Trustees audit payments of demands and direct the General Manager to issue checks. The Warrant Registers are submitted for approval.

FISCAL IMPACT:

These Warrant Registers will have a budgetary impact in the amount noted in the recommendation section of this report. These costs are included in the Fiscal Year 2018/2019 Budget.

Submitted by:
Robert Howell
Accounting Manager

Approved by:
Gary Nordquist
General Manager

ATTACHMENTS:

Voucher List 03/07/2019
Voucher List 03/14/2019
Voucher List 03/21/2019
Voucher List 03/28/2019

Voucher List
City of Wildomar

Page: 1

03/07/2019 11:49:00AM

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210453	3/7/2019	000367 CINTAS CORPORATION	4017654973		STAFF UNIFORM MAINTENANCE	47.74
Total :						47.74
210454	3/7/2019	000012 ELSINORE VALLEY MUNICIPAL, WATER C 9706320			01/18/19-02/18/19 CEMETERY WATER SERVICE	175.35
Total :						175.35
210455	3/7/2019	000342 FENCE MASTERS	91430		REPLACE CHAIN LINK FENCE - CEMETERY	596.00
Total :						596.00
210456	3/7/2019	000790 SPARKLETTS	30219		THROUGH 03/02/19 DRINKING WATER - CEMETE	22.94
Total :						22.94
4 Vouchers for bank code : wf						Bank total : 842.03
4 Vouchers in this report						Total vouchers : 842.03

Bank code : wf

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210479	3/14/2019	000088 ACE HARDWARE	304306/3		CEMETERY DEPT SUPPLIES	33.85
					Total :	33.85
210480	3/14/2019	000094 STAUFFERS LAWN EQUIPMENT	167624		CEMETERY DEPT SUPPLIES	301.69
					Total :	301.69
		2 Vouchers for bank code :	wf		Bank total :	335.54
		2 Vouchers in this report			Total vouchers :	335.54

03/21/2019 4:47:02PM

Bank code : wf						
Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
210515	3/21/2019	000367 CINTAS CORPORATION	4018065340		STAFF UNIFORM MAINTENANCE	47.74
			4018463998		STAFF UNIFORM MAINTENANCE	47.74
					Total :	95.48
210516	3/21/2019	000011 CR&R INC.	312480		MARCH 2019 WASTE SERVICES - 3 YRD COMMER	137.60
					Total :	137.60
210517	3/21/2019	000904 EMERGENCY RESPONSE SYSTEMS INC	R41750		04/01/19-06/30/19 CEMETERY ALARM MONITOR	60.00
					Total :	60.00
3 Vouchers for bank code : wf						Bank total : 293.08
3 Vouchers in this report						Total vouchers : 293.08

03/28/2019 11:24:12AM

Bank code :		wf					
Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount	
210534	3/28/2019	000367 CINTAS CORPORATION	4007931042		STAFF UNIFORM MAINTENANCE	35.98	
			4007931042		CREDIT ADJUSTMENT - STAFF UNIFORM MAINTENANCE	-35.98	
			4018860043		STAFF UNIFORM MAINTENANCE	47.74	
					Total :	47.74	
210535	3/28/2019	000941 FRONTIER	31919		03/19/19-04/18/19 CEMETERY VOICE/INTERNE	125.20	
						Total :	125.20
210536	3/28/2019	000186 RIGHTWAY	245313		03/15/19-04/11/19 CEMETERY RESTROOM MAIN	88.55	
						Total :	88.55
3 Vouchers for bank code :		wf				Bank total :	261.49
3 Vouchers in this report						Total vouchers :	261.49

WILDOMAR CEMETERY DISTRICT
Agenda Item #4.2
CONSENT CALENDAR
Meeting Date: April 10, 2019

TO: Chairperson and Members of the Board of Trustees
FROM: James R. Riley, Administrative Services Director
PREPARED BY: Robert Howell, Accounting Manager
SUBJECT: Treasurer's Report

STAFF REPORT

RECOMMENDATION:

Staff recommends that the Board of Trustees approve the Treasurer's Report for February 2019.

DISCUSSION:

Attached is the Treasurer's Report for Cash and Investments for the month of February 2019.

FISCAL IMPACT:

None at this time.

