

**LAKELAND VILLAGE / WILDOMAR PAC  
MINUTE ORDER**

Mission Trail Library  
34303 Mission Trail, Wildomar  
**Wednesday June 17, 2009**

**MINUTES**

**Members Present**

Erlan Gonzalez	Riverside County – EDA
Paloma Hernandez-Barker	Riverside County – EDA
Robert Caliva	1 <sup>st</sup> District Supervisor Buster
JoAnn McCracken	PAC
Barbara Dye	PAC
Barbara Harrison	PAC
George Cambero	PAC
John Garrett	PAC
Jeff George	PAC
Deborah Zubak- Wolar	PAC
John Johnson	PAC
Richard Heil	PAC

**Members Not Present**

Harold Burgess	PAC
George Cambero	PAC
Kami Sabetzadeh	PAC

**I. Welcome and Call to Order**

Pledge of Allegiance and verbal roll call.

**II. Approval of Agenda**

It is discussed Action Item 4C EWD- Ballard Street Pipeline, was said in the Minutes, to be left as a Discussion Item. Barbara Harrison calls an unofficial vote on whether the PAC members feel this should be left as an Action Item. The majority votes EWD should be left as an Action Item. Discussion Item C Perret Park becomes Discussion Item C Perret Park/Marna O'Brien. Barbara Harrison request the Public Comment in between items, is limited to one minute and that it state this on the Agenda. Jeff George suggests adding a 3 minute block of time in the beginning of the meeting so the community members can discuss their thoughts. Public Comment is added to Discussion Item E so the PAC members can discuss this further. JoAnn McCracken motions to approve the Agenda as amended. John Johnson seconds the motion. All are in favor, and the motion is passed.

**III. Approval of Minutes**

JoAnn McCracken refers to the second page of the Minutes and states "Haze" is spelled incorrectly and should be spelled "Hayes." "Haze" in both the fifth and seventh paragraph on page two are corrected to "Hayes". John Johnson states that on the second line of page two, "AVA" should be spelled "ADA". "AVA" is corrected to the spelling of "ADA". "Curves" is also corrected to "curbs" on the second line of page two. On page nine, under Committee Reports H. Transportation on the second line of the first paragraph, "divers" is corrected to "drivers." In the first line of the second paragraph of Committee Reports H. Transportation, "Church Hill" is corrected to one word, "Churchill."

Barbara Dye moves that the PAC approves the Minutes as corrected. John Garrett seconds the motion. All are in favor and the Minutes are approved.

**IV. Action Items**

**A. Community Survey**

Erlan Gonzalez states that in reading over the Minutes of May, there was already Action taken on this item. John Garrett states that it was placed as an Action Item just in case something came up. After reviewing the Minutes, it was found that the City of Wildomar stated they would come back this month with any information they found. The City of Wildomar states that they are not ready to come back this month. Barbara Harrison inquires if the City would like Community Survey to remain as an Action Item for next month. They respond yes.

Community Survey will be kept as Action Item A for the July PAC meeting.

**B. Staging Areas**

Linda Ridenour refers back when Barbara Dye inquired on the status of the Staging Area. Linda would like to remind the PAC that essentially, the trails which lead to Perret Park were approved. Linda would like the approval from PAC for the specific designation of the staging area at Perret Park. It is stated there are no official signs yet for the staging areas because it is not an official staging area. Erlan states the Lakeland Village Trails were approved at the Planning Commission six to eight months ago. However, the Board of Supervisors has yet to approve them. According to the Transportation Department, this project it will take about a year to get approved. It is restated, the Planning Commission has approved them, and now they are working on Board adoption. Until the Board approves the trails, the staging areas cannot be approved.

Barbara Dye requests for Robert Caliva from Supervisor Buster's office, to express to Supervisor Buster that PAC has been working on the Lakeland Village Trails for at least four years and if the Planning Commission has approved them, then Supervisor Buster needs to push the approval of these trails so that Lakeland Village can move forward with their trails program. Barbara Dye inquires if she needs to write a letter as well to the Supervisor regarding this request. Robert Caliva states that the letter will be her decision, but he can convey the PAC's desire regarding this situation. Barbara Dye states that the trails are on the 2003 General Plan along Grand Avenue and she does not understand why it is taking so long to get these trails approved. Barbara understands that the trails along Grand Avenue can't be done yet due to the hold on the Grand Avenue Widening Project, but there is no reason why the rest of the trails cannot be approved. Barbara restates that the Regional Trails are on the General Plan and the Community Trails are supposed to be added to the revision that is currently being worked on. It keeps being said that it must go through the Board of Supervisors for approval but this has yet to be done. No work can be performed on the trails in Lakeland Village without the approval. Jeff George inquires if the trails are a part of the General Plan which has not been voted on yet by the Board of Supervisors. Barbara responds the original General Plan that was done has the Regional Trails along Grand Avenue and has already been approved. The only trails that needed to be added are the Community Trails. Linda Ridenour states they would like to get a trail from Perret Park to Grand so people can walk to the park. Barbara Dye feels that the PAC and EDA need to push for this.

