



**AGENDA**  
**CITY COUNCIL OF THE CITY OF MORENO VALLEY**  
**MORENO VALLEY COMMUNITY SERVICES DISTRICT**  
**CITY AS SUCCESSOR AGENCY FOR THE**  
**COMMUNITY REDEVELOPMENT AGENCY OF**  
**THE CITY OF MORENO VALLEY**  
**MORENO VALLEY HOUSING AUTHORITY**  
**BOARD OF LIBRARY TRUSTEES**

**March 10, 2015**

**SPECIAL PRESENTATIONS – 5:30 P.M.**  
**REGULAR MEETING – 6:00 P.M.**

**City Council Study Sessions**

First & Third Tuesdays of each month – 6:00 p.m.

**City Council Meetings**

Second & Fourth Tuesdays of each month – 6:00 p.m.

**City Council Closed Sessions**

*Immediately following Regular City Council Meetings and  
Study Sessions, unless no Closed Session Items are Scheduled*

**City Hall Council Chamber - 14177 Frederick Street**

**Teleconference -24429 Groven Lane**  
**Moreno Valley, CA 92557**

*Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, in compliance with the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to Mark Sambito, ADA Coordinator, at 951.413.3120 at least 48 hours before the meeting. The 48-hour notification will enable the City to make reasonable arrangements to ensure accessibility to this meeting.*

Dr. Yxstian A. Gutierrez, Mayor Pro Tem  
Jeffrey J. Giba, Council Member

Jesse L. Molina, Mayor

George E. Price, Council Member  
D. LaDonna Jempson, Council Member

**AGENDA  
CITY COUNCIL OF THE CITY OF MORENO VALLEY  
March 10, 2015**

**CALL TO ORDER – 5:30 PM**

**SPECIAL PRESENTATIONS**

Business Spotlight

a) AAMCO of Moreno Valley

AGENDA  
March 10, 2015

**AGENDA  
JOINT MEETING OF THE  
CITY COUNCIL OF THE CITY OF MORENO VALLEY  
MORENO VALLEY COMMUNITY SERVICES DISTRICT  
CITY AS SUCCESSOR AGENCY FOR THE  
COMMUNITY REDEVELOPMENT AGENCY OF THE  
CITY OF MORENO VALLEY  
MORENO VALLEY HOUSING AUTHORITY  
AND THE BOARD OF LIBRARY TRUSTEES**

**\*THE CITY COUNCIL RECEIVES A SEPARATE STIPEND FOR CSD MEETINGS\***

**REGULAR MEETING - 6:00 PM  
MARCH 10, 2015**

**CALL TO ORDER**

Joint Meeting of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency, Housing Authority and the Board of Library Trustees - actions taken at the Joint Meeting are those of the Agency indicated on each Agenda item.

**PLEDGE OF ALLEGIANCE**

**INVOCATION**

Pastor Steve Overton - Christian Chapel Foursquare Church

**ROLL CALL**

**INTRODUCTIONS**

**PUBLIC COMMENTS ON MATTERS ON THE AGENDA** WILL BE TAKEN UP AS THE ITEM IS CALLED FOR BUSINESS, BETWEEN STAFF'S REPORT AND CITY COUNCIL DELIBERATION (SPEAKER SLIPS MAY BE TURNED IN UNTIL THE ITEM IS CALLED FOR BUSINESS.)

**PUBLIC COMMENTS ON ANY SUBJECT NOT ON THE AGENDA UNDER THE JURISDICTION OF THE CITY COUNCIL**

Those wishing to speak should complete and submit a BLUE speaker slip to the Bailiff. There is a three-minute time limit per person. All remarks and questions shall be addressed to the presiding officer or to the City Council.

AGENDA  
March 10, 2015

## **JOINT CONSENT CALENDARS (SECTIONS A-D)**

All items listed under the Consent Calendars, Sections A, B, C, and D are considered to be routine and non-controversial, and may be enacted by one motion unless a member of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency, Housing Authority or the Board of Library Trustees requests that an item be removed for separate action. The motion to adopt the Consent Calendars is deemed to be a separate motion by each Agency and shall be so recorded by the City Clerk. Items withdrawn for report or discussion will be heard after public hearing items.

