

**MINUTES  
OF THE REGULAR MEETING  
OF THE JURUPA VALLEY CITY COUNCIL  
February 16, 2012**

The meeting was held at the Jurupa Unified School District, Education Center Board Room,  
4850 Pedley Road, Jurupa Valley, CA 92509

**1. 6:00 P.M. - JOINT STUDY SESSION WITH THE PLANNING COMMISSION**

**CALL TO ORDER – CITY COUNCIL:**

- Laura Roughton, Mayor
- Verne Lauritzen, Mayor Pro-Tem
- Micheal Goodland, Council Member
- Brad Hancock, Council Member
- Frank Johnston, Council Member

Mayor Roughton called the City Council meeting to order at 6:07 p.m. All Council members were present.

**CALL TO ORDER – PLANNING COMMISSION:**

- Kim Jarrell Johnson, Chair
- Matthew Burris, Vice-Chair
- Don Porter, Planning Commissioner
- George Ruiz, Planning Commissioner
- John West, Planning Commissioner

Chair Johnson called the Planning Commission meeting to order at 6:07 p.m. Matthew Burris was absent.

**2. PUBLIC APPEARANCE/COMMENTS**

Brenda Strader spoke regarding the proposed 42 inch fence height limitation, stating that she runs a day care center and fencing around her home is very important. She questioned whether the proposed fencing amendment would be adequate for safety and security reasons. She shared photographs of an aggressive neighborhood dog that repeatedly escapes from its five-foot enclosure.

Rebecca Ludwig spoke regarding the following items: (1) she encouraged the Council to learn about the State of Washington and their environmental values; (2) She reminded that with new development comes the demand for more services; (3) Developers often promise local jobs but far too often those jobs do not materialize. (4) She encouraged the Council to foster local businesses and local jobs.

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**3. WORK SESSION TO CONSIDER RECOMMENDED CHANGES TO THE CITY GENERAL PLAN AND ZONING CODE**

Following discussion, the City Council and Planning Commission provided direction to the Staff on the necessity to subsequently initiate code amendments and General Plan amendments for further study and hearings during the regular Council meeting.

**RECESS**

Mayor Roughton called for a short recess at 7:43 p.m.

**RECONVENED**

Mayor Roughton reconvened the meeting at 8:00 p.m.

**4. 8:00 P.M. - CALL TO ORDER AND ROLL CALL FOR OPEN SESSION**

- Laura Roughton, Mayor
- Verne Lauritzen, Mayor Pro-Tem
- Micheal Goodland, Council Member
- Brad Hancock, Council Member
- Frank Johnston, Council Member

Mayor Roughton called the regular meeting to order at 8:00 p.m. All Council members were present.

**5. INVOCATION** was given by Pastor Ruben Solis, Calvary Chapel Inland.

**6. PLEDGE OF ALLEGIANCE** was led by Mayor Pro Tem Lauritzen.

**7. INTRODUCTIONS, ACKNOWLEDGEMENTS, PRELIMINARY CITY COUNCIL COMMENTS**

Council Member Goodland referenced the inquiries he received regarding the proposed fencing height amendment, stating any change to the City's code is in the preliminary stages and Council has not made any final determinations regarding this issue. He reported earlier today, he and Council Member Hancock helped judge the 26th Annual Jurupa Unified School District Science and Engineering Fair that was held at Jurupa Valley High School. He noted the fair helps inspire young people's interest in science and he was encouraged to see so many noteworthy presentations.

Mayor Roughton announced the official start of the City Seal Design Competition. She encouraged residents to become involved in the new City of Jurupa Valley and contribute their artistic creativity to the community. All entries must include a completed Official Entry Form. The deadline for submissions is April 13, 2012. She reported that she, Mr. Harding and Council Member Johnston spent a full day in Sacramento yesterday to

discuss the effects of Senate Bill 89. She stated it was a positive and productive day and she is very hopeful that the process is moving forward in a positive direction.

