



**SUBMITTAL TO THE FLOOD CONTROL AND WATER CONSERVATION DISTRICT BOARD
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

FROM: General Manager-Chief Engineer

SUBMITTAL DATE:
October 7, 2003

SUBJECT: Joint Community Facilities Agreement (Storm Drainage Improvements) by and among Riverside County Flood Control and Water Conservation District, City of Temecula, Temecula Public Financing Authority and Wolf Creek Development, LLC, a California limited liability company

RECOMMENDED MOTION:

Approve the Joint Community Facilities Agreement (Storm Drainage Improvements) by and among Riverside County Flood Control and Water Conservation District, City of Temecula, Temecula Public Financing Authority and Wolf Creek Development, LLC, a California limited liability company that is in substantially final form; and authorize the Chairman to execute the Agreement on notification from staff that the Agreement is final.

BACKGROUND:

At the request of Wolf Creek Development, LLC (the "Developer") and S-P Murdy, LLC, a California limited liability company, the Temecula Public Financing Authority (the "Authority") has initiated proceedings to form the Temecula Public Financing Authority Community Facilities District No. 03-03 (Wolf Creek) ("CFD") for the purpose of financing certain public infrastructure required for a 1,740 unit planned residential community located on the easterly side of the Pechanga Parkway within both the boundaries of the City and Assessment District No. 159 of the County. Among the public improvements to be financed are storm drainage systems that are to be owned and maintained by the Flood Control District. A joint community facilities agreement is required under Sections 53316.2, 5331.4 and 53316.6 of the Government Code in order for the Authority to proceed with the formation of the CFD.

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D:MHW:bjp

WARREN D. WILLIAMS
General Manager-Chief Engineer

FINANCIAL DATA

Current F.Y. District Cost:	N/a	In Current Year Budget:	N/a
Current F.Y. County Cost:	N/a	Budget Adjustment:	N/a
Annual Net District Cost:	N/a	For Fiscal Year:	N/a

SOURCE OF FUNDS: N/a

Positions To Be Deleted Per A-30

Requires 4/5 Vote

C.E.O. RECOMMENDATION:

APPROVE

County Executive Office Signature

FORM APPROVED
COUNTY COUNSEL

SEP 30 2003

Departmental Concurrence

- Dept' Recomm.: Consent Policy
- Per Exec. Ofc.: Consent Policy

Prev. Agn. Ref.:

District: 3rd

Agenda Number:

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

11.5

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The Agreement requires the Developer to construct the storm drainage systems and to submit to the Flood Control Engineer all documents necessary to establish that each facility has been constructed as if constructed by or constructed under the direction and supervision of the Flood Control District prior to any payment being authorized by the Flood Control District to the Developer. The Agreement has been reviewed by County Counsel and the County Executive Office to ensure that it and the CFD's special tax and rate and method of apportionment are in conformance with County policies. Additional information is required to complete Section 4.3(1) of the Agreement and the information shall be received by October 10, 2003. Staff recommends approval of the Agreement.