



REGULAR MEETING AGENDA OF THE JURUPA VALLEY CITY COUNCIL

Thursday, August 4, 2022

Regular Meeting: 7:00 p.m.

City Council Chamber

8930 Limonite Avenue, Jurupa Valley, CA 92509

- A. *As a courtesy to those in attendance, we ask that cell phones be turned off or set to their silent mode and that you keep talking to a minimum so that all persons can hear the comments of the public and City Council.*
- B. *A member of the public who wishes to speak under Public Comments must fill out a "Speaker Card" and submit it to the City Clerk BEFORE the Mayor calls for Public Comments on an agenda item. Each agenda item up will be open for public comments before taking action. Public comments on subjects that are not on the agenda can be made during the "Public Appearance/Comments" portion of the agenda.*
- C. *If the Meeting is conducted via teleconferencing pursuant to Government Code Section 54953(e), the public may submit comments to the City Council via email or via telephone prior to the Mayor calling the item. Email comment shall be sent to: CityClerk@jurupavalley.org. Telephone comments may be made by calling (951) 332-6464, Ext. 140. Email and telephone comments are subject to the same rules as in-person comments.*
- D. *Members of the public who wish to comment on the CONSENT CALENDAR may do so during the Public Comment portion of the Agenda prior to the adoption of the Consent Calendar.*
- E. *As a courtesy to others, and to assure that each person wishing to be heard has an opportunity to speak, please limit your comments to 3 minutes.*

1. 7:00 PM - CALL TO ORDER AND ROLL CALL FOR REGULAR MEETING

- Chris Barajas, Mayor
- Leslie Altamirano, Mayor Pro Tem
- Lorena Barajas Bisbee, Council Member
- Brian Berkson, Council Member
- Guillermo Silva, Council Member

2. INVOCATION

3. PLEDGE OF ALLEGIANCE

4. APPROVAL OF AGENDA

5. PRESENTATIONS

**A. RIVERSIDE COUNTY DEPARTMENT OF ANIMAL SERVICES -
INTRODUCTION OF “PET OF THE MONTH”**

6. PUBLIC APPEARANCE/COMMENTS

Persons wishing to address the City Council on subjects other than those listed on the Agenda are requested to do so at this time. A member of the public who wishes to speak under Public Appearance/Comments OR the Consent Calendar must fill out a “Speaker Card” and submit it to the City Clerk BEFORE the Mayor calls for Public Comments on an agenda item. When addressing the City Council, please come to the podium and state your name and address for the record. While listing your name and address is not required, it helps us to provide follow-up information to you if needed. In order to conduct a timely meeting, we ask that you keep your comments to 3 minutes. Government Code Section 54954.2 prohibits the City Council from taking action on a specific item until it appears on an agenda.

7. INTRODUCTIONS, ACKNOWLEDGEMENTS, COUNCIL COMMENTS AND ANNOUNCEMENTS

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

A. MAYOR CHRIS BARAJAS

- 1. UPDATE ON THE INTERAGENCY COORDINATING COUNCIL MEETING OF JULY 22, 2022**
- 2. UPDATE ON THE WESTERN RIVERSIDE COUNCIL OF GOVERNMENTS EXECUTIVE COMMITTEE MEETING OF AUGUST 1, 2022**

B. COUNCIL MEMBER BRIAN BERKSON

- 1. UPDATE ON THE METROLINK / SOUTHERN CALIFORNIA REGIONAL RAIL AUTHORITY MEETING OF JULY 22, 2022**

9. CITY MANAGER’S UPDATE

10. APPROVAL OF MINUTES

A. JULY 21, 2022 REGULAR MEETING

11. CONSENT CALENDAR (COMMENTS ON CONSENT AGENDA TAKEN HERE)

(All matters on the Consent Calendar are to be approved in one motion unless a Councilmember requests a separate action on a specific item on the Consent Calendar. If an item is removed from the Consent Calendar, it will be discussed individually and acted upon separately.)

A. 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.

B. CONSIDERATION OF CHECK REGISTER IN THE AMOUNT OF \$7,284,519.51

Requested Action: That the City Council ratify the check registers dated June 30 and July 7, 14, 20, and 21, 2022; as well as the payroll registers dated June 30 and July 8 and 22, 2022.

