

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the office of the City Clerk (951) 694-6444. Notification 48 hours prior to a meeting will enable the City to make reasonable arrangements to ensure accessibility to that meeting [28 CFR 35.102.35.104 ADA Title II].

## **AGENDA**

**TEMECULA CITY COUNCIL  
REGULAR MEETING  
COUNCIL CHAMBERS  
41000 MAIN STREET  
TEMECULA, CALIFORNIA  
SEPTEMBER 10, 2024 - 6:00 PM**

### **CLOSED SESSION - 5:00 PM**

CONFERENCE WITH LEGAL COUNSEL – INITIATION OF LITIGATION. The City Council will meet in closed session with the City Attorney pursuant to Government Code Section 54956.9(d)(4) with respect to one matter of potential litigation. A point has been reached where, in the opinion of the City Attorney, based on existing facts and circumstances, there is a significant exposure to litigation involving the City and the City Council will decide whether to initiate litigation.

CONFERENCE WITH REAL PROPERTY NEGOTIATORS. The City Council will meet in closed session pursuant to Government Code Section 54956.8 regarding the acquisition of certain property interests, including permanent easements and temporary construction easements, on three properties described below that are necessary for the proposed construction of offsite public improvements to certain portions of Vincent Moraga, Rancho California Road, and Western Bypass Road (Vincent Moraga Improvements) in connection with the Altair Specific Plan development (Project). The negotiators for the City are Ron Moreno and Anissa Sharp. The negotiators for the respective real property interests are set forth below.

(i) The acquisition of certain property interests from the real property located at 28481 Rancho California Road in the City of Temecula (APN 921-281-011). Specifically, the City seeks to acquire an approximate 5,572 square foot permanent easement, an approximate 75 square foot permanent water easement, and an approximate 3,757 square foot temporary construction easement with a term of twelve (12) months. The negotiating parties are the City of Temecula and the property owner GGG Partnership, LP. Under negotiations are price and terms of the acquisition of these property interests.

(ii) The acquisition of certain property interests from the real property located in the City of Temecula (No Situs Address) (APN 921-280-002). Specifically, the City seeks to acquire an approximate 1,016 square foot permanent easement and an approximate 427 square foot temporary construction easement with a term of twelve (12) months. The negotiating parties are the City of Temecula and the property owner SPX Investment LLC. Under negotiations are price and terms of the acquisition of these property interests.

(iii) The acquisition of certain property interests from the real property located at 28545 Felix Valdez Avenue in the City of Temecula (APN 921-281-006). Specifically, the City seeks to acquire an approximate 402 square foot temporary construction easement with a term of twelve (12) months. The

negotiating parties are the City of Temecula and the property owners Richard M. Alvarez and Linda Lopez-Alvarez, as trustees. Under negotiations are price and terms of the acquisition of this property interest.

**CALL TO ORDER: Mayor James Stewart**

**INVOCATION: TBD**

**FLAG SALUTE: Mayor James Stewart**

**ROLL CALL: Alexander, Kalfus, Schwank, Stewart**

**PRESENTATIONS**

Presentation of Certificate of Recognition to Amer Attar Upon Retirement  
Presentation of Certificate of Recognition to Temecula Little League's 8U Blue All Star Team  
Presentation by National Weather Service for Emergency Management for Storm Ready City

**BOARD / COMMISSION REPORTS**

Community Services Commission

**PUBLIC SAFETY REPORT**

County of Riverside, Fire Department (CAL FIRE)

**PUBLIC COMMENTS - NON-AGENDA ITEMS**

A total of 30 minutes is provided for members of the public to address the City Council on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

**CITY COUNCIL REPORTS**

Reports by the members of the City Council on matters not on the agenda will be made at this time. A total, not to exceed, ten minutes will be devoted to these reports.

**CONSENT CALENDAR**

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the City Council request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the City Council on matters on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still

images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

1. Waive Reading of Title and Text of All Ordinances and Resolutions Included in the Agenda

Recommendation: That the City Council waive the reading of the title and text of all ordinances and resolutions included in the agenda.

Attachments: [Agenda Report](#)

2. Approve Action Minutes of August 27, 2024

Recommendation: That the City Council approve the action minutes of August 27, 2024.

