



AGENDA
CITY COUNCIL OF THE CITY OF MORENO VALLEY
MORENO VALLEY COMMUNITY SERVICES DISTRICT
CITY AS SUCCESSOR AGENCY FOR THE
COMMUNITY REDEVELOPMENT AGENCY OF
THE CITY OF MORENO VALLEY
MORENO VALLEY HOUSING AUTHORITY

September 13, 2016

STUDY SESSION – 6:00 PM

City Council Study Sessions

Second Tuesday of each month – 6:00 p.m.

City Council Meetings

Special Presentations – 5:30 P.M.

First & Third Tuesday of each month – 6:00 p.m.

City Council Closed Session

Will be scheduled as needed at 4:30 p.m.

City Hall Council Chamber – 14177 Frederick Street

Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, in compliance with the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to Guy Pegan, ADA Coordinator, at 951.413.3120 at least 72 hours before the meeting. The 72-hour notification will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Dr. Yxstian A. Gutierrez, Mayor

Jeffrey J. Giba, Mayor Pro Tem
Jesse L. Molina, Council Member

George E. Price, Council Member
D. LaDonna Jempson, Council Member

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***THE CITY COUNCIL RECEIVES A SEPARATE STIPEND FOR CSD
MEETINGS***

**STUDY SESSION – 6:00 PM
SEPTEMBER 13, 2016**

CALL TO ORDER

PLEDGE OF ALLEGIANCE

INVOCATION

Bishop Lacy Sykes, Jr., CrossWord Christian Church

ROLL CALL

INTRODUCTIONS

**PUBLIC COMMENTS ON MATTERS EITHER ON THE AGENDA OR NOT ON THE
AGENDA UNDER THE JURISDICTION OF THE CITY COUNCIL**

There is a three-minute time limit per person. Please complete and submit a BLUE speaker slip to the City Clerk. All remarks and questions shall be addressed to the presiding officer or to the City Council.

A. SPECIAL ORDER OF BUSINESS

A.1. REPORT FROM EXECUTIVE DIRECTOR OF THE MARCH JOINT POWERS AUTHORITY (Report of: City Clerk)

A.2. CITY COUNCIL REQUESTS AND COMMUNICATIONS

**(ITEMS MAY BE DEFERRED BY COUNCIL IF TIME DOES NOT PERMIT FULL
REVIEW.)**

PUBLIC INSPECTION

The contents of the agenda packet are available for public inspection on the City's website at www.moval.org and in the City Clerk's office at 14177 Frederick Street during normal business hours.

Any written information related to an open session agenda item that is known by the City to have been distributed to all or a majority of the City Council less than 72 hours prior to this meeting will be made available for public inspection on the City's website at www.moval.org and in the City Clerk's office at 14177 Frederick Street during normal business hours.

ADJOURNMENT

CERTIFICATION

I, Marie Macias, Interim City Clerk of the City of Moreno Valley, California, certify that 72 hours prior to this Study Session, the City Council Agenda was posted on the City's website at: www.moval.org and in the following three public places pursuant to City of Moreno Valley Resolution No. 2007-40:

City Hall, City of Moreno Valley
14177 Frederick Street

Moreno Valley Library
25480 Alessandro Boulevard

Moreno Valley Senior/Community Center
25075 Fir Avenue

Marie Macias, MMC,
Interim City Clerk

Date Posted: September 8, 2016



City of Moreno Valley

March Joint Powers Authority Overview

September 13, 2016

Dr. Danielle Wheeler
Executive Director
March Joint Powers Authority
"Bringing Good Jobs to Riverside County"



March Realigned April 1, 1996

ü March ARB

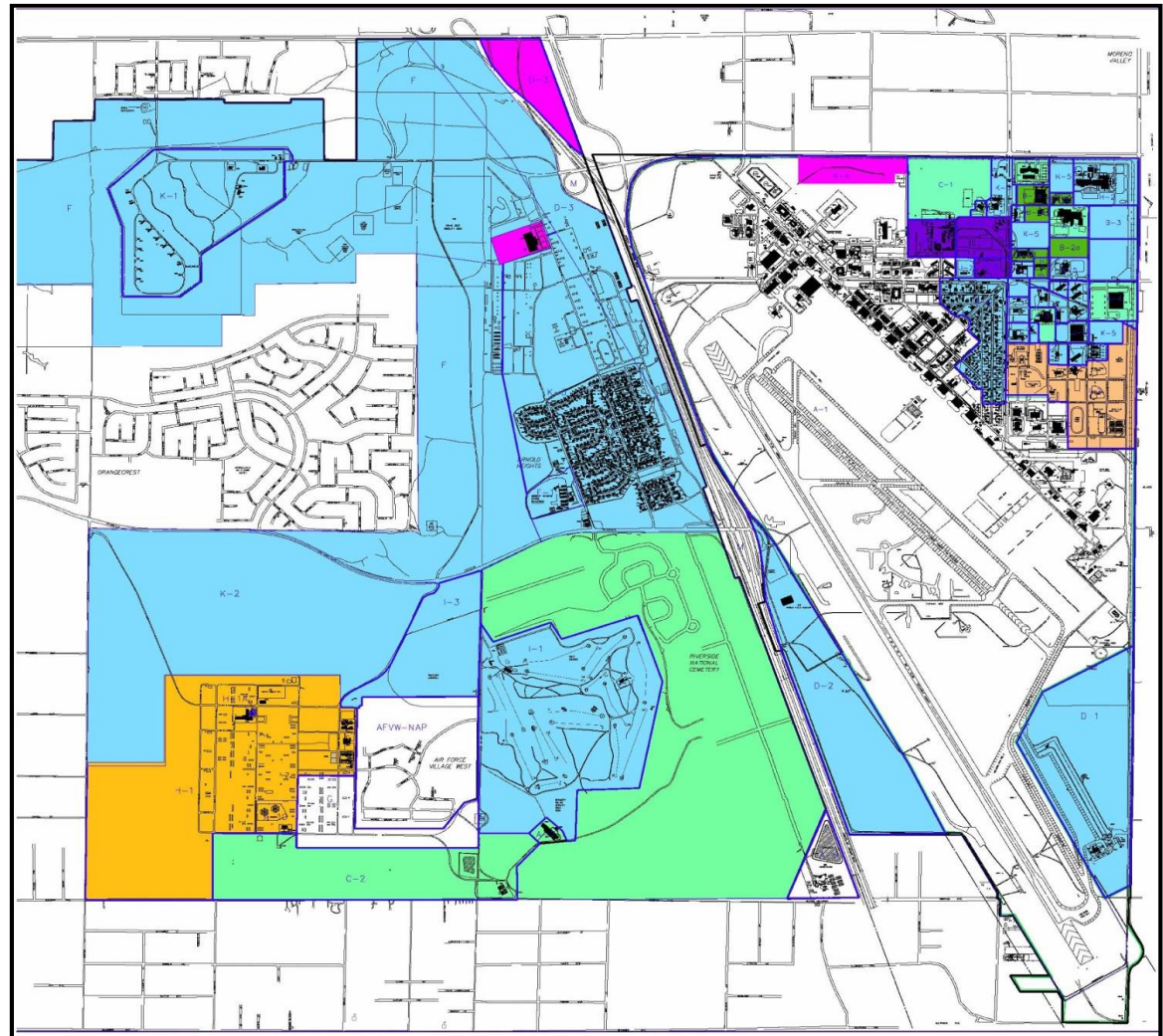
Ø 2200 Acres

ü Surplus Property

Ø 4400 Acres

ü March JPA

Ø 3500 Acres



Attachment: City of Moreno Valley Presentation 091316 (2265 : REPORT FROM EXECUTIVE DIRECTOR



March Joint Powers Authority

Member Jurisdictions

- County of Riverside
- City of Moreno Valley
- City of Perris
- City of Riverside

**March Joint Powers
Commission**
Two (2) Elected Representatives From Each Jurisdiction

March Joint Powers
Authority

March Inland Port
Airport Authority

March Joint Powers
Utility Authority

Successor Agency
March RDA



Redevelopment Impacts

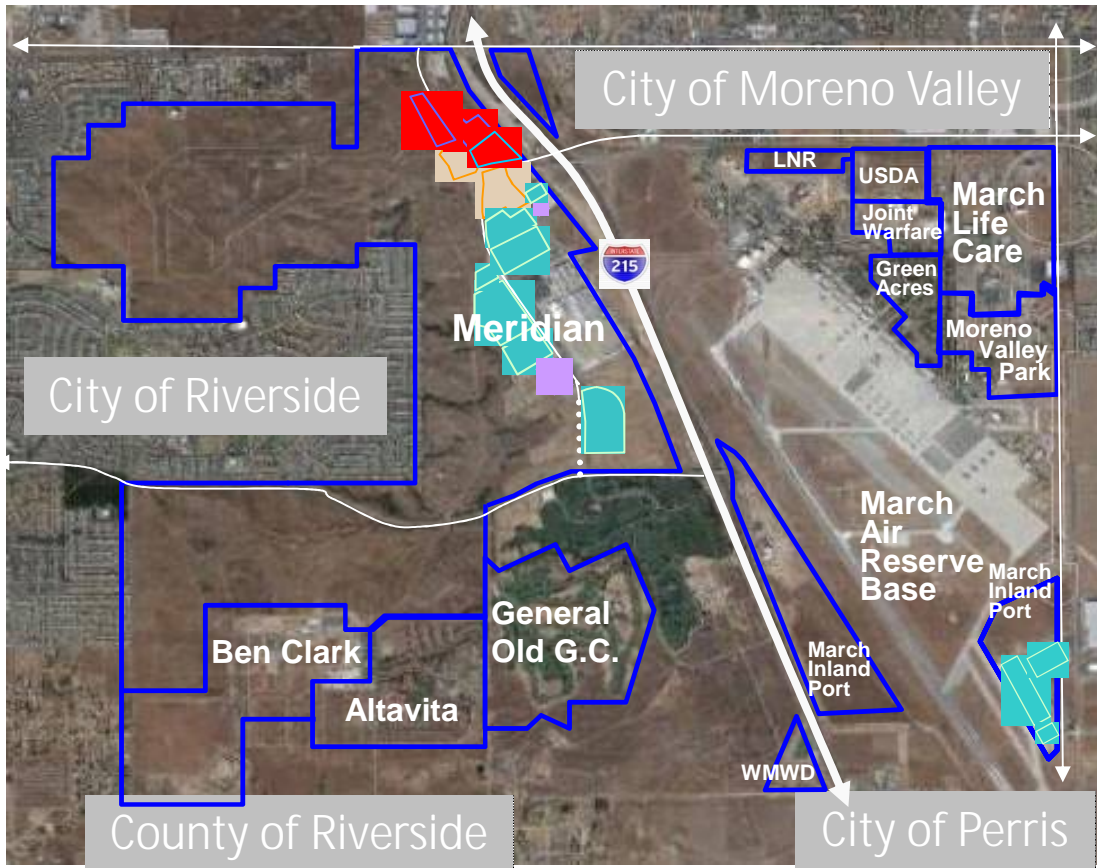


- ü Military Base Property Never on Tax Rolls
- ü Estimated \$7 Billion in New Building Valuation

REDEVELOPING MARCH = 32,000 JOBS!



