MINUTES
Closed Session and Regular City Council Meetings
City of Hemet
City Council Chambers
450 E. Latham, Hemet, California 92543

MINUTES
CLOSED SESSION
Tuesday, December 10, 2019 – 6:00 p.m.

The City Council of the City of Hemet met this date in a Closed Session at 6:00 p.m. in the City Council Chamber, 450 E. Latham Avenue, Hemet, California with Mayor Wright presiding.

CALL TO ORDER: Mayor Wright

1. ROLL CALL:

Deputy City Clerk James provided the Roll Call as follows:
Present:
Mayor: Wright
Mayor Pro Tem: Brown
Council Members: Krupa, Meyer, Perciful

Staff Present:
Interim City Manager: Lopez
City Attorney: Vail
Deputy City Clerk: James

2. PUBLIC COMMENT PERIOD – Rules of Decorum, Resolution No. 4545

At this time, members of the public may only comment on an item appearing on the agenda. Please adhere to the following when addressing the Council:
- Comments will be limited to 3 minutes or less.
- Comments should be directed to the Council as a whole and not directed to individual Council Members.

Mayor Wright asked for Public Comments; no one spoke.
Council proceeded to Closed Session at 6:01 p.m.

Item 3.A: PUBLIC EMPLOYEE PERFORMANCE EVALUATION
Pursuant to Government Code Section 54957(b) (1)
Title: City Manager

Item 3.B: CONFERENCE WITH LABOR NEGOTIATORS
Pursuant to Government Code Section 54957.6
Agency Representatives: Mayor & City Attorney or as otherwise announced by Council
Unrepresented Employee: City Manager

Item 3.C: CONFERENCE WITH LEGAL COUNSEL: EXISTING LITIGATION
Pursuant to Government Code section 54956.9(d) (1)
Name of Case: City of Hemet v. Dow Chemical Co., et al. USDC Case No. 5:18-cv-02022

Item 3.D: CONFERENCE WITH LEGAL COUNSEL — ANTICIPATED LITIGATION
Pursuant to Government Code section 54956.9(d)(2)
Two (2) matters.

Item 3.E: CONFERENCE WITH LABOR NEGOTIATORS
Government Code Section 54957.6
Agency Designated Representative: Christopher Lopez, Interim City Manager
Employee Organization: HMMA and SEIU

ADJOURNMENT OF CLOSED SESSION

Council returned from Closed Session at 6:58 p.m.
MINUTES
REGULAR MEETING OF THE HEMET CITY COUNCIL
Tuesday, December 10, 2019 – 7:00 p.m.

The City Council of the City of Hemet met this date in a Regular Session at 7:00 p.m. in the City Council Chamber, 450 E. Latham Avenue, Hemet, California with Mayor Wright Presiding.

CALL TO ORDER: Mayor Wright

1. ROLL CALL:

Deputy City Clerk James provided the Roll Call as follows:
Present:
Mayor: Wright
Mayor Pro Tem: Brown
Council Members: Krupa, Meyer, Perciful

Staff Present:
Interim City Manager: Lopez
City Attorney: Vail
Deputy City Clerk: James

2. INVOCATION – Interfaith Council

Invocation was given by Reverend Bill Heller with Interfaith Council.

3. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mayor Pro Tem Russ Brown.

4. CITY ATTORNEY CLOSED SESSION REPORT

Item 4.A: City Attorney’s Report regarding Closed Session
City Attorney Vail reported that Council did not discuss Closed Session items 3.A and 3.B. Council received legal briefing on item 3.C. Items 3.D and 3.E will be heard at the end of the Regular Session. City Attorney Vail had no other reportable action.

