

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

AGENDA

**TEMECULA CITY COUNCIL
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
SEPTEMBER 13, 2022 - 6:00 PM**

CLOSED SESSION - 5:00 PM

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

CALL TO ORDER: Mayor Matt Rahn

INVOCATION: Marti Treckman of Grace Presbyterian Church

FLAG SALUTE: Mayor Matt Rahn

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

PRESENTATIONS

Proclamation for Fire Prevention Week
Proclamation for National Preparedness Month
Proclamation for National Hispanic Heritage Month

BOARD / COMMISSION REPORTS

Community Services Commission and Public/Traffic Safety Commission

PUBLIC SAFETY REPORT

California Department of Forestry and Fire Protection

PUBLIC COMMENTS - NON-AGENDA ITEMS

A total of 30 minutes is provided for members of the public to address the City Council on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk or by submitting an email to be read aloud

into the record at the meeting. Email comments must be submitted to CouncilComments@temeculaca.gov. Speaker cards for in-person comments will be called in the order received by the City Clerk and then, if time remains, email comments will be read. Email comments on all matters must be received prior to the time the item is called for public comments. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CITY COUNCIL REPORTS

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

CONSENT CALENDAR

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

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 Action Minutes of August 23, 2022

Recommendation: That the City Council approve the action minutes of August 23, 2022.

Attachments: [Action Minutes](#)

3. Approve List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

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

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

4. Accept the Notice of Draft Amendments for the 2022 Conflict of Interest Code

Recommendation: That the City Council accept the notice of draft amendments to the Conflict of Interest Code for the 2022 calendar year pursuant to Government Code 87306.5 and direct the City Clerk to publish the Notice of Intent.

Attachments: [Agenda Report](#)
[Notice of Intent](#)
[Biennial Notice](#)
[Draft Resolution](#)
[Draft Exhibit A](#)

5. Approve Service Agreement with the County of Riverside for Murrieta Hot Springs Road Slurry Seal Improvements

Recommendation: That the City Council approve a service agreement with the County of Riverside for Murrieta Hot Springs Road Slurry Seal Improvements and authorize the City Manager to sign the agreement.

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

6. Approve Cooperative Agreement Between Riverside County Transportation Commission and City of Temecula Regarding French Valley Parkway Project Incorporation of I-15 Smart Freeway Project Elements

Recommendation: That the City Council approve a cooperative agreement between the Riverside County Transportation Commission (RCTC) and City of Temecula regarding incorporation of I-15 Smart Freeway Project elements into the City's I-15/French Valley Parkway, Phase II Project; and funding for the projects.

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

7. Approve First Amendment to the Agreement with Moore Fence Company, Inc., for Fencing Maintenance Services

Recommendation: That the City Council approve the first amendment to the minor maintenance agreement with Moore Fence Company, Inc., in the amount of \$320,000, and extend the term through June 30, 2025, for a total agreement amount of \$500,000.

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

8. Award Construction Contract to LC Paving & Sealing, Inc. for the Citywide Concrete Repairs - Fiscal Year 2021-22, PW22-01

Recommendation: That the City Council:

1. Award construction contract to LC Paving & Sealing, Inc. in the amount of \$272,369.97 for the Citywide Concrete Repairs - Fiscal Year 2021-22, PW22-01; and
2. Authorize the City Manager to approve construction contract change orders not to exceed the contingency amount of \$27,237, which is equal to 10% of the Contract amount; and
3. Make a finding that the Citywide Concrete Repairs - Fiscal Year 2021-22, PW22-01 is exempt from Multiple Species Habitat Conservation Plan (MSHCP) fees.

Attachments: [Agenda Report](#)
[Contract](#)
[Concrete Repairs - List of School Ramps and Striping Locations](#)
[School Ramps and Striping Locations Maps](#)

9. Award Construction Contract to International Line Builders, Inc. for the Traffic Signal - Promenade Mall Ring Road, PW21-15

Recommendation: That the City Council:

1. Award construction contract to International Line Builders, Inc. in the amount of \$412,206, for the Traffic Signal - Promenade Mall Ring Road, PW21-15; and
2. Approve construction contract change orders not to exceed the contingency amount of \$41,220.60, which is equal to 10% of the Contract amount; and
3. Make a finding that the Traffic Signal - Promenade Mall Ring Road, PW21-15 is exempt from Multiple Species Habitat Conservation Plan (MSHCP) fees.

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

10. Increase the Design-Build Contingency Authorization for the Margarita Recreation Center, Project No. PW17-21

Recommendation: That the City Council:

1. Approve an increase to the contingency for design-build of the Margarita Recreation Center Project, PW17-21 by \$895,000; and
2. Increase the City Manager Authority to approve change orders to the design-build contract by \$895,000.