### **A. CONSENT CALENDAR-CITY COUNCIL**

#### **A.1 ORDINANCES - READING BY TITLE ONLY**

**Recommendation:** Waive reading of all Ordinances and approve reading by title only.

#### **A.2 MINUTES - REGULAR MEETING OF FEBRUARY 24, 2015 (Report of: City Clerk's Department)**

**Recommendation:**

1. Approve as submitted.

#### **A.3 CITY COUNCIL REPORTS ON REIMBURSABLE ACTIVITIES (Report of: City Clerk's Department)**

**Recommendation:**

1. Receive and file the Reports on Reimbursable Activities for the period of February 18 – March 3, 2015.

#### **A.4 RECEIPT OF QUARTERLY INVESTMENT REPORT – QUARTER ENDED DECEMBER 31, 2014 (Report of: Financial & Management Services Department)**

**Recommendation:**

1. Receive and file the Quarterly Investment Report for quarter ended December 31, 2014, in compliance with the City's Investment Policy.

#### **A.5 APPROVAL OF BOND FINANCING TEAM AND AUTHORIZATION TO TENDER CONTRACTS (Report of: Financial & Management Services Department)**

**Recommendation:**

1. Approve the bond financing team and authorize the City Manager to execute contracts and any necessary amendments with the selected firms.

AGENDA  
March 10, 2015

A.6 AMENDMENT TO THE AGREEMENT FOR PROFESSIONAL CONSULTANT SERVICES PROJECT NO. SPECIAL DISTRICTS 2014-15 LEVY CFD/LLD/LMD FORMATIONS WITH WILLDAN FINANCIAL SERVICES FOR SPECIAL TAX AND ASSESSMENT ENGINEERING SERVICES (**See Item B4**) (Report of: Financial & Management Services Department)

**Recommendations**

1. Approve the Third Amendment to the Agreement for Professional Consultant Services Project No. Special Districts 2014-15 Levy CFD/LLD/LMD with Willdan Financial Services, 27368 Via Industria, Suite 110, Temecula, CA 92590-4856 to provide special tax and assessment engineering services for the conversion and/or formation of special financing districts and related special district reporting and professional services.
2. Authorize the City Manager to execute the Third Amendment with Willdan Financial Services.
3. Authorize the issuance of a change order in the amount of \$34,500 for Fiscal Year 2014/15 to Willdan Financial Services to increase the not-to-exceed (NTE) amount of the Agreement to \$111,495.00.

A.7 APPROVE WHOLESALE DISTRIBUTION ACCESS TARIFF KITCHING STREET 115 KV LOAD PROJECT COMBINED SYSTEM IMPACT AND FACILITIES STUDY AGREEMENT BETWEEN THE CITY OF MORENO VALLEY AND SOUTHERN CALIFORNIA EDISON (SCE)  
(Report of: Public Works Department)

**Recommendations**

1. Approve the Wholesale Distribution Access Tariff Kitching Street 115 kV Load Project Combined System Impact and Facilities Study Agreement between the City of Moreno Valley and Southern California Edison Company (SCE).
2. Authorize the City Manager to sign the agreement on behalf of the City of Moreno Valley.

A.8 LIST OF PERSONNEL CHANGES  
(Report of: Administrative Services Department)

**Recommendation:**

1. Ratify the list of personnel changes.

## **B. CONSENT CALENDAR-COMMUNITY SERVICES DISTRICT**

### **B.1 ORDINANCES - READING BY TITLE ONLY**

**Recommendation:** Waive reading of all Ordinances and approve reading by title only.

### **B.2 MINUTES - REGULAR MEETING OF FEBRUARY 24, 2015 (Report of: City Clerk's Department)**

**Recommendation:**

1. Approve as submitted.

### **B.3 INITIATING PROCEEDINGS TO ANNEX RESIDENTIAL HOUSING TRACT 27251 (SOUTH OF FIR AVENUE, EAST OF MORRISON STREET, AND NORTH OF EUCALYPTUS AVENUE) AS ZONE 09 TO MORENO VALLEY COMMUNITY SERVICES DISTRICT LANDSCAPE MAINTENANCE DISTRICT 2014-02**

(Report of: Financial & Management Services Department)

**Recommendation:**

1. Adopt Resolution No. CSD 2015-04. A Resolution of the Moreno Valley Community Services District of the City of Moreno Valley, California, Initiating Proceedings to Annex Zone 09 to Moreno Valley Community Services District Landscape Maintenance District 2014-02.