March JPA Current Employment

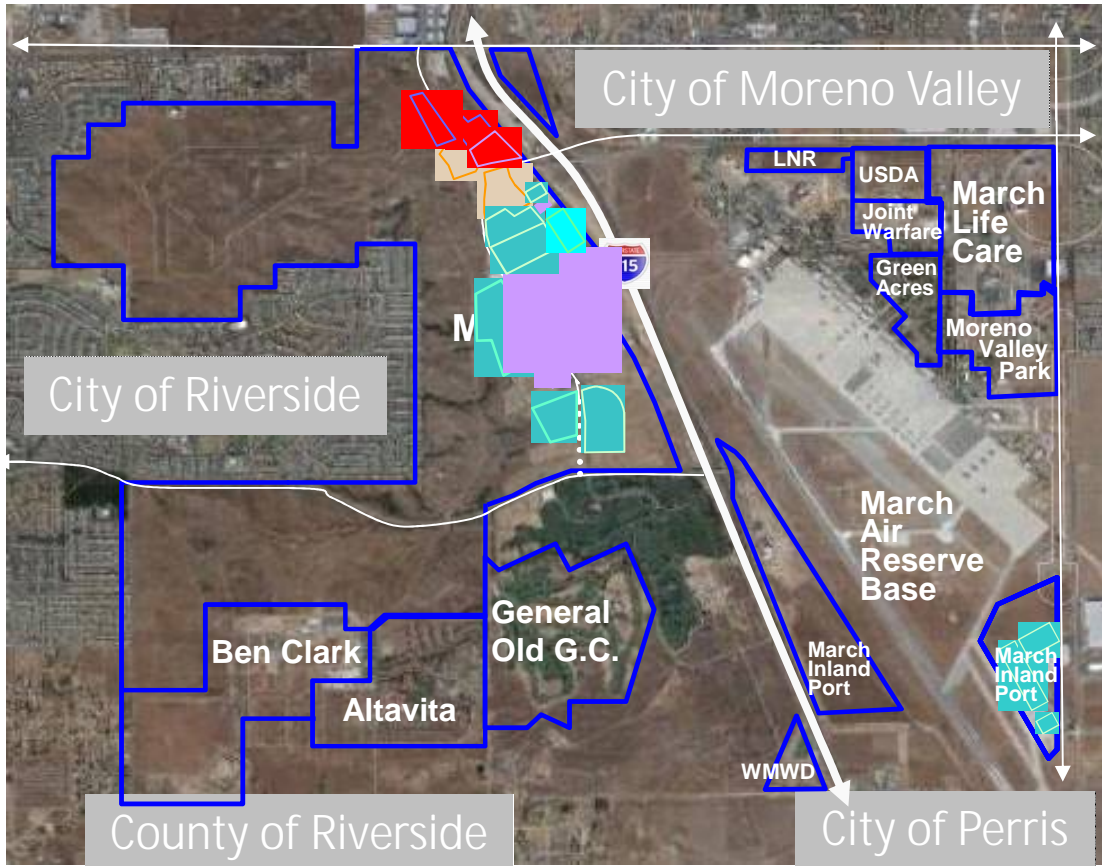


Sysco	450
McLane Food Service	352
Altavita	319
Clifford Business Center	278
Falcon Business Center	210
Horizon Business Center	40
JBS Meat	230
Avanquest/Kia	100
Kaiser	85
Western MWD	82
March Inland Port	78
University of California	150
Spectrum Premium	50
Russell Sigler	40
Other	164
Total:	2,628

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Building Area Completed

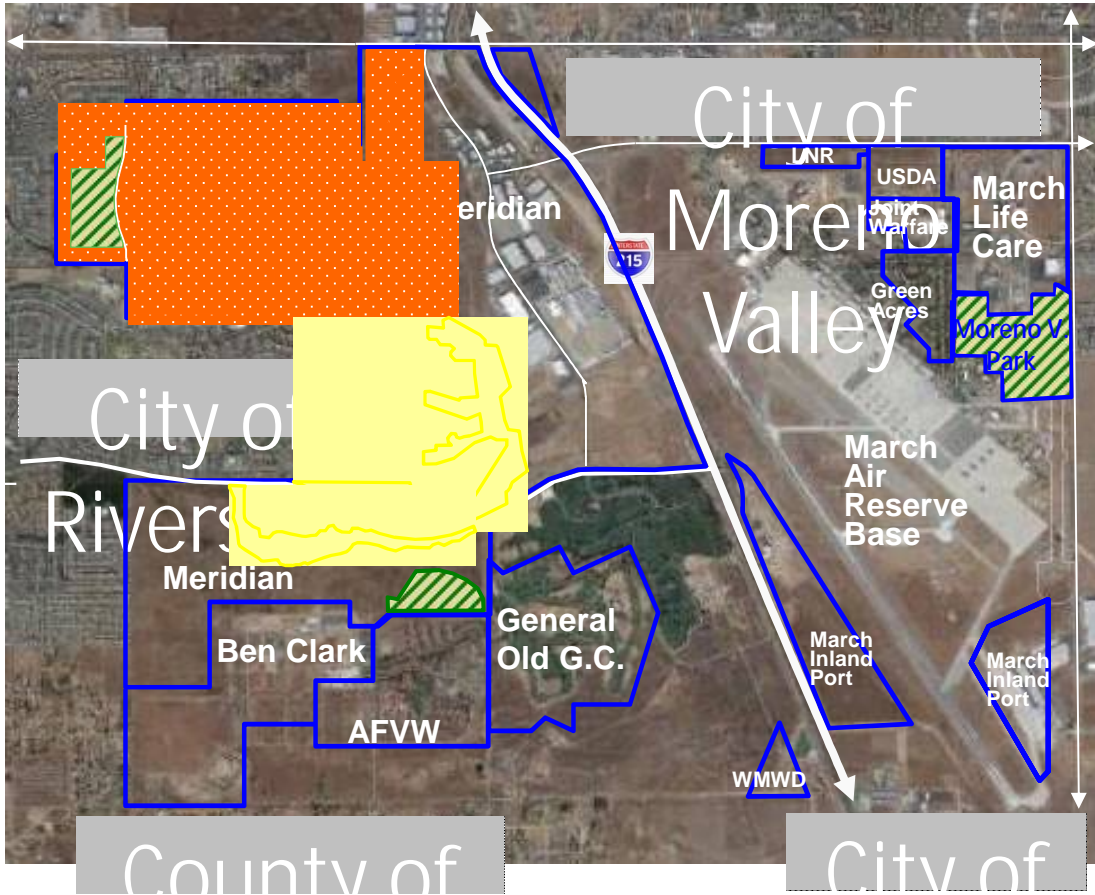


Office:	340,000 s/f
Business Park/ Mixed Use	350,000 s/f
Airport	535,000 s/f
Food Production/ Industrial:	1,010,000 s/f
Warehouse/ Industrial	<u>3,093,000 s/f</u>
Total	<u>5,328,000 s/f</u>

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Park, Recreation and Open Space



