MINUTES
JOINT MEETING OF THE HEMET CITY COUNCIL AND THE
HEMET PLANNING COMMISSION
August 14, 2012

3:00 p.m. www.cityofhemet.org
Hemet Public Library Upstairs
300 E. Latham Avenue Please silence all cell phones

Call to Order
Mayor Youssef called the meeting to order at 3:06 p.m.

Roll Call
PRESENT: Council Members Krupa and Smith, Mayor Pro Tem Foreman and Mayor Youssef

Commissioners Moghadam, Perciful and Vasquez, Vice Chairperson Overmyer and Chairperson Gifford

ABSENT: None

Joint Work Study
Discussion regarding this item, with possible direction to staff

1. Ramona Creek Specific Plan Project - Deanna Elliano, Community Development Director

Deanna Elliano, Community Development Director, introduced Regent Properties and their development team. Staff and the developer want to present the land use concept to the City Council prior to preparation of the Specific Plan. The 200 acre project is located at a major gateway into the City. The first DRC was held on August 2, 2012. The following formal applications are to be filed and reviewed: Specific Plan (zoning document); General Plan Amendment; Master Tentative Tract Map; Development Agreement; Park Development Agreement; and Environmental Impact Report. There are a number of review processes that the project will have to go through, including: preparation of Specific Plan; DEIR; Development Agreement;Tract Map; staff review through the DRC process; circulation of DEIR; future workstudies; Park and Traffic Commission review; Planning Commission review; and City Council review and approval. Staff will be seeking policy direction regarding the Land Use Plan and Density, Park Plan and Credit, and Public Safety. The following will be determined during the Preliminary DRC Staff Review: Consistency with the General Plan; Project interface with surrounding areas; commercial area layout; pedestrian/bikeway access; site architecture/gateway features; parkland credit; elementary school location; HOA/L&LMD of common areas; regional drainage system; vernal pool area; project phasing; Development Agreement terms; and public safety issues.
Daniel Gryczman, Executive Vice President Regent Properties, this project is located on the former Garrett Ranch site. We have been working for several months with Deanna Elliano and Ron Running. Staff is pushing us very hard to come up with a project that will be a win/win for everyone. Mr. Gryczman introduced Regent Properties technical team. Regent Properties was established in 1989 by Allen Kohl, Jeff Dinkin and Doug Brown. Regent Properties has acquired, entitled and/or developed approximately 3 million square feet of retail, commercial, and mixed-use projects and 10,000 acres of master planned communities. Regent adds value to real estate developments through the entitlement process; fostering of long-term tenants; brokerage and governmental relationships; introduction of innovative development strategies; and effective execution of the design, leasing, financing, construction, and management phases of the real estate development process. Regent’s goal is to achieve a sense of community with: communal gathering places; open spaces; parks; trails; active retail; dining; entertainment; plazas; and water features. Mr. Gryczman displayed the former Garrett Ranch site Land Use Summary. Mr. Gryczman then displayed the Land Plan for the proposed Ramona Creek. The Florida Avenue mixed use district will consist of 42 acres of quality mixed uses, including: retail; dining; entertainment; office; and institutional. Mr. Gryczman displayed conceptual plans for the office and retail options, as well as conceptual plans for the Florida mixed use district. The biggest development constraint is the Regional Drainage. The development of Ramona Creek will resolve the regional drainage issues. The project will benefit properties both upstream and downstream. A map of the regional drainage area was displayed. The development will safely convey the 100-year water flow and provide for open space amenities. A map showing MWD’s easement was displayed. This easement will allow for recreation, open space, plaza, parking and a water feature. The project will include 37 acres of open space. A map of the open space was displayed. The open space will include a recreation spine that will be linked with the mixed use area. A Land Plan and Conceptual Plan of the Recreation Spine was displayed. The recreation spine will include: a community green with an amphitheater and community room; sports courts; open fields; play equipment; picnic areas; and trails. The open space corridor will also house the regional drainage solution. Linked to the recreation spine will be trails, picnic areas, seating areas and viewing locations. A land use map and conceptual plan were displayed. A conceptual plan for drainage was also displayed. The residential component will include 1,077 units. The lower density development will be to the north, with the higher density development near the mixed use district. The neighborhoods will be interconnected and defined by open spaces. The proposed Land Plan and a Conceptual Plan were displayed. A 12 acre potential school site overlay will be included for K-5. The school site will have access from Celeste Road or an internal road. The annual revenue/cost ratio of 2.05 demonstrates that the project will have a very positive impact on the City’s General Fund (in comparison, the City’s General Fund currently runs a revenue/cost ratio of approximately 0.88). The Annual Recurring Surplus is projected to be $1,201,900. With retail demand levels well above retail supply levels, there will continue to be a need for additional retail in the trade areas. Graphs were displayed to show the existing trade area and the existing retail trade balance. A graph was displayed showing a summary of office vacancy rates in South Riverside County. Ramona Creek is designed to offer a flexible land plan that will be governed by the Specific Plan. The Project will meet Development
Standards and Design Guidelines. The project will solve the regional drainage issues; include pedestrian connectivity, provide a variety of products to respond to the market and provide retail, jobs and sales tax. Regent Properties has already started their Community Outreach. Regent Properties developed the following: Post Oaks in Dallas, Texas, a 1,050 acre mixed use master planned community; Beverly Canon in Beverly Hills, California, a three story, 78,300 sf mixed used office and retail building; Glendale Marketplace in Glendale, California, a 160,000 sf urban, multi-level lifestyle shopping center; Westwood Marketplace in Westwood, California, an urban-infill project; and the West Hills Corporate Village in West Hills, California, 30 acre former Hughes Missile Systems Facility.

Chairperson Gifford, complimented Regent for their previous quality work. Chairperson Gifford expressed a concern with the high density and the fact that this usually equates to low income property. The institutional part of the project is very attractive and desired. Chairperson Gifford asked for clarification on the location of the proposed Amphitheater. Mr. Gryczman, the proposed amphitheater will be located north of the commercial center, in the recreation spine near the community green. This is just conceptual at this time, no commitment to build the amphitheater has been received.

Council Member Foreman, asked if the higher density development would be single family homes or condominiums.

Mr. Gryczman, the mixed use area would include a range of single family homes to higher density multi-family units. Regent Properties is the Master Builder, not the home builder. Regent Properties will put in the roads and the master services, the home builder will propose their specific product type. At that time, the builder will come back to the City Council with specific product type and designs for consideration.

Council Member Smith, requested that the impact to the General Fund be broken down by year and distributed to the City Council for their information.

Commissioner Moghadam, asked the timeline for development of the project.

Mr. Gryczman, the economy and the market will drive the build time. The Development Agreement, once approved, will be effective for 15 years.

Commissioner Modhadam, complimented the look of the project. A project that would provide retail so the residents do not go south to shop will be great. A 4-year university would also be appreciated.

