

**ACTION MINUTES**

**TEMECULA CITY COUNCIL  
REGULAR MEETING  
COUNCIL CHAMBERS  
41000 MAIN STREET  
TEMECULA, CALIFORNIA  
NOVEMBER 12, 2024 - 6:00 PM**

**CALL TO ORDER at 6:00 PM: Mayor James Stewart**

**INVOCATION: Aaron Adams, City Manager**

**FLAG SALUTE: Mayor James Stewart**

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

**PRESENTATIONS**

Certificate of Recognition for Families Hosting Students from Temecula's Sister City, Daisen, Japan

**BOARD / COMMISSION REPORTS**

Planning Commission and Traffic Safety Commission

**PUBLIC SAFETY REPORT**

County of Riverside, Fire Department (CAL FIRE)

**PUBLIC COMMENTS - NON-AGENDA ITEMS**

The following individual(s) addressed the City Council:

- Whip
- Gary Oddi
- Laurel LaMont

**PUBLIC COMMENTS - AGENDA ITEMS**

The following individual(s) addressed the City Council:

- Jennifer Evans (Item #8)
- Robert Sweeney (Item #8)
- Ken Westmyer (Item #22)
- Michael Feeley (Item #18)
- Sally Schifman (Item #25)
- Jim Simmons (Item #25)
- Jason Greminger (Item #25)
- Brian Macy (Item #25)
- Don R. Snyder (Item #25)
- Mike Namou (Item #25)
- Gregory Hann (Item #18)

**CITY COUNCIL REPORTS**

**CONSENT CALENDAR**

Unless otherwise indicated below, the following pertains to all items on the Consent Calendar.

Approved the Staff Recommendation (4-0): Motion by Schwank, Second by Alexander. The vote reflected unanimous approval.

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

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

2. Approve Action Minutes of October 22, 2024 and November 4, 2024

Recommendation: That the City Council approve the action minutes of October 22, 2024 and November 4, 2024.

3. Approve List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO. 2024-70

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

4. Approve City Treasurer's Report for the Periods of July 1, 2024 through July 31, 2024 and August 1, 2024 through August 31, 2024

Recommendation: That the City Council approve the City Treasurer's report for the periods of July 1, 2024 through July 31, 2024 and August 1, 2024 through August 31, 2024.

5. Approve Financial Statements for the 4th Quarter Ended June 30, 2024

Recommendation: That the City Council:

1. Receive and file the Financial Statements for the 4th Quarter Ended June 30, 2024; and

2. Approve the following Fiscal Year 2023-24 Budget Adjustments:

a. Transfer \$5,900 from Continuity Staffing Reserve operating account (001.199.999.5353) to the Economic Development Department's Salaries & Wages operating account (001.111.406.5100) to reflect a backfilled position.

b. Increase the Economic Development Department's Insurance Internal Service Fund Allocation operating accounts by \$30,716 to reflect higher than anticipated Insurance charges (\$6,505 in 001.111.406.5530 and \$24,212 in 001.111.999.5530).

c. Transfer \$97,928 to the Land Development Department Salaries & Wages operating account (001.163.999.5100) from other Public Works

Departments' Salaries & Wages operating accounts (\$26,114 from 001.164.601.5100), (\$13,057 from 001.164.602.5100), (\$32,643 from 001.165.999.5100), (\$16,974 from 001.167.999.5100), and (\$9,140 from 340.199.164.5100) to realign the budget based on personnel allocation charges.

d. Increase the Gas Tax revenue account (100.199.000.4706) by \$100,035 to reflect higher than anticipated revenue.

e. Increase the General Fund's Operating Transfers In revenue account (001.199.000.6100) by \$100,035 to reflect a higher transfer than anticipated from the Gas Tax Fund.

f. Increase the Gas Tax Fund's Operating Transfer Out account (100.164.999.7001) by \$100,035 to reflect a higher transfer than anticipated to the General Fund.

g. Increase the CDBG Fund's Operating Transfer Out account (140.199.999.7210) by \$285,931 to reflect a higher transfer than anticipated to the CIP Fund.

h. Increase the Supplemental Law Enforcement Services revenue account (160.199.000.4085) by \$37,602 to reflect higher than anticipated revenue.

i. Increase the General Fund's Operating Transfers In revenue account (001.199.000.6160) by \$37,602 to reflect a higher transfer than anticipated from the Supplemental Law Enforcement Services Fund.

j. Increase the Supplemental Law Enforcement Services Fund's Operating Transfer Out account (160.199.999.7001) by \$37,602 to reflect a higher transfer than anticipated to the General Fund.