### **B.4 AMENDMENT TO THE AGREEMENT FOR PROFESSIONAL CONSULTANT SERVICES PROJECT NO. SPECIAL DISTRICTS 2014-15 LEVY CFD/LLD/LMD FORMATIONS WITH WILLDAN FINANCIAL SERVICES FOR SPECIAL TAX AND ASSESSMENT ENGINEERING SERVICES (See Item A.6 (Report of: Financial & Management Services Department))**

**Recommendations**

1. Approve the Third Amendment to the Agreement for Professional Consultant Services Project No. Special Districts 2014-15 Levy CFD/LLD/LMD with Willdan Financial Services, 27368 Via Industria, Suite 110, Temecula, CA 92590-4856 to provide special tax and assessment engineering services for the conversion and/or formation of special financing districts and related special district reporting and professional services.
2. Authorize the City Manager to execute the Third Amendment with Willdan Financial Services.
3. Authorize the issuance of a change order in the amount of \$34,500

AGENDA  
March 10, 2015

for Fiscal Year 2014/15 to Willdan Financial Services to increase the not-to-exceed (NTE) amount of the Agreement to \$111,495.00.

### **C. CONSENT CALENDAR - HOUSING AUTHORITY**

#### **C.1 ORDINANCES - READING BY TITLE ONLY**

**Recommendation:** Waive reading of all Ordinances and approve reading by title only.

#### **C.2 MINUTES - REGULAR MEETING OF FEBRUARY 24, 2015 (Report of: City Clerk's Department)**

**Recommendation:**

1. Approve as submitted.

### **D. CONSENT CALENDAR - BOARD OF LIBRARY TRUSTEES**

#### **D.1 ORDINANCES - READING BY TITLE ONLY**

**Recommendation:** Waive reading of all Ordinances and approve reading by title only.

#### **D.2 MINUTES - REGULAR MEETING OF FEBRUARY 24, 2015 (Report of: City Clerk's Department)**

**Recommendation:**

1. Approve as submitted.

### **E. PUBLIC HEARINGS**

Questions or comments from the public on a Public Hearing matter are limited to five minutes per individual and must pertain to the subject under consideration. Those wishing to speak should complete and submit a GOLDENROD speaker slip to the Bailiff.

#### **E.1 A PUBLIC HEARING FOR AN APPEAL OF THE PLANNING COMMISSION ACTION OF DECEMBER 11, 2014, APPROVING CONDITIONAL USE PERMIT (PA14-0014), TENTATIVE TRACT MAP 36708 (PA14-0015) AND THE SUPPORTING MITIGATED NEGATIVE DECLARATION FOR A 122 UNIT PLANNED UNIT DEVELOPMENT (PUD) ON 15.92 ACRES AT THE SOUTHWEST CORNER OF PERRIS BOULEVARD AND CACTUS AVENUE (Continued from 2/10/2015) (Report of: Community & Economic Development Department)**

**Recommendations That the City Council:**

1. APPROVE Resolution No. 2015-03. A Resolution of the City Council of the City of Moreno Valley, California, Finding in Favor of the Appeal

AGENDA  
March 10, 2015

and Overruling the Decision of the Planning Commission to Approve Conditional Use Permit (PA14-0014), Tentative Tract Map 36708 (PA14-0015), and the Supporting Mitigated Negative Declaration for a 122 Unit Planned Unit Development (PUD) on 15.92 Acres at the Southwest Corner of Perris Boulevard and Cactus Avenue (Assessor Parcel Numbers 482-582-038, 039, 040 & 482-230-024).

2. ADOPT a Mitigated Negative Declaration for PA14-0014 (CUP) and PA14-0015 (Tentative Tract Map 36708). The projects, individually and cumulatively, will not result in a significant effect on the environment.
3. APPROVE Resolution No. 2015-13. A Resolution of the City Council of the City of Moreno Valley, California, Approving Conditional Use Permit (PA14-0014) for a 121 Unit Planned Unit Development (PUD) on 15.92 Acres at the Southwest Corner of Perris Boulevard and Cactus Avenue (Assessor Parcel Numbers 482-582-038, 039, 040 & 482-230-024).
4. APPROVE Resolution No. 2015-14. A Resolution of the City Council of the City of Moreno Valley, California, Approving Tentative Tract Map 36708 (PA14-0015) on 15.92 Acres at the Southwest Corner of Perris Boulevard and Cactus Avenue (Assessor Parcel Numbers 482-582-038, 039, 040 & 482-230-024).

