

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

AGENDA

**TEMECULA CITY COUNCIL
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
AUGUST 13, 2019 - 7:00 PM**

CALL TO ORDER: Mayor Mike Naggar

PRELUDE MUSIC: Aubrey Chang

INVOCATION: TBD

FLAG SALUTE: Council Member Maryann Edwards

ROLL CALL: Edwards, Rahn, Schwank, Stewart, Naggar

PRESENTATIONS/PROCLAMATIONS

Presentation of Proclamation Regarding the 2020 Census

PUBLIC COMMENTS

A total of 30 minutes is provided for members of the public to address the City Council on items that appear on the Consent Calendar or a matter not listed on the agenda. Each speaker is limited to three minutes. If the speaker chooses to address the City Council on an item listed on the Consent Calendar or a matter not listed on the agenda, a Request to Speak form may be filled out and filed with the City Clerk prior to the City Council addressing Public Comments and the Consent Calendar. Once the speaker is called to speak, please come forward. For all Public Hearing or Business items on the agenda, a Request to Speak form may be filed with the City Clerk prior to the City Council addressing that item. On those items, each speaker is limited to five minutes.

CITY COUNCIL REPORTS

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

CONSENT CALENDAR

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

1. Waive Reading of Standard Ordinances and Resolutions

Recommendation: That the City Council waive the reading of the text of all standard ordinances and resolutions included in the agenda except as specifically required by the Government Code.

Attachments: [Agenda Report](#)

2. Approve the Action Minutes of July 23, 2019

Recommendation: That the City Council approve the action minutes of July 23, 2019.

Attachments: [Action Minutes](#)

3. Approve the List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

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

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

4. Approve Agreement with HDL Coren & Cone, Inc. for Property Tax Consulting and Revenue Recovery Professional Services

Recommendation: That the City Council approve an agreement with HDL Coren & Cone, Inc., not to exceed \$60,000 each fiscal year for the duration of the agreement, to provide professional property tax consulting and revenue recovery services.

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

5. Approve Agreement with Hinderliter de Llamas and Associates for Sales Tax Consulting and Recovery Fee Professional Services

Recommendation: That the City Council approve an agreement with Hinderliter de Llamas and Associates, not to exceed \$60,000 each fiscal year for the duration of the agreement, to provide professional sales tax consulting and recovery fee services.

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

6. Approve Annual Professional Services Agreements for Property Acquisition, and Architectural Services for the Department of Public Works/Capital Improvement Division for Fiscal Years 2020-2024

Recommendation: That the City Council approve annual professional services agreements for property acquisition, and architectural services for the Department of Public Works/Capital Improvement Division for Fiscal Years 2020-2024, as follows:

- Paragon Partners, Ltd., Property Acquisition Services, \$60,000 Annually
- Gillis + Panichapan Architects, Inc., Architectural Services, \$200,000 Annually
- Miller Architectural Corporation, Architectural Services, \$200,000 Annually
- TR Design Group, Architecture, Architectural Services, \$200,000 Annually

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

7. Award a Construction Contract to Eagle Paving Company, Inc. for the Pavement Rehabilitation Program - Citywide, Enterprise Circle West and South, Rider Way and Commerce Center Drive, PW18-12

Recommendation: That the City Council:

1. Award a Construction Contract to Eagle Paving Company, Inc. in the amount of \$631,475.00, for the Pavement Rehabilitation Program - Citywide, Enterprise Circle West and South, Rider Way and Commerce Center Drive, PW18-12;
2. Authorize the City Manager to approve change orders not to exceed the contingency amount of \$63,147.50, which is equal to 10% of the contract amount;
3. Make a finding that the Pavement Rehabilitation Program - Citywide, Enterprise Circle West and South, Rider Way and Commerce Center Drive, PW18-12 is exempt from Multiple Species Habitat Conservation Plan (MSHCP) fees.

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

8. Receive and File Temporary Street Closures for 2019 Autumnfest Events

Recommendation: That the City Council receive and file the following proposed action by the City Manager:

Temporarily close certain streets for the following 2019 Autumnfest Events: Health & Community Resource Fair, Greek Festival, Touch a Truck, Veteran's Day.

Attachments: [Agenda Report](#)
[Exhibit A](#)

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

TEMECULA COMMUNITY SERVICES DISTRICT MEETING**CALL TO ORDER: President James "Stew" Stewart****ROLL CALL: Edwards, Naggar, Rahn, Schwank, Stewart****CSD PUBLIC COMMENTS**

A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar or a matter not listed on the agenda. Each speaker is limited to three minutes. If the speaker chooses to address the Board on an item listed on the Consent Calendar or a matter not listed on the agenda, a Request to Speak form may be filled out and filed with the City Clerk prior to the Board addressing Public Comments and the Consent Calendar. Once the speaker is called to speak, please come forward. For all Public Hearing or Business items on the agenda, a Request to Speak form may be filed with the City Clerk prior to the Board addressing that item. On those items, each speaker is limited to five minutes.

CSD CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless Members of the Temecula Community Services District request specific items be removed from the Consent Calendar for separate action.

