

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 PLANNING COMMISSION
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
JUNE 3, 2026 - 10:00 AM**

CALL TO ORDER: Chair Lanae Turley-Trejo

FLAG SALUTE: Commissioner Bob Hagel

ROLL CALL: Hagel, Matics, Solis, Turley-Trejo, Watson

PUBLIC COMMENT

A total of 30 minutes is provided for members of the public to address the Commission 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 Commission Secretary. 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 PlanningCommission@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one vote. There will be no discussion of these items unless members of the Commission 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 Commission 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 Commission Secretary. 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 6:00 p.m. and submitted to PlanningCommission@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

1. That the Commission approve the action minutes of April 30, 2026, May 6, 2026 and May 20, 2026.

Recommendation: That the Commission approve the action minutes of April 30, 2026, May 6, 2026 and May 20, 2026.

- Attachments:** [04/30/2026 Action Minutes](#)
 [05/06/2026 Action Minutes](#)
 [05/20/2026 Action Minutes](#)

2. Director's Hearing Summary Report

Recommendation: Receive and File Director's Hearing Summary Report.

Attachments: [Memorandum](#)

BUSINESS

Members of the public may address the Commission on Business items that appear on the agenda. Each speaker is limited to 5 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the Commission Secretary. 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 PlanningCommission@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

3. General Plan Consistency Review of the Proposed Draft Fiscal Years 2027-2031 Capital Improvement Program Budget Sheets (Long Range Planning Project No. LR26-0211), Mark Collins

Recommendation: Adopt a resolution entitled:

PC RESOLUTION NO. 2026-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA MAKING A FINDING OF CONSISTENCY WITH THE GENERAL PLAN FOR THE PROPOSED DRAFT FISCAL YEARS 2027-2031 CAPITAL IMPROVEMENT PROGRAM (CIP) BUDGET SHEETS AND MAKE A FINDING OF EXEMPTION UNDER SECTIONS 15378(B)(4), 15061(B)(3), AND 15262 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) (LONG RANGE PLANNING PROJECT NO. LR26-0211)

Attachments: [Agenda Report](#)
 [PC Resolution](#)
 [Draft FY2027-2031 Capital Improvement Program Budget Sheets](#)

PUBLIC HEARING

Any person may submit written comments to the Commission before a public hearing or may appear and be heard in support of or in opposition to the approval of the project(s) at the time of the hearing. If you challenge any of the project(s) in court, you may be limited to raising only those issues you or someone else raised at the public hearing or in written correspondence delivered to the Commission

Secretary at, or prior to, the public hearing. For public hearings each speaker is limited to 5 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the Commission Secretary or by submitting an email to be included into the record. Email comments must be submitted to PlanningCommission@temeculaca.gov. Email comments on all matters, including those not on the agenda, must be received prior to the time the item is called for public comments. Any person dissatisfied with a decision of the Commission may file an appeal of the Commission's decision. Said appeal must be filed within 15 calendar days after service of written notice of the decision. The appeal must be filed on the appropriate Community Development Department form and be accompanied by the appropriate filing fee. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

- 4. Long Range Planning Project Number LR26-0008, amending Titles 5, 8, 9, 10, and 17 of the Temecula Municipal Code as detailed in the proposed Ordinance, Mark Collins

Recommendation: Adopt a resolution entitled:

PC RESOLUTION NO. 2026-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL ADOPT “AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING TITLES 5, 8, 9, 10 AND 17 OF THE TEMECULA MUNICIPAL CODE MAKING 1) MINOR REVISIONS TO BUSINESS LICENSE REVOCATION PROCESS, 2) PROVIDING THAT REIKI IS NOT CONSIDERED MASSAGE AND DOES NOT REQUIRE A MASSAGE ESTABLISHMENT PERMIT, 3) SPECIFY PRIVATE SECURITY IDENTIFICATION STANDARDS, 4) CLARIFY OVERSIZED VEHICLE PARKING REQUIREMENTS, 5) CLARIFY OWNERSHIP OF CONDITIONAL USE PERMIT(S), 6) SPECIFY LANDSCAPE PLANT PALLET CHANGES AND DROUGHT CONVERSIONS REQUIRE A MODIFICATION APPLICATION, 7) REMOVE GUEST HOUSE AS AN APPROVED USE IN ALL RESIDENTIAL ZONES, 8) ADD GREENHOUSE AS AN ACCESSORY LAND USE, 9) ADD REQUIREMENTS FOR RETAIL LOCKERS, 10) ADD REFERENCE TO NOTE 1 FOR AUTOMOBILE RENTAL BUSINESSES, 11) REQUIRE AUTOMOBILE RENTAL BUSINESSES COMPLY WITH LANDSCAPE REQUIREMENTS, 12) REQUIRE NEW ROADS TO ACCOMMODATE SOLID WASTE COLLECTION BINS, 13) PROHIBIT BRAND LOGOS ON BUSINESS SIGNS, 14) ADD OR AMEND VARIOUS DEFINITIONS, AND 15) MAKE A FINDING OF EXEMPTION UNDER CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) GUIDELINES SECTION 15061 (B)(3)”

- Attachments:** [Agenda Report](#)
 [PC Resolution](#)
 [Exhibit A - Draft Ordinance](#)
 [Notice of Public Hearing](#)

COMMISSIONER REPORTS

COMMISSION SUBCOMMITTEE REPORTS

COMMUNITY DEVELOPMENT DIRECTOR REPORT

PUBLIC WORKS DIRECTOR REPORT

ADJOURNMENT

The next regular meeting of the Planning Commission will be held on Wednesday, July 1, 2026, at 10:00 a.m., in the Council Chambers located at 41000 Main Street, Temecula, California.

NOTICE TO THE PUBLIC

The full agenda packet (including staff reports and any supplemental material available after the original posting of the agenda), distributed to a majority of the Planning Commission 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. and available for review at the respective meeting. If you have questions regarding any item on the agenda, please contact the Community Development Department at (951) 694-6444.

ACTION MINUTES

**TEMECULA PLANNING COMMISSION
SPECIAL MEETING - BUS TOUR
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
APRIL 30, 2026 - 8:00 AM**

CALL TO ORDER at 8:00 AM: Chair Lanae Turley-Trejo

FLAG SALUTE: Commissioner Bob Hagel

ROLL CALL: Hagel, Matics, Solis, Turley-Trejo, Watson

PUBLIC COMMENT - None

BUSINESS

1. Conduct Bus Tour of Projects at Various Locations Throughout the City of Temecula

Recommendation: That the Commission reconvene to conduct bus tour of planning projects from/at various locations throughout the City of Temecula for the purpose of the Planning Commission to provide comments to staff on the projects.

Bus Tour conducted, no action.

ADJOURNMENT

At 12:00 PM, the Planning Commission special meeting was formally adjourned to Wednesday, May 6, 2026, at 10:00 a.m., in the Council Chambers located at 41000 Main Street, Temecula, California.

Lanae Turley-Trejo, Chair

Matt Peters, Director of Community Development

ACTION MINUTES

**TEMECULA PLANNING COMMISSION
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
MAY 6, 2026 - 10:00 AM**

CALL TO ORDER at 10:00 AM: Chair Lanae Turley-Trejo

FLAG SALUTE: Commissioner David Matics

ROLL CALL: Hagel, Matics, Solis, Turley-Trejo, Watson

PUBLIC COMMENT – AGENDA ITEMS

The following individual(s) addressed the Planning Commission:

- David Akiba (Item #3)

All electronic comments received were made a part of the record of the meeting.

CONSENT CALENDAR

1. Approve the action minutes of April 1, 2026

Recommendation: That the Commission approve the action minutes of April 1, 2026

Approved the Staff Recommendation (5-0): Motion by Watson, Second by Matics. The vote reflected unanimous approval.

PUBLIC HEARING

2. Long Range Planning Project Number LR26-0139, amending the Uptown Temecula Specific Plan and Uptown Temecula Streetscape and Sidewalk Improvement Standards, Eric Jones

Recommendation: Adopt resolutions entitled:

PC RESOLUTION NO. 2026-05

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF TEMECULA ADOPT AN EIR ADDENDUM FOR THE UPTOWN TEMECULA SPECIFIC PLAN AND UPTOWN TEMECULA STREET SCAPE AND SIDEWALK IMPROVEMENT STANDARDS AMENDMENT GENERALLY LOCATED WEST OF INTERSTATE 15, SOUTH OF CHERRY STREET, AND NORTH OF RANCHO CALIFORNIA ROAD

PC RESOLUTION NO. 2026-06

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE ENTITLED "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING THE UPTOWN TEMECULA SPECIFIC PLAN AND UPTOWN STREET SCAPE AND SIDEWALK IMPROVEMENT STANDARDS FOR THE AREA GENERALLY LOCATED ON WEST OF INTERSTATE 15, SOUTH OF CHERRY STREET AND NORTH OF RANCHO CALIFORNIA ROAD, AND ADOPTING AN ADDENDUM TO THE CERTIFIED UPTOWN TEMECULA EIR (SCH #2013061012)"

Motion to approve the Staff Recommendation (5-0): Motion by Solis, Second by Hagel. The vote reflected unanimous approval.

3. (Continued from the Planning Commission meeting of, October 15, 2025, November 19, 2025, January 7, 2026, and February 4, 2026) Planning Application Numbers PA23-0327, an amendment to the Redhawk Specific Plan to allow a wedding and special event center associated with the golf course and add related standards for those uses. PA23-0251, a Conditional Use Permit to allow a wedding/event center to be operated as part of the existing golf course between the hours of Noon and 9:00 p.m. no more than three days per week. The project is located at 45100 Temecula Parkway within the Redhawk Specific Plan, Eric Jones

Recommendation: Adopt resolutions entitled:

PC RESOLUTION NO. 2026-07

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL OF THE CITY OF TEMECULA ADOPT THE MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM PREPARED FOR THE REDHAWK SPECIFIC PLAN AMENDMENT GENERALLY LOCATED APPROXIMATELY 1,500 FEET FROM THE REDHAWK PARKWAY AND VAIL RANCH PARKWAY INTERSECTION (APN: 962-040-012)

PC RESOLUTION NO. 2026-08

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE ENTITLED "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING THE REDHAWK SPECIFIC PLAN TO ALLOW WEDDING/SPECIAL EVENT USES AT THE GOLF COURSE AND ADD RELATED STANDARDS FOR THOSE USES ON A 100.9 ACRE PARCEL GENERALLY LOCATED APPROXIMATELY 1,500 FEET SOUTH

OF THE REDHAWK PARKWAY AND VAIL RANCH PARKWAY INTERSECTION (APN: 962-040-012)”

PC RESOLUTION NO. 2026-09

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL ADOPT A RESOLUTION ENTITLED “A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A CONDITIONAL USE PERMIT (PA23-0251) TO ALLOW A WEDDING/EVENT CENTER TO BE OPERATED AS PART OF THE EXISTING GOLF COURSE LOCATED AT 45100 TEMECULA PARKWAY (APN: 962-040-012)

Motion to approve the Staff Recommendation (3-0, Matics and Watson abstained): Motion by Hagel, Second by Solis. The vote reflected unanimous approval with Matics and Watson abstaining.

4. Planning Application No. PA26-0032, a Conditional Use Permit application for Ducks in a Row to obtain a Type 47 ABC license (On-Sale General - Eating Place) at a new restaurant located at 41923 2nd Street, Suite 107, Marcella Mills

Recommendation: Adopt a resolution entitled:

PC RESOLUTION NO. 2026-10

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA APPROVING PLANNING APPLICATION NO. PA26-0032, A CONDITIONAL USE PERMIT APPLICATION FOR A TYPE 47 ABC LICENSE FOR DUCKS IN A ROW RESTAURANT LOCATED AT 41923 2ND STREET, SUITE 107 AND TO MAKE FINDINGS OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT SECTION 15301 (APN 922-043-027)

Motion to approve the Staff Recommendation (5-0): Motion by Solis, Second by Watson. The vote reflected unanimous approval.

5. Planning Application No. PA26-0090, a Sign Program Amendment to modify the existing Winchester Marketplace Sign Program No. 30 to allow an additional sign location at 40705 Winchester Road, Unit 4, Yannin Marquez

Recommendation: Adopt a resolution entitled:

PC RESOLUTION NO. 2026-11

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA DENYING PLANNING APPLICATION NO.

PA26-0090, SIGN PROGRAM AMENDMENT APPLICATION TO MODIFY THE EXISTING WINCHESTER MARKETPLACE SIGN PROGRAM NO. 30 TO ALLOW AN ADDITIONAL SIGN LOCATION AT 40705 WINCHESTER ROAD, UNIT 4 AND MAKING A FINDING OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (APN 910-290-019)

Motion to approve the Staff Recommendation to Deny (4-1, Hagel opposed): Motion by Matics, Second by Watson. The vote reflected unanimous approval with Hagel opposing.

COMMISSIONER REPORTS

COMMISSION SUBCOMMITTEE REPORTS

COMMUNITY DEVELOPMENT DIRECTOR REPORT

PUBLIC WORKS DIRECTOR REPORT

ADJOURNMENT

At 11:47 AM, the Planning Commission meeting was formally adjourned to Wednesday, June 3, 2026, at 10:00 a.m., in the Council Chambers located at 41000 Main Street, Temecula, California.

Lanae Turley-Trejo, Chair

Matt Peters, Director of Community Development

ACTION MINUTES

**TEMECULA PLANNING COMMISSION
SPECIAL MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
MAY 20, 2026 - 10:00 AM**

CALL TO ORDER at 10:00 AM: Interim Chair Mark Watson

FLAG SALUTE: Commissioner Fernando Solis

ROLL CALL: Hagel (absent), Matics, Solis, Turley-Trejo (absent), Watson

PUBLIC COMMENT – AGENDA ITEMS

The following individual(s) addressed the Planning Commission:

- Dennis Fitz (Item #1)
- John Meyer (Item #1)
- Ken Howard (Item #1)

All electronic comments received were made a part of the record of the meeting.

BUSINESS

1. Long Range Project Number LR25-0186, a Comprehensive General Plan Update, Jennifer Williams/Mark Collins

Recommendation: That the Planning Commission receive and file a presentation on the General Plan Update and Land Use Report and Concepts, and provide feedback and recommendations to the City Council to inform the development of a proposed Land Use Map.

Received presentation and provided general recommendations regarding the same.

COMMISSIONER REPORTS

COMMISSION SUBCOMMITTEE REPORTS

COMMUNITY DEVELOPMENT DIRECTOR REPORT

PUBLIC WORKS DIRECTOR REPORT

ADJOURNMENT

At 11:34 AM, the Planning Commission meeting was formally adjourned to Wednesday, June 3, 2026, at 10:00 a.m., in the Council Chambers located at 41000 Main Street, Temecula, California.

Mark Watson, Interim Chair

Matt Peters, Director of Community Development

**CITY OF TEMECULA
COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING DIVISION
MEMORANDUM**

TO: Planning Commission Chair and members of the Planning Commission
 FROM: Matt Peters, Director of Community Development
 DATE: June 3, 2026
 SUBJECT: Director's Hearing Summary Report

Community Development Director’s Agenda item(s) for April.

Date	Case No.	Proposal	Applicant	Action
April 30, 2026	PA26-0020	A resolution of the Director of Community Development of the City of Temecula approving Planning Application No. PA26-0020, a Conditional Use Permit for a Commercial kennel and cattery to operate in an existing commercial building in the service commercial zoning district, located at 28860 Old Town Front Street, Suite A-5, and making a finding of exemption under the California Environmental Quality Act (APN 922-094-002) (CEQA)	Dr. Kanwal Preet Gill	APPROVED DH RESOLUTION NO. 2026-01

Attachment: Action Agenda

ACTION AGENDA

ACTION AGENDA

**TEMECULA COMMUNITY DEVELOPMENT
DIRECTOR'S HEARING MEETING
APRIL 30, 2026 - 1:30 PM**

**TEMECULA CITY HALL
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA**

CALL TO ORDER at 1:30 PM: Matt Peters, Director of Community Development

PUBLIC COMMENTS – None

Item No. 1 1:30 PM

Project Number: PA26-0020
Project Type: Conditional Use Permit
Project Title: Pet Lodge at Old Town CUP
Applicant: Dr. Kanwal Preet Gill
Project Description: A Conditional Use Permit for a commercial kennel and cattery to operate in an existing commercial building in the Service Commercial zoning district.
Location: 28860 Old Town Front Street, Suite A-5
Environmental Action: Categorically Exempt
Section 15301, Class 1 (Existing Facilities)
Project Planner: Marcella Mills, Case Planner

ACTION: APPROVED BY DIRECTOR OF COMMUNITY DEVELOPMENT MATT PETERS

ADJOURNMENT: The meeting was adjourned at 1:42 PM

**STAFF REPORT – PLANNING
CITY OF TEMECULA
PLANNING COMMISSION**

DATE OF MEETING: June 3, 2026

TO: Planning Commission Chairperson and Members of the Planning Commission

FROM: Matt Peters, Director of Community Development

PREPARED BY: Brooke Fagan, Management Analyst

PROJECT SUMMARY: General Plan Consistency Review of the Proposed Draft Fiscal Years 2027-2031 Capital Improvement Program Budget Sheets (Long Range Planning Project No. LR26-0211)

CEQA: Exempt: Not a Project as defined by CEQA Guidelines Section 15378(b)(4) and exempt under CEQA Guidelines Sections 15061(b)(3) and 15262

RECOMMENDATION: Staff recommends that the Planning Commission adopt a Resolution making a finding of consistency with the General Plan for the Proposed Draft Fiscal Years 2027-2031 Capital Improvement Program (CIP) Budget Sheets and make a finding of exemption under Sections 15378(b)(4), 15061(b)(3), and 15262 of the California Environmental Quality Act (CEQA) (Long Range Planning Project No. LR26-0211)

BACKGROUND Sections 65402 and 65403 of State Planning and Zoning Law require that the Planning Commission review and provide comments to the City Council regarding the conformity of the proposed Capital Improvement Program (“CIP”) with the adopted General Plan.

The draft proposed CIP budget sheets were developed based on the previous CIP project list and current community needs. The public had an opportunity to provide input to the draft CIP budget sheets during a workshop with City Council and City Staff on May 21, 2026. The primary focus of the workshop was to ensure that City Council’s vision is in line with community needs in the areas of infrastructure, parks and recreation facilities, and housing projects. All projects are reviewed to provide consistency with the provisions of the City’s General Plan, as well as the long-term visions of the City as defined by the Quality of Life Master Plan.

The projects within the Capital Improvement Program are divided into five general categories including Circulation, Infrastructure, Parks and Recreation, Housing, and Projects Funded by Community Facilities District Bonds. Staff has reviewed the Capital Improvement Program for consistency with the goals and policies of the City’s General Plan. The Capital Improvement Program is scheduled to be reviewed and approved by the City Council on June 9, 2026. The attached

proposed draft for Fiscal Years 2027-2031 Capital Improvement Program Budget Sheets are subject to change, pending City Council approval.

ANALYSIS

CIRCULATION PROJECTS

The Fiscal Years 2027-2031 CIP contains nineteen (19) Circulation Projects. The Projects consist of new circulation infrastructure, public facilities, and traffic safety improvements.

The Circulation Projects are as follows:

1. Butterfield Stage Road Storm Drain Improvements
2. De Portola/Jedediah Smith Road Roundabout Project
3. Diaz Road Expansion
4. French Valley Parkway/ I-15 Improvements - Phase II
5. French Valley Parkway/I-15 Improvements - Phase III
6. French Valley Parkway/I-15 Improvements – Phase IV
7. I-15 Congestion Relief
8. I-15/State Route 79 South Ultimate Interchange
9. La Paz Road Roundabout Reconstruction
10. Medians and Parkways – Citywide
11. Mercedes Street Sidewalk
12. Murrieta Creek Bridge at Overland
13. Overland Drive Extension Commerce Center
14. Overland Drive Widening
15. Pavement Rehabilitation Program – Citywide
16. Rancho California Road Median Improvements
17. Traffic Signal - Equipment Enhancement Program - Citywide
18. Traffic Signal Installation - Citywide
19. Ynez Road Improvements - Phase I

Staff has reviewed the General Plan and has determined that these projects are consistent with the provisions of the Circulation, Growth Management/Public Facilities, Air Quality, and Community Design Elements of the adopted General Plan. A review of the General Plan did not identify any goals or policies that provided contrary policy direction, or that indicated an inconsistency between the Circulation Projects and the adopted General Plan. The specific examples demonstrating consistency are listed below.

Circulation Element

Goal 1 Strive to maintain a Level of Service “D” or better at intersections within the City during peak hours and Level of Service “C” or better during non-peak hours.

Policy 1.1 Use the Circulation Element Roadway Plan to guide detailed planning and implementation of the City’s roadway system, including appropriate road width and median transitions when a roadway classification changes.

Policy 1.2 Pursue trip reduction and transportation systems management measures to reduce and limit congestion at intersections and along streets within the City.

Goal 2 A regional transportation system that accommodates the safe and efficient movement of people and goods to and from the community.

Policy 2.1 Actively pursue the construction of system improvements outside the City’s jurisdiction in cooperation with Caltrans, the City of Murrieta, Riverside County, the Pechanga Band, and local developers. Measures should be taken to preserve anticipated right-of-way needs and to identify funding mechanisms for needed interchange and regional arterial improvements.

Policy 2.3 Actively pursue improvements to current freeway interchanges within the City and construction of new overpasses as required to achieve performance standards.

Goal 3 An efficient City circulation system through the use of transportation system management and travel demand management strategies.

Policy 3.1 Require proper spacing and interconnect traffic signals where feasible to maximize the smooth progression of traffic flows and to minimize delay and stop-and-go conditions.

Growth Management/Public Facilities Element

Goal 1 Cooperative management of growth among local governments within Riverside County.

Policy 1.7 Guide the timing and provision of facilities and services to support development and protect and enhance quality of life.

Air Quality Element

Goal 3 Enhance mobility to minimize air pollutant emissions.

Policy 3.2 Use transportation systems management techniques to maintain an orderly flow of traffic and improve mobility.

Policy 3.5 Promote the use of alternative clean-fueled vehicles, new transportation technologies, and combustion engine alternatives for personal and business use.

Community Design Element

Goal 4 A streetscape system that provides cohesiveness and enhances community image.

- Policy 4.1 Promote the development of a continuous sidewalk and trail system throughout the City.
- Policy 4.8 Work with Caltrans to implement a freeway and interchange landscaping and planting program to improve the appearance of the community. This program should incorporate appropriate native and drought tolerant species.

HOUSING

The Fiscal Year 2027-2031 CIP contains four (4) Housing Projects. The Housing Projects focus on improving affordable housing opportunities within the City.

The Housing Projects are as follows:

1. Habitat For Humanity – Old Town Units
2. Las Haciendas Affordable Housing Project
3. Uptown Temecula Affordable Housing Site
4. Vine Creek Affordable Housing Project

Staff has reviewed the General Plan and has determined that these projects are consistent with the provisions of the Land Use and Housing Elements of the adopted General Plan. A review of the General Plan did not identify any goals or policies that provided contrary policy direction or that indicated an inconsistency between the Housing Projects and the adopted General Plan. The specific examples demonstrating consistency are listed below.

Land Use Element

Goal 1 A diverse and integrated mix of residential commercial, industrial, recreational, public and open space land uses.

Policy 1.2 Promote the use of innovative site planning techniques that contribute to development of a variety of residential product styles and designs, including housing suitable for the community’s labor force.

Policy 1.6 Encourage flexible zoning techniques in appropriate locations to encourage mixed use development, preserve natural features, achieve innovative site design, achieve a range of transition of densities, provide open space and recreation facilities, and/or provide necessary amenities and facilities.

Housing Element

Goal 1 Provide a diversity of housing opportunities that satisfy the physical, social, and economic needs of existing and future residents of Temecula.

Policy 1.2 Encourage residential development that provides a range of housing types in terms of cost, density and type, and provides the opportunity for local residents to live and work in the same community by balancing jobs and housing types.

Policy 1.3 Require a mixture of diverse housing types and densities in new developments around the village centers to enhance their pedestrian orientation and diversity.

Policy 1.4 Support the use of innovative site planning and architectural design in residential development.

Goal 2 Provide affordable housing in all economic segments of Temecula.

Policy 2.1 Promote a variety of housing opportunities that accommodate the needs of all income levels of the population and provide opportunities to meet the City's fair share of Low and Moderate Income housing.

Policy 2.2 Support innovative public, private and nonprofit efforts in the development of affordable housing, particularly for special needs groups.

INFRASTRUCTURE

The Fiscal Years 2027-2031 CIP contains forty-seven (47) Infrastructure Projects. The Infrastructure Projects consist of enhancements or repairs to existing and new community infrastructure.

The Infrastructure projects are as follows:

1. Americans with Disabilities Act (ADA) Transition Plan Implementation
2. Auto Mall Wayfinding Signs
3. Bike Lane and Trail Program – Citywide
4. Bike Lane and Trails Program – Great Oak Trail Lighting
5. Bike Lane and Trail Program – Temecula Creek South Side Trail
6. Bike Lane Upgrades – Citywide
7. Bridge Maintenance
8. City Facilities Rehabilitation
9. City Facility Security
10. City Security Camera System
11. Citywide Community Fire Protection Plan
12. Citywide Financial System Upgrade
13. Citywide Drainage Master Plan
14. Citywide Financial System Upgrade
15. Civic Center HVAC Upgrade
16. Community Recreation Center (CRC) Renovations
17. Community Wildfire Protection Plan
18. Comprehensive General Plan Update
19. Electric Vehicles Charging Station
20. Fiber Optic Communications Systems – Citywide
21. Fire Station 73 Gym/Garage
22. Fire Station 84 Renovation
23. I-15/ State Route 79 South Interchange Enhanced Landscaping

24. Interstate 15 Corridor Branding and Visioning Improvements
25. Library Alternate Emergency Operations Center Enhancements
26. Library Technology Enhancements
27. Local Roadway Safety Plan Update
28. Long Canyon Creek Park to Ynez Trail
29. Margarita Recreation Center
30. Mary Phillips Senior Center Enhancement and Renovation
31. Medians and Traffic Calming Improvements – Citywide
32. Murrieta Creek Improvements
33. Nicolas Road Multi-Use Trail Extension
34. Old Town Parking Improvements
35. Old Town Temecula Parklets Program
36. Old Town Wayfinding Signs
37. Pavement Management Program Update
38. Pedestrian Ramp Upgrades – Citywide
39. Santa Gertrudis Creek Phase II – Margarita Under-Crossing
40. Sidewalks – Citywide
41. Sidewalks – Old Town Improvements
42. Sidewalks – Pauba Road
43. Sixth Street Improvements
44. South Side Senior Center for Active Adults
45. Storm Drain Pipe Lining
46. Traffic Signal – Pedestrian Signal Equipment Upgrade Phase 2 – Citywide
47. Traffic Signal – Safety Lights and Signal Communications Upgrade – Citywide
48. Traffic Signal Fiber Optic Extension
49. Utility Undergrounding – Citywide

Staff has reviewed the General Plan and has determined that these projects are consistent with provisions of the Land Use, Circulation, Open Space/Conservation, and Growth Management/Public Facilities, Public Safety, Community Design, Air Quality, and Economic Development Elements of the adopted General Plan. A review of the General Plan did not identify any goals or policies that provided contrary policy direction or that indicated an inconsistency between the Infrastructure Projects and the adopted General Plan. The specific examples demonstrating consistency are listed below.

Land Use Element

- | | |
|---------------|---|
| Goal 1 | A diverse and integrated mix of residential commercial, industrial, recreational, public and open space land uses. |
| Policy 1.6 | Encourage flexible zoning techniques in appropriate locations to encourage mixed use development, preserve natural features, achieve innovative site design, achieve a range of transition of densities, provide open space and recreation facilities, and/or provide necessary amenities and facilities. |
| Policy 1.9 | Establish paseos, greenbelts, linear parks and trails within buffer areas between developments and the City’s edge. |

Goal 6 **A development pattern that preserves aesthetics and enhances the environmental resources of the Planning Area.**

Policy 6.1 Preserve the natural aesthetic quality of hillsides and reduce hazards associated with hillside development within the Planning Area.

Circulation Element

Goal 3 **An efficient City circulation system through the use of transportation system management and travel demand management strategies.**

Policy 3.1 Require proper spacing and interconnect traffic signals where feasible to maximize the smooth progression of traffic flows and to minimize delay and stop-and-go conditions.

Goal 5 **Safe and efficient alternatives to motorized travel throughout the City.**

Policy 5.1 Promote pedestrian and bicycle safety by adhering to uniform trail standards and practices and communicating safety practices to the public.

Policy 5.3 Ensure the accessibility of pedestrian facilities to the elderly and disabled.

Goal 6 **Enhanced traffic safety on City streets.**

Policy 6.2 Require that future roads and improvements to current roads to be designed to minimize traffic conflicts which result from curb parking maneuvers, uncontrolled access along heavily traveled roadways, and development of private driveways on primary residential collector streets.

Policy 6.3 Require that vehicular, pedestrian and bicycle traffic be separated to the maximum extent feasible, especially in areas with high traffic volumes.

Open Space/Conservation Element

Goal 8 **Development of a trail system that serves both recreational and transportation needs.**

Policy 8.1 Provide a Citywide recreation system that connects to the County's regional trail system which provides for bicycling, equestrian, hiking, and jogging trails with appropriate support facilities.

Policy 8.3 Require proposed development of provide trail connections to the citywide trail system through the dedication of land and the provision of easements.

Policy 8.5 Develop trails and sidewalks suitable for multiple users, including for the physically disabled and for personal transportation alternatives.

Growth Management/Public Facilities Element

Goal 1 Cooperative management of growth among local governments within Riverside County.

Policy 1.7 Guide the timing and provision of facilities and services to support development and protect and enhance quality of life.

Goal 2 Orderly and efficient patterns of growth that enhance quality of life for Temecula residents.

Policy 2.2 Ensure that phasing of public facilities and services occurs in such a way that new development is adequately supported as it develops.

Goal 5 Public and quasi-public facilities and services that provide for the social, cultural, civic, religious, and recreational need of the community.

Policy 5.4 Explore opportunities to expand and provide additional community meeting space.

Policy 5.7 Provide library facilities and services for educational, cultural, and recreational purposes.

Goal 6 A water and wastewater infrastructure system that supports development in the planning area.

Policy 6.5 Encourage preparation of long-term water management programs by local water agencies.

Goal 7 An effective, safe and environmentally compatible flood control system.

Policy 7.1 Work with the Riverside County Flood Control District and other agencies involved with Murrieta Creek flood control improvements to implement a solution that maximizes retention of natural resources and provision of recreation opportunities along the Creek.

Policy 7.2 Develop master drainage plans, when appropriate, for the Sphere of Influence, in conjunction with the Flood Control District.

Public Safety Element

Goal 3 A safe and secure community free from the threat of personal injury and loss of property.

Policy 3.1 Ensure adequate facilities and police and fire service personnel are provided in the City.

Goal 4 An effective response of emergency services following a disaster.

Policy 4.1 Provide for and maintain a coordinated emergency services response to reduce community risks and property damage in the event of a disaster.

Community Design Element

Goal 1 Enhancement of the City’s image related to its regional and natural setting and its tourist orientation.

Policy 1.1 Develop a comprehensive system of trails and open space areas connecting schools, public recreation areas, residential areas, and commercial centers.

Policy 1.4 Promote community identity by providing specially designed gateway signs and landscape enhancements at the primary entrances to the City.

Goal 4 A streetscape system that provides cohesiveness and enhances community image.

Policy 4.1 Promote the development of a continuous sidewalk and trail system throughout the City.

Policy 4.3 Encourage variety in the design of sidewalks and trails, with respect to alignment and surface materials and separating sidewalks from the curb along arterial streets to provide.

Air Quality Element

Goal 3 Enhance mobility to minimize air pollutant emissions.

Policy 3.4 Establish a convenient and efficient system of bicycle routes and pedestrian walkways.

Policy 3.5 Promote the use of alternative clean-fueled vehicles, new transportation technologies, and combustion engine alternatives for person and business use.

Goal 4 Adopt effective energy conservation and recycling practices to reduce emissions.

Policy 4.1 Encourage community-wide reduction in energy consumption through conservation.

Economic Development

Goal 2 A diverse economic base including a range of manufacturing, retail, service, and knowledge-based professional activities.

- Policy 2.2 Plan for land use and development patterns that allow succession of use, adapt to Temecula’s economic conditions, and promote development of properly located and well-designed commercial centers meeting the diverse service needs for the City.
- Policy 2.5 Promote retail and other support activities that provide a broader selection of high quality goods and services for resident, workers and tourists, including apparel general merchandise, home furnishings and appliances.
- Goal 3 A sound economic base providing a fiscal foundation for the City, quality community facilities, and high service levels.**
- Policy 3.1 Encourage a pattern of development that balances revenue generating land uses in phase with other uses that have negative fiscal impacts.
- Policy 3.4 Take advantage of Temecula’s regional capture of taxable sales and continue to establish Temecula as a retail center.

PARKS AND RECREATION PROJECTS

The Fiscal Year 2027-31 CIP contains twenty-three (23) Parks and Recreation Projects. The Parks and Recreation Projects consist of maintenance or enhancements to existing parks and recreation facilities.

The Parks and Recreation Projects are as follows:

1. Children’s Museum Enhancement Project
2. Community Recreation Center Splash Pad & Shade Structures
3. CRC Pool Cantilever Restoration
4. Dog Park Renovation
5. Eagle Soar Splash Pad Rehabilitation
6. Empire Creek Improvements
7. Harveston Community Park Building Renovations and Expansion
8. Infill Recreation Amenities
9. Long Canyon Creek Park Restrooms
10. Mike Naggar Park Pickleball Court Conversion
11. Park Restrooms Renovations, Expansion and Americans with Disability Act (ADA) Improvements
12. Parks Improvements Program
13. Pickleball Courts
14. Playground Equipment Enhancement and Safety Surfacing
15. Ronald Reagan Sports Park Hockey Rink
16. Ronald Reagan Sports Park Playground Enhancement
17. Ronald Reagan Sports Park Restroom Expansion & Renovation
18. Ronald Reagan Sports Park Skate Park
19. Ronald Reagan Sports Park Trail
20. Santiago Site – Community Garden
21. Sports Court Resurfacing

- 22. Sports Field Lighting – Light Emitting Diode (LED) Conversion
- 23. Uptown Temecula Sports Park
- 24. Vail Ranch Park Restrooms

Staff has reviewed the General Plan and has determined that these projects are consistent with provisions of the Open Space/Conservation, Community Design, Growth Management/Public Facilities, and Air Quality Elements of the adopted General Plan. A review of the General Plan did not identify any goals or policies that provided contrary policy direction or that indicated an inconsistency between the Parks and Recreation Projects and the adopted General Plan. The specific examples demonstrating consistency are listed below.

Open Space/Conservation Element

Goal 1 A high quality parks and recreation system that meets the diverse recreation needs of residents.

Policy 1.4 Encourage public safety and compatibility with adjacent uses in park design and development, including location of buildings, activity areas, lighting, and parking.

Policy 1.7 Consider the establishment of special use parks for seniors, pets, etc.

Community Design Element

Goal 3 Preservation and enhancement of the positive qualities of individual districts or neighborhoods.

Policy 3.1 Improve the appearance of neighborhood areas and neighborhood edges through landscaping, location of open space buffers, and special landscape features.

Goal 7 Community gathering areas which provide for the social, civic, cultural and recreational needs of the community.

Policy 7.6 Promote provision of cultural facilities within the community including: art museums, theaters, performing art centers, outdoor amphitheaters, special cultural exhibitions, and public art.

Growth Management/Public Facilities Element

Goal 1 Cooperative management of growth among local governments within Riverside County

Policy 1.7 Guide the timing and provision of facilities and services to support development, and protect and enhance quality of life.

Air Quality Element

Goal 4 Adopt effective energy conservation and recycling practices to reduce emission.

Policy 4.1 Encourage community-wide reduction in energy consumption through conservation.

PROJECTS FUNDED BY COMMUNITY FACILITIES DISTRICT BONDS

The Fiscal Year 2027-2031 CIP contains two (2) Projects Funded by Community Facilities District Bonds. The Projects Funded by Community Facilities District Bonds consist of constructing desired and authorized public improvements with costs of the projects paid for by the benefitted properties within the boundaries of a designated area. The costs are then financed through the issuance of bonds payable over a period of years.

The Projects Funded by Community Facilities District Bonds are as follows:

1. Butterfield Stage Road Extension
2. Nicolas Road Extension & Improvements

Staff has reviewed the General Plan and has determined that these projects are consistent with the provisions of the Circulation and Open Space/Conservation Elements of the adopted General Plan. A review of the General Plan did not identify any goals or policies that provided contrary policy direction or that indicated an inconsistency between the Projects Funded by Community Facilities District Bonds and the adopted General Plan. The specific examples demonstrating consistency are listed below.

Circulation Element

Goal 1 Strive to maintain a Level of Service “D” or better at intersections within the City during peak hours and Level of Service “C” or better during non-peak hours.

Policy 1.1 Use the Circulation Element Roadway Plan to guide detailed planning and implementation of the City’s roadway system, including appropriate road width and median transitions when a roadway classification changes.

Policy 1.2 Pursue trip reduction and transportation systems management measures to reduce and limit congestion at intersections and along streets within the City.

ENVIRONMENTAL DETERMINATION

The Fiscal Years 2027-2031 Capital Improvement Program is not a “project” as defined by Section 15378(b)(4) of the CEQA Guidelines and is therefore exempt from the requirements of CEQA. Section 15378(b)(4) of the CEQA Guidelines states that a project does not include the creation of government funding mechanisms or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment. The Planning Commission’s review and determination that the Fiscal Years 2027-2031 Capital Improvement Program is consistent with the City of Temecula General Plan, does not result in the construction nor cause the construction of any specific CIP project, and will have no

effect on the environment, and therefore, no environmental impact assessment is necessary. Moreover, if the Planning Commission's determination that the CIP is consistent with the General Plan is determined to be a project under CEQA, then it is categorically exempt from environmental review pursuant to Section 15262 of the State CEQA Guidelines which provides that a project involving only feasibility or planning studies for possible future actions, which actions the City has not approved, adopted, or funded, does not require preparation of an EIR or Negative Declaration, but does require consideration of environmental factors. In reviewing this CIP and conducting public hearings on it, the Planning Commission has considered relevant environmental factors. The City, as the lead agency for environmental review pursuant CEQA, has reviewed the scope and nature of this CIP and has concluded that the planning and prioritization process comprising this activity is not a project pursuant to CEQA because it does not order or authorize the commencement of any physical or other activity that would directly or indirectly have a significant effect upon the environment. The CIP merely establishes a listing of priority and allocates funds for the City to commence the necessary planning studies, including review pursuant to CEQA, at a future unspecified date. The future planning studies will be conducted at the earliest possible time so as to ensure thorough review pursuant to CEQA. Recognizing that the protection of the environment is a key factor in the quality of life within the City and to further the City's strict adherence to both the spirit and letter of the law as regards to CEQA, the Planning Commission has also considered this CIP as if it were a Project pursuant to CEQA. The Planning Commission concludes the Project is exempt from review under CEQA under CEQA Guidelines Section 15061(b)(3) because it can be seen with certainty that this prioritizing and fund allocation program cannot and does not have the potential to cause a significant effect on the environment. No physical activity will occur until all required CEQA review is conducted at the time the physical improvements prioritized in the CIP are undertaken.

ATTACHMENTS

1. PC Resolution
2. Draft FY2027-2031 Capital Improvement Program Budget Sheets

PC RESOLUTION NO. 2026-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA MAKING A FINDING OF CONSISTENCY WITH THE GENERAL PLAN FOR THE PROPOSED DRAFT FISCAL YEARS 2027-2031 CAPITAL IMPROVEMENT PROGRAM (CIP) BUDGET SHEETS AND MAKE A FINDING OF EXEMPTION UNDER SECTIONS 15378(B)(4), 15061(B)(3), AND 15262 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) (LONG RANGE PLANNING PROJECT NO. LR26-0211)

THE PLANNING COMMISSION OF THE CITY OF TEMECULA DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Procedural Findings. The Planning Commission of the City of Temecula does hereby find, determine and declare that:

A. The City of Temecula originally adopted a comprehensive General Plan in 2005, which has been amended to include specific policies and objectives for infrastructure, construction and maintenance of public facilities; and

B. Pursuant to California Government Code Sections 65402 and 65403, the Planning Commission is required to review the Capital Improvement Program to determine that it is consistent with the City's adopted General Plan; and

C. Staff has reviewed the General Plan and has determined that these projects identified in the Capital Improvement Program are consistent with the provisions of the Circulation, Growth Management/Public Facilities, Air Quality, Community Design, Land Use, Open Space/Conservation, Public Safety, Economic Development, and the Housing Elements of the adopted General Plan; and

D. On June 3, 2026 the Planning Commission of the City of Temecula held a public meeting to consider the proposed budget sheet for Fiscal Years 2027-2031 Capital Improvement Program (CIP); and

E. The projects within the CIP are divided into five general categories including Circulation, Infrastructure, Parks and Recreation, Housing, and Projects Funded by Community Facilities District Bonds; and

F. The five categories listed in the attached Fiscal Years 2027-2031 Capital Improvement Program and the staff report analyzing consistency hereto demonstrates that all of these capital projects are consistent with goals, policies and program of the Temecula General Plan. The findings of consistency set forth in the staff report are incorporated herein by this reference.

Section 2. Environmental Findings. The Planning Commission hereby makes the following environmental findings and determinations in connection with the adoption of this resolution:

A. The Fiscal Years 2027-2031 Capital Improvement Program is not a “project” within the meaning of Section 15378(b)(4) of the CEQA Guidelines and is therefore exempt from the requirements of CEQA. Section 15378(b)(4) of the CEQA Guidelines states that a project does not include the creation of government funding mechanisms or other government fiscal activities which do not involve any commitment to any specific project which may result in a potentially significant physical impact on the environment. The Planning Commission’s review and determination that the Fiscal Years 2027-2031 Capital Improvement Program is consistent with the City of Temecula General Plan, does not result in the construction nor cause the construction of any specific CIP project, and will have no effect on the environment, and therefore, no environmental impact assessment is necessary. Moreover, if the Planning Commission’s determination that the CIP is consistent with the General Plan is determined to be a project under CEQA, then it is categorically exempt from environmental review pursuant to Section 15262 of the State CEQA Guidelines which provides that a project involving only feasibility or planning studies for possible future actions, which actions the City has not approved, adopted, or funded, does not require preparation of an EIR or Negative Declaration, but does require consideration of environmental factors. In reviewing this CIP and conducting public hearings on it, the Planning Commission has considered relevant environmental factors. The City, as the lead agency for environmental review pursuant CEQA, has reviewed the scope and nature of this CIP and has concluded that the planning and prioritization process comprising this activity is not a project pursuant to CEQA because it does not order or authorize the commencement of any physical or other activity that would directly or indirectly have a significant effect upon the environment. The CIP merely establishes a listing of priority and allocates funds for the City to commence the necessary planning studies, including review pursuant to CEQA, at a future unspecified date. The future planning studies will be conducted at the earliest possible time so as to ensure thorough review pursuant to CEQA. Recognizing that the protection of the environment is a key factor in the quality of life within the City and to further the City’s strict adherence to both the spirit and letter of the law as regards to CEQA, the Planning Commission has also considered this CIP as if it were a Project pursuant to CEQA. The Planning Commission concludes the Project is exempt from review under CEQA under CEQA Guidelines Section 15061(b)(3) because it can be seen with certainty that this prioritizing and fund allocation program cannot and does not have the potential to cause a significant effect on the environment. No physical activity will occur until all required CEQA review is conducted at the time the physical improvements prioritized in the CIP are undertaken.

Section 3. **PASSED, APPROVED AND ADOPTED** by the City of Temecula Planning Commission on this 3rd day of June, 2026.

Lanae Turley-Trejo, Chair

ATTEST:

Matt Peters
Secretary

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Matt Peters, Secretary of the Temecula Planning Commission, do hereby certify that the forgoing PC Resolution No. 2026- was duly and regularly adopted by the Planning Commission of the City of Temecula at a regular meeting thereof held on the 3rd day of June 2026, by the following vote:

AYES: PLANNING COMMISSIONERS:

NOES: PLANNING COMMISSIONERS:

ABSTAIN: PLANNING COMMISSIONERS:

ABSENT: PLANNING COMMISSIONERS:

Matt Peters
Secretary

PROPOSED CAPITAL IMPROVEMENT PROGRAM

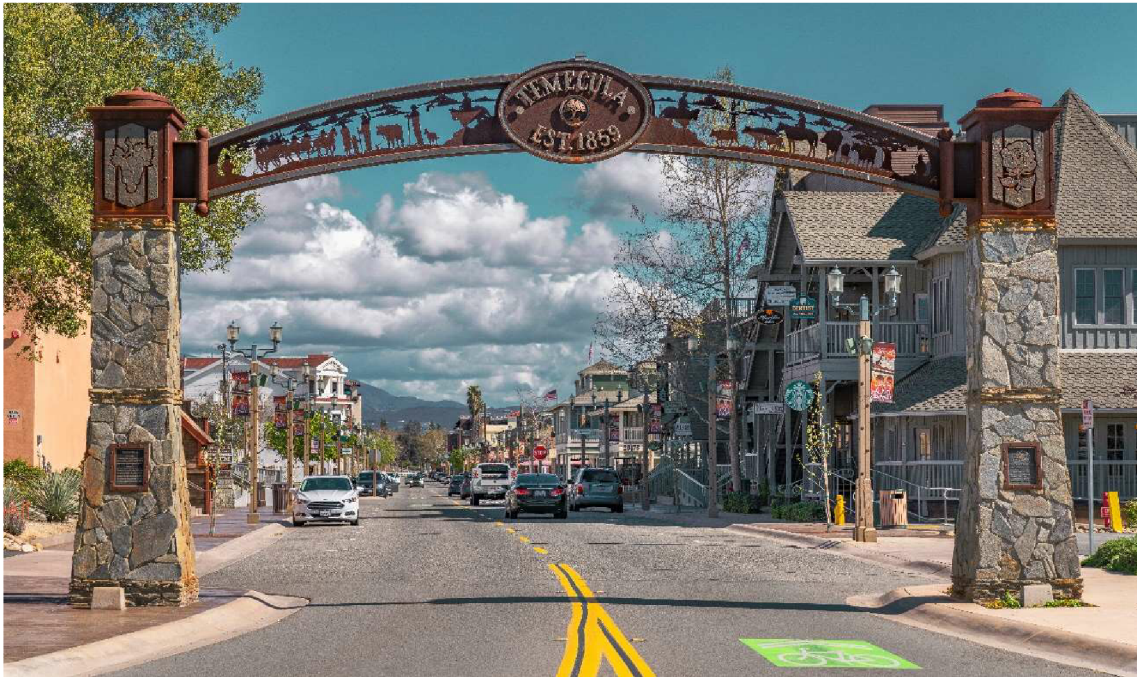


FISCAL YEARS
2027-2031

Capital Improvement Program

Fiscal Years 2027-2031

City of Temecula



City Council

Jessica Alexander, Mayor
Matt Rahn, Mayor Pro Tem
Zak Schwank, Council Member
James Stewart, Council Member
Brenden Kalfus, Council Member

City Management

Aaron Adams, City Manager
Luke Watson, Assistant City Manager
Ron Moreno, Public Works Director
Jennifer Hennessy, Finance Director

City of Temecula

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Temecula, California 92590
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TemeculaCA.gov



Temecula Mayor Jessica Alexander was first elected in 2020 to serve on the City Council and re-elected in 2024. As a proud Marine Veteran and former New York Police Officer, Mayor Alexander is a strong advocate for public safety, improving the City’s infrastructure and roadways, and protecting the high quality of life that defines Temecula including its safe neighborhoods, beautifully landscaped parks, and family-friendly amenities.

“It is a profound honor to serve as Mayor, and I approach this responsibility grounded in service and shared hope for 2026.” She adds, “I am deeply committed to leading with compassion, integrity and a steadfast sense of duty that strengthens the heart of Temecula’s service-oriented community.”

Mayor Alexander also values preserving the rural character of Temecula’s equestrian communities, along with the City’s overall picturesque appeal from the charm of Old Town to the scenic setting of Temecula Valley Wine Country.

“Temecula’s success lies in its extraordinary people, and I am dedicated to working collaboratively and diligently alongside my council colleagues for the well-being of our City and all its residents.”

Jessica Alexander
Mayor
City of Temecula



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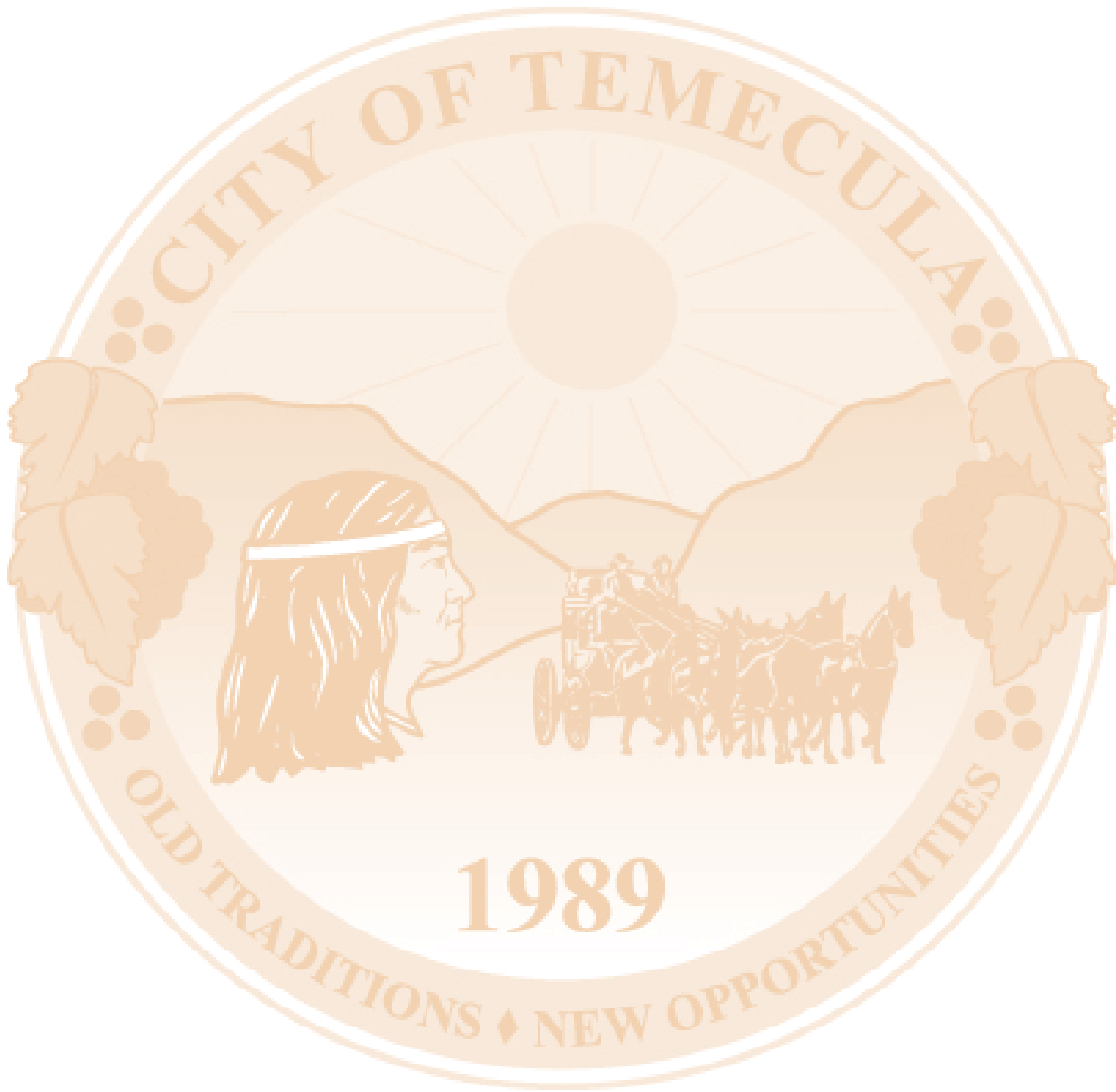
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TRANSMITTAL MESSAGE

May 21, 2026

Members of the City Council:

It is with great pleasure that I submit the City of Temecula’s Capital Improvement Program (CIP) Budget for Fiscal Years 2026-27 through 2030-31. This document is the result of several internal CIP review meetings, which incorporates previous City Council direction and feedback obtained from each of the City’s Commissions. Staff has analyzed each project for feasibility, necessity, funding sources, and timing. All departments were involved in the process and contributed significantly to the discussions, resulting in a comprehensive Five-Year Capital Improvement Program. All projects presented in this five-year budget have been carefully programmed to ensure the community’s capital improvement needs are met both now and in the future.

CITY OF TEMECULA PROFILE AND DEMOGRAPHICS

The City of Temecula is a dynamic community located approximately 60 miles north of San Diego, California. The City extends across 30 square miles of gently rolling hills and comprises approximately 113,618 residents from diverse cultural backgrounds.



Population
113,618



42 City
Parks



329 Miles
of Streets



29 K-12
Schools



Average
Income
\$166,346



Median
Home Price
\$759,000
(Apr'26)



Unemployment
Rate 4.4%
(Mar'26)

Temecula’s residents enjoy one of the finest lifestyles Southern California has to offer. Environmental and residential factors produce a beautiful setting that attracts young, well-educated families to homes that are inexpensive by Southern California standards. Geography contributes to the City’s population and retail growth from San Diego and Orange Counties. Temecula’s leadership has approached economic growth from a qualitative standpoint, providing Temecula with a favorable share of the region’s higher paying and high technology career opportunities. The City’s average income levels are higher than the surrounding region, the educational performance of its young people is above the State average, and Temecula has been recognized as one of Nation’s safest cities.



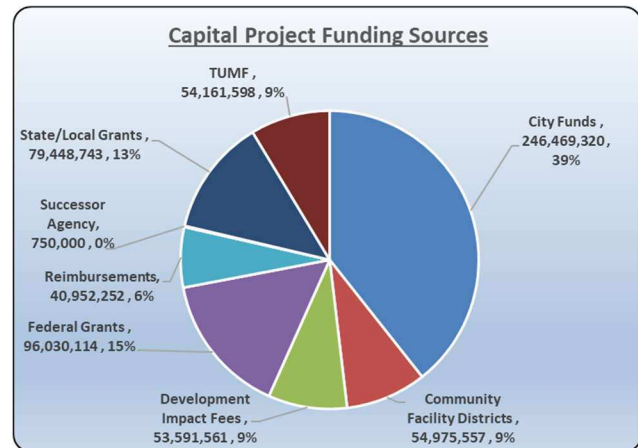
FISCAL YEARS 2027-2031 CIP HIGHLIGHTS

The CIP includes a total of \$916,322,680 in identified capital projects, with a total of \$633,566,842 in project funding, representing 69% of all Project Costs. There is \$282,755,838 in “Unspecified” project funding, indicating that a revenue source has not yet been secured for these projects, which have been identified as necessary infrastructure for the City, and will require that funding be secured before the project construction can commence. Capital projects are categorized into five Project Types, as noted in the adjacent table.