## **F. ITEMS REMOVED FROM CONSENT CALENDARS FOR DISCUSSION OR SEPARATE ACTION**

### **G. REPORTS**

- G.1 CITY COUNCIL REPORTS ON REGIONAL ACTIVITIES (Informational Oral Presentation - not for Council action)
  - G.1.1 March Joint Powers Commission (JPC)
  - G.1.2 Riverside County Habitat Conservation Agency (RCHCA)
  - G.1.3 Riverside County Transportation Commission (RCTC)
  - G.1.4 Riverside Transit Agency (RTA)
  - G.1.5 Western Riverside Council of Governments (WRCOG)
  - G.1.6 Western Riverside County Regional Conservation Authority (RCA)
  - G.1.7 School District/City Joint Task Force

AGENDA  
March 10, 2015



G.2 PUBLIC MEETING REGARDING THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) MAIL BALLOT PROCEEDINGS TO APPROVE THE COMMERCIAL REGULATORY RATE FOR CSIP WR MORENO VALLEY (MULTI-BUILDING INDUSTRIAL PROJECT - SOUTHEAST CORNER OF IRIS AVENUE AND HEACOCK STREET) AND RB JOHNSON INVESTMENTS, LLC (OFFICE BUILDING PROJECT - WEST SIDE OF HEACOCK STREET AT WEBSTER AVENUE)

(Report of: Financial & Management Services Department)

**Recommendations That the City Council:**

1. Accept public comments regarding the mail ballot proceedings for CSIP WR Moreno Valley (Multi-Building Industrial Project - southeast corner of Iris Avenue and Heacock Street) and RB Johnson Investments, LLC (Office Building Project - west side of Heacock Street at Webster Avenue) for approval of the NPDES maximum commercial regulatory rate to be applied to the property tax bill.

G.3 AWARD OF CONTRACT TO ACCELA INC. FOR DEVELOPMENT SERVICES SOFTWARE, ANNUAL SUBSCRIPTION LICENSING AND PROFESSIONAL SERVICES

(Report of: Financial & Management Services Department)

**Recommendations That the City Council:**

1. Authorize the City Manager to execute a contract with Accela Inc. for annual subscription licensing and development services related software for an amount not to exceed \$1,399,184 over the next five years.
2. Approve reinstating the Senior Applications Analyst position to support development services related functions and software customizations.
3. Approve the Fiscal Year 2014/2015 budget adjustments as specified in the Fiscal Section of this report to fund expanded and enhanced development services.

G.4 CITY MANAGER'S REPORT (Informational Oral Presentation - not for Council action)

G.5 CITY ATTORNEY'S REPORT (Informational Oral Presentation - not for Council action)

AGENDA  
March 10, 2015

## H. LEGISLATIVE ACTIONS

### H.1 ORDINANCES - 1ST READING AND INTRODUCTION

- H.1.1 INTRODUCE AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MORENO VALLEY, CALIFORNIA, ADOPTING MORENO VALLEY MUNICIPAL CODE SECTION 2.18.050 REGARDING ALTERNATE MEMBERS OF THE PLANNING COMMISSION  
(Report of: City Attorney Department)

**Recommendations That the City Council:**

1. Introduce Ordinance No. 890. An Ordinance of the City Council of the City of Moreno Valley, California, Adopting Moreno Valley Municipal Code Section 2.18.050 Regarding Alternate Members of the Planning Commission.

- H.1.2 INTRODUCE AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MORENO VALLEY, CALIFORNIA, AMENDING MUNICIPAL CODE SECTION 2.08.060(B) RELATING TO POWERS AND DUTIES OF THE CITY MANAGER  
(Report of: City Attorney Department)

**Recommendations That the City Council:**

1. Introduce Ordinance No. 891. An Ordinance of the City Council of the City of Moreno Valley, California, Amending Municipal Code Section 2.08.060(B) Relating to Powers and Duties of the City Manager.