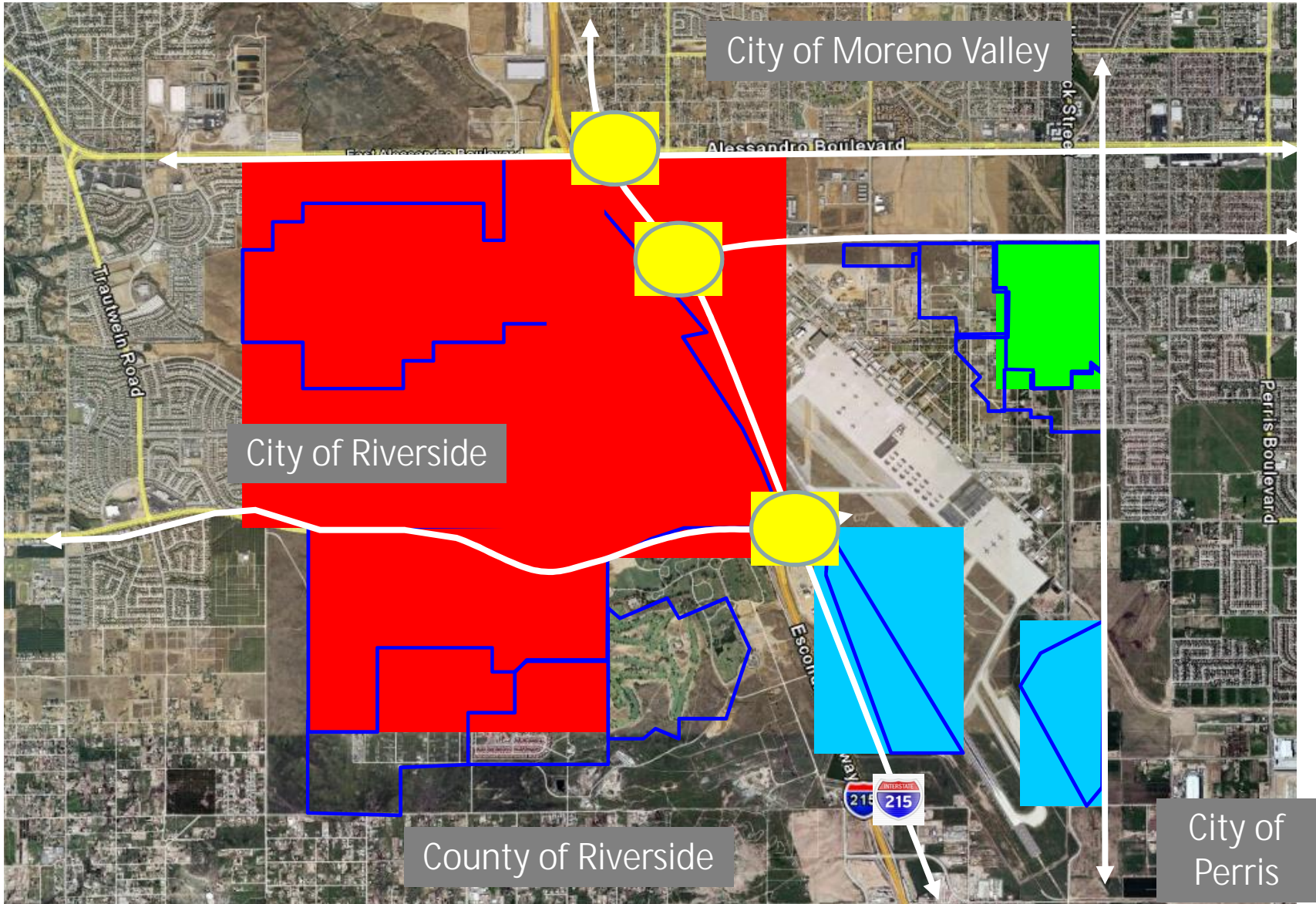
-  Park Facilities
-  Least Bell's Vireo
-  Conservation Easement



Three Key Planning Areas



Three Key Planning Areas



Attachment: City of Moreno Valley Presentation 091316 (2265 : REPORT FROM EXECUTIVE DIRECTOR