Project Type	Number of Projects	Total Project Cost
Circulation	19	659,137,242
Housing	4	20,971,000
Infrastructure	47	114,137,946
Parks/Rec	22	58,484,803
CFD-Funded	2	63,591,689
Total CIP	94	916,322,680

Various sources contribute to the funding of the Capital Improvement Program, including many City Funds, State and Federal Grants, Community Facility District Funds, Successor Agency Funds, and Transportation Uniform Mitigation Fee (TUMF) Funds.

The City seeks all available funding sources for projects, including federal, state, and local grants, outside contributions and City funds. Total funding for the Fiscal Years 2027-31 CIP program reflects 64% from outside funding sources, with the remaining 36% provided by various local funds, including Measure S, Measure A, Development Impact Fee Funds, General Fund, Capital Financing, and several other sources.



Four new projects have been added to the CIP, the Civic Center HVAC System Upgrade (\$3,000,000), and the CRC Pool Cantilever Restoration (\$400,000), these projects provide necessary upgrades to aging facility components. The Ronald Reagan Sports Park Trail (\$100,000) project includes the design and construction of this multi-use trail, and the Long Canyon Creek Park to Ynez Trail (\$30,000) includes the design of this off-street route bicycle trail.

During the CIP process this year, several high-profile projects required additional funding, due to rising costs and higher than anticipated construction bids. The Public Works department collaborated with the City Manager’s Office and the Budget Team to identify projects that could be reduced, shifted out to a future year, or be cancelled. The results of this analysis are summarized below:

- 3 Projects had funding reductions totaling \$315,694

- 1 Project moved to Future Years (beyond FY30-31) totaling \$347,255
- 1 Project was cancelled totaling \$750,000
- 21 Projects requested additional funding, totaling \$33,957,635 of which \$14,563,878 has an unspecified funding source.
- 53 Projects remained unchanged

As part of the development of the Capital Improvement Program budget, each project is evaluated to identify any ongoing impacts to the Operating Budget. The amounts identified in the table below are incorporated into the Proposed Operating Budget and the Five-Year Financial Projections.



Summary of Operating & Maintenance Impacts

Capital Project	Operating Budget Account	Description	2026-27 Proposed*	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected
PW17-01/711 - CITY SECURITY CAMERA SYSTEM	5250 - OTHER OUTSIDE SERVICES	Maintenance and Operations of Security Camera System	300,000	300,000	300,000	300,000	300,000
FN19-01/724 - CITYWIDE FINANCIAL SYSTEM UPGRADE	5211 - SOFTWARE & MAINTENANCE	Annual Software Maintenance	86,000	86,000	86,000	86,000	86,000
PW21-09/683 - ELECTRIC VEHICLES CHARGING STATION	5215 - REPAIR & MAINTENANCE - EQUIPMENT	Electric Charging Vehicles Fees	(33,100)	(33,100)	(33,100)	(33,100)	(33,100)
PW17-19/690 - I-15/STATE ROUTE 79 SOUTH INTERCHANGE ENHANCED LANDSCAPING	5415 - LANDSCAPE MAINTENANCE	Required by Caltrans	62,046	63,289	65,188	67,144	69,159
PW17-21/692 - MARGARITA RECREATION CENTER	5100 - SALARIES & WAGES	Staffing for MRC (4 positions)	548,551	570,493	591,600	614,370	636,190
	5119 - PART-TIME (PROJECT)	Project Staffing for MRC (45 positions - 13.07 FTEs)	735,361	764,775	795,366	825,978	860,268
	5240 - UTILITIES	Additional Utility Costs	72,828	74,285	77,034	79,999	82,840
	5250 - OTHER OUTSIDE SERVICES	Janitorial/Security	131,888	134,526	139,504	144,873	150,018
			<u>1,488,628</u>	<u>1,544,079</u>	<u>1,603,504</u>	<u>1,665,220</u>	<u>1,729,315</u>
PWPE07-03/PW23-18 - LONG CANYON CREEK PARK RESTROOMS	5250 - OTHER OUTSIDE SERVICES	Janitorial Services	30,475	31,085	31,706	32,340	32,987
PWPE-07/155 - PARK RESTROOMS RENOVATIONS, EXPANSION AND ADA IMPROVEMENTS	5250 - OTHER OUTSIDE SERVICES	Janitorial Services	28,154	28,717	29,292	29,878	30,476
PWPE07-02 - VAIL RANCH PARK RESTROOMS	5250 - OTHER OUTSIDE SERVICES	Janitorial Services	30,475	31,085	31,706	32,340	32,987
Total Incremental Operating & Maintenance Impacts			1,992,678	2,051,155	2,114,296	2,179,822	2,247,824

*Operating cost impacts are estimated by the Project Manager.
* 2026-27 Proposed O&M Impacts are included in the Proposed Operating Budget
The Projected Operating impacts have been reflected in the City's General Fund and TCSD 5-Year Financial Forecasts.*

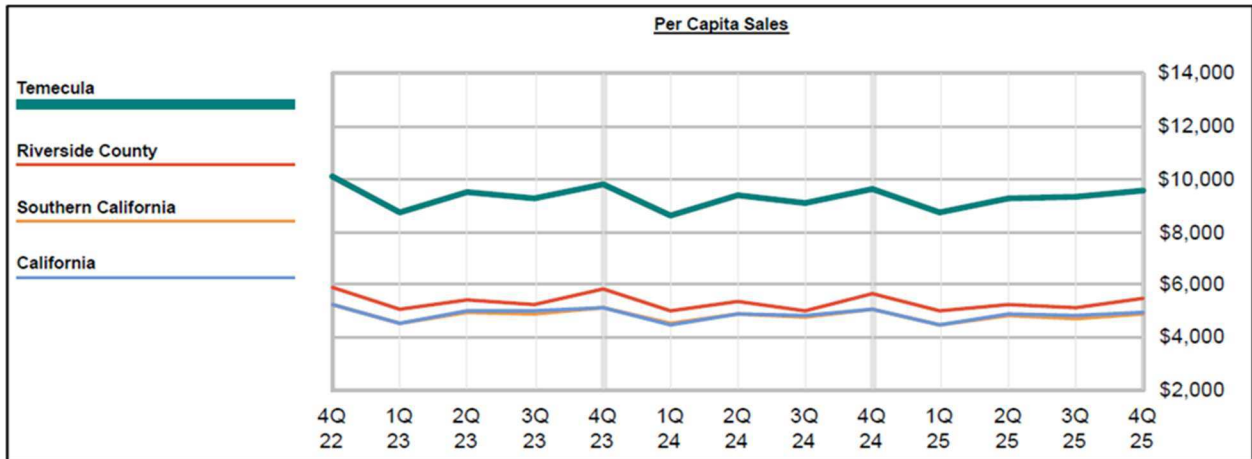
LOCAL ECONOMY AND LEGISLATIVE IMPACTS

Local Economy

As the economic indicators noted above have improved over 2025, the impact to the local economy is evident in the retail activity and sales tax trends. Sales Tax revenue is projected to continue to grow at a modest 2.0% next fiscal year, as both national retailers and local entrepreneurs continue to invest in Temecula by opening businesses, undergoing expansion projects and starting new construction. Currently, there are nine new businesses slated to open soon, including a trampoline park, and multiple retailers and restaurants.



With Temecula’s regional shopping mall, Old Town district, and auto mall, shoppers from the entire Temecula Valley region contribute to the City’s sales tax base. Temecula residents generated \$36,988 in sales tax per capita in 2025, which far outpaced neighboring cities and statewide averages.



Source: HdL Companies

Legislative Impacts

The City of Temecula actively follows state and federal legislative proposals each year and works closely with the League of California Cities and the National League of Cities to stay informed and engaged to ensure the City supports legislation that aligns with the City's local legislative platform guiding principles:

- I. Preservation of Local Control - Support measures that preserve and protect the City's general law powers and duties to enact legislation and policy direction concerning local affairs. Oppose measures that preempt local authority.
- II. Promotion of Fiscal Stability - Support measures that promote fiscal stability, predictability, and financial independence. Support measures that preserve and promote the City's revenue base. Oppose measures that mandate costs with no guarantee of local reimbursement or offsetting benefit. Oppose measures that shift local funds to the county, state, or federal government, without offsetting benefit.
- III. Support Funding Opportunities - Support measures that allow the City to compete for its fair share of regional, state and federal funding including competitive grants and other funding programs. Support measures that promote dedicated funding streams at the regional, state and federal levels allowing the City to maximize local revenues, offset and leverage capital expenditures, and maintain City goals and standards.

Recent legislation that potentially impacts the City's operations include the following:

Governor Newsom's proposed 2026-27 budget makes significant reductions to the Homeless Housing, Assistance and Prevention (HHAP) grant program. Funding for the program is being reduced by one-half of its historic funding level. Reducing funding to this level will significantly impact shelter capacity, rental assistance, and the development of supportive housing.

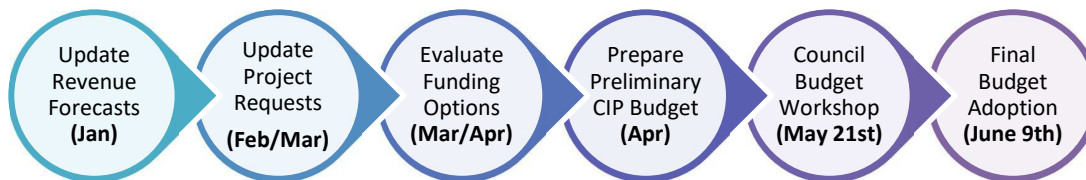
California Proposition 36 – Homelessness, Drug Addiction, and Theft Reduction Act was passed on November 5, 2024, and became effective December 18, 2024. This new law allows felony charges for certain repeat theft and drug offenses—including fentanyl possession—reversing portions of Proposition 47. While Temecula is a contract City, Proposition 36 and its implementation impacts the City. Local governments are encouraging lawmakers to approve a \$400 million budget request to fund Proposition 36.

Senate Bill 707 Open Meetings: Meeting and Teleconference Requirements – SB 707 was signed into law on October 3, 2025, and became effective January 1, 2026. This new law updates public meeting rules for local agencies, focusing on enhanced teleconferencing, increased accessibility, and, for many, mandatory agenda translation into multiple languages.

Assembly Bill 1383 Public Employees’ Retirement Benefits: Safety Members – AB 1383 is a bill in the California Legislature that addresses public employees’ retirement benefits, specifically for safety members (such as certain law enforcement, fire, and other designated public safety roles) under the Public Employees’ Retirement Law (PERL). Currently, PERL — and the California Public Employees’ Pension Reform Act of 2013 (PEPRA) — set rules for how defined benefit pensions are calculated, including factors like final compensation, credited service, and retirement age. AB 1383 proposes adjustments to these provisions for safety members, potentially modifying eligibility criteria, benefit formulas, or retirement age requirements.

CIP BUDGET DEVELOPMENT PROCESS

Each year in January, the City begins the annual Capital Improvement Program budget process with the review of revenue projections and funding sources available for capital projects. The Community Development, Public Works and Fire Departments review the City’s projected development activity and corresponding permit fees, development impact fees and related revenues. Grant opportunities are identified as well as available funding from the various City funds. Once all funding sources have been identified, departments review and update their respective capital projects.



During the March/April timeframe, all departments participate in an evaluation of the requested projects. Management evaluates project priorities to ensure the City’s strategic priorities and goals are met. Additionally, management reviews alternative funding options for the requested projects to ensure eligibility and availability of the request funding sources.

Additionally, Finance staff holds Budget Engagement Sessions with each of the City’s commissions to gain feedback on budget priorities.

In May, the Annual Operating and Capital Improvement Program Budgets are presented to the City Council during their Budget Workshop. Any recommended changes from the workshop will be incorporated into the Final Budget, scheduled to be considered by the City Council at their June 9, 2026, meeting.

CAPITAL BUDGET POLICIES

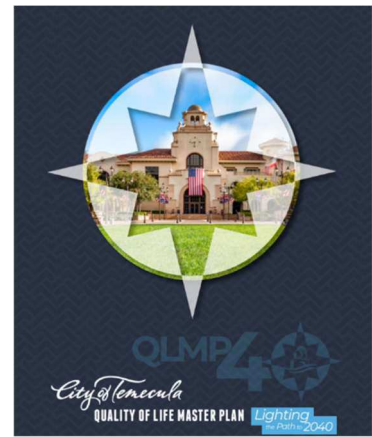
The purpose of the CIP Budget document is to serve as a planning tool, which coordinates the financing and scheduling of major projects undertaken by the City. The CIP Budget document has been prepared in accordance with generally accepted accounting principles. This document is dynamic and is revised annually to address changing needs, priorities, and financial conditions. The capital improvements presented in this document include major projects which exceed \$30,000 in cost, have long-term life spans, and are generally non-recurring. Each project cost is identified based on current year estimates. Operating and maintenance costs associated with the projects are projected with a 2% annual inflator and are reflected in the City of Temecula’s Annual Operating Budget.

The City’s Planning Commission reviews all capital projects for consistency with the General Plan as required by California Government Code Section 65401 and provides its findings to the Council prior to the adoption of the Final Capital Improvement Program.

Amendments to the Capital Improvement Program up to \$100,000 may be authorized by the City Manager. Any expenditure of funds in excess of \$100,000 requires City Council action.

CORE VALUES / STRATEGIC PRIORITIES

The City Council adopted the Temecula 2040 Quality of Life Master Plan (QLMP) in November 2022. The Temecula 2040 Plan is a living document that reflects the vision and long-term goals of the City. As Temecula continues to grow and mature, the Temecula 2040 Plan will be a crucial part of not only maintaining the City’s quality of life, but to take a proactive approach and identify specific community needs, goals, and possible improvements. The City of Temecula utilizes the QLMP to formulate and budget Citywide projects and programs. In addition, the QLMP is used to guide future planning, investment decisions, to provide vision and continuity for the next phase of the City's journey, and for continuous process improvement in partnership with Temecula's residents.



In an effort to incorporate the QLMP into the City’s budget process, the QLMP includes specific goals based on the Core Values of the QLMP.

The QLMP outlines 7 Core Values:

- | | |
|--|--|
| <ul style="list-style-type: none">  Healthy & Livable City  Economic Prosperity  Safe & Prepared Community | <ul style="list-style-type: none">  Sustainable & Resilient City  Transportation Mobility & Connectivity  Accountable & Responsive City Government  Equity |
|--|--|

All projects presented in the CIP are carefully programmed in concurrence with the City's Quality of Life Master Plan to ensure the community's capital improvement needs are met both now and in the future. The project budget sheets reference the specific Core Value(s) each project satisfies. The framework for the CIP is further defined in the City's CIP fiscal policy to provide a structure within which fiscal decisions can be made and to optimize all available resources toward the accomplishment of the City's Core Values as defined in the QLMP.

Projects in this document have been scheduled in each of the five fiscal years based on community needs, as determined by the City Council and availability of funding. Priority rankings in each project category have been assigned in accordance with the priority guidelines as shown on the Description of Priorities page herein. Additionally, since many projects in the CIP are conceptual in nature, a general outline for cost estimates are utilized as shown on the Parameters for CIP Budget Cost page herein.

CONCLUSION

The revenue estimates, although conservative, are strictly estimates. The actual amount of funding available for construction will vary based upon the state of the economy. The City's major revenue sources are primarily received from various Federal grants, State grant programs, County programs and Special Districts. The City Council will be updated throughout the year on the status of projects and corresponding revenue sources.

The Fiscal Years 2027-31 Capital Improvement Program is a result of a total team effort of both City staff and City Council. These projects are intended to enhance the safety and quality of life for all citizens in the City of Temecula. I would like to thank staff and the City Council for all of the contributions that were made in developing the capital budget that will serve as the footprint for Temecula's future.

Sincerely,



Aaron Adams
City Manager

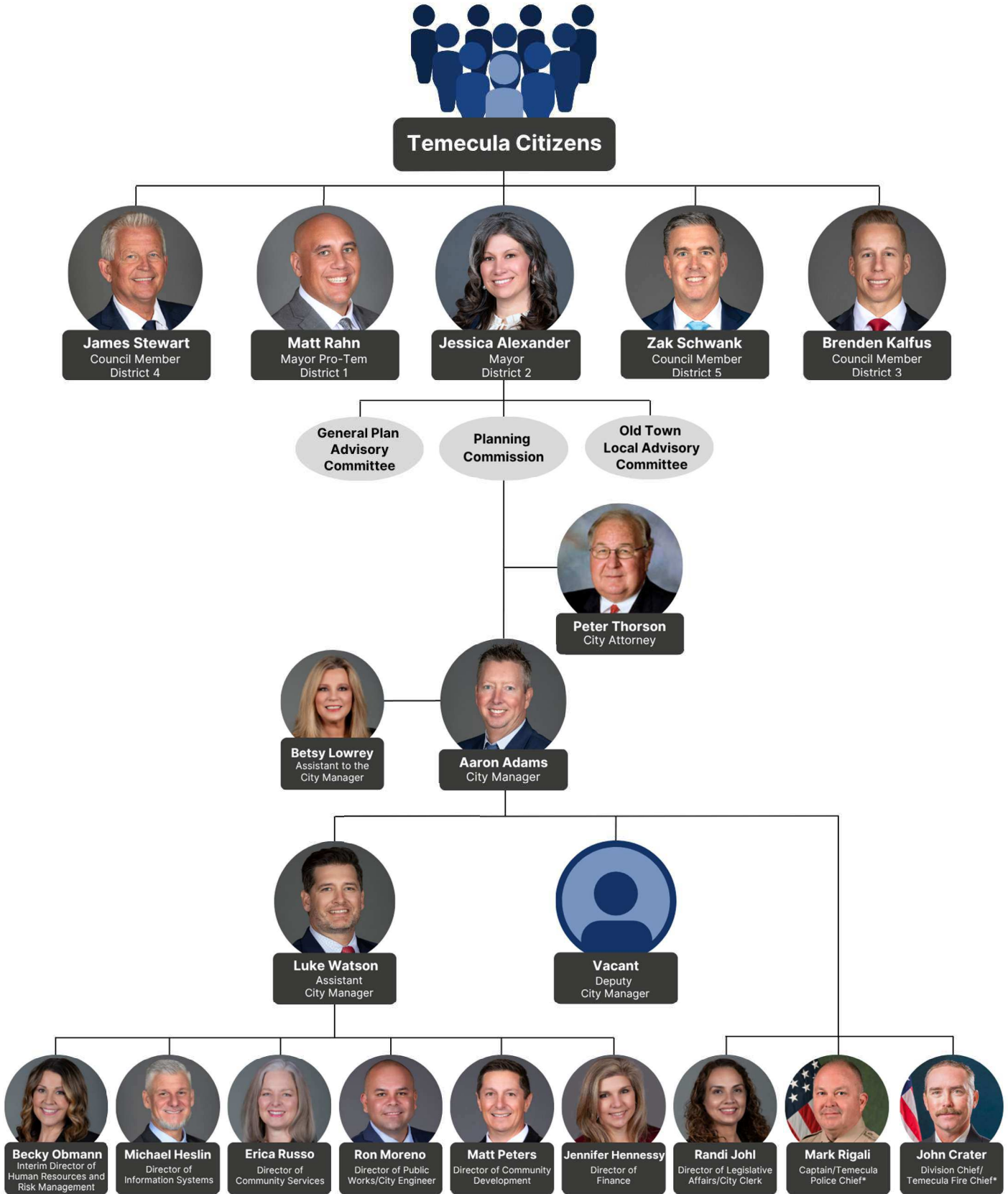
CALIFORNIA SOCIETY OF MUNICIPAL FINANCE OFFICERS AWARD

The California Society of Municipal Finance Officers (CSMFO) recognizes those entities with highly professional budget documents with two levels of certificates. The first level is the “Meritorious Budget Award,” which requires the entity to meet a very specific list of criteria defined by CSMFO. The second level is the “Operating Budget Excellence Award,” which requires that the organization meet even higher criteria which effectively enhances the usability of the document.

In preparing the ensuing Fiscal Year Capital Budget, staff has once again followed CSMFO’s criteria. This document will be submitted to the CSMFO for the Fiscal Year 2026-27 budget award program.



CITY ORGANIZATIONAL CHART



*Police and Fire Services are contracted through Riverside County.

DESCRIPTION OF LEVEL RANKING AND FUTURE YEARS PROJECTS

LEVEL I: The project is urgent and must be completed as soon as feasible. Failure to address the project may impact the health, safety, or welfare of the community or have a potential significant impact on the financial well-being of the City. The project must be initiated or financial opportunity losses may result.

LEVEL II: The project is important and addressing it is necessary. The project impacts safety, law enforcement, health, welfare, economic base, quality of life, and has been identified as a priority in the Quality of Life Master Plan.

LEVEL III: The project will enhance quality of life and will provide a benefit to the community. Completion of the project will improve the community by providing cultural, recreational, and/or aesthetic value, or is deemed as a necessary improvement to a public facility.

**FUTURE YEARS
PROJECTS:**

The project will be an improvement to the community, but does not necessarily need to be completed within a five-year capital improvement program time frame.

PARAMETERS FOR CIP BUDGET COST ESTIMATES

ADMINISTRATION COSTS AS A PERCENTAGE OF ESTIMATED TOTAL PROJECT COSTS	
<u>Estimated Total Project Costs</u>	<u>Administration Costs Percentage</u>
Over \$10 Million	7%
\$5 Million to \$10 Million	10%
\$1 Million to \$5 Million	15%
\$500,000 to \$1 Million	20%
\$100,000 to \$500,000	25%
Less than \$100,000	30%

ACQUISITION COSTS (vacant, per square foot)	
<u>Property Zoning</u>	<u>Estimated Cost (vacant, per sq. ft.)</u>
Industrial Property	\$20.00
Commercial/Retail/Office	\$40.00
Commercial – Old Town	\$110.00
Rural/Residential	\$2.00 - \$5.00
Flood Plain	\$1.50
Multi-Family Residential	\$9.00
Single Family Residential	\$6.00

DESIGN COSTS AS A PERCENTAGE OF TOTAL CONSTRUCTION COSTS	
<u>Estimated Total Construction Costs</u>	<u>Design Costs Percentage</u>
Over \$10 Million	7%
\$5 Million to \$10 Million	10%
\$1 Million to \$5 Million	15%
\$500,000 to \$1 Million	18%
\$100,000 to \$500,000	20%
Less than \$100,000	25%

CONSTRUCTION COSTS	
<u>Building Type</u>	<u>Estimated Cost</u>
Assembly Use Building (per sq. ft.)	\$450
Office (per sq. ft.)	\$400
Multi-Family Housing (per sq. ft.)	\$300
Community Parks (per acre)	\$500,000
Neighborhood Parks (per acre)	\$400,000

Parameters for the CIP cost estimates are adjusted annually to reflect current economic conditions and cost of living increases. Future projected cost appropriations may reflect estimated increases of 2% annually for inflation. Future operating and maintenance costs are estimated based on the life of the project to maintain the project life with a 2% yearly inflator, where applicable, and are included in the City of Temecula annual operating budget.

DESCRIPTION OF REVENUE SOURCES

Affordable Housing Fund

The Affordable Housing fund contains the assets as well as loan and rental income from the former Redevelopment Agency which have been transferred to the City of Temecula.

Assembly Bill 2766 (AB 2766)

State funds that are available to implement programs and projects that reduce air pollution from motor vehicles.

Capital Financing

Funding available through financing proceeds to be used for Capital Improvements.

Community Development Block Grant (CDBG)

The Federal Department of Housing and Urban Development (HUD) provides funds through the Community Development Block Grant Program (CDBG) for local community development, housing activities, and public services. The primary objective of the CDBG Program is the development of viable communities by providing decent housing, a suitable living environment, and expanded economic opportunities primarily focused on low- and moderate-income persons and neighborhoods.

Community Facilities District (CFD)

A tool that allows the City to construct desired and authorized public improvements with costs of the projects paid for by the benefitted properties within the boundaries of a designated area. The costs are then financed through the issuance of bonds payable over a period of years.

Community Project Funding/Congressionally Directed Spending

CPF is appropriated and allocated from the General Fund for Transit Infrastructure Grants only on an annual basis and at the discretion of Congress. The total funding amounts are specified in the Consolidated Appropriations Act corresponding with each fiscal year, if applicable.

Community Reinvestment Program

The fund was established to provide various community grants to support the local economy in its recovery from the COVID-19 global pandemic.

Department of Water Resources (DWR) Proposition 84

Funding made available from the State of California Department of Water Resources funding from the Safe Drinking Water, Water Quality and Supply, Flood Control, River and Coastal Protection Bond Act of 2006. 2015 Proposition 84 Integrated Regional Water Management (IRWM) Implementation Grant, California Public Resources Code Section 75026 of Divisions 26.5 of the California Water Code (CWC).

Development Impact Fees (DIF)

Fees generated by development applications to offset the effect of development to include infrastructure, fire protection, public facilities and services, libraries, roads, schools, parks, traffic signal mitigation and open space/public art. Fees are determined by the cost of the project at the time of application.

DESCRIPTION OF REVENUE SOURCES

Facilities Replacement Fund

This Fund was established to accumulate resources necessary to replacement future Facilities systems, equipment and fixtures.

Gas Tax Fund

The City maintains this fund to account for the Highway User's Tax revenues received from the State of California under Sections 2013, 2105, 2107, and 2107.5 of the Streets and Highways Code

General Fund

City General Funds retained for capital improvement projects.

Highway Safety Improvement Program

The Highway Safety Improvement Program (HSIP), codified as Section 148 of Title 23, United States Code (23 U.S.C §148), is a core federal-aid program to States for the purpose of achieving a significant reduction in fatalities and serious injuries on all public roads.

Highway Bridge Program

This program is funded by Federal Highway Administration (FHWA) and authorized by United States Code (USC) Title 23, Section 144. The purpose of the Program is to replace or rehabilitate public highway bridges over waterways, other topographical barriers, other highways, or railroads when the State and the Federal Highway Administration determine that a bridge is significantly important and is unsafe because of structural deficiencies, physical deterioration, or functional obsolescence.

Infrastructure for Rebuilding America (INFRA)

The INFRA program provides dedicated, discretionary funding for projects that address critical issues facing our nation's highways and bridges.

Local Early Action Planning (LEAP) Grant

This grant program is provided by the California Department of Housing and Community Development (HCD). LEAP provides one-time grant funding to cities and counties to update their planning documents and implement process improvements that will facilitate the acceleration of housing production and help local governments prepare for their 6th cycle Regional Housing Needs Allocation (RHNA).

Measure A (Local Streets and Roads)

Riverside County's half-cent sales tax to fund transportation projects to improve local streets and roads, major highways, commuter rail, and public transit throughout Riverside County.

Measure S

Pursuant to Ordinance 16-06, on November 8, 2016, the people of Temecula approved a local 1% Transactions and Use Tax, effective on April 1, 2017, to maintain 9-1-1 emergency response times, prevent cuts to local paramedic, police, fire protection, school safety patrols, youth/after-school, senior, disabled services, improve freeway interchanges, reduce traffic and provide for other general services.

DESCRIPTION OF REVENUE SOURCES

Mobile Source Air Pollution Reduction Review Committee (MSRC)

The MSRC is the Mobile Source Air Pollution Reduction Review Committee, established under state law (AB 2766) whose sole mission is to fund projects that reduce air pollution from motor vehicles within the South Coast Air District in Southern California.

Public Art Fund

Public Artwork enhances the quality of life for individuals living and working in the Temecula. This fund was adopted by City Council for design, acquisition, installation, improvement, maintenance and insurance of public artwork displayed on City property; offering of performing arts programs on City property for the community; and art education programs on City property for the community (provided, however, that not more than five percent of the fund's annual budget shall be used for this purpose).

Quimby

The City's park-in-lieu or park development fee is assessed under provisions of the Subdivision Map Act which allows the City to require the dedication of land or the payment of a fee in lieu of land to be used for the purchase (or development) of park property.

Reimbursements/Other

Funding made available from other agencies or sources on a reimbursement, donation, and contribution basis. The actual agreement states the conditions of monies specific to a particular project.

Safe, Accountable, Flexible, Efficient, Transportation Equity Act - Legacy for Users (SAFETEA-LU)

Signed into law on August 10, 2005, and provides for highways, highway safety, and public transportation to improve safety, reduce traffic congestion, and other activities related to solving transportation problems. This new program takes off where STP, TEA-21, and ISTEA left off.

Senate Bill 1/Road Repair and Accountability Act (RMRA)/Active Transportation Program (ATP)

The State of California imposes per gallon excise and sales taxes on fuel sales, as well as registration taxes on motor vehicles, for allocation to agencies for transportation purposes. In 2017, the State established the Road Repair and Accountability Act (RMRA) to allocate a greater share of additional monies for transportation purposes.

Senate Bill 2

SB 2 (2017) is part of a \$15 billion housing package aimed at addressing the state's housing shortage and high housing costs. Specifically, SB 2 established a permanent source of revenue intended to increase the affordable housing stock in California. The PGP is intended for the preparation, adoption, and implementation of plans that streamline housing approvals and accelerate housing production.

DESCRIPTION OF REVENUE SOURCES

Senate Bill 621

Represents a regional organization made up of tribal governments primarily within Riverside and San Bernardino counties. Tribal Alliance of Sovereign Indian Nations (TASIN) member tribes contribute a percentage of their gaming revenues to the Indian Gaming Special Distribution Fund (SDF), as established by the State Legislature, to offset the impacts of Indian gaming on public services and infrastructure.

Senate Bill 821

B 821, the Bicycle and Pedestrian Facilities Program, is provided through the Transportation Development Act (TDA), funded through a ¼ cent of the general sales tax collected statewide. The TDA provides two major sources of funding for public transportation: the Local Transportation Fund (LTF) and the State Transit Assistance (STA). The LTF provides funding for essential transit and commuter rail services, SB 821 and planning. Each year, two percent of the LTF revenue is made available for use on bicycle and pedestrian facility projects through the SB 821 program.

Service Level C

Service Level C Fund reflects the collection of benefit assessments charged to property owners for the purpose of providing perimeter landscaping and slope maintenance throughout the City. Service Level C assesses only those parcels within residential subdivisions receiving TCSD perimeter landscaping and slope maintenance and are separated into 32 zones. The rate levels for Zones 6 and 29, are subject to a Consumer Price Index-Urban Consumers (CPI-U) annual inflator while all other rate levels will not increase. Zones 30-32 will not be assessed, as the property owners have elected to have the landscaping maintained by the respective Homeowner's Associations (HOAs).

State Transportation Improvement Program (STIP)

The State Transportation Improvement Program (STIP) is the biennial five-year plan adopted by the California Transportation Commission (CTC) for future allocations of certain state transportation funds for state highway improvements, intercity rail, and regional highway and transit improvements. State law requires the Commission to update the STIP biennially, in even-numbered years, with each new STIP adding two new years to prior programming commitments.

State Highway Operation Protection Program & Minor Program (SHOPP)

State Highway System's program that funds repair and preservations, emergency repairs, safety improvements and some highway operational improvements.

Street Maintenance Fund

This fund was established to accumulate resources for the future replacement of streets and roads throughout the City.

Surface Transportation Program (STP)

Federal funds available for local agencies to improve the safety and efficiency of the local transportation system.

DESCRIPTION OF REVENUE SOURCES

Sustainable Communities Program

The Sustainable Communities Program is a key Southern California Association of Governments (SCAG) initiative for implementing the 2016-2040 Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS), combining Integrated Land Use assistance for integrated land use and transportation planning with Green Region assistance aimed at local sustainability and Active Transportation assistance for bicycle and pedestrian planning efforts.

Tax Allocation Refunding Bonds Series 2017A and 2017B

As of January 31, 2012, the Redevelopment Agency of the City of Temecula has been dissolved and the City has elected to become the Successor Agency. The Successor Agency will be responsible for the winding down of the remaining activities of the dissolved Redevelopment Agency. These remaining activities include completing affordable housing and infrastructure projects that are funded with tax allocation bonds issued by the former redevelopment agency. The Series 2017A and 2017B Refunding Bonds were issued in 2017 to refinance 2002, 2006, 2007, 2010, and 2011 Tax Allocation Bonds to provide financing for low and moderate income housing projects. The outstanding bonds will be repaid in full in 2038. Monies to pay bond debt service is requested from the State and disbursed by the County from the Trust Fund established to accumulate tax increment generated by the former Temecula Redevelopment Agency area.

Technology Replacement Fund

This fund is used for the replacements of computers, system Software and all other Information Technology equipment.

TEAM Fund

Expenditures reflect the transfer of funds to the Capital Improvement Program to fund an Electric Vehicle Charging Station project, lighting along Murrieta Creek and Sports Park Lighting upgrades.

Transportation Uniform Mitigation Fee (TUMF)

Multi-jurisdictional development impact fee paid for by new development to provide the transportation infrastructure necessary to accommodate new development.

Uptown Temecula new Streets In-Lieu Fees

This fund was established in conjunction with the adoption of the Uptown Temecula Specific Plan New Streets In-Lieu Fee. The Specific Plan requires developers to dedicate right-of-way and construct new street improvements adjacent to or through their development sites. Developers within the Specific Plan who cannot contribute right-of-way and/or build new streets will be charged a new streets in-lieu fee.

WRCOG-BEYOND Framework Fund Program

Local assistance funding program for Economic Development and Sustainability Projects.



Capital Improvement Program - Project List

(Sorted by Account Number)

Eden				
Project Number	Munis Account Number	Project Title	Responsible Department	Project Type
817	AH20-01	LAS HACIENDAS AFFORDABLE HOUSING PROJECT	COMDV	Housing
820	AH20-02	VINE CREEK AFFORDABLE HOUSING PROJECT	COMDV	Housing
827	AH22-01	HABITAT FOR HUMANITY - OLD TOWN UNITS	COMDV	Housing
	AH23-01	UPTOWN TEMECULA AFFORDABLE HOUSING SITE	COMDV	Housing
703	CD18-01	BIKE LANE AND TRAIL PROGRAM - CITYWIDE	COMDV	Infrastructure
772	CD23-01	COMMUNITY WILDFIRE PROTECTION PLAN	COMDV	Infrastructure
	CD24-01	OLD TOWN TEMECULA PARKLETS PROGRAM	COMDV	Infrastructure
	CD26-01	CITYWIDE COMMUNITY FIRE PROTECTION PLAN	COMDV	Infrastructure
790	CM22-01	AUTO MALL WAYFINDING SIGNS	CITY MGR	Infrastructure
724	FN19-01	CITYWIDE FINANCIAL SYSTEM UPGRADE	FN	Infrastructure
	IT24-01	LIBRARY TECHNOLOGY ENHANCEMENTS	ITSS	Infrastructure
	IT24-02	LIBRARY ALTERNATE EMERGENCY OPERATIONS CENTER ENHANCEMENTS	ITSS	Infrastructure
662	PW04-08	I-15/STATE ROUTE 79 SOUTH ULTIMATE INTERCHANGE	PW	Circulation
735	PWMC-22	MURRIETA CREEK IMPROVEMENTS	PW	Infrastructure
723	PW15-11	BUTTERFIELD STAGE ROAD EXTENSION	PW	CFD Funded
726	PW16-01	I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE II	PW	Circulation
648	PW16-05	MURRIETA CREEK BRIDGE AT OVERLAND	PW	Circulation
602	PW16-06	OVERLAND DRIVE EXTENSION COMMERCE CENTER	PW	Circulation
711	PW17-01	CITY SECURITY CAMERA SYSTEM	ITSS	Infrastructure
694	PW17-15	OLD TOWN PARKING IMPROVEMENTS	PW	Infrastructure
690	PW17-19	I-15/STATE ROUTE 79 SOUTH INTERCHANGE ENHANCED LANDSCAPING	PW	Infrastructure
692	PW17-21	MARGARITA RECREATION CENTER	PW	Infrastructure
521	PW17-25	DIAZ ROAD EXPANSION	PW	Circulation
		AMERICANS WITH DISABILITIES ACT (ADA) TRANSITION PLAN		
612	PWAT-27	IMPLEMENTATION	PW	Infrastructure
609	PW19-02	I-15 CONGESTION RELIEF	PW	Circulation
728	PW19-03	I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE III	PW	Circulation
732	PW19-04	SANTA GERTRUDIS CREEK PHASE II - MARGARITA UNDER-CROSSING	PW	Infrastructure
125	PW19-05	CHILDREN'S MUSEUM ENHANCEMENT PROJECT	TCSD	Parks/Recreation
730	PW19-07	COMMUNITY RECREATION CENTER (CRC) RENOVATIONS	PW	Infrastructure
720	PW19-11	BIKE LANE AND TRAIL PROGRAM - TEMECULA CREEK SOUTH SIDE TRAIL	PW	Infrastructure
697	PW19-13	FIRE STATION 73 GYM/GARAGE	Fire	Infrastructure
687	PW19-14	FIRE STATION 84 RENOVATION	Fire	Infrastructure
722	PW19-16	CITYWIDE DRAINAGE MASTER PLAN	PW	Infrastructure
783	PW20-11	OVERLAND DRIVE WIDENING	PW	Circulation
782	PW20-13	MARY PHILLIPS SENIOR CENTER ENHANCEMENT AND RENOVATION	PW	Infrastructure
604	PW20-14	NICOLAS ROAD EXTENSION & IMPROVEMENTS	PW	CFD Funded
777	PW21-02	COMPREHENSIVE GENERAL PLAN UPDATE	COMDV	Infrastructure
787	PW21-03	PICKLEBALL COURTS	PW	Parks/Recreation
205	PW21-07	COMMUNITY RECREATION CENTER SPLASH PAD & SHADE STRUCTURES	PW	Parks/Recreation
683	PW21-09	ELECTRIC VEHICLES CHARGING STATION	PW	Infrastructure
207	PW21-14	DOG PARK RENOVATION	PW	Parks/Recreation
768	PW21-16	BIKE LANE AND TRAIL PROGRAM - GREAT OAK TRAIL LIGHTING	PW	Infrastructure
223	PW22-06	RONALD REAGAN SPORTS PARK HOCKEY RINK	PW	Parks/Recreation
222	PW22-07	RONALD REAGAN SPORTS PARK SKATE PARK	PW	Parks/Recreation



Capital Improvement Program - Project List

(Sorted by Account Number)

Eden Project Number	Munis Account Number	Project Title	Responsible Department	Project Type
225	PW22-11	HARVESTON COMMUNITY PARK BUILDING RENOVATIONS AND EXPANSION	PW	Parks/Recreation
221	PW22-12	UPTOWN TEMECULA SPORTS PARK	PW	Parks/Recreation
797	PW23-01	DE PORTOLA ROAD / JEDEDIAH SMITH ROAD ROUNDABOUT PROJECT	PW	Circulation
534	PW23-02	YNEZ ROAD IMPROVEMENTS - PHASE I	PW	Circulation
791	PW23-04	RANCHO CALIFORNIA ROAD MEDIAN IMPROVEMENTS	PW	Circulation
226	PW23-05	INFILL RECREATIONAL AMENITIES	PW	Parks/Recreation
	PW23-09	PAVEMENT MANAGEMENT PROGRAM UPDATE	PW	Infrastructure
	PW23-10	BIKE LANE UPGRADES - CITYWIDE	PW	Infrastructure
	PW23-11	PEDESTRIAN RAMP UPGRADES - CITYWIDE	PW	Infrastructure
	PW23-12	TRAFFIC SIGNAL - PEDESTRIAN SIGNAL EQUIPMENT UPGRADE PHASE 2 - CITYWIDE	PW	Infrastructure
		TRAFFIC SIGNAL - SAFETY LIGHTS AND SIGNAL COMMUNICATIONS UPGRADE- CITYWIDE	PW	Infrastructure
	PW23-13	UPGRADE- CITYWIDE	PW	Infrastructure
792	PW23-15	BUTTERFIELD STAGE ROAD STORM DRAIN IMPROVEMENTS	PW	Circulation
	PW23-20	EMPIRE CREEK IMPROVEMENTS	PW	Parks/Recreation
	PW24-05	SOUTH SIDE SENIOR CENTER FOR ACTIVE ADULTS	PW	Infrastructure
	PW25-01	TRAFFIC SIGNAL FIBER OPTIC EXTENSION	PW	Infrastructure
	PW25-03	LOCAL ROADWAY SAFETY PLAN UPDATE	PW	Infrastructure
	PW25-04	LA PAZ ROAD ROUNDABOUT RECONSTRUCTION	PW	Circulation
	PW25-09	MERCEDES STREET SIDEWALK	PW	Circulation
	PW26-01	EAGLE SOAR SPLASH PAD REHABILITATION	PW	Parks/Recreation
	PW26-02	SANTIAGO SITE - COMMUNITY GARDEN	PW	Parks/Recreation
	PW26-04	(NEW) CIVIC CENTER HVAC SYSTEM UPGRADE	PW	Infrastructure
	PW26-05	(NEW) CRC POOL CANTILEVER RESTORATION	PW	Parks/Recreation
	PW26-06	(NEW) RONALD REAGAN SPORTS PARK TRAIL	PW	Parks/Recreation
	PW26-07	(NEW) LONG CANYON CREEK PARK TO YNEZ TRAIL	PW	Infrastructure
	PW28-99	I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE IV	PW	Circulation
	PWBM-05	BRIDGE MAINTENANCE	PW	Infrastructure
	PWBV-24	INTERSTATE 15 CORRIDOR BRANDING AND VISIONING IMPROVEMENTS	PW	Infrastructure
789	PWFO-21	FIBER OPTIC COMMUNICATIONS SYSTEMS – CITYWIDE	PW	Infrastructure
701	PWFR-11	CITY FACILITIES REHABILITATION	PW	Infrastructure
779	PWFS-08	CITY FACILITY SECURITY	PW	Infrastructure
622	PWMP-09	MEDIANS & PARKWAYS - CITYWIDE	PW	Circulation
785	PWNT-25	NICOLAS ROAD MULTI-USE TRAIL EXTENSION	PW	Infrastructure
766	PWOT-03	SIDEWALKS - OLD TOWN IMPROVEMENTS	PW	Infrastructure
	PWOT-03-01/PW22-16	SIXTH STREET IMPROVEMENTS PARK RESTROOMS RENOVATIONS, EXPANSION AND AMERICANS WITH DISABILITIES ACT (ADA) IMPROVEMENTS	PW	Infrastructure
155	PWPE-07		PW	Parks/Recreation



Capital Improvement Program - Project List

(Sorted by Account Number)

Eden Project Number	Munis Account Number	Project Title	Responsible Department	Project Type
	PWPE-07-02/ PW23-06	VAIL RANCH PARK RESTROOMS	PW	Parks/Recreation
	PWPE-07-03/ PW23-18	LONG CANYON CREEK PARK RESTROOMS	PW	Parks/Recreation
120	PWPG-13	PLAYGROUND EQUIPMENT ENHANCEMENT & SAFETY SURFACING	PW	Parks/Recreation
130	PWPI-14	PARKS IMPROVEMENT PROGRAM	PW	Parks/Recreation
655	PWPR-01	PAVEMENT REHABILITATION PROGRAM - CITYWIDE	PW	Circulation
	PWSD-23	STORM DRAIN PIPE LINING	PW	Infrastructure
113	PWSL-12	SPORTS FIELD LIGHTING - LIGHT EMITTING DIODE (LED) CONVERSION	PW	Parks/Recreation
141	PWSR-15	SPORTS COURT RESURFACING	PW	Parks/Recreation
	PWSR-15-01	MIKE NAGGAR PARK PICKLEBALL COURT CONVERSION	PW	Parks/Recreation
708	PWSW-02	SIDEWALKS - CITYWIDE	PW	Infrastructure
	PWSW-02-02	SIDEWALKS-PAUBA ROAD	PW	Infrastructure
704	PWTC-20	MEDIANS & TRAFFIC CALMING IMPROVEMENTS - CITYWIDE	PW	Infrastructure
680	PWTE-19	TRAFFIC SIGNAL - EQUIPMENT ENHANCEMENT PROGRAM - CITYWIDE	PW	Circulation
682	PWTS-06	TRAFFIC SIGNAL - INSTALLATION - CITYWIDE	PW	Circulation
776	PWUG-04	UTILITY UNDERGROUNDING - CITYWIDE	PW	Infrastructure

Capital Projects Revenue Summary

Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
City Funds								
Affordable Housing	10,580,492	4,128,445						14,708,937
Assembly Bill 2766	441,723	637,835	170,000	175,000	185,000	185,000	185,000	1,979,558
Capital Financing	6,405,000							6,405,000
Community Reinvestment Program	237,309	6,166,691						6,404,000
Contribution of Land		561,000	570,000	1,300,000				2,431,000
Facilities Replacement Fund	2,834,176	3,239,184	1,500,000	1,000,000	1,000,000	1,000,000	4,400,000	14,973,360
Gas Tax	1,200,000							1,200,000
General Fund	17,153,704	1,953,133						19,106,837
Measure A	27,955,684	9,855,823	1,312,000	1,086,620	551,866	562,904	574,162	41,899,059
Measure S	46,883,448	32,687,242	4,296,247	2,308,710	438,660	2,048,710	78,660	88,741,676
Public Art Fund			100,000					
RMRA - Road Repair & Accountability Act	12,442,942	6,907,425	2,883,697	3,743,911	3,940,332	4,044,276	3,812,417	37,775,000
Service Level C - Zone 28	499,308	692						500,000
Street Maintenance Fund	3,600,000	4,864,784	224,356					8,689,140
TEAM - Temecula Energy Efficiency Asset Fund	588,276	210,653						798,929
Technology Replacement Fund	219,752	543,782	50,000					813,534
Uptown Temecula New Streets In Lieu Fee		500,857						500,857
City Funds Total	131,041,815	72,257,544	11,106,300	9,614,241	6,115,858	7,840,890	9,050,239	246,926,887
Community Facility District Funds								
CFD 01-02 (Harveston)	1,005,840							1,005,840
CFD 03-01 (Crowne Hill)	502,211							502,211
CFD 03-02 (Roripaugh Ranch)	38,413,523	8,331,133						46,744,656
CFD 16-01 (Roripaugh Ranch-Phase II)		6,722,850						6,722,850
Community Facility Districts Total	39,921,574	15,053,983						54,975,557
Development Impact Fee Funds								
DIF-Corporate Facilities	1,305,738	752,131						2,057,869
DIF-Fire Protection Facilities	127,336	448,248	194,890					770,474
DIF-Library Facilities	322,875	617,125						940,000
DIF-Open Space & Trails	1,619,926	315,159	262,000					2,197,085
DIF-Park & Rec Improvements	5,437,113	748,783			2,000,000			8,185,896
DIF-Police Facilities	1,244,384	13,729	649,000					1,907,113

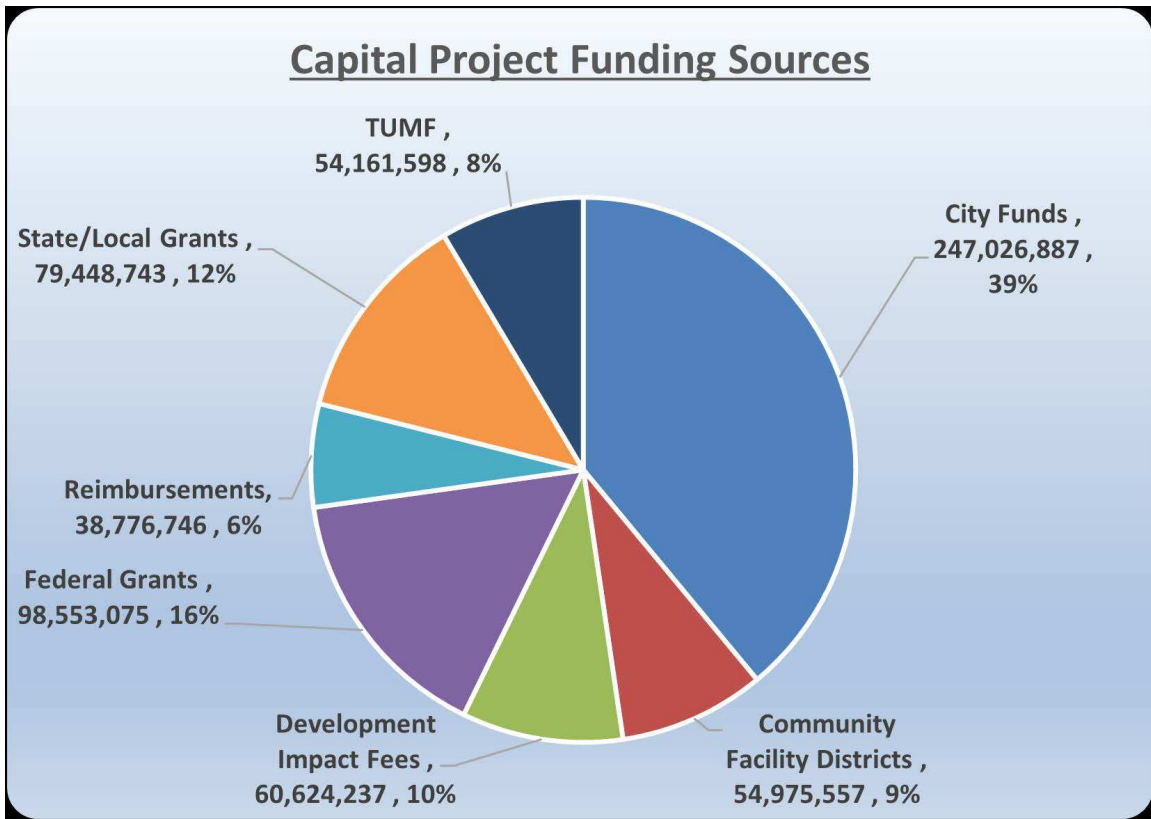
Capital Projects Revenue Summary

Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
DIF-Quimby	4,672,161	2,923,233	500,000		1,000,000			9,095,394
DIF-Street Improvements	11,377,222	6,626,818	4,240,041	8,933,719	918,545			32,096,345
DIF-Traffic Signals	1,962,491	736,570	375,000		300,000			3,374,061
Development Impact Fees Total	28,069,247	13,181,795	6,220,931	8,933,719	4,218,545			60,624,237
Federal Grants								
CDBG - Community Development Block Grant	2,496,060	561,636	657,180	325,000	325,000	325,000	325,000	5,014,876
CPFCDs- Community Project Funding/Congressionally Directed Spending			2,000,000					2,000,000
HBP-Highway Bridge Program	1,218,308	3,236,692		21,065,000				25,520,000
INFRA - Infrastructure for Rebuilding America Grant	43,016,249	6,983,751						50,000,000
SAFETEA-LU - Safe, Accountable, Flexible, Efficient Transportation	2,879,679	162,521						3,042,199
STP (RCTC) - Surface Transportation Program	12,279,728	696,272						12,976,000
Federal Grants Total	61,890,024	11,640,871	2,657,180	21,390,000	325,000	325,000	325,000	98,553,075
Reimbursements/Other								
County AD 159		4,008,270						4,008,270
Developer Contribution	2,597,514	12,313,159						14,910,673
Reimbursement-Pechanga IGA	5,000,000							5,000,000
Reimbursements	9,340,369	4,326,852						13,667,221
Reimbursements/Other	1,190,582							1,190,582
Reimbursements/Other Total	18,128,465	20,648,281						38,776,746

Capital Projects Revenue Summary

Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
State/Local Grants								
Beyond Grant	19,857							19,857
Grants	1,483,092	3,547,034						5,030,126
HSIP- Highway Safety Improvement Program	186,510	3,750,130						3,936,640
MSRC-Mobile Source Air Review Committee Grant	111,574	29,426						141,000
Senate Bill 1 - Active Transportation Program	1,398,424	103,576						1,502,000
Senate Bill 621	14,446,520	160,000						14,606,520
Senate Bill 821		362,600						362,600
SHOPP - State Highway Operation & Protection Program	1,250,000							1,250,000
STIP-Surface Transportation Improvement Program	38,478,724	14,121,276						52,600,000
State/Local Grants Total	57,374,701	22,074,042						79,448,743
Transportation Uniform Mitigation Fund (TUMF)								
TUMF	1,438,000							1,438,000
TUMF (CETAP/RCTC)	7,223,465	2,475,482						9,698,947
TUMF (RCTC)	8,142,124	(673,562)						7,468,562
TUMF (WRCOG)	23,958,693	11,597,396						35,556,089
Transportation Uniform Mitigation Fund (TUMF) Total	40,762,282	13,399,316						54,161,598
Grand Total	377,188,107	168,255,832	19,984,411	39,937,960	10,659,403	8,165,890	9,375,239	633,566,842

CIP MAJOR REVENUE SOURCES



PROJECTED REVENUES: \$633,566,842



Capital Project Expenditure Summary

Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Circulation Projects								
Butterfield Stage Road Storm Drain Improvements		11,861,900						11,861,900
De Portola Road/Jedediah Smith Road Roundabout	538,821	3,930,179						4,469,000
Diaz Road Expansion	1,627,483	11,809,031	2,000,000				3,614,478	19,050,991
French Valley Parkway/I-15 Improvements - Phase II	120,303,913	19,447,434	200,000					139,951,346
French Valley Parkway/I-15 Improvements - Phase III	5,083,508	5,673,286			3,750,000	62,189,400	450,000	77,146,194
I-15 / French Valley Parkway Improvements-Phase IV							181,400,000	181,400,000
I-15 Congestion Relief	7,566,190	1,692,520						9,258,710
I-15/State Route 79 South Ultimate Interchange	49,363,108	1,728,789						51,091,897
La Paz Road Roundabout Reconstruction	5,847	3,003,153	800,000					3,809,000
Medians & Parkways - Citywide	666,838		100,000					766,838
Mercedes Street Sidewalk		1,400,000	350,000					1,750,000
Murrieta Creek Bridge At Overland	1,905,687	5,827,233	150,000	29,826,283	918,545			38,627,748
Overland Drive Extension Commerce Center	7,982,529	335,368						8,317,897
Overland Drive Widening	668,058	6,189,746	2,482,597	172,436				9,512,837
Pavement Rehabilitation Program - Citywide	50,700,213	8,035,568	4,195,697	4,342,371	4,492,198	4,192,200	4,386,579	80,344,826
Rancho California Road Median Improvements	135,284	822,716				7,500,000		8,458,000
Traffic Signal - Equipment Enhancement Program - Citywide	1,560,364	1,446,424	260,000	260,000	260,000			3,786,788
Traffic Signal - Installation - Citywide	1,914,517	693,166	375,000		300,000			3,282,683
Ynez Road Improvements - Phase I	437,571	4,081,216	1,731,800					6,250,587
Circulation Total	250,459,931	87,977,727	12,645,094	34,601,090	9,720,743	73,881,600	189,851,057	659,137,242
Housing Projects								
Habitat for Humanity Old Town Units		1,261,000						1,261,000
Las Haciendas Affordable Housing Project	8,910,698	1,219,302						10,130,000
Uptown Temecula Affordable Housing Site		1,000,000	570,000	1,300,000				2,870,000
Vine Creek Affordable Housing Project		6,710,000						6,710,000
Housing Total	8,910,698	10,190,302	570,000	1,300,000				20,971,000