Attachments: [Action Minutes](#)

3. Approve List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ALLOWING CERTAIN CLAIMS AND DEMANDS AS SET FORTH IN EXHIBIT A

Attachments: [Agenda Report](#)  
[Resolution](#)  
[List of Demands](#)

4. Approve Sponsorship Agreement with Valley of the Mist Quilters Guild for the Old Town Temecula Outdoor Quilt Show (At the Request of Subcommittee Members Kalfus and Stewart)

Recommendation: That the City Council approve a sponsorship agreement with Valley of the Mist Quilters Guild for in-kind City support valued at \$1,500, promotional services of \$11,415 and \$1,800 economic development funding.

Attachments: [Agenda Report](#)  
[Agreement](#)

5. Approve Sponsorship Agreement with Inland Valley Business & Community Foundation dba TEDx for TEDx Temecula (At the Request of Subcommittee Members Kalfus and Stewart)

Recommendation: That the City Council approve a sponsorship agreement with Inland Valley Business & Community Foundation dba TEDx for in-kind City support valued at \$3,000 and promotional services valued at \$11,415.

**Attachments:**      [Agenda Report](#)  
                                 [Agreement](#)

6.      Approve Sponsorship Agreement with Bike Temecula Valley for Ride The Vines, Halloween Bike Ride and Holiday Bike Ride (At the Request of Subcommittee Members Kalfus and Stewart)

**Recommendation:**      That the City Council approve a sponsorship agreement with Bike Temecula Valley for in-kind City support valued at \$7,500, promotional services of \$11,415 and \$2,000 economic development funding.

**Attachments:**      [Agenda Report](#)  
                                 [Agreement](#)

7.      Approve Temporary Access Permit with Multiple Agencies on City-Owned Properties within the Santa Margarita River Corridor

**Recommendation:**      That the City Council approve a Temporary Access Permit with San Diego State University and San Diego State University Foundation, doing business as San Diego State University Research Foundation and the California Department of Fish and Wildlife on City-Owned Properties within the Santa Margarita River Corridor, identified by Assessor Parcel Numbers 922-210-057, 922-210-059 and 922-210-060.

**Attachments:**      [Agenda Report](#)  
                                 [Temporary Access Permit](#)

8.      Award Construction Contract to BWW & Company, Inc. for the Sidewalks - Citywide, Ynez Road (Rancho Highland Drive to Tierra Vista Road), PW17-28

**Recommendation:**      That the City Council:

1. Award a construction contract to BWW & Company, Inc. in the amount of \$279,813 for the Sidewalks - Citywide, Ynez Road (Rancho Highland Drive to Tierra Vista Road); and
2. Authorize the City Manager to approve change orders not to exceed the contingency amount of \$83,944, which is equal to 30% of the contract amount; and
3. Approve a budget transfer of \$77,393 in Measure S funds from the Sidewalks - Third Street Project, PW23-03 to the Sidewalks - Citywide, PWSW-02; and
4. Make a finding that the Sidewalks - Citywide, Ynez Road (Rancho Highland Drive to Tierra Vista Road), PW17-28 is exempt from Multiple Species Habitat Conservation Plan fees.

- Attachments:**      [Agenda Report](#)  
[Contract](#)  
[Project Description](#)  
[Project Location Map](#)

9.      Accept Improvements and File the Notice of Completion for American with Disabilities Act (ADA) Transition Plan Implementation, PW18-16

- Recommendation:**      That the City Council:
1. Accept the construction of the American with Disabilities Act (ADA) Transition Plan Implementation Project, PW18- 16; as complete; and
  2. Direct the City Clerk to file and record the Notice of Completion, release the Performance Bond, and accept a one-year Maintenance Bond in the amount of 10% of the final contract amount; and
  3. Release the Labor and Materials Bond seven months after filing the Notice of Completion, if no liens have been filed.

- Attachments:**      [Agenda Report](#)  
[Notice of Completion](#)  
[Contractor's Affidavit and Final Release](#)  
[Project Description](#)  
[Project Location](#)

10.      Accept Improvements and File the Notice of Completion for Community Recreation Center Renovations - Phase 1, PW19-07

- Recommendation:**      That the City Council:
1. Accept the construction of the Community Recreation Center Renovations - Phase 1, PW19-07 as complete; and
  2. Direct the City Clerk to file the Notice of Completion, release the Performance Bond, and accept a one-year Maintenance Bond in the amount of no less than 10% of the final contract amount; and
  3. Release the Labor and Materials Bond seven months after filing the Notice of Completion if no liens have been filed.