5. COMMUNICATIONS FROM THE PUBLIC

Welcome to a meeting of the Mayor and City Council of the City of Hemet
- Anyone who wishes to speak during public comment or on a particular item will be required to fill out a speaker slip. Speaker slips must be turned in to the City Clerk. Each request will cover one speaker. Those who wish to speak must submit their own request to be called on by the Mayor.
- There is a 3-minute-per-person time limit for all comments, including public or quasi-judicial hearings.
- Written comments on any item may also be submitted to the City Clerk to be included in the meeting record. It will not be read aloud by the City Clerk.
- All who wish to speak, including Council members and staff, need to be recognized by the Mayor before speaking.
- Members of the public shall comply with the adopted Rules of Decorum, Resolution No. 4545. A copy of the rules of Decorum can be requested through the City Clerk’s Office.
- Please turn off or mute your Cell Phone while the meeting is in session

Mayor Wright asked for comments from the public, the following citizens spoke: Adam Eventov, Chris Hofeditz, Susan Larkin, Christi Barrett, Jessica Munoz, Mariann Derouin, and Pat Gregory.

6. PRESENTATIONS & COUNCIL REORGANIZATION

Item 6.A: Legislative Update by Assemblywoman Melendez

Samantha Stilwell from the Office of Assemblywoman Melendez gave an update on legislative items.

Item 6.B: Presentation to Mayor Wright from Mayor Pro Tem Brown

Mayor Pro Tem Brown presented a commemorative clock to Mayor Wright for her service as Mayor during the year 2019.

Item 6.C: Recognition to Police Chief Webb in honor of his Retirement

Mayor Wright, on behalf of the City Council, presented a plaque to Police Chief Webb in honor of his retirement. Dean Wetter with Valley-Wide Recreation and Park District, Robin Lowe, and Interim City Manager Lopez congratulated Chief Webb for his achievement.

Item 6.D: City Council Reorganization – Nominations for the Offices of Mayor and Mayor Pro Tempore to Serve to December 8, 2020. (James)
Recommendation for Office of Mayor:
1. Deputy City Clerk James to Open the Nomination of Mayor from the seated Members of the City Council
2. Call for a second;
3. Ask for vote of the Council

Deputy City Clerk James asked for nominations for the Office of Mayor from the seated members of City Council.

Motion by Mayor Wright, seconded by Council Member Krupa to nominate Mayor Pro Tem Brown as Mayor until December 8, 2020. Passed 5/0.

AYES: 5  Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

Recommendation for Office of Mayor Pro Tempore:
1. New Mayor to Open the Nomination of Mayor Pro Tem from the seated Members of the City Council
2. Call for a second;
2. Ask for vote of the Council

Newly Appointed Mayor Brown asked for nominations for the Office of Mayor Pro Tempore from the seated members of City Council.

Motion by Mayor Brown, seconded by Council Member Wright to nominate Council Member Krupa as Mayor Pro Tem until December 8, 2020. Passed 5/0.

AYES: 5  Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

BRIEF RECESS

Council recessed to reorganize.

Mayor Brown reconvened the meeting at 7:50 p.m.

7. RECEIVE AND FILE

Item 7.A:  Warrant Register
1. Warrant Register Dated October 24, 2019 in the Amount of $2,005,727.54 and October 31, 2019 in the Amount of $2,548,622.58.
2. Payroll for the Period of September 23, 2019 to October 6, 2019 in the Amount of $713,240.64 and October 7, 2019 to October 20, 2019 in the Amount of $706,038.29. (Rocha)

**Action:** Receive and File

**Item 7.B:** Investment Portfolio as of September 2019 (Oltman)

**Action:** Receive and File

**Item 7.C:** Investment Portfolio as of October 2019 (Oltman)

**Action:** Receive and File

**Item 7.D:** Measure U Letter – Fiscal Year 2018/19 Spending Summary

**Action:** Receive and File

Motion by Council Member Perciful, seconded by Council Member Meyer to approve the Receive and File items. Passed 5/0.

AYES: 5  Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

### 8. CONSENT CALENDAR

All Consent Calendar items will be acted upon by a single action of the City Council unless otherwise requested by an individual Council Member for separate consideration.