Capital Project Expenditure Summary

Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Infrastructure Projects								
American With Disabilities Act (ADA) Transition Plan Implementation	830,709	805,957	735,840	403,660	403,660	403,660	403,660	3,987,146
Auto Mall Wayfinding Signs	65,953	669,265						735,218
Bike Lane And Trail Program - Citywide	418,913	187,835	170,000	175,000	185,000	185,000	1,144,558	2,466,305
Bike Lane and Trail Program - Great Oak Trail Lighting	497,902	354,906	232,000					1,084,808
Bike Lane And Trail Program - Temecula Creek South Side Trail	601,394	192,326			8,593,350			9,387,069
Bike Lane Upgrades - Citywide	50	274,450						274,500
Bridge Maintenance	176,766	849,554		488,160		300,000		1,814,480
City Facilities Rehabilitation	4,584,484	2,439,183	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	12,523,666
City Facility Security	119,948	155,052						275,000
City Security Camera System	3,739,813							3,739,813
Citywide Community Fire Protection Plan		950,000						950,000
Citywide Drainage Master Plan	653,181	198,372					60,000	911,553
Citywide Financial System Upgrade	890,494	486,224	50,000					1,426,718
Civic Center HVAC System Upgrade							3,000,000	3,000,000
Community Recreation Center (CRC) Renovations	5,651,404	484,470						6,135,874
Community Wildfire Protection Plan	216,004	161,996						378,000
Comprehensive General Plan Update	740,323	2,809,677						3,550,000
Electric Vehicles Charging Station	328,369	164,361						492,729
Fiber Optic Communications Systems - Citywide	132,165	75,835						208,000
Fire Station 73 Gym/Garage	734,562	4,431,118	1,554,602					6,720,282
Fire Station 84 Training Room Renovation	517,846	3,011,604						3,529,450
I-15/State Route 79 South Interchange Enhanced Landscaping	1,733,993	1,896,302						3,630,295
Interstate 15 Corridor Branding and Visioning Improvements			100,000		100,000	200,000	200,000	600,000
Library Alternate Emergency Operations Center Enhancements	250,938	449,062						700,000
Library Technology Enhancements	71,937	168,063						240,000
Local Roadway Safety Plan Update		155,000						155,000
Long Canyon Creek Park to Ynez Trail			30,000					30,000
Margarita Recreation Center	12,202,399	119,109						12,321,508
Mary Phillips Senior Center Enhancement And Renovation	2,218,995							2,218,995
Medians & Traffic Calming Improvements - Citywide	122,349	854,552						976,900
Murrieta Creek Improvements	2,533,703	303,898						2,837,601
Nicolas Road Multi-Use Trail Extension		2,000,000						2,000,000
Old Town Parking Structure	607,248	797,752						1,405,000
Old Town Temecula Parklets Program	122,309	327,691						450,000
Pavement Management Program Update	181,428	193,572				214,980		589,980



Capital Project Expenditure Summary

Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Pedestrian Ramp Upgrades - Citywide	69,922	205,078						275,000
Santa Gertrudis Creek Phase II - Margarita Under-Crossing	5,313,750	286,373						5,600,123
Sidewalks - Citywide	1,677,265	95,311						1,772,575
Sidewalks - Old Town Improvements	1,902,573	(73,989)						1,828,585
Sidewalks - Pauba Road	193,552	1,063,572						1,257,124
Sixth Street Improvements	942,848	149,478						1,092,326
South Side Senior Center		100,000						100,000
Storm Drain Pipe Lining	87,652	965,448		1,870,050		1,870,050		4,793,200
Traffic Signal - Pedestrian Signal Equipment Upgrade Phase 2 - Citywide	107,846	464,854						572,700
Traffic Signal - Safety Lights and Signal Communications Upgrade- Citywide	280,775	2,975,125						3,255,900
Traffic Signal Fiber Optic Extension	25,515	239,485	1,410,000					1,675,000
Utility Undergrounding - Citywide	169,523							169,523
Infrastructure Total	51,716,798	32,437,918	5,782,442	3,936,870	10,282,010	4,173,690	5,808,218	114,137,946
<u>Parks/Recreation Projects</u>								
Children's Museum Enhancement Project	375,366	169,724						545,090
Community Recreation Center Splash Pad & Shade Structures	2,544,472	32,675						2,577,147
CRC Pool Cantilever Restoration							400,000	400,000
Dog Park Renovation	1,177,366							1,177,366
Eagle Soar Splash Pad Rehabilitation		315,000						315,000
Empire Creek Improvements	18,594	452,355				4,191,230		4,662,179
Harveston Community Park Building Renovation and Expansion	227,861	4,269						232,130
Infill Recreational Amenities	353,986	46,014						400,000
Long Canyon Creek Park Restrooms	286,294	1,211,636						1,497,930
Mike Naggar Park Pickleball Court Conversion		200,000						200,000
Park Restrooms Renovations, Expansion And Americans With Disabilities Act	595,868	133,932						729,800
Parks Improvement Program	3,809,224	269,149						4,078,374
Pickleball Courts	3,503,725							3,503,725
Playground Equipment Enhancement & Safety Surfacing	5,385,773	832,151	1,439,725					7,657,649
Ronald Reagan Sports Park Hockey Rink	936,172	3,184,234						4,120,406
Ronald Reagan Sports Park Skate Park	303,740	5,806,260						6,110,000

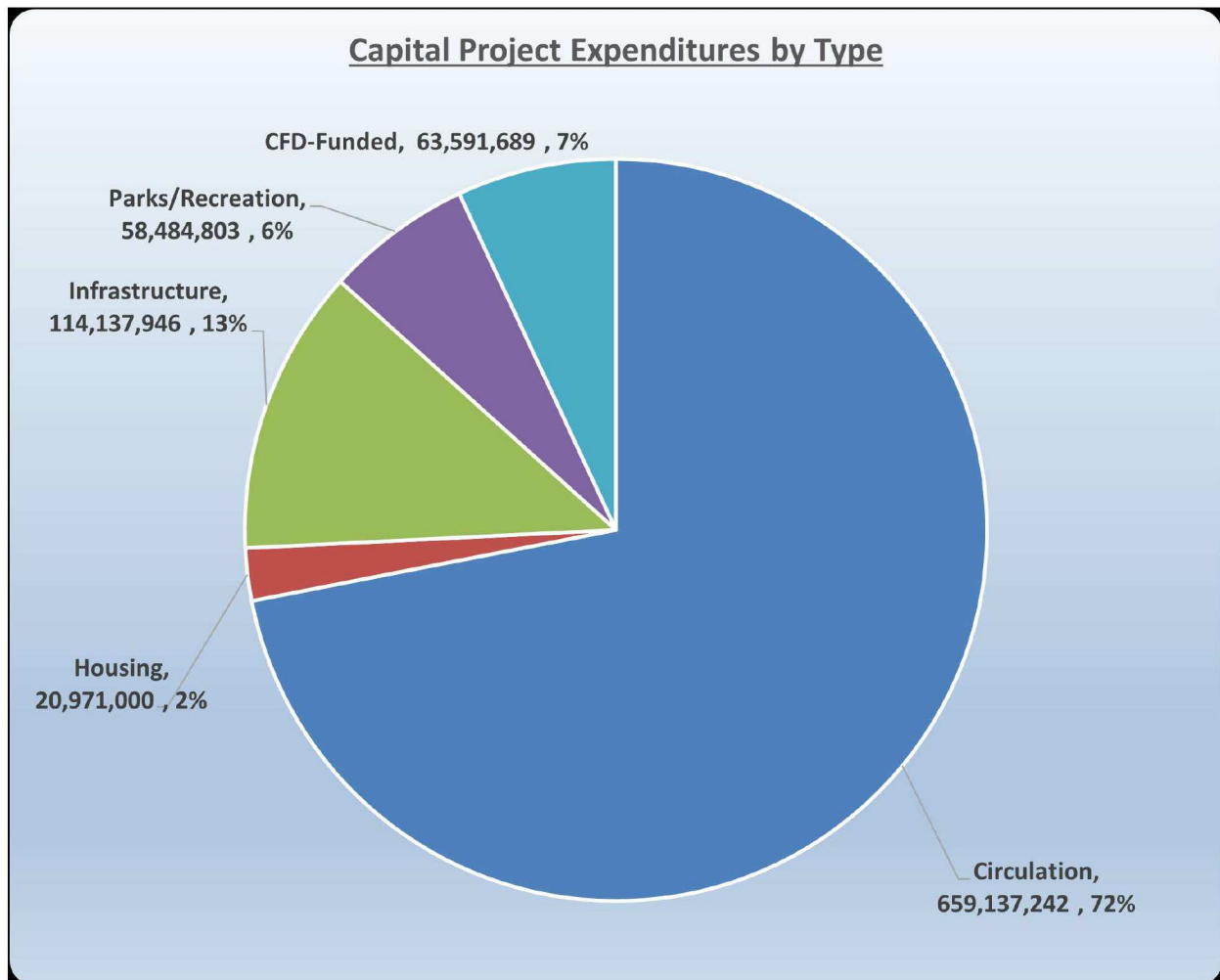


Capital Project Expenditure Summary

Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Ronald Reagan Sports Park Trail			100,000					100,000
Santiago Site - Community Garden		360,000						360,000
Sports Court Resurfacing	363,830	206,427		100,000	100,000			770,257
Sports Field Lighting - Light Emitting Diode (LED) Conversion	2,465,917	264,083						2,730,000
Uptown Temecula Sports Park	139,979	2,237,021				12,547,822		14,924,822
Vail Ranch Park Restrooms	322,311	1,070,619						1,392,930
Parks/Recreation Total	22,810,479	16,795,547	1,539,725	100,000	12,647,822	4,191,230	400,000	58,484,803
<u>Projects Funded by Community Facilities District Bonds</u>								
Butterfield Stage Road Extension	39,925,377	1,481,653						41,407,029
Nicolas Road Extension & Improvements	11,784	22,172,876						22,184,660
Projects Funded by Community Facilities District Bonds Total	39,937,161	23,654,528						63,591,689
Total Capital Improvement Program	373,835,067	171,056,022	20,537,261	39,937,960	32,650,575	82,246,520	196,059,275	916,322,680

Project Type	Number of Projects	Total Project Cost
Circulation	19	659,137,242
Housing	4	20,971,000
Infrastructure	47	114,137,946
Parks/Rec	22	58,484,803
CFD-Funded	2	63,591,689
Total CIP	94	916,322,680

EXPENDITURE SUMMARY BY PROJECT TYPE



PROJECTED EXPENDITURES: \$916,322,680



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
<u>Assembly Bill 2766</u>								
Bike Lane And Trail Program - Citywide	326,878	187,835	170,000	175,000	185,000	185,000	185,000	1,414,713
Bike Lane And Trail Program - Temecula Creek South Side Trail	67,845	0	0	0	0	0	0	67,845
Electric Vehicles Charging Station	47,000	0	0	0	0	0	0	47,000
Nicolas Road Multi-Use Trail Extension	0	450,000	0	0	0	0	0	450,000
Project Funding	441,723	637,835	170,000	175,000	185,000	185,000	185,000	1,979,558
Revenue Projection	1,035,073	166,694	156,828	159,965	163,164	166,427	169,756	
Available Funding	593,350	122,209	109,037	94,002	72,166	53,593	38,348	
<u>Capital Financing</u>								
Margarita Recreation Center	6,405,000	0	0	0	0	0	0	6,405,000
Project Funding	6,405,000	0	0	0	0	0	0	6,405,000
Revenue Projection	6,405,000	0	0	0	0	0	0	
Available Funding	0	0	0	0	0	0	0	
<u>Community Facility Districts</u>								
Butterfield Stage Road Extension	38,401,739	635,200	0	0	0	0	0	39,036,939
French Valley Parkway/I-15 Improvements - Phase II	1,005,840	0	0	0	0	0	0	1,005,840
I-15/State Route 79 South Ultimate Interchange	502,211	0	0	0	0	0	0	502,211
Nicolas Road Extension & Improvements	11,784	14,418,783	0	0	0	0	0	14,430,567
Project Funding	39,921,574	15,053,983	0	0	0	0	0	54,975,557
Revenue Projection	56,577,716	0	0	0	0	0	0	
Available Funding	16,656,142	1,602,159	1,602,159	1,602,159	1,602,159	1,602,159	1,602,159	
<u>Community Reinvestment Program</u>								
Citywide Community Fire Protection Plan	0	179,000	0	0	0	0	0	179,000
Eagle Soar Splash Pad Rehabilitation	0	300,000	0	0	0	0	0	300,000
Old Town Temecula Parklets Program	122,309	327,691	0	0	0	0	0	450,000
Santiago Site - Community Garden	0	360,000	0	0	0	0	0	360,000
Uptown Temecula Affordable Housing Site	115,000	1,000,000	0	0	0	0	0	1,115,000
Vine Creek Affordable Housing Project	0	4,000,000	0	0	0	0	0	4,000,000
Project Funding	237,309	6,166,691	0	0	0	0	0	6,404,000
Revenue Projection	237,309	6,166,691	0	0	0	0	0	
Available Funding	0	0	0	0	0	0	0	



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Development Impact Fees (DIF)								
DIF - Corporate Facilities								
City Facilities Rehabilitation	280,000	0	0	0	0	0	0	280,000
City Facility Security	0	25,000	0	0	0	0	0	25,000
City Security Camera System	752,087	0	0	0	0	0	0	752,087
Dog Park Renovation	100,000	0	0	0	0	0	0	100,000
Fire Station 73 Gym/Garage	43,651	50,000	0	0	0	0	0	93,651
Fire Station 84 Training Room Renovation	0	662,131	0	0	0	0	0	662,131
Murrieta Creek Improvements	130,000	15,000	0	0	0	0	0	145,000
Project Funding	1,305,738	752,131	0	0	0	0	0	2,057,869
Revenue Projection	1,581,869	135,309	653,180	565,071	224,475	129,440	132,028	
Available Funding	276,131	(340,691)	312,489	877,560	1,102,035	1,231,474	1,363,503	
DIF - Fire Facilities								
Fire Station 73 Gym/Garage	127,336	0	194,890	0	0	0	0	322,226
Fire Station 84 Training Room Renovation	0	448,248	0	0	0	0	0	448,248
Project Funding	127,336	448,248	194,890	0	0	0	0	770,474
Revenue Projection	179,847	52,380	538,232	424,544	184,330	141,714	144,549	
Available Funding	52,511	(343,357)	(15)	424,529	608,859	750,573	895,122	
DIF - Library								
Library Alternate Emergency Operations Center Enhancements	250,938	449,062	0	0	0	0	0	700,000
Library Technology Enhancements	71,937	168,063	0	0	0	0	0	240,000
Project Funding	322,875	617,125	0	0	0	0	0	940,000
Revenue Projection	2,621,001	131,864	834,828	370,217	236,048	280,235	285,840	
Available Funding	2,298,126	1,812,865	2,647,693	3,017,910	3,253,957	3,534,192	3,820,032	



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
DIF - Open Space & Trails								
Bike Lane And Trail Program - Citywide	72,177	0	0	0	0	0	0	72,177
Bike Lane and Trail Program - Great Oak Trail Lighting	0	0	232,000	0	0	0	0	232,000
Long Canyon Creek Park to Ynez Trail	0	0	30,000	0	0	0	0	30,000
Nicolas Road Multi-Use Trail Extension	300,000	0	0	0	0	0	0	300,000
Santa Gertrudis Creek Phase II - Margarita Under-Crossing	1,247,749	315,159	0	0	0	0	0	1,562,908
Project Funding	1,619,926	315,159	262,000	0	0	0	0	2,197,085
Revenue Projection	1,801,601	119,476	616,835	230,903	258,323	306,681	312,814	
Available Funding	181,675	(14,008)	340,827	571,730	830,054	1,136,734	1,449,548	
DIF - Parks & Recreation								
Children's Museum Enhancement Project	145,090	0	0	0	0	0	0	145,090
Community Recreation Center (CRC) Renovations	1,521,208	0	0	0	0	0	0	1,521,208
Margarita Recreation Center	600,000	0	0	0	0	0	0	600,000
Pickleball Courts	1,450,000	0	0	0	0	0	0	1,450,000
Playground Equipment Enhancement & Safety Surfacing	1,040,000	0	0	0	0	0	0	1,040,000
Ronald Reagan Sports Park Hockey Rink	680,815	0	0	0	0	0	0	680,815
Ronald Reagan Sports Park Skate Park	0	334,159	0	0	0	0	0	334,159
South Side Senior Center	0	314,624	0	0	0	0	0	314,624
Uptown Temecula Sports Park	0	100,000	0	0	2,000,000	0	0	2,100,000
Project Funding	5,437,113	748,783	0	0	2,000,000	0	0	8,185,896
Revenue Projection	7,652,562	409,902	2,116,237	792,187	886,234	1,052,134	1,073,176	
Available Funding	2,215,449	1,876,568	3,992,805	4,784,992	3,671,226	4,723,360	5,796,536	
DIF - Police Facilities								
City Security Camera System	1,121,113	0	0	0	0	0	0	1,121,113
Fiber Optic Communications Systems - Citywide	12,015	(12,015)	0	0	0	0	0	0
Margarita Recreation Center	111,256	25,744	0	0	0	0	0	137,000
Traffic Signal Fiber Optic Extension	0	0	649,000	0	0	0	0	649,000
Project Funding	1,244,384	13,729	649,000	0	0	0	0	1,907,113
Revenue Projection	1,527,981	93,834	477,209	251,906	232,155	227,501	232,051	
Available Funding	283,597	363,702	191,911	443,817	675,972	903,473	1,135,525	

Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
DIF - Quimby								
Community Recreation Center (CRC) Renovations	3,050,592	(15,000)	0	0	0	0	0	3,035,592
Harveston Community Park Building Renovation and Expansion	186,910	(14,780)	0	0	0	0	0	172,130
Infill Recreational Amenities	353,986	46,014	0	0	0	0	0	400,000
Parks Improvement Program	250,000	0	0	0	0	0	0	250,000
Pickleball Courts	261,000	0	0	0	0	0	0	261,000
Playground Equipment Enhancement & Safety Surfacing	440,000	500,000	500,000	0	0	0	0	1,440,000
Ronald Reagan Sports Park Hockey Rink	0	520,432	0	0	0	0	0	520,432
Ronald Reagan Sports Park Skate Park	0	1,016,240	0	0	0	0	0	1,016,240
Uptown Temecula Sports Park	129,673	870,327	0	0	1,000,000	0	0	2,000,000
Project Funding	4,672,161	2,923,233	500,000	0	1,000,000	0	0	9,095,394
Revenue Projection	7,763,687	591,945	997,030	8,835	9,012	9,192	9,376	
Available Funding	3,091,526	760,238	1,257,268	1,266,103	275,115	284,307	293,682	
DIF - Street Improvements								
De Portola Road/Jedediah Smith Road Roundabout	538,987	1,970,013	0	0	0	0	0	2,509,000
Diaz Road Expansion	590	0	0	0	0	0	0	590
French Valley Parkway/I-15 Improvements - Phase II	75,360	0	0	0	0	0	0	75,360
Medians & Parkways - Citywide	666,838	0	100,000	0	0	0	0	766,838
Medians & Traffic Calming Improvements - Citywide	40,000	0	0	0	0	0	0	40,000
Murrieta Creek Bridge At Overland	1,181,533	1,096,387	150,000	8,761,283	918,545	0	0	12,107,748
Overland Drive Extension Commerce Center	8,082,475	0	0	0	0	0	0	8,082,475
Overland Drive Widening	671,306	1,321,714	2,482,597	172,436	0	0	0	4,648,053
Rancho California Road Median Improvements	115,254	635,546	0	0	0	0	0	750,800
Ynez Road Improvements - Phase I	4,879	1,603,158	1,507,444	0	0	0	0	3,115,481
Project Funding	11,377,222	6,626,818	4,240,041	8,933,719	918,545	0	0	32,096,345
Revenue Projection	17,943,156	1,643,296	5,619,488	6,311,233	2,432,867	622,889	635,347	
Available Funding	6,565,934	1,582,412	2,961,859	339,372	1,853,694	2,476,583	3,111,930	



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
DIF - Traffic Signals								
Traffic Signal - Equipment Enhancement Program - Citywide	541,788	0	0	0	0	0	0	541,788
Traffic Signal - Installation - Citywide	1,299,810	262,873	375,000	0	300,000	0	0	2,237,683
Traffic Signal - Safety Lights and Signal Communications Upgrade-Citywide	120,893	473,697	0	0	0	0	0	594,590
Project Funding	1,962,491	736,570	375,000	0	300,000	0	0	3,374,061
Revenue Projection	2,215,963	232,564	799,999	909,004	350,654	88,166	89,930	
Available Funding	253,472	(250,533)	174,466	1,083,470	1,134,124	1,222,290	1,312,220	
Development Impact Fee Total Project Funding	28,069,247	13,181,795	6,220,931	8,933,719	4,218,545		0	60,624,237
Development Impact Fee Total Revenue Projection	43,287,668	3,410,571	12,653,037	9,863,900	4,814,096	2,857,952	2,915,111	
Development Impact Fee Total Available Funding	15,218,421	5,447,197	11,879,304	12,809,484	13,405,035	16,262,987	19,178,098	
Facilities Replacement Fund								
City Facilities Rehabilitation	2,554,482	2,439,184	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	10,493,666
Civic Center HVAC System Upgrade	0	0	0	0	0	0	3,000,000	3,000,000
CRC Pool Cantilever Restoration	0	0	0	0	0	0	400,000	400,000
Fire Station 84 Training Room Renovation	0	800,000	0	0	0	0		800,000
Mary Phillips Senior Center Enhancement And Renovation	279,694	0	0	0	0	0	0	279,694
Project Funding	2,834,176	3,239,184	1,500,000	1,000,000	1,000,000	1,000,000	4,400,000	14,973,360
Revenue Projection	8,285,947	3,239,183	1,250,000	1,250,000	1,250,000	1,250,000	1,250,000	
Available Funding	5,451,771	5,451,770	5,201,770	5,451,770	5,701,770	5,951,770	2,801,770	
General Fund								
City Facilities Rehabilitation	1,750,000	0	0	0	0	0	0	1,750,000
Comprehensive General Plan Update	1,057,141	1,682,859	0	0	0	0	0	2,740,000
French Valley Parkway/I-15 Improvements - Phase II	4,236,174	0	0	0	0	0	0	4,236,174
French Valley Parkway/I-15 Improvements - Phase III	30,000	0	0	0	0	0	0	30,000
I-15 Congestion Relief	1,638,435	270,275	0	0	0	0	0	1,908,710
Murrieta Creek Improvements	135,858	0	0	0	0	0	0	135,858
Old Town Parking Structure	1,000,000	0	0	0	0	0	0	1,000,000
Overland Drive Extension Commerce Center	235,422	0	0	0	0	0	0	235,422
Parks Improvement Program	1,003,059	0	0	0	0	0	0	1,003,059



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Pavement Rehabilitation Program - Citywide	5,692,614	0	0	0	0	0	0	5,692,614
Sidewalks - Citywide	375,000	0	0	0	0	0	0	375,000
Project Funding	17,153,704	1,953,133	0	0	0	0	0	19,106,837
Revenue Projection	17,153,704	1,953,133	0	0	0	0	0	0
Available Funding	0	0	0	0	0	0	0	0
Grants - Federal								
American With Disabilities Act (ADA) Transition Plan Implementation	589,050	561,636	657,180	325,000	325,000	325,000	325,000	3,107,866
Diaz Road Expansion	0	0	2,000,000	0	0	0	0	2,000,000
French Valley Parkway/I-15 Improvements - Phase II	44,456,088	7,146,272	0	0	0	0	0	51,602,360
I-15/State Route 79 South Ultimate Interchange	13,719,567	696,272	0	0	0	0	0	14,415,839
Mary Phillips Senior Center Enhancement And Renovation	1,057,584	0	0	0	0	0	0	1,057,584
Murrieta Creek Bridge At Overland	1,218,308	3,236,692	0	21,065,000	0	0	0	25,520,000
Sidewalks - Old Town Improvements	849,426	0	0	0	0	0	0	849,426
Project Funding	61,890,024	11,640,871	2,657,180	21,390,000	325,000	325,000	325,000	98,553,075
Revenue Projection	61,890,024	11,640,871	2,657,180	21,390,000	325,000	325,000	325,000	0
Available Funding	0	0	0	0	0	0	0	0
Grants - State & Local								
Bike Lane And Trail Program - Citywide	19,857	0	0	0	0	0	0	19,857
Bike Lane Upgrades - Citywide	0	224,550	0	0	0	0	0	224,550
Community Wildfire Protection Plan	266,598	111,402	0	0	0	0	0	378,000
Comprehensive General Plan Update	731,488	78,512	0	0	0	0	0	810,000
De Portola Road/Jedediah Smith Road Roundabout	0	800,000	0	0	0	0	0	800,000
Dog Park Renovation	447,126	0	0	0	0	0	0	447,126
Electric Vehicles Charging Station	111,574	29,426	0	0	0	0	0	141,000
French Valley Parkway/I-15 Improvements - Phase II	38,478,724	9,121,276	0	0	0	0	0	47,600,000
French Valley Parkway/I-15 Improvements - Phase III	0	5,000,000	0	0	0	0	0	5,000,000
I-15 Congestion Relief	1,250,000	0	0	0	0	0	0	1,250,000
I-15/State Route 79 South Ultimate Interchange	14,446,520	160,000	0	0	0	0	0	14,606,520
Local Roadway Safety Plan Update	0	120,000	0	0	0	0	0	120,000
Pedestrian Ramp Upgrades - Citywide	0	225,000	0	0	0	0	0	225,000

Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Santa Gertrudis Creek Phase II - Margarita Under-Crossing	1,398,424	103,576	0	0	0	0	0	1,502,000
Sidewalks - Pauba Road	0	362,600	0	0	0	0	0	362,600
Traffic Signal - Pedestrian Signal Equipment Upgrade Phase 2 - Citywide	0	492,930	0	0	0	0	0	492,930
Traffic Signal - Safety Lights and Signal Communications Upgrade-Citywide	186,510	2,254,800	0	0	0	0	0	2,441,310
Traffic Signal Fiber Optic Extension	0	552,850	0	0	0	0	0	552,850
Ynez Road Improvements - Phase I	37,880	2,437,120	0	0	0	0	0	2,475,000
Project Funding	57,374,701	22,074,042	0	0	0	0	0	79,448,743
Revenue Projection	57,374,701	22,074,042	0	0	0	0	0	
Available Funding	0	0	0	0	0	0	0	
Housing								
French Valley Parkway/I-15 Improvements - Phase III	1,669,794	0	0	0	0	0	0	1,669,794
Habitat for Humanity Old Town Units	0	1,261,000	0	0	0	0	0	1,261,000
Las Haciendas Affordable Housing Project	8,910,698	718,445	0	0	0	0	0	9,629,143
Uptown Temecula Affordable Housing Site	0	0	570,000	1,300,000	0	0	0	1,870,000
Vine Creek Affordable Housing Project	0	2,710,000	0	0	0	0	0	2,710,000
Project Funding	10,580,492	4,689,445	570,000	1,300,000	0	0	0	17,139,937
Revenue Projection	10,580,492	4,689,445	570,000	1,300,000	0	0	0	
Available Funding	0	0	0	0	0	0	0	



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Measure A								
Bridge Maintenance	185,104	841,216	0	488,160	0	300,000	0	1,814,480
De Portola Road/Jedediah Smith Road Roundabout	0	1,160,000	0	0	0	0	0	1,160,000
Diaz Road Expansion	351,941	5,530,606	0	0	0	0	0	5,882,547
French Valley Parkway/I-15 Improvements - Phase II	1,627,914	0	0	0	0	0	0	1,627,914
Nicolas Road Multi-Use Trail Extension	0	1,100,000	0	0	0	0	0	1,100,000
Pavement Rehabilitation Program - Citywide	25,650,726	1,224,000	1,312,000	598,460	551,866	262,904	574,162	30,174,118
Sidewalks - Old Town Improvements	140,000	0	0	0	0	0	0	140,000
Project Funding	27,955,684	9,855,823	1,312,000	1,086,620	551,866	562,904	574,162	41,899,059
Revenue Projection	38,618,609	520,037	1,423,301	1,451,767	1,480,802	1,510,418	1,540,627	
Available Funding	10,662,925	1,327,139	1,438,440	1,803,587	2,732,524	3,680,038	4,646,503	
Measure S								
American With Disabilities Act (ADA) Transition Plan Implementation	92,286	393,694	78,660	78,660	78,660	78,660	78,660	879,280
Auto Mall Wayfinding Signs	67,525	667,693	0	0	0	0	0	735,218
Bike Lane and Trail Program - Great Oak Trail Lighting	0	352,808	0	0	0	0	0	352,808
Bike Lane And Trail Program - Temecula Creek South Side Trail	533,713	192,161	0	0	0	0	0	725,874
Bike Lane Upgrades - Citywide	50	49,900	0	0	0	0	0	49,950
Children's Museum Enhancement Project	400,000	0	0	0	0	0	0	400,000
City Facility Security	142,754	107,246	0	0	0	0	0	250,000
City Security Camera System	2,164,091	(297,477)	0	0	0	0	0	1,866,613
Citywide Community Fire Protection Plan	0	771,000	0	0	0	0	0	771,000
Citywide Drainage Master Plan	653,388	198,165	0	0	0	0	0	851,553
Citywide Financial System Upgrade	613,184	0	0	0	0	0	0	613,184
Community Recreation Center (CRC) Renovations	1,079,893	499,181	0	0	0	0	0	1,579,074
Community Recreation Center Splash Pad & Shade Structures	2,545,258	31,889	0	0	0	0	0	2,577,147
Diaz Road Expansion	208,734	613,642	0	0	0	0	0	822,376
Dog Park Renovation	630,874	(634)	0	0	0	0	0	630,240
Eagle Soar Splash Pad Rehabilitation	0	15,000	0	0	0	0	0	15,000
Empire Creek Improvements	18,594	452,355	0	0	0	0	0	470,949
Optic Communications Systems - Citywide	120,150	87,850	0	0	0	0	0	208,000



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Fire Station 73 Gym/Garage	546,658	4,398,035	1,359,712	0	0	0	0	6,304,405
Fire Station 84 Training Room Renovation	709,861	909,210	0	0	0	0	0	1,619,071
French Valley Parkway/I-15 Improvements - Phase II	5,601,757	429,578	200,000	0	0	0	0	6,231,335
French Valley Parkway/I-15 Improvements - Phase III	343,697	548,120	0	0	0	0	0	891,817
I-15/State Route 79 South Interchange Enhanced Landscaping	509,989	620,306	0	0	0	0	0	1,130,295
La Paz Road Roundabout Reconstruction	0	3,009,000	800,000	0	0	0	0	3,809,000
Local Roadway Safety Plan Update	0	35,000	0	0	0	0	0	35,000
Long Canyon Creek Park Restrooms	289,025	1,208,905	0	0	0	0	0	1,497,930
Margarita Recreation Center	5,083,592	95,916	0	0	0	0	0	5,179,508
Mary Phillips Senior Center Enhancement And Renovation	952,411	(70,694)	0	0	0	0	0	881,717
Medians & Traffic Calming Improvements - Citywide	231,900	680,000	0	0	0	0	0	911,900
Mercedes Street Sidewalk	0	1,400,000	350,000	0	0	0	0	1,750,000
Mike Naggar Park Pickleball Court Conversion	0	200,000	0	0	0	0	0	200,000
Murrieta Creek Bridge At Overland	120,666	879,334	0	0	0	0	0	1,000,000
Murrieta Creek Improvements	1,262,139	125,319	0	0	0	0	0	1,387,458
Nicolas Road Multi-Use Trail Extension	0	150,000	0	0	0	0	0	150,000
Old Town Parking Structure	0	405,000	0	0	0	0	0	405,000
Park Restrooms Renovations, Expansion And Americans With Disabilities Act (ADA) Improvements	608,281	121,519	0	0	0	0	0	729,800
Parks Improvement Program	2,440,000	0	0	0	0	0	0	2,440,000
Pavement Management Program Update	0	85,020	0	0	0	100,000	0	185,020
Pavement Rehabilitation Program - Citywide	2,000,000	0	0	0	0	0	0	2,000,000
Pedestrian Ramp Upgrades - Citywide	23,329	26,671	0	0	0	0	0	50,000
Pickleball Courts	1,794,566	(1,841)	0	0	0	0	0	1,792,725
Playground Equipment Enhancement & Safety Surfacing	3,905,773	332,151	939,725	0	0	0	0	5,177,649
Rancho California Road Median Improvements	24,333	125,667	0	0	0	0	0	150,000
Ronald Reagan Sports Park Hockey Rink	259,104	1,825,896	0	0	0	0	0	2,085,000
Ronald Reagan Sports Park Skate Park	307,899	4,471,237	0	0	0	0	0	4,779,136
Ronald Reagan Sports Park Trail	0	0	100,000	0	0	0	0	100,000
Santa Gertrudis Creek Phase II - Margarita Under-Crossing	2,535,215	(319,984)	0	0	0	0	0	2,215,231
Sidewalks - Citywide	1,282,471	115,104	0	0	0	0	0	1,397,575
Sidewalks - Old Town Improvements	1,138,877	(299,719)	0	0	0	0	0	839,159

Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Sidewalks - Pauba Road	198,208	696,316	0	0	0	0	0	894,524
Sixth Street Improvements	828,034	149,291	0	0	0	0	0	977,326
Sports Court Resurfacing	363,830	206,427	0	100,000	100,000	0	0	770,257
Sports Field Lighting - Light Emitting Diode (LED) Conversion	2,165,917	264,083	0	0	0	0	0	2,430,000
Storm Drain Pipe Lining	88,169	964,931	0	1,870,050	0	1,870,050	0	4,793,200
Traffic Signal - Equipment Enhancement Program - Citywide	1,018,576	1,446,424	260,000	260,000	260,000	0	0	3,245,000
Traffic Signal - Installation - Citywide	367,944	427,056	0	0	0	0	0	795,000
Traffic Signal - Pedestrian Signal Equipment Upgrade Phase 2 - Citywide	5,184	74,586	0	0	0	0	0	79,770
Traffic Signal - Safety Lights and Signal Communications Upgrade-Citywide	0	220,000	0	0	0	0	0	220,000
Traffic Signal Fiber Optic Extension	25,515	239,485	208,150	0	0	0	0	473,150
Uptown Temecula Sports Park	10,596	1,366,404	0	0	0	0	0	1,377,000
Utility Undergrounding - Citywide	244,375	(74,852)	0	0	0	0	0	169,523
Vail Ranch Park Restrooms	325,063	1,067,867	0	0	0	0	0	1,392,930
Project Funding	46,883,448	32,687,242	4,296,247	2,308,710	438,660	2,048,710	78,660	88,741,676
Revenue Projection	50,883,448	33,554,706	296,247	2,308,710	438,660	2,048,710	78,660	
Available Funding	4,000,000	4,867,464	867,464	867,464	867,464	867,464	867,464	
<u>Public Art Fund</u>								
Interstate 15 Corridor Branding and Visioning Improvements	0	0	100,000	0	0	0	0	100,000
Project Funding	0	0	100,000	0	0	0	0	100,000
Revenue Projection	0	305,964	12,141	12,384	12,631	12,884	13,142	
Available Funding	0	305,964	218,105	230,489	243,120	256,004	269,146	

Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Reimbursements/Other								
Butterfield Stage Road Extension	932,090	0	0	0	0	0	0	932,090
Butterfield Stage Road Storm Drain Improvements	0	11,861,900	0	0	0	0	0	11,861,900
Electric Vehicles Charging Station	0	5,800	0	0	0	0	0	5,800
French Valley Parkway/I-15 Improvements - Phase II	6,023,250	1,000,000	0	0	0	0	0	7,023,250
French Valley Parkway/I-15 Improvements - Phase III	165,183	0	0	0	0	0	0	165,183
Harveston Community Park Building Renovation and Expansion	1,415,000	(1,355,000)	0	0	0	0	0	60,000
I-15 Congestion Relief	2,600,000	0	0	0	0	0	0	2,600,000
I-15/State Route 79 South Interchange Enhanced Landscaping	2,500,000	0	0	0	0	0	0	2,500,000
I-15/State Route 79 South Ultimate Interchange	1,929,774	694,068	0	0	0	0	0	2,623,842
Medians & Traffic Calming Improvements - Citywide	0	25,000	0	0	0	0	0	25,000
Murrieta Creek Improvements	969,285	0	0	0	0	0	0	969,285
Nicolas Road Extension & Improvements	0	7,754,093	0	0	0	0	0	7,754,093
Parks Improvement Program	103,315	282,000	0	0	0	0	0	385,315
Pavement Rehabilitation Program - Citywide	308,054	0	0	0	0	0	0	308,054
Rancho California Road Median Improvements	0	57,200	0	0	0	0	0	57,200
Ronald Reagan Sports Park Hockey Rink	500,000	0	0	0	0	0	0	500,000
Santa Gertrudis Creek Phase II - Margarita Under-Crossing	0	319,984	0	0	0	0	0	319,984
Traffic Signal - Installation - Citywide	246,764	3,236	0	0	0	0	0	250,000
Ynez Road Improvements - Phase I	435,750	0	0	0	0	0	0	435,750
Project Funding	18,128,465	20,648,281	0	0	0	0	0	38,776,746
Revenue Projection	18,128,465	20,648,281	0	0	0	0	0	
Available Funding	0	0	0	0	0	0	0	



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
<u>SB1/Road Maintenance and Rehabilitation Account (RMRA)</u>								
Pavement Management Program Update	183,289	106,691	0	0	0	114,980	0	404,960
Pavement Rehabilitation Program - Citywide	13,459,653	6,800,733	2,883,697	3,743,911	3,940,332	3,929,296	3,812,417	38,570,039
Project Funding	13,642,942	6,907,424	2,883,697	3,743,911	3,940,332	4,044,276	3,812,417	38,974,999
Revenue Projection	18,643,999	3,128,263	3,307,005	3,373,145	3,440,608	3,509,420	3,579,609	
Available Funding	5,001,057	1,221,896	1,645,204	1,274,438	774,714	239,858	7,050	
<u>Service Level C - Zone 28</u>								
Bike Lane and Trail Program - Great Oak Trail Lighting	499,308	692	0	0	0	0	0	500,000
Project Funding	499,308	692	0	0	0	0	0	500,000
Revenue Projection	499,308	692	0	0	0	0	0	
Available Funding	0	0	0	0	0	0	0	
<u>Street Maintenance Fund</u>								
Overland Drive Widening	0	4,864,784	0	0	0	0	0	4,864,784
Pavement Rehabilitation Program - Citywide	3,600,000	0	0	0	0	0	0	3,600,000
Ynez Road Improvements - Phase I	0	0	224,356	0	0	0	0	224,356
Project Funding	3,600,000	4,864,784	224,356	0	0	0	0	8,689,140
Revenue Projection	12,098,006	1,227,222	1,227,222	0	0	0	0	
Available Funding	8,498,006	4,860,444	5,863,310	5,863,310	5,863,310	5,863,310	5,863,310	
<u>TEAM Fund</u>								
Electric Vehicles Charging Station	188,277	110,652	0	0	0	0	0	298,929
Murrieta Creek Improvements	100,000	100,000	0	0	0	0	0	200,000
Sports Field Lighting - Light Emitting Diode (LED) Conversion	300,000	0	0	0	0	0	0	300,000
Project Funding	588,276	210,653	0	0	0	0	0	798,929
Revenue Projection	910,625	22,054	0	0	0	0	0	
Available Funding	322,349	133,750	133,750	133,750	133,750	133,750	133,750	
<u>Technology Replacement Fund</u>								
Citywide Financial System Upgrade	219,752	543,782	50,000	0	0	0	0	813,534
Project Funding	219,752	543,782	50,000	0	0	0	0	813,534
Revenue Projection	5,085,066	543,782	0	0	0	0	0	
Available Funding	4,865,314	4,865,314	4,815,314	4,815,314	4,815,314	4,815,314	4,815,314	

Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
<u>Transportation Uniform Mitigation Fee (TUMF)</u>								
Butterfield Stage Road Extension	1,438,000	0	0	0	0	0	0	1,438,000
Diaz Road Expansion	1,065,923	5,665,077	0	0	0	0	0	6,731,000
French Valley Parkway/I-15 Improvements - Phase II	19,489,986	1,059,127	0	0	0	0	0	20,549,113
French Valley Parkway/I-15 Improvements - Phase III	1,324,898	1,675,102	0	0	0	0	0	3,000,000
I-15 Congestion Relief	2,071,971	1,428,029	0	0	0	0	0	3,500,000
I-15/State Route 79 South Ultimate Interchange	15,371,504	3,571,981	0	0	0	0	0	18,943,485
Project Funding	40,762,282	13,399,316	0	0	0	0	0	54,161,598
Revenue Projection	40,762,282	13,399,316	0	0	0	0	0	
Available Funding	0	0	0	0	0	0	0	
<u>Uptown Temecula New Streets In Lieu Fee</u>								
Las Haciendas Affordable Housing Project	0	500,857	0	0	0	0	0	500,857
Project Funding	0	500,857	0	0	0	0	0	500,857
Revenue Projection	1,648,347	48,440	48,440	49,409	50,397	51,405	52,433	
Available Funding	1,648,347	1,195,930	1,244,370	1,293,779	1,344,176	1,395,581	1,448,014	
Grand Total Project Funding	377,188,107	168,255,832	19,984,411	39,937,960	10,659,403	8,165,890	9,375,239	633,566,842
Grand Total Revenue Projection	450,105,789	126,739,387	23,601,401	41,159,279	11,975,358	11,732,217	9,924,337	
Grand Total Available Funding	72,917,682	31,401,237	35,018,227	36,239,546	37,555,501	41,121,828	41,670,927	



Capital Projects Summary - By Funding Source

Funding Source - Project Name	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Unspecified								
Bike Lane And Trail Program - Citywide	0	0	0	0	0	0	959,558	959,558
Bike Lane And Trail Program - Temecula Creek South Side Trail	0	0	0	0	8,593,350	0	0	8,593,350
Citywide Drainage Master Plan	0	0	0	0	0	0	60,000	60,000
Diaz Road Expansion	0	0	0	0	0	0	3,614,478	3,614,478
Empire Creek Improvements	0	0	0	0	0	4,191,230	0	4,191,230
French Valley Parkway/I-15 Improvements - Phase III	0	0	0	0	3,750,000	62,189,400	450,000	66,389,400
I-15 / French Valley Parkway Improvements-Phase IV	0	0	0	0	0	0	181,400,000	181,400,000
Interstate 15 Corridor Branding and Visioning Improvements	0	0	0	0	100,000	200,000	200,000	500,000
Rancho California Road Median Improvements	0	0	0	0	0	7,500,000	0	7,500,000
Uptown Temecula Sports Park	0	0	0	0	9,547,822	0	0	9,547,822
Project Funding	0	0	0	0	21,991,172	74,080,630	186,684,036	282,755,838
Revenue Projection	0	0	0	0	0	0	0	
Available Funding	0	0	0	0	(21,991,172)	(96,071,802)	(282,755,838)	
Grand Total Project Funding	377,188,107	168,255,832	19,984,411	39,937,960	32,650,575	82,246,520	196,059,275	916,322,680
Grand Total Revenue Projection	450,105,789	126,739,387	23,601,401	41,159,279	11,975,358	11,732,217	9,924,337	
Grand Total Available Funding	72,917,682	31,401,237	35,018,227	36,239,546	15,564,329	(54,949,974)	(241,084,911)	

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
CIRCULATION PROJECTS									
Butterfield Stage Road Storm Drain Improvements	County AD 159		4,008,270						4,008,270
	Developer Contribution		4,853,630						4,853,630
	Reimbursements		3,000,000						3,000,000
	Total		11,861,900						11,861,900
De Portola Road/Jedediah Smith Road Roundabout	DIF-Street Improvements	538,987	1,970,013						2,509,000
	Grants		800,000						800,000
	Measure A		1,160,000						1,160,000
	Total	538,987	3,930,013						4,469,000
Diaz Road Expansion	DIF-Street Improvements	590							590
	Grants			2,000,000					2,000,000
	Measure A	351,941	5,530,606						5,882,547
	Measure S	208,734	613,642						822,376
	TUMF (WRCOG)	1,065,923	5,665,077						6,731,000
	Unspecified							3,614,478	3,614,478
Total	1,627,188	11,809,325	2,000,000				3,614,478	19,050,991	
French Valley Parkway/I-15 Improvements - Phase II	CFD 01-02 (Harveston)	1,005,840							1,005,840
	Developer Contribution		1,000,000						1,000,000
	DIF-Street Improvements	75,360							75,360
	General Fund	4,236,174							4,236,174
	INFRA Grant	43,016,249	6,983,751						50,000,000
	Measure A	1,627,914							1,627,914
	Measure S	5,601,757	429,578	200,000					6,231,335
	Reimbursements	6,023,250							6,023,250
	SAFETEA-LU	1,439,840	162,521						1,602,360
	STIP-Surface Transportation Improvement Program	38,478,724	9,121,276						47,600,000
	TUMF (CETAP/RCTC)	(200,721)	999,668						798,947
	TUMF (RCTC)	3,690,124	(673,562)						3,016,562
	TUMF (WRCOG)	16,000,583	733,021						16,733,604
	Total	120,995,093	18,756,253	200,000					139,951,346
French Valley Parkway/I-15 Improvements - Phase III	Affordable Housing	1,669,794							1,669,794
	General Fund	30,000							30,000
	Measure S	343,697	548,120						891,817
	Reimbursements	165,183							165,183



Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
	STIP-Surface Transportation Improvement Program		5,000,000						5,000,000
	TUMF (WRCOG)	1,324,898	1,675,102						3,000,000
	Unspecified					3,750,000	62,189,400	450,000	66,389,400
	Total	3,533,572	7,223,222			3,750,000	62,189,400	450,000	77,146,194
I-15 / French Valley Parkway Improvements-Phase IV	Unspecified							181,400,000	181,400,000
I-15 Congestion Relief	General Fund	1,638,435	270,275						1,908,710
	Reimbursement-Pechanga IGA	2,500,000							2,500,000
	Reimbursements	100,000							100,000
	SHOPP	1,250,000							1,250,000
	TUMF (CETAP/RCTC)	2,071,971	1,428,029						3,500,000
	Total	7,560,406	1,698,304						9,258,710
I-15/State Route 79 South Ultimate Interchange	CFD 03-01 (Crowne Hill)	502,211							502,211
	Reimbursements	739,192	694,068						1,433,260
	Reimbursements/Other	1,190,582							1,190,582
	SAFETEA-LU	1,439,839							1,439,839
	Senate Bill 621	14,446,520	160,000						14,606,520
	STP (RCTC)	12,279,728	696,272						12,976,000
	TUMF (CETAP/RCTC)	5,352,215	47,785						5,400,000
	TUMF (RCTC)	4,452,000							4,452,000
	TUMF (WRCOG)	5,567,289	3,524,196						9,091,485
	Total	45,969,577	5,122,321						51,091,897
La Paz Road Roundabout Reconstruction	Measure S		3,009,000	800,000					3,809,000
Medians & Parkways - Citywide	DIF-Street Improvements	666,838		100,000					766,838
Mercedes Street Sidewalk	Measure S		1,400,000	350,000					1,750,000
Murrieta Creek Bridge At Overland	DIF-Street Improvements	1,181,533	1,096,387	150,000	8,761,283	918,545			12,107,748
	HBP-Highway Bridge Program	1,218,308	3,236,692		21,065,000				25,520,000
	Measure S	120,666	879,334						1,000,000
	Total	2,520,507	5,212,413	150,000	29,826,283	918,545			38,627,748
Overland Drive Extension Commerce Center	DIF-Street Improvements	8,082,475							8,082,475
	General Fund	235,422							235,422
	Total	8,317,897							8,317,897
Overland Drive Widening	DIF-Street Improvements	671,306	1,321,714	2,482,597	172,436				4,648,053
	Street Maintenance Fund		4,864,784						4,864,784
	Total	671,306	6,186,498	2,482,597	172,436				9,512,837

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Pavement Rehabilitation Program - Citywide	Gas Tax	1,200,000							1,200,000
	General Fund	5,692,614							5,692,614
	Measure A	25,650,726	1,224,000	1,312,000	598,460	551,866	262,904	574,162	30,174,118
	Measure S	2,000,000							2,000,000
	Reimbursements	308,054							308,054
	RMRA	12,259,653	6,800,734	2,883,697	3,743,911	3,940,332	3,929,296	3,812,417	37,370,040
	Street Maintenance Fund	3,600,000							3,600,000
	Total	50,711,047	8,024,734	4,195,697	4,342,371	4,492,198	4,192,200	4,386,579	80,344,826
Rancho California Road Median Improvements	Developer Contribution			57,200					57,200
	DIF-Street Improvements	115,254		635,546					750,800
	Measure S	24,333		125,667					150,000
	Unspecified						7,500,000		7,500,000
	Total	139,587		818,413			7,500,000		8,458,000
Traffic Signal - Equipment Enhancement Program - Citywide	DIF-Traffic Signals	541,788							541,788
	Measure S	1,018,576	1,446,424	260,000	260,000	260,000			3,245,000
	Total	1,560,364	1,446,424	260,000	260,000	260,000			3,786,788
Traffic Signal - Installation - Citywide	Developer Contribution	246,764		3,236					250,000
	DIF-Traffic Signals	1,299,810	262,873	375,000		300,000			2,237,683
	Measure S	367,944	427,056						795,000
	Total	1,914,518	693,165	375,000		300,000			3,282,683
Ynez Road Improvements - Phase I	Developer Contribution	435,750							435,750
	DIF-Street Improvements	4,879	1,603,158	1,507,444					3,115,481
	Grants	37,880	2,437,120						2,475,000
	Street Maintenance Fund			224,356					224,356
	Total	478,509	4,040,278	1,731,800					6,250,587
TOTAL CIRCULATION PROJECTS		247,205,396	91,232,262	12,645,094	34,601,090	9,720,743	73,881,600	189,851,057	659,137,242
HOUSING PROJECTS									
Habitat for Humanity Old Town Units	Affordable Housing			700,000					700,000
	Contribution of Land			561,000					561,000
	Total			1,261,000					1,261,000
Las Haciendas Affordable Housing Project	Affordable Housing	8,910,698		718,445					9,629,143
	Uptown Temecula New Streets In Lieu Fee			500,857					500,857
	Total	8,910,698		1,219,302					10,130,000

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Uptown Temecula Affordable Housing Site	Community Reinvestment Program		1,000,000						1,000,000
	Contribution of Land			570,000	1,300,000				1,870,000
	Total		1,000,000	570,000	1,300,000				2,870,000
Vine Creek Affordable Housing Project	Affordable Housing		2,710,000						2,710,000
	Community Reinvestment Program		4,000,000						4,000,000
	Total		6,710,000						6,710,000
TOTAL HOUSING PROJECTS		8,910,698	10,190,302	570,000	1,300,000				20,971,000
INFRASTRUCTURE PROJECTS									
American With Disabilities Act (ADA) Transition Plan Implementation	CDBG	589,050	561,636	657,180	325,000	325,000	325,000	325,000	3,107,866
	Measure S	92,286	393,694	78,660	78,660	78,660	78,660	78,660	879,280
	Total	681,336	955,330	735,840	403,660	403,660	403,660	403,660	3,987,146
Auto Mall Wayfinding Signs	Measure S	67,525	667,693						735,218
Bike Lane And Trail Program - Citywide	Assembly Bill 2766	326,878	187,835	170,000	175,000	185,000	185,000	185,000	1,414,713
	Beyond Grant	19,857							19,857
	DIF-Open Space & Trails	72,177							72,177
	Unspecified							959,558	959,558
	Total	418,912	187,835	170,000	175,000	185,000	185,000	1,144,558	2,466,305
Bike Lane and Trail Program - Great Oak Trail Lighting	DIF-Open Space & Trails			232,000					232,000
	Measure S		352,808						352,808
	Service Level C - Zone 28	499,308	692						500,000
	Total	499,308	353,500	232,000					1,084,808
Bike Lane And Trail Program - Temecula Creek South Side Trail	Assembly Bill 2766	67,845							67,845
	Measure S	533,713	192,161						725,874
	Unspecified					8,593,350			8,593,350
	Total	601,558	192,161			8,593,350			9,387,069
Bike Lane Upgrades - Citywide	HSIP-Highway Safety Improvement Program		224,550						224,550
	Measure S	50	49,900						49,950
	Total	50	274,450						274,500
Bridge Maintenance	Measure A	185,104	841,216		488,160		300,000		1,814,480
City Facilities Rehabilitation	DIF-Corporate Facilities	280,000							280,000
	Facilities Replacement Fund	2,554,482	2,439,184	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	10,493,666
	General Fund	1,750,000							1,750,000
	Total	4,584,482	2,439,184	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	12,523,666