k. Increase the Retiree Medical Contribution operation account (001.199.999.5387) by \$643,733 to reflect higher than anticipated OPEB costs.

l. Decrease the Operating Transfer In revenue account (210.265.000.6001) by \$27,767 to reflect the reconciled budget amount that matches the corresponding Transfer Out from the General Fund.

m. Increase the Insurance Fund's Reimbursements revenue account (300.199.000.4076) by \$396,641 to reflect a liability claim reimbursement received on 5/29/24.

n. Increase the Insurance Fund's Claims operating account (300.199.999.5207) by \$317,955 to reflect higher than anticipated claims expenses.

o. Increase the Insurance Fund's Incurred but Not Reported (IBNR) operating account (300.199.999.5431) by \$580,353 to cover the costs of the anticipated claims expenses.

p. Increase the Support Services Replacement Fund Depreciation account (335.199.999.5360) by \$32,394 to cover the costs of depreciating assets within this Fund.

**6. Adopt the 2024 Conflict of Interest Code**

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO. 2024-71

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ADOPTING THE CITY'S 2024 CONFLICT OF INTEREST CODE

**7. Approve City Council Meeting Schedule for November and December 2024**

Recommendation: That the City Council approve the cancellation of the regular meetings of November 26, 2024 and December 24, 2024.

**8. Approve Recommendation for Community Service Funding Grant Program for Fiscal Year 2024-25 (At the Request of Subcommittee Members Kalfus and Schwank)**

Recommendation: That the City Council approve the community service funding ad hoc subcommittee's recommendation to allocate a total of \$100,000 to fund grant applications received from nonprofit organizations for the Community Service Funding Grant Program Fiscal Year 2024-25.

**9. Approve First Amendment to Charging Services Agreement with EVgo Services LLC for Extension of Electric Vehicle Charging Station at Sixth Street Parking Lot**

Recommendation: That the City Council approve the first amendment to the charging services agreement with EVgo Services LLC for the extension of an electric vehicle charging station at the Sixth Street parking lot.

**10. Approve Infrastructure Funding and Acquisition Agreement for the Butterfield Stage Road Storm Drain - Line A with the County of Riverside and Riverside County Flood Control and Water Conservation District**

Recommendation: That the City Council approve the infrastructure funding and acquisition agreement between the County of Riverside, Riverside County Flood Control and Water Conservation District, and the City of Temecula for the Butterfield Stage Road Storm Drain - Line A, Stage 2.

**11. Reject All Construction Bids Received for Park Restrooms Renovations, Expansion and Americans with Disabilities Act Improvements Project, PW17-06, and Authorize Construction**

Contract to be Re-Bid

Recommendation: That the City Council:

1. Reject all construction bids received for the Park Restrooms Renovations, Expansion and Americans with Disabilities Act (ADA) Improvements Project, PW17-06; and
2. Authorize the Department of Public Works to re-bid construction contract for the Park Restrooms Renovations, Expansion and Americans with Disabilities Act (ADA) Improvements Project, PW17-06.

**12.** Approve Tract Map 36959-1 (Located in the Southwesterly Portion of the City of Temecula West of Old Town)

Recommendation: That the City Council:

1. Approve Tract Map 36959-1 in conformance with the conditions of approval; and
2. Approve the subdivision improvement and monumentation agreements with the developer; and
3. Authorize the City Manager to execute the agreements on behalf of the City.

**13.** Approve Resolution Approving Purchase and Sale Agreement for Vacant Parcel Owned by Hoff Investments and PMD Investments (APN 910-262-003)

Recommendation: That the City Council take the following actions:

1. Adopt a resolution entitled:

RESOLUTION NO. 2024-72

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING THAT CERTAIN AGREEMENT ENTITLED PURCHASE AND SALE AGREEMENT AND JOINT ESCROW INSTRUCTIONS BETWEEN THE CITY OF TEMECULA, AS BUYER, AND HOFF INVESTMENTS, L.P. AND PMD INVESTMENTS, L.P., AS SELLERS (APN 910-262-003)

2. Authorize the City Manager to approve and execute all necessary documents, including escrow-related documents, and those documents in substantially the form attached to the agenda report, and take all necessary actions to effectuate the purchase of Assessor's Parcel Number 910-262-003.