## **8. PRESENTATIONS**

### **8.1 PRESENTATION BY JOLENE HANCOCK AND DAN RODRIGUEZ FOR AN INAUGURAL JURUPA VALLEY 5K RUN/WALK AND COMMEMORATIVE TIME CAPSULE TO MARK THE FIRST YEAR OF CITYHOOD**

Jolene Hancock and Dan Rodriguez, General Manager of the Jurupa Area Recreation and Park District, gave a presentation of a proposal for an inaugural Jurupa Valley 5K Run/Walk to be held June 30, 2012. A commemorative time capsule to mark the first year of cityhood is also planned.

Mayor Roughton asked if staff could arrange a meeting with Mrs. Hancock to follow-up on this matter. She invited Mrs. Hancock and Mr. Rodriguez to attend the next Incorporation Celebration Committee meeting which will be held March 6, 2012.

### **8.2 SHERIFF'S DEPARTMENT PRESENTATION - EQUESTRIAN AND TRAFFIC SAFETY**

Lieutenant Zachary Hall, representing the Riverside County Sheriff's Department, gave a presentation on equestrian and traffic safety.

David Zimmerman suggested for riders who are intent on taking their horse out at night to have reflectors on their clothing and also on their horse's saddle and bridle. He suggested that complimentary reflectors would be an affordable and helpful educational tool that could be used to enhance public safety. He thanked Captain Feltenberger and Lieutenant Hall for their work on this issue.

William Rendall stated he has ridden most of the trails in this city and he supports the new equestrian safety campaign. He thanked Captain Feltenberger and Lieutenant Hall for their efforts.

Henry Escalera stated as a member of several horse associations, he has been advocating for this type of equestrian safety program. He thanked all those involved for bringing attention to this matter.

## **9. PUBLIC APPEARANCE/COMMENTS**

Sheila Ehrlich stated she had a good experience at city hall and everyone was pleasant. She thanked Council for the noticeably improved maintenance of local streets. She encouraged the Council to consider Sam's Western Wear store as a possible city hall.

Rebecca Ludwig spoke regarding the library internet safety program that was adopted by the Board of Supervisors, stating Mr. Gary Grant first brought attention to this matter over one year ago. She thanked Council Member Brad Hancock for listening to their concerns and following up with the Board of Supervisors to correct this problem.

Henry Escalera discussed his efforts in working with the County of Riverside to have "No parking signs" posted along the City's trails. He provided photographs and suggested new signs could be posted to alert motorists when parking along dedicated trails.

George Ruiz spoke regarding the need to educate and promote Jurupa Valley's cityhood. He offered several suggestions that could be incorporated into the First Year Anniversary Celebration.

**10. APPROVAL OF AGENDA**

**A motion was made by Mayor Roughton, seconded by Mayor Pro Tem Lauritzen, to approve the agenda and take Agenda Item 15.3 out of order to immediately follow Agenda Item No. 10.**

**Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton**  
**Noes: None**  
**Abstained: None**

**THE FOLLOWING ITEM WAS TAKEN OUT OF ORDER:**

**15.3 INITIATION OF CODE AMENDMENTS AND GENERAL PLAN AMENDMENTS TO REFLECT COUNCIL POLICY FOR LAND USE REGULATION**

Mayor Roughton announced that she received correspondence from Hans Van Ligten, Rutan & Tucker, LLP and Robert Evans, Executive Director of the Inland Empire Chapter of the NAIOP, the Commercial Real Estate Development Association requesting that the proposed urgency ordinance either not be adopted or that it be continued.

Mayor Roughton called for any public comments.

Sheila Ehrlich questioned whether an applicant for a large accessory structure will be permitted to hand draw the dimensions or whether they would need to hire a professional architect. She asked if these structures will be inspected to make sure they have not been converted to living quarters.