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
City Facility Security	DIF-Corporate Facilities		25,000						25,000
	Measure S	142,754	107,246						250,000
	Total	142,754	132,246						275,000
City Security Camera System	DIF-Corporate Facilities	752,087							752,087
	DIF-Police Facilities	1,121,113							1,121,113
	Measure S	2,164,091	(297,477)						1,866,613
	Total	4,037,291	(297,477)						3,739,813
Citywide Community Fire Protection Plan	Community Reinvestment Program		179,000						179,000
	Measure S		771,000						771,000
	Total		950,000						950,000
Citywide Drainage Master Plan	Measure S	653,388	198,165						851,553
	Unspecified						60,000		60,000
	Total	653,388	198,165				60,000		911,553
Citywide Financial System Upgrade	Measure S	613,184							613,184
	Technology Replacement Fund	219,752	543,782	50,000					813,534
	Total	832,936	543,782	50,000					1,426,718
Civic Center HVAC System Upgrade	Facilities Replacement Fund						3,000,000		3,000,000
Community Recreation Center (CRC) Renovations	DIF-Park & Rec Improvements	1,521,208							1,521,208
	DIF-Quimby	3,050,592	(15,000)						3,035,592
	Measure S	1,079,893	499,181						1,579,074
	Total	5,651,693	484,181						6,135,874
Community Wildfire Protection Plan	Grants	266,598	111,402						378,000
Comprehensive General Plan Update	General Fund	1,057,141	1,682,859						2,740,000
	Grants	731,488	78,512						810,000
	Total	1,788,629	1,761,371						3,550,000
Electric Vehicles Charging Station	Assembly Bill 2766	47,000							47,000
	Grant	111,574	29,426						141,000
	Reimbursements		5,800						5,800
	TEAM	188,277	110,652						298,929
	Total	346,851	145,878						492,729
Fiber Optic Communications Systems - Citywide	DIF-Police Facilities	12,015	(12,015)						
	Measure S	120,150	87,850						208,000
	Total	132,165	75,835						208,000



Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Fire Station 73 Gym/Garage	DIF-Corporate Facilities	43,651	50,000						93,651
	DIF-Fire Protection Facilities	127,336		194,890					322,226
	Measure S	546,658	4,398,035	1,359,712					6,304,405
	Total	717,645	4,448,035	1,554,602					6,720,282
Fire Station 84 Training Room Renovation	DIF-Corporate Facilities		662,131						662,131
	DIF-Fire Protection Facilities		448,248						448,248
	Facilities Replacement Fund		800,000						800,000
	Measure S	709,861	909,210						1,619,071
Total	709,861	2,819,589						3,529,450	
I-15/State Route 79 South Interchange Enhanced Landscaping	Measure S	509,989	620,306						1,130,295
	Reimbursement-Pechanga IGA	2,500,000							2,500,000
	Total	3,009,989	620,306						3,630,295
Interstate 15 Corridor Branding and Visioning Improvements	Public Art Fund			100,000					100,000
	Unspecified					100,000	200,000	200,000	500,000
	Total			100,000		100,000	200,000	200,000	600,000
Library Alternate Emergency Operations Center Enhancements	DIF-Library Facilities	250,938	449,062						700,000
Library Technology Enhancements	DIF-Library Facilities	71,937	168,063						240,000
Local Roadway Safety Plan Update	Grants		120,000						120,000
	Measure S		35,000						35,000
	Total		155,000						155,000
Long Canyon Creek Park to Ynez Trail	DIF-Open Space & Trails			30,000					30,000
Margarita Recreation Center	Capital Financing	6,405,000							6,405,000
	DIF-Park & Rec Improvements	600,000							600,000
	DIF-Police Facilities	111,256	25,744						137,000
	Measure S	5,083,592	95,916						5,179,508
Total	12,199,848	121,660						12,321,508	
Mary Phillips Senior Center Enhancement And Renovation	CDBG	1,057,584							1,057,584
	Facilities Replacement Fund	279,694							279,694
	Measure S	952,411	(70,694)						881,717
	Total	2,289,689	(70,694)						2,218,995
Medians & Traffic Calming Improvements - Citywide	DIF-Street Improvements	40,000							40,000
	Measure S	231,900	680,000						911,900
	Reimbursements		25,000						25,000
	Total	271,900	705,000						976,900

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Murrieta Creek Improvements	DIF-Corporate Facilities	130,000	15,000						145,000
	General Fund	135,858							135,858
	Measure S	1,262,139	125,319						1,387,458
	Reimbursements	969,285							969,285
	TEAM	100,000	100,000						200,000
	Total	2,597,282	240,319						2,837,601
Nicolas Road Multi-Use Trail Extension	Assembly Bill 2766		450,000						450,000
	DIF-Open Space & Trails	300,000							300,000
	Measure A		1,100,000						1,100,000
	Measure S		150,000						150,000
	Total	300,000	1,700,000						2,000,000
Old Town Parking Structure	General Fund	1,000,000							1,000,000
	Measure S		405,000						405,000
	Total	1,000,000	405,000						1,405,000
Old Town Temecula Parklets Program	Community Reinvestment Program	122,309	327,691						450,000
Pavement Management Program Update	Measure S		85,020				100,000		185,020
	RMRA	183,289	106,691				114,980		404,960
	Total	183,289	191,711				214,980		589,980
Pedestrian Ramp Upgrades - Citywide	HSIP-Highway Safety Improvement Program		225,000						225,000
	Measure S	23,329	26,671						50,000
	Total	23,329	251,671						275,000
Santa Gertrudis Creek Phase II - Margarita Under-Crossing	DIF-Open Space & Trails	1,247,749	315,159						1,562,908
	Measure S	2,535,215	(319,984)						2,215,231
	Reimbursements		319,984						319,984
	Senate Bill 1	1,398,424	103,576						1,502,000
	Total	5,181,387	418,736						5,600,123
Sidewalks - Citywide	General Fund	375,000							375,000
	Measure S	1,282,471	115,104						1,397,575
	Total	1,657,471	115,104						1,772,575
Sidewalks - Old Town Improvements	CDBG	849,426							849,426
	Measure A	140,000							140,000
	Measure S	1,138,877	(299,719)						839,159
	Total	2,128,303	(299,719)						1,828,585



Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Sidewalks - Pauba Road	Measure S	198,208	696,316						894,524
	Senate Bill 821		362,600						362,600
	Total	198,208	1,058,916						1,257,124
Sixth Street Improvements	Community Reinvestment Program	115,000							115,000
	Measure S	828,034	149,291						977,326
	Total	943,034	149,291						1,092,326
South Side Senior Center	DIF-Park & Rec Improvements		100,000						100,000
Storm Drain Pipe Lining	Measure S	88,169	964,931		1,870,050		1,870,050		4,793,200
Traffic Signal - Pedestrian Signal Equipment Upgrade Phase 2 - Citywide	HSIP-Highway Safety Improvement Program		492,930						492,930
	Measure S	5,184	74,586						79,770
	Total	5,184	567,516						572,700
Traffic Signal - Safety Lights and Signal Communications Upgrade- Citywide	DIF-Traffic Signals	120,893	473,697						594,590
	HSIP-Highway Safety Improvement Program	186,510	2,254,800						2,441,310
	Measure S		220,000						220,000
Total	307,403	2,948,497						3,255,900	
Traffic Signal Fiber Optic Extension	DIF-Police Facilities			649,000					649,000
	HSIP-Highway Safety Improvement Program		552,850						552,850
	Measure S	25,515	239,485	208,150					473,150
Total	25,515	792,335	857,150					1,675,000	
Utility Undergrounding - Citywide	Measure S	244,375	(74,852)						169,523
TOTAL INFRASTRUCTURE PROJECTS		55,417,646	29,289,918	5,229,592	3,936,870	10,282,010	4,173,690	5,808,218	114,137,946
PARKS/RECREATION PROJECTS									
Children's Museum Enhancement Project	DIF-Park & Rec Improvements	145,090							145,090
	Measure S	400,000							400,000
	Total	545,090							545,090
Community Recreation Center Splash Pad & Shade Structures	Measure S	2,545,258	31,889						2,577,147
CRC Pool Cantilever Restoration	Facilities Replacement Fund						400,000		400,000
Dog Park Renovation	DIF-Corporate Facilities	100,000							100,000
	Grants	447,126							447,126
	Measure S	630,874	(634)						630,240
Total	1,178,000	(634)						1,177,366	
Eagle Soar Splash Pad Rehabilitation	Community Reinvestment Program		300,000						300,000
	Measure S		15,000						15,000
	Total		315,000						315,000

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Empire Creek Improvements	Measure S	18,594	452,355						470,949
	Unspecified				4,191,230				4,191,230
	Total	18,594	452,355		4,191,230				4,662,179
Harveston Community Park Building Renovation and Expansion	Developer Contribution	1,415,000	(1,355,000)						60,000
	DIF-Quimby	186,910	(14,780)						172,130
	Total	1,601,910	(1,369,780)						232,130
Infill Recreational Amenities	DIF-Quimby	353,986	46,014						400,000
Long Canyon Creek Park Restrooms	Measure S	289,025	1,208,905						1,497,930
Mike Naggar Park Pickleball Court Conversion	Measure S		200,000						200,000
Park Restrooms Renovations, Expansion And Americans With Disabilities Act (ADA) Improvements	Measure S	608,281	121,519						729,800
Parks Improvement Program	DIF-Quimby	250,000							250,000
	General Fund	1,003,059							1,003,059
	Measure S	2,440,000							2,440,000
	Reimbursements	103,315	282,000						385,315
Total		3,796,374	282,000						4,078,374
Pickleball Courts	DIF-Park & Rec Improvements	1,450,000							1,450,000
	DIF-Quimby	261,000							261,000
	Measure S	1,794,566	(1,841)						1,792,725
	Total		3,505,566	(1,841)					
Playground Equipment Enhancement & Safety Surfacing	DIF-Park & Rec Improvements	1,040,000							1,040,000
	DIF-Quimby	440,000	500,000	500,000				1,440,000	
	Measure S	3,905,773	332,151	939,725				5,177,649	
	Total		5,385,773	832,151	1,439,725				7,657,649
Ronald Reagan Sports Park Hockey Rink	Developer Contribution	500,000							500,000
	DIF-Park & Rec Improvements	680,815	334,159						1,014,974
	DIF-Quimby		520,432						520,432
	Measure S	259,104	1,825,896						2,085,000
Total		1,439,919	2,680,487						4,120,406
Ronald Reagan Sports Park Skate Park	DIF-Park & Rec Improvements		314,624						314,624
	DIF-Quimby		1,016,240						1,016,240
	Measure S	307,899	4,471,237						4,779,136
	Total		307,899	5,802,101					
Ronald Reagan Sports Park Trail	Measure S		100,000						100,000

Capital Projects Summary - By Project

Capital Project Name	Funding Source	Prior Years Actuals	2025-26 Amended	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Santiago Site - Community Garden	Community Reinvestment Program		360,000						360,000
Sports Court Resurfacing	Measure S	363,830	206,427		100,000	100,000			770,257
Sports Field Lighting - Light Emitting Diode (LED) Conversion	Measure S	2,165,917	264,083						2,430,000
	TEAM	300,000							300,000
	Total	2,465,917	264,083						2,730,000
Uptown Temecula Sports Park	DIF-Park & Rec Improvements					2,000,000			2,000,000
	DIF-Quimby	129,673	870,327			1,000,000			2,000,000
	Measure S	10,596	1,366,404						1,377,000
	Unspecified					9,547,822			9,547,822
Total		140,269	2,236,731			12,547,822			14,924,822
Vail Ranch Park Restrooms	Measure S	325,063	1,067,867						1,392,930
TOTAL PARKS/RECREATION PROJECTS		24,870,754	14,735,274	1,539,725	100,000	12,647,822	4,191,230	400,000	58,484,803
PROJECTS FUNDED BY COMMUNITY FACILITIES DISTRICT BONDS PROJECTS									
Butterfield Stage Road Extension	CFD 03-02 (Roripaugh Ranch)	38,401,739		635,200					39,036,939
	Reimbursements	932,090							932,090
	TUMF	1,438,000							1,438,000
Total		40,771,829		635,200					41,407,029
Nicolas Road Extension & Improvements	CFD 03-02 (Roripaugh Ranch)	11,784	7,695,933						7,707,717
	CFD 16-01 (Roripaugh Ranch-Phase II)		6,722,850						6,722,850
	Developer Contribution		7,754,093						7,754,093
Total		11,784	22,172,876						22,184,660
TOTAL PROJECTS FUNDED BY COMMUNITY FACILITIES DISTRICT BONDS PROJECTS		40,783,613	22,808,076						63,591,689
TOTAL CAPITAL IMPROVEMENT PROGRAM		377,188,107	168,255,833	19,984,411	39,937,960	32,650,575	82,246,520	196,059,275	916,322,680



Summary of Operating & Maintenance Impacts

Capital Project	Operating Budget Account	Description	2026-27 Proposed*	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected
PW17-01/711 - CITY SECURITY CAMERA SYSTEM	5250 - OTHER OUTSIDE SERVICES	Maintenance and Operations of Security Camera System	300,000	300,000	300,000	300,000	300,000
FN19-01/724 - CITYWIDE FINANCIAL SYSTEM UPGRADE	5211 - SOFTWARE & MAINTENANCE	Annual Software Maintenance	86,000	86,000	86,000	86,000	86,000
PW21-09/683 - ELECTRIC VEHICLES CHARGING STATION	5215 - REPAIR & MAINTENANCE - EQUIPMENT	Electric Charging Vehicles Fees	(33,100)	(33,100)	(33,100)	(33,100)	(33,100)
PW17-19/690 - I-15/STATE ROUTE 79 SOUTH INTERCHANGE ENHANCED LANDSCAPING	5415 - LANDSCAPE MAINTENANCE	Required by Caltrans	62,046	63,289	65,188	67,144	69,159
PW17-21/692 - MARGARITA RECREATION CENTER	5100 - SALARIES & WAGES	Staffing for MRC (4 positions)	548,551	570,493	591,600	614,370	636,190
	5119 - PART-TIME (PROJECT)	Project Staffing for MRC (45 positions - 13.07 FTEs)	735,361	764,775	795,366	825,978	860,268
	5240 - UTILITIES	Additional Utility Costs	72,828	74,285	77,034	79,999	82,840
	5250 - OTHER OUTSIDE SERVICES	Janitorial/Security	131,888	134,526	139,504	144,873	150,018
			1,488,628	1,544,079	1,603,504	1,665,220	1,729,315
PWPE07-03/PW23-18 - LONG CANYON CREEK PARK RESTROOMS	5250 - OTHER OUTSIDE SERVICES	Janitorial Services	30,475	31,085	31,706	32,340	32,987
PWPE-07/155 - PARK RESTROOMS RENOVATIONS, EXPANSION AND ADA IMPROVEMENTS	5250 - OTHER OUTSIDE SERVICES	Janitorial Services	28,154	28,717	29,292	29,878	30,476
PWPE07-02 - VAIL RANCH PARK RESTROOMS	5250 - OTHER OUTSIDE SERVICES	Janitorial Services	30,475	31,085	31,706	32,340	32,987
Total Incremental Operating & Maintenance Impacts			1,992,678	2,051,155	2,114,296	2,179,822	2,247,824

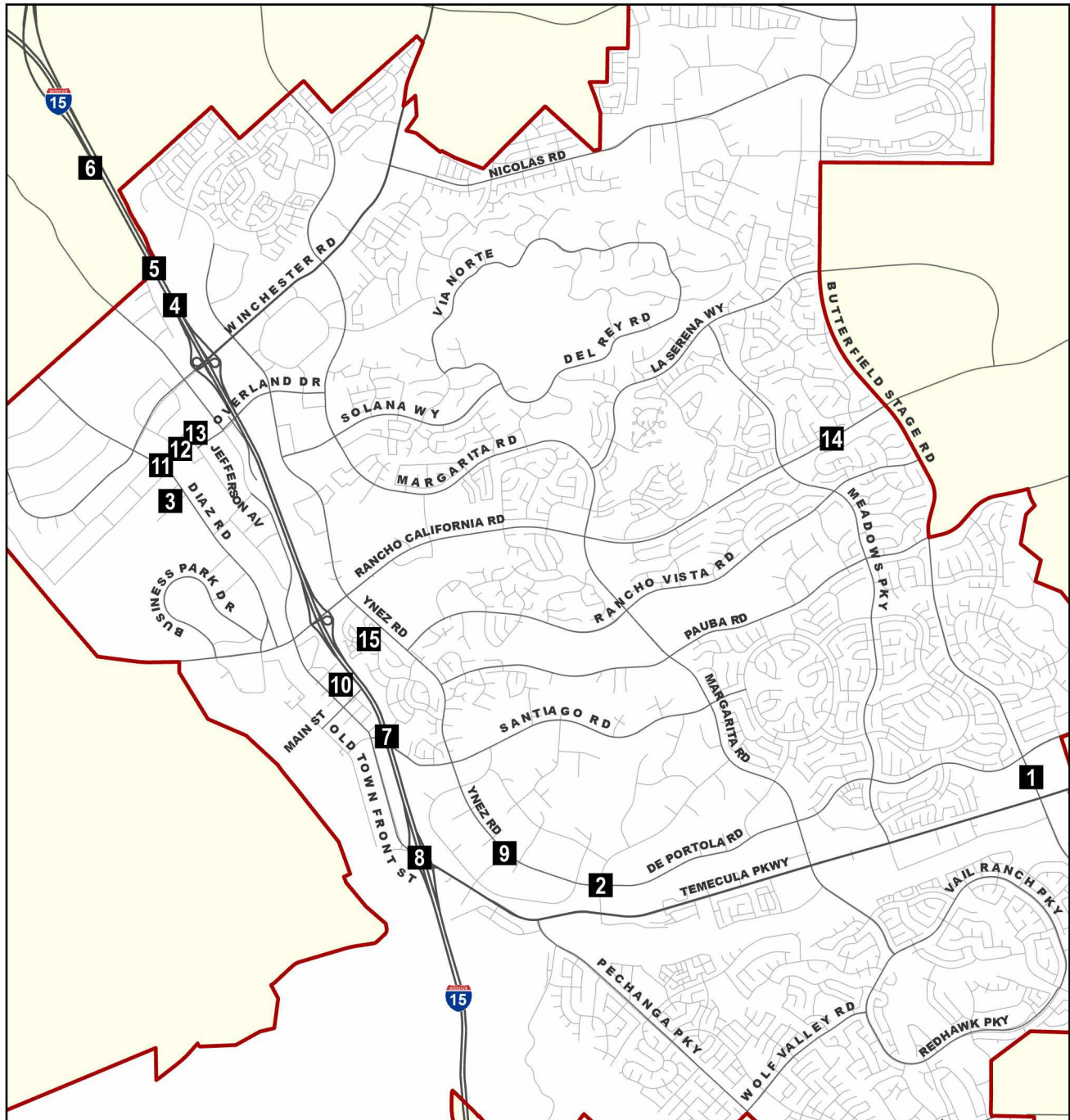
Operating cost impacts are estimated by the Project Manager.

** 2026-27 Proposed O&M Impacts are included in the Proposed Operating Budget*

The Projected Operating impacts have been reflected in the City's General Fund and TCSD 5-Year Financial Forecasts.

CIRCULATION PROJECTS





Map ID	Description
1	Butterfield Stage Road Storm Drain Improvements
2	De Portola Road/Jedediah Smith Road Roundabout Project
3	Diaz Road Expansion
4	I-15/French Valley Parkway Improvements- Phase II
5	I-15/French Valley Parkway Improvements- Phase III
6	I-15/French Valley Parkway Improvements- Phase IV
7	I-15 Congestion Relief
8	Interstate-15/State Route 79 South Ultimate Interchange

Map ID	Description
9	La Paz Road Roundabout Reconstruction
10	Mercedes Street Sidewalk
11	Murrieta Creek Bridge at Overland Drive
12	Overland Drive Extension Commerce Center
13	Overland Drive Widening
14	Rancho California Road Median Improvements
15	Ynez Road Improvements - Phase I

BUTTERFIELD STAGE ROAD STORM DRAIN IMPROVEMENTS
Circulation Project

Project Description: This project will install storm drain improvements on the east side of Butterfield Stage Road from south of De Portola Road to south of Wolf Store Road. The project includes the installation of storm drain pipes, widening the east side of Butterfield Stage Road north of Temecula Parkway, and relocation of sewer facilities. The project is funded by County Assessment District 159 and the County of Riverside.



Benefit: This project provides storm drain improvements to protect adjacent areas from potential flooding and improves traffic circulation at the intersection of Butterfield Stage Road and Temecula Parkway.

Core Value: A Safe and Prepared Community

Project Status: The County of Riverside is in the final stages of design.

Department: Public Works - Account No. 210.265.999.5800.PW23-15 / 792

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration		433,150						433,150
5804-Construction		8,663,000						8,663,000
5805-Construction Engineering		2,165,750						2,165,750
5700-Land Acquisition		600,000						600,000
Total Expenditures	-	11,861,900	-	-	-	-	-	11,861,900

Source of Funds:

4479-County AD 159		4,008,270						4,008,270
4666-Developer Contribution		4,853,630						4,853,630
4438-Reimbursements		3,000,000						3,000,000
Total Funding	-	11,861,900	-	-	-	-	-	11,861,900

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Reimbursements reflect the contribution from the County of Riverside
2. An agreement is being executed between the City and Riverside County for this project.
3. Developer Contribution will be reimbursed to the Developer through CFD 25-01

DE PORTOLA ROAD / JEDEDIAH SMITH ROAD ROUNDABOUT PROJECT
Circulation Project

Project Description: This project includes the design and construction of a traffic circle, roundabout, on Ynez / De Portola Road at the intersection of Jedediah Smith Road. The improvements include the construction of a raised traffic circle with desert style hardscape inside the circle.

Benefit: This project maintains the natural beauty of the community and improves traffic safety at this intersection.

Core Value: Healthy and Livable City

Project Status: Project anticipated to start construction in 2026.

Department: Public Works - Account No. 210.265.999.5800.PW23-01 / 797



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	38,805	351,195						390,000
5804-Construction		2,900,000						2,900,000
5805-Construction Engineering		78,000						78,000
5802-Design & Environmental	500,016	150,484						650,500
5700-Land Acquisition		400,000						400,000
5806-MSHCP		50,500						50,500
Total Expenditures	538,821	3,930,179	-	-	-	-	-	4,469,000

Source of Funds:

4242-DIF-Street Improvements	538,987	1,970,013						2,509,000
4025-Grants		800,000						800,000
4170-Measure A		1,160,000						1,160,000
Total Funding	538,987	3,930,013	-	-	-	-	-	4,469,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Grant funding reflects the Economic Development Initiative / Community Project Funding (EDI/CPF) for Federal Fiscal Year 2023 - Federal Omnibus Bill 2023 signed into law on 12/29/2023.

DIAZ ROAD EXPANSION
Circulation Project

Project Description: Converts Diaz Road into a Major Arterial (4 Lanes Divided) classification, between Cherry Street and Rancho California Road. Improvements will be added to Diaz Road on its current alignment as shown in the Roadway Plan of the General Plan's Circulation Element. This project includes the design, environmental clearance, right of way acquisition, and construction necessary to complete the 2.2 mile segment, which will be developed and constructed in phases: Phase 1: Diaz Road from Winchester Rd to Rancho California Rd and Phase 2: Diaz Road from Cherry Street to Winchester Rd has an unspecified funding source.



Benefit: This project improves traffic circulation by expanding an important north-south arterial on the west side of the City and completes a portion of the designated Western Bypass.

Core Value: Transportation Mobility and Connectivity

Project Status: Phase 1 is in the design and environmental clearance phase. Construction of Phase 1 is anticipated late 2027.

Department: Public Works - Account No. 210.265.999.5800.PW17-25 / 521

Level: III

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	317,305	64,730					139,478	521,513
5804-Construction		10,000,000	2,000,000				2,800,000	14,800,000
5805-Construction Engineering		900,000					255,000	1,155,000
5802-Design & Environmental	1,310,178	344,300					280,000	1,934,478
5806-MSHCP		500,000					140,000	640,000
Total Expenditures	1,627,483	11,809,031	2,000,000	-	-	-	3,614,478	19,050,991

Source of Funds:

4242-DIF-Street Improvements	590							590
4083-Grants			2,000,000					2,000,000
4170-Measure A	351,941	5,530,606						5,882,547
4002-Measure S	208,734	613,642						822,376
4472-TUMF (WRCOG)	1,065,923	5,665,077						6,731,000
4452-Unspecified							3,614,478	3,614,478
Total Funding	1,627,188	11,809,325	2,000,000	-	-	-	3,614,478	19,050,991

Future Operating & Maintenance Costs:

Total Operating Costs								
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**DIAZ ROAD EXPANSION
Circulation Project**

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost

Notes :

1. TUMF Zone funding is pursuant to approval of the Public Works Committee to program PAED and ENG to Diaz Road (designated Western Bypass). After the approval of the WRCOG Executive Committee, an agreement between the City and WRCOG will need to be executed. After the PAED and ENG phases are complete, City will request that any unused funds be reprogrammed to the CON phase.
2. TUMF (WRCOG) Zone funding: \$1,065,923 for Design/Environmental and \$3,500,000 for Construction. The first Amendment to the agreement authorized additional \$1,000,000 for Construction in FY 2024-25. The second Amendment to the agreement authorized additional \$2,000,000 for Construction in FY 2025-26. The funding amount contained in the Agreement is a total of \$7,565,923. City's maximum share in Fiscal Year 2025-26 is \$6,731,000.
3. CPFCDs Grant funding in the amount of \$2,000,000 has been earmarked for the City of Temecula.

I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE II
Circulation Project

Project Description: This project includes the design and construction of the two lane northbound collector/distributor road system beginning north of the Winchester Road Interchange on-ramps and ending just north of the I-15/I-215 junction with connectors to I-15 and I-215.

Benefit: This project will address and improve traffic circulation in the City's northern area by providing the northbound collector/distributor road system.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction completed in April 2025. Landscaping design is anticipated to continue through 2027. Landscaping construction completion is anticipated for Summer 2029.

Department: Public Works - Account No. 210.265.999.5800.PW16-01 / 726

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	3,594,922	149,413	200,000					3,944,334
5804-Construction	73,730,095	17,224,905						90,955,000
5805-Construction Engineering	9,643,158	1,257,842						10,901,000
5802-Design & Environmental	19,444,503	181,265						19,625,768
5700-Land Acquisition	13,889,242	634,009						14,523,251
5240-Utilities	1,993							1,993
Total Expenditures	120,303,913	19,447,434	200,000	-	-	-	-	139,951,346

Source of Funds:

4271-CFD 01-02 (Harveston)	1,005,840							1,005,840
4666-Developer Contribution		1,000,000						1,000,000
4242-DIF-Street Improvements	75,360							75,360
4001-General Fund	4,236,174							4,236,174
4668-INFRA Grant	43,016,249	6,983,751						50,000,000
4170-Measure A	1,627,914							1,627,914
4002-Measure S	5,601,757	429,578	200,000					6,231,335
4438-Reimbursements	6,023,250							6,023,250
4465-SAFETEA-LU	1,439,840	162,521						1,602,360
4426-STIP-Surface Transportation Improvement Program	38,478,724	9,121,276						47,600,000
4473-TUMF (CETAP/RCTC)	(200,721)	999,668						798,947
4474-TUMF (RCTC)	3,690,124	(673,562)						3,016,562

I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE II
Circulation Project

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
4472-TUMF (WRCOG)	16,000,583	733,021						16,733,604
Total Funding	120,995,093	18,756,253	200,000	-	-	-	-	139,951,346
Future Operating & Maintenance Costs:								
Total Operating Costs								

Notes :

1. General Fund Includes Required Contribution match for TUMF (CETAP/RCTC) funds.
2. State Transportation Improvement Program-2014 RCTC Call for projects as approved by the Commission on November 13, 2013 (\$10,000,000).
3. TUMF (RCTC)- Regional funding is pursuant to RCTC Agreement No. 06-72-048-00 for a total of \$7,517,000 (\$5,517,000-ROW; \$2,000,000-PS&E). \$200,000 City Match, Phase I expended \$3,174,000-ROW; \$2,000,000 PS&E; \$200,000 City Match. Phase II expended \$2,343,000 ROW.
4. TUMF (WRCOG) - TUMF Zone funding is pursuant to WRCOG Agreement No. 06-SW-TEM-1079 for a total of \$11,575,000 reduced to \$11,451,875 (\$975,752-PA&ED; \$8,801,875-PS&E; \$1,674,248-ROW) for Phase I and Phase II.
5. TUMF (WRCOG) - TUMF Zone funding is pursuant to WRCOG Agreement No. 05-SW-TEM-1064 for \$4,078,000 reduced to \$4,043,000 (\$108,724 PA&ED;3,934,296 PS&E) for Phase I and Phase II.
6. TUMF (WRCOG) - TUMF Zone Funding is pursuant to WRCOG Agreement No. 05-SW-TEM-1064 for \$1,925,000-ROW. No expenditures for Phase I.
7. TUMF (CETAP/RCTC) - Funding is pursuant to the RCTC Agreement No.17-73-007-00 in the amount of \$1,472,509 (\$673,562 ROW; \$798,947 DESIGN; \$106,603 City Match).
8. Developer Contribution reflects extraordinary benefit payments received from the Solana Winchester and Prado Developments. Solana Winchester in the amount of \$395,000 and Prado in the amount of \$605,000.

I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE III
Circulation Project

Project Description: This project includes the design and construction of the complete improvements of the French Valley Parkway Interchange overcrossing and northbound onramps.

Benefit: This project will address and improve traffic circulation in the City's northern area by providing another alternative for crossing Interstate 15 and access to northbound Interstate 15.

Core Value: Transportation Mobility and Connectivity

Project Status: Project is in the Design Phase.

Department: Public Works - Account No. 210.265.999.5800.PW19-03 / 728



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	263,589	543,411			750,000	450,000	450,000	2,457,000
5804-Construction						55,939,400		55,939,400
5805-Construction Engineering						5,800,000		5,800,000
5802-Design & Environmental	255,169	4,944,831						5,200,000
5700-Land Acquisition	4,564,750	185,044			3,000,000			7,749,794
Total Expenditures	5,083,508	5,673,286	-	-	3,750,000	62,189,400	450,000	77,146,194

Source of Funds:

4165-Affordable Housing	1,669,794							1,669,794
4001-General Fund	30,000							30,000
4002-Measure S	343,697	548,120						891,817
4438-Reimbursements	165,183							165,183
4426-STIP-Surface Transportation Improvement Program		5,000,000						5,000,000
4472-TUMF (WRCOG)	1,324,898	1,675,102						3,000,000
4452-Unspecified					3,750,000	62,189,400	450,000	66,389,400
Total Funding	3,533,572	7,223,222	-	-	3,750,000	62,189,400	450,000	77,146,194

Future Operating & Maintenance Costs:

Total Operating Costs								
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I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE III
Circulation Project

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost

- Notes :**
1. TUMF (WRCOG) - TUMF Zone Funding is eligible for construction of Winchester Interchange pursuant to 2009 Nexus - \$9,822,980.00
 2. TUMF (WRCOG) - TUMF Zone Funding is eligible for construction of French Valley Interchange pursuant to 2009 Nexus - \$43,480,000.00.
 3. TUMF (WRCOG) - TUMF Zone Funding for right-of-way (ROW) pursuant to Agreement No.20-SW-TEM-1197 - \$1,500,000
 4. TUMF (WRCOG) - TUMF Zone Funding for right-of-way (ROW as approved by WRCOG for FY2023-24, \$1,500,000) - Amendment of Agreement No. 20-SW-TEM-1197.
 5. State Transportation Improvement Program - Riverside County Transportation Commission (RCTC) approved funding at 10/11/2023 meeting. California Transportation Commission approved.
 6. Affordable Housing funding reflects the acquisition of land with bond proceeds from the 2017 Tax Allocation Housing Bonds, to be used for a potential future Affordable Housing project.

I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE IV
Circulation Project

Project Description: This project includes the design and construction of the remaining improvements for French Valley Parkway Interchange including the southbound collector/distributor road system and the braided offramps and onramps.

Benefit: This project will address and improve traffic circulation in the City's northern area by providing a full service interchange with on and off ramps in both directions.

Core Value: Transportation Mobility and Connectivity

Project Status: Work on this project will begin once funds are available.

Department: Public Works - Account No. 210.265.999.5800.PW28-99



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration							3,500,000	3,500,000
5807-Caltrans Oversight							24,000,000	24,000,000
5804-Construction							128,000,000	128,000,000
5805-Construction Engineering							6,000,000	6,000,000
5802-Design & Environmental							15,500,000	15,500,000
5700-Land Acquisition							4,400,000	4,400,000
Total Expenditures	-	-	-				- 181,400,000	181,400,000

Source of Funds:

4452-Unspecified							181,400,000	181,400,000
Total Funding	-	-	-				- 181,400,000	181,400,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. TUMF (WRCOG) - TUMF Zone Funding is eligible for construction of Winchester Interchange pursuant to 2009 Nexus - \$9,822,980.00
2. TUMF (WRCOG) - TUMF Zone Funding is eligible for construction of French Valley Interchange pursuant to 2009 Nexus - \$43,480,000.00

I-15 CONGESTION RELIEF
Circulation Project

Project Description: This project includes the design and construction of a single auxiliary lane, northbound Interstate 15 (I-15) connecting the Temecula Parkway on-ramp to the Rancho California Road off-ramp.

Benefit: This project provides an operational improvement to relieve congestion on northbound I-15. It represents one of several operational improvements identified by the Move I-15 Regional Task Force to address congestion on I-15.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction was completed July 2025.

Department: Public Works - Account No. 210.265.999.5800.PW19-02 / 609



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	342,106	132,921						475,027
5804-Construction	4,736,586	1,418,402						6,154,988
5805-Construction Engineering	1,114,335	105,665						1,220,000
5802-Design & Environmental	1,373,163	35,532						1,408,695
Total Expenditures	7,566,190	1,692,520	-	-	-	-	-	9,258,710

Source of Funds:

4001-General Fund	1,638,435	270,275						1,908,710
4078-Reimbursement-Pechanga IGA	2,500,000							2,500,000
4438-Reimbursements	100,000							100,000
4484-SHOPP	1,250,000							1,250,000
4473-TUMF (CETAP/RCTC)	2,071,971	1,428,029						3,500,000
Total Funding	7,560,406	1,698,304	-	-	-	-	-	9,258,710

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. SHOPP - State Highway Operation and Protection Program and Minor Program
2. RCTC Agreement No. 22-73-032-00; City Agreement 2022-035
3. Reimbursement of \$100,000 reflects contribution from the City of Murrieta

I-15/STATE ROUTE 79 SOUTH ULTIMATE INTERCHANGE
Circulation Project

Project Description: This project includes the construction of a ramp system improving access to Interstate 15 from State Route 79 South, to accommodate traffic generated by future development anticipated in the City's General Plan as well as regional traffic volume forecasted through 2037.

Benefit: This project will improve circulation and freeway access at the Interstate 15 and State Route 79 South intersection.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction was completed in April 2020. City is working with Caltrans on transference of project rights of way to the State.

Department: Public Works - Account No. 210.265.999.5800.PW04-08 / 662



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	1,548,027	246,505						1,794,533
5804-Construction	26,582,444	990,465						27,572,909
5805-Construction Engineering	4,063,329	237,949						4,301,278
5802-Design & Environmental	4,116,400	101,527						4,217,927
5700-Land Acquisition	13,032,881	150,847						13,183,728
5240-Utilities	20,027	1,496						21,523
Total Expenditures	49,363,108	1,728,789	-	-	-	-	-	51,091,897

Source of Funds:

4273-CFD 03-01 (Crowne Hill)	502,211							502,211
4438-Reimbursements	739,192	694,068						1,433,260
4466-Reimbursements/Other	1,190,582							1,190,582
4465-SAFETEA-LU	1,439,839							1,439,839
4460-Senate Bill 621	14,446,520	160,000						14,606,520
4439-STP (RCTC)	12,279,728	696,272						12,976,000
4473-TUMF (CETAP/RCTC)	5,352,215	47,785						5,400,000
4474-TUMF (RCTC)	4,452,000							4,452,000
4472-TUMF (WRCOG)	5,567,289	3,524,196						9,091,485
Total Funding	45,969,577	5,122,321	-	-	-	-	-	51,091,897

Future Operating & Maintenance Costs:

Total Operating Costs								
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I-15/STATE ROUTE 79 SOUTH ULTIMATE INTERCHANGE
Circulation Project

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost

Notes :

1. SAFETEA-LU - Funding is pursuant to Authorization/Agreement Summary (E-76) (63.51% of Federal Participating Costs, up to \$1,439,840)
2. STP (RCTC) - Funding is pursuant to Authorization/Agreement Summary (E-76)(63.51% of Federal Participating Costs, up to \$12,976,000)
3. TUMF (RCTC/Region) - Funding is pursuant to RCTC Agreement No. 06-72-506 (\$4,452,000 Total)
4. TUMF (RCTC/CETAP) - Funding is pursuant to RCTC Agreement No. 11-72-041-00 (\$5,400,000 Total;\$1,400,000 ROW;\$4,000,000 CON).
5. TUMF (WRCOG) - Funding is pursuant to WRCOG Agreement 13-SW-TEM-1163(\$10,025,244 CON); Returned \$933,760 unused to TUMF (WRCOG).
6. Pursuant to RCWD UA 23316 - RCWD shall reimburse City for actual costs of Additive Bid No. 01 (\$280,560)
7. Pursuant to EMWD UA 23317 - EMWD shall reimburse City for actual costs of Additive Bid No. 02 (\$415,000)
8. Revenues collected on Lease Agreement with Front Street - Service Station, LP dated September 11, 2013 (est. \$740,000)

LA PAZ ROAD ROUNDABOUT RECONSTRUCTION
Circulation Project

Project Description: This project includes the redesign and reconstruction of the existing roundabout on Ynez Road at the intersection of La Paz Road. The modification improvements include the reconstruction of the raised traffic circle, entry medians, landscaping, lighting, and overall alignment of the existing roundabout.



Benefit: This project maintains the natural beauty of the community and improves traffic safety at this intersection.

Core Value: Healthy and Livable City

Project Status: This is a project is in design. Construction expected to start late 2026.

Department: Public Works - Account No. 210.265.999.5800.PW25-04

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	5,847	163,153	50,000					219,000
5804-Construction		2,350,000	750,000					3,100,000
5805-Construction Engineering		40,000						40,000
5802-Design & Environmental		400,000						400,000
5806-MSHCP		50,000						50,000
Total Expenditures	5,847	3,003,153	800,000	-	-	-	-	3,809,000

Source of Funds:

4002-Measure S		3,009,000	800,000					3,809,000
Total Funding	-	3,009,000	800,000	-	-	-	-	3,809,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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MEDIANS & PARKWAYS - CITYWIDE
Circulation Project

Project Description: Pursuant to Conditions of Approval, this project completes the missing portions of the raised landscaped median island on (a) Rancho California Road between Moraga Road to Lyndie Lane (\$188,000), and (b) Ynez Road from Date Street to the City boundary (\$100,000).

Benefit: This project improves traffic circulation by eliminating potential conflicts between left turn movements and through traffic on circulation element streets with a classification of major arterial or higher.

Core Value: Transportation Mobility and Connectivity

Project Status: This project will reimburse developers for eligible improvements upon project completion.

Department: Public Works - Account No. 210.265.999.5800.PWMP-09 / 622

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5804-Construction	666,838		100,000					766,838
Total Expenditures	666,838	-	100,000	-	-	-	-	766,838
Source of Funds:								
4242-DIF-Street Improvements	666,838		100,000					766,838
Total Funding	666,838	-	100,000	-	-	-	-	766,838
Future Operating & Maintenance Costs:								
Total Operating Costs								

MERCEDES STREET SIDEWALK
Circulation Project

Project Description: This project will construct the missing segment of sidewalk on the west side of Mercedes Street between Main Street and a point approximately 160' south of 3rd Street. Project will also construct crosswalks at 3rd street and a potential mid-block crosswalk connecting the southern limit of the project to the parking structure. The ADA portion of this project is funded under the ADA Transition Plan Implementation project.



Benefit: The project will provide ADA compliant pedestrian access on west side of Mercedes Street and additional pedestrian crossing to the parking structure.

Core Value: Healthy and Livable City

Project Status: Project is in design. Construction anticipated in FY26-27.

Department: Public Works - Account No. 210.265.999.5800.PW25-09

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration		310,000						310,000
5804-Construction		600,000	350,000					950,000
5805-Construction Engineering		170,000						170,000
5802-Design & Environmental		320,000						320,000
Total Expenditures	-	1,400,000	350,000	-	-	-	-	1,750,000
Source of Funds:								
4002-Measure S		1,400,000	350,000					1,750,000
Total Funding	-	1,400,000	350,000	-	-	-	-	1,750,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

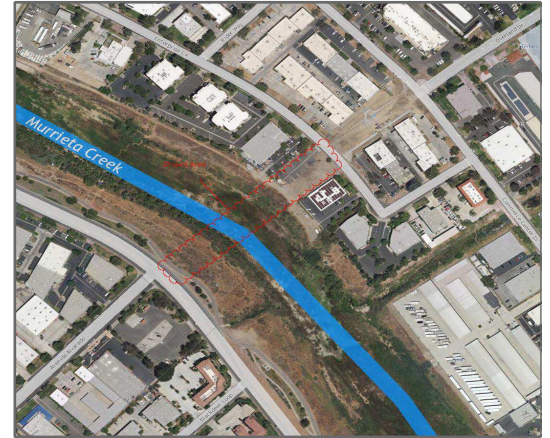
MURRIETA CREEK BRIDGE AT OVERLAND
Circulation Project

Project Description: This project includes the design and construction of a new bridge crossing over Murrieta Creek between Rancho California Road and Winchester Road. This project also includes environmental studies, mitigation, acquisition of right-of-way, and installation of new traffic signals at Overland Drive intersections with Diaz Road and Enterprise Circle West and Commerce.

Benefit: This project improves traffic circulation and access to Overland Drive freeway over-crossing.

Core Value: Transportation Mobility and Connectivity

Project Status: This project is currently in design and is partially funded by the Federal Highway Bridge Program (HBP). During design phase staff will continue seeking additional programming and allocation of more HBP funds for the project.



Department: Public Works - Account No. 210.265.999.5800.PW16-05 / 648

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	466,002	145,399	150,000					761,401
5804-Construction				26,867,928				26,867,928
5805-Construction Engineering				2,829,455	918,545			3,748,000
5802-Design & Environmental	1,412,757	1,318,662						2,731,419
5700-Land Acquisition	26,928	3,557,072						3,584,000
5806-MSHCP		806,100		128,900				935,000
Total Expenditures	1,905,687	5,827,233	150,000	29,826,283	918,545	-	-	38,627,748

Source of Funds:

4242-DIF-Street Improvements	1,181,533	1,096,387	150,000	8,761,283	918,545			12,107,748
4417-HBP-Highway Bridge Program	1,218,308	3,236,692		21,065,000				25,520,000
4002-Measure S	120,666	879,334						1,000,000
Total Funding	2,520,507	5,212,413	150,000	29,826,283	918,545	-	-	38,627,748

Future Operating & Maintenance Costs:

Total Operating Costs								
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MURRIETA CREEK BRIDGE AT OVERLAND
Circulation Project

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								

Notes :

1. Highway Bridge Program (HBP) Funding is 88.53% of participating items only.
2. DIF Street Improvements funding covers 11.47% of participating items and 100% of non-participating items.
3. HBP funding is authorized for reimbursement by Caltrans in a piecemeal fashion based on project progress, available funding in any given year, and the progress of other projects in the program.
4. When HBP funds are authorized for reimbursement by Caltrans, the reimbursable fiscal year may or may not be identified.
5. While the HBP recognizes the total project cost, it does not program its funds into the future.

OVERLAND DRIVE EXTENSION COMMERCE CENTER
Circulation Project

Project Description: This project includes the design and construction of the extension of Overland Drive from Commerce Center Drive to Murrieta Creek, just west of Enterprise Circle West. This project also includes environmental studies, acquisition of right-of-way, new road improvements and installation of new traffic signals at Overland Drive intersections with Commerce Center Drive.



Benefit: This project improves traffic circulation and access to Overland Drive freeway over-crossing.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction is complete. The City Council accepted the improvements on December 10, 2019. Traffic signal at Commerce Center Drive is delayed until the Murrieta Creek Bridge is built.

Department: Public Works - Account No. 210.265.999.5800.PW16-06 / 602

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	787,813	4,839						792,652
5804-Construction	1,086,122	235,920						1,322,042
5805-Construction Engineering	47,434	6,297						53,731
5802-Design & Environmental	720,946	9,768						730,714
5700-Land Acquisition	5,282,127	73,184						5,355,311
5806-MSHCP	21,968							21,968
5240-Utilities	36,120	5,359						41,480
Total Expenditures	7,982,529	335,368	-	-	-	-	-	8,317,897
Source of Funds:								
4242-DIF-Street Improvements	8,082,475							8,082,475
4001-General Fund	235,422							235,422
Total Funding	8,317,897	-	-	-	-	-	-	8,317,897
Future Operating & Maintenance Costs:								
Total Operating Costs								

OVERLAND DRIVE WIDENING
Circulation Project

Project Description: This project includes the design, environmental document, and construction for the widening of Overland Drive from Jefferson Avenue to Commerce Center Drive. The project also includes right of way acquisition.

Benefit: This project improves traffic circulation by eliminating the bottleneck of Overland Drive and create a continuous improved Overland Drive corridor from Margarita Road to Enterprise Circle West. Also, this project will facilitate meeting the traffic mitigation requirements for the Murrieta Creek Bridge at Overland Drive project.

Core Value: Transportation Mobility and Connectivity

Project Status: Project is currently in design. Right of way acquisition is anticipated in FY2026-27.

Department: Public Works - Account No. 210.265.999.5800.PW20-11 / 783

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	279,666	330,064		172,436				782,166
5804-Construction		3,648,704	2,008,000					5,656,704
5805-Construction Engineering		182,435	439,802					622,237
5802-Design & Environmental	385,742	535,858	34,795					956,395
5700-Land Acquisition	2,650	1,310,250						1,312,900
5806-MSHCP		182,435						182,435
Total Expenditures	668,058	6,189,746	2,482,597	172,436	-	-	-	9,512,837
Source of Funds:								
4242-DIF-Street Improvements	671,306	1,321,714	2,482,597	172,436				4,648,053
4103-Street Maintenance Fund		4,864,784						4,864,784
Total Funding	671,306	6,186,498	2,482,597	172,436	-	-	-	9,512,837
Future Operating & Maintenance Costs:								
Total Operating Costs								



PAVEMENT REHABILITATION PROGRAM - CITYWIDE
Circulation Project

<u>Street and Limits</u>	<u>Useful Life(Years)</u>	<u>Anticipated Year of Construction & Estimated Funds Available</u>	<u>Funding Source</u>
Prior Years Actual Expenditures		\$50,711,047	
<hr/>			
		2025-26 Adjusted	
Rancho Way (Diaz Rd. to Buisness Park Dr.)	(10-20)		
Felix Valdez (Vincent Moraga Dr. to Pujol St.)	(10-20)		
Santiago Road (East of bridge to Ynez Rd.)	(10-20)		
		\$6,800,734	RMRA ⁽¹⁾
		\$1,224,000	Measure A
		\$8,024,734	
<hr/>			
		2026-27	
Pauba Road (Ynez Rd to Margarita Rd)	(10-20)		
Meadows Parkway (Temecula Parkway to Rancho California Rd)	(10-20)		
		\$2,883,697	RMRA ⁽¹⁾
		\$1,312,000	Measure A
		\$4,195,697	
<hr/>			
		2027-28	
Ynez Road (Rancho California Rd to Solana Wy)	(10-20)		
Nighthawk Pass (Butterfield Stage Road to Vail Ranch Parkway)	(10-20)		
Rancho Vista Road (Ynez Rd to Margarita Rd)	(10-20)		
		\$3,743,911	RMRA ⁽¹⁾
		\$598,460	Measure A
		\$4,342,371	
<hr/>			
		2028-29	
Peppercorn Drive (Deer Hollow Way to Redhawk Parkway)	(10-20)		
Wolf Valley Road (Pechanga Parkway to Redhawk Parkway)	(10-20)		
		\$3,940,332	RMRA ⁽¹⁾
		\$551,866	Measure A
		\$4,492,198	
<hr/>			
		2029-30	
Old Town Front Street (s/o First St. to Rancho California Rd.)	(10-20)		
Redhawk Parkway (Temecula Parkway to Vail Ranch Parkway)	(10-20)		
		\$3,929,296	RMRA ⁽¹⁾
		\$262,904	Measure A
		\$4,192,200	
<hr/>			
		2030-31	
Rancho California Road (Vincent Moraga Rd. to Margarita Rd)	(10-20)		
Margarita Road (Rancho California Rd. to Winchester Rd.)	(10-20)		
		\$3,812,417	RMRA ⁽¹⁾
		\$574,162	Measure A
		\$4,386,579	
<hr/>			
	Total	\$80,344,826	

PAVEMENT REHABILITATION PROGRAM - CITYWIDE
Circulation Project

Project Description: This project includes the environmental processing, design, construction of pavement rehabilitation, and reconstruction of major streets as recommended in the Pavement Management Program update.

Benefit: This project improves pavement conditions so that the transportation needs of the public, business industry, and government can be met.

Core Value: Transportation Mobility and Connectivity

Project Status: A priority list of rehabilitation projects from the Pavement Management Program is used to determine the projects to be undertaken. Construction is completed annually based on the allocated funds.

Department: Public Works - Account No. 210.265.999.5800.PWPR-01 / 655

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	4,246,774	1,828,409	300,000	300,000	300,000	100,000	300,000	7,375,183
5804-Construction	41,287,359	5,967,112	3,645,697	3,742,371	3,892,198	3,892,200	3,786,579	66,213,517
5805-Construction Engineering	4,364,229	143,855	250,000	300,000	300,000	200,000	300,000	5,858,084
5802-Design & Environmental	801,851	96,192						898,042
Total Expenditures	50,700,213	8,035,568	4,195,697	4,342,371	4,492,198	4,192,200	4,386,579	80,344,826

Source of Funds:

4100-Gas Tax	1,200,000							1,200,000
4001-General Fund	5,692,614							5,692,614
4170-Measure A	25,650,726	1,224,000	1,312,000	598,460	551,866	262,904	574,162	30,174,118
4002-Measure S	2,000,000							2,000,000
4438-Reimbursements	308,054							308,054
4102-RMRA	12,259,653	6,800,734	2,883,697	3,743,911	3,940,332	3,929,296	3,812,417	37,370,040
4103-Street Maintenance Fund	3,600,000							3,600,000
Total Funding	50,711,047	8,024,734	4,195,697	4,342,371	4,492,198	4,192,200	4,386,579	80,344,826

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Road Repair and Accountability Act (RMRA)

RANCHO CALIFORNIA ROAD MEDIAN IMPROVEMENTS
Circulation Project

Project Description: This project will design and construct missing raised medians on Rancho California Road between Humber Drive and Butterfield Stage Road in accordance with the City's General Plan. In addition, missing street improvements will be constructed on the north side of Rancho California Road between Riesling Court and Promenade Chardonnay Hills. The improvements will include median curbs, curb and gutter, sidewalks, and landscape and irrigation.



Benefit: The raised medians will enhance the safety of the street. In addition, the landscaping of the proposed medians will improve the aesthetics of this road for motorists.

Core Value: A Safe and Prepared Community

Project Status: Project on hold pending available budget

Department: Public Works - Account No. 210.265.999.5800.PW23-04 / 791

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	135,284	69,716				300,000		505,000
5804-Construction						7,000,000		7,000,000
5805-Construction Engineering						200,000		200,000
5802-Design & Environmental		698,000						698,000
5240-Utilities		55,000						55,000
Total Expenditures	135,284	822,716	-	-	-	7,500,000	-	8,458,000

Source of Funds:

4666-Developer Contribution		57,200						57,200
4242-DIF-Street Improvements	115,254	635,546						750,800
4002-Measure S	24,333	125,667						150,000
4452-Unspecified						7,500,000		7,500,000
Total Funding	139,587	818,413	-	-	-	7,500,000	-	8,458,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Developer Contribution represents the Pervis Development's fair share of the medians.

TRAFFIC SIGNAL - EQUIPMENT ENHANCEMENT PROGRAM - CITYWIDE
Circulation Project

Project Description: This project includes the enhancement and upgrade of existing traffic signal equipment at various signalized intersections citywide. This includes replacement of traffic signal controllers, battery back-up systems, Light Emitting Diode (LED) traffic signal indications, traffic signal controller cabinets, service cabinets, safety street lighting, signal communication equipment, and fiber optic cable. This project will also include an upgrade of existing traffic signal conductors including conduit, service conductors, and detector cable to comply with current standards.

Benefit: This project enhances traffic safety and supports the long-term enhancements and rehabilitation of City assets and infrastructure.

Core Value: Transportation Mobility and Connectivity

Project Status: Enhancements will be completed on an ongoing basis.

Department: Public Works - Account No. 210.265.999.5800.PWTE-19 / 680

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration		80,747	10,000	10,000	10,000			110,747
5804-Construction	194,527	490,473						685,000
5601-Furnishings & Equipment	1,365,837	875,204	250,000	250,000	250,000			2,991,041
Total Expenditures	1,560,364	1,446,424	260,000	260,000	260,000	-	-	3,786,788

Source of Funds:

4243-DIF-Traffic Signals	541,788							541,788
4002-Measure S	1,018,576	1,446,424	260,000	260,000	260,000			3,245,000
Total Funding	1,560,364	1,446,424	260,000	260,000	260,000	-	-	3,786,788

Future Operating & Maintenance Costs:

Total Operating Costs								
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TRAFFIC SIGNAL INSTALLATION - CITYWIDE
Circulation Project

Signal Location	Total Project		Year	Funding Source
	Cost			
Prior Year Actual Expenditures	\$ 246,764			Developer Contribution
	\$ 1,299,810			DIF-Traffic Signals
	\$ 367,944			Measure S
Total	\$ 1,914,518			
Rancho California Road at Tee Drive	\$ 3,236		2025-26	Developer Contribution
	\$ 262,873			DIF(Traffic)
	\$ 427,056			Measure S
Total	\$ 693,165			
	\$ 375,000		2026-27	DIF(Traffic)
Total	\$ 375,000			
Nicolas Road at Joseph Road	\$ -		2027-28	
To	\$ -			
tal	\$ -			
	\$ 300,000		2028-29	DIF(Traffic)
Total	\$ 300,000			
Margarita Road at Jedediah Smith Road	\$ -		2029-30	
Total	\$ -			
De Portola Road at Campanula Way (East)(1)	\$ -		2030-31	
Total	\$ -			
	\$ 3,282,683			

(1) DIF Traffic Developer Reimbursement

Prior Year Actual Expenditures	\$ 1,914,518
Fiscal Year 2025-26	\$ 693,165
Fiscal Year 2026-27	\$ 375,000
Fiscal Year 2027-28	\$ -
Fiscal Year 2028-29	\$ 300,000
Fiscal Year 2029-30	\$ -
Fiscal Year 2030-31	\$ -
TOTAL:	\$ 3,282,683

TRAFFIC SIGNAL - INSTALLATION - CITYWIDE
Circulation Project

Project Description: This project includes the design, construction, installation and modification of traffic signals at various locations throughout the City. The project also includes reimbursement for developer installed traffic signals.

Benefit: This project improves traffic safety and circulation throughout the City.