Erlan states the Transportation Department is taking the lead on this project but EDA will look into why it is going to take a year for the approval.

**C. EWD- Ballard Street Pipeline**

Jeff George states he must abstain and leave the room at this point due to the conflict of interest between the two. As for his own personal, public comment on this matter, he feels these RDA funds should not be used for this type of function.

George Bloomfield from EWD has returned for additional comments and to answer additional questions the PAC may have. George has submitted additional materials as requested from the last PAC meeting. The handout provides a specific map as well as discretion of scope and permits.

The handout is a description that details what George has described in the last PAC meeting, which was roughly 735 feet of pipeline along with the route it takes. Two letters were requested; one which describes the scope of the project (provided to the PAC) and a letter which includes signatures of four of the Water Districts Director's. As George Bloomfield reiterates Jeff George's conflict of interest, for this and the fact Jeff George does not support is why he's the only Director not able to sign.

John Garrett refers to what Jeff George stated, in which he does not personally think the PAC should be spending money on something like this. John inquires on how this type of infrastructure project is different from the million dollars that were spent on the Palomar Street and Sewer Improvement Project. John inquires if anyone sees any philosophical difference between the million dollars and the money that is being requested from EWD. Barbara Harrison states the problem is since the PAC just received these handouts tonight, instead of prior to the meeting where the members would have been able to thoroughly review the packets, it is hard to make any decisions. Barbara Dye inquires if the pipeline is going down Ballard to Wood Street. George Bloomfield states that it will.

Barbara Harrison states that the letters should have been in hard copy form and distributed to the PAC members, and any additional information should have been emailed in advanced to the members. George Bloomfield apologizes for this.

Referring back to the LEAPS Project mentioned at last month's meeting, George Bloomfield states there was an existing line which had follow up problems. George learned the reason being was the aggregate backfill immediately surrounding the line was a larger aggregate, which essentially created abrasion along the pipeline and the road. It actually started to eat through the pipeline thus caused the problem. Permits and requirements have changed to prevent these issues from happening.

Under the given circumstances, Barbara Harrison feels there is no other option than to postpone any Action on this Item this month so the PAC members have more time to review the materials given. Barbara Dye does not feel that George should have to come back again. With other projects, there has never been such detail done with signed letters and everything that has been included. John Garrett feels their job is to figure out whether they support this project and not whether they can review the engineering. John does not feel as though by reviewing the whole handout, he is going to come up with any technical concerns based on this handout. John's

concern is whether the amount of money they are requesting is reasonable, is this a valid project, and is it comparable to other projects that the PAC has done. John feels that it is and the PAC usually makes these types of decisions with other projects fairly quickly. JoAnn McCracken feels that they have enough information to make their decision. She refers to the Lemon Street project and states that they didn't have nearly as much information with it and still approved \$300,000 for it. Barbara Dye adds it was the same scenario for the sewer line down Palomar Street. John Johnson moves that the PAC vote on their request as stated in their letter which is asking for full funding of \$179,400. JoAnn McCracken seconds the motion. John Garrett restates that his concern is to look at what the PAC has been funding and whether or not this is the type of project that PAC usually funds. If the people from Lakeland Village feel they need the project, then he is more comfortable supporting the project. If anyone knows that they definitely don't need this project and it is not a good use of funding, then John would like to hear someone's opinion. Linda Ridenour states that she is for the project and everyone that she has associated with is for the project as well. Richard Heil inquires if there will be additional pump stations and fire hydrants. George Bloomfield confirms there will be. All are in favor and the motion is unanimously approved for full funding totaling \$179,400.

George Bloomfield inquires if there are additional steps or communication that he should follow through with. Erlan states that they will be taking this recommendation to the Supervisor's Office.

## **V. Discussion Items**

### **A. Membership**

Barbara Harrison states that Erlan Gonzalez is going to make some clarification at this meeting as to the procedures. Erlan reports that the EDA staff is still looking on this matter. There are other issues that have arisen. They want to make sure that their recommendations are accurate and precise. County Counsel will also need to review their recommendations.