Matt Englhard, representing Alere Property Group, requested that the Council continue consideration of the urgency ordinance until they receive feedback from the industry. If the Council decides to move forward, he asked that consideration be given to the size

range and types of projects as smaller industrial developments may not qualify as a distribution center.

Graham Tingler, representing Space Center, Inc., 3401 Etiwanda Avenue, spoke in opposition to the proposed urgency ordinance, requesting that the item be continued. He presented statistical information regarding the economy, stating as a stakeholder and large land owner in the city he is trying to create jobs.

Ron Anderson spoke regarding the proposed 42 inch fence height limitation amendment, stating he is pleased there will be discretionary measures taken as opposed to a blanket amendment.

Dan Shapiro suggested the Council not move so fast in making changes especially with the proposed fencing height amendment. He noted that in some areas of the city a short wall is not sufficient.

Stephen Anderson spoke in opposition to the proposed fencing height amendment as the fencing in his yard adds security and safety, reduces the dust of the nearby trail and works as a retaining wall.

Hans Van Ligten, Rutan & Tucker, LLP, representing his client, Space Center of Mira Loma, Inc., voiced opposition to the proposed urgency ordinance and presented a letter outlining his concerns.

Betty Anderson spoke in support of the proposed urgency ordinance, stating due to the adverse health effects, she is opposed to allowing any more distribution warehouses in the community. She pointed out that warehouse jobs do not bring high paying jobs to a community and most of the truck driving jobs are not based in California.

Penny Newman, representing the Center for Community Action and Environmental Justice, spoke in support of the proposed urgency ordinance, stating this is a reasonable compromise in trying to address the proliferation of warehouses and truck traffic. She encouraged the Council to look at development with the lens of what is in the best interests of the community.

Planning Director Thomas Merrell outlined the recommendations on the Agenda and advised Council that Items No. 1 through 7 would be coming back to the Planning Commission and City Council for further study. If initiated, Item No. 8 would come back at the next Council meeting for consideration. He recommended the Council consider each of the following items separately:

- 1) **A motion was made by Council Member Goodland, seconded by Council Member Hancock, to initiate a code amendment that requires all new residential development to include garage parking for single family and a minimum carport parking for multi-family developments.**

**Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton**  
**Noes: None**  
**Abstained: None**

- 2) **A motion was made by Council Member Hancock, seconded by Council Member Goodland, to table the recommended action that would have initiated a code amendment that requires a maximum of 42 inches in height for all fences, walls and hedges located in the required front yard or exterior side setback area for any residential property.**

**Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton**  
**Noes: None**  
**Abstained: None**

- 3) **A motion was made by Council Member Johnston, seconded by Council Member Hancock, to initiate a code amendment to eliminate the requirement for a hearing for large accessory structures, and maintain the requirement for a Plot Plan discretionary approval subject to notifying property owners within 300 feet of the date on which a decision will be made and encourage recipients to provide prior input. The amendment should authorize the Planning Manager to refer a project to the Planning Commission for a full hearing in cases where staff determines the proposed structures will have a major significant impact and should provide for all decisions of the Director to be appealable to the Planning Commission.**

**Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton**  
**Noes: None**  
**Abstained: None**

- 4) **A motion was made by Council Member Johnston, seconded by Mayor Pro Tem Lauritzen, to initiate a code amendment that requires a Plot Plan approval for commercial and industrial uses going into an existing building only if there will be an intensification of the prior use (parking, air quality, etc.)**

**Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton**  
**Noes: None**  
**Abstained: None**

- 5) **A motion was made by Council Member Johnston, seconded by Mayor Pro Tem Lauritzen, to initiate an amendment to the General Plan that eliminates the limitation and permits any part of the General Plan to be amended in accordance with the Government Code.**

**Ayes:** Goodland, Hancock, Johnston, Lauritzen, Roughton  
**Noes:** None  
**Abstained:** None

- 6) A motion was made by Council Member Goodland, seconded by Council Member Johnston to initiate a code amendment that changes references to Plot Plan Permits to Site Development Permits.