C. ACCEPTANCE OF THE FEDERAL AWARDS REPORT IN ACCORDANCE WITH UNIFORM GUIDANCE (SINGLE AUDIT REPORT)

Requested Action: That the City Council receive and file the federal awards report audited by the City's Independent Auditors, Eide Bailly (CPAs).

D. APPROVAL OF AGREEMENT WITH REACH OUT FOR FY 2022-23 FUNDING

Requested Action: That the City Council approve the Reach Out Agreement for FY 2022/23 funding in the amount of \$30,000 and authorize the Mayor to execute the Agreement.

E. APPROVAL OF THE ANNUAL AGREEMENT WITH THE JURUPA VALLEY CHAMBER OF COMMERCE INCLUDING THE COVID RELIEF ECONOMIC DEVELOPMENT PROGRAM

Requested Action: That the City Council approve the annual agreement between the City of Jurupa Valley and the Jurupa Valley Chamber of Commerce for an amount not to exceed \$25,000 and authorize the City Manager to execute the Agreement in substantially the form and format attached to the staff report as approved by the City Attorney.

F. AGREEMENT BETWEEN THE CITY OF JURUPA VALLEY AND MARK THOMAS, INC. FOR GRANT WRITING SERVICES FOR THE BRIDGE INVESTMENT PROGRAM

1. Requested Action: That the City Council approve the Agreement between the City of Jurupa Valley and Mark Thomas & Company, Inc. for grant writing services for the Bridge Investment Program and authorize the City Manager to execute the agreement in substantially the form and format attached to the staff report as approved by the City Attorney.
2. Authorize staff to submit the grant application for the Market Street Bridge project.

G. APPROVAL OF PURCHASE OF TWO TOYOTA RAV4 VEHICLES FROM CROWN TOYOTA

1. Requested Action: That the City Council approve the purchase of two Toyota RAV4 vehicles, utilizing funding from the Assembly Bill 2766 ("AB 2766") Program ("Program") of the South Coast Air Quality Management District, ("SCAQMD"), included in FY 2022-23 Budget; and
2. That the City Council approve re-appropriation of funds within the Public Works Department from the JVOC facility funds for the purchase of a 2021 Toyota RAV4 LE for the cost of \$36,725.

12. CONSIDERATION OF ANY ITEMS REMOVED FROM THE CONSENT CALENDAR

13. PUBLIC HEARINGS

A. PUBLIC HEARING TO CONSIDER (1) AN ORDINANCE ADDING CHAPTER 9.267 TO THE JURUPA VALLEY MUNICIPAL CODE TO ESTABLISH AN INCLUSIONARY HOUSING REQUIREMENT AND AFFORDABLE HOUSING IN LIEU FEE AND MAKING FINDINGS PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT; (2) A RESOLUTION ADOPTING THE INCLUSIONARY HOUSING AND IN-LIEU FEE STUDY AND RECOMMENDATION ESTABLISHING INCLUSIONARY HOUSING FEES; AND (3) A RESOLUTION ESTABLISHING A FEE SCHEDULE PURSUANT TO CHAPTER 9.267 (INCLUSIONARY HOUSING) OF THE CITY OF JURUPA VALLEY MUNICIPAL CODE (CONTINUED FROM THE JULY 21, 2022 MEETING)

1. Requested Action: That the City Council open the public hearing and receive any public testimony; and

2. That the City Council conduct a first reading and introduce Ordinance No. 2022-14, entitled:

AN ORDINANCE OF THE CITY OF JURUPA VALLEY, CALIFORNIA, ADDING CHAPTER 9.267 TO TITLE 9 OF THE JURUPA VALLEY MUNICIPAL CODE TO ESTABLISH AN INCLUSIONARY HOUSING REQUIREMENT AND AFFORDABLE HOUSING IN LIEU FEE AND MAKING FINDINGS PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT; AND

3. That the City Council adopt Resolution No. 2022-93, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JURUPA VALLEY, ADOPTING THE INCLUSIONARY HOUSING AND IN-LIEU FEE STUDY AND RECOMMENDATION ESTABLISHING INCLUSIONARY HOUSING FEES; AND

4. That the City Council adopt Resolution No. 2022-94, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JURUPA VALLEY, ESTABLISHING A FEE SCHEDULE PURSUANT TO CHAPTER 9.267 (INCLUSIONARY HOUSING) OF THE CITY OF JURUPA VALLEY MUNICIPAL CODE