Core Value: Healthy and Livable City

Project Status: A priority list of traffic signals has been developed. The traffic signals scheduled for installation will be designed and constructed in the scheduled fiscal year in accordance with the budget. Reimbursements for developer installed traffic signals will be made as Development Impact Fees for Traffic Signals become available.



Department: Public Works - Account No. 210.265.999.5800.PWTS-06 / 682

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	317,149	170,729						487,878
5804-Construction	1,564,416	396,984	375,000		300,000			2,636,400
5802-Design & Environmental	32,951	125,452						158,404
Total Expenditures	1,914,517	693,166	375,000	-	300,000	-	-	3,282,683

Source of Funds:

4666-Developer Contribution	246,764	3,236						250,000
4243-DIF-Traffic Signals	1,299,810	262,873	375,000		300,000			2,237,683
4002-Measure S	367,944	427,056						795,000
Total Funding	1,914,518	693,165	375,000	-	300,000	-	-	3,282,683

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Developer Contribution from LS Terracina, LLC for developer share of the traffic signal.

YNEZ ROAD IMPROVEMENTS - PHASE I
Circulation Project

Project Description: This project includes widening the easterly side of Ynez Road, from Rancho Vista Road north roughly 1600 feet, to two lanes in each direction, and the completion of missing segments of curb and gutter, sidewalk, and striped medians, in coordination with adjacent development.

Benefit: This project improves traffic circulation by widening an important arterial road in this part of the City.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction is anticipated to start in FY2026-27.

Department: Public Works - Account No. 210.265.999.5800.PW23-02 / 534

Level: II



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	77,237	315,485	131,216					523,938
5804-Construction		2,280,000	1,310,356					3,590,356
5805-Construction Engineering		424,845	271,828					696,673
5802-Design & Environmental	360,335	443,270						803,605
5700-Land Acquisition		497,615						497,615
5806-MSHCP		120,000	18,400					138,400
Total Expenditures	437,571	4,081,216	1,731,800	-	-	-	-	6,250,587

Source of Funds:

4666-Developer Contribution	435,750							435,750
4242-DIF-Street Improvements	4,879	1,603,158	1,507,444					3,115,481
4025-Grants	37,880	2,437,120						2,475,000
4103-Street Maintenance Fund			224,356					224,356
Total Funding	478,509	4,040,278	1,731,800	-	-	-	-	6,250,587

Future Operating & Maintenance Costs:

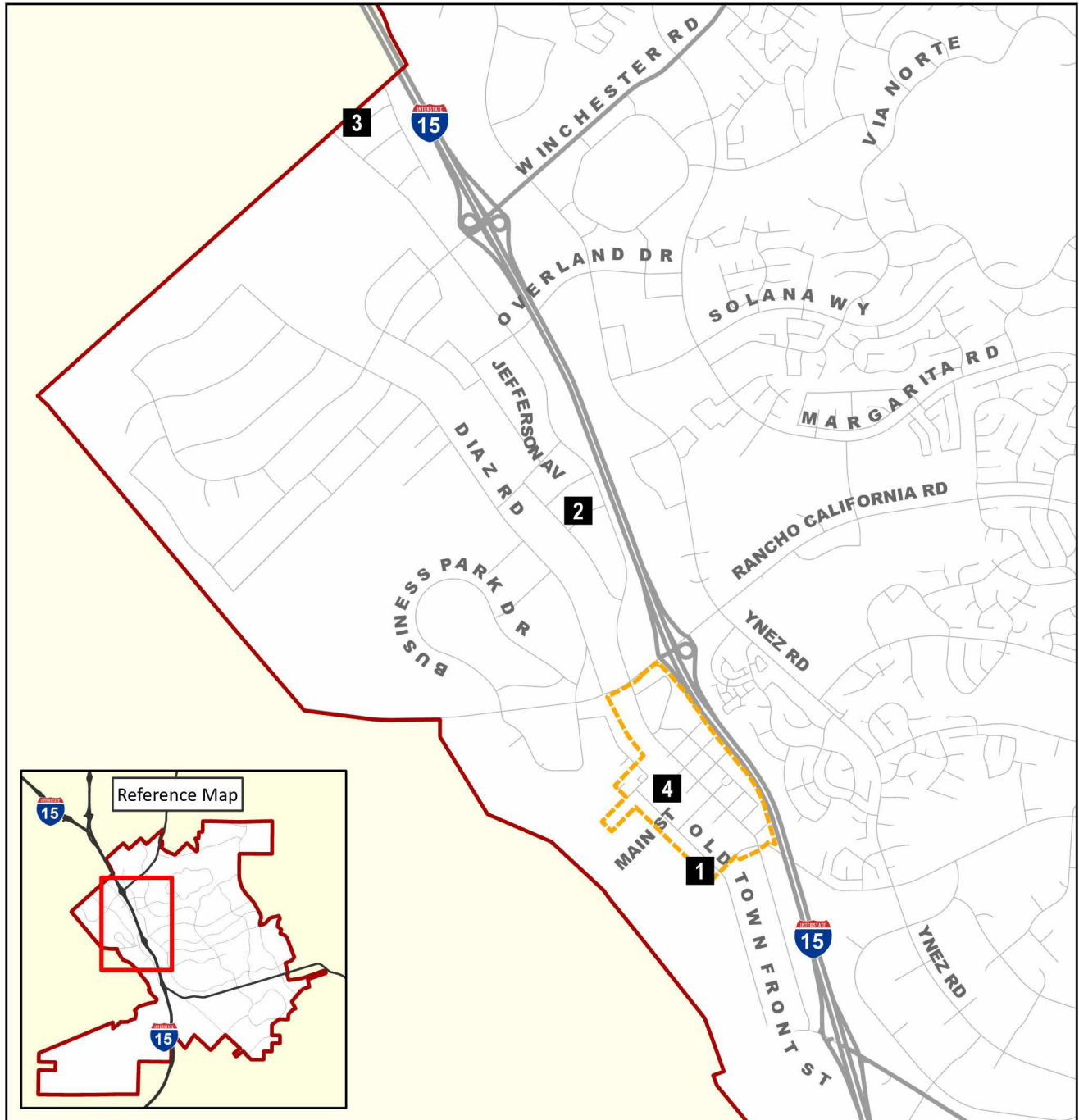
Total Operating Costs								
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Notes :

1. Grants Funding Source reflects the 2023 RCTC Western Riverside County Regional call for projects using Measure A Regional Arterial (MARA) grant funds for \$1,475,000 and the California State Assembly Bill (AB) 102 grant for \$1,000,000.
2. Developer Contribution reflects fees paid by the Rancho Highlands Development for this project.

HOUSING PROJECTS





Map ID	Description
1	Habitat for Humanity - Old Town Units
2	Las Haciendas Affordable Housing Project
3	Uptown Temecula Affordable Housing Site
4	Vine Creek Affordable Housing Project

HABITAT FOR HUMANITY - OLD TOWN UNITS
Housing Project

Project Description: A project for Habitat for Humanity to construction six for-sale affordable/workforce housing units for low income buyers adjacent to previously constructed units located on parcels 922062010 and 922062016.

Benefit: Upon completion, the City will have an additional 6 affordable housing units, which will serve moderate and low income residents.

Core Value: Healthy and Livable City

Project Status: The project is currently in the entitlement phase with Planning.

Department: Community Development - Account No. 210.265.999.5800.AH22-01 / 827



Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction		1,261,000						1,261,000
Total Expenditures	-	1,261,000	-	-	-	-	-	1,261,000

Source of Funds:

4165-Affordable Housing		700,000						700,000
4299-Contribution of Land		561,000						561,000
Total Funding	-	1,261,000	-	-	-	-	-	1,261,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Affordable Housing reflects bond proceeds from the 2017 refinancing of the former Temecula Redevelopment Agency (RDA) 2010 and 2011 Tax Allocation Housing Bonds

LAS HACIENDAS AFFORDABLE HOUSING PROJECT
Housing Project

Project Description: This project will provide funding for a 77-unit affordable multi-family housing community consisting of two residential buildings, a community building and tuck-under parking located at 28715 Las Haciendas, located in the Uptown Temecula Specific Plan Area. Funding for this project includes: a \$8,910,698 Capital Loan from the available proceeds of the Successor Agency to the Temecula Redevelopment Agency 2017B Series Tax Allocation Refunding Bonds; a \$718,445 Deferred Fee Loan for Development Impact Fees, Quimby, permit, Public Works and Fire fees related to the project; and a \$500,857 Uptown Temecula Specific Plan New Streets In-Lieu Fee reimbursement for the costs of completing a new road connecting Las Haciendas and Calle Cortez.



Benefit: Upon completion, the City will have an additional 76 affordable housing units and one manager's unit. The affordable units will be available to extremely low, very low and low-income households.

Core Value: Healthy and Livable City

Project Status: This project was completed in Fiscal Year 2024-2025.

Department: Community Development - Account No. 210.265.999.5800.AH20-01 / 817

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction	8,910,698	1,219,302						10,130,000
Total Expenditures	8,910,698	1,219,302	-	-	-	-	-	10,130,000

Source of Funds:

4165-Affordable Housing	8,910,698	718,445						9,629,143
4259-Uptown Temecula New Streets In Lieu Fee		500,857						500,857
Total Funding	8,910,698	1,219,302	-	-	-	-	-	10,130,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Affordable Housing reflects bond proceeds from the 2017 refinancing of the former Temecula Redevelopment Agency 2010 and 2011 Tax Allocation Housing Bonds, paid with property tax increment collected within the boundaries of the former Redevelopment Agency. The bond issuances reflect interest rates ranging between 2-5% and fully mature by 12/15/2039.

UPTOWN TEMECULA AFFORDABLE HOUSING SITE
Housing Project

Project Description: The City of Temecula as Housing Successor to the Temecula Redevelopment Agency is the owner of vacant land located in the Uptown Temecula Specific Plan. The City plans to go through a request for proposal (RFP) and partner with an affordable housing developer, who will bring a high-quality affordable housing product to this area. The parcel is approximately 1.83 acres of land that is located near planned recreation areas, which will provide various amenities to the future residents of this affordable development. The future affordable development will assist the City in accomplishing the Uptown Temecula Specific Plan which intends to transform a suburban oriented commercial district into an urban mixed-use environment. This project is located near Jefferson Ave and the northern City limit (APNs: 910-262-061, 910-262-008, 910-262-007).



Benefit: Providing affordable/workforce housing to the community.

Core Value: Healthy and Livable City

Project Status: This project is in the initial stages of planning, with a request for proposal solicited in FY2026-27.

Department: Community Development - Account No. 210.265.999.5800.AH23-01

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5802-Design & Environmental		1,000,000		1,300,000				2,300,000
5700-Land Acquisition			570,000					570,000
Total Expenditures	-	1,000,000	570,000	1,300,000	-	-	-	2,870,000

Source of Funds:

4110-Community Reinvestment Program		1,000,000						1,000,000
4299-Contribution of Land			570,000	1,300,000				1,870,000
Total Funding	-	1,000,000	570,000	1,300,000	-	-	-	2,870,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. The 4299 Contribution of Land amount will ultimately be determined by an independent market appraisal of the land at a point in time when the land is about to be transferred.

VINE CREEK AFFORDABLE HOUSING PROJECT
Housing Project

Project Description: A Disposition and Development Agreement (DDA) for Vine Creek Apartments, a 100% affordable, 60 unit development, was approved by the City Council in June 2019. The City pledged to contribute \$6.71 million towards the project, including \$698,281 in a deferred fee loan, \$5,301,719 permanent loan, and \$710,000 purchase loan. The Deferred Fee Loan of \$698,281 consists of deferred Development Impact Fees (DIF), QUIMBY fees, permit fees, Public Works fees, and Fire fees for the Project, locked in at 2018-19 amounts. The Permanent Loan is limited to \$1,301,719 in funds received by the City from Supplemental Educational Revenue Augmentation Fund (SERAF) Repayments, which have recently been approved by the State Department of Finance as part of the ROPS for the SARDA, and \$4,000,000 in Community Reinvestment Program Funds. The Purchase Money Loan of \$710,000 reflects the purchase price of the Real Property to be paid by the Developer to the City.



Benefit: Upon completion, the City will have an additional 60 affordable housing units, all of which will be at 60% of the area median income (AMI) or lower.

Core Value: Healthy and Livable City

Project Status: The project was completed in December 2025.

Department: Community Development - Account No. 210.265.999.5800.AH20-02 / 820

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction		6,710,000						6,710,000
Total Expenditures	-	6,710,000	-	-	-	-	-	6,710,000

Source of Funds:

4165-Affordable Housing		2,710,000						2,710,000
4110-Community Reinvestment Program		4,000,000						4,000,000
Total Funding	-	6,710,000	-	-	-	-	-	6,710,000

Future Operating & Maintenance Costs:

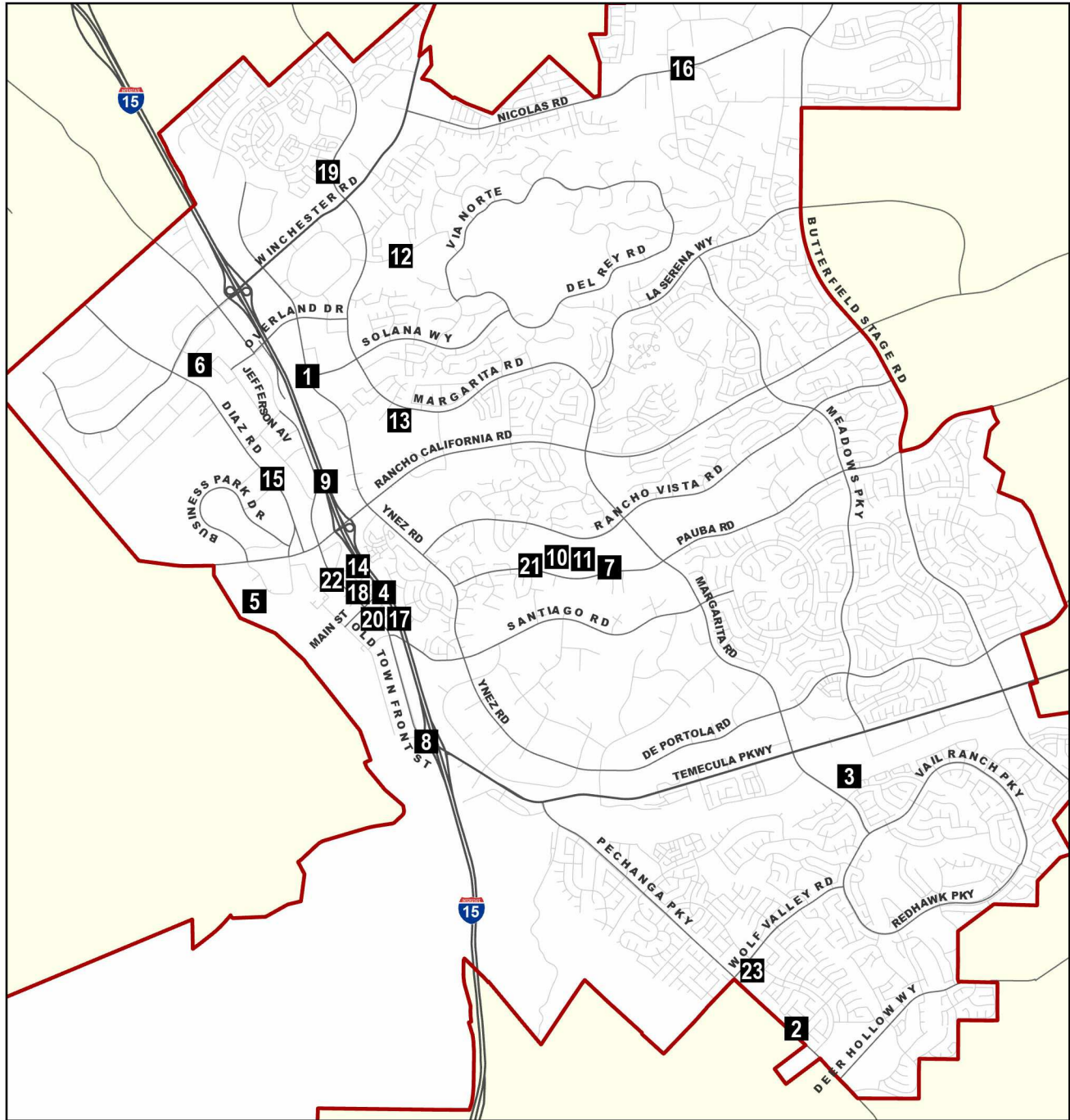
Total Operating Costs								
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Notes :

1. Affordable Housing funds represent the Supplemental Educational Revenue Augmentation (SERAF) repayments received by the City.

INFRASTRUCTURE PROJECTS





Map ID	Description
1	Auto Mall Wayfinding Signs
2	Bike Lane & Trail Program - Great Oak Trail Lighting
3	Bike Lane and Trail Program- Temecula Creek SS Trail
4	Civic Center HVAC Upgrade
5	Community Wildfire Protection Plan
6	Fire Station 73 Gym/Garage
7	Fire Station 84 Renovation
8	I-15/SR 79 South Interchange Enhanced Landscaping
9	I-15 Corridor Branding and Visioning Improvements
10	Library Alternate Emergency Operations Center
11	Library Technology Enhancements
12	Long Canyon Creek Park to Ynez Trail

Map ID	Description
13	Margarita Recreation Center
14	Mary Phillips Senior Center Renovation
15	Murrieta Creek Improvements
16	Nicolas Road Multi-Use Trail
17	Old Town Parking Improvements
18	Old Town Temecula Parklets Program
19	Santa Gertrudis Creek Phase II - Margarita Undercrossing
20	Sidewalks - Old Town Improvements
21	Sidewalks - Pauba Road
22	Sixth Street Improvements
23	South Side Senior Center for Active Adults

AMERICANS WITH DISABILITIES ACT (ADA) TRANSITION PLAN IMPLEMENTATION
Infrastructure Project

Project Description: The Americans with Disabilities Act (ADA) Transition Plan Implementation will utilize the recently completed Transition Plan and implement its recommendations based on the established priorities. The implementation will include improvements to public facilities, programs, and public rights of way to modify/remove identified barriers over a fiscally constrained framework.

Benefit: This project furthers the City’s Core Values of A Safe and Prepared Community, Transportation Mobility and Connectivity, as well as Equity.

Core Value: Equity

Project Status: The Americans with Disabilities Act (ADA) Transition Plan Upgrade was completed in Fiscal Year 2017-18. The implementation of the Transition Plan recommendation is an ongoing program.



Department: Public Works - Account No. 210.265.999.5800.PWAT-27 / 612

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	320,164	191,153	78,660	78,660	78,660	78,660	78,660	904,617
5804-Construction	427,828	547,521	657,180	325,000	325,000	325,000	325,000	2,932,529
5805-Construction Engineering	5,054	32,446						37,500
5802-Design & Environmental	77,663	34,837						112,500
Total Expenditures	830,709	805,957	735,840	403,660	403,660	403,660	403,660	3,987,146

Source of Funds:

4140-CDBG	589,050	561,636	657,180	325,000	325,000	325,000	325,000	3,107,866
4002-Measure S	92,286	393,694	78,660	78,660	78,660	78,660	78,660	879,280
Total Funding	681,336	955,330	735,840	403,660	403,660	403,660	403,660	3,987,146

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. This is the master CDBG project. The City receives approximately \$325,000 in CDBG funds annually used for construction. The City match is approximately \$78,660 for design and administration.

AUTO MALL WAYFINDING SIGNS
Infrastructure Project

Project Description: This project will design and install wayfinding signs for the Auto mall. Several wayfinding signs will be installed at key locations.

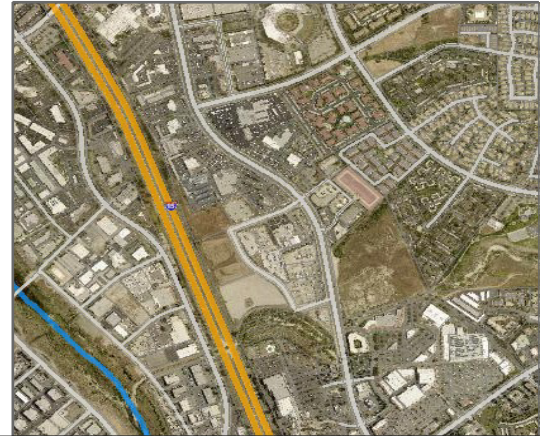
Benefit: Installation of the wayfinding signs will assist patrons and the public to easily find their destinations.

Core Value: Economic Prosperity

Project Status: This project is anticipated to be in construction in FY2026-27.

Department: Public Works - Account No. 210.265.999.5800.CM22-01 / 790

Level: II



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	8,887	187,113						196,000
5804-Construction		300,782						300,782
5805-Construction Engineering		15,000						15,000
5802-Design & Environmental	57,066	166,370						223,436
Total Expenditures	65,953	669,265	-	-	-	-	-	735,218
Source of Funds:								
4002-Measure S	67,525	667,693						735,218
Total Funding	67,525	667,693	-	-	-	-	-	735,218
Future Operating & Maintenance Costs:								
Total Operating Costs								



BIKE LANE AND TRAIL PROGRAM - CITYWIDE
Infrastructure Project

<u>Bike Lane and Trail Program</u>	<u>Total Project Cost</u>	<u>Year</u>	<u>Funding Source</u>
Prior Year Actual Expenditures	\$ 326,878		AB 2766
	\$ 19,857		Beyond Grant
	\$ 72,177		DIF - Open Space & Trails
Total	\$ 418,912		
Various Projects - Bike Lane and Trail Program	\$ 187,835	2025-26	AB 2766
Total	\$ 187,835		
Various Projects and Wayfinding Signs	\$ 170,000	2026-27	AB 2766
Total	\$ 170,000		
North General Kearney Trail	\$ 175,000	2027-28	AB 2766
Total	\$ 175,000		
Yukon to Ynez	\$ 185,000	2028-29	AB 2766
Total	\$ 185,000		
Future Projects	\$ 185,000	2029-30	AB 2766
Total	\$ 185,000		
Future Projects	\$ 185,000	2030-31	AB 2766
	\$ 959,558		Unspecified
Total	\$ 1,144,558		
	<u>2,466,305</u>		

Prior Year Actual Expenditures	\$ 418,912
Fiscal Year 2025-26 Adjusted	\$ 187,835
Fiscal Year 2026-27	\$ 170,000
Fiscal Year 2027-28	\$ 175,000
Fiscal Year 2028-29	\$ 185,000
Fiscal Year 2029-30	\$ 185,000
Fiscal Year 2030-31	\$ 1,144,558
TOTAL:	<u>\$ 2,466,305</u>

BIKE LANE AND TRAIL PROGRAM - CITYWIDE
Infrastructure Project

Project Description: The Multi-Use Trails and Bikeways Master Plan was completed in Fiscal Year 2015-16. The Plan includes new trail and bikeway information sheets detailing constraints, solutions, surface types, widths, and estimated construction costs. The City is a Silver Level Bicycle Friendly Community and this project allows for continued implementation of facilities and programs, which further the City's commitment to providing a safe and convenient network that connects schools, parks, open space, shopping, and employment centers.



Benefit: This project provides alternative modes of transportation and increases connectivity and accessibility to Old Town, Wine Country, and the City's many schools, parks, trails, and open space areas.

Core Value: A Sustainable and Resilient City

Project Status: Improvements will be made on an ongoing basis.

Department: Community Development - Account No. 210.265.999.5800.CD18-01 / 703

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	9,472	9,778						19,250
5804-Construction	122,399	173,830	170,000	175,000	185,000	185,000	1,144,558	2,155,787
5802-Design & Environmental	287,042	4,227						291,269
Total Expenditures	418,913	187,835	170,000	175,000	185,000	185,000	1,144,558	2,466,305

Source of Funds:

4427-Assembly Bill 2766	326,878	187,835	170,000	175,000	185,000	185,000	185,000	1,414,713
4478-Beyond Grant	19,857							19,857
4051-DIF-Open Space & Trails	72,177							72,177
4452-Unspecified							959,558	959,558
Total Funding	418,912	187,835	170,000	175,000	185,000	185,000	1,144,558	2,466,305

Future Operating & Maintenance Costs:

Total Operating Costs								
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BIKE LANE AND TRAIL PROGRAM - GREAT OAK TRAIL LIGHTING
Infrastructure Project

Project Description: This project includes the installation of solar lights along the Great Oak Trail adjacent to the northeast side of Pechanga Parkway from Deer Hollow Way to Loma Linda Road (approximately 1.70 miles, or 8,976 feet).

Benefit: This project improves pedestrian and biking experience and enhances safety along the subject trail.

Core Value: A Safe and Prepared Community

Project Status: This is currently in the design phase. Construction is anticipated to start in FY2026-27.

Department: Public Works - Account No. 210.265.999.5800.PW21-16 / 768



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	94,284	10,716	80,000					185,000
5804-Construction	397,058	258,000	152,000					807,058
5805-Construction Engineering		30,000						30,000
5802-Design & Environmental	6,560	23,440						30,000
5806-MSHCP		32,750						32,750
Total Expenditures	497,902	354,906	232,000	-	-	-	-	1,084,808
Source of Funds:								
4051-DIF-Open Space & Trails			232,000					232,000
4002-Measure S		352,808						352,808
4528-Service Level C - Zone 28	499,308	692						500,000
Total Funding	499,308	353,500	232,000	-	-	-	-	1,084,808
Future Operating & Maintenance Costs:								
Total Operating Costs								

BIKE LANE AND TRAIL PROGRAM - TEMECULA CREEK SOUTH SIDE TRAIL
Infrastructure Project

Project Description: This project includes an agreement with Riverside County Flood Control to install new gates, pave and stripe an existing maintenance road for a Class I Trail. The route would parallel Temecula Creek on the South side, connecting Butterfield Stage Road to Loma Linda Road, terminating at the alignment with Avenida de Misiones. This section of trail is part of the proposed seventeen (17) mile Temecula Loop Trail identified in the Multi-Use Trails and Bikeways Master Plan.



Benefit: This section of trail would satisfy the City’s Core Values of a Healthy and Livable City, Transportation Mobility and Connectivity, and A Sustainable City.

Core Value: Healthy and Livable City

Project Status: Design was halted at the 90% level in FY2025-26 while the City pursues outside funding sources for construction.

Department: Public Works - Account No. 210.265.999.5800.PW19-11 / 720

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	268,753	92,059			175,000			535,812
5804-Construction					7,827,000			7,827,000
5805-Construction Engineering					200,000			200,000
5802-Design & Environmental	332,641	100,266						432,907
5806-MSHCP					391,350			391,350
Total Expenditures	601,394	192,326	-	-	8,593,350	-	-	9,387,069

Source of Funds:

4427-Assembly Bill 2766	67,845							67,845
4002-Measure S	533,713	192,161						725,874
4452-Unspecified					8,593,350			8,593,350
Total Funding	601,558	192,161	-	-	8,593,350	-	-	9,387,069

Future Operating & Maintenance Costs:

Total Operating Costs								
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BIKE LANE UPGRADES - CITYWIDE
Infrastructure Project

Project Description: This project will install greenback bike lane pavement markings/legends on various bicycle corridors throughout the City.

Benefit: This project improves bicycle safety and circulation throughout the City.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction is anticipated to start in Summer 2026.

Department: Public Works - Account No. 210.265.999.5800.PW23-10

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	50	24,950						25,000
5804-Construction		249,500						249,500
Total Expenditures	50	274,450	-	-	-	-	-	274,500

Source of Funds:

4662-HSIP-Highway Safety Improvement Program		224,550						224,550
4002-Measure S	50	49,900						49,950
Total Funding	50	274,450	-	-	-	-	-	274,500

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Highway Safety Improvement Program - Cycle11 awarded on March 9, 2023
2. City match is \$24,550 based on the HSIP application and grant. Additional appropriated local funds are for administration

BRIDGE MAINTENANCE
Infrastructure Project

Project Description: This project will remedy deficiencies in bridges to keep them safe for motorists. The work can include, but is not limited to bridge deck surface treatment, crack sealing, rubber seal replacement, rail replacement, and scour protection. In accordance with US Code 23 U.S.C. 151 (U.S. Department of Transportation, Federal Highway Administration), States' Department of Transportation (Caltrans in California) are responsible for inspecting all public highway bridges within the State, except federal and tribal ones, for compliance with the National Bridge Inspection Standards (NBIS). Caltrans provides the City with annual inspection reports of all bridges in Temecula. The City is responsible for fixing deficiencies of bridges within its jurisdiction.



Benefit: This project maintains the City's bridges

Core Value: A Safe and Prepared Community

Project Status: Ongoing maintenance of bridges throughout the City.

Department: Public Works - Account No. 210.265.999.5800.PWBM-05

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	171,619	102,101		117,360		100,000		491,080
5804-Construction		705,000		360,000		200,000		1,265,000
5805-Construction Engineering	4,245	17,355		10,800				32,400
5802-Design & Environmental	902	25,098						26,000
Total Expenditures	176,766	849,554	-	488,160	-	300,000	-	1,814,480
Source of Funds:								
4170-Measure A	185,104	841,216		488,160		300,000		1,814,480
Total Funding	185,104	841,216	-	488,160	-	300,000	-	1,814,480
Future Operating & Maintenance Costs:								
Total Operating Costs								

CITY FACILITIES REHABILITATION
Infrastructure Project

Project Description: This project facilitates rehabilitation projects at City owned and operated facilities such as the Pat Birdsall Sports Park Concessionaire Building, Old Town Parking Garage, CRC Amphitheater, CRC Audio Systems, Temecula SAFE House, exterior painting of Chapel of Memories, LED lighting fixture retrofits at various sites, rehabilitation of facility parking lots. The rehabilitation projects could include, but are not limited to, parking lot lighting replacements, heating ventilation and air conditioner (HVAC) upgrades, roof repairs, carpet and flooring replacement, cabinet re-facing/replacement, concrete repairs, replacement of fencing and repair of swimming pools.



Benefit: This project minimizes emergency repair costs, prolongs the service life of facilities, and upgrades aging facility components.

Core Value: Healthy and Livable City

Project Status: A priority list of rehabilitation projects has been developed. Rehabilitation projects are completed on an ongoing basis.

Department: Public Works - Account No. 210.265.999.5800.PWFR-11 / 701

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	158,660		100,000					258,660
5804-Construction	4,366,971	2,407,009	1,400,000	1,000,000	1,000,000	1,000,000	1,000,000	12,173,980
5802-Design & Environmental	46,026							46,026
5601-Furnishings & Equipment	12,826	2,174						15,000
5809-Information Technology		30,000						30,000
Total Expenditures	4,584,484	2,439,183	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	12,523,666

Source of Funds:

4245-DIF-Corporate Facilities	280,000							280,000
4350-Facilities Replacement Fund	2,554,482	2,439,184	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	10,493,666
4001-General Fund	1,750,000							1,750,000
Total Funding	4,584,482	2,439,184	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	12,523,666

Future Operating & Maintenance Costs:

Total Operating Costs								
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CITY FACILITY SECURITY
Infrastructure Project

Project Description: This project provides for security enhancements to the City's public buildings to ensure the safety of the public and employee population. Projects to include, but are not limited to, installation of security glass, keyless entry access improvements, security bollards, enhanced lighting, and vehicular and pedestrian security gates.

Benefit: To protect property and life.

Core Value: A Safe and Prepared Community

Project Status: Projects to be completed in FY2025-26.

Department: - Account No. 210.265.999.5800.PWFS-08 / 779

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration		25,000						25,000
5804-Construction	112,748	112,252						225,000
5802-Design & Environmental	7,200	17,800						25,000
Total Expenditures	119,948	155,052	-	-	-	-	-	275,000

Source of Funds:

4245-DIF-Corporate Facilities		25,000						25,000
4002-Measure S	142,754	107,246						250,000
Total Funding	142,754	132,246	-	-	-	-	-	275,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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CITY SECURITY CAMERA SYSTEM
Infrastructure Project

Project Description: The City Security Camera System will be utilized by the City to support public safety, traffic management, and asset protection activities in service to its citizens. The City’s goal for the system is to standardize and integrate existing and new video management systems to provide video technology to improve overall safety and security to the residents of the City.

Benefit: To protect property and life. This project provides Police the ability to perform virtual patrols, maximizing staff efficiency and resources.

Core Value: Healthy and Livable City

Project Status: Project was completed in Fiscal Year 2024-25.

Department: Information Technology - Account No. 210.265.999.5800.PW17
-01 / 711



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	2,593							2,593
5804-Construction	3,598,874							3,598,874
5802-Design & Environmental	138,347							138,347
Total Expenditures	3,739,813	-	-	-	-	-	-	3,739,813

Source of Funds:

4245-DIF-Corporate Facilities	752,087							752,087
4256-DIF-Police Facilities	1,121,113							1,121,113
4002-Measure S	2,164,091	(297,477)						1,866,613
Total Funding	4,037,291	(297,477)	-	-	-	-	-	3,739,813

Future Operating & Maintenance Costs:

Total Operating Costs				300,000	300,000	300,000	300,000	
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Notes :

1. Operating & Maintenance costs reflect the ongoing software and equipment maintenance associated with the infrastructure of the security camera system, as well as video storage in accordance with the City’s retention policy.
2. Negative variance in Measure S funding represents project completion final accounting activities.

CITYWIDE COMMUNITY FIRE PROTECTION PLAN
Infrastructure Project

Project Description: The Citywide Community Wildfire Protection Plan will evaluate wildfire risk throughout the City and develop a comprehensive plan and strategies for protecting the highest risk fire areas throughout the City.

Benefit: Greenhouse gases would be reduced with a plan to prevent wildfires, reduce burn areas, and reduce the threat to residents, businesses, and City infrastructure enhancing preparedness to protect of life and property.

Core Value: A Safe and Prepared Community

Project Status: New Project. Analysis began in December 2025

Department: Community Development - Account No. 210.265.999.5800.CD26-01



Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration		950,000						950,000
Total Expenditures	-	950,000	-	-	-	-	-	950,000
Source of Funds:								
4110-Community Reinvestment Program		179,000						179,000
4002-Measure S		771,000						771,000
Total Funding	-	950,000	-	-	-	-	-	950,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

CITYWIDE DRAINAGE MASTER PLAN
Infrastructure Project

Project Description: The City has prepared a report that shows all drainage courses within the City and existing drainage improvements that have been constructed to control storm runoff. Periodically, this report will need to be reviewed and updated to include all improvements since the last report.

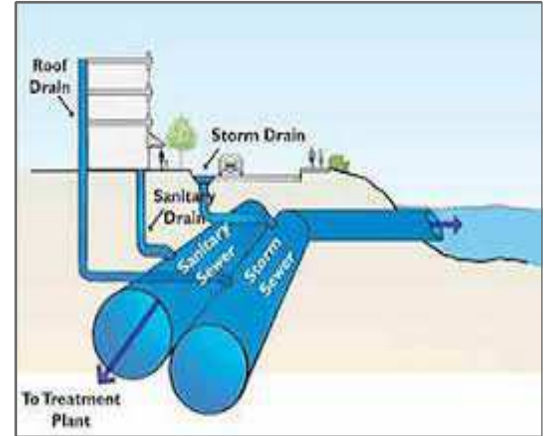
Benefit: The Master Drainage Plan will provide the City with sufficient up-to-date and accurate information to systematically plan and manage its drainage systems and provide higher level of flood protection to its residents, communities, properties, and infrastructure investments.

Core Value: A Safe and Prepared Community

Project Status: Analysis and evaluation of capital improvement projects will continue into FY2027-28.

Department: Public Works - Account No. 210.265.999.5800.PW19-16 / 722

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	199,211	72,086						271,297
5802-Design & Environmental	453,970	126,286					60,000	640,256
Total Expenditures	653,181	198,372	-	-	-	-	60,000	911,553
Source of Funds:								
4002-Measure S	653,388	198,165						851,553
4452-Unspecified							60,000	60,000
Total Funding	653,388	198,165	-	-	-	-	60,000	911,553
Future Operating & Maintenance Costs:								
Total Operating Costs								

CITYWIDE FINANCIAL SYSTEM UPGRADE
Infrastructure Project

Project Description: This project includes the implementation costs associated with the upgrade of the City's Financial Accounting System. The City's current system was implemented in 2001, and a successor Enterprise Resource Planning (ERP) solution is available. The ERP system will integrate with existing software platform used Citywide and will provide upgraded core applications for financial management and human resource management.

Benefit: This project increases efficiencies, accountability and transparency of the City's financial, accounting and human resource information.

Core Value: Accountable and Responsive City Government

Project Status: The implementation of the Financial modules were completed in FY2023-24. The Human Resources and Payroll module implementation is anticipated for completion in FY2026-27.

Department: Public Works - Account No. 210.265.999.5800.FN19-01 / 724

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	114,175	15,825	50,000					180,000
5809-Information Technology	776,319	470,399						1,246,718
Total Expenditures	890,494	486,224	50,000	-	-	-	-	1,426,718

Source of Funds:

4002-Measure S	613,184							613,184
4325-Technology Replacement Fund	219,752	543,782	50,000					813,534
Total Funding	832,936	543,782	50,000	-	-	-	-	1,426,718

Future Operating & Maintenance Costs:

Total Operating Costs				86,000	86,000	86,000	86,000	
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Notes :

1. Operating & Maintenance costs reflect ongoing software maintenance for new Financial System.

CIVIC CENTER HVAC SYSTEM UPGRADE
Infrastructure Project

Project Description: HVAC system upgrade at the Civic Center

Benefit: Upgrade aging facility components

Core Value: Healthy and Livable City

Project Status: New proposed project for future years

Department: Public Works - Account No. 210.265.999.5800.NEW PW26-04

Level: II



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction							3,000,000	3,000,000
Total Expenditures	-	-	-				3,000,000	3,000,000
Source of Funds:								
4350-Facilities Replacement Fund							3,000,000	3,000,000
Total Funding	-	-	-				3,000,000	3,000,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

COMMUNITY RECREATION CENTER (CRC) RENOVATIONS
Infrastructure Project

Project Description: This project facilitates the rehabilitation of the CRC, including the expansion and reconfiguration of the teen center; renovation of the building including safety features, flooring, roof, and restroom facility access; ADA compliance; renovation and expansion of existing office space and rec rooms including AV upgrades; expanded storage space and upgraded kitchen equipment. Phase 1 includes full repair, maintenance, and updating to current standards. Phases 2 and 3 include expansion and improvements throughout the facility.



Benefit: This project will create a safe, engaging place for teens to participate in a variety of activities, while also providing necessary renovations to the facility.

Core Value: Healthy and Livable City

Project Status: Phase 1 construction is complete.

Department: Public Works - Account No. 210.265.999.5800.PW19-07 / 730

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	461,409	6,074						467,483
5804-Construction	4,060,087	33,684						4,093,771
5805-Construction Engineering	346,999	105,191						452,190
5802-Design & Environmental	703,240	339,521						1,042,761
5809-Information Technology	79,669							79,669
Total Expenditures	5,651,404	484,470	-	-	-	-	-	6,135,874

Source of Funds:

4244-DIF-Park & Rec Improvements	1,521,208							1,521,208
4240-DIF-Quimby	3,050,592	(15,000)						3,035,592
4002-Measure S	1,079,893	499,181						1,579,074
Total Funding	5,651,693	484,181	-	-	-	-	-	6,135,874

Future Operating & Maintenance Costs:

Total Operating Costs								
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COMMUNITY WILDFIRE PROTECTION PLAN
Infrastructure Project

Project Description: The Community Wildfire Protection Plan, entitled Temecula Creek Wildfire Risk Reduction Community Plan, will utilize the highest-risk and most complex property within the City of Temecula as a model for how to develop comprehensive planning for other properties subject to fire risk throughout the City.

Benefit: The project is critically needed for 177 acres in Temecula Creek within the Very High Fire Severity Zone. Greenhouse Gases (GHG) would be reduced with a plan to prevent wildfires, reduce burn area and protect the adjacent 28,491 acres and 3,048 structures worth an estimated \$1.5 billion. The City will use this plan in other fire risk areas with sensitive habitat, and share it statewide to deter even more fires to reduce GHG.

Core Value: A Safe and Prepared Community

Project Status: The project is complete.

Department: Community Development - Account No. 210.265.999.5800.CD23-01 / 772



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	216,004	161,996						378,000
Total Expenditures	216,004	161,996	-	-	-	-	-	378,000

Source of Funds:

4025-Grants	266,598	111,402						378,000
Total Funding	266,598	111,402	-	-	-	-	-	378,000

Future Operating & Maintenance Costs:

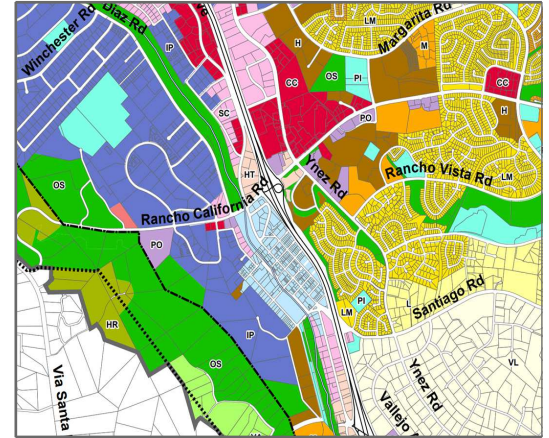
Total Operating Costs								
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Notes :

1. Funding Source is CalFire Grant No. 5GG20167

COMPREHENSIVE GENERAL PLAN UPDATE
Infrastructure Project

Project Description: California State Law requires that each city adopt a comprehensive General Plan as the fundamental policy document for future development. It provides the framework for management and utilization of the City's physical, economic, and human resources. This document guides civic decisions regarding land use, conservation of existing housing and the provision of new dwelling units, the provisions of supporting infrastructure and public services, the protection of environmental resources, the allocation of fiscal resources, and the protection of residents from natural and human-caused hazards. The City's General Plan was last updated in 2005. The General Plan will serve as the blueprint for the community for approximately the next fifteen years. This project will update all of the elements of the General Plan and will also include the implementation of new legislation to ensure compliance with State Law.



Benefit: The General Plan update satisfies all six of the City's core values: Healthy and Livable City; Economic Prosperity; Safe and Prepared Community; Sustainable City; Transportation, Mobility, and Connectivity; and Accountable and Responsive Local Government.

Core Value: Healthy and Livable City

Project Status: The General Plan Update will take approximately two years, starting in mid-2025 and ending in mid-2027.

Department: Community Development - Account No. 210.265.999.5800.PW21-02 / 777

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	690,806	989,194						1,680,000
5802-Design & Environmental	49,517	1,820,483						1,870,000
Total Expenditures	740,323	2,809,677	-	-	-	-	-	3,550,000
Source of Funds:								
4001-General Fund	1,057,141	1,682,859						2,740,000
4025-Grants	731,488	78,512						810,000
Total Funding	1,788,629	1,761,371	-	-	-	-	-	3,550,000
Future Operating & Maintenance Costs:								
Total Operating Costs								



COMPREHENSIVE GENERAL PLAN UPDATE
Infrastructure Project

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								

Notes :

1. Grants funding includes: \$500,000 in Local Early Action Planning Grant Program (LEAP) funding provided by the California Department of Housing and Community Development (HCD) and \$310,000 in Senate Bill 2 Planning Grant.
2. In addition to these grants, \$175,000 in funding has been granted through the Sustainable Communities Program, which supplemented Planning Department operating funds to start the General Plan update process and was reflected in account 001.161.999.5248. This grant was used for CEQA VMT analysis for Traffic Impact Analysis Guidelines, as required by SB743.

ELECTRIC VEHICLES CHARGING STATION
Infrastructure Project

Project Description: This project includes the design and construction of improvements to accommodate, procure, and install electric vehicle service equipment (EVSE), more commonly known as "charging stations" at various City facilities.

Benefit: This project encourages alternative transportation options.

Core Value: A Sustainable and Resilient City

Project Status: Installations at the Park & Ride on Temecula Parkway, Sixth Street parking lot, parking structure on Mercedes Street, and at the Mike Naggar Community Park are complete. Installation of 8 charging stations at the City's Field Operations Center has been completed. One new site will be identified.



Department: Public Works - Account No. 210.265.999.5800.PW21-09 / 683

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	99,687	313						100,000
5804-Construction	228,681	164,048						392,729
Total Expenditures	328,369	164,361	-	-	-	-	-	492,729

Source of Funds:

4427-Assembly Bill 2766	47,000							47,000
4665-MSRC-Mobile Source Air Review Committee Grant	111,574	29,426						141,000
4438-Reimbursements		5,800						5,800
4145-TEAM	188,277	110,652						298,929
Total Funding	346,851	145,878	-	-	-	-	-	492,729

Future Operating & Maintenance Costs:

Total Operating Costs				(3,100)	(3,100)	(3,100)	(3,100)	
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FIBER OPTIC COMMUNICATIONS SYSTEMS – CITYWIDE
Infrastructure Project

Project Description: This project will provide for the design and installation of fiber optic cable and conduit at various locations throughout the City.

Benefit: This project will upgrade the City's fiber optic communications and traffic signal system equipment throughout the City, including preparation of a Communications System Master Plan to guide the implementation of future communications and technology improvements connecting traffic signals, facilities and other infrastructure throughout the City. This project will enhance the City's core value of a safe and prepared community, as well as transportation mobility and connectivity as it relates to traffic signal communication.

Core Value: A Safe and Prepared Community

Project Status: Project was initiated in Fiscal Year 2021-22 and is on-going.

Department: Public Works - Account No. 210.265.999.5800.PWFO-21 / 789

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5802-Design & Environmental	132,165	835						133,000
5610-Equipment		75,000						75,000
Total Expenditures	132,165	75,835	-	-	-	-	-	208,000

Source of Funds:

4256-DIF-Police Facilities	12,015	(12,015)						-
4002-Measure S	120,150	87,850						208,000
Total Funding	132,165	75,835	-	-	-	-	-	208,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Negative adjusted budget in FY2025-26 driven by reprogramming of DIF Police Funds to Traffic Signal Fiber Optic Extension project.

FIRE STATION 73 GYM/GARAGE
Infrastructure Project

Project Description: This project will consist of adding a 2nd garage in the rear of the property to park the squad and additional vehicles, along with a gym and storage room.

Benefit: This improvement to the station will allow for the station crew to stay at the facility to workout on a daily basis. The addition of the garage will offer an outside storage with roof to house the squad to reduce the wear and tear on these vehicles.

Core Value: A Safe and Prepared Community

Project Status: This project will be in construction in Fiscal Year 2026-27.

Department: Fire - Account No. 210.265.999.5800.PW19-13 / 697



Level: II

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	268,729	137,271						406,000
5804-Construction	117,990	3,331,174	1,452,102					4,901,266
5805-Construction Engineering		520,000						520,000
5802-Design & Environmental	347,843	259,973						607,816
5806-MSHCP		182,700	102,500					285,200
Total Expenditures	734,562	4,431,118	1,554,602	-	-	-	-	6,720,282

Source of Funds:

4245-DIF-Corporate Facilities	43,651	50,000						93,651
4246-DIF-Fire Protection Facilities	127,336		194,890					322,226
4002-Measure S	546,658	4,398,035	1,359,712					6,304,405
Total Funding	717,645	4,448,035	1,554,602	-	-	-	-	6,720,282

Future Operating & Maintenance Costs:

Total Operating Costs								
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FIRE STATION 84 RENOVATION
Infrastructure Project

Project Description: This project includes the design, construction and renovation of Fire Station #84, including upgrades to the training room. This fire station serves as the headquarter station for the City of Temecula Fire Department. This renovation will give a fresh look to the station as well as update the facility to be more energy efficient. The renovation will add a gym to the facility, upgrade electrical, upgrade the windows, and re-paint the exterior and interior of the station. The living quarters will also receive some renovations to the bathrooms, kitchen and day room.

Benefit: This improvement will create a better learning experience for our community members that attend classes for training.

Core Value: A Safe and Prepared Community

Project Status: This project is under construction.

Department: Fire - Account No. 210.265.999.5800.PW19-14 / 687

Level: II



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	298,621	105,129						403,750
5804-Construction	1,850	2,343,857						2,345,707
5805-Construction Engineering	4,759	339,586						344,345
5802-Design & Environmental	192,141	158,052						350,193
5809-Information Technology	20,020	64,980						85,000
5806-MSHCP	455							455
Total Expenditures	517,846	3,011,604	-	-	-	-	-	3,529,450

Source of Funds:

4245-DIF-Corporate Facilities		662,131						662,131
4246-DIF-Fire Protection Facilities		448,248						448,248
4350-Facilities Replacement Fund		800,000						800,000
4002-Measure S	709,861	909,210						1,619,071
Total Funding	709,861	2,819,589	-	-	-	-	-	3,529,450

Future Operating & Maintenance Costs:

Total Operating Costs								
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I-15/STATE ROUTE 79 SOUTH INTERCHANGE ENHANCED LANDSCAPING
Infrastructure Project

Project Description: The project includes the landscape beautification of the west side of the Interstate 15/State Route 79 South (Temecula Parkway) interchange with enhanced landscaping & hardscape inspired by the I-15 Branding & Visioning Plan.

Benefit: This project meets the City-wide long-term goals as identified in the Quality of Life Master Plan to include a Healthy and Livable City and Economic Prosperity.

Core Value: Healthy and Livable City

Project Status: This project has been constructed and is being maintained by the contractor until Winter 2026.

Department: Public Works - Account No. 210.265.999.5800.PW17-19 / 690



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	391,141	37,420						428,560
5804-Construction	970,717	1,380,112						2,350,829
5805-Construction Engineering	3,043	346,958						350,000
5802-Design & Environmental	369,093	126,812						495,905
5240-Utilities		5,000						5,000
Total Expenditures	1,733,993	1,896,302	-	-	-	-	-	3,630,295

Source of Funds:

4002-Measure S	509,989	620,306						1,130,295
4078-Reimbursement-Pechanga IGA	2,500,000							2,500,000
Total Funding	3,009,989	620,306	-	-	-	-	-	3,630,295

Future Operating & Maintenance Costs:

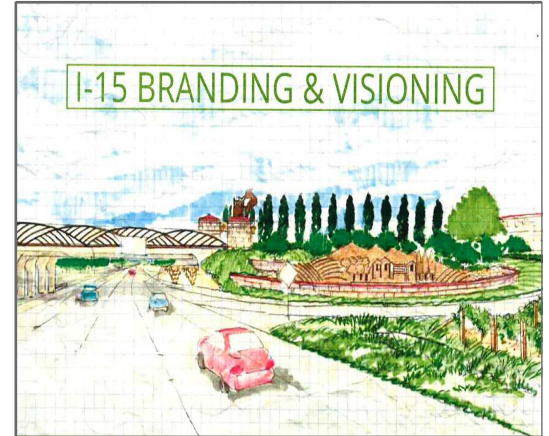
Total Operating Costs				63,289	65,188	67,144	69,159	
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Notes :

1. Operating & Maintenance costs reflect the ongoing irrigation and landscape maintenance required by CalTrans.

INTERSTATE 15 CORRIDOR BRANDING AND VISIONING IMPROVEMENTS
Infrastructure Project

Project Description: This project includes the beautification of the Interstate 15 Corridor within the City of Temecula limits by implementing the I-15 Branding and Visioning Plan. The improvements include, but are not limited to, enhanced and themed landscaping, gateway monumentations, sculptures, interchanges focal art, and bridge treatments. The project will be implemented in phases and as funds become available. The initial appropriation is to develop a phasing plan in coordination with the California Department of Transportation (Caltrans).



Benefit: This project will beautify the I-15 Corridor within the City and promote the Temecula brand.

Core Value: Economic Prosperity

Project Status: Project not yet started.

Department: Public Works - Account No. 210.265.999.5800.PWBV-24

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration					50,000	50,000	50,000	150,000
5802-Design & Environmental			100,000		50,000	150,000	150,000	450,000
Total Expenditures	-	-	100,000	-	100,000	200,000	200,000	600,000

Source of Funds:

4198-Public Art Fund			100,000					100,000
4452-Unspecified					100,000	200,000	200,000	500,000
Total Funding	-	-	100,000	-	100,000	200,000	200,000	600,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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LIBRARY ALTERNATE EMERGENCY OPERATIONS CENTER ENHANCEMENTS
Infrastructure Project

Project Description: The Ronald H. Roberts Temecula Public Library was opened in 2006 to serve the residents of Temecula and surrounding areas. In 2021, the Library was designated as the City of Temecula's Alternate Emergency Operations Center (A-EOC). This project will enhance the library's current technology offerings to provide for a secure, reliable, state-of-the-art equipment for conducting emergency operations.



Benefit: This project will equip the library with the requisite technology to provide for an operational Alternate Emergency Operations Center.

Core Value: A Safe and Prepared Community

Project Status: Project is expected to be completed during Fiscal Year 2025-26.

Department: Information Technology - Account No. 210.265.999.5800.IT24-02

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5809-Information Technology	250,938	449,062						700,000
Total Expenditures	250,938	449,062	-	-	-	-	-	700,000

Source of Funds:

4247-DIF-Library Facilities	250,938	449,062						700,000
Total Funding	250,938	449,062	-	-	-	-	-	700,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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LIBRARY TECHNOLOGY ENHANCEMENTS
Infrastructure Project

Project Description: The Ronald H. Roberts Temecula Public Library was opened in 2006 to serve the residents of Temecula and surrounding areas. Since then, it has become the busiest Library in the Riverside County System and offers advanced technology services to its patrons. This project will enhance the library's technology offerings to ensure that the patrons have access to a secure, reliable, state-of-the-art facility for many years to come.



Benefit: This project will offer improvements to the patron experience and to the reliability of the library technology systems.

Core Value: Healthy and Livable City

Project Status: Project is expected to be complete during Fiscal Year 2026-27.

Department: Information Technology - Account No. 210.265.999.5800.IT24-01

Level:

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5809-Information Technology	71,937	168,063						240,000
Total Expenditures	71,937	168,063	-	-	-	-	-	240,000
Source of Funds:								
4247-DIF-Library Facilities	71,937	168,063						240,000
Total Funding	71,937	168,063	-	-	-	-	-	240,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

LOCAL ROADWAY SAFETY PLAN UPDATE
Infrastructure Project

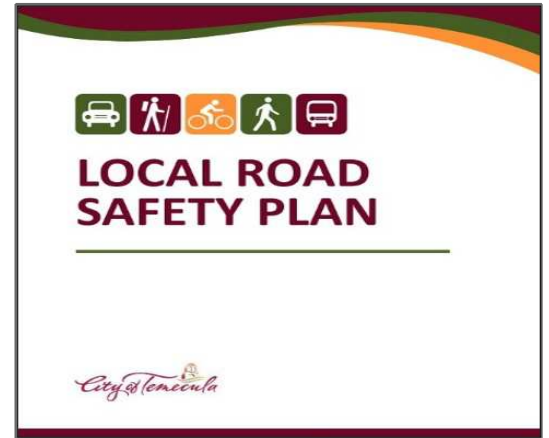
Project Description: This project is to update the City's Local Roadway Safety Plan (LRSP) to bring it in line with federal safety plan requirements. The LRSP creates a framework to systematically identify and analyze safety problems and recommend safety improvements.