### H.2 ORDINANCES - 2ND READING AND ADOPTION

- H.2.1 ADOPT ORDINANCE 887. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MORENO VALLEY, CALIFORNIA, ADDING CHAPTER 6.14 TO TITLE 6 OF THE CITY OF MORENO VALLEY MUNICIPAL CODE ESTABLISHING THE REGISTRATION OF RESIDENTIAL PROPERTY IN FORECLOSURE PROGRAM (RECEIVED INTRODUCTION AND FIRST READING BY A 3-2 VOTE, JEMPSON AND GIBA OPPOSED) (Report of: Community & Economic Development Department)

**Recommendations That the City Council:**

1. Adopt Ordinance No. 887. An Ordinance of the City Council of the City of Moreno Valley, California, adding Chapter 6.14 to Title 6 of the City of Moreno Valley Municipal Code establishing the Registration of Residential Property in Foreclosure Program.

### H.3 ORDINANCES - URGENCY ORDINANCES - NONE

AGENDA  
March 10, 2015

H.4 RESOLUTIONS - NONE

**CLOSING COMMENTS AND/OR REPORTS OF THE CITY COUNCIL,  
COMMUNITY SERVICES DISTRICT, CITY AS SUCCESSOR AGENCY FOR THE  
COMMUNITY REDEVELOPMENT AGENCY OR HOUSING AUTHORITY**

Materials related to an item on this Agenda submitted to the City Council/Community Services District/City as Successor Agency for the Community Redevelopment Agency/Housing Authority or Board of Library Trustees after distribution of the agenda packet are available for public inspection in the City Clerk's office at 14177 Frederick Street during normal business hours.

## CLOSED SESSION

A Closed Session of the City Council, Community Services District, City as Successor Agency for the Community Redevelopment Agency and Housing Authority will be held in City Manager's Conference Room, Second Floor, City Hall. The City Council will meet in Closed Session to confer with its legal counsel regarding the following matter(s) and any additional matter(s) publicly and orally announced by the City Attorney in the Council Chamber at the time of convening the Closed Session.

- PUBLIC COMMENTS ON MATTERS ON THE CLOSED SESSION AGENDA UNDER THE JURISDICTION OF THE CITY COUNCIL

There is a three-minute time limit per person. Please complete and submit a BLUE speaker slip to the City Clerk. All remarks and questions shall be addressed to the presiding officer or to the City Council.

The Closed Session will be held pursuant to Government Code:

1 SECTION 54956.9(d)(1) - CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

- a) Case: *Rodriguez V. City of Moreno Valley*  
Court: Riverside Superior Court  
Case No: RIC 1302162
  
- b) Case: *Socal Environmental Justice Alliance V. City of Moreno Valley, et al.*  
Court: Riverside Superior Court  
Case No: RIC 1502489
  
- c) Case: *Laborers International Union of North America, Local Union No. 1184 V. City of Moreno Valley, et al.*  
Court: Riverside Superior Court  
Case No: RIC 1502347
  
- d) Case: *Residents for a Livable Moreno Valley V. City of Moreno Valley, et al.*  
Court: Riverside Superior Court  
Case No: RIC 1502197

AGENDA  
March 10, 2015

2 SIGNIFICANT EXPOSURE TO LITIGATION PURSUANT TO PARAGRAPH (2) OR (3) OF SUBDIVISION (D) OF SECTION 54956.9

Number of Cases: 5

3 SECTION 54956.9(d)(4) - CONFERENCE WITH LEGAL COUNSEL - INITIATION OF LITIGATION

Number of Cases: 5

4 SECTION 54957.6 - LABOR NEGOTIATIONS

a) *Agency Representatives: Michelle Dawson, Tom DeSantis, Chris Paxton and Rick Teichert; Employee Organization: MVCEA*

b) *Agency Representatives: Michelle Dawson, Tom DeSantis, Chris Paxton and Rick Teichert; Employee Organization: MVMA*

**REPORT OF ACTION FROM CLOSED SESSION, IF ANY, BY CITY ATTORNEY**

**ADJOURNMENT**

**CERTIFICATION**

I, Jane Halstead, City Clerk of the City of Moreno Valley, California, certify that the City Council Agenda was posted in the following places pursuant to City of Moreno Valley Resolution No. 2007-40:

City Hall, City of Moreno Valley  
14177 Frederick Street

Moreno Valley Library  
25480 Alessandro Boulevard

Moreno Valley Senior/Community Center  
25075 Fir Avenue

Jane Halstead, CMC,  
City Clerk

Date Posted: 3/5/2015