Barbara Harrison states part of Linda's letter seems to have come from the newspaper that was not accurate. Barbara feels the PAC is being held accountable for something that the newspaper had published. Linda states she does not know what Barbara is referring to. Barbara reads from the letter "it further states that this position should be filled by an election by members of the community from the Californian Newspaper." Barbara clarifies to Linda that this is not what the PAC's By-Laws say. What was published in the newspaper was incorrect. Robert Caliva advises Linda and the PAC to wait until County Counsel has made all of their determinations because they must look at the By-Laws, courts, State Law, as well as the formation papers. It appears there are some contradictory statements made in each one. Robert reminds the PAC that they have been told County Counsel will have an answer by the end of June. All the PAC members agree to wait on commenting or taking further action on this until the next PAC meeting, at which they will have a response from County Counsel.

### **B. Fire Station**

Erlan Gonzalez reports they are still looking for an adequate property.

**C. Perret Park/Marna O'Brien**

Erlan Gonzalez reports the Sewer at Marna O'Brien Park has been completed. The bathrooms will open on July 1<sup>st</sup>. The streets have been completed as well. Erlan states a bio-swale needs to be done at Marna O'Brien. A bio-swale is a vegetated, grassy area that serves as water filtration. A water quality management plan was supposed to be prepared but the WQMP was never completed. Based on the requirements of the State Water Quality Control Board in San Diego, a bio-swale needs to be constructed at the park. It will be along the perimeter of the fence. The fence will also get fixed along with this project. John Garrett inquires if the bio-swale is something that just came up or if it was overlooked in the park project. Erlan explains it started with the park project. This is something that came from the State Water Quality Control Board and must be done. The bio-swale will simply collect the run-off water, filter it prior to reaching the storm drain. Barbara Dye inquires if the PAC will get information on how it is treated. Erlan states they will and explains the swale treats the water with a perforated pipe at the bottom. Barbara Harrison asks if it is designed to keep the fertilizers in the ground and the grout from flowing onto the streets and into the sewer. Erlan states she is correct. It is asked by JoAnn McCracken if EDA will be requesting more money to do this. Erlan states they will need more money.

Barbara Dye inquires if this project starts, when will Perret Park be able to get completed? Barbara places concern on the thought that by the time the shade structures and additions are added to Perret Park, it will be winter and the kids would have already needed them the previous summer. Erlan reports there was a similar issue at Perret Park. As the County was working through the plans, they were asked told to do a WQMP for Perret Park. Therefore, a Water Quality Management Plan will be prepared in conjunction with designing the additions to the park. It is currently not know whether the WQMP will produce a needed swale for Perret Park. The PAC reminds Erlan that they just want a few shade structures. He states he understands, but the concerns from the Water Resource Board need to be addressed. Barbara Dye inquires if the two can get separated or if one can get started before the other. Erlan explains that they can, but they are going to try to do it concurrently because if a swale must be done, a shade structure cannot be installed before the swale is completed. Barbara Dye does not understand why the plans are not already done for this and she feels as though certain things can be done. She feels as though PAC can approve the money and get the playground equipment. Erlan explains that he spoke to the consultant and requested both items must be completed as soon as possible. Barbara Dye inquires if the consultant has started on the playground and Erlan reports they have.

Linda Ridenour agrees with Barbara Dye. She feels that Lakeland Village children should not be penalized. She feels as though this is a health and safety violation. Barbara Dye states the architect was supposed to do a presentation for the past few months. Robert Caliva states the Supervisor's Office wanted to be assured by the Economic Development Agency these concerns were being addressed. Robert reports they have received assurance today from the EDA office the shade structures would be addressed and would be of top priority. Regardless of other issues, it will be handled concurrently.

Debrah Zubak-Wolar expresses her concern with regards to the restrooms and asks who will be responsible for locking them at Marna O'Brien Park once they open or

will they be open 24/7. It is reported by the City of Wildomar that they will be locked at night.

**D. Regional Trails**

There is no further discussion on this Item.

**E. Public Comment**

The PAC compares other meetings such as the EVMWD, there is an opportunity in the beginning of the meetings, to discuss anything that is not on the Agenda. Barbara Harrison inquires if this is at the very beginning, prior to approving the Agenda. It is reported that usually this occurs after the Agenda is approved. Barbara Dye states the PAC has much more they discuss as EVMWD has their meeting every other week. Barbara feels as though this will take more time away from what PAC has to accomplish in their monthly meetings. Barbara Harrison does not think they can do it all but feels it is good that the community has the opportunity to comment on items that are on the Agenda at the time they are being discussed. JoAnn McCracken states that in other meetings, she has attended the entire meeting, to get her three minutes to speak at the end because she felt so strongly about a subject. Barbara Harrison explains the whole purpose of the public comment at the end of the meetings is for the community to have a chance to speak on anything they want regarding the PAC. John Garrett feels that it would be better to move the Public comment to the beginning since everyone is rushing to get out towards the end of the meeting. The PAC can also take notes throughout the meetings on any important matters which may come up. This discussion is really to place public comment at the beginning of the meeting, rather than at the end, to discuss any items that are not on the Agenda.