Benefit: This project will provide a prioritized list of improvements and actions that can demonstrate a defined need and contribute to a proactive approach for addressing local safety needs.

Core Value: Transportation Mobility and Connectivity

Project Status: This project is currently in the consultant RFP review phase.

Department: Public Works - Account No. 210.265.999.5800.PW25-03



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration		5,000						5,000
5802-Design & Environmental		150,000						150,000
Total Expenditures	-	155,000	-	-	-	-	-	155,000

Source of Funds:

4025-Grants		120,000						120,000
4002-Measure S		35,000						35,000
Total Funding	-	155,000	-	-	-	-	-	155,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

- Grant source: Safe Streets and Roads for All (SS4A)

LONG CANYON CREEK PARK TO YNEZ TRAIL
Infrastructure Project

Project Description: This off-street route would connect James Day Middle School and Long Canyon Creek Park on North General Kearny Road to the Promenade Temecula and an employment center to the west. The route includes crosswalks at the Promenade Way/Overland Drive intersection, as well as a crossing of Margarita Road at Georgetown Lane

Benefit: This route provides a paved, low-stress alternative to riding a bicycle on multi-lane arterials such as Margarita Road, as well as provides improved crossings of major roadways. This GCA would satisfy the City's Core Values of a Healthy and Livable City, Transportation Mobility and Connectivity, and a Sustainable City

Core Value: Transportation Mobility and Connectivity

Project Status: New proposed project

Department: Community Development - Account No. 210.265.999.5800.NEW PW26-07

Level: II



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5802-Design & Environmental			30,000					30,000
Total Expenditures	-	-	30,000	-	-	-	-	30,000
Source of Funds:								
4051-DIF-Open Space & Trails			30,000					30,000
Total Funding	-	-	30,000	-	-	-	-	30,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

MARGARITA RECREATION CENTER
Infrastructure Project

Project Description: This project consists of the construction of a new recreation center in Mike Naggar Community Park in place of the former YMCA building. The project includes the demolition of the existing building and pool, constructing a new building and pool was determined by a Community Needs Assessment and available budget. The Information Technology component includes camera system infrastructure, access control, Public Wi-Fi and other identified technology needs.



Benefit: This project will provide the City a new facility to meet the increasing demands of recreational programs.

Core Value: Healthy and Livable City

Project Status: Construction was completed in December of 2023.

Department: Public Works - Account No. 210.265.999.5800.PW17-21 / 692

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	567,832							567,832
5804-Construction	9,577,616	67,258						9,644,874
5805-Construction Engineering	6,130	516						6,646
5802-Design & Environmental	1,270,347	51,335						1,321,682
5809-Information Technology	780,474							780,474
Total Expenditures	12,202,399	119,109	-	-	-	-	-	12,321,508

Source of Funds:

4481-Capital Financing	6,405,000							6,405,000
4244-DIF-Park & Rec Improvements	600,000							600,000
4256-DIF-Police Facilities	111,256	25,744						137,000
4002-Measure S	5,083,592	95,916						5,179,508
Total Funding	12,199,848	121,660	-	-	-	-	-	12,321,508

Future Operating & Maintenance Costs:

Total Operating Costs				1,544,079	1,603,504	1,665,220	1,729,315	
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Notes :

1. Capital Financing reflects the Temecula Public Financing Authority's 2018 Lease Financing arrangement which provides \$6.4M in funding, with a term of 15 years at an interest rate of 3.42%, repaid by the General Fund. (Loan Paid off in 2022)
2. Future Operating and Maintenance costs reflect the staffing, utilities and other service costs and are reflected in the Temecula Community Services District 5-Year Financial Forecast.

MARY PHILLIPS SENIOR CENTER ENHANCEMENT AND RENOVATION
Infrastructure Project

Project Description: This project includes the enhancement and renovation of the Mary Phillips Senior Center. Exterior improvements include new roof, siding, soffit, fascia, trim, doors and windows. Interior improvements include lighting, acoustics, trim, flooring, bookcase, and finishes. The project includes improvements in accessibility throughout the building interior and site in accordance with latest ADA requirements.



Benefit: This project updates and enhances the appearance and improves safety and extends the life of the facility.

Core Value: Healthy and Livable City

Project Status: This project is complete.

Department: Public Works - Account No. 210.265.999.5800.PW20-13 / 782

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	297,013							297,013
5804-Construction	1,641,305							1,641,305
5805-Construction Engineering	181,344							181,344
5802-Design & Environmental	99,333							99,333
Total Expenditures	2,218,995	-	-	-	-	-	-	2,218,995

Source of Funds:

4140-CDBG	1,057,584							1,057,584
4350-Facilities Replacement Fund	279,694							279,694
4002-Measure S	952,411	(70,694)						881,717
Total Funding	2,289,689	(70,694)	-	-	-	-	-	2,218,995

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

- Adjusted budget variance includes Council approved Substantial Amendment to the 2022-23 CDBG Annual Action Plan for the Reallocation of CDBG Funds to the Mary Phillips Senior Center dated 11/15/2022 for total CDBG funding of \$1,057,583.78. Additionally Measure S funds in the amount of \$45,000 were reprogrammed in Fiscal Year 2024-25 from the Mary Phillips Senior Center Enhancement and Renovation to the Mary Phillips Senior Center Outdoor Recreation Area.
- Negative variance in Measure S funding represents project completion final accounting activities.

MEDIANS & TRAFFIC CALMING IMPROVEMENTS - CITYWIDE
Infrastructure Project

Project Description: This project includes the design and construction of raised concrete medians (with stamped concrete), neighborhood identification medians, pedestrian bulb-outs, striping improvements and other features to provide neighborhood traffic calming at various locations throughout the City.

Benefit: This project provides neighborhood traffic calming, enhances pedestrian, bicycle safety and the quality of life at various locations within the City.

Core Value: A Safe and Prepared Community

Project Status: The implementation of traffic calming improvements is ongoing.



Department: Public Works - Account No. 210.265.999.5800.PWTC-20 / 704

Level: II

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration		55,000						55,000
5804-Construction	77,898	679,003						756,900
5805-Construction Engineering	14,551	35,449						50,000
5802-Design & Environmental	29,900	85,100						115,000
Total Expenditures	122,349	854,552	-	-	-	-	-	976,900
Source of Funds:								
4242-DIF-Street Improvements	40,000							40,000
4002-Measure S	231,900	680,000						911,900
4438-Reimbursements		25,000						25,000
Total Funding	271,900	705,000	-	-	-	-	-	976,900
Future Operating & Maintenance Costs:								
Total Operating Costs								

Notes :

1. Reimbursements reflects contribution from the Temecula Valley Unified School District.

MURRIETA CREEK IMPROVEMENTS
Infrastructure Project

Project Description: This project reflects the United States Army Corps of Engineers (USACE) and Riverside County Flood Control (RCFC) improvements to Murrieta Creek within City limits. This project also include the study, design, and construction of alternatives to reconfigure the existing Southside Parking Lot which has been impacted by the Riverside County Flood Control's acquisition of a portion of the parking lot. Lighting will be added to the trail on the east side of Murrieta Creek between First Street and Rancho California Road. The installation of a RCFC Storm Drain Catch Basin No. 100 on Pujol Street was added.



Benefit: This project helps prevent flooding of Old Town Temecula.

Core Value: A Safe and Prepared Community

Project Status: Construction for the Southside parking lot reconfiguration is complete (PWMC-22-01). Construction of the trail lighting is complete (PWMC-22-02).

Department: Public Works - Account No. 210.265.999.5800.PWMC-22 / 735

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	370,326	28,302						398,628
5804-Construction	1,633,250	204,373						1,837,623
5802-Design & Environmental	270,178	40,222						310,400
5601-Furnishings & Equipment	129,387	613						130,000
5809-Information Technology	130,561	30,389						160,950
Total Expenditures	2,533,703	303,898	-	-	-	-	-	2,837,601

Source of Funds:

4245-DIF-Corporate Facilities	130,000	15,000						145,000
4001-General Fund	135,858							135,858
4002-Measure S	1,262,139	125,319						1,387,458
4438-Reimbursements	969,285							969,285
4145-TEAM	100,000	100,000						200,000
Total Funding	2,597,282	240,319	-	-	-	-	-	2,837,601

Future Operating & Maintenance Costs:

Total Operating Costs								
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MURRIETA CREEK IMPROVEMENTS
Infrastructure Project

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								

Notes :

1. The City Council approved an Agreement for Sale and Purchase with Riverside County Flood Control and Water Conservation District (RCFC&WCD) for the purchase of a portion of the Southside Parking Lot on July 28, 2020. The Riverside County Board of Supervisors approved the agreement on March 23, 2021. The City received the total purchase price and the Cost to Cure in the amount of \$771,136.16 for the reconfiguration of the Southside Parking Lot.
2. Reimbursements include \$834,336 from Riverside County Flood Control and Water Conservation District (RCFC&WCD) and \$28,249 from Frontier Communications for the purchase of an easement along Pennypickle’s Workshop and Murrieta Creek.
3. TEAM - Temecula Energy Efficiency Asset Fund.

NICOLAS ROAD MULTI-USE TRAIL EXTENSION
Infrastructure Project

Project Description: This project includes the design, environmental documents and permits, construction, improvements and extension of the Nicolas Road Multi-Use Trail from the Seraphina easterly boundary to Joseph Road. The improvements include approximately 1,800 LF of 10' wide Class I Bikeway.



Benefit: This project improves pedestrian and biking circulation on the northern side of the City

Core Value: Transportation Mobility and Connectivity

Project Status: The trail was constructed by a developer as part of the Nicolas Road Extension. Project Completed in February 2026

Department: Public Works - Account No. 210.265.999.5800.PWNT-25 / 785

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction		2,000,000						2,000,000
Total Expenditures	-	2,000,000	-	-	-	-	-	2,000,000
Source of Funds:								
4427-Assembly Bill 2766		450,000						450,000
4051-DIF-Open Space & Trails	300,000							300,000
4170-Measure A		1,100,000						1,100,000
4002-Measure S		150,000						150,000
Total Funding	300,000	1,700,000	-	-	-	-	-	2,000,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

OLD TOWN PARKING IMPROVEMENTS
Infrastructure Project

Project Description: This project will include the design and eventual construction of parking improvements within the Old Town district. The Old Town Parking Management Plan outlines a number of parking strategies that can be implemented in Old Town over time. Additional parking improvements are anticipated to be constructed as part of the long-term parking management strategy.



Benefit: This project will satisfy the City's Core Values of a Healthy and Livable City and Economic Prosperity.

Core Value: Healthy and Livable City

Project Status: Main Street lots completed construction in January 2025. Analysis of other potential parking improvements is ongoing.

Department: Public Works - Account No. 210.265.999.5800.PW17-15 / 694

Level: III

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	128,762	1,238						130,000
5804-Construction	276,007	128,993						405,000
5802-Design & Environmental	202,480	667,521						870,000
Total Expenditures	607,248	797,752	-	-	-	-	-	1,405,000

Source of Funds:

4001-General Fund	1,000,000							1,000,000
4002-Measure S		405,000						405,000
Total Funding	1,000,000	405,000	-	-	-	-	-	1,405,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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OLD TOWN TEMECULA PARKLETS PROGRAM
Infrastructure Project

Project Description: This project will provide for modular parklets located throughout Old Town Temecula, including traffic flow enhancements such as bollards or other traffic calming measures.

Benefit: A program that continues to enhance the livability of Old Town through small urban parklets.

Core Value: Healthy and Livable City

Project Status: This project is underway and has been soliciting community input on locations and styling of the parklets.

Department: Community Development - Account No. 210.265.999.5800.CD24-01



Level:

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction	46,162	253,838						300,000
5802-Design & Environmental	76,147	73,853						150,000
Total Expenditures	122,309	327,691	-	-	-	-	-	450,000
Source of Funds:								
4110-Community Reinvestment Program	122,309	327,691						450,000
Total Funding	122,309	327,691	-	-	-	-	-	450,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

PAVEMENT MANAGEMENT PROGRAM UPDATE
Infrastructure Project

Project Description: This project consists of evaluating the conditions of all public roadways within the City (approximately 382 miles) evaluating and upgrading the City’s existing Pavement Management Program software, and providing capital improvement planning for a five-year Capital Improvement Program (CIP) budget.

Benefit: This project will provide the City with a roadmap for maintaining its roadways.

Core Value: A Safe and Prepared Community

Project Status: Data collection, compilation, and analysis took place January 2024. Study is performed every five years.

Department: Public Works - Account No. 210.265.999.5800.PW23-09



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	83,448	6,552				100,000		190,000
5802-Design & Environmental	97,980	187,020				114,980		399,980
Total Expenditures	181,428	193,572	-	-	-	214,980	-	589,980

Source of Funds:

4002-Measure S		85,020				100,000		185,020
4102-RMRA	183,289	106,691				114,980		404,960
Total Funding	183,289	191,711	-	-	-	214,980	-	589,980

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Road and Repair Accountability Act (RMRA)

PEDESTRIAN RAMP UPGRADES - CITYWIDE
Infrastructure Project

Project Description: This project will install American with Disabilities Act (ADA) compliant ramp upgrades at school crossing sites throughout the City.

Benefit: This project improves pedestrian safety and circulation throughout the City.

Core Value: Transportation Mobility and Connectivity

Project Status: Project complete.

Department: Public Works - Account No. 210.265.999.5800.PW23-11

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	19,728	5,312						25,040
5804-Construction	49,614	192,386						242,000
5805-Construction Engineering	580	7,380						7,960
Total Expenditures	69,922	205,078	-	-	-	-	-	275,000
Source of Funds:								
4662-HSIP-Highway Safety Improvement Program		225,000						225,000
4002-Measure S	23,329	26,671						50,000
Total Funding	23,329	251,671	-	-	-	-	-	275,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

Notes :

1. Highway Safety Improvement Program - Cycle 11 awarded on March 9, 2023
2. City match is \$25,000 based on the HSIP application and grant. Additional appropriated local funds are for administration

SANTA GERTRUDIS CREEK PHASE II - MARGARITA UNDER-CROSSING
Infrastructure Project

Project Description: This project includes the design, environmental, and construction of the under-crossing in Santa Gertrudis Creek at Margarita Road to connect to the pedestrian/bicycle trail. The under-crossing at Margarita Road will provide a continuous paved trail along the Santa Gertrudis Creek at this location.

Benefit: The project provides a safe pedestrian and bicycle trail connection for the community.

Core Value: Transportation Mobility and Connectivity

Project Status: Project was completed September 2025.

Department: Public Works - Account No. 210.265.999.5800.PW19-04 / 732



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	436,370	11,630						448,000
5804-Construction	3,746,487	176,572						3,923,059
5805-Construction Engineering	470,778	24,492						495,270
5802-Design & Environmental	635,703	29,611						665,314
5700-Land Acquisition	14,580	6,920						21,500
5806-MSHCP	9,832	37,148						46,980
Total Expenditures	5,313,750	286,373	-	-	-	-	-	5,600,123

Source of Funds:

4051-DIF-Open Space & Trails	1,247,749	315,159						1,562,908
4002-Measure S	2,535,215	(319,984)						2,215,231
4438-Reimbursements		319,984						319,984
4483-Senate Bill 1	1,398,424	103,576						1,502,000
Total Funding	5,181,387	418,736	-	-	-	-	-	5,600,123

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

- California Transportation Commission (CTC) adopted the 2019 Active Transportation Program Augmentation on January 30 - 31, 2019.
- Negative variance due to the reimbursement agreement between Rancho California Water District and the City of Temecula resulting in the reduction of Measure S funds in the amount of \$319,984.

SIDEWALKS - CITYWIDE
Infrastructure Project

Project Description: This project will include the construction of sidewalks at various locations throughout the City. A study to identify and prioritize areas with missing sidewalks was completed as part of the Trails and Bikeways Master Plan Update in Fiscal Year 2015-16. Based on the study and the available resources, sidewalks will be constructed in the selected areas considering economy of scale and proximity to private development.



Benefit: This project will provide walking surfaces for pedestrians.

Core Value: Transportation Mobility and Connectivity

Project Status: Funds remaining in this project will be used to add sidewalks to the west side of Ynez Road between Tiera Vista and Rancho Highland. That project, PW17-28 was completed in August of 2025.

Department: Public Works - Account No. 210.265.999.5800.PWSW-02 / 708

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	917,615	61,354						978,968
5804-Construction	460,703	6,726						467,430
5805-Construction Engineering	7,702	16,709						24,412
5802-Design & Environmental	291,244	10,522						301,766
Total Expenditures	1,677,265	95,311	-	-	-	-	-	1,772,575

Source of Funds:

4001-General Fund	375,000							375,000
4002-Measure S	1,282,471	115,104						1,397,575
Total Funding	1,657,471	115,104	-	-	-	-	-	1,772,575

Future Operating & Maintenance Costs:

Total Operating Costs								
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SIDEWALKS - OLD TOWN IMPROVEMENTS
Infrastructure Project

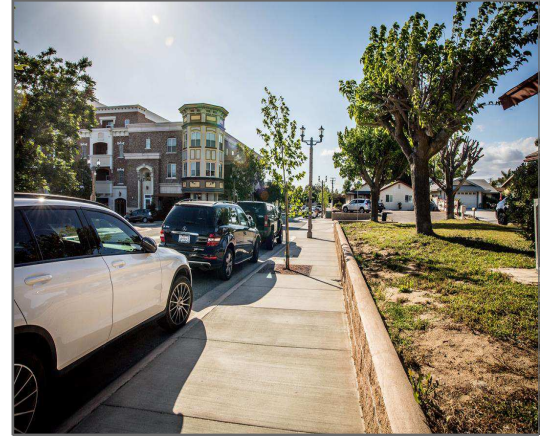
Project Description: This project involves adding and improving sidewalks in Old Town. The improvement areas include installing eight additional Old Town decorative streetlights on Moreno Road and Mercedes Street (PW22-17). The City will continue evaluate locations to improve sidewalk in Old Town Temecula.

Benefit: Adding sidewalk and other improvements in Old Town promotes a Healthy and Livable City and Transportation Mobility and Connectivity.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction of the streetlights was completed in FY23-24.

Department: Public Works - Account No. 210.265.999.5800.PWOT-03 / 766



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	396,073	17,826						413,899
5804-Construction	1,292,846	(53,330)						1,239,516
5805-Construction Engineering	37,179							37,179
5802-Design & Environmental	133,976	4,015						137,991
5610-Equipment	42,500	(42,500)						-
Total Expenditures	1,902,573	(73,989)	-	-	-	-	-	1,828,585

Source of Funds:

4140-CDBG	849,426							849,426
4170-Measure A	140,000							140,000
4002-Measure S	1,138,877	(299,719)						839,159
Total Funding	2,128,303	(299,719)	-	-	-	-	-	1,828,585

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Negative adjusted budget in FY2025-26 driven by reprogramming of Measure S Funds to Sixth Street Improvements.

SIDEWALKS-PAUBA ROAD
Infrastructure Project

Project Description: This project will include the construction of sidewalks along Pauba Road from Elinda Road to Showalter Road.

Benefit: This project will provide walking surfaces for pedestrians.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction in progress, expected to be complete in Q2 2026.

Department: Public Works - Account No. 210.265.999.5800.PWSW-02-02

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	136,300	88,700						225,000
5804-Construction		901,001						901,001
5805-Construction Engineering		60,000						60,000
5802-Design & Environmental	57,252	13,871						71,123
Total Expenditures	193,552	1,063,572	-	-	-	-	-	1,257,124

Source of Funds:

4002-Measure S	198,208	696,316						894,524
4437-Senate Bill 821		362,600						362,600
Total Funding	198,208	1,058,916	-	-	-	-	-	1,257,124

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Grant funding source reflects the 2023 Senate Bill 821, Bicycle and Pedestrian Facilities Program grant.

SIXTH STREET IMPROVEMENTS
Infrastructure Project

Project Description: This project involves improving the south side of Sixth Street from Old Town Front Street to Mercedes Street. The improvements include adding sidewalks, rolled curb and gutter, paving, streetlights, and trees in accordance with the Old Town Specific Plan.

Benefit: Adding sidewalk and other improvements in Old Town promotes a Healthy and Livable City and Transportation Mobility and Connectivity.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction is complete.

Department: Public Works - Account No. 210.265.999.5800.PWOT-03-01/PW22-16



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	140,974	42,567						183,541
5804-Construction	747,600	102,456						850,056
5805-Construction Engineering	10,375	7,633						18,008
5802-Design & Environmental	43,899	(3,178)						40,721
Total Expenditures	942,848	149,478	-	-	-	-	-	1,092,326

Source of Funds:

4110-Community Reinvestment Program	115,000							115,000
4002-Measure S	828,034	149,291						977,326
Total Funding	943,034	149,291	-	-	-	-	-	1,092,326

Future Operating & Maintenance Costs:

Total Operating Costs								
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SOUTH SIDE SENIOR CENTER FOR ACTIVE ADULTS
Infrastructure Project

Project Description: This project was identified in the City's Quality of Life Master Plan 2040 as a future project to better serve the senior community on the south side of Temecula.

Benefit: This project supports healthy and active lifestyles by providing opportunities for seniors to participate in activities and classes.

Core Value: Healthy and Livable City

Project Status: Conceptual design for this project will begin in Fiscal Year 2025-26.

Department: Public Works - Account No. 210.265.999.5800.PW24-05

Level: III



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5802-Design & Environmental		100,000						100,000
Total Expenditures	-	100,000	-	-	-	-	-	100,000
Source of Funds:								
4244-DIF-Park & Rec Improvements		100,000						100,000
Total Funding	-	100,000	-	-	-	-	-	100,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

STORM DRAIN PIPE LINING
Infrastructure Project

Project Description: This project will line all City-owned metal storm drain pipe (e.g. corrugated metal pipe (CMP), spiral rib pipe (SRP), etc.), which may be susceptible to corrosion failure. The estimated total length of metal storm drain pipe in the City's inventory is approximately 3.6 miles (19,050 feet). The lining may include spray lining or slip lining to replace the metal with a smoother, more stable surface.



Benefit: This project maintains our current stormwater infrastructure.

Core Value: A Safe and Prepared Community

Project Status: Identification and design of project(s) will be based on findings of the Citywide Storm Drain Masterplan and investigations from field observations.

Department: Public Works - Account No. 210.265.999.5800.PWSD-23

Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration	43,779	59,221		199,675		199,675		502,350
5804-Construction		702,000		1,363,500		1,363,500		3,429,000
5805-Construction Engineering		75,000		133,950		133,950		342,900
5802-Design & Environmental	43,874	91,126		106,250		106,250		347,500
5806-MSHCP		38,100		66,675		66,675		171,450
Total Expenditures	87,652	965,448	-	1,870,050	-	1,870,050	-	4,793,200

Source of Funds:

4002-Measure S	88,169	964,931		1,870,050		1,870,050		4,793,200
Total Funding	88,169	964,931	-	1,870,050	-	1,870,050	-	4,793,200

Future Operating & Maintenance Costs:

Total Operating Costs								
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TRAFFIC SIGNAL - PEDESTRIAN SIGNAL EQUIPMENT UPGRADE PHASE 2 - CITYWIDE
Infrastructure Project

Project Description: This project will install pedestrian countdown signal heads and upgrade traffic signal controllers to improve safety and operations at signalized intersections Citywide including the Butterfield Stage Road, Margarita Road, Meadows Parkway, Nicolas Road, Pechanga Parkway, Ring Road, and Ynez Road corridors.

Benefit: This project improves pedestrian safety and traffic circulation throughout the City.

Core Value: Transportation Mobility and Connectivity

Project Status: Project complete.

Department: Public Works - Account No. 210.265.999.5800.PW23-12



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	3,143	21,857						25,000
5804-Construction	102,703	381,797						484,500
5805-Construction Engineering	2,000	61,200						63,200
Total Expenditures	107,846	464,854	-	-	-	-	-	572,700

Source of Funds:

4662-HSIP-Highway Safety Improvement Program		492,930						492,930
4002-Measure S	5,184	74,586						79,770
Total Funding	5,184	567,516	-	-	-	-	-	572,700

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Highway Safety Improvement Program - Cycle11 awarded on March 9, 2023.
2. City match is \$54,770 based on the HSIP application and grant. Additional appropriated local funds are for administration.

TRAFFIC SIGNAL - SAFETY LIGHTS AND SIGNAL COMMUNICATIONS UPGRADE- CITYWIDE
Infrastructure Project

Project Description: This project will upgrade all traffic signals safety lights to LED and install communication system upgrades to 42 signals citywide. Upgraded traffic signal improvements include LED street lights, signal wiring, vehicle heads, controller cabinets, fiber cable, ethernet switches, wireless radios, and related communication equipment to improve safety and operations with optimized traffic signal timing coordination. Signal timing coordination will be improved along the Butterfield Stage Road and Ynez Road corridors.



Benefit: This project will upgrade the City's traffic signal safety lights to LED, Sustainable and Resilient City, and upgrade traffic signal communication system equipment to improve mobility and connectivity.

Core Value: Transportation Mobility and Connectivity

Project Status: This project is anticipated to start construction in 2026.

Department: Public Works - Account No. 210.265.999.5800.PW23-13

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	50	19,950						20,000
5804-Construction		2,661,397						2,661,397
5805-Construction Engineering		225,000						225,000
5802-Design & Environmental	280,725	68,778						349,503
Total Expenditures	280,775	2,975,125	-	-	-	-	-	3,255,900

Source of Funds:

4243-DIF-Traffic Signals	120,893	473,697						594,590
4662-HSIP-Highway Safety Improvement Program	186,510	2,254,800						2,441,310
4002-Measure S		220,000						220,000
Total Funding	307,403	2,948,497	-	-	-	-	-	3,255,900

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Highway Safety Improvement Program - Cycle 11 awarded on March 9, 2023.

TRAFFIC SIGNAL FIBER OPTIC EXTENSION
Infrastructure Project

Project Description: This project will provide the design and installation of fiber optic communications including conduit, cable, pullboxes, and related communication equipment to traffic signal operations. Various signalized intersections will be improved along the Margarita Road, Meadows Parkway, Date Street, and Nicolas Road corridors.

Benefit: This project will upgrade the City's fiber optic communications and traffic signal system equipment throughout the City. This project builds out the City's traffic signal fiber communications network as defined in the City's Communications System Master Plan. This project will enhance the City's core value of a safe and prepared community, as well as transportation mobility and connectivity as it relates to traffic signal communication.

Core Value: A Safe and Prepared Community

Project Status: The project is currently in the design phase. Design is anticipated to be completed in 2027.

Department: Public Works - Account No. 210.265.999.5800.PW25-01

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration		15,000	60,000					75,000
5804-Construction			1,350,000					1,350,000
5802-Design & Environmental	25,515	224,485						250,000
Total Expenditures	25,515	239,485	1,410,000	-	-	-	-	1,675,000

Source of Funds:

4256-DIF-Police Facilities			649,000					649,000
4662-HSIP-Highway Safety Improvement Program		552,850						552,850
4002-Measure S	25,515	239,485	208,150					473,150
Total Funding	25,515	792,335	857,150	-	-	-	-	1,675,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Highway Safety Improvement Program - Cycle 12 awarded on February 21, 2025.
2. City match is \$552,850 based on the HSIP application and grant. Additional appropriated local funds are for administration.

UTILITY UNDERGROUNDING - CITYWIDE
Infrastructure Project

Project Description: This project includes the undergrounding of utilities at various locations throughout the City to extend the undergrounding done by the developers beyond the limits of their developments. The project will continuously look for additional locations to underground power poles with the goal of beautifying Temecula. The funding for this project covers the west side of Old Town Front Street between Fourth Street and Fifth Street (including about 25 feet of missing improvements).



Benefit: Undergrounding overhead lines will help make the City a Sustainable and Resilient City in the event of natural disasters and wild fires.

Core Value: A Sustainable and Resilient City

Project Status: Project is complete.

Department: Public Works - Account No. 210.265.999.5800.PWUG-04 / 776

Level: II

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	40,018							40,018
5804-Construction	126,022							126,022
5802-Design & Environmental	3,483							3,483
Total Expenditures	169,523	-	-	-	-	-	-	169,523

Source of Funds:

4002-Measure S	244,375	(74,852)						169,523
Total Funding	244,375	(74,852)	-	-	-	-	-	169,523

Future Operating & Maintenance Costs:

Total Operating Costs								
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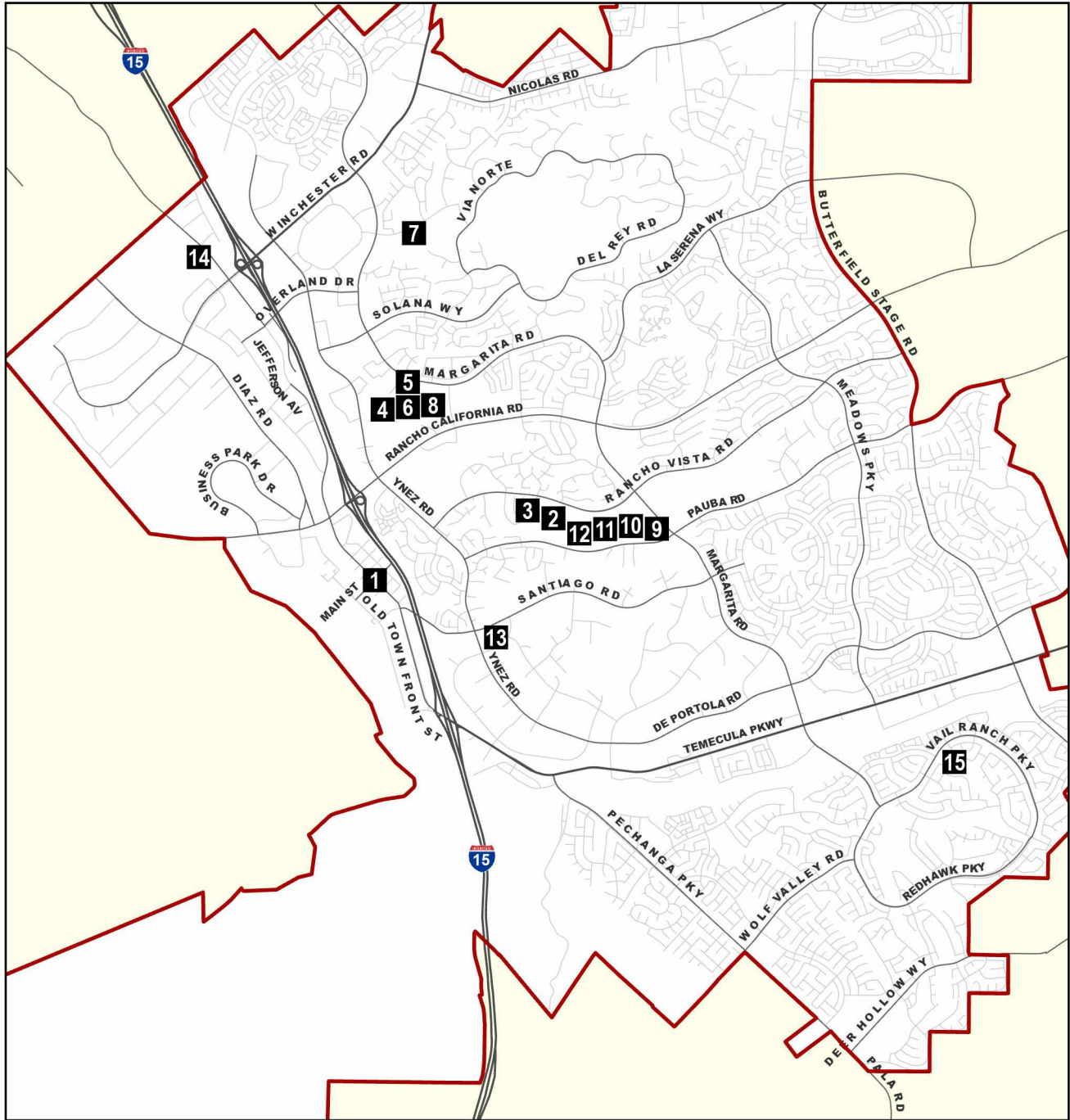
Notes :

1. Negative variance in Measure S funding represents project completion final accounting activities.

PARKS & RECREATION PROJECTS



CITY OF
TEMECULA



Map ID	Description
1	Children's Museum Enhancement Project
2	Community Recreation Center Splash Pad & Shade Structures
3	CRC Pool Cantilever Restoration
4	Dog Park Renovation
5	Eagle Soar Splash Pad Rehabilitation
6	Empire Creek Improvements
7	Long Canyon Creek Park Restrooms
8	Mike Naggar Park Pickleball Court Conversion

Map ID	Description
9	Pickleball Courts
10	Ronald Reagan Sports Park Hockey Rink
11	Ronald Reagan Sports Park Skate Park
12	Ronald Regan Sports Park Trail
13	Santiago Site – Community Garden
14	Uptown Temecula Sports Park
15	Vail Ranch Park Restrooms

CHILDREN'S MUSEUM ENHANCEMENT PROJECT
Parks/Recreation Project

Project Description: As exhibits and play experiences in the Children’s Museum become outdated, this project allows for the re-design and replacement of exhibit areas or refurbishment of existing exhibits. This process provides the museum visitors new and updated play experiences.

Benefit: This project enhances existing exhibit areas of the Children’s Museum.

Core Value: Healthy and Livable City

Project Status: A project list has been developed. Projects are completed on an on-going basis.

Department: TCSD - Account No. 210.265.999.5800.PW19-05 / 125



Level: II

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	432	9,568						10,000
5804-Construction	374,934	146,156						521,090
5802-Design & Environmental		14,000						14,000
Total Expenditures	375,366	169,724	-	-	-	-	-	545,090
Source of Funds:								
4244-DIF-Park & Rec Improvements	145,090							145,090
4002-Measure S	400,000							400,000
Total Funding	545,090	-	-	-	-	-	-	545,090
Future Operating & Maintenance Costs:								
Total Operating Costs								

COMMUNITY RECREATION CENTER SPLASH PAD & SHADE STRUCTURES
Parks/Recreation Project

Project Description: This project provides for the conversion of the CRC's kiddie pool into a splash pad, and the addition of shade structures throughout the pool area.

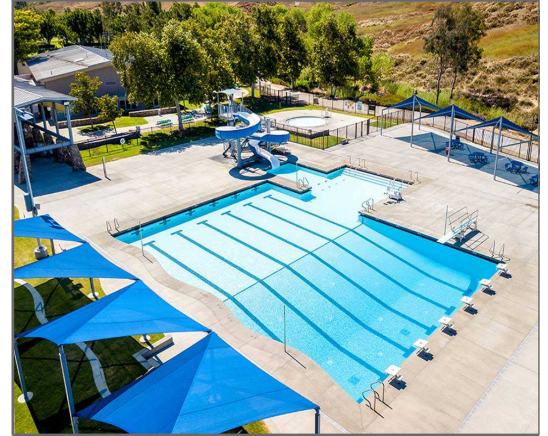
Benefit: This project will provide City residents an additional splash pad for enhanced recreational opportunities.

Core Value: Healthy and Livable City

Project Status: Project Completed 11/15/2024

Department: Public Works - Account No. 210.265.999.5800.PW21-07 / 205

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	277,779	26,163						303,942
5804-Construction	1,990,968	937						1,991,905
5805-Construction Engineering	23,201							23,201
5802-Design & Environmental	252,525	5,574						258,099
Total Expenditures	2,544,472	32,675	-	-	-	-	-	2,577,147
Source of Funds:								
4002-Measure S	2,545,258	31,889						2,577,147
Total Funding	2,545,258	31,889	-	-	-	-	-	2,577,147
Future Operating & Maintenance Costs:								
Total Operating Costs								

CRC POOL CANTILEVER RESTORATION
Parks/Recreation Project

Project Description: Restoration to the CRC pool cantilever

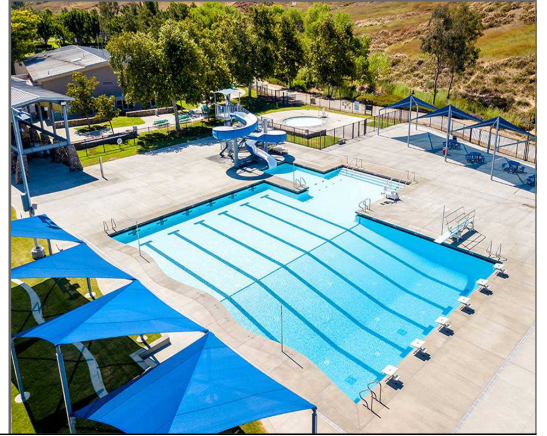
Benefit: Upgrade aging facility components

Core Value: Healthy and Livable City

Project Status: New project proposed for future years

Department: Public Works - Account No. 210.265.999.5800.NEW PW26-05

Level: II



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction							400,000	400,000
Total Expenditures	-	-	-				400,000	400,000
Source of Funds:								
4350-Facilities Replacement Fund							400,000	400,000
Total Funding	-	-	-				400,000	400,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

DOG PARK RENOVATION
Parks/Recreation Project

Project Description: This project is to design and construct a dog park at Mike Naggar Community Park. The dog park will include small and large dog pens, seating, drinking fountains, shade, concrete hardscape, and landscaping in addition to ADA access.

Benefit: This project protects the City's vast investment in parks and open space facilities. In addition, this project satisfies the City's Core Values of a Healthy and Livable City and Responsive City Government.

Core Value: Healthy and Livable City

Project Status: Project completed July 2024.

Department: Public Works - Account No. 210.265.999.5800.PW21-14 / 207



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	342,293							342,293
5804-Construction	685,062							685,063
5805-Construction Engineering	13,799							13,799
5802-Design & Environmental	82,538							82,537
5809-Information Technology	53,674							53,674
Total Expenditures	1,177,366	-	-	-	-	-	-	1,177,366

Source of Funds:

4245-DIF-Corporate Facilities	100,000							100,000
4025-Grants	447,126							447,126
4002-Measure S	630,874	(634)						630,240
Total Funding	1,178,000	(634)	-	-	-	-	-	1,177,366

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Proposition 68 Grant from the California Department of Parks and Recreation (\$247,126).
2. American Rescue Plan Act (ARPA), signed into law March 11, 2021, grant through the County of Riverside (\$200,000).
3. Negative variance in Measure S funding represents project completion final accounting activities.

EAGLE SOAR SPLASH PAD REHABILITATION
Parks/Recreation Project

Project Description: Rehabilitation of existing splash pad components to restore operation, including replacement of failed subsurface fiber glass water tank with new reinforced concrete water tank which would enhance overall durability of the water storage system

Benefit: The Eagle Soar Splash Pad has been unusable since the Spring of 2025 due to failure of the existing underground fiberglass water storage tank. The project will replace this tank with a reinforced concrete tank which would restore operation to the facility.

Core Value: Healthy and Livable City

Project Status: New project. Project will begin in Spring 2026

Department: Public Works - Account No. 210.265.999.5800.PW26-01



Level: I

	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction		315,000						315,000
Total Expenditures	-	315,000	-	-	-	-	-	315,000

Source of Funds:

4110-Community Reinvestment Program		300,000						300,000
4002-Measure S		15,000						15,000
Total Funding	-	315,000	-	-	-	-	-	315,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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EMPIRE CREEK IMPROVEMENTS
Parks/Recreation Project

Project Description: This project repairs and reinforces the earth and berms between specific park sites and flood control channels, and fortifies the banks to prevent further erosion into the park sites. A report for Friendship Park (formerly Pala Park), Mike Naggar Community Park (formerly Margarita Community Park), and Long Canyon Creek Park was developed. This study will serve as a basis for project design, environmental clearance, and construction at each location.



Benefit: This project prevents further erosion into park site.

Core Value: Healthy and Livable City

Project Status: Start preliminary design in FY26-27.

Department: Public Works - Account No. 210.265.999.5800.PW23-20

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	18,594	30,347						48,941
5804-Construction		51,424				3,822,532		3,873,956
5805-Construction Engineering		23,584				175,000		198,584
5802-Design & Environmental		347,000						347,000
5806-MSHCP						193,698		193,698
Total Expenditures	18,594	452,355	-	-	-	4,191,230	-	4,662,179

Source of Funds:

4002-Measure S	18,594	452,355						470,949
4452-Unspecified						4,191,230		4,191,230
Total Funding	18,594	452,355	-	-	-	4,191,230	-	4,662,179

Future Operating & Maintenance Costs:

Total Operating Costs								
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HARVESTON COMMUNITY PARK BUILDING RENOVATIONS AND EXPANSION
Parks/Recreation Project

Project Description: This project provides for the design and construction of the renovation, expansion, and Americans with Disabilities Act (ADA) improvements of existing building at the Harveston Community Park. The work includes the expansion of the classrooms, a dedicated check-in counter, a storage room, and bringing the facility up to current ADA accessibility compliance standards.

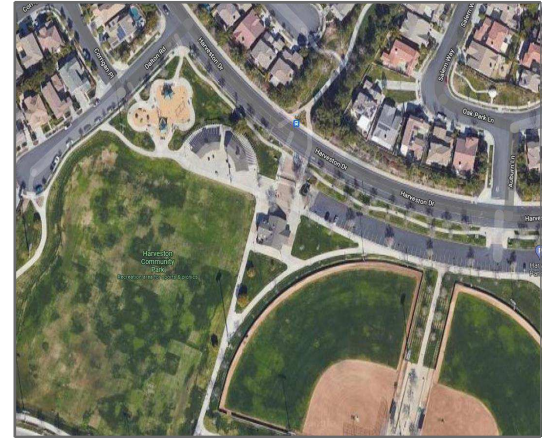
Benefit: This project provides additional amenities for City residents, maintenance of existing building, and brings facility to accessibility compliance.

Core Value: Healthy and Livable City

Project Status: Project funding has been reprioritized, and this project will not move forward at this time.

Department: Public Works - Account No. 210.265.999.5800.PW22-11 / 225

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	132,556	11,638						144,194
5802-Design & Environmental	95,305	(7,369)						87,936
Total Expenditures	227,861	4,269	-	-	-	-	-	232,130

Source of Funds:

4666-Developer Contribution	1,415,000	(1,355,000)						60,000
4240-DIF-Quimby	186,910	(14,780)						172,130
Total Funding	1,601,910	(1,369,780)	-	-	-	-	-	232,130

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Developer contribution reflect extraordinary benefit payment from the Heirloom Farms development.
2. Project funding has been reprioritized. Negative variances represent the reduction of funding sources due to project cancellation.

INFILL RECREATIONAL AMENITIES
Parks/Recreation Project

Project Description: Design and implement alternative recreational amenities such as skateboard park features, mountain/BMX bike skill trainers, rock climbing, parkour, slacklining, exercise equipment, and others within opportunistic locations such as City-owned remnants or spaces within existing parks or public facilities.

Benefit: This project will provide City residents with additional popular amenities for enhanced recreational opportunities.

Core Value: Healthy and Livable City

Project Status: Project will be completed on an on-going basis as funding becomes available.

Department: Public Works - Account No. 210.265.999.5800.PW23-05 / 226

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	10,606							10,606
5804-Construction	340,381	45,014						385,394
5802-Design & Environmental	3,000	1,000						4,000
Total Expenditures	353,986	46,014	-	-	-	-	-	400,000
Source of Funds:								
4240-DIF-Quimby	353,986	46,014						400,000
Total Funding	353,986	46,014	-	-	-	-	-	400,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

LONG CANYON CREEK PARK RESTROOMS
Parks/Recreation Project

Project Description: This project provides for the design and construction of a new restroom facility at Long Canyon Creek Park that meet current ADA accessibility compliance standards.

Benefit: This project provides restrooms for park patrons that are accessibility compliant.

Core Value: Healthy and Livable City

Project Status: The Project is under construction. The Project is anticipated to be completed in 2026.

Department: Public Works - Account No. 210.265.999.5800.PWPE-07-03/
PW23-18



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	46,475	130,525						177,000
5804-Construction	103,960	716,040						820,000
5805-Construction Engineering		60,000						60,000
5802-Design & Environmental	135,860	85,070						220,930
5809-Information Technology		220,000						220,000
Total Expenditures	286,294	1,211,636	-	-	-	-	-	1,497,930

Source of Funds:

4002-Measure S	289,025	1,208,905						1,497,930
Total Funding	289,025	1,208,905	-	-	-	-	-	1,497,930

Future Operating & Maintenance Costs:

Total Operating Costs				31,085	31,706	32,340	32,987	
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Notes :
1. Operating & Maintenance costs reflect the increased janitorial costs associated with the addition of new park restroom facilities.

MIKE NAGGAR PARK PICKLEBALL COURT CONVERSION
Parks/Recreation Project

Project Description: The existing courts at the Mike Naggar Community Park are currently configured with a mix of tennis and pickleball courts. The project will perform rehabilitation of the existing play surface and reconfigure all courts for pickleball.

Benefit: The project will complete needed play surface rehabilitation at the courts and reconfigure all courts to pickleball to fulfill community demand for more pickleball courts.

Core Value: Healthy and Livable City

Project Status: New Project. Project will begin in Fall 2026

Department: Public Works - Account No. 210.265.999.5800.PWSR-15-01

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction		200,000						200,000
Total Expenditures	-	200,000	-	-	-	-	-	200,000
Source of Funds:								
4002-Measure S		200,000						200,000
Total Funding	-	200,000	-	-	-	-	-	200,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

**PARK RESTROOMS RENOVATIONS, EXPANSION AND AMERICANS WITH DISABILITIES ACT (ADA)
IMPROVEMENTS**
Parks/Recreation Project

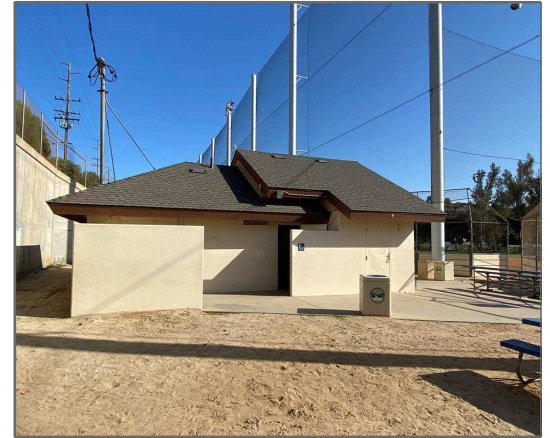
Project Description: This project provides for the design and construction of the renovation, expansion and Americans with Disabilities Act (ADA) improvements of existing restroom facilities. The restroom expansion includes renovating concession and restroom facilities at the North/South Baseball fields at the Ronald Reagan Sports Park to meet current ADA accessibility compliance standards.

Benefit: This project provides additional restrooms for park patrons and brings facility to accessibility compliance.

Core Value: Healthy and Livable City

Project Status: Project is ongoing

Department: Public Works - Account No. 210.265.999.5800.PWPE-07 / 155



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	330,911	41,089						372,000
5804-Construction	244,480	8,320						252,800
5805-Construction Engineering		30,000						30,000
5802-Design & Environmental	20,477	24,523						45,000
5809-Information Technology		30,000						30,000
Total Expenditures	595,868	133,932	-	-	-	-	-	729,800

Source of Funds:

4002-Measure S	608,281	121,519						729,800
Total Funding	608,281	121,519	-	-	-	-	-	729,800

Future Operating & Maintenance Costs:

Total Operating Costs				28,717	29,292	29,878	30,476	
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Notes :

- Operating & Maintenance costs reflect the increased janitorial costs associated with the addition of new park restroom facilities.
- PWPE-07 is the "Park Restroom Renovations, Expansion and Americans with Disabilities Act (ADA) Improvements" original/master project. The necessary funds to complete PW17-06 were kept here and the remainder of the funds were split between new projects PWPE-07-02 (PW23-06) and PWPE-07-03 (PW23-18). PW17-06 is complete and the Notice of Completion has been filed.

PARKS IMPROVEMENT PROGRAM
Parks/Recreation Project

Project Description: This project facilitates rehabilitation and improvement projects at various City parks. The rehabilitation and improvement projects could include, but are not limited to, parking lot repairs and resurfacing, landscape medians, raised and cracked concrete sidewalk replacement, fencing repair and replacement, landscaping and irrigation system efficiency upgrades, lighting system repairs and efficiency upgrades, on-site drainage improvements and other similar projects.

Benefit: This project protects the City's vast investment in parks and open space facilities.

Core Value: Healthy and Livable City

Project Status: A priority list of rehabilitation projects has been developed. Rehabilitations are completed on an on-going basis.

Department: Public Works - Account No. 210.265.999.5800.PWPI-14 / 130

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	21,400	50,000						71,400
5804-Construction	3,772,856	217,918						3,990,774
5802-Design & Environmental	14,969	1,231						16,200
Total Expenditures	3,809,224	269,149	-	-	-	-	-	4,078,374

Source of Funds:

4240-DIF-Quimby	250,000							250,000
4001-General Fund	1,003,059							1,003,059
4002-Measure S	2,440,000							2,440,000
4438-Reimbursements	103,315	282,000						385,315
Total Funding	3,796,374	282,000	-	-	-	-	-	4,078,374

Future Operating & Maintenance Costs:

Total Operating Costs								
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PICKLEBALL COURTS
Parks/Recreation Project

Project Description: Design and construct new dedicated pickleball courts at Ronald Reagan Sports Park.

Benefit: This project will provide City residents with an additional popular amenity for enhanced recreational opportunities.

Core Value: Healthy and Livable City

Project Status: Project development, design, and environmental through Fiscal Year 2023-24. Construction Completed Feb 2025, closeout activities only.

Department: Public Works - Account No. 210.265.999.5800.PW21-03 / 787



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	527,326							527,326
5804-Construction	2,605,349							2,605,349
5805-Construction Engineering	19,525							19,525
5802-Design & Environmental	205,709							205,709
5809-Information Technology	145,816							145,816
Total Expenditures	3,503,725	-	-	-	-	-	-	3,503,725

Source of Funds:

4244-DIF-Park & Rec Improvements	1,450,000							1,450,000
4240-DIF-Quimby	261,000							261,000
4002-Measure S	1,794,566	(1,841)						1,792,725
Total Funding	3,505,566	(1,841)	-	-	-	-	-	3,503,725

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. Negative variance in Measure S funding represents project completion final accounting activities.



PLAYGROUND EQUIPMENT ENHANCEMENT AND SAFETY SURFACING IMPROVEMENTS
Parks and Recreation Project

<u>Playground Location</u>	<u>Total Project</u>		<u>Funding Source</u>
	<u>Cost</u>	<u>Year</u>	
	\$ 1,040,000		DIF-Park & Rec Improvements
Prior Year Actual Expenditures - Various Park Sites	\$ 440,000		DIF-Quimby
	\$ 3,905,773		Measure S
Total	\$ 5,385,773		
<hr/>			
Mike Naggar - Equipment and Surfacing Repairs		2025-26	
Crowne Hill Park - Safety Surfacing Replacement			
Pauba Ridge Park - Safety Surfacing Replacement			
	\$ 500,000		DIF-Quimby
	\$ 332,151		Measure S
Total	\$ 832,151		
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Ronald Reagan Sports Park	\$ 500,000	2026-27	DIF-Quimby
	\$ 939,725		Measure S
Total	\$ 1,439,725		
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Paseo Gallante Park	\$ -	2027-28	
Total	\$ -		
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Loma Linda Park		2028-29	
Total	\$ -		
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Loma Linda Park		2029-30	
Total	\$ -		
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Future Playgrounds Enhancements	\$ -	2030-31	
Total	\$ -		
<hr/>			
	7,657,649		
<hr/>			
Prior Year Actual Expenditures	\$ 5,385,773		
Fiscal Year 2025-26	\$ 832,151		
Fiscal Year 2026-27	\$ 1,439,725		
Fiscal Year 2027-28	\$ -		
Fiscal Year 2028-29	\$ -		
Fiscal Year 2029-30	\$ -		
Fiscal Year 2030-31	\$ -		
TOTAL:	\$ 7,657,649		

PLAYGROUND EQUIPMENT ENHANCEMENT & SAFETY SURFACING
Parks/Recreation Project

Project Description: This project includes the re-design, enhancement of playground equipment, and safety surfacing at existing City parks to comply with current state and federal regulations and enhance the quality of the parks. The projects include playground safety assessments, planning and evaluation, playground quality enhancements such as fencing, surfacing, accessibility and or new equipment.

Benefit: This project protects the City’s vast investment in parks and open space facilities.

Core Value: Healthy and Livable City

Project Status: The enhancement of playground equipment and safety surfacing will be performed at one to two sites per year, dependent on available funding. A priority list has been developed and enhancement will be completed on an ongoing basis.



Department: Public Works - Account No. 210.265.999.5800.PWPG-13 / 120

Level: II

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	21,465	92,700	20,000					134,165
5804-Construction	5,356,605	739,354	1,419,725					7,515,684
5802-Design & Environmental	7,704	96						7,800
Total Expenditures	5,385,773	832,151	1,439,725	-	-	-	-	7,657,649

Source of Funds:

4244-DIF-Park & Rec Improvements	1,040,000							1,040,000
4240-DIF-Quimby	440,000	500,000	500,000					1,440,000
4002-Measure S	3,905,773	332,151	939,725					5,177,649
Total Funding	5,385,773	832,151	1,439,725	-	-	-	-	7,657,649

Future Operating & Maintenance Costs:

Total Operating Costs								
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RONALD REAGAN SPORTS PARK HOCKEY RINK
Parks/Recreation Project

Project Description: This project will include the renovation of the existing hockey rink to install new flooring material and arena style roof structure.

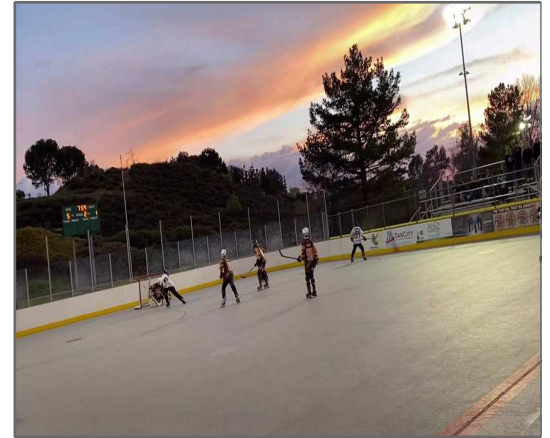
Benefit: This project will upgrade the existing aging facility and provide state-of-the-art recreation opportunity for the City's residents.