Council Member Krupa, asked about the west end drainage issues and the MSHCP criteria.

Ms. Elliano, there have been significant breakthroughs with Fish and Game and RCA regarding the vernal pools and the drainage issues. Regent’s study will help, so will the Highway 74 re-alignment. Engineering will be updating the Master Drainage Plan that will address the issues.

Mr. Gryczman, the majority of time and money spent thus far on this project has been on the drainage issues. We are working cooperatively with Jorge Biagioni.

Vice Chairperson Overmyer, asked what component of the project would generate revenue.
Mr. Gryczman, that will be detailed in the Development Agreement and will be discussed during the negotiations.

Tammy Wilhelm, Sauls Company, developer of the Pinnacle Hotels project located to the west of Ramona Creek. Ms. Wilhelm spoke in support of the project and the company. Regent Properties is a great company that develops great projects.

Brian Rubin, Hemet, expressed concern with the densities. Tres Cerritos residents have worked very hard to control the surrounding density levels. There is already a high density development approved near the WinCo Center.

Mr. Gryczman, the higher density and the retail works hand in hand. The retailers want the higher density homes near their shops.

Gene Hikel, Four Season Community Awareness Committee, spoke in support of the project. Increasing the income level in Hemet is desirable. Mr. Hikel also suggested that Golf Cart access from Four Seasons to the retail center would be greatly appreciated.

Adjourn the Joint Meeting of the Hemet City Council and the Hemet Planning Commission at 3:56 p.m.

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MINUTES
REGULAR MEETING OF THE HEMET CITY COUNCIL
August 14, 2012

4:00 p.m. www.cityofhemet.org
Hemet Public Library Upstairs
300 E. Latham Avenue Please silence all cell phones

Call to Order
Mayor Youssef called the meeting to order at 4:08 p.m.

Roll Call
PRESENT: Council Members Krupa and Smith, Mayor Pro Tem Foreman and Mayor Youssef
ABSENT: None

Work Study
Discussion regarding these items, with possible direction to staff

2. Neighborhood Livability and Receivership Program - Greg Priamos, Riverside City Attorney
Greg Priamos, Riverside City Attorney, explained the current environment in the City of Riverside. Current population is over 300,000. The City of Riverside is 85 square miles with 90,000 housing units. Riverside is divided into 7 Wards and 26 distinct neighborhoods. Riverside County has one of the highest foreclosure rates in the state, where 1 in every 166 housing units received a foreclosure filing in June 2012. The Neighborhood Livability and Receivership Program focus is: vacant and unmaintained residential properties; substandard or unpermitted construction; fire-damage to properties; nuisance, criminal and transient activity associated with vacant residences; and bank-owned/abandoned properties. On March 31, 2001, the Riverside City Council authorized the pilot program. On June 13, 2003, the Riverside City Council authorized expansion of the program city-wide based on demonstrated successes. Currently, there are 35+ pending or completed receivership actions in the City of Riverside. California Health & Safety Code sections 17980.6 and 17980.7, as well as City of Santa Monica v. Gonzalez (2003) 43 Cal.4th 905 give us the authority to conduct this program. A health and safety receivership is a legal process through which control of a piece of real property is temporarily taken from the owner and placed with a court-appointed officer: the receiver. Receiverships are used primarily for abandoned and substandard residential, commercial or industrial properties where the owner has a history of non-compliance with a local enforcement agency’s orders to abate and/or situations where emergency circumstances are discovered that pose immediate threats to health and safety. The receiver is appointed by the court upon petition by the local enforcement agency. Upon appointment, the receiver takes full and complete control of the property including: managing and paying expenses of operating the substandard building; obtain cost estimates for necessary repairs/rehabilitation; entering into contracts with contractors to perform necessary repairs and rehabilitation; collecting rents and income from substandard building and using such rents to pay for repairs; borrowing funds to pay for repairs; relocating tenants and providing relocation compensation; and selling the property or taking any other action respecting the property as the court may authorize. It has long been recognized that a receiver is an agent and officer of the appointing court. As an officer of the court, a receiver is not an agent of any particular party to the action, but represents all persons interested in the property. Property receivership remains under the court’s control and continuous supervision. The functions and powers of a receiver are controlled by statute, by the order of appointment, and the court’s subsequent orders. The costs associated with the rehabilitation of the property and the receiver’s services have “super-priority” over the liens of any other creditors to the property, including lenders. The “prevailing party” shall be entitled to reasonable attorney’s fees and costs as may be fixed by the court. If the property owner refuses to pay the super-priority liens, the city or receivership can request that the property be sold. Proceeds from the sale are used to pay the liens. The receiver and the city are entitled to be paid first, in full. The junior lienholders, including any lenders, and the property owner, are then entitled to the remainder. The Program benefits are: problem properties are restored to a safe and habitable condition; reduced calls for service to the police department and code enforcement; property values of the surrounding properties are maintained or increased; and livability of the neighborhood is vastly improved. City-wide use of the remedy encourages voluntary compliance by both property
owners and their lienholders. Mr. Priamos showed pictures of a 12 properties and explained how the Program was used to correct their blighted condition.

**Eric Vail, City Attorney**, this program has a number of parallels to the Hemet ROCS Program. This will show that these extreme remedies can help us in extreme cases.

**Mayor Youssef**, asked about the voluntary compliance rate.

**Mr. Priamos**, there is a 90 percent voluntary compliance rate. This is only the 10%. As of May 2012, only 35 homes have gone into receivership. The City Council receives a report every 6 months on the Program and it progress.

**Council Member Krupa**, of the 35 homes, how many were bank owned.

**Mr. Priamos**, 75% are conventional loans. The City has a program that addresses bank foreclosed properties. The City issues Administrative Citations for brown lawns, broken windows and green pools. Those citations get the banks attention. The banks must take responsibility upon the residents vacating. Three of the major banks have come to the City of Riverside to see what can be done to stop these penalties, we are getting more voluntary compliance from these banks now.

**Council Member Krupa**, asked about the voluntary compliance from completion of receivership.

**Mr. Priamos**, explained the administrative process. Each situation is completely different.

**Paul Raver, Hemet**, asked what the net cost to the City of Riverside is for the administration of this program. Is the house reassessed to the current value after the sale.

**Mr. Priamos**, existing resources are used, this program has no budget. Costs are recovered by the equity in the homes. The City may be out the initial board up costs of $3,000 to $4,000. Mr. Priamos is not aware of the process regarding the property value assessments determined by the Riverside County Assessor’s Office.

**Stephen McEwen, Burke, Williams and Sorenson**, this process has been used successfully as a remedy in other cities. A similar process was recently used successfully in Hemet, voluntary compliance was achieved to stop the process.