Attachments: [Agenda Report](#)
[Project Description](#)

11. Increase the Professional Services Contingency Authorization for the Margarita Recreation Center, Project No. PW17-21

Recommendation: That the City Council:

1. Approve an increase to the contingency for professional services for the Margarita Recreation Center Project, PW17-21 by \$80,000; and
2. Increase the City Manager Authority to approve change orders to the project services contract by \$80,000.

Attachments: [Agenda Report](#)
[Project Description](#)

12. Reject All Bids for Mary Phillips Senior Center Enhancement and Renovation, PW20-13, and Authorize the Project to be Rebid

Recommendation: That the City Council:

1. Reject all Construction Bids for Mary Phillips Senior Center Enhancement and Renovation, PW20-13; and
2. Authorize the Department of Public Works to re-advertise Mary Phillips Senior Center Enhancement and Renovation, PW20-13 for Construction Bids.

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

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

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

A total of 30 minutes is provided for members of the public to address the Board of Directors on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk or by submitting an email to be read aloud into the record at the meeting. Email comments must be submitted to CouncilComments@temeculaca.gov. Speaker cards for in-person comments will be called in the order received by the City Clerk and then, if time remains, email comments will be read. Email comments on all matters must be received prior to the time the item is called for public comments. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CSD CONSENT CALENDAR

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

13. Approve Action Minutes of August 23, 2022

Recommendation: That the Board of Directors approve the action minutes of August 23, 2022.

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, September 27, 2022, at 4:30 p.m., for a Closed Session, with regular session commencing at 6:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY - NO MEETING**TEMECULA HOUSING AUTHORITY - NO MEETING****TEMECULA PUBLIC FINANCING AUTHORITY**

CALL TO ORDER: Chair Matt Rahn

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

TPFA PUBLIC COMMENT

A total of 30 minutes is provided for members of the public to address the Board of Directors on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk or by submitting an email to be read aloud into the record at the meeting. Email comments must be submitted to CouncilComments@temeculaca.gov. Speaker cards for in-person comments will be called in the order received by the City Clerk and then, if time remains, email comments will be read. Email comments on all matters must be received prior to the time the item is called for public comments. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

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. A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk or by submitting an email to be read aloud into the record at the meeting. Email comments must be submitted to CouncilComments@temeculaca.gov. Speaker cards for in-person comments will be called in the order received by the City Clerk and then, if time remains, email comments will be read. Email comments on all matters must be received prior to the time the item is called for public comments. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

14. Approve Action Minutes of August 23, 2022

Recommendation: That the Board of Directors approve the action minutes of August 23, 2022.

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, September 27, 2022, at 4:30 p.m., for a Closed Session, with regular session commencing at 6:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

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 a project at the time of the hearing. If you challenge a project 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. 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 City Clerk or by submitting an email to be read aloud into the record at the meeting. Email comments must be submitted to CouncilComments@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. At public hearings involving land use matters, the property owner and/or applicant has the burden of proof and, therefore, shall be allowed 15 minutes for an initial presentation, and an additional 10 minutes for rebuttal by its development team following other comments on the matter. An appellant, other than the property owner and/or applicant, and the spokesperson for an organized group of residents residing within the noticed area of the property, which is the subject of the public hearing, shall be allowed 15 minutes to present the appellant's position to the Council. The Mayor may allow more time if required to provide due process for the property owner, applicant or appellant. All other members of the public may speak during the public hearing for a maximum period of 5 minutes each. Deferral of one speaker's time to another is not permitted. In the event of a large number of speakers, the Mayor may reduce the maximum time limit for members of the public to speak. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

15. Approve Fiscal Year 2021-22 Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Report (CAPER)

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING THE 2021-22 CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT (CAPER) WITH THE ADDITION OF PUBLIC COMMENTS, AND AUTHORIZING STAFF TO SUBMIT THE REPORT TO THE US DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD)

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

16. Approve the Community Development Block Grant (CDBG) Substantial Amendment to the 2020-21 CDBG Annual Action Plan

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING THE SUBSTANTIAL AMENDMENT TO THE 2020-21 COMMUNITY DEVELOPMENT BLOCK GRANT ANNUAL ACTION PLAN

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

17. Consider a Negative Declaration, General Plan Amendment, Planned Development Overlay Amendment, Development Plan, and Tentative Tract Map (Planning Application Nos. PA20-1323, PA20-1324, PA20-1325, and PA20-1326) (Continued from August 23, 2022)