Core Value: Healthy and Livable City

Project Status: Project substantially completed. Ribbon cutting ceremony/substantial completion December 20, 2025.

Department: Public Works - Account No. 210.265.999.5800.PW22-06 / 223

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	290,648	39,575						330,223
5804-Construction	564,945	2,749,055						3,314,000
5805-Construction Engineering	29,868	270,132						300,000
5802-Design & Environmental	50,712	25,471						76,183
5809-Information Technology		100,000						100,000
Total Expenditures	936,172	3,184,234	-	-	-	-	-	4,120,406

Source of Funds:

4666-Developer Contribution	500,000							500,000
4244-DIF-Park & Rec Improvements	680,815	334,159						1,014,974
4240-DIF-Quimby		520,432						520,432
4002-Measure S	259,104	1,825,896						2,085,000
Total Funding	1,439,919	2,680,487	-	-	-	-	-	4,120,406

Future Operating & Maintenance Costs:

Total Operating Costs								
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RONALD REAGAN SPORTS PARK SKATE PARK
Parks/Recreation Project

Project Description: This project will remove and replace the existing skate park and install state-of-the-art street skate plaza elements.

Benefit: This project will upgrade the existing aging facility and provide state-of-the-art recreation opportunity for the City's residents. In addition, this project satisfies the City's Core Values of a Healthy and Livable City, A Safe and Prepared Community, and Accountable and Responsive City Government.

Core Value: Healthy and Livable City

Project Status: Design was initiated in FY2022-23. This project is in the construction phase and expected to be completed in FY26/27.

Department: Public Works - Account No. 210.265.999.5800.PW22-07 / 222



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	160,130	197,526						357,656
5804-Construction		5,166,091						5,166,091
5805-Construction Engineering		280,000						280,000
5802-Design & Environmental	143,610	112,643						256,253
5809-Information Technology		50,000						50,000
Total Expenditures	303,740	5,806,260	-	-	-	-	-	6,110,000

Source of Funds:

4244-DIF-Park & Rec Improvements		314,624						314,624
4240-DIF-Quimby		1,016,240						1,016,240
4002-Measure S	307,899	4,471,237						4,779,136
Total Funding	307,899	5,802,101	-	-	-	-	-	6,110,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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RONALD REAGAN SPORTS PARK TRAIL
Parks/Recreation Project

Project Description: The project includes the design and construction of multi-use trails in the area between Ronald Reagan Sports Park to the north, Pauba Road to the south, Margarita Road to the east, and border of the park to the west.

Benefit: This project supports healthy and active lifestyles by promoting recreation programs, parks, trails, and facilities.

Core Value: Healthy and Livable City

Project Status: New proposed project

Department: Public Works - Account No. 210.265.999.5800.NEW PW26-06

Level: II



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5804-Construction			100,000					100,000
Total Expenditures	-	-	100,000	-	-	-	-	100,000
Source of Funds:								
4002-Measure S			100,000					100,000
Total Funding	-	-	100,000	-	-	-	-	100,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

SANTIAGO SITE - COMMUNITY GARDEN
Parks/Recreation Project

Project Description: Study feasibility and design options for a potential Community Garden on existing City owned parcel located at the southwest corner of Santiago Rd and Ynez Rd.

Benefit: A Community Garden is identified in the Quality of Life Master plan. A Community Garden at this site would provide a local amenity to this currently unused City owned parcel.

Core Value: Healthy and Livable City

Project Status: Project On Hold

Department: Public Works - Account No. 210.265.999.5800.PW26-02

Level: I



	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
Project Cost:								
5801-Administration		60,000						60,000
5802-Design & Environmental		300,000						300,000
Total Expenditures	-	360,000	-	-	-	-	-	360,000
Source of Funds:								
4110-Community Reinvestment Program		360,000						360,000
Total Funding	-	360,000	-	-	-	-	-	360,000
Future Operating & Maintenance Costs:								
Total Operating Costs								

SPORTS COURT RESURFACING
Parks/Recreation Project

Project Description: This project includes repairs and resurfacing of sport court surfacing at various parks and facilities. Surfacing includes tennis courts, basketball courts, and hockey rinks at various parks.

Benefit: This project protects the City’s vast investment in parks and open space facilities. In addition, this project satisfies the City’s Core Values of a Healthy and Livable City, A Safe and Prepared Community, and Accountable and Responsive City Government.

Core Value: Healthy and Livable City

Project Status: Projects will be completed on an on-going basis.

Department: Public Works - Account No. 210.265.999.5800.PWSR-15 / 141



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5804-Construction	363,830	206,427		100,000	100,000			770,257
Total Expenditures	363,830	206,427	-	100,000	100,000	-	-	770,257
Source of Funds:								
4002-Measure S	363,830	206,427		100,000	100,000			770,257
Total Funding	363,830	206,427	-	100,000	100,000	-	-	770,257
Future Operating & Maintenance Costs:								
Total Operating Costs								

SPORTS FIELD LIGHTING - LIGHT EMITTING DIODE (LED) CONVERSION
Parks/Recreation Project

Project Description: This project provides for the replacement of the aging sports field lighting components with new LED technology at various sports parks.

Benefit: This project enhances the safety of sport field users, reduces unnecessary light pollution and increases energy efficiency at City parks.

Core Value: Healthy and Livable City

Project Status: Project will be completed on an on-going basis as funding becomes available.

Department: Public Works - Account No. 210.265.999.5800.PWSL-12 / 113

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5804-Construction	2,465,917	264,083						2,730,000
Total Expenditures	2,465,917	264,083	-	-	-	-	-	2,730,000

Source of Funds:

4002-Measure S	2,165,917	264,083						2,430,000
4145-TEAM	300,000							300,000
Total Funding	2,465,917	264,083	-	-	-	-	-	2,730,000

Future Operating & Maintenance Costs:

Total Operating Costs								
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Notes :

1. TEAM - Temecula Energy Efficiency Asset Management Fund
2. 25 year warranty on service & parts

UPTOWN TEMECULA SPORTS PARK
Parks/Recreation Project

Project Description: This project will provide for the design and construction of a regional sports park facility in the Riverside County Flood Control District detention basin near Jefferson Avenue and Sanborn Avenue. It will include soccer fields, walking paths, and parking.

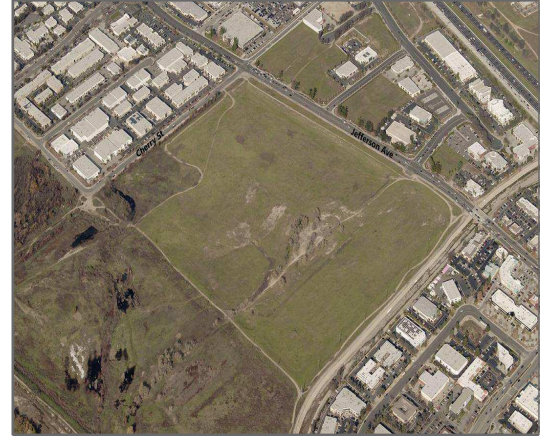
Benefit: This project will provide a much needed recreational facility for the residents of the City and the region. This project aligns with the City's core value of a healthy and livable City, as well as investment in parks and open space facilities.

Core Value: Healthy and Livable City

Project Status: Continue coordination with Riverside Flood Control & Water Conservation District and Eastern Municipal Water District to develop this project in conjunction with their proposed uses in this space.

Department: Public Works - Account No. 210.265.999.5800.PW22-12 / 221

Level: I



Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	84,646	272,354			200,000			557,000
5804-Construction		1,220,000			10,725,545			11,945,545
5805-Construction Engineering					225,000			225,000
5802-Design & Environmental	55,333	744,667						800,000
5809-Information Technology					800,000			800,000
5806-MSHCP					597,277			597,277
Total Expenditures	139,979	2,237,021	-	-	12,547,822	-	-	14,924,822

Source of Funds:

4244-DIF-Park & Rec Improvements					2,000,000			2,000,000
4240-DIF-Quimby	129,673	870,327			1,000,000			2,000,000
4002-Measure S	10,596	1,366,404						1,377,000
4452-Unspecified					9,547,822			9,547,822
Total Funding	140,269	2,236,731	-	-	12,547,822	-	-	14,924,822

Future Operating & Maintenance Costs:

Total Operating Costs								
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VAIL RANCH PARK RESTROOMS
Parks/Recreation Project

Project Description: This project provides for the design and construction of the renovation, expansion and Americans with Disabilities Act (ADA) improvements of existing restroom facilities. The restroom expansion includes the addition of new restroom facilities at Vail Ranch Park that meet current ADA accessibility compliance standards.

Benefit: This project provides restrooms for park patrons that are accessibility compliant.

Core Value: Healthy and Livable City

Project Status: Project is in construction

Department: Public Works - Account No. 210.265.999.5800.PWPE-07-02/
PW23-06



Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	92,610	84,390						177,000
5804-Construction	106,990	728,010						835,000
5805-Construction Engineering		60,000						60,000
5802-Design & Environmental	122,712	98,218						220,930
5809-Information Technology		100,000						100,000
Total Expenditures	322,311	1,070,619	-	-	-	-	-	1,392,930

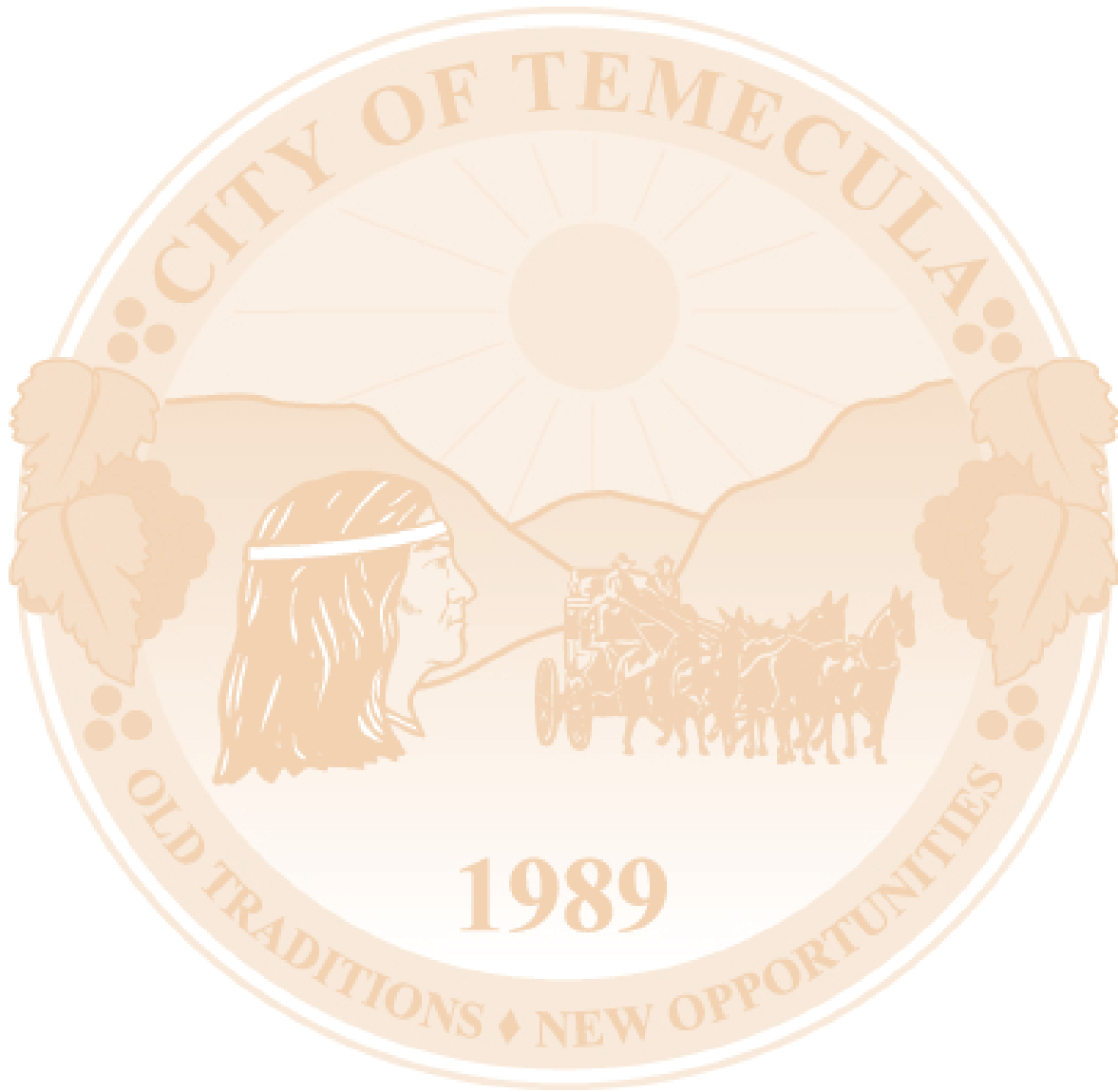
Source of Funds:

4002-Measure S	325,063	1,067,867						1,392,930
Total Funding	325,063	1,067,867	-	-	-	-	-	1,392,930

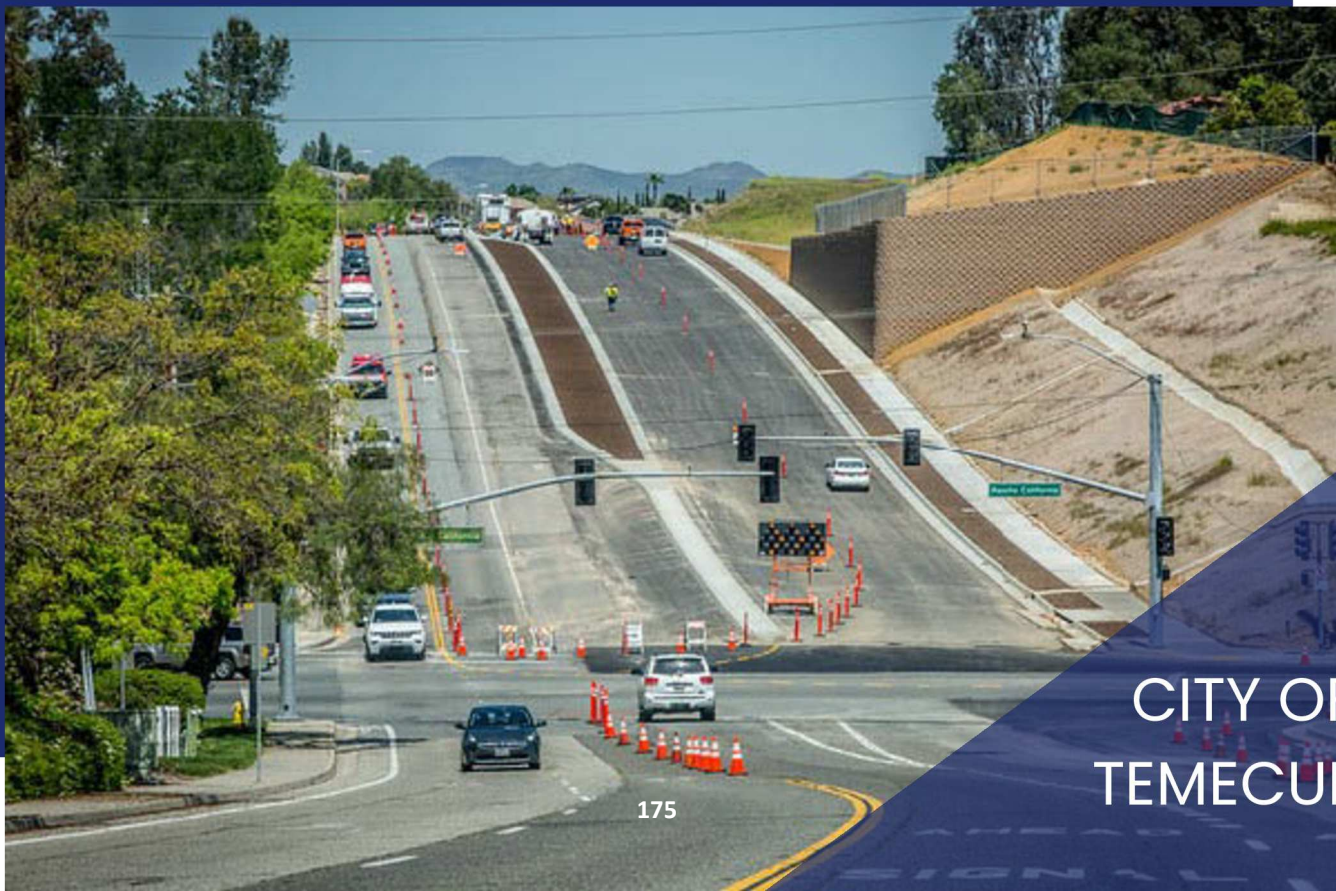
Future Operating & Maintenance Costs:

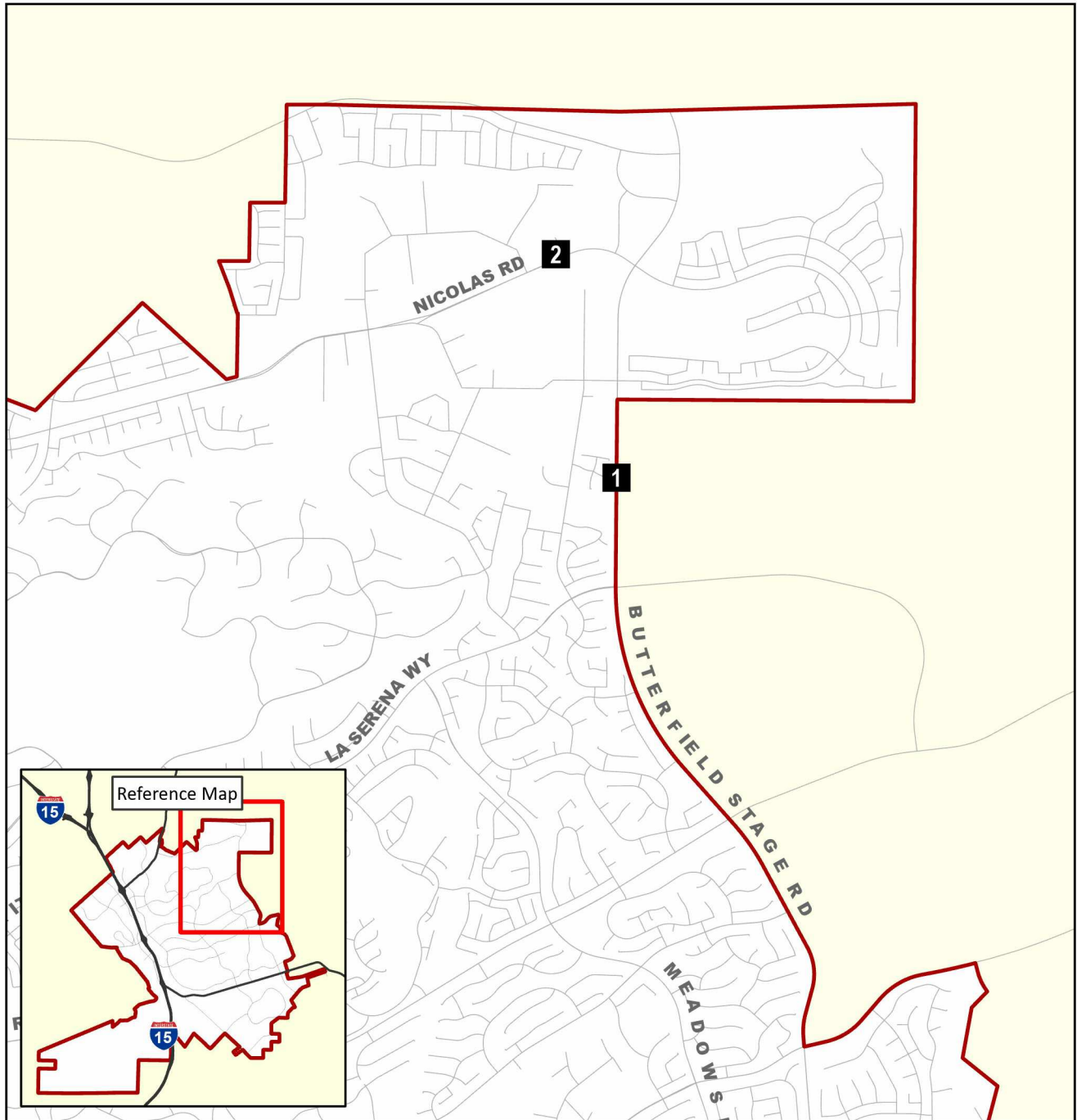
Total Operating Costs				31,085	31,706	32,340	32,987	
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Notes :
1. Operating & Maintenance costs reflect the increased janitorial costs associated with the addition of new park restroom facilities.



CFD FUNDED PROJECTS





Map ID	Description
1	Butterfield Stage Road Extension
2	Nicolas Road Extension & Improvements

BUTTERFIELD STAGE ROAD EXTENSION
Projects Funded by Community Facilities District Bonds Project

Project Description: This project includes the complete design and construction of four lanes on Butterfield Stage Road (from Rancho California Road to Murrieta Hot Springs Road), four lanes on Murrieta Hot Springs Road (from Butterfield Stage Road to the City limits), and two lanes on Calle Chapos (from Butterfield Stage Road to Walcott Road), totaling approximately 3.2 miles of road.

Benefit: This project improves traffic circulation by providing a crucial north and south arterial road on the eastern side of the City.

Core Value: Transportation Mobility and Connectivity

Project Status: Construction of the roads has been completed. Project close-out is in progress.



Department: Public Works - Account No. 210.265.999.5800.PW15-11 / 723

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	2,767,560	288						2,767,848
5804-Construction	20,089,783	1,481,365						21,571,148
5805-Construction Engineering	1,231,619							1,231,619
5802-Design & Environmental	820,789							820,789
5700-Land Acquisition	15,015,423							15,015,423
5240-Utilities	203							203
Total Expenditures	39,925,377	1,481,653	-	-	-	-	-	41,407,029

Source of Funds:

4277-CFD 03-02 (Roripaugh Ranch)	38,401,739	635,200						39,036,939
4438-Reimbursements	932,090							932,090
4413-TUMF	1,438,000							1,438,000
Total Funding	40,771,829	635,200	-	-	-	-	-	41,407,029

Future Operating & Maintenance Costs:

Total Operating Costs								
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NICOLAS ROAD EXTENSION & IMPROVEMENTS
Projects Funded by Community Facilities District Bonds Project

Project Description: This project includes the extension of Nicolas Road from the Roripaugh Ranch Phase II westerly boundary to Calle Girasol/Liefer Road. The improvements include approximately 4,000 LF road improvements and culvert crossing at Santa Gertrudis Creek. Also included is reimbursement for improvements at the intersection of Nicolas Road and Winchester Road, completed in 2021.



Benefit: This project improves traffic circulation on the eastern side of the City.

Core Value: Transportation Mobility and Connectivity

Project Status: Woodside, the developer of Sommer's Bend development is taking the lead in completing the improvements. Construction started in FY2023-24 and is scheduled for completion in FY2026-27.

Department: Public Works - Account No. 210.265.999.5800.PW20-14 / 604

Level: I

Project Cost:	Prior Years Actuals	2025-26 Adjusted	2026-27 Proposed Budget	2027-28 Projected	2028-29 Projected	2029-30 Projected	2030-31 Projected	Total Project Cost
5801-Administration	9,109	595,144						604,253
5804-Construction		16,292,907						16,292,907
5805-Construction Engineering		2,137,500						2,137,500
5802-Design & Environmental	2,675	994,825						997,500
5700-Land Acquisition		1,440,000						1,440,000
5806-MSHCP		712,500						712,500
Total Expenditures	11,784	22,172,876	-	-	-	-	-	22,184,660

Source of Funds:

4277-CFD 03-02 (Roripaugh Ranch)	11,784	7,695,933						7,707,717
4278-CFD 16-01 (Roripaugh Ranch-Phase II)		6,722,850						6,722,850
4666-Developer Contribution		7,754,093						7,754,093
Total Funding	11,784	22,172,876	-	-	-	-	-	22,184,660

Future Operating & Maintenance Costs:

Total Operating Costs								
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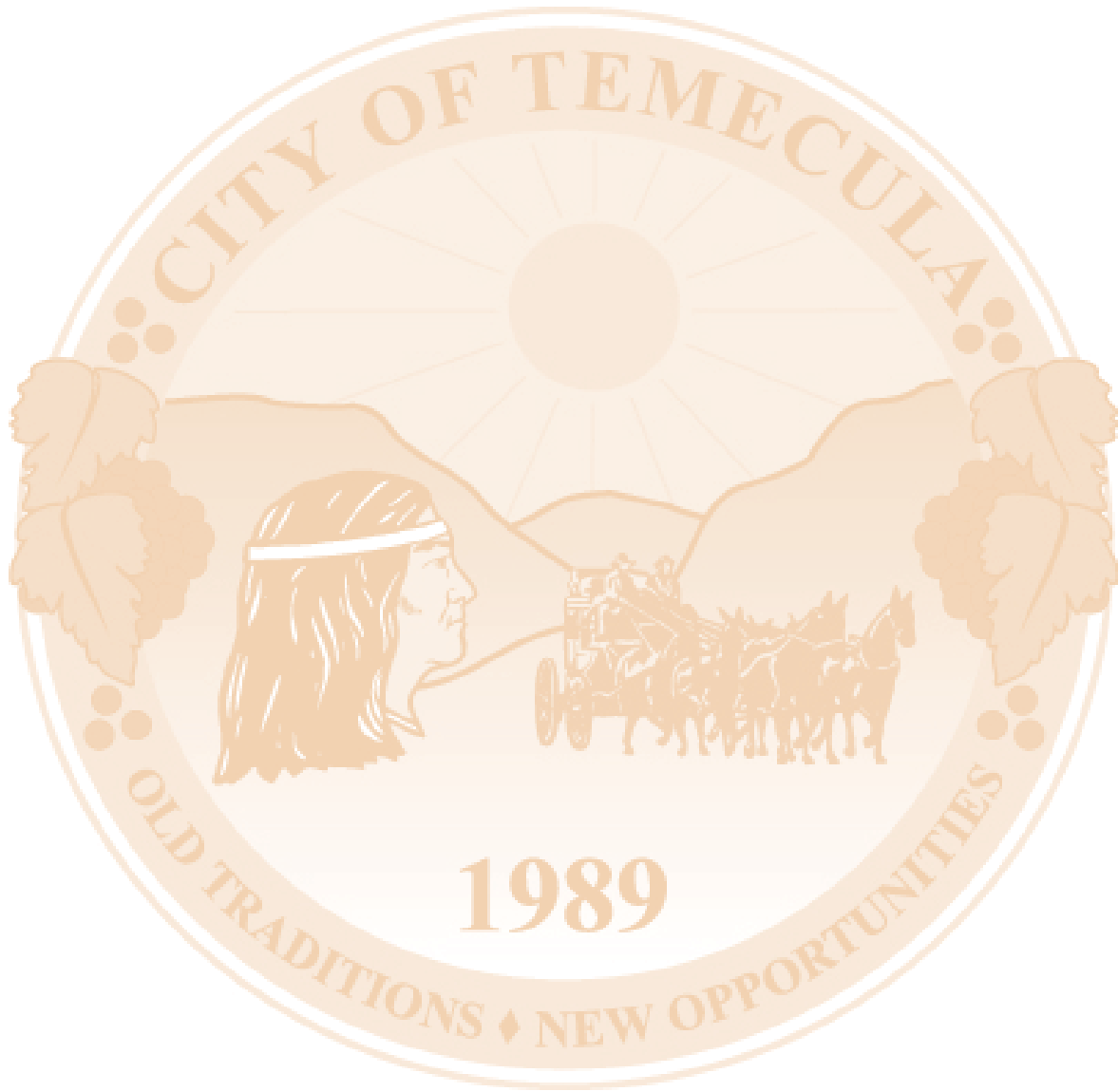


FUTURE YEARS PROJECTS

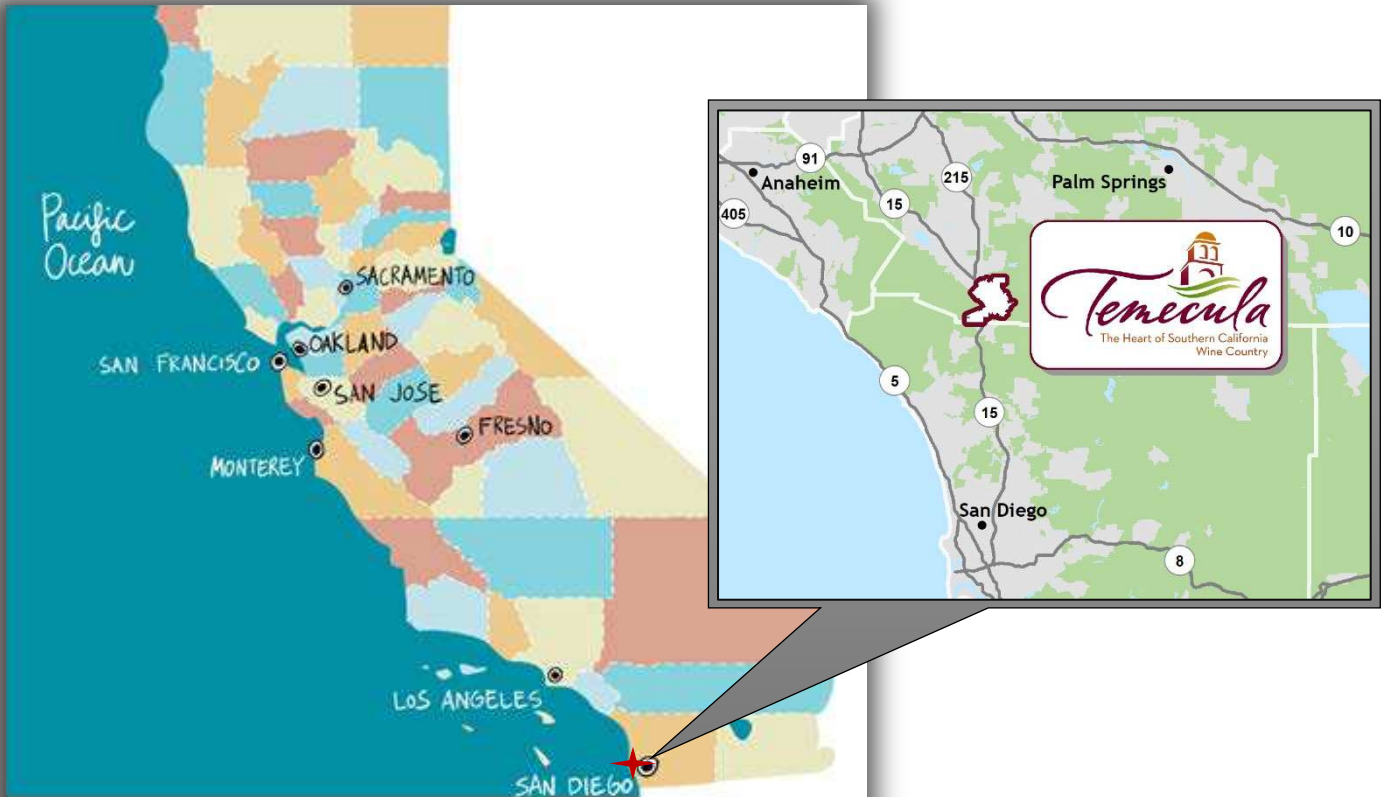
The following projects have been identified through the City's Quality of Life Master Plan (QLMP) update and reflects the citizens' 20-Year Priorities Timeline. Additional capital projects identified by City staff are also reflected. Cost estimates will be reflected when the projects are included in the 5-Year Capital Improvement Program Budget.

Project Title	Department
CIRCULATION	
Butterfield Stage Road Separated Bike Lanes	Public Works
Cherry Street Extension and Murrieta Creek Low-Flow Crossing	Public Works
La Paz Street Widening from Ynez Road to Temecula Parkway	Public Works
Margarita Road Street Improvements	Public Works
Pauba Road Improvements - east of Margarita Road on the north side	Public Works
Temecula Creek Bridge at Avenida de Misiones	Public Works
Rancho Way Bridge at I-15	Public Works
Murrieta Creek Bridge at Cherry Street (connecting at French Valley Parkway)*	Public Works
Ynez Road Improvements - Phase II	Public Works
Western Bypass Corridor*	Public/Private Development
INFRASTRUCTURE / OTHER	
Acquisition of Fire Station 12 in Old Town*	City Manager's Office
Complete Temecula Loop Trail*	Community Development
Climate Action Plan*	Community Development
History Museum Renovation	Community Development
Integrated Watershed Management Plan*	Community Development
Bike Lane and Trail Program - RRSP Trails	Public Works
I-15 Gateway Monument*	Public Works
Fire Training Facility with Tower*	Public/Private Development
Wildlife Crossing over I-15*	Public/Private Development
Emergency Operations Center	Public Works
PARKS and RECREATION	
Vail Ranch Park Site D	Community Services
Mobile Library Resource Vans*	Public/Private Development
Tennis Complex*	Public/Private Development
Performing Arts Center*	Public/Private Development
Aquatics Facility with Olympic-size Swimming Pool*	Public/Private Development

* Items identified in the Quality of Life Master Plan - 2040



LOCATOR MAP



The City of Temecula is a General Law City located in southwestern California, United States, with a population of 113,618. The City was incorporated on December 1, 1989.

Temecula, known as the Heart of Southern California Wine Country, is conveniently located off the I-15 freeway, approximately one hour north of San Diego. Temecula's central location attracts visitors from popular Southern California locales like Palm Springs, Los Angeles, Anaheim, Irvine, Carlsbad and San Diego.

COMPLETED CIP PROJECTS

Project	PW Number	Title	Final Costs	Fiscal Year
770	PW16-04	CITYWIDE CONCRETE REPAIRS	\$312,631	2017-18
757	PW13-07	FIRE STATION 73 LIVING QUARTERS UPGRADE	\$1,816,068	2017-18
119	PW15-08	PATRICIA BIRDSALL SYNTHETIC TURF REPLACEMENT	\$1,844,679	2017-18
999		TENANT IMPROVEMENTS	\$8,500	2017-18
715	PW12-19	CITYWIDE STORM DRAIN IMPROVEMENT	\$777,069	2018-19
763		DEVELOPER REIMBURSEMENTS	\$1,591,872	2018-19
765		EMERGENCY OPERATIONS CENTER (EOC) IMPROVEMENTS	\$117,488	2018-19
115	PW17-07	FALLEN HEROES MEMORIAL	\$275,623	2018-19
695		OLD TOWN STREET LIGHT CONVERSION LED	\$33,754	2018-19
773	PW17-09	RONALD H ROBERTS TEMECULA PUBLIC LIBRARY	\$248,074	2018-19
122	PW17-23	TEEN VILLAGE	\$37,409	2018-19
660	PW06-04	WESTERN BYPASS BRIDGE AT MURRIETA CREEK	\$964,462	2018-19
713	PW16-03	AMERICANS WITH DISABILITIES ACT	\$347,157	2019-20
753		FIRE STATION RORIPAUGH PHASE II	\$69,030	2019-20
691	PW17-20	MAIN STREET PROPERTY IMPROVEMENTS	\$135,355	2019-20
555	PW17-05	SIDEWALK SIXTH STREET IMPROVEMENTS	\$327,631	2019-20
775	PW17-22	SIDEWALKS - YNEZ ROAD	\$107,874	2019-20
523	PW18-08	TRAFFIC CAMERAS COMMUNICATION EQUIPMENT	\$814,864	2019-20
116	PW18-02	COMMUNITY RECREATION CENTER (CRC) POOL SITE ENHANCEMENT	\$1,942,214	2020-21
117		COMMUNITY SERVICES MASTER PLAN	\$276,200	2020-21
136		HARVESTON LAKE INFRASTRUCTURE IMPROVEMENTS	\$78,009	2020-21
146	PW17-09	RONALD H. ROBERTS TEMECULA PUBLIC LIBRARY ENHANCEMENT	\$164,217	2020-21
132	PW12-20	SAM HICKS MONUMENT PARK PLAYGROUND	\$484,317	2020-21
650	PW10-13	PAVEMENT REHABILITATION PROGRAM - WINCHESTER RD	\$1,409,205	2021-22
989		TENANT IMPROVEMENTS - VTV	\$237,837	2021-22
781	PW20-09	BIKE LANE AND TRAIL PROGRAM - MINI PUMP TRACK	\$87,706	2022-23
718	PW18-04	BIKE LANE AND TRAIL PROGRAM - PUMP TRACK	\$545,839	2022-23
526	PW19-21	CITYWIDE BUFFERED BIKE LANE STRIPING	\$96,473	2022-23
145	PW20-07	EAGLE SOAR SPLASH PAD CONTROL SYSTEM RENOVATION	\$192,260	2022-23
522	PW17-08	EMERGENCY VEHICLE PRE-EMPTION UPGRADE PROGRAM - CITYWIDE	\$246,674	2022-23
719	PW07-04	I-15 / FRENCH VALLEY PARKWAY IMPROVEMENTS - PHASE I	\$28,575,323	2022-23
603	PW20-01	OVERHEAD STREET NAME SIGN REPLACEMENT PROGRAM - CITYWIDE	\$322,416	2022-23
530	PW15-14	PECHANGA PARKWAY WIDENING	\$4,740,868	2022-23
689	PW17-29	RECYCLED WATER CONVERSION PROJECT	\$667,620	2022-23
613	PW18-06	ROUNDAABOUT IMPROVEMENTS ON YNEZ ROAD	\$777,332	2022-23
220	PW20-12	SAM HICKS MONUMENT PARK PERIMETER FENCING	\$251,311	2022-23
696	PW17-16	SIDEWALKS - OLD TOWN BOARDWALK ENHANCEMENT	\$1,124,860	2022-23
747	PW06-09	TEMECULA PARK & RIDE	\$4,359,423	2022-23
153	PW13-09	LIBRARY PARKING - PHASE II	\$3,261,430	2023-24
114	PW18-03	RONALD REAGAN SPORTS PARK RESTROOM EXPANSION	\$1,476,489	2023-24
187	PW05-13	RONALD REAGAN SPORTS PARK CHANNEL SILT REMOVAL	\$672,219	2023-24
721	PW19-18	SIDEWALKS- DLR DRIVE	\$464,866	2023-24
127	PWFC-10	FLOOD CONTROL CHANNEL RECONSTRUCTION & REPAIR	\$2,067,402	2023-24
550	PW18-05	FIBER OPTIC COMMUNICATION SYSTEM UPGRADE	\$1,529,460	2024-25
605	PW18-11	TRAFFIC SIGNAL - PARK & RIDE ACCESS IMPROVEMENTS	\$2,012,869	2024-25
771	PW21-08	MARY PHILLIPS SENIOR CENTER EMERGENCY GENERATOR	\$221,207	2024-25
796	PW22-08	MARY PHILLIPS SENIOR CENTER OUTDOOR RECREATIONAL AREA	\$904,451	2024-25
518	PW19-10	PEDESTRIAN SIGNAL EQUIPMENT UPGRADE - CITYWIDE	\$839,879	2024-25
739	PW08-04	SANTA GERTRUDIS CREEK PEDESTRIAN/BICYCLE TRAIL EXTENSION	\$7,191,535	2024-25
143	PWTP-16	TEMECULA ELEMENTARY SCHOOL (TES) POOL RENOVATION	\$62,504	2024-25
788	PW21-15	TRAFFIC SIGNAL - PROMENADE MALL RING ROAD	\$474,186	2024-25
224	PW22-14	RONALD REAGAN SPORTS PARK PUMP TRACK SHADE STRUCTURE	\$119,603	2024-25



COMPLETED CIP PROJECTS

Project	PW Number	Title	Final Costs	Fiscal Year
516	PW11-01	PECHANGA PARKWAY ENVIRONMENTAL MITIGATION	\$865,044	2024-25
206	PW21-04	RCWD RECYCLED WATER ACCELERATED RETROFIT PROGRAM	\$137,787	2024-25
204	PW20-15	URBAN FOREST MANAGEMENT PLAN	\$351,264	2024-25
610	PW19-09	TRAFFIC SIGNAL - SYSTEM UPGRADE (PROTECTED/PERMISSIVE SIGNAL)	\$686,738	2025-26
780	IT20-01	OLD TOWN SECURITY CAMERA & SOUND SYSTEM	\$1,118,986	2025-26
786	PW22-15	RAINBOW CANYON ROAD PAVEMENT REHABILITATION	\$2,254,271	2025-26
670	PWFB-18	FLASHING BEACONS & SPEED ADVISORY SIGNS	\$335,284	2025-26
688	PW17-18	CITYWIDE STREETLIGHT ACQUISITION & LIGHT EMITTING DIODE (LED)	\$7,983,482	2025-26
			\$91,440,599	

GLOSSARY OF TERMS

ABATEMENT - Abatement usually applies to tax levies, special assessments, and service charges.

ACCOUNTING SYSTEM - The methods and records established to identify, assemble, analyze, classify, record, and report a government's transactions and to maintain accountability for the related assets and liabilities.

ACCRUAL BASIS - The recording of the financial effects on a government of transactions and other events and circumstances that have cash consequences for the government in the periods in which those transactions, events, and circumstances occur, rather than only in the periods in which cash is received or paid by the government.

ACTUAL - Represents the actual costs from the results of operations.

ADOPTED - Represents the budget as approved by the City Council.

ADOPTION - Formal action by the City Council that sets the spending limits for the fiscal year.

AGENCY FUND - A fund normally used to account for assets held by a government as an agent for individuals, private organizations or other governments and/or other funds.

APPROPRIATION - A legal authorization granted by the City Council to make expenditures and incur obligations for specific purposes.

AMERICANS WITH DISABILITIES ACT OF 1990 (ADA) - A federal law providing for a wide range of protection to individuals which directly benefit District members.

ASSESSMENT DISTRICT - A separate local government agency formed to provide specific local public improvements that directly benefit District members.

AUDIT - A systematic collection of the sufficient, competent evidential matter needed to attest to fairness of management's assertions in the financial statements or to evaluate whether management has efficiently and effectively carried out its responsibilities.

BALANCE SHEET - The financial statement disclosing the assets, liabilities, and equity of an entity at a specified date.

BALANCED BUDGET - A budget that reflects operating revenues that fully cover operating expenditures.

BUDGET - A plan of financial operation embodying an estimate of proposed expenditures for a given period and the proposed means of financing them. Used without any modifier, the term usually indicates a financial plan for a single fiscal year.

BUDGETARY CONTROL - The control or management of a government or enterprise in accordance with an approved budget for the purpose of keeping expenditures within the limitations of available appropriations and revenues.

GLOSSARY OF TERMS

CAPITAL EXPENDITURES - Expenditures resulting in the acquisition of or addition to the government's general fixed assets having a unit cost of \$5,000 or more and a useful life of greater than one year. Infrastructure assets of \$100,000 or more are also recorded capital expenditures.

CAPITAL IMPROVEMENT - Construction or major repair of City buildings, infrastructure, and facilities such as streets, roads, highways, bridges, curbs, gutters, sidewalks, storm drains, traffic signals, streetlights, gas and water distribution facilities, and parks.

CAPITAL IMPROVEMENT PROGRAM (CIP) - A comprehensive plan which projects the capital needs of the community. Generally, it is a cyclical process that projects the needs for a set number of years. Capital improvements plans are essential to sound infrastructure and financial planning. The annual capital budget is derived from the long-term CIP.

CAPITAL OUTLAY - Expenditures which qualify as capital costs according to accounting standards. This includes furniture, fixtures, machinery, equipment, and other relatively minor fixed assets.

CAPITAL PROJECT - A specific undertaking involving the procurement, construction or installation of facilities and related equipment which improves, preserves, enhances, or modernizes the City's provision of municipal services, has a long-term useful life, and for which costs exceed \$30,000.

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) - Funds allocated to local government from the federal government, based on a formula, but required to be applied for and used within a broad functional area such as community development.

CONSTRUCTION ENGINEERING - Engineering work during the construction process that ensures projects are constructed in accordance with design parameters and specifications. The primary construction engineering functions are construction inspections, laboratory services, field surveys and design plan updates or interpretations.

CONTINGENCY - A budgetary reserve set aside for emergency or unanticipated expenditures.

CONTRACTUAL SERVICES - Contracts for professional services.

CORE VALUE - The Quality of Life Master Plan (QLMP) provides the framework for the City's Strategic Budgeting activities. The City Council has set priorities and guided staff in developing seven (7) Core Values upon which to focus time and resources (as identified in the QLMP). These areas include:

1. A Safe & Prepared Community
2. Transportation Mobility & Connectivity
3. Healthy & Livable City
4. Economic Prosperity
5. Sustainable & Resilient City
6. Accountable & Responsive City Government
7. Equity

GLOSSARY OF TERMS

COVID-19 - The viral outbreak, caused by a coronavirus that causes upper-respiratory illness, became a pandemic in the first quarter of 2020. The economic impact it will have on local government is difficult to predict due to the sudden and unprecedented nature of the pandemic. The full effect may not be known for some time but local governments are likely to see significant reductions in tax revenues.

CURRENT BUDGET - Represents the original adopted budget plus any approved changes and anticipated year-end adjustments.

DEBT SERVICE FUND - A fund established to account for the accumulation of resources for, and the payment of, general long-term debt principal and interest. Sometimes referred to as a Sinking Fund.

DEPARTMENT - An organizational unit comprised of programs and program managers. A single director manages each department.

DESIGNATED FUND BALANCE - Management's intended use of available expendable financial resources in governmental funds reflecting actual plans approved by the City Council.

ENCUMBRANCE - Obligations in the form of purchase orders, contracts, or other commitments. They cease to be encumbrances when paid, cancelled, or when the actual liability is set up.

EXPENDITURES - Decreases in net financial resources that include current operating expenses that require the current or future use of net current assets, debt services, and capital outlays.

FEES - Charges for specific services.

FINES AND FORFEITURES - A fine is a financial penalty imposed by a government agency as restitution for wrongdoing. The wrongdoing is typically defined by a codification of legislation, regulations, and decrees. Forfeiture is the automatic loss of property, including cash, as a penalty for breaking the law, or as compensation for losses resulting from illegal activities. Once property has been forfeited, the City may claim it, resulting in confiscation of the property.

FISCAL YEAR - The period designated by the City signifying the beginning and ending period for recording financial transactions. The City of Temecula has a fiscal year of July 1 through June 30.

FRANCHISE - A special privilege granted by a government, permitting the continued use of public property, such as refuse disposal and cable television, and usually involving the elements of monopoly and regulation.

FULL-TIME EQUIVALENTS (FTE) - The amount of time a position has been budgeted for in terms of the amount of time a regular, full-time employee normally works in a year. Most full-time employees are paid for 2,080 hours in a year.

FUND - A fiscal and accounting entity with a self-balancing set of accounts recording cash and other financial resources together with all related liabilities and residual equities or balances and changes therein which are segregated for the purpose of carrying on specific activities or attaining certain objectives in accordance with special regulations, restrictions, or limitations.

GLOSSARY OF TERMS

FUND BALANCE - The difference between assets and liabilities that is generally spendable or available for appropriation. Some Governmental funds as well as Proprietary and Fiduciary funds which utilize full accrual basis of accounting also include non-spendable fund balance which includes amounts that cannot be spent because they include prepaid items or inventories or are legally required to be maintained intact, such as the principal portion of an endowment.

FUTURE YEARS - The intent of the future period is to project out to ten (10) years, projects that are anticipated by staff and the City Council that will ultimately have a very large impact on the City and surrounding area.

GANN APPROPRIATIONS LIMIT - This term refers to Article XIII B of the California State Constitution that places limits on the amount of proceeds from taxes that state and local governmental agencies can receive and spend each year.

GENERAL FUND - Accounts for tax and other general fund revenues (e.g., sales taxes, property taxes, fines and forfeitures, investment interest, etc.) and records the transactions of general governmental services (e.g., police, fire, library, parks and recreation, public service, etc.).

GENERALLY ACCEPTED ACCOUNTING PRINCIPALS (GAAP) - GAAP is the uniform minimum standards of and guidelines to financial accounting and reporting. They govern the form and content of the basic financial statements of an entity. GAAP encompass the conventions, rules, and procedures necessary to define the accepted accounting practices at a particular time. They include both broad guidelines of general application and detailed practices and procedures. GAAP provides a standard by which to measure financial presentations.

GOALS - The desired result of accomplishments within a given time frame, usually a fiscal year.

GRANTS - Contributions or gifts of cash or other assets from another government to be used or expended for a specified purpose.

INTERGOVERNMENTAL REVENUES - Funds received from federal, state, and other local government sources in the form of grants, shared revenues, and payments in lieu of taxes.

INTERNAL SERVICE FUNDS - A fund used to account for financing of goods or services provided by one department to other departments on a cost-reimbursement basis.

LEVY - To impose taxes for the support of government activities.

LICENSES, PERMITS AND SERVICE CHARGES - License and permit fees are charged as a means of recovering the cost of regulating various activities. These charges are authorized through the California Government Code and State Constitution. Examples include building permits and business licenses. The City also assesses service charges through user fees on everything from recreation programs to facility rentals. Service charge is also the classification for the Community Services funding allocation from the General Fund to the Temecula Community Services District. It is also the classification for charges back to departments from Internal Service Funds.

GLOSSARY OF TERMS

LONG-TERM DEBT - Debt with a maturity of more than one year after the date of issue.

LONG-TERM GOALS - An observable and measurable result, having one or more objectives to be achieved within a set time frame.

MEASURE C (SPECIAL TAX) - A voter approved special tax charged to property owners in order to finance the operation, maintenance and servicing of public parks and recreational facilities, recreational and community services programs, median landscaping, arterial streetlights and traffic signals. The maximum amount for each fiscal year is set by ordinance at \$74.44 per single-family residential dwelling unit, \$55.83 per multi-family residential dwelling unit, \$148.88 per acre of vacant property in a residential zone, \$297.76 per acre of vacant property in a non-residential zone, \$446.64 per acre of non-residential improved property, and \$37.22 per acre for agriculture uses. Special Tax is allocated 50% in the General Fund and 50% in the Community Services District.

MEASURE S (SALES TAX) - A one cent add-on sales tax, approved by voters on November 8, 2016, to maintain 9-1-1 emergency response times, prevent cuts to local paramedic/police/fire protection, school safety patrols, youth/afterschool senior, disabled services; improve freeway interchanges/reduce traffic; and other general services. It is estimated that this tax will generate approximately \$23 million annually.

MISCELLANEOUS REVENUE - Revenue which includes Police charges for services including report copies, fingerprint rolling fees, etc. as well as right of way advertising revenue, charges for planning commission packets and other miscellaneous charges and reimbursements.

MODIFIED ACCRUAL BASIS - The accrual basis of accounting adapted to the governmental fund-type measurement focus. Under it, revenues and other financial resource increments are recognized when they become susceptible to accrual that is when they become both “measurable” and “available” to finance expenditures of the current period. Expenditures are recognized when the fund liability is incurred except for (1) inventories of materials and supplies that may be considered expenditures either when purchased or when used. All governmental funds, expendable trust funds and agency funds are accounted for using the modified accrual basis for accounting.

MOTOR VEHICLE LICENSE FEE - The motor vehicle license fee (MVLF), also called the motor vehicle in-lieu tax, is a tax on the ownership of a registered vehicle in place of taxing vehicles as personal property. The MVLF is paid annually upon vehicle registration in addition to other fees, such as the vehicle registration fee, air quality fees, and commercial vehicle weight fees all of which fund specific state programs. The MVLF funds City services.

OBJECTIVES - The necessary steps to be accomplished in order to achieve a desired goal.

OPERATING BUDGET - Plans of current expenditures and the proposed means of financing them. The annual operating budget is the primary means by which most of the financing, acquisition, spending and service delivery activities of a government are controlled.

OPERATING TRANSFERS IN/OUT - Authorized exchanges of cash or other resources between funds.

GLOSSARY OF TERMS

OPERATIONS & MAINTENANCE - Supplies and other materials used in the normal operations of City departments.

ORGANIZATION - A unit of operation having specific responsibilities and duties and collectively form an Agency. The terms organization and division is used interchangeably throughout the budget document (i.e., Accounting Organization, Traffic Division, etc.).

OTHER TAXES - Classification for all taxes with the exception of property tax and sales and use tax which are defined on their own. Includes Gas Tax, Measure C (Special Tax), Transient Occupancy Tax and Franchise Fees.

PROPERTY TAX - A 1% levy upon the assessed valuation of property, as established by Proposition 13 in 1978.

PROPERTY TAX IN LIEU OF VLF - A swap from the state of California, where over 90% of California City and county vehicle license fee revenues were exchanged for additional property tax. Subsequent to the Fiscal Year 2004-05 base year, each city's and county's property tax in lieu of VLF increases annually in proportion to the growth in gross assessed valuation in that jurisdiction.

RESOURCES - Total amounts available for appropriation including estimated revenues, fund transfers, and beginning balances.

REVENUES - The yield of taxes and other sources of income that a governmental unit collects and receives for public use.

SALES AND USE TAX - Sales tax applies to the sale of merchandise, including vehicles within the State of California. The use tax applies to the use, storage or other consumption of those same kinds of items within the state. Sales tax applies when physical merchandise is purchased in California and use tax applies when a similar purchase without tax is made from a business located outside the state.

SPECIAL ASSESSMENT - A compulsory levy made against certain properties to defray all or part of the cost of a specific capital improvement or service deemed to benefit primarily those properties.

SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY (SARDA) - Successor agency established in order to pay the debts and obligations and to perform the obligated activities of the former Temecula Redevelopment Agency (RDA) due to ABx1 26 which dissolved Redevelopment Agencies.

TAXES - Compulsory charges levied by a government to finance services performed for the common benefit. This term does not include specific charges made against particular persons or property for current or permanent benefits, such as special assessments. Neither does the term include charges for services rendered only to those paying such charges.

GLOSSARY OF TERMS

TEMECULA COMMUNITY SERVICES DISTRICT (TCSD) - An assessment district that was established in Temecula to provide a comprehensive, balanced neighborhood and community park system by constantly reviewing growth, demographics and facilities available. It also provides street lighting, median and slope maintenance, refuse hauling and a recycling program, emergency dirt road maintenance, library services and an intern fellowship program.

TRANSIENT OCCUPANCY TAX - Also called a Hotel Tax, this revenue source originates in a tax placed on lodging facilities for the occupancy of a room. The City of Temecula's Transient Occupancy Tax rate is 8%.

TRANSFERS IN/OUT - Payments from one fund to another fund primarily for work or services provided.