**Ayes:** Goodland, Hancock, Johnston, Lauritzen, Roughton  
**Noes:** None  
**Abstained:** None

- 7) A motion was made by Council Member Hancock, seconded by Mayor Pro Tem Lauritzen, to table the recommendation action that would have initiated a code amendment that requires a maximum of 42 inches in height for all fences, walls and hedges located in the required front yard or exterior side setback area for any commercial or industrial property.

**Ayes:** Goodland, Hancock, Johnston, Lauritzen, Roughton  
**Noes:** None  
**Abstained:** None

- 8) A motion was made by Council Member Hancock, seconded by Council Member Goodland to initiate an urgency ordinance that prohibits the expansion or establishment of certain heavy industrial uses unless a development agreement is adopted in which the City and applicant reach a mutually agreeable means of mitigating the project impacts; and initiation of a study for a permanent code amendment to regulate such uses.

**Ayes:** Goodland, Hancock, Johnston, Lauritzen, Roughton  
**Noes:** None  
**Abstained:** None

## 11. MINUTES

### 11.1 APPROVAL OF MINUTES

A motion was made by Council Member Hancock, seconded by Council Member Johnston, to approve the Minutes of the February 2, 2012 regular meeting

**Ayes:** Goodland, Hancock, Johnston, Lauritzen, Roughton  
**Noes:** None  
**Abstained:** None

## 12. CONSENT CALENDAR

**12.1 COUNCIL APPROVAL OF A MOTION TO WAIVE THE READING OF THE TEXT OF ALL ORDINANCES AND RESOLUTIONS INCLUDED IN THE AGENDA**

Requested Action: That the City Council waive the reading of the text of all ordinances and resolutions included in the agenda.

**12.2 SECOND READING AND ADOPTION OF ORDINANCE NO. 2012-01**

Requested Action: That the City Council pass and adopt Ordinance No. 2012-01, entitled:

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF JURUPA VALLEY, CALIFORNIA, ADDING CHAPTER 11.10, NOISE REGULATIONS, TO THE JURUPA VALLEY MUNICIPAL CODE**

**12.3 CONSIDERATION OF CHECK REGISTERS AND PAYROLL REGISTER IN THE AMOUNT OF \$136,547.51**

Requested Action: That the City Council ratify the check registers dated 1/27/12, 02/03/12, and 02/09/12, and the payroll register dated 02/03/12.

**12.4 QUARTERLY TREASURER'S REPORT – REMOVED FROM THE CONSENT CALENDAR FOR FURTHER DISCUSSION**

Requested Action: That the City Council ratify the Quarterly Treasurer's Report for the quarter ending December 31, 2011.

**A motion was made by Council Member Johnston, seconded by Council Member Goodland, to approve the Consent Calendar, with the exception of Item No. 12.4 which was removed for further discussion.**

**Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton**  
**Noes: None**  
**Abstained: None**

**13. CONSIDERATION OF ANY ITEMS REMOVED FROM THE CONSENT CALENDAR**

Mayor Pro Tem Lauritzen asked that Item 12.4 be removed from the Consent Calendar for further discussion.

**12.4 QUARTERLY TREASURER'S REPORT**

Following discussion, Susan Mahoney, Administrative Services Director, provided additional information and responded to Council's questions.



A motion was made by Mayor Pro Tem Lauritzen, seconded by Council Member Johnston, to ratify the Quarterly Treasurer's Report for the quarter ending December 31, 2011.

Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton  
Noes: None  
Abstained: None

14. PUBLIC HEARINGS – NONE

15. COUNCIL BUSINESS

15.1 APPROVAL OF THE FISCAL YEAR 2011-2012 MID-YEAR BUDGET ADJUSTMENTS

Susan Mahoney, Administrative Services Director, presented the staff report. She reported that a new signature authorization procedure has been established which includes an electronic notification from the City's bank.

