



City of Lake Elsinore

Cultural Center
183 N. Main Street
Lake Elsinore, CA 92530

Regular Meeting Agenda - Final City Council / Successor Agency / Facilities Financing Authority

Timothy J. Sheridan, Mayor
Natasha Johnson, Mayor Pro Tem
Robert E. Magee, Council Member
Brian Tisdale, Council Member
Steve Manos, Council Member
Jason Simpson, City Manager

Tuesday, May 10, 2022

7:00 PM

CLOSED SESSION at 5:00 PM

PUBLIC SESSION at 7:00 PM

CORONAVIRUS DISEASE (COVID-19) ADVISORY

To protect our constituents, City officials and City staff, the City follows CDC, the California Department of Health Services' and the County of Riverside Public Health Officer guidance for the Control of COVID-19. Additional information regarding COVID-19 is available on the City's website at www.lake-elsinore.org.

The April 12, 2022 Adjourned Regular Meeting will be conducted in person. Remote participation by the public and other interested persons will also be available in the following ways:

- 1) Cable T.V. Broadcast on Spectrum Channel 29 and Frontier Channel 31.
- 2) Livestream online at <https://lake-elsinore.legistar.com/Calendar.aspx>.
- 3) To call into the meeting and provide public comment via Zoom, register by clicking the following link before 5:00 p.m. on the day of the meeting:

<https://us02web.zoom.us/j/86537585055>
- 4) Email public comments to calvarez@lake-elsinore.org before the meeting. Comments received prior to 4:00 p.m. on the day of the meeting will be transmitted to the City Council Members.

The City of Lake Elsinore appreciates your attendance. Citizens' interest provides the City Council and Agency with valuable information regarding issues of the community.

Meetings are held on the 2nd and 4th Tuesday of every month. The agenda is posted 72 hours prior to each meeting outside of City Hall. The agenda and related reports are also available on the City's website at www.Lake-Elsinore.org. Any writings distributed to the City Council within 72 hours of the meeting will be made available to the public at the time it is distributed to the City Council.

In compliance with the Americans with Disabilities Act, any person with a disability who requires a modification or accommodation in order to participate in a meeting should contact the City Clerk's Department at (951) 674-3124 Ext. 269, at least 48 hours before the meeting to make reasonable arrangements to ensure accessibility.

CITY VISION STATEMENT

The City of Lake Elsinore will be the ultimate lake destination where all can live, work and play, build futures and fulfill dreams.

CALL TO ORDER 5:00 P.M.

The Regular Meeting of the City Council will be called to order.

ROLL CALL

PUBLIC COMMENTS

CITY COUNCIL CLOSED SESSION

- A. PUBLIC EMPLOYEE PERFORMANCE EVALUATION
(GOV'T CODE § 54957(B)): CITY MANAGER

RECESS

The City Council will recess to Closed Session.

RECONVENE / CALL TO ORDER - 7:00 P.M.

The Regular Meeting of the City Council will reconvene and the Regular Meeting of the Successor Agency will be called to order.

PLEDGE OF ALLEGIANCE

INVOCATION – MOMENT OF SILENCE

ROLL CALL

PRESENTATIONS / CEREMONIALS

1) Salvation Army 25th Anniversary

Present a Proclamation to the Southwest Riverside County Salvation Army in honor of its 25th Anniversary.

Attachments: [Salvation Army 25th Anniversary](#)

2) National Public Works Week Proclamation

Proclaim the week of May 15-21, 2022 as “National Public Works Week” in the City of Lake Elsinore

Attachments: [2022 National Public Works Week - Proclamation](#)
[2022 National Public Works Week - Flyer](#)

3) CalFire 2022 First Quarter Statistical Update

CLOSED SESSION REPORT

PUBLIC COMMENTS – NON-AGENDIZED ITEMS – 1 MINUTE

(Please read & complete a Request to Address the City Council/Successor Agency form prior to the start of the meeting and turn it in to the City Clerk/Clerk. The Mayor/Chair or City Clerk/Clerk will call on you to speak.)

CITY COUNCIL CONSENT CALENDAR

(All matters on the Consent Calendar are approved in one motion, unless a Council Member or any member of the public requests separate action on a specific item.)