**Council Member Smith**, asked if the City of Riverside has had any of these cases challenged.

**Mr. Priamos**, yes, the challenges are few and far between. One case did proceed to court. The Court sided with the City and the owner did file an appeal.

**Mr. Vail**, Mr. Priamos has been very generous in sharing the information. Staff will take their ordinances to the Hemet ROCS Program for consideration.

3. **Review Applications for City Council Appointment** - City Manager Nakamura

**Eric Vail, City Attorney**, this is a precursor to Item No. 33. The two applicants are here for the City Council to interview. The applicants have been vetted by City staff and the City Clerk’s Office. An appointment must be made by September 8, 2012.

**Mayor Youssef**, asked what would happen if the City Council could not come to a unanimous decision.

**Mr. Vail**, an alternative mechanism would have to be considered. The City Council members can nominate additional residents for consideration, flip a coin or conduct a straw poll. A decision must be made.
Mayor Youssef, invited the two applicants to give the City Council a brief background. Robert Epps, I applied to serve for this vacancy only, I have no political ambitions. Mr. Epps expressed concern with the City and sees things that could be improved. Rather than gripe, I would appreciate the opportunity to get involved. My hopes is that my service will benefit the City.

Marv Nottingham, I am interested in getting involved and help you with the issues that you are facing.

The City Council members interviewed the applicants.

Mr. Vail, the City Council can nominate additional applicants at this time or discuss the applicants at this time or tonight, Item No. 33 is an action item to consider appointment. There were no additional nominees offered at this time.

Closed Session

Notice of Opportunity for Public Comment
There were no public comments presented at this time.
The City Council recessed to Closed Session at 5:22 p.m.

4. Conference with Labor Negotiators
   Pursuant to Government Code section 54957.6
   Agency designated representatives: City Manager Nakamura
   Employee organization: Administrative Personnel

5. Conference with Legal Counsel - Existing Litigation
   Pursuant to Government Code section 54956.9(a)
   Names of case: Mercury Casualty Co. v. City of Hemet RIC 084323

MINUTES
JOINT MEETING OF THE HEMET CITY COUNCIL AND THE SAN JACINTO CITY COUNCIL
7:00 p.m. www.cityofhemet.org
Hemet Public Library Upstairs
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Call to Order
Mayor Youssef called the meeting to order at 7:03 p.m.
Roll Call
PRESENT: Council Members Krupa and Smith, Mayor Pro Tem Foreman and Mayor Youssef
ABSENT: Council Members Bartel, Di Memmo and Ledezma, Vice Mayor Miller and Mayor Kotyuk
Special Guest Riverside County Supervisor Jeff Stone

Invocation
Invocation was given by Gary Fowler, Hemet-San Jacinto Interfaith Council

Pledge of Allegiance
Pledge of Allegiance was led by Council Member Smith

Joint Work Study
6. San Jacinto Valley Public Safety Concerns
Interactive discussion with citizens and Cities of Hemet, San Jacinto and Supervisor Stone regarding public safety concerns within the San Jacinto Valley, with possible direction to staff

Mayor Youssef, thanked the residents that showed up, there are representatives from both San Jacinto and the County of Riverside in the audience. All three agencies are willing to work together to solve this huge problem, that was not created by any of us. Staff presentations will be short and then the City Council will take comments from the public. A second meeting to include the City of San Jacinto and the County of Riverside will be held on Tuesday, August 21, 2012 at 6:00 p.m., 300 W. First Street in San Jacinto. Each speaker will get 2 minutes, if you find a spokesperson you can have up to 10 minutes. Mayor Youssef asked that all attendees be respectful of the speakers, let’s focus on a solution. Thank you in advance for your decorum. There is not a person in the room that is not appalled by the deterioration of the valley. The time has come to take back our City and our Valley. This is happening elsewhere, but we feel it more because we are isolated. Hemet and San Jacinto are two of the oldest cities in Riverside County and we have the some of the oldest housing stock in Riverside County. We offered affordable homes and social services for Seniors citizens who contributed greatly to our economy. We were once admired in the banking industry for our wealth on Florida Avenue. Residents in the Golden years have since moved to financially stable states with little to no state taxes. Now the cheap rents and social services are attractive to undesirable residents. The City can make it harder on landlords that rent to undesirables, this is the cornerstone of the Hemet ROCS program. The City is currently adopting the Ordinances necessary and moving forward implementing the Hemet ROCS program. We will be prepared to address your concerns on August 21 at our joint meeting. Thank you, your participation is truly appreciated. Mayor Youssef acknowledged the men and women in uniform that have taken the beating
of the economy and are still here. The City of Hemet has gone from 415 employees to 286, the employees left are working harder and smarter. A video was presented.

The City Council recessed briefly at 7:20 p.m. Reconvened at 7:29 p.m.

Mark Orme, Assistant City Manager, there is a general lack of trust in government, we hope to build a trusting relationship. City staff is here to be honest and truthful with you, we have heard the same rumors that you have. I want to thank those that have joined the Hemet ROCS Team.

Dave Brown, Police Chief, I’m proud of the San Jacinto Valley and overwhelmed by the community. I see family, friends, city and police staff. This is a room packed full of people who refuse to give up on this community. Tonight is about you. When I was appointed Police Chief I asked the community to join me in policing this community and here you are. Policing it is truly a community effort. Chief Brown gave a powerpoint presentation that included the City’s crime statistics from 2007 to 2011. Chief Brown recognizes that livability and quality of life are not the same as crime statistics. There is a higher rate of crime here than surrounding communities. Property and overall crime is trending upwards. While violent crimes are down. There are College courses and PHD’s on what causes crime. Part of the problem is that our county jails are full. Probationers and parolees are being sent here on a higher rate per capita, with fewer police officers than when I was hired 28 years ago, that is our reality. The statistics may be better, but do you feel as safe as you did 4 or 10 years ago. Do we need more cops? Yes! But in the meantime your Police Officers and volunteers are out there working hard. However, this is not just a police problem, this is not just a government problem, this is a community problem. We believe in our Police Department and our ability to deal with the crime. This community can only support 64 police officers, and I don’t want to relive the day when I had to hand 4 officers pink slips. The reality is there is no magic number, we hear the communities request for more cops. We do however, need to find a long term reliable funding source for the Police Department. This City Council is ahead of itself regarding community policing. Reality is that we could keep 300 officers busy 24/7. In light of the lack of resources, we are improving technology in the office, dispatch and vehicles. A new cutting edge and state of the art system will be up and running in 4 months. The City of Hemet is taking an active role in the AB109 Task Force and is currently providing the supervision. We are aggressively in pursuit of grants for additional motor officers. ABC contacted us to help us write a grant for additional funding. The Police Department will be asking the City Council at 7:00 p.m. to approve a State Grant to pay for 3 Police Officer’s for the Hemet ROCS Program. Keep up the good work.