A motion was made by Council Member Johnston, seconded by Council Member Hancock, to pass and adopt Resolution No. 2012-07, entitled:

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JURUPA VALLEY, CALIFORNIA, APPROVING THE FISCAL YEAR 2011-2012 MID-YEAR BUDGET ADJUSTMENTS**

Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton  
Noes: None  
Abstained: None

15.2 INITIATION OF GENERAL PLAN AMENDMENTS ASSOCIATED WITH PROPOSED DEVELOPMENT APPLICATIONS FOR CV COMMUNITIES AND RICHLAND DEVELOPMENT

Thomas Merrell, Planning Director, presented the staff report.

Mayor Roughton called for any public comments.

Michael White, (applicant), representing CV Communities, introduced the project and responded to Council's questions.

John Schaeffer, (applicant), representing Richland Development, introduced the project and responded to Council's questions.

Sheila Ehrlich voiced a concern that the proposed developments may be located too close to low density homes that average 1-1/2 acres.

Rachel Lopez spoke in support of the proposed development, stating she is pleased the developer has set aside land for a park and open space.

A motion was made by Council Member Goodland, seconded by Council Member Johnston, to initiate a General Plan Amendment for CV Communities to seek approval of a 468 lot residential subdivision on approximately 209 acres located generally north of the Santa Ana River, south of 68<sup>th</sup> Street, west of Dana Avenue and the Goose Creek Golf Club and east of Interstate 15; and initiate a General Plan Amendment for Richland Development to seek approval of a 405 unit single family residential subdivision on 168 acres located generally north of the 60 freeway between the intersection of Sierra Avenue and 30<sup>th</sup> Street.

Ayes: Goodland, Hancock, Johnston, Lauritzen, Roughton  
Noes: None  
Abstained: None

**15.3 INITIATION OF CODE AMENDMENTS AND GENERAL PLAN AMENDMENTS TO REFLECT COUNCIL POLICY FOR LAND USE REGULATION – ITEM TAKEN OUT OF ORDER TO IMMEDIATELY FOLLOW AGENDA ITEM NO. 10.**

**16. CITY COUNCIL MEMBER ORAL/WRITTEN REPORTS REGARDING REGIONAL BOARDS AND COMMISSIONS**

**A. MAYOR ROUGHTON**

1. Mayor Roughton gave an update on the Incorporation Celebration Committee meeting on February 7, 2012.

**B. MAYOR PRO TEM VERNE LAURITZEN**

1. Mayor Pro Tem Lauritzen gave an update on the Western Riverside County Regional Conservation Authority meeting on February 6, 2012.

**C. COUNCIL MEMBER MICHEAL GOODLAND**

1. Council Member Goodland gave an update on the Western Riverside Council of Governments Executive Committee meeting on February 6, 2012.

**D. COUNCIL MEMBER BRAD HANCOCK**

1. Council Member Hancock gave an update on the Northwest Mosquito and Vector Control District Board of Trustees meeting on February 16, 2012.

**E. COUNCIL MEMBER FRANK JOHNSTON**

1. Council Member Johnston gave an update on the Riverside County Transportation Commission Workshop meeting on February 3, 2012.
2. Council Member Johnston gave an update on the Riverside Transit Agency's Transportation NOW meeting on February 9, 2012.

**17. SECOND PUBLIC COMMENT PERIOD (ONLY IF NEEDED)**

**18. CITY ATTORNEY'S REPORT**

City Attorney Peter Thorson had no report.

**19. CITY MANAGER'S REPORT**

**19.1 DISCUSSION OF SIGNATURE AUTHORIZATION PROCEDURE**

City Manager Stephen Harding noted that the proposed signature authorization procedure was discussed by Susan Mahoney, Administrative Services Director, earlier this evening.

He gave an update on Senate Bill 89, noting that as a result of several meetings with the governor's staff, members of the legislature and the City's lobbyist, various options are being considered that may provide a solution to the revenue loss.