- 4) **Minutes of the Regular City Council Meeting of April 26, 2022**
- Approve the Minutes.
- Attachments:** [04-26-2022 Draft Minutes](#)
- 5) **CC Warrant List Dated April 08, 2022 to April 14, 2022**
- Receive and file.
- Attachments:** [CC Warrant List - SR](#)
[CC Warrant List - Exhibit A - Summary](#)
[CC Warrant List - Exhibit B - Listing](#)
- 6) **CC Warrant List Dated April 15, 2022 to April 21, 2022**
- Receive and file.
- Attachments:** [CC Warrant List - SR](#)
[CC Warrant List - Exhibit A - Summary](#)
[CC Warrant List - Exhibit B - Listing](#)
- 7) **Second Reading of an Ordinance Authorizing the Levy of Special Taxes for CFD 2022-1 (Alberhill Ranch)**
- Adopt by title only and waive further reading of AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ACTING IN ITS CAPACITY AS THE LEGISLATIVE BODY OF COMMUNITY FACILITIES DISTRICT NO. 2022-1 OF THE CITY OF LAKE ELSINORE (ALBERHILL RANCH), AUTHORIZING THE LEVY OF SPECIAL TAXES.
- Attachments:** [Levy of Special Tax for CFD No. 2022-1 \(Alberhill Ranch\) 2nd Reading - SR](#)
[Levy of Special Tax for CFD No. 2022-1 \(Alberhill Ranch\) 2nd Reading - Exhibit](#)

8) **Professional Services Agreements with AppleOne and Manpower for Temporary Staffing Services**

Approve and authorize the City Manager to execute and implement agreements and any amendments with AppleOne and Manpower, to provide limited-term temporary staffing services in an amount not exceed \$700,000.00 for the period of July 1, 2022 through June 30, 2025 in such final form as approved by the City Attorney.

Attachments: [Temporary Staffing Services - SR](#)
[Temporary Staffing Services - Exhibit A - Manpower](#)
[Temporary Staffing Services - Exhibit A - AppleOne](#)

9) **Purchase of 19 Parking Lot Lights with Poles for the Library Street Parking Lot Project (CIP Project Z10071)**

Approve and authorize the City Manager to execute the Agreement with South Coast Lighting and Design in the amount of \$99,995.63 and in such final form as approved by the City Attorney for the Library Street Parking Lot Project (CIP Project #Z10071).

Attachments: [Library Street Parking Lot Project - SR](#)
[Library Street Parking Lot Project - Exhibit A - Agreement](#)
[Library Street Parking Lot Project - Exhibit B - Quote #Q22-1451](#)

10) **Citywide Landscaping and Street Lighting District and the Landscaping and Street Lighting District No. 1 for the Fiscal Year 2022-23 Ordering the Preparation and Approval of Engineers' Reports and Resolutions of Intention**

1. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ORDERING THE PREPARATION OF AN ENGINEER'S REPORT FOR THE CITYWIDE LANDSCAPING AND STREET LIGHTING DISTRICT (CITYWIDE LLMD);
2. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVING THE ENGINEER'S REPORT FOR THE CITYWIDE LLMD;
3. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, DECLARING COUNCIL'S INTENTION TO PROVIDE FOR AN ANNUAL LEVY AND COLLECTION OF ASSESSMENTS IN THE CITYWIDE LLMD AND SETTING A PUBLIC HEARING FOR JUNE 14, 2022;
4. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ORDERING THE PREPARATION OF AN ENGINEER'S REPORT FOR THE LANDSCAPING & STREET LIGHTING MAINTENANCE DISTRICT NO. 1 (LLMD NO. 1);

5. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, APPROVING THE ENGINEER'S REPORT FOR THE LLMD NO. 1; and
6. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, DECLARING COUNCIL'S INTENTION TO PROVIDE FOR AN ANNUAL LEVY AND COLLECTION OF ASSESSMENT SIN THE LLMD NO. 1 AND SETTING A PUBLIC HEARING FOR JUNE 14, 2022.