**Item 8.A:** Approval of Minutes
Minutes of the November 12, 2019 Work Study, Closed Session and Regular City Council Meeting; the November 19, 2019 Special Closed Session Meeting; and the November 21, 2019 Special Closed Session Meeting. (James)

**Action:** Approve by vote to Consent Calendar.

**Item 8.B:** Approval of At-Will Employment Agreement for the Position of City Manager

**Action:** Pulled for separate Consideration by Mayor Pro Tem Krupa

**Item 8.C:** Resolution No. 2019-4915 Approving a Landscape Maintenance Agreement to Modify Maintenance Responsibilities for Certain Real Property Associated with Landscape Maintenance District 47, and
Authorizing the City Manager to Execute All Documents Regarding this Agreement (Russell)

**Action:** Adopt Resolution No. 2019-4915 by vote to Consent Calendar.

**Item 8.D:** Resolution No. 2019-4916 to Designate the Chief of Police and the City Manager as the Authorized Signing Agent and Enter into a Memorandum of Understanding with the County of Riverside and Partner Agencies to Remain a Member of the Post-Release Accountability and Compliance Team (Webb)

**Action:** Adopt Resolution No. 2019-4916 by vote to Consent Calendar

**Item 8.E:** A Resolution of the City Council of the City of Hemet, California, Approving a Subdivision Improvement Agreement, Improvement Security and Final Tract Map No. 29129-7 Located Near the Southeast Corner of Warren Road and Esplanade Avenue

**Action:** Pulled by staff request to be heard at a future Council Meeting


**Action:** Adopt Resolution No. SA-2019-01 by vote to Consent Calendar

**Item 8.G:** Resolution No. SA-2019-02 of the Successor Agency to the Former Hemet Redevelopment Agency Approving a Contract with RSG, Inc. to Provide Consulting Services to the Successor Agency during the July 1, 2020 through June 30, 2021 Period

**Action:** Adopt Resolution No. SA-2019-02 by vote to Consent Calendar


**AYES:** 5  **Council Members:** Krupa, Meyer, Perciful, Wright, and Mayor Brown

**NOES:** 0
Pulled Consent Calendar Items:

Item 8.B: Approval of At-Will Employment Agreement for the Position of City Manager

Action: Approve At-Will Employment Agreement for the position of City Manager

Mayor Pro Tem Krupa pulled this item for separate consideration. Mayor Pro Tem Krupa, Council Member Wright and Council Member Meyer commented on this item in support of Interim City Manager to become City Manager.

Motion by Council Member Meyer, seconded by Council Member Perciful to conduct an informal investigation of disclosure of Closed Session items associated with this item. Passed 5/0.

AYES: 5 Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

Motion by Council Member Meyer, seconded by Council Member Perciful to approve At-Will Employment Agreement for the position of City Manager. Passed 5/0.

AYES: 5 Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

9. PUBLIC HEARING

The City Council's procedure for public hearings will be as follows:
- The Mayor will ask the for the staff report
- The Mayor will ask for clarification of items presented, if needed.
- The Mayor will open the public hearing: asking for comments for those IN FAVOR of or IN OPPOSITION to the item;
- The Mayor to ask for rebuttal to any comments made.
- The Mayor will then CLOSE THE PUBLIC HEARING.
- The Mayor will ask the City Manager to respond to any questions raised by the public (the public will not have the opportunity to respond).
- The Mayor will then bring the discussed back to City Council for direction or action.
- 1. Waive First Reading and Introduce Ordinance by Title Only

Item 9.A: Program Year 2020 Community Development Block Grant Initial Public Hearing (For Fiscal Year 2020-2021) (Rocha)

Recommendation: Conduct a public hearing to elicit comments of citizens, public agencies, and other interested parties regarding community needs and priorities; Receive and consider all comments for incorporation in the City of Hemet 2020 Annual Action Plan draft and the 2020-2024 Consolidated Plan draft; and Form the CDBG Ad Hoc committee with the appointment of two Council members for the 2020 CDBG application selection and funding recommendations.
Finance Director Rocha gave the staff report.

Mayor Brown opened the Public Hearing at 8:05 p.m. for anyone wishing to speak in favor of or in opposition of this item. No one spoke. Mayor Brown closed the Public Hearing for this item at 8:05 p.m.