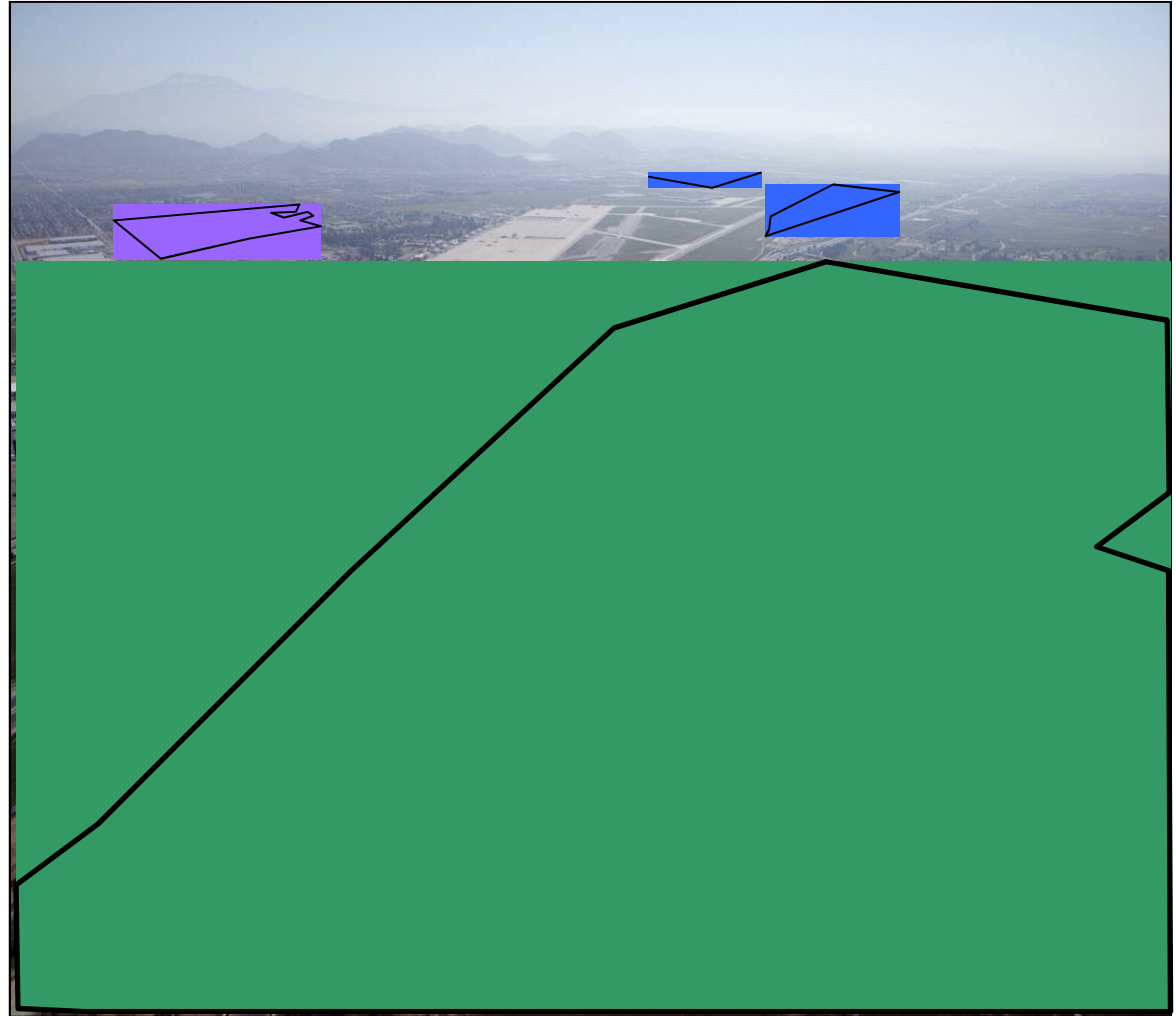


Public/Private Partnerships

- Meridian Business Park**
 Waypoint-Lewis, LLC
 1290 acres
 *1178 acres

- March LifeCare Campus**
 March Healthcare
 Development, LLC
 236 acres

- March Inland Port**
 Hillwood
 A Ross Perot Company
 350 acres

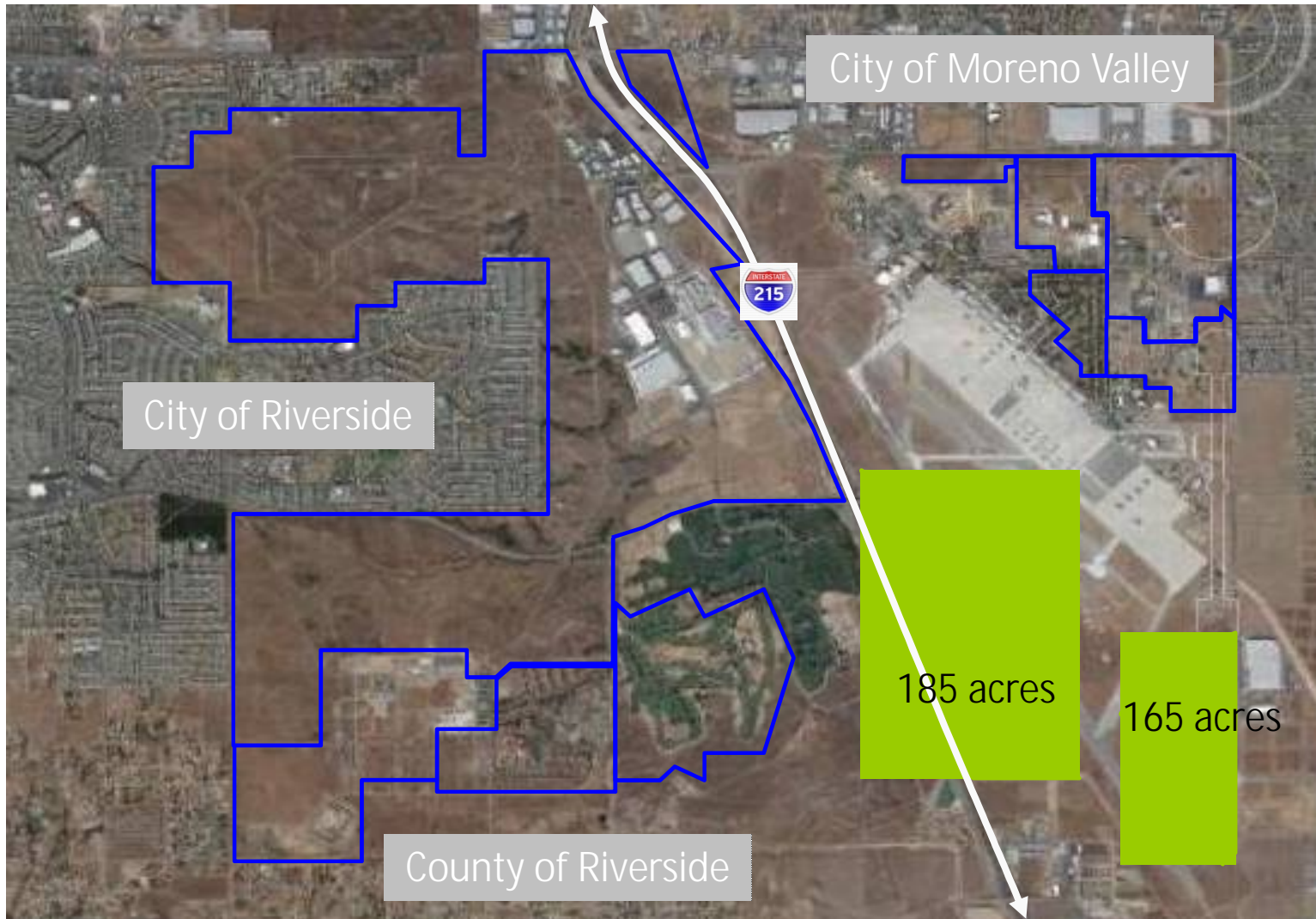




March Inland Port



Military/Civilian Joint Use Airport



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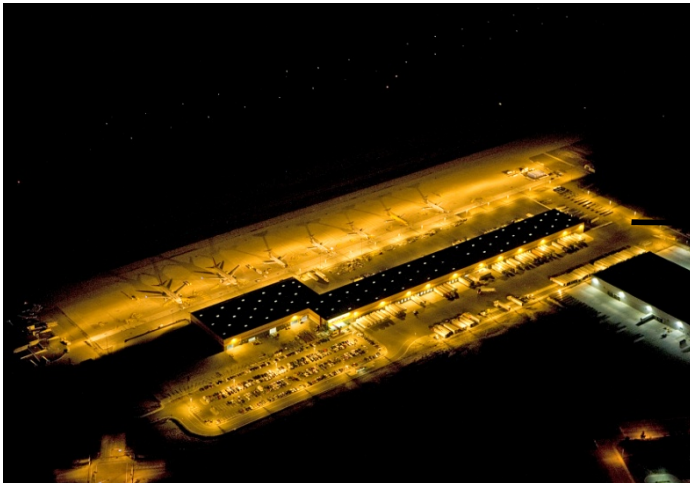


Current Airport Facilities

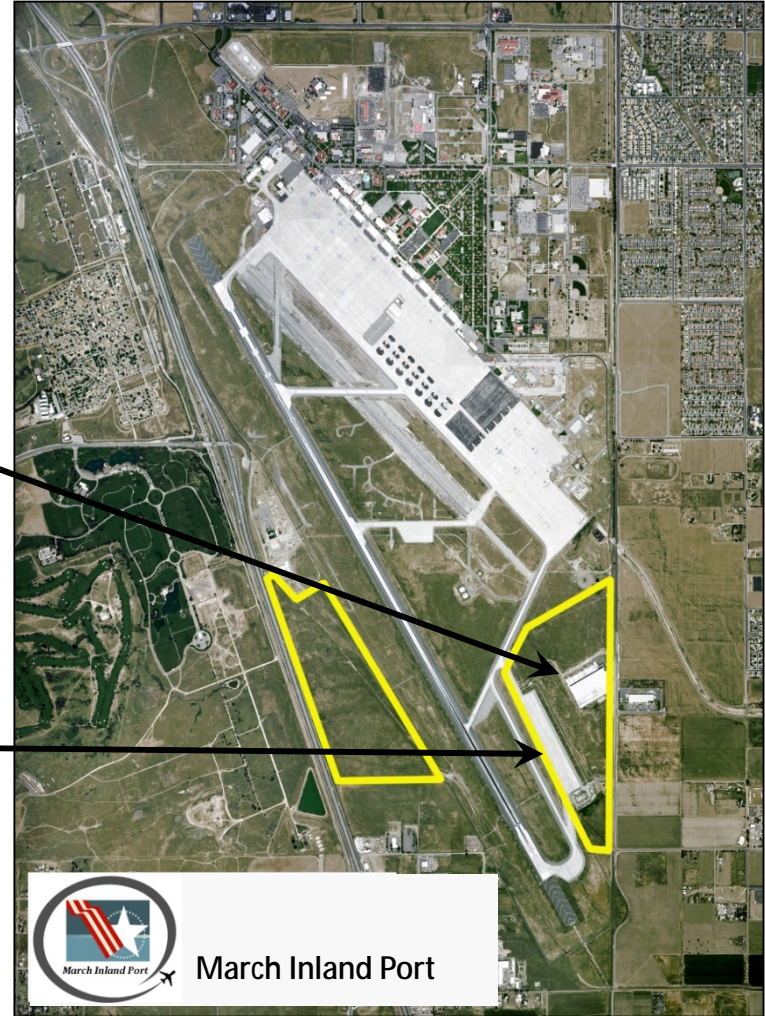
DDI
225,000 S.F.
WAREHOUSE
FACILITY



AMRO/Ross
305,000 S.F.



Total 530,000 S.F.



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March
LifeCare
Healing Starts Here



AMRO Fabricating

ü Awarded Boeing Contract

- Ø Racking System for 747-400
- Ø Parts for new Boeing 787
- Ø Operating Agreement w/ Atlas

ü Now Hiring

- Ø Currently employs 106
 - Ø 7 Boeing employees
- Ø Recruiting fabricators





General Aviation Site Plan



SOURCE: C&S Companies, 2010; and ESA, 2010

MIP General Aviation Facilities Development – EIR . 210174
Figure 2-4
Proposed General Aviation Facilities

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General Aviation Terminal





General Aviation Terminal



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March Inland Port

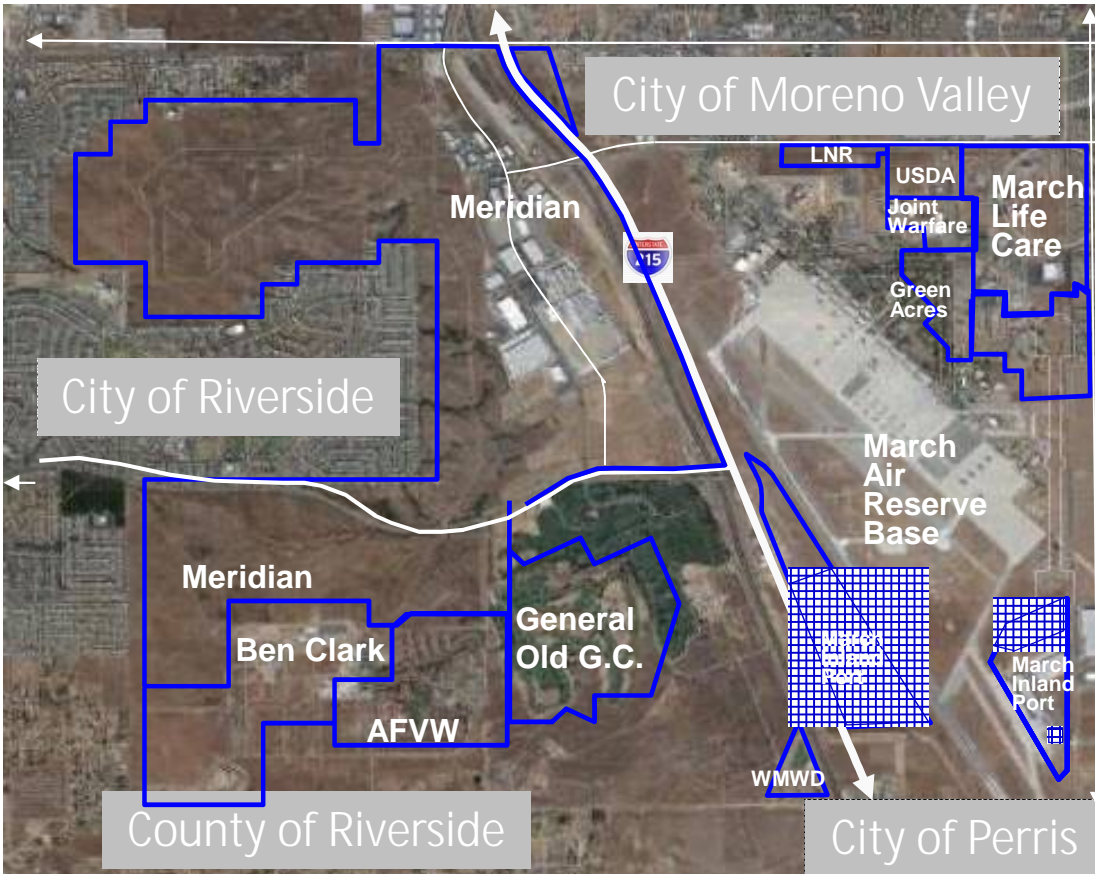
OneLegacy - A Donate Life Organization



“The Heart, Lung and Liver teams that flew in were able to transplant all of their recipients. As a result 3 children are able to get another chance at life.”
 Scott Bunting - Rapid Response Team for OneLegacy



Hillwood



Memorandum of Understanding Approved

Development of Aviation Uses (East)