**20. FURTHER COUNCIL MEMBER REPORTS AND COMMENTS**

Council Member Johnston reported on his attendance at yesterday's meeting in Sacramento to discuss the SB 89 issue. He noted that the main topic of conversation was how the loss in revenue has negatively impacted funding for law enforcement in each of the four newly incorporated cities. He complimented City Manager Harding for his advocacy efforts and in describing how Jurupa Valley has been affected by SB 89.

Council Member Hancock asked for a future agenda item to discuss the scheduling of city council community meetings. He asked staff to schedule a presentation on the Citizens on Patrol (COPS) Program as the City may be taking over the funding for this program on July 1, 2012.

Council Member Goodland announced the Riverside County Fair opens tomorrow. The City Council has been invited to participate in the opening ceremony and parade which should be a lot of fun.

Mayor Pro Tem Lauritzen had a question regarding the allocation of Measure A funding for the street rehabilitation on Camino Real.

Mayor Roughton reported on yesterday's meeting in Sacramento where she, Council Member Johnston, and City Manager Harding met with the governor's staff, the City's lobbyist and various lawmakers to discuss the effects of Senate Bill 89. It was a full day of constructive meetings. She noted that representatives of the cities of Eastvale and Wildomar were also present. She stated that on February 8, the City was selected for an informational radio spot on National Public Radio. Alex Schmidt and her crew spent most of the day visiting City Hall as well as doing a story about the transporting of the 340-ton boulder at Stone Valley Materials. She discussed her efforts to promote the City by working with the owners of the Jurupa 14 Cinemas to program public service announcements that would raise public awareness. She discussed the phrase "Jurupa Valley - a community of communities," that was first referenced by Planning Director Tom Merrell. She suggested the phrase could be a possible tagline for the City. She announced the Riverside County Fair & Date Festival opens February 17 and runs through February 26. She encouraged everyone to attend. She stated on February 29, she will be joining Riverside Mayor Ron Loveridge, along with a delegation that includes elected leaders from Corona and Moreno Valley, to meet with Los Angeles Mayor Antonio Villaraigosa to discuss local control of the Ontario International Airport.

**21. RECESS TO CLOSED SESSION**

Mayor Roughton recessed the meeting to discuss the closed session item at 11:14 p.m.

**A. PUBLIC COMMENTS PERTAINING TO CLOSED SESSION ITEMS**

There were no public comments regarding the closed session items.

**B. CONFERENCE WITH THE CITY'S LEGAL COUNSEL - EXISTING LITIGATION.** The City Council met in closed session with the City Attorney pursuant to Government Code Section 54956.9(a) with respect to one matter of pending litigation to which the City is a defendant. The title of the litigation is "*Center for Community Action and Environmental Justice v. County of Riverside; City of Jurupa Valley, et. al.*," Riverside County Superior Court Case No. RIC 1112063.

**C. RECONVENE IN OPEN SESSION**

Mayor Roughton reconvened the regular meeting at 11:45 p.m.

**D. ANNOUNCEMENT OF ANY REPORTABLE ACTIONS IN CLOSED SESSION**

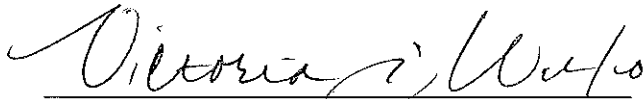
Mayor Roughton announced that there were no reportable actions taken.

**22. ADJOURNMENT**

There being no further business before the City Council, Mayor Roughton adjourned the meeting at 11:46 p.m.

The next meeting of the Jurupa Valley City Council will be held March 1, 2012 at 7:00 p.m. at the Jurupa Unified School District Education Center Board Room, 4850 Pedley Road, Jurupa Valley, CA 92509.

Respectfully submitted,



Victoria Wasko, CMC  
City Clerk