Deanna Elliano, Community Development Director, Hemet ROCS, Restoring Our Community Strategy is a comprehensive effort to reduce blight, upgrade housing conditions and neighborhoods, improve property maintenance, and enhance the image and quality of life within the City of Hemet and the Valley. The City initiated this program and then finances put a hold on it until the beginning of 2012. The Program Components include:
the Staff Technical Advisory Team; the Executive Advisory Committee (EAC); a Governmental Agency Liaison Group; and the Citizen Advisory Committee. The Citizen Advisory Committee includes a working group of 17 citizens that meet once a month on the 4th Thursday at the Library, through the end of the 2012. The Committee provides comments and feedback to proposed ordinances, programs and community conditions. This program is a multi departmental & community effort. 19 potential Ordinances have been identified. Staff will review the legal foundation in which these issues and problems can be addressed. 10 Ordinances have already been adopted: Prohibition of Medical Marijuana Dispensaries; Regulation of Shopping Carts; Moratorium on Smoke Shops and Hookah Lounges; “Florida First” Program; Sex Offender Location Restrictions; Sex Offender Residency Restrictions; Group Homes & Boarding Houses; Parolee/Probationer Housing; Drug & Gang Related Crime on Residential Property; and Abatement of Chronic Nuisance Properties. This doesn’t mean that the City is done, the cornerstone is the quality of life, until you feel safe we are not done. We encourage residents to continue to sign up for the Hemet ROCS updates. Phase 2 of Hemet ROCS includes the following 6 additional ordinances, staff is conducting the research and review with other agencies and case law: Rental Unit Registration and Inspection Ordinance; Landscape & Property Maintenance Ordinance; Motel Residency; Prostitution; Alcoholic Beverage Permit Regulations; and Update on Business License Ordinance.

Mark Orme, Assistant City Manager, what’s it like in the day of an Assistant City Manager, I leave my home in Hemet and come to City Hall and see the same things you do. Yes, we see it too. I’ve been with the City for 13 years and it has been one heck of a ride. The City staff has been working hard at building the foundation. We are always asked, What are you doing? Can’t you get anything done? Yes we can, yes we are and no we are not done yet. We have to have the legal guidelines and the teeth to get things done. Hemet ROCS is the tool that we need to address your issues. The ordinances are being put into place, the next step is to develop a policy to move forward with the enforcement of these ordinances. City staffing has been cut from over 440 employees to approximately 280, necessary but unfortunate. The residents have lost their sense of community, in the old days people used to know each other and help each other. This tidal wave is the start of a true community. We don’t own this City or the revenue, we are your stewards and your resource. You don’t want to hear this and I don’t blame you, however we are balancing our budget. We can’t pay for all of the Police Officers that you want. Public Safety is our priority. There are avenues, some cities have approved a revenue measure to pay for police but that is not our job to determine if we need that. We know we do, but that’s up to you to make that happen. If you are part of the process, you will trust the government more. This is your opportunity. We are sick of the same things that you are. Let’s get it done. Let’s do it right. Let’s be patient and work together. I love the rumors. We are here to tell you which ones are right and which ones are wrong. Section 8, the City of Hemet has nothing to do with Section 8. Section 8 is a program between another agency that works with private property landlords. There is no billboard in the LA area encouraging people to come to Hemet. These rumors just get us off the focus of what we really need to do.
Becki Gomez, Hemet, the sympathy and concern is appreciated. Ms. Gomez explained a number of crimes committed against her and her property in the last couple of years, ending with her recent attack during broad daylight in the rear parking lot of the Big Lots shopping center. Thanks to Bob Pratte and Facebook the Gomez’s now have 2,000 new friends via Facebook.

Rene Gomez, Hemet, thanked everyone for their support. Mr. Gomez spent 30 years in a proud career as a Highway Patrol Officer. Mr. Gomez recommended that the Police Department continue to search for traffic safety grants to temporarily fund for officers.

Lori VanArsdale, Hemet, thanked the City Council for the Hemet ROCS Program, great start. Ms. VanArsdale recommended that the Hemet ROCS Team meet more than once a month. Ms. VanArsdale encouraged everyone in attendance to volunteer. At one point the Hemet City Council worked with the County of Riverside and successfully stopped the transfer of parolees to the valley. The County of Riverside placed all of the social services here in the valley, not the City of Hemet. Ms. VanArsdale also encouraged the City Council to continue the City’s presence at ICSC, you have to get the economic base up.

Tami Wilhelm, Hemet, I was told to check out facebook, I took notice and had some t-shirts printed that say “Take Back Hemet”. Ms. Wilhelm, her daughter and granddaughter represent the 4th, 5th and 6th generations in Hemet.

Bob Duistermars, Hemet-San Jacinto Action Group, read the Action Group’s Position Paper titled, Crime and Safety, dated August 1, 2012. The Action Group issued a position paper in 2010 listing 14 recommendations in an effort to help fight crime in our valley. These recommendations were not pursued. The Action Group is in favor of the City’s Hemet ROCS Program. The Action Group recommends the following action agenda to accomplish their goals: 1) Immediately increase police staffing levels to meet National Standards or a number determined by the Chief of Police that will allow officers adequate discretionary time to be spent on crime prevention; 2) Adjust the base pay scales to be competitive with surrounding Cities; 3) adequate funding be provided to accomplish this goal before other City departments are funded.

Sean Weidmann, Hemet, told the City Council about the newly formed “Valley Volunteer Watchman Group”. The last watchman group turned into Hemet PD 103 years ago. Residents need to get more involved, volunteer and join service clubs. The residents need to take back our streets, get out of our houses, walk our dogs and takes walks with our children.

Steve Di Memmo, San Jacinto, 2 years ago at the Assembly of God Church representatives from the two City’s and the County gathered with 800 residents and heard their concerns about crime. Nothing was done. In 2007, the two city councils meet to discuss crime and again nothing was done. As a member of the San Jacinto City Council, I have been fighting for the past 4 years for change. AB109 is adding to the Valley’s problems. I commend Chief Brown and the Hemet City Council, they are doing more than the City of San Jacinto.

Prof. Kenneth Haslam, Hemet, it would take 60 times the police officers to get the valley back to the 90's. You have to use resources that are in the community. The community needs to be taught how to deal with and conquer their fear. A policeman can’t
be there all of the time, statistics show that a policeman can only be there 6% of the time nationally. Each person needs to know CPR for a violent crime.

**Matthew Minor, Hemet,** the City of Hemet might not be to blame, but instead of making up excuses, Mr. Minor suggested that the City Council give the community group one thing to work on and let’s get it done.

**Don Digby, Hemet,** I love this valley and want to support it. The can has been kicked down the road for 20 years and no one has addressed it. The residents have tolerated everything. The way to fix it is intolerance. There is an RTA bus stop in front of my business and I have to pick up the trash left by the riders. Mr. Digby complained about the hookers and shopping carts on Florida Avenue.