Attachments:

[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - SR](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit A - Preliminary](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit B - Preliminary](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit C - Resolution f](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit D - Resolution /](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit E - Resolution I](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit F - Resolution f](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 10-25\) - Exhibit G - Resolution](#)
[CW Landscape and LMD and LMD No. 1 \(Zones 1-25\) - Exhibit H - Resolution I](#)

11)

Construction Agreement with Hemet Fence Corporation for the maintenance yard expansion at Launch Pointe RV Resort

1. Award a Construction Agreement to Hemet Fence Corporation for the maintenance yard expansion at Launch Pointe RV Resort;
2. Approve and authorize the City Manager to execute the agreement with Hemet Fence Corporation in an amount not to exceed \$77,750.00 for the maintenance yard expansion at Launch Pointe RV Resort in the form attached and in such final form as approved by the City Attorney; and
3. Authorize the City Manager to execute change orders not to exceed a 10% contingency amount of \$7,775.00 for uncertainties and adjustments.

Attachments:

[Agreement LP RV Resort - SR](#)
[Agreement LP RV Resort - Exhibit A - Hemet Fence Corporation Agreement](#)

12)

Traffic Impact Fee Agreement between the City of Lake Elsinore and Meritage Homes of California, Inc. for Nichols Road Improvements

Approve and authorize the City Manager to execute the Traffic Impact Fee (TIF) Street Improvement Reimbursement Agreement between the City of Lake Elsinore and Meritage Homes of California, Inc. for the Nichols Road Improvements Project in such final form as approved by the City Attorney.

Attachments:

[Meritage - SR](#)
[Meritage - Exhibit A - TIF Agreement](#)

13) **Agreement with Hellas Construction, Inc. for Rosetta Canyon Sports Park
Cork Replenishment and Clean Sweep Sanitation Services**

Approve and authorize the City Manager to execute an Agreement for Contractor Services with Hellas Construction, Inc. in an amount not to exceed \$89,600.00 and in such final form as approved by the City Attorney.

Attachments: [Hellas Construction, Inc. - SR](#)
[Hellas Construction, Inc. - Exhibit A Agreement](#)
[Hellas Construction, Inc. - Exhibit B Proposals](#)

SUCCESSOR AGENCY CONSENT CALENDAR

14) **Minutes of the Regular Successor Agency Meeting of April 26, 2022**

Approve the Minutes.

Attachments: [04-26-2022 Draft Minutes](#)

15) **SA Warrant List Dated April 08, 2022 to April 14, 2022**

Receive and file.

Attachments: [SA Warrant List - SR](#)
[SA Warrant List - Exhibit A - Summary](#)
[SA Warrant List - Exhibit B - Listing](#)

16) **SA Warrant List Dated April 15, 2022 to April 21, 2022**

Receive and file.

Attachments: [SA Warrant List - SR](#)
[SA Warrant List - Exhibit A - Summary](#)
[SA Warrant List - Exhibit B - Listing](#)

CITY COUNCIL BUSINESS ITEM

17) **Adoption of Resolution Authorizing the Issuance of Community Facilities
District No. 2016-2 (Canyon Hills) Subordinate Special Tax Bonds, Series
2022**

Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, ACTING AS THE LEGISLATIVE BODY OF CITY OF LAKE ELSINORE COMMUNITY FACILITIES DISTRICT NO. 2016-2 (CANYON HILLS) AUTHORIZING THE ISSUANCE OF ITS SUBORDINATE SPECIAL TAX BONDS, SERIES 2022 IN A PRINCIPAL AMOUNT NOT TO EXCEED ONE MILLION FIVE HUNDRED THOUSAND DOLLARS (\$1,500,000) AND APPROVING CERTAIN DOCUMENTS AND TAKING CERTAIN OTHER ACTIONS IN CONNECTION THEREWITH.

- Attachments:**
- [CFD No. 2016-2 Canyon Hills - SR](#)
 - [CFD No. 2016-2 Canyon Hills - Exhibit A - Resolution Approving Bond Issuance](#)
 - [CFD No. 2016-2 Canyon Hills - Exhibit B - Placement Agent Agreement](#)
 - [CFD No. 2016-2 Canyon Hills - Exhibit C - Good Faith Estimates](#)
 - [CFD No. 2016-2 Canyon Hills - Exhibit D - Bond Indenture](#)
 - [CFD No. 2016-2 Canyon Hills - Exhibit E - First Supplemental Indenture](#)
 - [CFD No. 2016-2 Canyon Hills - Exhibit F - Purchaser's Term Sheet](#)

JOINT CITY COUNCIL AND FACILITIES FINANCING AUTHORITY PUBLIC HEARING

18) Authorize the Issuance of Lease Revenue Bonds by the Lake Elsinore Facilities Financing Authority to Finance New City Hall