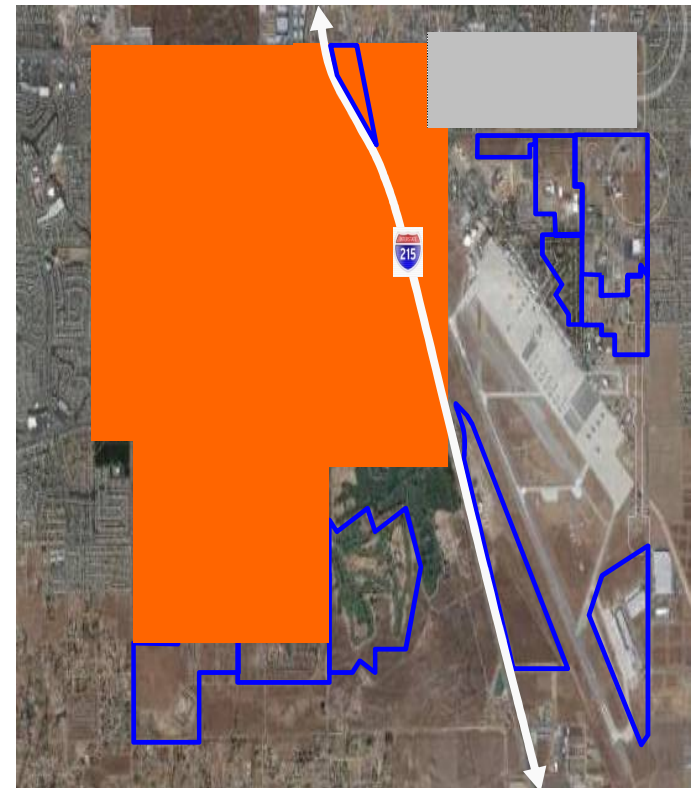
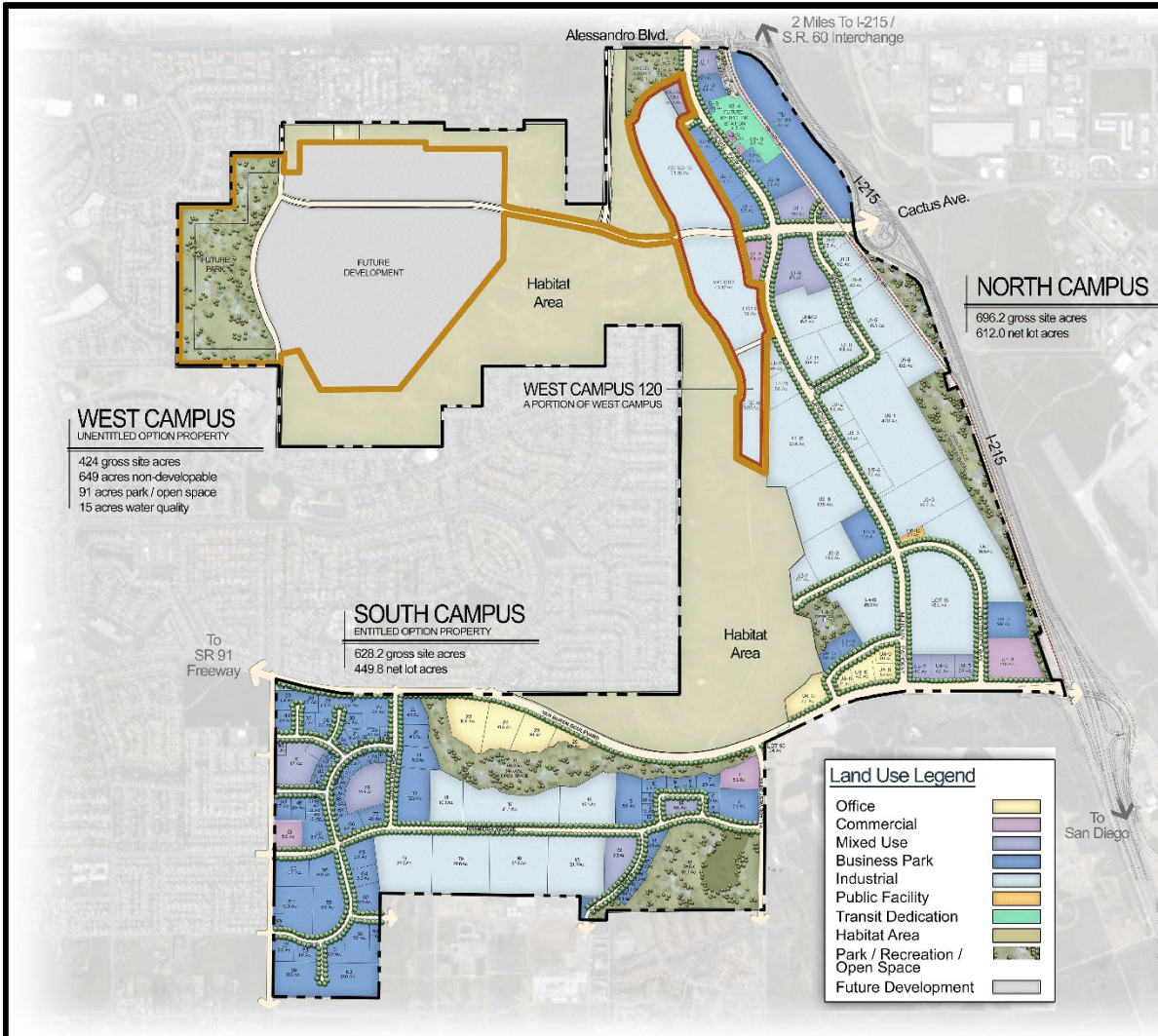
Development of flexible Industrial uses (West)