**Denise Hargis, Hemet,** I’m here on my birthday because Hemet means a lot to me. I have volunteered at events and am raising my family here. Ms. Hargis suggested that the City bring in higher end factories and businesses. Make it easier for businesses to come here, without jumping through so many hoops. We also need more things for our youth to do.

**Lynn Throckmorton, Hemet,** my husband was a member of the Friends of the Library Foundation when this Library was built. We love Hemet. I am currently the Co-President of the Assistance League. Ms. Throckmorton explained a situation that occurred in front of the Assistance League building and stated that the Police Department was not responsive. Ms. Throckmorton asked that public safety be a priority. Thank you for Hemet ROCS.

**Donald Pierce, Hemet,** asked the Cities of Hemet and San Jacinto to put sidewalks in on San Jacinto Avenue.

**Scott Elsmore, Hemet,** I am a graduate of Hemet High School. Mr. Elsmore expressed concern with accountability in government. I know there are a lot of groups, but instead we need more action.

**S. Sadolski, Hemet,** In November 2011 my car was stolen and I still have not heard if the case has been assigned to a Detective. A couple of weeks ago our HOA requested a presentation from a Police Officer, his advise to us was to get to know our neighbors, get a dog and get an alarm system.

**Mary Mikalaycik, Hemet,** I have lived near Hemet High School since 1998. We don’t know who to talk to when we need assistance. I would love to shop in Hemet, give me more than a dollar store.

**Mayor Youssef,** reminded the members of the audience that representatives from the City of San Jacinto and the County of Riverside will be at the August 21st meeting.

**Deborah Farley, Hemet,** my Husband was attacked last night while walking our dog. We moved away from Hemet 7 years ago and moved back 6 weeks ago. We want to get involved and stop this. We want the low life that hurt my husband out of our community.

**David Christian, San Jacinto,** spoke in support of the ordinance holding landlords accountable.

**Carol Maldonado, Hemet,** a resident of the Hemet for 38 years. Most of my complaints have been addressed. Ms. Maldonado asked how long homes can remain boarded up, noting that one in her neighborhood has been boarded up for 7 years. Ms. Maldonado recommended that vacant homes be demolished.
**Ray Fonseca, Hemet**, the Police Department needs more officers. The entire city is asking you for more officers.

**Howard Rosenthal, Hemet**, as a 30 year resident, I’m saying that the nonsense needs to stop here. Mayor Youssef campaigned against Measure O which would have funded more cops. There are issues at the east Bank of Hemet building every day.

**Tom Garnella, Hemet**, last year I noticed the landscaping at the Stater Bros. in East Hemet was not being maintained. I made the effort to contact the responsible party and it has been corrected. It is not only the City’s responsibility, it is ours too. Mr. Garnella recommended that a list of various agencies that residents can call for help be compiled and distributed.

**Dustin Murray, Hemet**, I warned the City Council. Since I spoke last, many officers have left for other agencies. There are things this City Council could have done to prevent that. Hemet Police Officers are the lowest paid in the County. The City Council can require a rental property business tax to pay for more officers.

**Robert Galletta, Hemet**, lifelong resident of this City and a representative of Rebuild Hemet. This grass roots movement demands that you address the current condition of the place that we call home. The City of Hemet needs to hold property owners accountable, this includes commercial property owners. I left this community for more money, because Kumbaya doesn’t pay my mortgage.

**Isabel Hoffman, Hemet**, expressed concern with mail fraud.

**Jolene Landers, San Jacinto**, recommended that more neighborhood watch programs be started. Let us know what we can do to help, this is also our responsibility.

**Brishen Kruze, Hemet**, I am one of the residents that has been scrubbing off graffiti. The intersection of Cornell and Florida has been under construction forever. The Police Department need assistance and should get all of the funding they need.

**Nicole Raymond, Hemet**, expressed concern with the dead lawns, but understands that water is expensive. The City Council needs to offer incentives to encourage people and businesses to relocate here. The City Council should find out how Temecula does it.

**Mayor Youssef**, I’m proud that you are here. The next meeting will be held on August 21, 2012 at 6:00 p.m. at 300 W. First Street in San Jacinto. Representatives from both cities and the county will be present.

**Ray Strait, Hemet**, I live two blocks outside of the City limits in the County. Mr. Strait recommended more streetlights.

**Mayor Youssef**, Hemet ROCS provides the tools that we need and an opportunity for us to work together. There are sign ups on the table in the back of the room and on the City’s website. The problem wasn’t created over night, we need each and every one of you to help reclaim this valley. City Officials have taken notes regarding your concerns. We need you to continue to be involved. If we worked together and don’t get distracted, we can do this but it won’t be overnight.

**Council Member Smith**, I have been a resident of this Valley for 36 years. You are great, this is what we need. We are dedicated to addressing your concerns. I’m in the fight with all of you. It is vital that we all show up next week. Don’t let the momentum die.
Council Member Krupa, I’ve been here since 1976 and have raised 2 daughters here. I have been robbed and have had to deal with neighbors from hell. We as neighbors banded together and got rid of them, it was scary to go up against some of them but we did it.

Mayor Pro Tem Foreman, what were you called “arm chair activists”. I am impressed that so many showed up tonight. The City of Hemet is curtailed by laws that we can't violate, but you can keep doing what you are doing.

Mayor Youssef, I hope to see you on August 21st and sign up for Hemet ROCS.

Adjourned the Joint Meeting of the Hemet City Council and the San Jacinto City Council at 9:26 p.m. to August 21, 2012 at 6:00 p.m.

MINUTES
REGULAR SESSION OF THE HEMET CITY COUNCIL
Immediately following the Joint Meeting

Call to Order
Mayor Youssef called the meeting to order at 9:46 p.m.

Invocation was given by Gary Fowler, Hemet-San Jacinto Interfaith Council

Pledge of Allegiance was led by Mayor Pro Tem Foreman

Roll Call
PRESENT: Council Members Krupa and Smith, Mayor Pro Tem Foreman and Mayor Youssef
ABSENT: None
OTHERS PRESENT: Assistant City Manager Orme, City Attorney Vail and City Clerk McComas

City Attorney Closed Session Report

7. Conference with Labor Negotiators
Pursuant to Government Code section 54957.6
Agency designated representatives: City Manager Nakamura
Employee organization: Administrative Personnel
8. **Conference with Legal Counsel - Existing Litigation**
Pursuant to Government Code section 54956.9(a)
Names of case: Mercury Casualty Co. v. City of Hemet   RIC 084323

The City Attorney reported that there was no reportable action.

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**City Council Business**
**Consent Calendar**

9. **Recommendation by Mayor Youssef** - Library Board Re-Appointment
   a. Re-Appoint Ray Strait to Seat 3 on the Library Board to order to fill the term expiration. The three year term for Seat 3 will expire June 30, 2015.