1. Adopt A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LAKE ELSINORE, CALIFORNIA, AUTHORIZING THE EXECUTION AND DELIVERY BY THE CITY OF A GROUND LEASE, LEASE AGREEMENT, INDENTURE, CONTINUING DISCLOSURE CERTIFICATE AND A BOND PURCHASE AGREEMENT IN CONNECTION WITH THE ISSUANCE OF LAKE ELSINORE FACILITIES FINANCING AUTHORITY LEASE REVENUE BONDS, SERIES 2022A, APPROVING THE ISSUANCE OF SUCH BONDS IN AN AGGREGATE PRINCIPAL AMOUNT OF NOT TO EXCEED \$27,000,000, AUTHORIZING THE DISTRIBUTION OF AN OFFICIAL STATEMENT IN CONNECTION WITH THE OFFERING AND SALE OF SUCH BONDS AND AUTHORIZING THE EXECUTION OF NECESSARY DOCUMENTS AND CERTIFICATES AND RELATED ACTIONS; and
2. Adopt A RESOLUTION OF THE BOARD OF DIRECTORS OF THE LAKE ELSINORE FACILITIES FINANCING AUTHORITY, LAKE ELSINORE, CALIFORNIA, AUTHORIZING THE EXECUTION AND DELIVERY BY THE AUTHORITY OF A GROUND LEASE, LEASE AGREEMENT, AN INDENTURE, AN ASSIGNMENT AGREEMENT AND A BOND PURCHASE AGREEMENT IN CONNECTION WITH THE ISSUANCE OF LAKE ELSINORE FACILITIES FINANCING AUTHORITY LEASE REVENUE BONDS, SERIES 2022A, AUTHORIZING THE ISSUANCE OF SUCH BONDS IN AN AGGREGATE PRINCIPAL AMOUNT OF NOT TO EXCEED \$27,000,000, AUTHORIZING THE DISTRIBUTION OF AN OFFICIAL STATEMENT IN CONNECTION WITH THE OFFERING AND SALE OF SUCH BONDS AND AUTHORIZING THE EXECUTION OF NECESSARY DOCUMENTS AND CERTIFICATES AND RELATED ACTIONS.

- Attachments:**
- [LRB to Finance City Hall - SR](#)
 - [LRB to Finance City Hall - Exhibit A - City Council Resolution](#)
 - [LRB to Finance City Hall - Exhibit B - Lake Elsinore Facilities Financing Authority](#)
 - [LRB to Finance City Hall - Exhibit C - Good Faith Estimate](#)
 - [LRB to Finance City Hall - Exhibit D - Bond Purchase Agreement](#)
 - [LRB to Finance City Hall - Exhibit E - Lease Agreement](#)
 - [LRB to Finance City Hall - Exhibit F - Assignment Agreement](#)
 - [LRB to Finance City Hall - Exhibit G - Indenture](#)
 - [LRB to Finance City Hall - Exhibit H - Preliminary Official Statement](#)
 - [LRB to Finance City Hall - Exhibit I - Ground Lease](#)
 - [LRB to Finance City Hall - Exhibit J - Continuing Disclosure Certificate](#)

PUBLIC COMMENTS – NON-AGENDIZED ITEMS – 3 MINUTES

(Please read & complete a Request to Address the City Council/Successor Agency form prior to the start of the meeting and turn it in to the City Clerk/Clerk. The Mayor/Chair or City Clerk/Clerk will call on you to speak.)

CITY MANAGER COMMENTS

CITY ATTORNEY COMMENTS

CITY COUNCIL COMMENTS

ADJOURNMENT

The Lake Elsinore City Council will adjourn to an Adjourned Regular meeting on Wednesday, May 25, 2022 in the Cultural Center located at 183 N. Main Street. Closed Session will commence at 5:00 p.m. or such later time as noticed on the Agenda, and the regular Open Session business meeting will commence at 7:00 p.m.

AFFIDAVIT OF POSTING

I, Candice Alvarez, MMC, City Clerk of the City of Lake Elsinore, do hereby affirm that a copy of the foregoing agenda was posted at City Hall at 5:00 p.m. on Thursday, May 5, 2022.

Candice Alvarez, MMC
City Clerk