9. Approve the Action Minutes of July 23, 2019

Recommendation: That the Board of Directors approve the action minutes of July 23, 2019.

Attachments: [Action Minutes](#)

CSD DIRECTOR OF COMMUNITY SERVICES REPORT**CSD GENERAL MANAGER REPORT****CSD BOARD OF DIRECTOR REPORTS****CSD ADJOURNMENT**

The next regular meeting of the Temecula Community Services District will be held on Tuesday, August 27, 2019, at 5:30 p.m., for a Closed Session, with regular session commencing at 7:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

JOINT MEETING: SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY AND CITY COUNCIL**CALL TO ORDER: Chairperson Mike Naggar****ROLL CALL: Edwards, Rahn, Schwank, Stewart, Naggar****SARDA PUBLIC COMMENTS**

A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar or a matter not listed on the agenda. Each speaker is limited to three minutes. If the speaker chooses to address the Board on an item listed on the Consent Calendar or a matter not listed on the agenda, a Request to Speak form may be filled out and filed with the City Clerk prior to the Board addressing Public Comments and the Consent Calendar. Once the speaker is called to speak, please come forward. For all Public Hearing or Business items on the agenda, a Request to Speak form may be filed with the City Clerk prior to the Board addressing that item. On those items, each speaker is limited to five minutes.

SARDA/COUNCIL PUBLIC HEARING

10. Approve the Modifications to the Ground Lease, Regulatory Agreement, Construction and Loan Agreement, and Residual Receipts Note Between the City of Temecula, as Housing Successor to the Former Temecula Redevelopment Agency, and Temecula Gardens LP (Affirmed Housing), Located at 28493 Pujol Street

Recommendation: That the City Council/Board of Directors:

1. Adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA, ACTING IN ITS CAPACITY AS THE HOUSING SUCCESSOR, APPROVING MODIFICATIONS TO A GROUND LEASE, A REGULATORY AGREEMENT AND A RESIDUAL RECEIPTS NOTE, RELATING TO THE MISSION VILLAGE APARTMENTS PROJECT AND THE TAKING OF RELATED ACTIONS

2. Adopt a resolution entitled:

RESOLUTION NO. SARDA

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY APPROVING MODIFICATIONS TO THE CONSTRUCTION AND TERM LOAN AGREEMENT, DATED JULY

1, 1998, RELATING TO THE MISSION VILLAGE APARTMENTS PROJECT AND THE TAKING OF RELATED ACTIONS

Attachments:

- [Agenda Report](#)
- [Council Resolution](#)
- [Modification Ground Lease Agreement](#)
- [Amended Residual Receipts Note](#)
- [SARDA Resolution](#)
- [Modification Loan Agreement](#)
- [Summary Report](#)
- [Notice of Public Hearing](#)

SARDA EXECUTIVE DIRECTOR REPORT

SARDA BOARD OF DIRECTOR REPORTS

SARDA ADJOURNMENT

The next regular meeting of the Successor Agency to the Redevelopment Agency will be held on Tuesday, August 27, 2019, at 5:30 p.m., for a Closed Session, with regular session commencing at 7:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

TEMECULA HOUSING AUTHORITY - NO MEETING**TEMECULA PUBLIC FINANCING AUTHORITY****CALL TO ORDER: Chairperson Mike Naggar****ROLL CALL: Edwards, Rahn, Schwank, Stewart, Naggar****TPFA PUBLIC COMMENT**

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TPFA CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless Members of the Temecula Public Financing Authority request specific items be removed from the Consent Calendar for separate action.

11. Approve the Action Minutes of July 23, 2019

Recommendation: That the Board of Directors approve the action minutes of July 23, 2019.

Attachments: [Action Minutes](#)

TPFA EXECUTIVE DIRECTOR REPORT**TPFA BOARD OF DIRECTOR REPORTS****TPFA ADJOURNMENT**

The next regular meeting of the Temecula Public Financing Authority will be held on Tuesday, August 27, 2019, at 5:30 p.m., for a Closed Session, with regular session commencing at 7:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

RECONVENE TEMECULA CITY COUNCIL

PUBLIC HEARING

Any person may submit written comments to the City Council 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 City Clerk at, or prior to, the public hearing.

12. Adopt Weed Abatement Lien Resolution for FY 2017-18 and 2018-19

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ORDERING CONFIRMATION OF THE SPECIAL ASSESSMENTS AGAINST PARCELS OF LAND WITHIN THE CITY OF TEMECULA FOR COSTS OF ABATEMENT AND REMOVAL OF HAZARDOUS VEGETATION FOR FISCAL YEARS 2017-18 AND 2018-19

Attachments: [Agenda Report](#)
[Resolution](#)
[Exhibit A](#)
[Public Hearing Notice](#)

COMMISSION REPORTS

PUBLIC SAFETY REPORT

CITY MANAGER REPORT

CITY ATTORNEY REPORT

ADJOURNMENT

The next regular meeting of the City Council will be held on Tuesday, August 27, 2019, at 5:30 p.m., for a Closed Session, with regular session commencing at 7:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

NOTICE TO THE PUBLIC

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