10. **Approval of Minutes** - July 10, 2012

11. **Approval of Minutes** - July 17, 2012

12. **Receive and file** - Investment Portfolio as of March 2012

13. **Receive and file** - Warrant Register
   a. Warrant registers dated July 10, 2012, July 12, 2012 and July 28, 2012 are attached for review and approval. Payroll for the period of June 25, 2012 to July 8, 2012 was $583,699.25 and July 9, 2012 to July 22, 2012 was $545,197.06.

14. **Recommendation by City Manager** - Confidential Employee Resolution
   a. Adopt a resolution relating to all Confidential Personnel salary ranges, benefits, and establishing policy with respect to the requirements, responsibilities, designation and conditions of their employment.
      **Resolution No. 4518**

15. **Recommendation by City Manager** - Opposing San Diego County Water Authority’s Proposed Cost-Shift to Metropolitan Water District’s Member Agencies, Impacting Local Water Ratepayers
   a. Adopt a resolution opposing San Diego County Water Authority’s Proposed Cost-Shift to Metropolitan Water District’s Member Agencies.
      **Resolution No. 4519**

16. **Recommendation by Engineering** - Defer Required Public Improvements at 941 S. State Street
   a. Approve the request from Ramona Holdings, Inc. to defer public improvements as required in their Conditions of Approval to install one street light.
17. **Recommendation by Engineering** - Installation of Banners Across Florida Avenue  
a. Assistance League of Hemacinto - Volunteering  
b. First Baptist Church - Annual Car Show September 24, 2012  
c. Peace in the Streets Foundation - Reggae Festival Under the Stars  
d. Ramona Bowl Association - US Marine Corps 3D Aircraft Wing Band  

18. **Recommendation by Police Department** - 2012 CA Department of Alcoholic Beverage Control Enforcement Grant  
a. Accept and Approve the 2012/13 CA Department of Alcoholic Beverage Control (ABC) grant in the amount of $40,000 to support alcoholic beverage enforcement operations; and  
b. Authorize the City Manager to execute the grant agreement with US-DOJ COPS Office; and  
c. Establish appropriate revenue and expenditure accounts  

a. Accept and approve the 2012 US-DOJ Community Oriented Policing, “Vets to Cops” Hiring grant in the amount of $629,580 toward the salary and benefits of three additional police officers over 3 years; and  
b. Authorize the City Manager to execute the grant agreement with the US-DOJ COPS Office; and  
c. Establish appropriate revenue and expenditure accounts.  

20. **Recommendation by Engineering** - Bond Release - Tract Map 28286-13 - Four Seasons (K. Hovnanian) NW corner of Florida Avenue and California Avenue  
a. Authorize the City Clerk to release the Monuments Bond No. 929342456, in the amount of $52,000.  

21. **Recommendation by Engineering** - Bond Release - Tract Map 28286-7 - Four Seasons (K. Hovnanian) NW corner of Florida Avenue and California Avenue  
a. Authorize the City Clerk to release the Monuments Bond No. 929282623, in the amount of $8,200.  

22. **Recommendation by Engineering** - Award of Bid for the Citywide Pavement Rehabilitation Project, City Project No. 5551  
a. Award the contract to the lowest, responsive bidder, All American Asphalt, Inc. for the Citywide Pavement Rehabilitation Project CIP 5551 in the amount of $3,777,000; and  
b. Authorize the City Manager to enter into a construction contract for the improvements; and  
c. Establish a budget in the amount of $3,777,000 in Measure A Fund No. 222-5551-5500 for the cost of construction, $50,000 in Measure A Fund No. 222-5551-2710 for geotechnical testing and surveying and $200,000 in Measure A Fund 222-5551, various accounts, for salaries and benefits being the cost of construction management, administration and inspection.
23. **Recommendation by Engineering** - Ratify Change Order No. 1 for the South Buena Vista Waterline, City Project No. 5566  
   a. Ratify Change Order No. 1 in the amount of $29,766 for additional paving which was completed on Buena Vista Avenue within the city’s waterline easement for CIP 5566 Buena Vista Waterline Improvements; and  
   b. Establish a budget in the amount of $29,786 in Fund No. 571-5566-5500 for the cost of the additional paving.

24. **Recommendation by Engineering** - Ratify Change Order No. 1 for the Juanita Street Waterline Improvements, City Project No. 5555  
   a. Ratify Change Order No. 1 in the amount of $33,629 for additional piping, fittings, fire hydrant drops, gas line drops and cutting and centering our waterline over the existing sanitary sewer on the Juanita Waterline Installation Project CIP 5555; and  
   b. Establish a budget in the amount of $33,629 in Fund No. 571-5555-5500 for the cost of the additional work.

25. **Recommendation by Public Works** - Park Commission Recommendations  
   a. **Tree Removal** - 2184 Casita Court - Honey Locust (1)  
      Recommendation to deny removal request.  
   b. **Tree Removal** - 730 & 740 Santa Rosa Drive - Washingtonia Palm (2)  
      Recommendation to deny removal.

Item Nos. 10, 14, 17, 19, and 24 were removed from the Consent Calendar. Council Member Krupa and Mayor Pro Tem Foreman seconded a motion to approve the remaining Consent Calendar Items as presented. Motion carried 4-0.

**Item No. 10**  
**Council Member Smith**, abstained since he was not in attendance at that meeting.  
**Mayor Pro Tem Foreman moved and Council Member Krupa seconded a motion to approve the item as presented. Motion carried 3-0.**

**Item No 14**  
**Paul Raver, Hemet**, asked that staff define a confidential employee and asked what information they have that is not public.  
**Mark Orme, Assistant City Manager**, explained that the positions in this classification are exposed to personnel information and labor negotiations. This Resolution and group of employees have been in place for many years. This is to ensure that they have the necessary documentation in place for their salary and benefits.  
**Council Member Krupa moved and Mayor Pro Tem Foreman seconded a motion to approve this item as presented. Motion carried 4-0.**
Item No. 17

**Mayor Pro Tem Foreman,** asked about the “Peace in our Streets Foundation” banner to confirm that this was a non-profit event.

**Lori VanArsdale,** “Peace in the Streets Foundation” is a non-profit organization that rented the Ramona Bowl, they are trying to address violence in the streets and bullying. **Mayor Pro Tem Foreman moved and Council Member Smith seconded a motion to approve this item as presented. Motion carried 4-0.**

Item No. 19

**Paul Raver, Hemet,** 9 employees in the Fire Department are losing their job, because the City Council did not want to pay for personnel with a grant. This Item is to approve a grant to pay for Police Officers. Will these Officers be hired with the caveat that they are only funded temporarily.

**Council Member Krupa,** expressed concern with hiring Police Officers with a grant. **Council Member Smith,** there is a concern with how to continue to fund these employees after the grant period has expired.