Motion by Mayor Pro Tem Krupa, seconded by Council Member Wright to form a CDBG Ad Hoc Committee and appoint Council Member Perciful and Mayor Pro Tem Krupa to the Committee. Passed 5/0.

AYES: 5  Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

Item 9.B: Public Hearing to Consider Calling a Special Election, Declaring the Results of the Election, and Approving Formation and Levy of Special Taxes for City of Hemet Community Facilities District No. 2019-01 (Mcsweeny) (Barron)

Recommendation:

1. Adopt a Resolution to Establish City of Hemet Community Facilities District No. 2019-01 (Mcsweeny), to Establish an Appropriations Limit Therefor, to Authorize the Levy of a Special Tax Therein, and to Submit the Establishment of an Appropriations Limit and the Levy of Special Taxes to the Qualified Electors Thereof;

2. Adopt a Resolution Calling a Special Election and Submitting to the Qualified Electors of City of Hemet Community Facilities District No. 2019-01 (Mcsweeny) Propositions Regarding the Establishment of an Appropriations Limit and the Annual Levy of A Special Tax within the Community Facilities District;

3. Adopt a Resolution Declaring the Results of a Special Election in City of Hemet Community Facilities District No. 2019-01 (Mcsweeny) and Directing the Recording of a Notice of Special Tax Lien; and

4. Waive Full Reading, Read by Title Only and Introduce an Ordinance of the City Council of the City of Hemet, California Acting in Its Capacity as the Legislative Body of City Of Hemet Community Facilities District No. 2019-01 (Mcsweeny) Authorizing the Levy of a Special Tax Therein

Executive Analyst Barron gave the staff report.

Mayor Brown opened the Public Hearing at 8:11 p.m. for anyone wishing to speak in favor of or in opposition of this item. No one spoke. Mayor Brown closed the Public Hearing for this item at 8:11 p.m.
Mayor Brown asked for Council Comments; no one spoke.

Mayor Brown asked the Deputy City Clerk if any ballots were received. Deputy City Clerk stated 1 ballot was received with no casted vote.

Mayor Brown reopened the Public Hearing at 8:17 p.m.

Motion by Council Member Perciful, seconded by Council Member Krupa to continue the open public hearing until the January 14, 2019 Regular City Council Meeting. Passed 5/0.

AYES: 5 Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

10. DISCUSSION – ACTION ITEMS

Item 10.A: Financing of Fire Apparatus Purchase

Recommendation: Authorize the Finance Director to pursue financing options with financial institutions for the replacement of fire apparatus, and Authorize Purchasing to solicit bids from fire apparatus manufacturers for the replacement of one engine and one aerial quint fire apparatus.

Fire Chief Brown gave the staff report.

Mayor Brown asked for Public Comments; no one spoke.
Mayor Brown asked for Council comments; a discussion ensued.

Motion by Mayor Brown, seconded by Mayor Pro Tem Krupa to schedule a Work Study Session at a later date to be determined regarding the financing of Fire apparatuses. Passed 5/0.

AYES: 5 Council Members: Krupa, Meyer, Perciful, Wright, and Mayor Brown
NOES: 0

Item 10.B: A Resolution No. 2019-4917 of the City Council of the City of Hemet, California, Amending the Budget and Approving Appropriations for the Fiscal Year 2019/20, Authorizing the Finance Department to Amend the City Attorney Budget Increasing the Retainer Budget by $100,000 and the Litigation Budget by $600,000, and Authorizing the Finance Department to Allocate the City Attorney Budget Across All City Departments to Fund City Attorney Services.
Action: Adopt Resolution No. 2019-4917 of the City Council of the City of Hemet, California, Amending the Budget and Approving Appropriations for the Fiscal Year 2019/20, Authorizing the Finance Department to Amend the City Attorney Budget Increasing the Retainer Budget by $100,000 and the Litigation Budget by $600,000, and Authorizing the Finance Department to Allocate the City Attorney Budget Across All City Departments to Fund City Attorney Services.

Finance Director Rocha gave the staff report.

Mayor Brown asked for Public Comment; no one spoke.
Mayor Brown asked for Council Comments; a discussion ensued.