Recommendation: That the City Council conduct a public hearing and approve the project including a General Plan Amendment, Planned Development Overlay Amendment, Development Plan, and Tentative Tract Map (Planning Application Nos. PA20-1323, PA20-1324, PA20-1325, and PA20-1326) and adopt related resolutions and introduce ordinance:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ADOPTING THE FINAL NEGATIVE DECLARATION FOR THE RENDEZVOUS PHASE II PROJECT CONSISTING OF A 134 UNIT APARTMENT COMMUNITY GENERALLY LOCATED ON THE SOUTH SIDE OF RANCHO CALIFORNIA ROAD, APPROXIMATELY 150 FEET WEST OF COSMIC DRIVE (APN: 944-370-001, 005, 006, 007, 010, 012, 013)

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A GENERAL PLAN AMENDMENT APPLICATION TO REVISE THE GENERAL PLAN LAND USE DESIGNATION FOR THE PARCELS OF THE RENDEZVOUS PHASE II PROJECT FROM PROFESSIONAL OFFICE TO A MEDIUM DENSITY RESIDENTIAL LAND USE (APN: 944-370-001, 005, 006, 007, 010, 012, 013) (PA20-1323)

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A PLANNED DEVELOPMENT

OVERLAY AMENDMENT TO THE TEMECULA VILLAGE PLANNED DEVELOPMENT OVERLAY (PDO-5) GENERALLY LOCATED ON THE SOUTH SIDE OF RANCHO CALIFORNIA ROAD, APPROXIMATELY 150 FEET WEST OF COSMIC DRIVE (APN: 944-370-001, 005, 006, 007, 008, 010, 012, 013) (PA20-1324)

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A DEVELOPMENT PLAN FOR A 134 UNIT APARTMENT COMMUNITY GENERALLY LOCATED ON THE SOUTH SIDE OF RANCHO CALIFORNIA ROAD, APPROXIMATELY 150 FEET WEST OF COSMIC DRIVE (APN: 944-370-001, 005, 006, 007, 010, 012, 013) (PA20-1325)

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING TENTATIVE TRACT MAP 38043 TO COMBINE EIGHT (8) EXISTING CONTIGUOUS PARCELS INTO A SINGLE PARCEL ON THE SOUTH SIDE OF RANCHO CALIFORNIA ROAD, APPROXIMATELY 150 FEET WEST OF COSMIC DRIVE (APN: 944-370-001, 005, 006, 007, 008, 010, 012, 013) (PA20-1326)

Attachments:

[Agenda Report](#)
[Aerial Map](#)
[Resolution - Adopting Negative Declaration](#)
[Exhibit A - Final Negative Declaration with Appendices](#)
[Resolution - General Plan Amendment](#)
[Exhibit A – Amended General Plan Land Use Map](#)
[Ordinance – Planned Development Overlay Amendment](#)
[Exhibit A – Planned Development Overlay Amendment](#)
[Resolution – Development Plan](#)
[Exhibit A – Conditions of Approval](#)
[Resolution – Tentative Tract Map](#)
[Exhibit A – Conditions of Approval](#)
[PC Resolution No. 2022-19 - Negative Declaration](#)
[PC Resolution No. 2022-20 - General Plan Amendment](#)
[PC Resolution No. 2022-21 - Overlay Amendment](#)
[PC Resolution No. 2022-22 - Development Plan](#)
[PC Resolution No. 2022-23 - Tentative Tract Map](#)
[Plan Reductions - Development Plan](#)
[Plan Reductions - Tentative Tract Map](#)
[Fiscal Impact Analysis](#)
[Public Correspondence](#)
[Notice of Determination](#)
[Continuation Notice](#)

ITEMS FOR FUTURE CITY COUNCIL AGENDAS

Any Council Member, including the Mayor, may request an item be placed on a future agenda. Any such request will be discussed under this section. In making the request, a Council Member may briefly describe the topic of the proposed agenda item and any timing associated with the placement of the item on the agenda. This description shall not exceed 3 minutes unless extended by a majority vote of the City Council. No substantive discussion on the subject of the motion may occur. General discussion amongst the City Council on items listed under this section of the agenda shall be limited to 15 minutes. Items may only be placed on the agenda by Council Members pursuant to policy or by the City Manager based on administrative or operational needs of the City. Public comments on the placement of these agenda items shall be limited to a maximum of 30 minutes. Individual comments shall not exceed 3 minutes. All public participation is governed by the Council Policy regarding Public Participation at Meetings and Agenda Placements by Council Members adopted by Resolution No. 2021-54.

CITY MANAGER REPORT**CITY ATTORNEY REPORT****ADJOURNMENT**

The next regular meeting of the City Council will be held on Tuesday, September 27, 2022, at 4:30 p.m., for a Closed Session, with regular session commencing at 6:00 p.m., at the Council Chambers

located at 41000 Main Street, Temecula, California.

NOTICE TO THE PUBLIC

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