Submitted by:
James R. Riley
Administrative Services Director

Approved by:
Gary Nordquist
General Manager

ATTACHMENTS:

Treasurer's Report

**WILDOMAR CEMETERY DISTRICT
TREASURER'S REPORT FOR
CASH AND INVESTMENT PORTFOLIO
February 2019**

DISTRICT INVESTMENT

ISSUER	BOOK VALUE	FACE VALUE	MARKET VALUE	PERCENT OF PORTFOLIO	DAYS TO MAT.	STATED RATE
EDWARD JONES	\$ 133,705.07	\$ 133,705.07	\$ 133,705.07	100.00%	0	0.000%
TOTAL	\$ 133,705.07	\$ 133,705.07	\$ 133,705.07	100.00%		

ISSUER	BEGINNING BALANCE	+ DEPOSITS/ PURCHASES	WITHDRAWALS/ SALES/ MATURITIES	ENDING BALANCE	STATED RATE
EDWARD JONES	\$ 131,934.87	\$ 1,770.20	\$ 0.00	\$ 133,705.07	0.000%
TOTAL	\$ 131,934.87	\$ 1,770.20	\$ 0.00	\$ 133,705.07	

TOTAL INVESTMENT	\$ 133,705.07
------------------	---------------

In compliance with the California Code Section 53646, as General Manager for the Wildomar Cemetery District, I hereby certify that sufficient investment liquidity and anticipated revenues are available to meet the District's expenditure requirements for the next six months.

I also certify that this report reflects all Government Agency pooled investments and all of the District's Bank Balances.

James R. Riley
James R. Riley
Administrative Services Director

4/3/2019
Date

WILDOMAR CEMETERY DISTRICT
Agenda Item #6.1
GENERAL BUSINESS
Meeting Date: April 10, 2019

TO: Chairman and Trustees

FROM: Gary Nordquist, General Manager

PREPARED BY: James R. Riley, Administrative Services Director

SUBJECT: Saturday Service Internment Fee

STAFF REPORT

RECOMMENDATION:

Staff recommends that the Board of Trustees adopt a Resolution entitled:

RESOLUTION NO. WCD2019 - _____

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE WILDOMAR CEMETERY DISTRICT, AUTHORIZING A SATURDAY SERVICE INTERNMENT FEE

BACKGROUND:

The Wildomar Cemetery District is open Monday through Friday, 8:00am to 3:00pm for internment services. However, on occasion, interment services have been requested on Saturdays. Scheduling a Saturday interment service could only be done if staff is available. Also, since this would be outside the normal times available for services, an additional cost would be incurred by staff to accommodate this request.

DISCUSSION:

Staff is recommending that a fee of \$636.00 be charged for the overtime and additional cost incurred to perform a Saturday internment service, effective upon adoption. This is consistent with fees charged by Elsinore Valley Cemetery District and Murrieta Valley Cemetery District.

FISCAL IMPACTS:

The recommended Saturday Internment fee is calculated to recover the full costs incurred. Fee determination worksheet is attached to support calculation.

Prepared by:
James R. Riley
Administrative Services Director

Submitted & Approved by:
Gary Nordquist
General Manager

ATTACHMENT:
Resolution
Saturday Internment Fee Cost Analysis

RESOLUTION NO. WCD2019 - _____

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE WILDOMAR CEMETERY DISTRICT, AUTHORIZING A SATURDAY INTERNMENT SERVICE FEE

WHEREAS, the Board of Trustees determined that normal business hours of the Wildomar Cemetery are Monday through Friday, 8:00am to 3:00pm.

WHEREAS, The Board of Trustees has acknowledged that sometimes an exception can be made to have an internment service on a Saturday; and

WHEREAS, cost analysis was done to determine the reasonable costs to having an internment service on a Saturday; and

NOW, THEREFORE, BE IT RESOLVED that the Board of Trustees of the Wildomar Cemetery District adopts the Saturday Internment Service fee of \$636.00, to be effective immediately. The Board of Trustees finds that the \$636.00 does not exceed the estimated reasonable cost of providing the service for which the fee will be charged.

PASSED, APPROVED, AND ADOPTED this 10th day of April, 2019.

Marsha Swanson
Chair

APPROVED AS TO FORM:

ATTEST:

Thomas D. Jex
District Counsel

Debbie A. Lee, CMC
Clerk of the Board