Motion by Council Member Meyer, seconded by Council Member Perciful to terminate the attorney services contract with Burke, Williams & Sorensen, by 30-day notice. Failed 2/3.

AYES: 2 Council Members: Meyer and Perciful
NOES: 3 Council Members: Krupa, Wright, and Mayor Brown

Motion by Mayor Pro Tem Krupa, seconded by Council Member Wright to adopt Resolution 2019-4917 Amending the Budget and Approving Appropriations for the Fiscal Year 2019/20, Authorizing the Finance Department to Amend the City Attorney Budget; Increasing the Retainer Budget by $100,000 and the Litigation Budget by $600,000, and Authorizing the Finance Department to Allocate the City Attorney Budget Across All City Departments to Fund City Attorney Services. Passed 3/2.

AYES: 3 Council Members: Krupa, Wright, and Mayor Brown
NOES: 2 Council Members: Meyer and Perciful

11. CITY COUNCIL AND STAFF REPORTS

Mayor Brown asked for Council comments.

CITY COUNCIL REPORTS AND COMMENTS

A. Council Member Meyer
   1. Riverside County Habitat Conservation Agency (RCHCA)
   2. Investment Oversight Committee

B. Council Member Perciful
   1. Planning Commission
   2. Riverside County Habitat Conservation Agency – Alternate (RCHCA)
   3. Riverside Conservation Authority (RCA)
   4. Riverside Transit Agency – Alternate (RTA)

C. Council Member Wright
1. Planning Commission
2. Ramona Bowl Association - Alternate
3. League of California Cities
4. Western Riverside Council of Governments (WRCOG)
5. Southern California Association of Governments (SCAG)
6. Western Community Energy Board
7. Homeless Task Force
8. Skate Plaza Task Force

D. Mayor Pro Tem Krupa
1. Riverside Conservation Authority - Alternate (RCA)
2. Riverside County Transportation Commission (RCTC)
3. Ramona Bowl Association
4. Riverside Transit Agency (RTA)
5. Library Board
6. League of California Cities
7. Southern California Association of Governments (SCAG)
8. Watermaster Board
9. Investment Oversight Committee

F. Mayor Brown
1. Watermaster Board - Alternate
2. Riverside County Transportation Commission – Alternate
3. Western Riverside Council of Governments – Alternate (WRCOG)
4. Western Community Energy Board - Alternate

G. Ad-Hoc Committee Reports
a. Florida Avenue (SR 74) Ad-Hoc Committee (Krupa/Wright Jan. 8, 2019)
   b. Community Development Based Grant (CDBG) Ad-Hoc Committee
      (Krupa/Perciful Dec. 10, 2019)

H. City Manager Lopez
1. Manager’s Report
2. Caltrans Florida Avenue Median Project update

At this time, Council recessed at 9:47 p.m. to reorganize the Hemet Housing Authority.

Council returned from recess at 9:50 p.m.

12. FUTURE AGENDA ITEMS

If Members of Council have items for consideration at a future City Council meeting, please state the agenda item to provide direction to the City Manager.

Mayor Brown asked if there were any additions to future agenda items; Council had no items to add.

- Housing Investment Opportunities/Vacant City Owned Infill Property
- Broadcasting of City Council Meetings
- Infrastructure Commission
• Next Steps to Measure Z
• Vagrancy and Pan Handling Laws
• Investment Portfolio Audit
• Council Protocols – Use of City Logo and Seal
• Special Events Funding Policy
• Selection Procedures of Advisory Board Members

Council recessed at 9:50 p.m. to Closed Session to hear remaining items: 3.D and 3.E.

13. ADJOURNMENT

Council returned from Closed Session and City Attorney Vail reported there was no reportable action.

There being no further business, Mayor Brown adjourned the meeting at 10:32 p.m. The next Regular City Council Meeting will be at 7:00 p.m. on January 14, 2020.

APPROVAL:

[Signature]
Mayor Russ Brown

ATTEST:

[Signature]
Clay James
Deputy City Clerk