**Dave Brown, Police Chief,** explained the terms of the grant. For the Community sake, this grant was awarded to the City of Hemet. The process for this National IGrant was very competitive. There are risks in accepting Federal Grants. This is a three year grant, the local match requirement has been waived, which is very rare in itself. The City of Hemet does have to contribute $84,868 per year and there is money in the Police Department budget available, savings due to vacant positions. The City is required to maintain the three officers for the fourth year. The City Council needs to be willing to accept that responsibility and have the confidence that we will be able to retain them after the third year. I don’t raise revenue, I rely on the City Council to set the Department’s budget and within that budget we police the City. It is our hope that in three years, the three positions can be sustained. The City Council can require us to notify these officers that they are being hired under those conditions. That condition will compromise the terms of the grant. The terms are that the local government will retain them for the 4th year. The Department currently has eight funded vacancies that I am struggling to fill and a provision like that will make it harder to fill with qualified, desirable laterals.

**Council Member Smith,** confirmed that the City has to pay $84,000 for three years and the full cost of these officers for the 4th year. Over the next 4 years, this grant will cost the City of Hemet $500,000.

**Chief Brown,** the vacant positions during the next 3 years will create a costs savings to the City’s budget.

**Mayor Pro Tem Foreman moved and Council Member Smith seconded a motion to approve this item as presented. Motion carried 4-0.**

Item No. 24

**Council Member Krupa,** recused herself due to the close proximity to her primary residence.

**Mayor Pro Tem Foreman moved and Council Member Smith seconded a motion to approve this item as presented. Motion carried 3-0.**
City Council acting as the Redevelopment Successor Agency
Consent Calendar

26. **Recommendation by Community Investment Department** - Approval of the Third Recognized Obligation Payment Schedule (January 1, 2013 through June 30, 2013) Pursuant to AB X1 26
   a. Adopt a resolution approving the 3rd Recognized Obligation Payment Schedule (for the time period between January 1, 2013 and June 30, 2013) pursuant to AB X1 26. **Resolution No. 4520**

*John Jansons, Community Investment Director,* staff is recommending that the City Council approve the Third Recognized Obligation Payment Schedule. The format might change as directed by the Department of Finance. Also included will be the loan agreement between the City of Hemet and the Successor Agency. It is unknown at this time if the Department of Finance will approve the loan. The final version will be presented to the Oversight Board on August 29th for approval and submitted to the Department of Finance by September 1, 2012.

*Council Member Krupa moved and Mayor Pro Tem Foreman seconded a motion to approve this item as presented.* Motion carried 4-0.

Communications From the Public

*Joy Ward, Hemet,* expressed concern over the loss of the mural on the building located on the southwest corner of San Jacinto and Florida Avenue. 

*Mark Orme, Assistance City Manager,* staff will contact the Hospital District regarding Ms. Ward’s concern.

Public Hearings

27. **Zoning Ordinance Amendment No. 12-003 regarding Parolee and Probationer Housing Regulations** - Deanna Elliano, Community Development Director
   a. Introduce, read by title only and waive further reading of an ordinance amending Chapter 90 of the Hemet Municipal Code regarding establishment of regulations for Parolee-Probationer Homes; **Ordinance Bill No. 12-061** and
   b. Direct staff to file a Notice of Exemption with the County Clerk in compliance with the California Environmental Quality Act.

*Deanna Elliano, Community Development Director,* gave the City Council a powerpoint presentation. The purpose of this ordinance is to prevent the potential concentration of parolees-probationers living in residential neighborhoods and to insure separation of parolee-probationer housing from child-centered uses. This ordinance will establish an application review process and standards for such homes. A parolee-probationer is a person convicted of a felony and under the jurisdiction of the Department of Corrections, California Youth Authority Parole, or County post-release community supervision. Parole-Probationer Home is a boarding house where two or more unrelated
parolees/probationers are living. The following are location requirements that will be set by this ordinance: not permitted in any single-family or multi-family zone; allowed by the OP and RP Zones subject to a Conditional Use Permit; and not allowed within 1,000 feet of any other boarding house, group home or licensed care facility or child care center, school, park, or other child-centered uses. The requirements set forth in this ordinance are: application information per 90-276; findings must be made by Planning Commission to grant the CUP per 90-279; required to comply with operational standard per 90-280; revocation of the CUP if not in compliance; and no “grandfather” provisions. Staff has received concurrence from the Hemet ROCS Citizen Advisory Committee on June 28, 2012. The Planning Commission recommended approval at their July 17, 2012 meeting. Staff is recommending that the City Council introduce this ordinance.

Mayor Pro Tem Foreman, asked if there is any way to made this ordinance more restrictive and include people convicted of misdemeanors also.

Ms. Elliano, this ordinance does include anyone on probation and/or parole.

Eric Vail, City Attorney, this ordinance is as restrictive as possible, staying in line with Fair Housing Laws. Felonies are recognized criminal violations, voting rights are revoked during probation. The Fair Housing Laws will not allow you to adopt provisions for residents convicted of misdemeanors.

Mayor Youssef declared the Public Hearing opened at 10:20 p.m.

There were no public comments presented.

Mayor Youssef declared the Public Hearing closed at 10:20 p.m.

Mayor Pro Tem Foreman moved and Council Member Krupa seconded a motion to approve this item as presented. Motion carried 4-0.

The Ordinance was read by title only.

**Discussion/Action Items**

28. 5th Amendment to Stetson Crossing Purchase and Sale Agreement - Community Investment Director Jansons

a. Approve the 5th Amendment to the Stetson Crossing Purchase and Sale Agreement; and

b. Authorize the City Manager to execute the 5th Agreement.

Mayor Youssef, recused himself due to the close proximity to his primary residence.

Council Member Smith, expressed concern that his employer might work for a developer on this project.

Eric Vail, City Attorney, if at such time that your employer arranges deal with a contractor or sub-contractor to provide a service, a decision will be made. At this time it is just speculative that it might occur.

John Jansons, Community Investment Director, this 5th amendment to the agreement will extend the time period to March 29, 2013. Due to delays with the regulatory agencies and at no fault of the Developer. The extension is appropriate and warranted in this case and recommended by staff.

Council Member Krupa moved and Council Member Smith seconded a motion to approve this item as presented. Motion carried 3-0.
29. “Special Events Subcommittee” Recommendation for Special Event / Community Event Funding for 2012-2013 Fiscal Year - Community Investment Director Jansons
   a. Approve the recommendations of the City Council Subcommittee to fund Community Events in the amount of $25,000 for fiscal year 2012-2013.

John Jansons, Community Investment Director, it was hoped that the City could have $50,000 to spend for Special and Community Events. Unfortunately, only $25,000 was approved through the budget process. The sub-committee, Council Member Krupa and Mayor Pro Tem Foreman, worked hard and anguished over the inability to fund everyone. The sub-committee recommends approval of the allocations.