**14.** Award Construction Contract to NPG Corporation for Interim Improvements to Pave Existing Gravel Lots Located on Either Side of Main Street Loop/Town Square

Recommendation: That the City Council:

1. Award a construction contract to NPG Corporation in the amount of \$264,700 for the interim improvements to pave existing gravel lots located on either side of the Main Street Loop/Town Square; and
2. Authorize the City Manager to approve change orders not to exceed the contingency amount of \$60,300 which is equal to 22.8% of the contract amount; and
3. Make a finding that this project is exempt from the California Environmental Quality Act (CEQA) per Article 19, Categorical Exemption, Section 15301, Existing Facilities, of the CEQA Guidelines; and
4. Make a finding that this project is exempt from Multiple Species Habitat Conservation Plan (MSHCP) fees.

**15. Receive and File Temporary Street Closures for 2024 Winterfest Events**

Recommendation: That the City Council receive and file the temporary closure of certain streets for the following 2024 Winterfest Events:

HOLIDAY DECORATION INSTALLATION  
HOLIDAY SUNSET MARKET  
SANTA'S ELECTRIC LIGHT PARADE  
TEMECULA ON ICE  
NEW YEAR'S EVE GRAPE DROP

**RECESS:**

At 6:47 PM, the City Council recessed and convened as the Temecula Community Services District, Successor Agency the Redevelopment Agency and Temecula Public Financing Authority meetings. At 6:51 PM the City Council resumed with the remainder of the City Council Agenda.

**RECONVENE TEMECULA CITY COUNCIL**

**PUBLIC HEARING**

**22. Approve Renewal of the Visit Temecula Valley Tourism Business Improvement District**

Recommendation: That the City Council conduct a public hearing and adopt a resolution entitled:

RESOLUTION NO. 2024-73

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA RENEWING THE VISIT TEMECULA VALLEY TOURISM BUSINESS IMPROVEMENT DISTRICT PURSUANT TO THE PARKING AND BUSINESS IMPROVEMENT DISTRICT LAW OF 1994 AND APPROVING A MANAGEMENT AGREEMENT

BETWEEN THE CITY AND VISIT TEMECULA VALLEY TO  
ADMINISTER THE ASSESSMENT REVENUES

Approved the Staff Recommendation (4-0): Motion by Schwank, Second by Kalfus. The vote reflected unanimous approval.

23. Introduce Ordinance Amending Title 8 of the Temecula Municipal Code Regarding Hazardous Vegetation

Recommendation: That the City Council introduce an ordinance entitled:

ORDINANCE NO. 2024-07

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA AMENDING TITLE 8 OF THE TEMECULA MUNICIPAL CODE REGARDING HAZARDOUS VEGETATION, AND MAKE A FINDING OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) SECTION 15061 (B)(3) (LR23-0105)

Approved the Staff Recommendation (4-0): Motion by Kalfus, Second by Alexander. The vote reflected unanimous approval.

24. Receive and File Assembly Bill 1600 Financial Reports - Fiscal Year 2023-24 Development Impact Fee Expenditures

Recommendation: That the City Council conduct a public hearing and receive and file Assembly Bill 1600 Financial Reports - Fiscal Year 2023-24 Development Impact Fee Expenditures.

Approved the Staff Recommendation (4-0): Motion by Kalfus, Second by Alexander. The vote reflected unanimous approval.

**BUSINESS**

25. Appoint Members to the Community Services, Planning, Race, Equity, Diversity and Inclusion and Traffic Safety Commissions

Recommendation: That the City Council appoint members to the Community Services, Planning, Race, Equity, Diversity and Inclusion and Traffic Safety Commissions and provide related direction.

Approved the Staff Recommendation (4-0): Motion by Alexander, Second by Kalfus. The vote reflected unanimous approval.

26. Approve Purchase and Installation Agreement, and Software as Service Agreement, with Frogparking, Inc. for Parking Sensors Within Public Parking Spaces in Old Town

Recommendation: That the City Council approve a purchase and installation agreement,

and a software as a service agreement (SaaS) with Frogparking, Inc. for the purchase and installation of parking sensors within public parking spaces in Old Town.

Approved the Staff Recommendation (4-0): Motion by Schwank, Second by Alexander. The vote reflected unanimous approval.

**DEPARTMENTAL REPORTS (RECEIVE AND FILE)**

27. City Council Travel/Conference Report

**ITEMS FOR FUTURE CITY COUNCIL AGENDAS**

**CITY MANAGER REPORT**

**CITY ATTORNEY REPORT**

**ADJOURNMENT**

At 8:47 PM, the City Council meeting was formally adjourned to Tuesday, December 10, 2024, at 5:00 PM for Closed Session, with regular session commencing at 6:00 PM, City Council Chambers, 41000 Main Street, Temecula, California.

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Adjourned in Memory of  
Thomas Edwards

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James Stewart, Mayor

ATTEST:

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Randi Johl, City Clerk

[SEAL]