- B. PUBLIC HEARING TO CONSIDER MASTER APPLICATION (MA) NO. 21347; GENERAL PLAN AMENDMENT (GPA) NO. 21013; CHANGE OF ZONE (CZ) NO. 21015; AMENDMENT NO. 4 TO SPECIFIC PLAN NO. 266; SITE DEVELOPMENT PERMIT (SDP) NO. 21115; AND SETBACK ADJUSTMENT (SBA) NO. 21003; PROJECT: “VERNOLA MARKETPLACE APARTMENT COMMUNITY” (PHASE B) - DEVELOP 8.34 ACRES OF VACANT LAND INTO 208-UNIT APARTMENT COMMUNITY; LOCATED SOUTH OF VERNOLA MARKETPLACE SHOPPING CENTER, EAST OF I-15 FREEWAY AND WEST OF PATS RANCH ROAD AT THE INTERSECTION OF 65TH STREET (APN: 152-640-005 AND 006); (APPLICANT: ANTHONY P. VERNOLA TRUST U/T/D)**

1. Requested Action: That the City Council open the public hearing and receive any public testimony; and
2. That the City Council That the City Council conduct a public hearing and adopt Resolution No. 2022-94, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JURUPA VALLEY, CALIFORNIA, ADOPTING A MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM, AND APPROVING GENERAL PLAN AMENDMENT NO. 21013, AMENDMENT NO. 4 TO SPECIFIC PLAN NO. 266, SETBACK ADJUSTMENT NO. 21003, AND SITE DEVELOPMENT PERMIT NO. 21115 TO PERMIT THE CONSTRUCTION OF 208-UNIT APARTMENT COMMUNITY ON APPROXIMATELY 8.34 ACRES OF REAL PROPERTY LOCATED SOUTH OF VERNOLA MARKETPLACE SHOPPING CENTER, EAST OF I-15 FREEWAY AND WEST OF PATS RANCH ROAD AT THE INTERSECTION OF 65TH STREET (APNS: 152-640-005, -006); AND

- 3.** That the City Council conduct a first reading and introduce Ordinance No. 2022-15, entitled:

AN ORDINANCE OF THE CITY OF JURUPA VALLEY, CALIFORNIA, APPROVING AN AMENDMENT TO THE CITY OF JURUPA VALLEY OFFICIAL ZONING MAP CHANGING THE ZONE OF APPROXIMATELY 8.34-ACRES OF REAL PROPERTY LOCATED ON THE EAST SIDE OF INTERSTATE 15 (I-15) AND THE WEST SIDE OF PATS RANCH ROAD AT THE INTERSECTION OF 65TH STREET; (APN: 152-640-005 AND 006); FROM INDUSTRIAL PARK (I-P) TO GENERAL RESIDENTIAL (R-3), AND MAKING FINDINGS PURSUANT TO CEQA

14. COUNCIL BUSINESS

A. REVIEW AND AWARD OF 2022-23 COMMUNITY SERVICE GRANTS

Requested Action: That the City Council review the Community Service Grant (CSG) Committee funding recommendation for the 2022-2023 CSG program, award funding to the 11 highest-ranking proposals and appropriate an additional \$15,000 toward the program from the General Fund undesignated fund balance.

15. CITY ATTORNEY'S REPORT

16. COUNCIL MEMBER REPORTS AND COMMENTS

17. ADJOURNMENT

Adjourn to the Regular Meeting of August 18, 2022 at 7:00 p.m. at the City Council Chamber, 8930 Limonite Avenue, Jurupa Valley, CA 92509.

In compliance with the Americans with Disabilities Act and Government Code Section 54954.2, if you need special assistance to participate in a meeting of the Jurupa Valley City Council or other services, please contact Jurupa Valley City Hall at (951) 332-6464. Notification at least 48 hours prior to the meeting or time when services are needed will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service.

Agendas of public meetings and any other writings distributed to all, or a majority of, Jurupa Valley City Council Members in connection with a matter subject to discussion or consideration at an open meeting of the City Council are public records. If such writing is distributed less than 72 hours prior to a public meeting, the writing will be made available for public inspection at the City of Jurupa Valley, 8930 Limonite Avenue, Jurupa Valley, CA 92509, at the time the writing is distributed to all, or a majority of, Jurupa Valley City Council Members. The City Council may also post the writing on its Internet website at www.jurupavalley.org.

Agendas and Minutes are posted on the City's website at www.jurupavalley.org.