Meridian Business Park

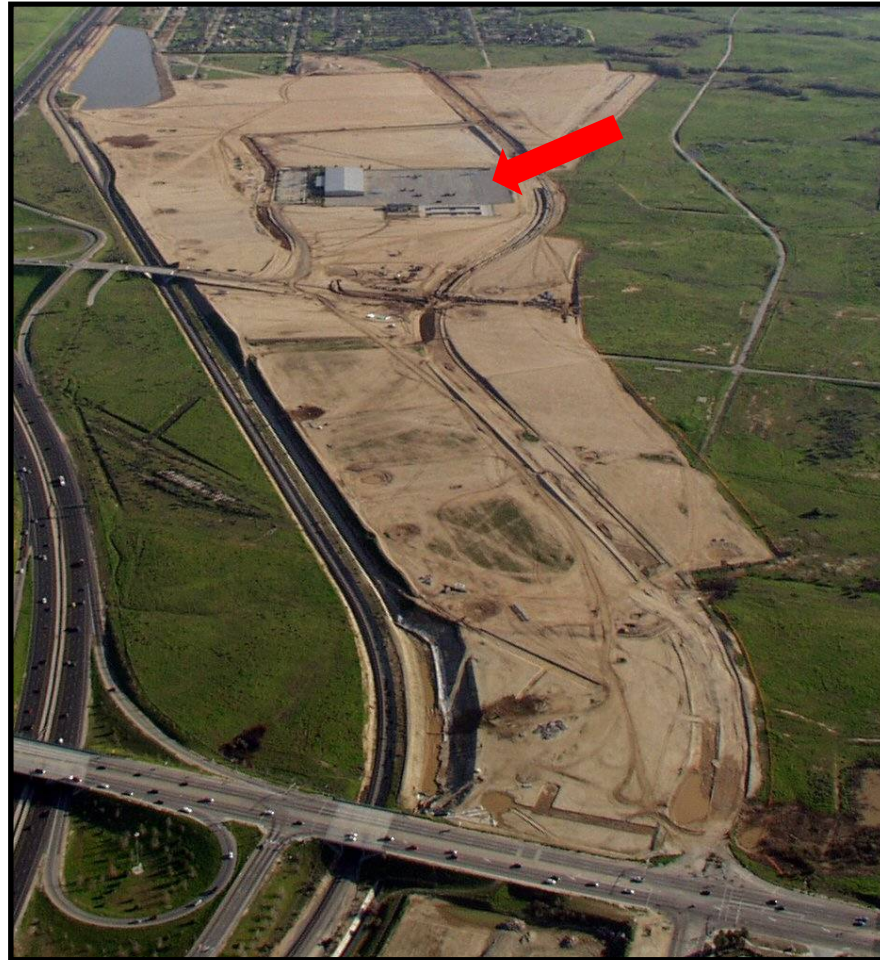


Meridian Business Park: Waypoint-Lewis





2004



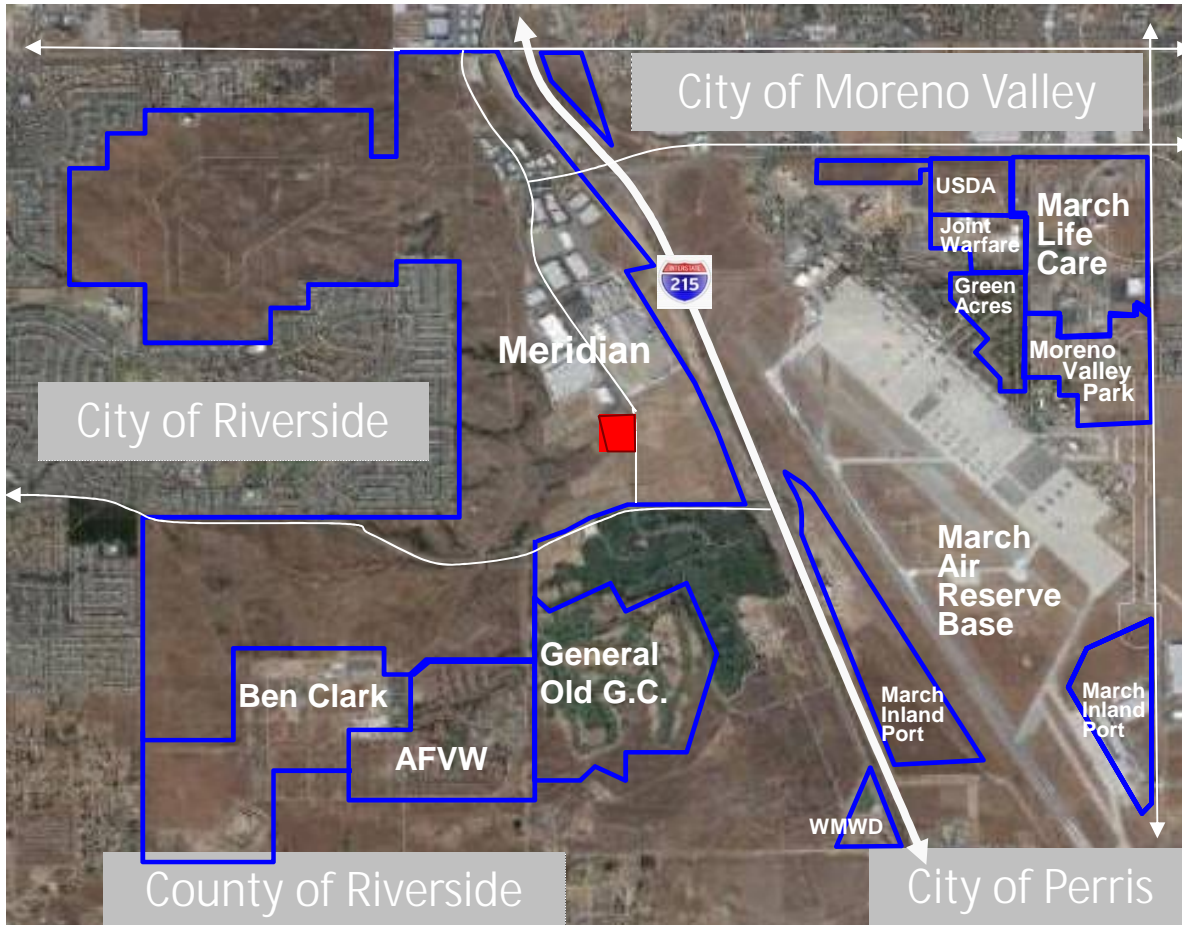


2014





UPS Ground Operations



486,000 SF

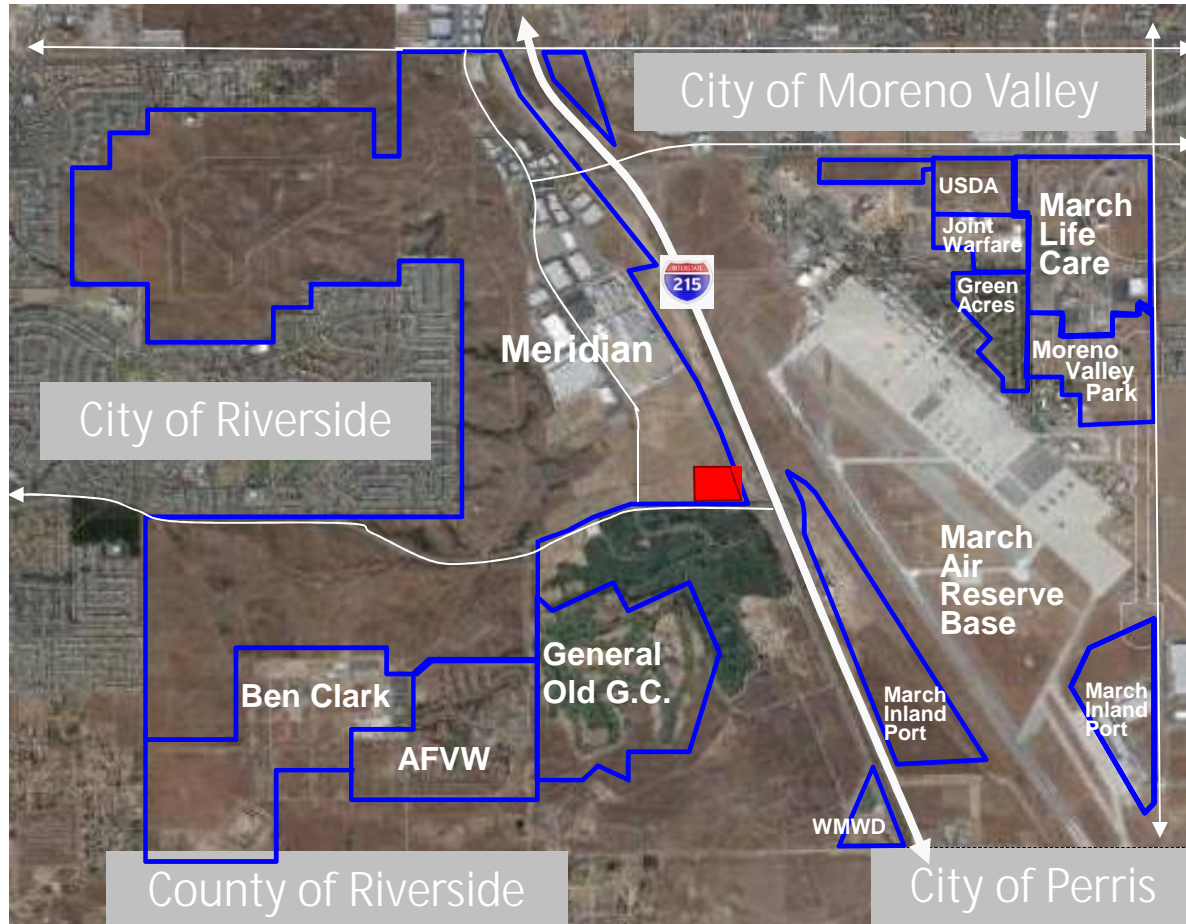
24.6 acres

200 Jobs

Completed April 2016



Greens Group Commercial Center



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Meridian South Campus

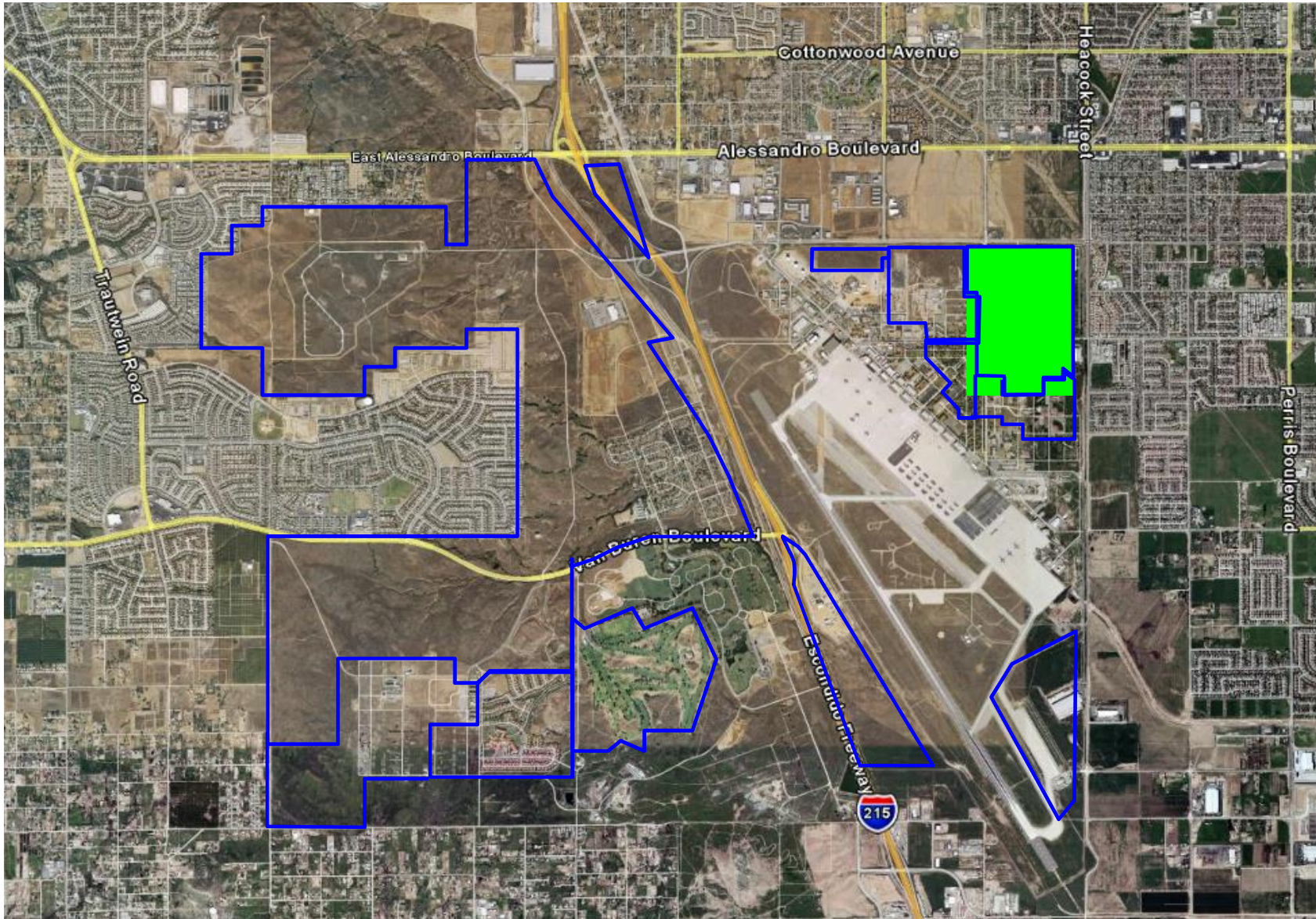




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March LifeCare Campus



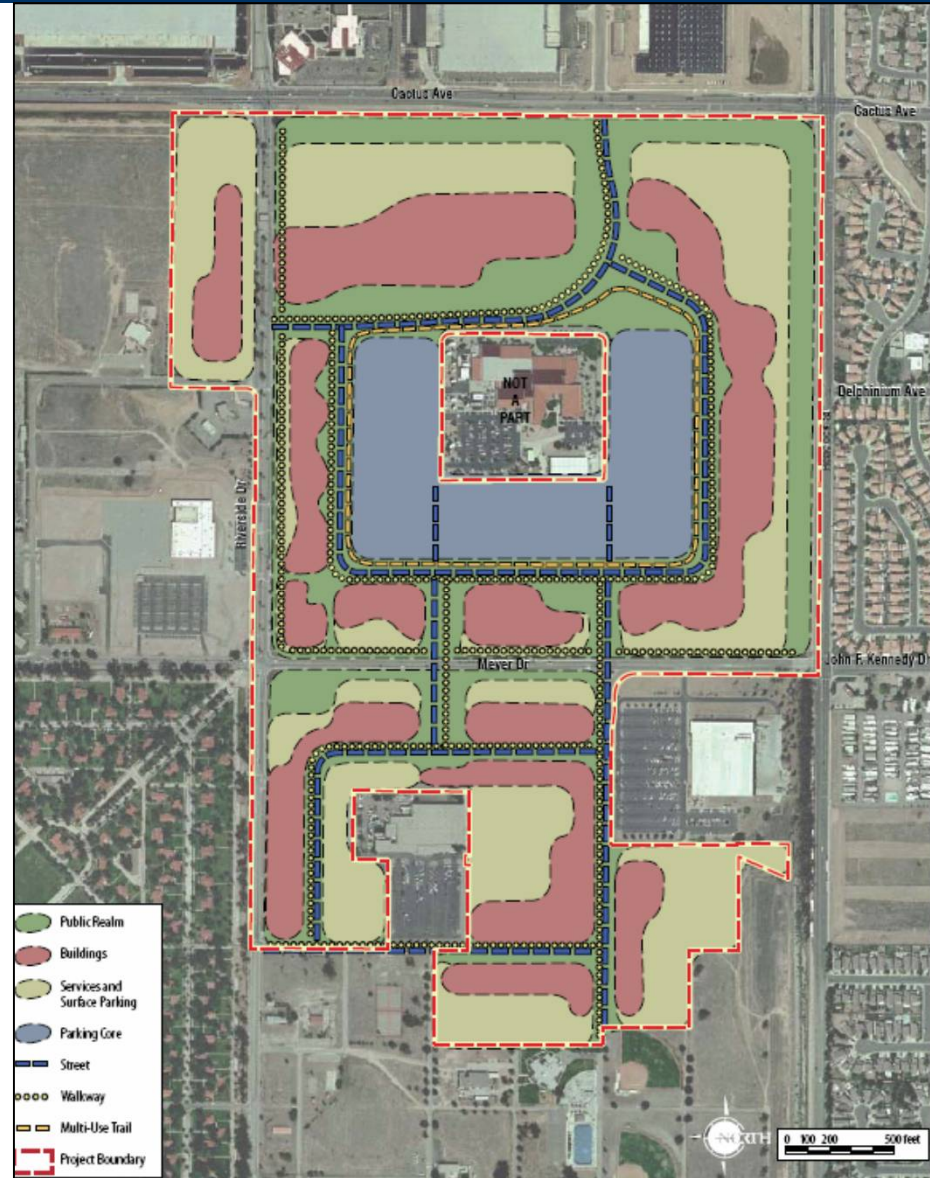
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March LifeCare Campus: MHD, LLC