JoAnn McCracken motions to place Public Comment between Item 3, Approval of Minutes and Item 4, Action Items and eliminate Item 9, Public Comment affective next meeting. Richard Heil seconds the motion. All are in favor and the motion is passed.

**VI. Committee Reports**

**A. Flood**

There are no reports on this item at this time.

**B. Graffiti**

Barbara Harrison inquires if there are enough funds on the Graffiti. It is sated that there is almost \$11,000 left. Barbara states compliments the report that was given to the PAC members. It was suggested that it gets emailed to them monthly. EDA reminds them that report was prepared by Transportation on items they worked on, not by the Graffiti Abatement Team.

John Garrett that he was pleased with the follow up response he received regarding the lighting he had submitted for the façades.

**C. Façade**

Pictures are passed around of a business that is interested in the Façade. The owner states that he has 273 feet along Mission Trail. It is two acres gross and he has viewed the design criteria of the Façade Program. He states he would like to know if there is any flexibility in the Design Guidelines. Barbara Harrison feels that

this is a great property because it looks very rural. The name of the business is U-Haul. Barbara suggests Steve, the business owner, to view the guidelines again online which are more of a country, Spanish theme. After a discussion is held, it was found that the best way to proceed is to meet with EDA and further discuss the possibility of the façade. It is made clear that the guidelines have not been adopted by the County.

Paloma Hernandez-Barker reports they have met with the tenants of the restaurant off of Mission Trail. She states the owners did show interest in the program, but they have yet to contact EDA following the meeting. Paloma states their interest is mainly in paving and unfortunately that is not one of the priorities of the program but once EDA gets the green light from the owner, then EDA can proceed with the program and work with the City since it is within the City limits.

JoAnn McCracken requests the status of Los Pancho's. Paloma reports the color rendering is currently being routed for approval.

**D. Trails/Parks Committee**

There are currently no reports on this item.

**E. New Land Development**

Barbara Dye reports on Tuesday, June 23<sup>rd</sup> at 1:30 PM, there will be a hearing before the Board of Supervisors regarding the 150 homes on Grand Avenue which have been approved by the Planning Commission. The name of the project is TPM 32026, submitted by Lakeside Estates.

**F. Wildomar City Council Liaison**

John Garrett reports there will be an Astronomy Event on August 15<sup>th</sup> at the Marna O'Brien Park.

It is also reported the City of Wildomar will have their first hotel in which location is still being decided.

**G. Business Development / Promotion**

Jeff George who reports on this item has left early. There are no reports at this time.

**H. Transportation**

Barbara Dye states that number six on the Transportation Status Report has been ongoing. Where it states, "extra dirt on Churchill St. and also on Turner St/Grand Ave. will be check out and reported." It should actually be every street from Turner to Blackwell. Under Completed Maintenance Work (shoulder work on Grand Avenue), Barbara Dye states this is contradicting to "On-Going" number five. EDA will contact Transportation regarding this and forward their email to all of the PAC members.

**I. Community Center**

Barbara Harrison states the old fire station is for sale. Barbara Dye states this has been discussed before and there are parking lot issues with this property.

**VII. Information Items**

The City of Wildomar will be having their First Birthday Celebration on July 1<sup>st</sup> at the Elsinore High School from 5:00 PM to 10:00 PM.

**VIII. Setting Items for Next Meeting**

Public Comment is added between Items three and four and will be limited to three minutes and only covers items not currently on the Agenda. Action Item 4B Staging Areas is moved to Discussion Item E. Action Item 4C EWD- Ballard Street Pipeline is removed from the Agenda. Discussion Item 5B Fire Station is combined with Committee Reports 6I and becomes Community Center/Fire Station. Discussion Items Perret Park and Regional Trails are combined and become Discussion Item Parks and Trails.

**IX. Public Comment**

Sharon Heil reports the Elks Lodge will be starting a Christmas Tree Lane. Sharon hands out flyers and invitations to the PAC and community members. The money will go towards scholarships for kids. Sharon reports the building is going well and they are beginning the inside of the building.

**X. Adjournment**

The Next PAC meeting will be held on July 15, 2009 at 7:00 pm. Barbara Dye motions to adjourn, JoAnn McCracken seconds, all in favor, motion passed.