TRANSFERS TO CIP - Authorized exchanges of cash or other resources to the Capital Improvement Program.

UNDESIGNATED FUND BALANCE - Available expendable financial resources in a governmental fund that are not the object of tentative management plans (i.e., designations).

UNSPECIFIED - Funds that have not been identified for various proposed projects.

USE OF MONEY AND PROPERTY - Classification used for revenue sources which include lease and rental income, as well as investment interest.

USER CHARGES/FEES - A sum of money paid by the individual who chooses to access a service or facility. Examples of user fees include building permit fees and recreation class fees. With user fees, the individual directly pays for something he or she wants and receives what he or she has paid for.

WESTERN RIVERSIDE COUNCIL OF GOVERNMENTS (WRCOG) - WRCOG is a voluntary association that represents Riverside County, 17-member local cities located in Western Riverside County, Eastern Municipal Water District and Western Riverside Water District, that seek to provide cooperative planning, coordination, and technical assistance on issues of mutual concern that cross jurisdictional lines. The primary functions of WRCOG include (a) serve as a forum for consideration, study and recommendation on area-wide and regional problems; (b) assemble information helpful in the consideration of problems peculiar to Western Riverside County; (c) explore practical avenues for intergovernmental cooperation, coordination and action in the interest of local public welfare and means of improvements in the administration of governmental services; and (d) serve as the clearinghouse review body for Federally-funded projects in accordance with Circular A-95 in conjunction with the Southern California Association of Governments.

SUMMARY OF AFFORDABLE HOUSING INVESTMENT

The City of Temecula, in conjunction with the former Temecula Redevelopment Agency (RDA), has invested \$57 million in a variety of affordable housing options for Temecula residents, with 902 units completed since the City incorporated in 1989, and 95 of those units funded and completed by the County of Riverside.



Cameron Building

- 24 rental units for moderate-income households 120% of area median income (AMI)
- RDA Investment \$3 million
- Mixed-use building with commercial retail space on the bottom floor and 24 affordable housing units on floors 2-4

Palomar Heritage

- 22 rental units for low and moderate-income households 60% and 110% AMI
 - RDA investment \$3.3 million
- Mixed used building with commercial retail space on the bottom floor and 22 affordable housing units on floors 2-3



Both the Cameron Building and the Palomar Heritage Building were the first of their kind in Old Town. The projects provided a great opportunity for the City to not only work towards meeting the community's affordable housing needs but also to spur economic development within the Old Town District. The use of affordable housing funds to produce affordable housing and commercial space in a mixed-use building in Old Town allowed the City to leverage the City's affordable housing funds for multiple purposes within the same development. This strategy of investment for the two future affordable housing / mixed use buildings served as a model for two other City-funded developments in Old Town.



Portola Terrace

- 44 rental units for low and very low-income households 50% and 60% AMI
- RDA investment \$5.5 million
- Completed in 2013

Madera Vista

- 110 affordable units in larger family-sized apartments
 - RDA investment \$8.4 million
 - 20 units set aside for seniors



The Madera Vista development was originally a private condo development that fell into foreclosure during the Great Recession. The project partially built and in disrepair. The City, along with Bridge Housing utilized affordable housing funds to purchase the property and completed construction.

SUMMARY OF AFFORDABLE HOUSING INVESTMENT

In addition to providing funding to construct affordable housing units, the former Redevelopment Agency invested \$524,356 to provide a First-Time Home Buyer Program available to moderate-income households (120% AMI) and assisted 20 First-Time Home Buyers to purchase homes in Temecula.

The City of Temecula and the former RDA have partnered with Habitat for Humanity since 2003 to construct five homes for low-income households to purchase. Total RDA investment of \$582,000. An additional \$700,000 investment with Habitat for Humanity is programmed for a future project to build six for-sale affordable/workforce housing units available to moderate and low-income homebuyers.



The City’s primary funding source for affordable housing was the Temecula Redevelopment Agency. In 2012, the State of California disbanded all redevelopment agencies within the State. The City of Temecula serves as the Successor Agency to the Redevelopment Agency (SARDA) and is responsible for the eventual wind down of the remaining RDA obligations, including the investment of the remaining \$12.8 million in bond proceeds of the former RDA. Two affordable housing projects have been identified and the City Council has approved funding agreements with developers to provide an additional 137 affordable units.



Vine Creek – Completed

- 60 rental units for low and very low-income households
- 14 units set aside for special needs residents
- RDA investment of \$6.7 million

Las Haciendas – Completed

- 77 rental units for extremely low to low-income households
 - RDA investment \$10.2 million
- Project is the first residential development in Uptown Temecula Specific Plan area



In Fiscal Year 2021-22, the City set-aside \$1 million in Community Reinvestment Program (CRP) Funds for a future affordable housing development in the Uptown Specific Plan area.



FISCAL YEAR 2026-27 DEBT OBLIGATIONS

FUND	ISSUE DATE	DESCRIPTION	BOND RATING*	MATURITY DATE	INTEREST RATES	FISCAL YEAR 2026-27			OUTSTANDING PRINCIPAL	INTEREST TO MATURITY
						PRINCIPAL	INTEREST	TOTAL DEBT OBLIGATION		
380	2017	Tax Allocation Bonds, Series 2017A	AA	12/15/2038	2.00 - 5.00%	1,890,000	1,625,000	3,515,000	31,795,000	10,437,625
380	2017	Tax Allocation Bonds, Series 2017B (Taxable)	AA	12/15/2039	2.00 - 4.00%	1,235,000	874,197	2,109,197	22,075,000	6,272,825
Successor Agency to the Redevelopment Agency (SARDA) Total						\$3,125,000	\$2,499,197	\$5,624,197	\$53,870,000	\$16,710,450
TOTAL						\$3,125,000	\$2,499,197	\$5,624,197	\$53,870,000	\$16,710,450

*The Successor Agency to the Temecula Redevelopment Agency Tax Allocation Refunding Bonds, Series 2017A and 2017B were rated by Standard & Poor's and assigned an underlying rating of "BBB+" and an insured rating of "AA," per the Official Statement dated December 19, 2017.

The City has programmed the use of Debt Financing for the following Capital Improvement Projects:

- 1) Las Haciendas Affordable Housing Project (\$9,629,143) in bond proceeds from the Tax Allocation Bond, Series 2017B.
- 2) Vine Creek Affordable Housing Project (\$1,408,281) in bond proceeds from the Tax Allocation Bond, Series 2017B.

The City's General Fund has no other debt obligations. In December 2022, the City Council adopted the Debt/Liability Pay Down Strategy, outlining a goal for the City to become debt-free and fully funded in its Pension and Other Post-Employment Benefits (OPEB) programs. As of Fiscal Year 2025-26, the City has fully paid off its facility loans for the Civic Center (\$12.6 million) and the Margarita Recreation Center (\$5.0 million), saving over \$3 million in operating expenses per year. Additionally, the City's OPEB unfunded liability has been paid off and \$29.7 million has been paid towards the City's \$62 million unfunded pension liability, saving nearly \$3 million in annual pension costs.

STATUS OF PAVEMENT MANAGEMENT PROGRAM

In 2024, the City of Temecula completed the Pavement Management Analysis Report, summarizing the findings of a Pavement Condition Index study performed by Infrastructure Management Services (IMS).

Pavement management is the process of planning, budgeting, funding, designing, constructing, monitoring, evaluating, maintaining, and rehabilitating the pavement network to provide maximum benefits with available funds. Streets that are repaired when they are in good condition will cost less over their lifetime than streets that are allowed to deteriorate to a poor condition. Without an adequate routine pavement maintenance program, streets require more frequent reconstruction, thereby costing millions of extra dollars. Over time, pavement quality drops until the pavement condition becomes unacceptable.

IMS conducted field surveys, utilizing a Integrate Road Information System (IRISpro Pave), to evaluate the overall condition of the pavement and developing a quantitative formula to represent the overall condition of the pavement, known as a Pavement Condition Index (PCI). The PCI rating correlates to the relative remaining life of the road surface.

PCI Range	Description	Relative Remaining Life	Definition
85 – 100	Excellent	15 to 25 Years	Like new condition – little to no maintenance required when new; routine maintenance such as crack and joint sealing.
70 – 85	Very Good	12 to 20 Years	Routine maintenance such as patching and crack sealing with surface treatments such as seal coats or slurries.
60 – 70	Good	10 to 15 Years	Heavier surface treatments and thin overlays. Localized panel replacements.
40 – 60	Marginal to Fair	7 to 12 Years	Heavy surface-based inlays or overlays with localized repairs. Moderate to extensive panel replacements.
25 – 40	Poor	5 to 10 Years	Sections will require very thick overlays, extensive panel replacements, surface replacement, base reconstruction, and possible subgrade stabilization.
0 – 25	Very Poor	0 to 5 Years	High percentage of full reconstruction.

Temecula has 352 centerline miles of roadways, encompassing over 8.8 million square yards of concrete and asphalt surfacing. The study found that the average PCI for Temecula’s roadway network was 71 with a backlog of 6% (PCI ≤ 40), which is above the national average of 65. To maintain the current condition of the road network, the City needs to spend approximately \$7.01 million per year.

Since 2014, the City has invested approximately \$7.44 million per year across several Capital Projects and maintenance programs including the Pavement Rehabilitation Program Capital Project and the neighborhood slurry seal program. The study is conducted every 5 years. The next pavement management study will be conducted fiscal year 2029/30.



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**STAFF REPORT – PLANNING
CITY OF TEMECULA
PLANNING COMMISSION**

TO: Planning Commission Chairperson and members of the Planning Commission

FROM: Matt Peters, Director of Community Development

DATE OF MEETING: June 3, 2026

PREPARED BY: Mark Collins, Senior Planner

PROJECT SUMMARY: Long Range Planning Project Number LR26-0008, Amending Titles 5, 8, 9, 10, and 17 of the Temecula Municipal Code as detailed in the proposed Ordinance, attached hereto as Exhibit A.

RECOMMENDATION: Adopt a Resolution recommending that the City Council adopt an Ordinance amending Titles 5, 8, 9, 10 and 17 of the Temecula Municipal Code.

CEQA: Categorically Exempt
CEQA Guidelines Section 15061 (b)(3)

BACKGROUND SUMMARY

The City of Temecula City Council adopted the Municipal Code in January 1990. Since its adoption, the City Council has periodically made amendments to various sections of the Code to improve its clarity, and to make necessary corrections or changes. The proposed amendments to the Temecula Municipal Code include amendments to Title 5 (Business Licenses and Regulations), Title 8 (Health and Safety), Title 9 (Public Peace, Morals, and Welfare), Title 10 (Vehicles and Traffic) and Title 17 (Zoning). The proposed amendments do not result in an increase in the intensity or density of any land use above what is currently allowed in accordance with the Municipal Code and General Plan.

Pursuant to Government Code Section 65800, the Planning Commission is required to review and make recommendations to the City Council regarding zoning regulations and amendments to Title 17 (Zoning) of the Temecula Municipal Code. Although not required to be reviewed by the Planning Commission the proposed amendments to Titles 5, 8, 9, and 10 will be considered by the City Council but are included in the attached draft ordinance to provide additional information to the Planning Commission on the totality of the proposed ordinance.

This proposed Ordinance was presented to the Planning Commission Municipal Code Maintenance Subcommittee on April 27, 2026. In addition, the proposed Ordinance was presented

to the City Council General Plan Update Subcommittee on May 26, 2026. Both subcommittees were supportive of the changes.

Listed below is a summary of the proposed changes to Title 5, 8, 9, 10 and 17 of the Municipal Code, each of which is discussed in greater detail in the analysis section, which follows:

Changes to Title 5:

1. Business Licenses – Amend Section 5.04.270 to clarify that the City Manager (or their designee) may revoke a business license.
2. Business Licenses – Amend Section 5.04.280 to add a subsection stating that the conduct of all businesses includes the conduct of its employees, and are subject to Temecula’s Municipal Code.
3. Massage Definitions – Amend the definition of massage to exclude “reiki” from the definition and add a definition for reiki.
4. Massage Exemptions – Add “reiki” as exempt from the requirements of massage establishments.

Changes to Title 8:

5. Public Nuisance – Amend Section 8.12.120 (I) and (F) to make typographical corrections.

Changes to Title 9:

6. Private Security – Provide that the name tag font for security shall be appropriately sized so as to be easily legible from a distance of five feet (one half (½) inch minimum).

Changes to Title 10:

7. Stopping, Standing and Parking – Would require a three-day (72 hours) period between permits allowing for the temporary storage of RV’s or oversized vehicles.

Changes to Title 17:

8. Conditional Use Permit (CUP) – Add language to clarify ownership of a CUP.
9. Modification Application – Provide that changes to landscape, irrigation or drought tolerant plantings require a modification application.
10. Guest House – Remove guest house as a permitted accessory use in all residential zones (this has been replaced by Accessory Dwelling Units).
11. Fences, Walls, and Hedges – Amend section to clarify front yard fencing requirements.

12. Residential Accessory Structures – Amend Table 17.06.050A to add “Greenhouse” and clarify accessory structure placement within side yard setback area(s).
13. Commercial/Office/Industrial Districts – Add requirements for “Retail Lockers.”
14. Schedule of Permitted Uses – Add “Note 1” for Automobile Rental businesses which is a reference to the supplemental development standards.
15. Landscape Standards – Amend Section 17.10.020(J) to correct a typographical error.
16. Landscape Standards – Amend Section 17.10.020(C) to include automobile rental establishments as requiring the same landscape screening as automobile dealers.
17. Driveways/Drive Aisles – Amend Section 17.24.050 to ensure minimum driveway width is wide enough for solid waste collection and correct a typographical error.
18. Permanent Signs – Amend Section 17.28.070 to prohibit signage from including brand logos of products they provide for sale.
19. Definitions – Add definitions for “Greenhouse,” and “Retail Locker.” Amend the definition for “Yard” and “Setback Line” to clarify these definitions and add a graphic representation.

ANALYSIS

Outlined below is the explanation for the proposed amendments:

1. Business License Generally – Right to Revoke (Section 5.04.270)

Currently, the City Council is listed as the revocation authority. This proposed change would change the revocation authority to the City Manager to more quickly address issues of public safety, public health, and violations of the Municipal Code.

2. Business License Generally – Grounds for Denial or Revocation (5.04.280)

There is presently some ambiguity in the application of this section; this proposed ordinance would specify that businesses and its employees are subject to the adopted Municipal Code.

3. Massage and Massage Establishments – Definitions (Section 5.22.020)

Over time, the definition of massage has expanded to include other specific massage and therapeutic practices to deter unwanted activity that was occurring under the guise of non-massage healing therapy and similar techniques. “Reiki” is a therapeutic healing and energy technique which may include the laying of hands on a person (fully clothed) but does not meet the crux of the definition of massage which is the manipulation of soft tissue.

This proposed ordinance would separate “reiki” as its own definition from the definition of massage.

4. Massage and Massage Establishments – Exemptions Section 5.22.120

An exemption is proposed for reiki that would allow them to operate without a massage establishment permit. Such establishments would be permitted in commercial zoning that currently would allow a massage establishment and would prohibit Home Occupations offering/providing reiki services. Staff feels that the proposed definition allows for adequate enforcement while allowing such activities at residences greatly complicates these efforts.

5. Nuisances – Public Nuisances Defined (Section 8.12.020)

There are two corrections proposed for this section, both are typographical corrections and do not make any substantive change to the section.

6. Private Security – Regulation of Private Security Operators (Section 9.11.080)

The proposed ordinance would add a requirement for the name tags of security personnel be legible from a five-foot distance, with a minimum ½ inch font. This ensures easy identification and accountability of security personnel.

7. Stopping, Standing and Parking – Oversized Vehicles (Section 10.16.042)

Oversized vehicles, such as recreational vehicles, are permitted to be parked on residential streets for a period of 3 calendar days at a time for loading, unloading, etc. and up to four times a year with a permit. It was the intent that these be separate occurrences, this proposed ordinance would add a requirement that there be a three calendar day break between such occurrences.

8. Permit Ownership – Conditional Use Permit (Section 17.04.010)

Most municipalities utilize the Conditional Use Permit “CUP” or similar mechanism in some form to approve certain entitlements, that have the potential to negatively impact surrounding properties. In accordance with state law, such permits “run with the land” meaning they can continue in operation essentially in perpetuity so long as each future property owner maintains the use and follows the conditions attached thereto. In some cases, the applicant of a CUP is not the property owner. This proposed ordinance would ensure clarity that ownership rests with the property owner if not the applicant.

9. Modifications to an Approved Development Plan – Types of Modifications (Section 17.05.030)

As wildfires become more frequent and more intense, requests for landscape modifications to comply with new state laws regarding water usage, turf restrictions and fire hardening

such as “Zone-0” have greatly increased. Most projects (commercial and residential) in the City were approved with a specific landscape plan that includes specific plant types, spacing, irrigation, etc. and are approved through the entitlement process which includes public hearing(s). To speed up the process and save time and money for businesses, this proposed ordinance would amend what constitutes an administrative modification application to include changes to landscape, irrigation, and conversion to drought tolerant landscape. Additionally, the ordinance makes minor corrections and clarifications to the same.

10. Guest House – Residential Districts (Table 17.06.030)

With the implementation of state laws regarding Accessory Dwelling Units “ADU’s and other laws intended to increase accessory residential structures, the inclusion of guest house in the allowable uses table is causing confusion as there are strict limits on the quantity of ADU’s allowed on a parcel. This proposed ordinance would remove guest house as an approved use in all residential zones. The ADU and Junior ADU have taken the place of guest house and provide the same use in a less costly and faster process.

11. Fences, Hedges, and Walls – Special Use Standards and Regulations – (Section 17.06.050)

The proposed ordinance would clarify that the actual front yard, as defined, cannot have a solid fence or wall higher than three feet. The existing provisions allowing fences and walls up to six feet in height if ninety percent of the top of three feet is non view obscuring (transparent) will remain.

12. Accessory Structures Setbacks – Special Use Standards and Regulations – (Table 17.06.050A)

The proposed ordinance would add “greenhouse” as an approved accessory use in all residential zones with a five foot setback from property lines and a prohibition against such accessory structures in the front yard. Additionally, the proposed ordinance would amend “Note 1” to allow accessory structures on the interior side yard of a corner lot on a case by case basis at the discretion of the Director of Community Development.

13. Retail Lockers – Commercial/Office/Industrial Districts (Section 17.08.050)

Retail lockers, sometimes referred to as parcel lockers or similar, are becoming more popular as online shopping continues its evolution. Currently the code does not specifically address these new retail methods, and this proposed ordinance would implement common sense requirements such as being located indoors to discourage theft, not block exits, etc.

14. Automobile Rental – Schedule of Permitted Uses Commercial/Office/Industrial Districts (Table 17.08.030)

Vehicle rental businesses are similar in site planning and usage as automobile dealerships, in that both have vehicles displayed for customer view. Currently auto dealers have specific

screening and landscaping requirements. This proposed ordinance would require the same of automobile rental businesses by adding reference to “Note 1” in the above-mentioned table.

15. Landscape Standards – Supplemental Development Standards (Section 17.10.020(C))

The proposed ordinance would correct a typographical error, with no change to standards.

16. Landscape Standards – Supplemental Development Standards (Section 17.10.020(J))

Automobile dealerships have specific landscape requirements based on their operations/inventory and large parking aprons. The proposed ordinance would include language that adds automobile rental businesses to these landscape requirements based on the similarity of uses.

17. Solid Waste Collection – Driveway/Drive Ailes (Section 17.24.050)

With the increase in recycling and green waste collection, there are now a greater number of collection bins for each residence and business. The proposed ordinance would require that roadways built take into account solid waste bins and ensure access during collection times. Additionally, the proposed ordinance would correct a typographical error, with no change to standards.

18. Design – General Requirement for Permanent Signs (Section 17.28.070)

The proposed ordinance would require that business signs not include individual brand logos of companies whose products they sell on their signage unless they are that company. For example, the “Apple Store” can have Apple logos and branding on its signage whereas “Circuit City” could not include specific brand logos.

19. Definitions – Section 17.34.010

Staff receives regular inquiries for auto businesses that include various components, some of which are not specifically defined. The proposed ordinance would add a definition for “auto salvage yard/impound yard/wrecking yard” to grant clarity on this type of industrial use. This use is conditionally permitted exclusively in the Light Industrial zone and will remain as such.

The proposed ordinance would add a definition for “storage-shed/utility enclosure” to clarify that the accessory structure is single-story and does not include any plumbing.

The proposed ordinance would add a definition for “greenhouse” and “Retail Locker.”

The proposed ordinance would amend the definition for “Yard,” “Actual front yard,” “Actual rear yard,” “Actual side yard,” to clarify what determines each yard space, and includes a sample image.

The proposed ordinance would additionally amend the definition for “Setback line,” “Required front yard,” “Required rear yard,” “Required side yard,” to clarify what is required.

LEGAL NOTICING REQUIREMENTS

Notice of the public hearing was published in the *Press Enterprise* on May 21, 2026.

ENVIRONMENTAL DETERMINATION

In accordance with the California Environmental Quality Act, the proposed project has been deemed to be categorically exempt from further environmental review.

This ordinance is exempt from the California Environmental Quality Act (CEQA) as there is no possibility the proposed ordinance would have a significant impact on the environment pursuant to State CEQA Guidelines Section 15061(b)(3). The Code Amendments impose regulations on existing uses, but do not increase the intensity or density of any land use or allow any development where it was not otherwise permitted. The Title 17 amendments do not propose any land use that is inconsistent with the General Plan or allow new uses where they were not previously allowed. Staff recommends that a Notice of Exemption be prepared and filed in accordance with CEQA and the State CEQA Guidelines.

- ATTACHMENTS:**
1. PC Resolution
 2. Exhibit A- Draft Ordinance
 3. Notice of Public Hearing

PC RESOLUTION NO. 2026-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF TEMECULA RECOMMENDING THAT THE CITY COUNCIL ADOPT “AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING TITLES 5, 8, 9, 10 AND 17 OF THE TEMECULA MUNICIPAL CODE MAKING 1) MINOR REVISIONS TO BUSINESS LICENSE REVOCATION PROCESS, 2) PROVIDING THAT REIKI IS NOT CONSIDERED MASSAGE AND DOES NOT REQUIRE A MASSAGE ESTABLISHMENT PERMIT, 3) SPECIFY PRIVATE SECURITY IDENTIFICATION STANDARDS, 4) CLARIFY OVERSIZED VEHICLE PARKING REQUIREMENTS, 5) CLARIFY OWNERSHIP OF CONDITIONAL USE PERMIT(S), 6) SPECIFY LANDSCAPE PLANT PALLET CHANGES AND DROUGHT CONVERSIONS REQUIRE A MODIFICATION APPLICATION, 7) REMOVE GUEST HOUSE AS AN APPROVED USE IN ALL RESIDENTIAL ZONES, 8) ADD GREENHOUSE AS AN ACCESSORY LAND USE, 9) ADD REQUIREMENTS FOR RETAIL LOCKERS, 10) ADD REFERENCE TO NOTE 1 FOR AUTOMOBILE RENTAL BUSINESSES, 11) REQUIRE AUTOMOBILE RENTAL BUSINESSES COMPLY WITH LANDSCAPE REQUIREMENTS, 12) REQUIRE NEW ROADS TO ACCOMMODATE SOLID WASTE COLLECTION BINS, 13) PROHIBIT BRAND LOGOS ON BUSINESS SIGNS, 14) ADD OR AMEND VARIOUS DEFINITIONS, AND 15) MAKE A FINDING OF EXEMPTION UNDER CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) GUIDELINES SECTION 15061 (B)(3)”

Section 1. Procedural Findings. The Planning Commission of the City of Temecula does hereby find, determine and declare that:

A. City staff identified the need to make revisions and clarifications to portions of Title 5 (Business Licenses and Regulations), Title 8 (Health and Safety), Title 9 (Public Peace, Morals and Welfare) Title 10 (Vehicles and Traffic) and Title 17 (Zoning) of the Temecula Municipal Code (“Municipal Code Amendments”).

B. The Planning Commission, at a regular meeting, considered the proposed Municipal Code Amendments on June 3, 2026, at a duly noticed public hearing as prescribed by law, at which time the City staff and interested persons had an opportunity to, and did testify either in support or opposition to this matter.

C. The proposed Municipal Code Amendments are consistent with the City of Temecula General Plan, and each element thereof.

D. At the conclusion of the Planning Commission hearing and after due consideration of the testimony, the Planning Commission recommended that the City Council adopt the Ordinance attached hereto as Exhibit "A".

E. All legal preconditions to the adoption of this Resolution have occurred.

Section 2. Further Findings. The Planning Commission of the City of Temecula does hereby find, determine and declare that:

The Planning Commission, in recommending adoption of the proposed Ordinance, hereby makes the following additional findings as required by Section 17.01.040 ("Relationship to General Plan") of the Temecula Municipal Code:

1. The proposed use is allowed in the land use designation in which the use is located, as shown on the land use map, or is described in the text of the general plan.

The amendments to Title 17 remove guest house as a permitted residential accessory use and add greenhouse as a permitted residential accessory use for residentially zoned properties. Guesthouse shares the same definition as Accessory Dwelling Unit or ADU and, therefore, its inclusion is duplicative. All other proposed amendments are operational requirements for businesses, clarifications or administrative corrections and do not propose any land use changes contrary to the adopted General Plan.

2. The proposed uses are in conformance with the goals, policies, programs, and guidelines of the elements of the general plan.

The proposed changes to Title 17 conform with the goals, policies, programs, and guidelines of the elements of the General Plan. The proposed changes make minor revisions to business license requirements and clarifies ownership of Conditional Use Permits, which furthers Policy 1.2 of the Economic Development Element of the Temecula General Plan, which is to "Encourage the growth and expansion of industry by providing high quality municipal services, facilities, and economic development assistance." The proposed changes amend residential solid waste design requirements to ensure design excellence is met which is consistent with Goal 1 of the Community Design Element of the Temecula General Plan which states, "Design excellence in site planning, architecture, landscape architecture and signs." The remaining proposed amendments to the Temecula Municipal Code are minor clarifications and administrative corrections and do not result in an inconsistency between the Temecula Municipal Code and the adopted General Plan.

3. The proposed uses are to be established and maintained in a manner which is consistent with the general plan and all applicable provisions contained therein.

The proposed amendments to Title 17 of the Temecula Municipal Code do not propose any land use that is inconsistent with the Temecula General Plan. The amendments to Title 17 do not create or allow new uses that were not previously allowed.

Section 3. Environmental Compliance. In accordance with the California Environmental Quality Act, the proposed Ordinance No. 2026- is exempt from the requirements of the California Environmental Quality Act (“CEQA”) pursuant to Title 14 of the California Code of Regulations, Section 15061 (b) (3) because it can be seen with certainty that there is no possibility that the Ordinance will have a significant effect on the environment. The Municipal Code Amendments impose regulations on existing uses, but do not increase the intensity or density of any land use or allow any development where it was not otherwise permitted. The Title 17 amendments do not propose any land use that is inconsistent with the General Plan or allow new uses where they were not previously allowed. The Planning Commission, therefore, recommends that the City Council of the City of Temecula adopt a Notice of Exemption for the proposed ordinance.

Section 4. Recommendation. The City of Temecula Planning Commission hereby recommends the City Council approve Planning Application No. LR26-0008, a proposed Citywide Ordinance, in substantially the same form as set forth on Exhibit “A”, attached hereto, and incorporated herein by this reference.

PASSED, APPROVED AND ADOPTED by the City of Temecula Planning Commission this 3rd day of June 2026.

Lanae Turley-Trejo, Chair

ATTEST:

Matt Peters
Secretary

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Matt Peters, Secretary of the Temecula Planning Commission, do hereby certify that the forgoing PC Resolution No. 2026- was duly and regularly adopted by the Planning Commission of the City of Temecula at a regular meeting thereof held on the 3rd day of June 2026, by the following vote:

AYES: PLANNING COMMISSIONERS:

NOES: PLANNING COMMISSIONERS:

ABSTAIN: PLANNING COMMISSIONERS:

ABSENT: PLANNING COMMISSIONERS:

Matt Peters
Secretary

ORDINANCE NO. 2026-

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING TITLES 5, 8, 9, 10 AND 17 OF THE TEMECULA MUNICIPAL CODE MAKING 1) MINOR REVISIONS TO BUSINESS LICENSE REVOCATION PROCESS, 2) PROVIDING THAT REIKI IS NOT CONSIDERED MASSAGE AND DOES NOT REQUIRE A MASSAGE ESTABLISHMENT PERMIT, 3) SPECIFY PRIVATE SECURITY IDENTIFICATION STANDARDS, 4) CLARIFY OVERSIZED VEHICLE PARKING REQUIREMENTS, 5) CLARIFY OWNERSHIP OF CONDITIONAL USE PERMIT(S), 6) SPECIFY LANDSCAPE PLANT PALLET CHANGES AND DROUGHT CONVERSIONS REQUIRE A MODIFICATION APPLICATION, 7) REMOVE GUEST HOUSE AS AN APPROVED USE IN ALL RESIDENTIAL ZONES, 8) ADD GREENHOUSE AS AN ACCESSORY LAND USE, 9) ADD REQUIREMENTS FOR RETAIL LOCKERS, 10) ADD REFERENCE TO NOTE 1 FOR AUTOMOBILE RENTAL BUSINESSES, 11) REQUIRE AUTOMOBILE RENTAL BUSINESSES COMPLY WITH LANDSCAPE REQUIREMENTS, 12) REQUIRE NEW ROADS TO ACCOMMODATE SOLID WASTE COLLECTION BINS, 13) PROHIBIT BRAND LOGOS ON BUSINESS SIGNS, 14) ADD OR AMEND VARIOUS DEFINITIONS, AND 15) MAKE A FINDING OF EXEMPTION UNDER CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) GUIDELINES SECTION 15061 (B)(3)

THE CITY COUNCIL OF THE CITY OF TEMECULA DOES HEREBY ORDAIN AS FOLLOWS:

Section 1. Procedural Findings. The City Council of the City of Temecula does hereby find, determine, and declare that:

A. City staff identified the need to make minor revisions and clarifications to portions of Title 5 (Business Licenses and Regulations), Title 8 (Health and Safety), Title 9 (Public Peace, Morals and Welfare), Title 10 (Vehicles and Traffic) and Title 17 (Zoning) of the Temecula Municipal Code.

B. As required by State law, the Planning Commission considered the proposed amendments to Title 17 (Zoning) of the Temecula Municipal Code (“Code Amendments”) on June 3, 2026, at a duly noticed public hearing as prescribed by law, at which time the City staff and interested persons had an opportunity to and did testify either in support of or opposition to this matter.

C. At the conclusion of the Planning Commission hearing and after due consideration of the testimony, the Planning Commission adopted PC Resolution No. 2026- , recommending that the City Council approve the Code Amendments.

D. The City Council, at a regular meeting, considered the Ordinance on July 14, 2026, at a duly noticed public hearing, as prescribed by law, at which time the City Staff and interested persons had an opportunity to and did testify either in support or opposition to this matter.

E. Following the public hearing, the City Council considered the entire record of information received at the public hearings before the Planning Commission and City Council.

Section 2. Further Findings. The City Council, in approving the proposed Ordinance, hereby makes the following additional findings as required by Section 17.01.040 (“Relationship to General Plan”) of the Temecula Municipal Code:

1. The proposed uses are allowed in the land use designation in which the use is located, as shown on the land use map, or is described in the text of the general plan.

The Code Amendments remove guest house as a permitted residential accessory use and add greenhouse as a permitted residential accessory use for residentially zoned properties. Guesthouse shares the same definition as an Accessory Dwelling Unit or ADU and, therefore, its inclusion is duplicative. All other proposed amendments are operational requirements for businesses, clarifications or administrative corrections and do not propose any land use changes contrary to the adopted General Plan.

2. The proposed uses are in conformance with the goals, policies, programs, and guidelines of the elements of the general plan.

The proposed changes to Title 17 conform with the goals, policies, programs, and guidelines of the elements of the General Plan. The proposed changes clarifies ownership of Conditional Use Permits, which furthers Policy 1.2 of the Economic Development Element of the Temecula General Plan, which is to “Encourage the growth and expansion of industry by providing high quality municipal services, facilities, and economic development assistance.” The proposed changes amend residential solid waste design requirements to ensure design excellence is met which is consistent with Goal 1 of the Community Design Element of the Temecula General Plan which states, “Design excellence in site planning, architecture, landscape architecture and signs.” The remaining proposed amendments to the Temecula Municipal Code are minor clarifications and administrative corrections and do not result in an inconsistency between the Temecula Municipal Code and the adopted General Plan.

3. The proposed uses are to be established and maintained in a manner which is consistent with the general plan and all applicable provisions contained therein.

The proposed amendments to Title 17 of the Temecula Municipal Code do not propose any land use that is inconsistent with the Temecula General Plan. The majority of the Code

Amendments do not create or allow new uses where they were not previously allowed. Only the revisions to the Industrial and Business Park Zoning Districts impact the use of land. The Code Amendments remove guesthouse and add greenhouse as accessory residential uses. The guest house land use is duplicative and uses are inconsistent with the types of uses permitted in the LI and BP Zoning districts and are being removed to ensure these zones are being appropriately used.

Section 3. Environmental Findings. The City Council hereby finds that this Ordinance is exempt from the requirements of the California Environmental Quality Act (“CEQA”) pursuant to Title 14 of the California Code of Regulations, Section 15061(b)(3) because it can be seen with certainty that there is no possibility that the Code Amendments would have a significant impact on the environment. The Code Amendments impose regulations on existing uses, but do not increase the intensity or density of any land use or allow any development where it was not otherwise permitted. The Title 17 amendments do not propose any land use that is inconsistent with the General Plan or allow new uses where they were not previously allowed. The Community Development Director is hereby directed to file a Notice of Exemption in accordance with CEQA and the State CEQA Guidelines.

Section 4. Section 5.04.270 (Right to revoke) of Chapter 5.04 (Business Licenses Generally) of Title 5 (Business Licenses and Regulations) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text and deletions appearing in strikethrough text), with all other provisions of Section 5.04.270 remaining unchanged:

“Every certificate granted under this chapter is granted and accepted by all parties with the express understanding that the city ~~council~~ manager, or their designee, may revoke the certificate if it is in the best interest of the health, welfare or safety of the public to do so and grounds for such revocation exist as noted in Section 5.04.280 of this code.”

Section 5. Subsection “E” is hereby added to Section 5.04.280 (Grounds for denial or revocation) of Chapter 5.04 (Business Licenses Generally) of Title 5 (Business Licenses and Regulations) of the Temecula Municipal Code to read as follows with all other provisions of Section 5.04.270 remaining unchanged:

“E. The conduct of the business, or their employees, has violated any provision within this Code.”

Section 6. Section 5.22.020 (Definitions.) of Chapter 5.22 (Massage and Massage Establishments) of Title 5 (Business Licenses and Regulations) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underline text and deletions appearing in strikethrough text), with all other provisions of Section 5.22.020 remaining unchanged:

“Massage” means the scientific manipulation of the soft tissues of the human body. "Massage" includes bodywork such as ~~reiki~~, trigger point, shiatsu, cupping and lymphatic drainage.

“Reiki” means an energy healing technique(s) aimed at reducing stress, inducing relaxation, and promoting healing by balancing the body’s energy fields. Reiki may include the laying of hands above or upon a person’s body. Manipulation of the soft tissue is not Reiki.

Section 7. A new Item “10” is hereby added to Subsection A of Section 5.22.120 (Exemptions.) of Chapter 5.22 (Massage and Massage Establishments) of Title 5 (Business Licenses and Regulations) of the Temecula Municipal Code to read as follows, with all other provisions of Section 5.22.020 remaining unchanged:

“10. Reiki, as defined in this Chapter, is not considered massage and shall be exempt from obtaining a massage establishment permit. Such establishments shall only be permitted in the same location where a massage establishment is allowed as specified in Table 17.08.030 and may not be established at a residence nor be issued a Home Occupation Permit, regardless of session type (online, in person, etc.)”

Section 8. Subsection “F” of Section 8.12.020 (Public nuisances defined.) of Chapter 8.12 (Nuisances) of Title 8 (Health and Safety) of the Temecula Municipal Code is hereby amended to read as follows (with deletations appearing in strikethrough and additions appearing in underlined text), with all other provisions of Section 8.12.020 remaining unchanged:

“F. Any building or structure, wall, fence, pavement, walkway, equipment or other surface upon which graffiti, including paint, ink, ~~stickers~~, chalk, dye, scratches, gouging or similar markings, is allowed to remain for more than ~~that~~ twenty-four hours after discovery;”

Section 9. Subsection “I” of Section 8.12.020 (Public nuisances defined.) of Chapter 8.12 (Nuisances) of Title 8 (Health and Safety) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text), with all other provisions of Section 8.12.020 remaining unchanged:

“I. Buildings, structures, exteriors, roofs, landscaping, grounds, walls, retaining and crib walls, fences, driveways, parking lots, striping, lighting, locking mechanism, signage, trash enclosures, trash cans, water quality basins, sidewalks or walkways which are defective, unsightly, no longer viable, or which otherwise fail to comply with applicable customary and reasonable standards for maintenance of residential, commercial or industrial properties within the city;”

Section 10. Section 9.11.080 (Security name tag.) of Chapter 9.11 (Regulation of Private Security Operators) of Title 9 (Public Peace, Morals and Welfare) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text), with all other provisions of Section 9.11.080 remaining unchanged:

“All security guards must wear a name tag with the security guard's first name and last initial and the name of the private security operator that employs the security guard. The name tag shall be of appropriate size and color as to be easily legible from a distance of five feet, with one half (0.5) inch font being the minimum font size.”

Section 11. Item “4” of Subsection “B” of Section 10.16.042 (Prohibition of oversized vehicles being parked on city streets-exceptions) of Chapter 10.16 (Stopping, Standing and Parking) of Title 10 (Vehicles and Traffic) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text), with all other provisions of Section 10.16.042 remaining unchanged:

“4. Parked or left standing as allowed by a permit issued by the city pursuant to procedures established by the city manager; provided, however, that no address within the city shall be issued a permit for more than three calendar days at a time, four times within a calendar year, for a maximum of twelve calendar days per calendar year. There shall be a minimum of three calendar days between such permits. Any oversized vehicle parked contrary to this section shall be subject to abatement as specified in this code.”

Section 12. A new Subsection “L” (Permit Ownership) is hereby added to Section 17.04.010 (Conditional Use Permits.) of Chapter 17.04 (Permits) of Title 17 (Zoning) of the Temecula Municipal Code to read as follows, with all other provisions of Section 17.04.010 remaining unchanged:

“L. Permit Ownership. All Conditional Use Permits (CUP’s) issued by the City are land use permits and are issued to the owner of the property or their successor in accordance with California Government Code § 65901. The applicant(s) of a CUP or business owner who operates a business requiring a CUP do not have ownership over the permit.”

Section 13. Item 3. of Subsection B (Types of Modification) of Section 17.05.030 (Modifications to an approved development plan.) of Chapter 17.05 (Development Plans.) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text and deletions appearing in strikethrough text), with all other provisions of Section 17.05.030 remaining unchanged:

3. Modifications to approved development plans that are subject to the administrative development plan process include the following:
 - a. Changes to the approved landscaping plant palette;
 - b. Changes to the approved landscaping irrigation;
 - c. Conversion to drought tolerant landscape; or
 - ~~bd.~~ Changes in to the exterior colors/finish/fixtures or any changes in materials.

Section 14. Table 17.06.030 (Residential Districts) of Section 17.06.030 (Use regulations.) of Chapter 17.06 (Residential Districts) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with deletions appearing in strikethrough text), with all other provisions of Table 17.06.030 remaining unchanged:

Residential									
	HR	RR	VL	L-1	L-2	LM	M	H	HR-SM⁹
Guest house	P	P	P	P	P	P	P²	P²	P

Section 15. Item 1 of Subsection I (Fences, Hedges, and Walls.) of Section 17.06.050 (Special use standards and regulations) of Chapter 17.06 (Residential Districts) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with deletions appearing in strikethrough text and additions appearing in underlined text), with all other provisions of Section 17.05.030 remaining unchanged:

1. Solid fences, hedges and walls within the actual front yard ~~front setback~~ shall have a maximum height of three feet in order to maintain safe visibility for pedestrians and egress and ingress of vehicular traffic. A combination of solid and open fences not exceeding six feet in height may be located in a required front yard, corner, side yard, or visibility clearance area, provided such fences are constructed with at least ninety percent of the top three feet of their vertical surface open, and non-view obscuring. Chain link fencing with or without slats is prohibited.

Section 16. Table 17.06.050A (Accessory Structures Setbacks) of Section 17.06.050 (Special use standards and regulations.) of Chapter 17.06 (Residential Districts) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text), with all other provisions of Table 17.06.050A remaining unchanged:

Table 17.06.050A			
Accessory Structures Setbacks for the HR, RR, VL, L-1, L-2, LM, M and H Zoning Districts			
Accessory Structure	Front Yard	Rear Yard	Interior Side Yard¹
<u>Greenhouse</u>	<u>Not permitted</u>	<u>5 ft.</u>	<u>5 ft.</u>

Notes:

1. On a corner lot, accessory structures are ~~not permitted~~ on a case-by-case basis at the sole discretion of the Director of Community Development, unless otherwise noted above.
2. Accessory structures with walls must be separated from other accessory and primary structures by at least six feet.
3. Swimming pools, spas and pool and spa equipment in the VL, RR and HR zoning districts may be located in the front yards as outlined in Section 17.06.050(E).

Section 17. A new Subsection “K” (Retail Lockers) is hereby added to Section 17.08.050 (Special use regulations and standards) of Chapter 17.08 (Commercial/Office/Industrial Districts) of Title 17 (Zoning) of the Temecula Municipal Code to read as follows, with all other provisions of Section 17.08.050 remaining unchanged:

K. Retail Lockers. All retail lockers shall be located entirely within an existing commercial structure in a zone that permits retail sales. The retail locker shall only be accessible to the public during the hours the business is open to the public. No retail locker is allowed to block or obstruct any entry or exit and no advertisements are permitted whether digital or physical. Mixed used developments shall locate all aspects of the retail locker and operations in the commercial space only and limited to the regular business hours.

Section 18. Table 17.08.030 (Schedule of Permitted Uses Commercial/Office/Industrial Districts) of Section 17.08.030 (Use regulations.) of Chapter 17.08 (Commercial/Office/Industrial Districts) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with additions appearing in underlined text), with all other provisions of Table 17.08.030 remaining unchanged:

Table 17.08.030							
Schedule of Permitted Uses Commercial/Office/Industrial Districts							
Description of Use	NC	CC	HT	SC	PO	BP	LI
A							
Automobile rental	-	<u>C₁</u>	<u>C₁</u>	<u>P₁</u>	-	-	<u>P₁</u>

Section 19. Item 6 (Landscape Standards) of Subsection J (Outdoor Display of Merchandise Accessory to Current On-site Business.) of Section 17.10.020 (Supplemental Development Standards.) of Chapter 17.10 (Supplemental Development Standards) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with deletions appearing in strikethrough text and additions appearing in underlined text), with all other provisions of Section 17.10.020 remaining unchanged:

6. No item shall be displayed in a manner that: causes a safety hazard; obstructs the entrance to any building; interferes with or impedes the flow of pedestrian or vehicle traffic; is unsightly or creates ~~creates~~ any other condition that is detrimental to the appearance of the premises or any surrounding property; or in any other manner is detrimental to the public health, safety or welfare or causes a public nuisance.

Section 20. Item 1 (Landscape Standards) of Subsection C (Automobile, Auto Mall, Motorcycle, and Truck Dealership Landscape Standards.) of Section 17.10.020 (Supplemental Development Standards.) of Chapter 17.10 (Supplemental Development Standards) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to read as follows (with deletions appearing in strikethrough text and additions appearing in underlined text), with all other provisions of Section 17.10.020 remaining unchanged:

1. Landscape Standards. The following standards shall be applied to all new automobile, motorcycle and truck dealerships or substantial alterations to the same, to include

automobile rental establishments whether accessory or primary use existing automobile, motorcycle and truck dealerships:

Section 21. A new item “6” is hereby added to Subsection B (Driveways/Drive Ailes.) of Section 17.24.050 (Parking facility layout and dimensions.) of Chapter 17.24 (Off-Steet Parking and Loading) of Title 17 (Zoning) of the Temecula Municipal Code to read as follows, with all other provisions of Section 17.24.050 remaining unchanged:

“6. Solid Waste Collection. All roads, drive aisles or any other roadway, to include alleys, shall ensure the roadway width allows for regular solid waste pickup without impacting emergency vehicle access, whether individual residential bins or commercial dumpsters, regardless of use.”

Section 22. Sub item “b” of Item 3 of Subsection D (Driveways/Drive Aisles.) of Section 17.24.020 (General provisions.) of Chapter 17.24 (Off-Steet Parking and Loading) of Title 17 (Zoning) of the Temecula Municipal Code to read as follows (with additions appearing in underlined text), with all other provisions of Section 17.24.020 remaining unchanged:

b. Storing, placing or parking any of the above conveyances, or any part thereof, which is disabled, unlicensed, unregistered, inoperative, or from which an essential or legally required operating part is removed, shall be prohibited unless conducted within with a garage or accessory building, or in an area screened from view from the street and adjoining lots by a legally located fence, wall or equivalent screening.

Section 23. A new Subitem “m.” is added to Item 3 (Design) of Subsection A (Standards for Permanent Freestanding Signs.) of Section 17.28.070 (General requirements for permanent signs.) of Article I (General) of Chapter 17.28 (Sign Standards) of Title 17 (Zoning) of the Temecula Municipal Code to read as follows, with all other provisions of Section 17.28.070 remaining unchanged:

“m. Signs for businesses shall not include brand logos, whether text or imagery, of companies or brands whose products, services, or wares are available to the public.”

Section 24. Section 17.34.010 (Definitions and illustrations of terms) of Chapter 17.34 (Definition of Terms) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to add definitions for “Greenhouse”, and “Retail or Parcel Locker” to read as follows, with all other provisions of Section 17.34.010 remaining unchanged:

“Greenhouse” means a non-habitable permanent climate-controlled structure enclosed by walls, typically of glass or transparent material, and used usually year-round for the cultivation or protection of plants. Greenhouses may have water fixtures for plant care but no toilet(s).

“Retail Locker” means any self-service delivery or pickup locations consisting of automated, secure, typically metal locker banks where customers retrieve packages using a unique code, often

located in convenience stores, gas stations, or retail areas. “Parcel Locker” may be used interchangeably and shall have the same meaning.

Section 25. Section 17.34.010 (Definitions and illustrations of terms) of Chapter 17.34 (Definition of Terms) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to relocate the definitions for “Yard, Actual Front”, “Yard, Actual Rear”, and “Yard, Actual Side”, below “Setback line” as follows (with deletions appearing in strikethrough text and additions appearing in underlined text), with all other provisions of Section 17.34.010 remaining unchanged:

“Yard” means an open space area on a lot that is unoccupied or unobstructed from the ground upwards, except as permitted by this development code.

~~Yard, Actual Front.~~

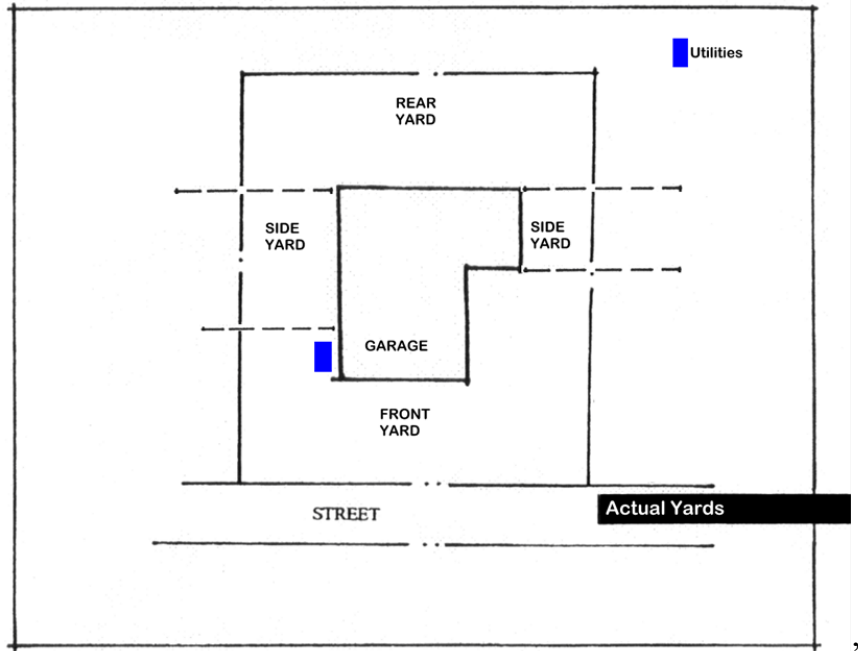
"Actual front yard" means the space extending across the full width of the front of the lot, the depth of which is the minimum horizontal distance between the front lot line or street right-of-way line and the primary structure on the lot.

~~Yard, Actual Rear.~~

"Actual rear yard" means the space extending across the full width of the rear of the lot, the depth of which is the minimum horizontal distance between the rear lot line and the primary structure on the lot.”

~~Yard, Actual Side.~~

"Actual side yard" means the space between the setback line of the main building and the side lot line, extending from the front yard to the rear yard; the measured distance of the yard shall represent the shortest distance between the side lot line and that portion of the main building nearest the line from which the measurement is taken.



Section 26. Section 17.34.010 (Definitions and illustrations of terms) of Chapter 17.34 (Definition of Terms) of Title 17 (Zoning) of the Temecula Municipal Code is hereby amended to relocate the definitions for “Yard, Required Front”, “Yard, Required Rear”, and “Yard, Required Side”, below “Setback line” as follows (with deletions appearing in strikethrough text and additions appearing in underlined text), with all other provisions of Section 17.34.010 remaining unchanged:

“Setback line”

means a line within a lot, parallel to and measured from corresponding lot line, forming the boundary of a required yard and governing the placement of structures and uses on the lot.

~~Yard, Required Front.~~

"Required front yard" means the space extending across the full width of the front of the lot, the depth of which is the minimum horizontal distance between the front lot line or street right-of-way line and the structural setback line parallel thereto on the lot.

~~Yard, Required Rear.~~

"Required rear yard" means the space extending across the full width of the rear of lot, the depth of which is the minimum horizontal distance between the rear lot line and the structural setback line parallel thereto on the lot.

~~Yard, Required Side.~~

"Required side yard" means the space between the setback line of the main building and the side lot line, extending from the front yard to the rear yard; the measured distance of the yard shall represent the shortest distance between the side lot line and that portion of the main building nearest the line from which the measurement is taken.

Severability. If any section or provision of this Ordinance is for any reason held to be invalid or unconstitutional by any court of competent jurisdiction, or contravened by reason of any preemptive legislation, the remaining sections and/or provisions of this Ordinance shall remain valid. The City Council hereby declares that it would have adopted this Ordinance, and each section or provision thereof, regardless of the fact that any one or more section(s) or provision(s) may be declared invalid or unconstitutional or contravened via legislation.

Section 25. Certification. The Mayor shall sign and the City Clerk shall certify to the passage and adoption of this Ordinance and shall cause the same or a summary thereof to be published and posted in the manner required by law.

Section 26. Effective Date. This Ordinance shall take effect thirty (30) days after passage.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Temecula on the 14nd day of July, 2026.

Jessica Alexander, Mayor

ATTEST:

Randi Johl, City Clerk

[SEAL]

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss
CITY OF TEMECULA)

I, Randi Johl, City Clerk of the City of Temecula, do hereby certify that the foregoing Ordinance No. 2026- was duly introduced and placed upon its first reading at a meeting of the City Council of the City of Temecula on the 14th day of July, 2026, and that thereafter, said Ordinance was duly adopted by the City Council of the City of Temecula at a meeting thereof held on the 25th day of August, 2026, by the following vote:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

Randi Johl, City Clerk



Notice of Public Hearing

A PUBLIC HEARING has been scheduled before the City of Temecula
PLANNING COMMISSION to consider the matter described below:

Case No.: LR26-0008

APPLICANT: City of Temecula

Project Location: Citywide

PROPOSAL: A Resolution of the Planning Commission of the City of Temecula recommending that the City council adopt “an ordinance of the City Council of the City of Temecula amending Titles 5, 8, 9, 10 and 17 of the Temecula municipal code making 1) minor revisions to business license revocation process, 2) providing that reiki is not considered massage and does not require a massage establishment permit, 3) specify private security identification standards, 4) clarify oversized vehicle parking requirements, 5) clarify ownership of conditional use permit(s), 6) landscape changes require a modification application, 7) remove guest house as an approved use in all residential zones, 8) add greenhouse as an accessory residential use, 9) add requirements for retail lockers, 10) add reference to note 1 for automobile rental businesses, 11) require automobile rental businesses comply with landscape requirements, 12) require new roads to accommodate solid waste collection bins, 13) amend brand sign requirements, 14) add or amend various definitions, and 15) make a finding of exemption under California Environmental Quality Act (CEQA) guidelines section 15061 (b)(3)”

ENVIRONMENTAL: In accordance with the California Environmental Quality Act (CEQA), staff has determined that the proposed project is exempt from further environmental review and a Notice of Exemption will be recommended for adoption in compliance with CEQA Section 15061 (b)(3).

CASE PLANNER: Mark Collins, 951-506-5172

PLACE OF HEARING: 41000 Main St., Temecula, CA 92590, City of Temecula, Council Chambers

DATE OF HEARING: June 3, 2026

TIME OF HEARING: 10:00 AM

The complete agenda packet (including **any supplemental materials**) will be available for viewing in the Main Reception area at the Temecula Civic Center (41000 Main Street, Temecula) after 4:00 p.m. the Friday before the Planning Commission Meeting. At that time, the packet may also be accessed on the City’s website – TemeculaCA.gov and will be available for public review at the respective meeting. Any writing distributed to a majority of the Commission regarding any item on the Agenda, after the posting of the Agenda, will be available for public review in the Main Reception area at the Temecula Civic Center (41000 Main Street, Temecula), 8:00 a.m. – 5:00 p.m. In addition, such material will be made available on the City’s website – TemeculaCA.gov – and will be available for public review at the meeting.

Any petition for judicial review of a decision of the Planning Commission shall be filed within time required by, and controlled by, Sections 1094.5 and 1094.6 of the California Code of Civil Procedure. In any such action or proceeding seeking judicial review of, which attacks or seeks to set aside, or void any decision of the Planning Commission shall be limited to those issues raised at the hearing or in written correspondence delivered to the City Clerk at, or prior to, the public hearing described in this notice.

Questions? Please call the Community Development Department at (951) 694-6400.