Mayor Youssef, expressed disappointment that the City of Hemet is not the title funder of the Hemet Tinsel Tri, in fact the City’s isn’t funding the event at all.

Mayor Pro Tem Foreman, after review of all of the applications, the sub-committee and staff, it was decided that funding would not be granted to events that were self sustaining and profit driven. The Tinsel Tri is a very productive event for the United Way. I personally do not agree that it generates revenue for the City. The Ramona Pageant needs the assistance of the City this year.

Council Member Krupa, in-kind assistance can still be offered to help with the event.

Mayor Youssef, agrees that the Old Olympics, Miss Hemet and Voice of the Valley are great events. Again, expressed disappointment that the brochures will not say the City of Hemet’s Tinsel Tri, instead they will be sponsored by Soboba.

Mayor Pro Tem Foreman moved and Council Member Krupa seconded a motion to approve the item as presented. Motion carried 3-1. Mayor Youssef voted No.

30. Jasmine Gardens Senior Apartments Project - Building Permit Fee and Development Impact Fee Reduction/Waiver - City Manager Nakamura
   a. Deny a request made by Denley Investment and Management Company for a reduction or waiver of Building Permit and/or Development Impact Fees for Jasmine Gardens Senior Apartments.

This item was continued to September 25, 2012.

31. Agreement to Form the Lake Elsinore and Canyon Lake TMDL Task Force - Environmental Compliance Manager Nixon
   a. Approve the agreement to form the Lake Elsinore and Canyon Lake TMDL Task Force to implement certain tasks identified by the TMDL Implementation Plan and to pursue TMDL related tasks agreed upon by Task Force Agencies; and
   b. Adopt a resolution to appoint one primary representative to the Task Force and one alternate representative to act in the absence of the primary representative. Resolution No. 4521

Linda Nixon, Environmental Compliance Manager, this agreement is a renewal of a previous agreement. The City is named as a responsible party. being a member of the Lake Elsinore and Canyon Lake TMDL Task Force reduces our costs to be in compliance.

Mayor Youssef moved and Council Member Smith seconded a motion to approve this item as presented. Motion carried 4-0.
32. **Enforceable Obligation of the Successor Agency to the Hemet Redevelopment Agency, in the form of a temporary loan from the City to the Successor Agency, for costs the City will incur (up to $25,000) related to the “Due Diligence” Audit/Review required by AB 1234 - Deputy City Manager/Administrative Services Director**
   a. Approve the loan agreement between the City of Hemet (lender) and the Successor Agency to the Hemet Redevelopment Agency (borrower) to establish an enforceable obligation of the Successor Agency in order to recover costs the City will incur to pay for the mandatory audit/review related to AB 1484 in an amount not to exceed $25,000.

Item Nos. 32 and 34 were discussed simultaneously. **Rita Conrad, Deputy City Manager/ Administrative Services Director**, this action will establish a loan from the City’s General Fund to the Successor Agency. Formal documentation to seek reimbursement for the audit required by AB 1484. The Successor Agency must pay to have the audit conducted, reimbursement might not be approved. The funding will initially come from the Successor Agency’s Administrative Funds, once these funds are exhausted funding will come from the City’s General Fund. **Council Member Krupa moved and Mayor Pro Tem Foreman seconded a motion to approve Item Nos. 32 and 34. Motion carried 4-0.**

33. **Appointment of Council Member to fill City Council vacant seat - City Manager Nakamura**
   a. Consider appointment of Mr. Robert Epps or Dr. Marvin Nottingham, both qualified candidates, to fill the vacant City Council seat. **Eric Vail, City Attorney**, the City Council can consider making an appointment tonight or at a Special Meeting before September 7, 2012. **Mayor Pro Tem Foreman**, recommended that an appointment be made tonight. **Mayor Pro Tem Foreman and Mayor Youssef seconded a motion to appoint Robert Epps to the City Council. Motion failed 2-2. Council Members Krupa and Smith voted No.**
   **Council Member Krupa**, I am not prepared to vote on a replacement tonight. I would prefer to wait until the nomination period closes, which is 5:30 on August 15, 2012. **Mayor Youssef**, asked both applicants to declared that they do not intent to pull papers to run for City Council. Robert Epps and Marv Nottingham both declared that they will not pull papers for the 2012 Election. **Mayor Pro Tem Foreman moved and Mayor Youssef seconded a motion to appoint Robert Epps to the City Council. Motion carried 3-1. Council Member Smith voted No.**

**Council Member Epps was sworn into office.**
City Council acting as the Redevelopment Successor Agency
Discussion/Action Items

34. Enforceable Obligation of the Successor Agency to the Hemet Redevelopment Agency, in the form of a temporary loan from the City to the Successor Agency, for costs the City will incur (up to $25,000) related to the "Due Diligence" Audit/Review required by AB 1234 - Deputy City Manager/Administrative Services
   a. Approve the loan agreement between the City of Hemet (lender) and the Successor Agency to the Hemet Redevelopment Agency (borrower) to establish an enforceable obligation of the Successor Agency in order to recover costs the City will incur to pay for the mandatory audit/review related to AB 1484 in an amount not to exceed $25,000.

This item was combined with Item No. 32.

City Council Reports

35. CITY COUNCIL REPORTS AND COMMENTS
   A. Council Member Krupa
      1. Library Board
      2. Traffic and Parking Commission
      4. Riverside County Habitat Conservation Agency (RCHCA)
      5. Riverside Conservation Authority (RCA)
      6. Ramona Bowl Association
      7. Indian Gaming Distribution Fund
      8. Hemet ROCS Citizens Advisory Committee (CAC)
   
   B. Council Member Smith
      1. League of California Cities
      2. Riverside County Transportation Commission (RCTC)
      3. Planning Commission
      4. Public Safety Update
      5. National League of Cities
      6. Hemet ROCS Citizens Advisory Committee (CAC)
   
   C. Mayor Pro Tem Foreman
      1. Park Commission
      2. Indian Gaming Distribution Fund
   
   D. Mayor Youssef
      1. Western Riverside Council of Governments (WRCOG)
      2. Riverside County Transportation Commission (RCTC)
E. Ad-Hoc Committee Reports
   1. Hemet ROCS Executive Advisory Committee
   2. Veteran’s Day Committee

G. Town Hall Meetings

H. City Manager Nakamura
   1. Manager’s Reports
   2. Voting Delegate for the League of California Cities Annual Conference
      - San Diego, September 5 - 7, 2012

The City Council appointed Council Member Smith as the Voting Delegate and Council Member Krupa as the alternate.

Future Agenda Items
There were no future agenda items requested at this time.

Adjournment
Adjourned at 10:51 p.m. to Tuesday, September 11, 2012 at 7:00 p.m.