- Attachments:**      [Agenda Report](#)  
[Notice of Completion](#)  
[Contractor's Affidavit and Final Release](#)  
[Project Description](#)  
[Project Location](#)

11. Accept Improvements and File the Notice of Completion for the Dog Park Renovations at Michael “Mike” Naggar Community Park, PW21-14

Recommendation: That the City Council:

1. Accept the construction of the Dog Park Renovations at Michael “Mike” Naggar Community Park, PW21-14, as complete; and
2. Direct the City Clerk to file and record the Notice of Completion, release the Performance Bond, and accept a one-year Maintenance Bond in the amount of 10% of the final contract amount; and
3. Release the Labor and Materials Bond seven months after filing the Notice of Completion, if no liens have been filed.

Attachments:

- [Agenda Report](#)
- [Notice of Completion](#)
- [Contractor's Affidavit and Final Release](#)
- [Project Description](#)
- [Project Location](#)

**RECESS CITY COUNCIL MEETING TO SCHEDULED MEETINGS OF THE TEMECULA COMMUNITY SERVICES DISTRICT, THE SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY, THE TEMECULA HOUSING AUTHORITY, AND/OR THE TEMECULA PUBLIC FINANCING AUTHORITY**

**TEMECULA COMMUNITY SERVICES DISTRICT MEETING****CALL TO ORDER: President Zak Schwank****ROLL CALL: Alexander, Kalfus, Schwank, Stewart****CSD PUBLIC COMMENTS - NON-AGENDA ITEMS**

A total of 30 minutes is provided for members of the public to address the Board of Directors on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

**CSD CONSENT CALENDAR**

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the Community Services District request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

**12. Approve Action Minutes of August 27, 2024**

**Recommendation:** That the Board of Directors approve the action minutes of August 27, 2024.

**Attachments:** [Action Minutes](#)

**13. Approve Sponsorship Agreement with Temecula Valley Astronomers for Use of City Facilities**

**Recommendation:** That the Board of Directors approve a sponsorship agreement with Temecula Valley Astronomers for the use of City facilities valued at \$720 for the total term of the agreement.

**Attachments:** [Agenda Report](#)  
[Agreement](#)

**14. Approve Second Amendment with Wild West Junk Removal LLC for Dangerous and Unhealthy Encampment Clean-Up Services**

Recommendation: That the Board of Directors approve the second amendment with Wild West Junk Removal LLC, for dangerous and unhealthy encampment services, and increase the total agreement amount to \$315,142.

Attachments: [Agenda Report](#)  
[Second Amendment](#)

**CSD DIRECTOR OF COMMUNITY SERVICES REPORT**

**CSD GENERAL MANAGER REPORT**

**CSD BOARD OF DIRECTOR REPORTS**

**CSD ADJOURNMENT**

The next regular meeting of the Temecula Community Services District will be held on Tuesday, September 24, 2024, at 5:00 p.m., for a Closed Session, with regular session commencing at 6:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.



**SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY - NO MEETING**

**TEMECULA HOUSING AUTHORITY - NO MEETING**

**TEMECULA PUBLIC FINANCING AUTHORITY - NO MEETING**

**RECONVENE TEMECULA CITY COUNCIL**

**ITEMS FOR FUTURE CITY COUNCIL AGENDAS**

Any Council Member, including the Mayor, may request an item be placed on a future agenda. Any such request will be discussed under this section. In making the request, a Council Member may briefly describe the topic of the proposed agenda item and any timing associated with the placement of the item on the agenda. This description shall not exceed 3 minutes. No substantive discussion on the subject of the motion may occur. Items may only be placed on the agenda by Council Members pursuant to policy or by the City Manager based on administrative or operational needs of the City. Public comments on the placement of these agenda items shall be limited to a maximum of 30 minutes. Individual comments shall not exceed 3 minutes. All public participation is governed by the Council Policy regarding Public Participation at Meetings and Agenda Placements by Council Members adopted by Resolution No. 2021-54.

**CITY MANAGER REPORT**

**CITY ATTORNEY REPORT**

**ADJOURNMENT**

The next regular meeting of the City Council will be held on Tuesday, September 24, 2024, at 5:00 p.m., for a Closed Session, with regular session commencing at 6:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

**NOTICE TO THE PUBLIC**

The full agenda packet (including staff reports, public closed session information, and any supplemental material available after the original posting of the agenda), distributed to a majority of the City Council regarding any item on the agenda, will be available for public viewing in the main reception area of the Temecula Civic Center during normal business hours at least 72 hours prior to the meeting. The material will also be available on the City's website at [TemeculaCa.gov](http://TemeculaCa.gov). and available for review at the respective meeting. If you have questions regarding any item on the agenda, please contact the City Clerk's Department at (951) 694-6444.