160 Acres/236 SP

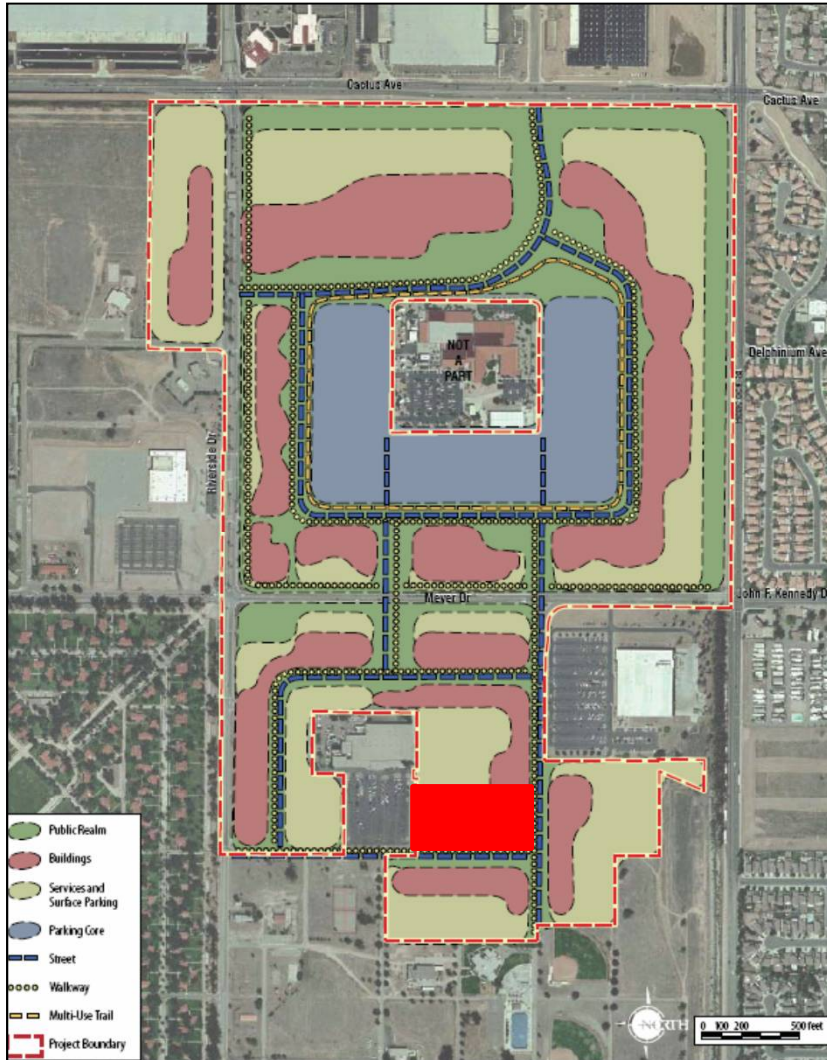
PERMITTED USES	ANTICIPATED BUILDING SQUARE FOOTAGE
General Medical Office	1,990,000
Commercial Retail	315,000
Research and Education	200,000
Institutional Residential	700,000
Wellness Facilities	40,000
Mixed Use	310,000
Parking and Ancillary Facilities	2,500,000
BUILDOUT S.F.	6.05 Million S.F.



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Signature Healthcare

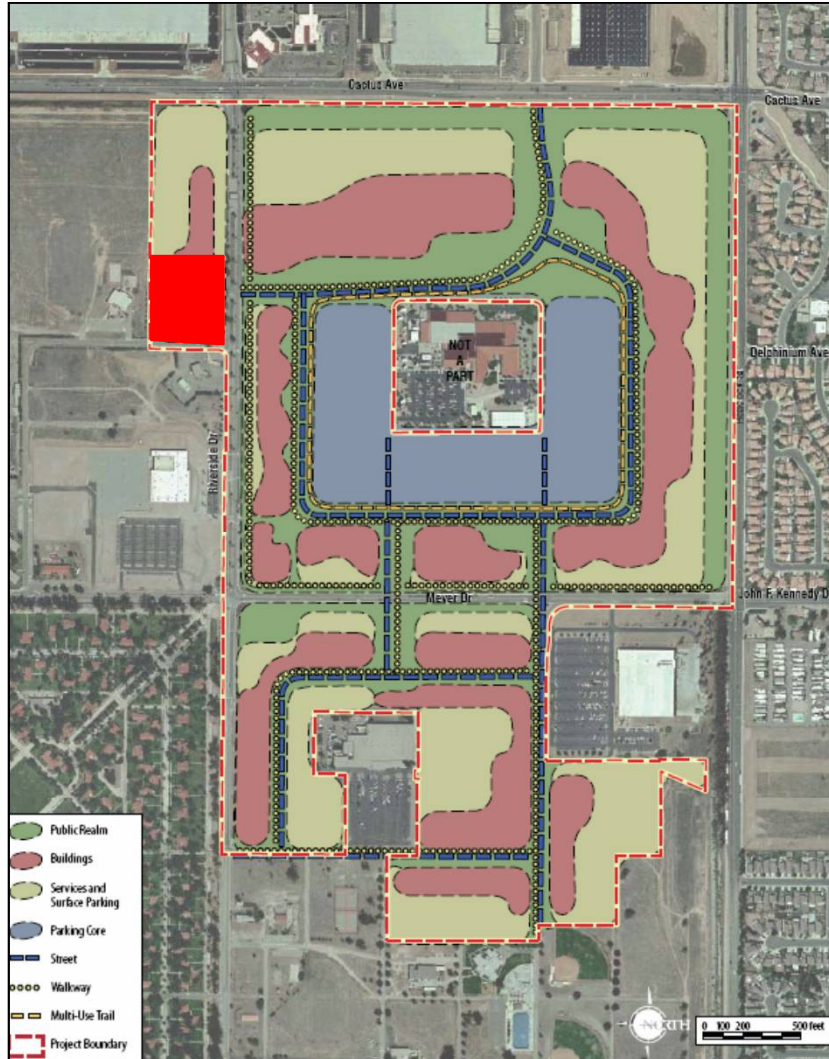


- 100,000 SF Facility
- 150 Beds
- Purchase & Sale Agreement has been approved
- Under OSHPD Review

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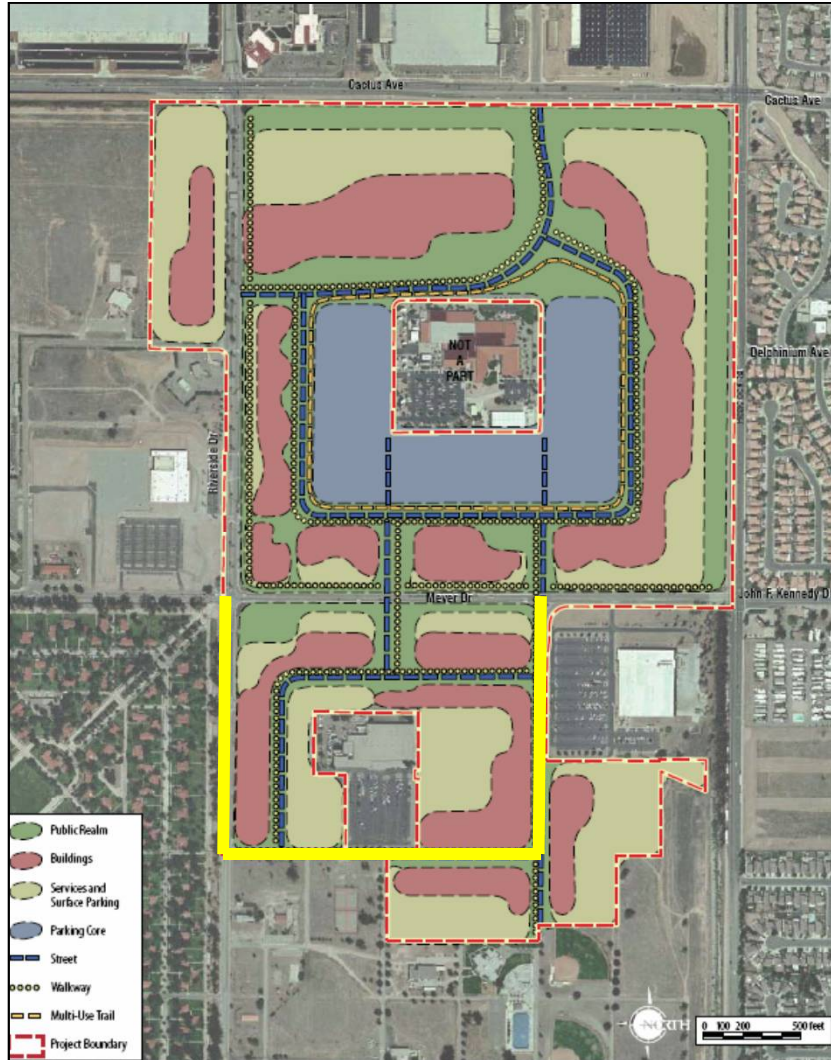
Physical Rehab/Head Trauma Recovery Facility



- 50 – 60 Bed Facility
- Purchase & Sale Agreement Executed



"N" Street Water Line Project



- 4300' of 12" waterline
- Final plan check at WMWD

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Development Status



Entitlements, Permits & CEQA Needed

2,151 Acres (75% of Developable Properties)	
Planning Area	Acreage
West Campus	424
Meridian	840
Altavita	57
General Old	314
March Inland Port Airport	234
Northeast Corner	163
D-3 East	33
K-4	36
Drainage	50
IRP Sites and Hazards	★
Air Force Wells	●

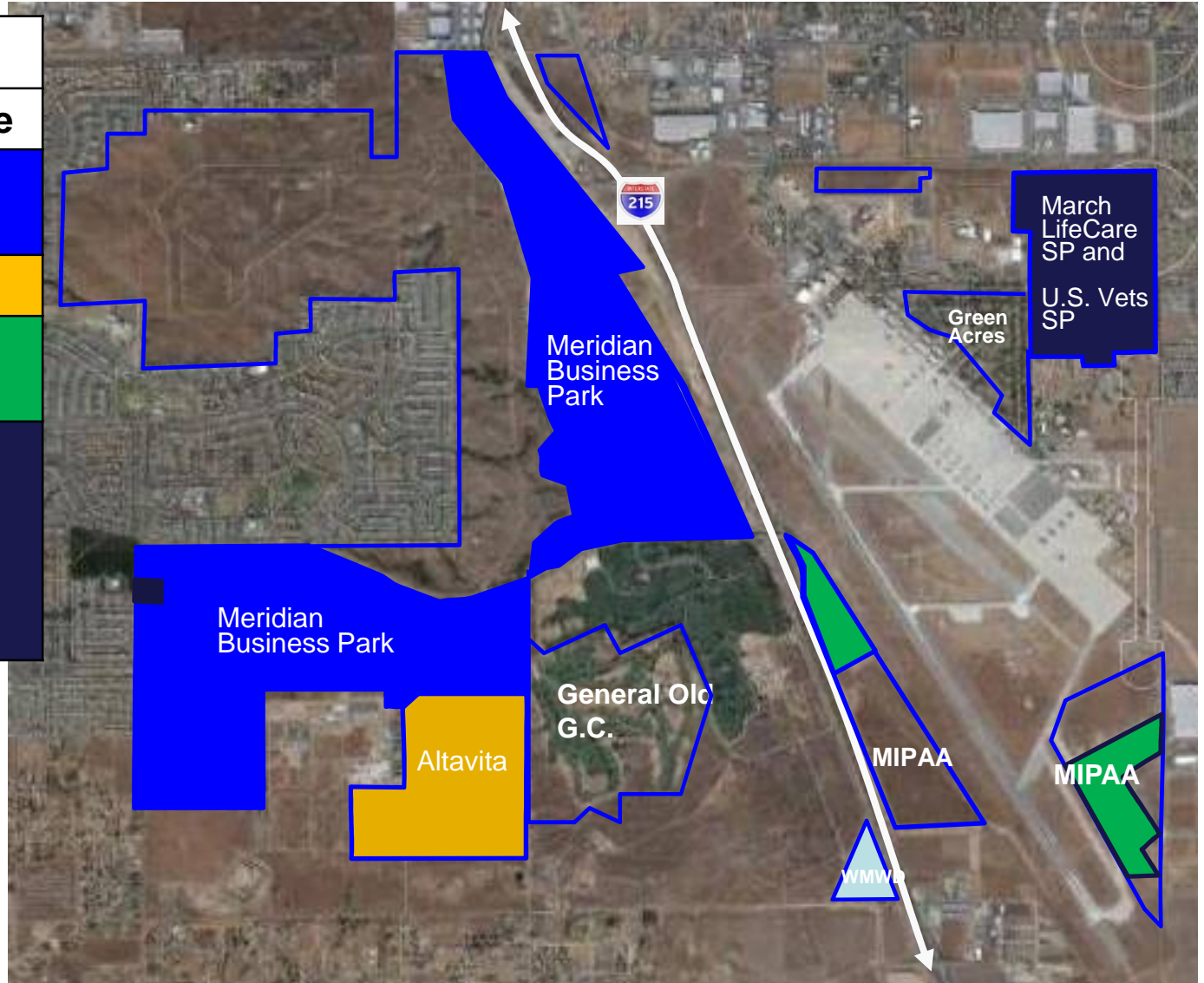


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Entitled Properties

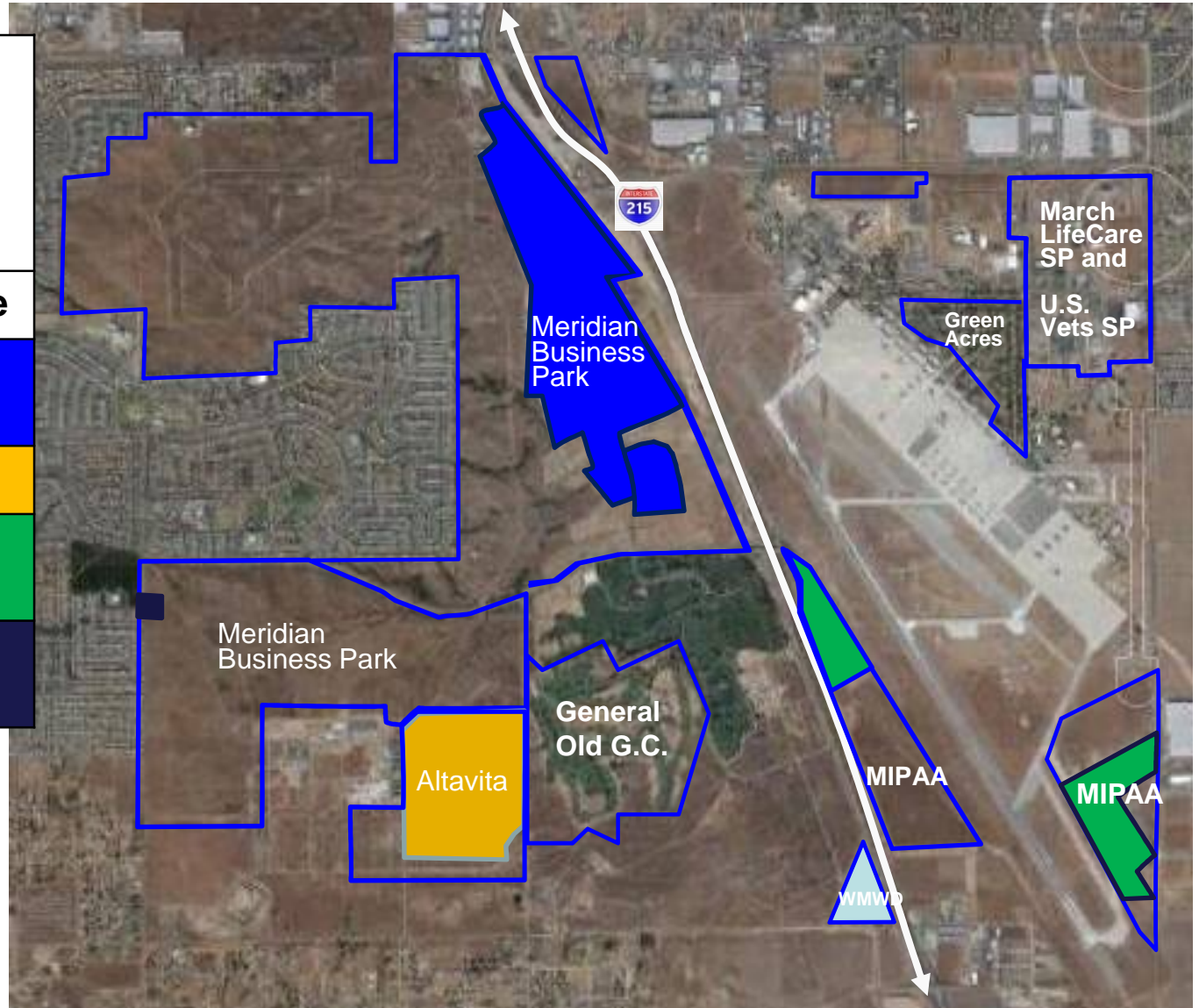
1,850 Acres	
Planning Area	Acreage
Meridian Business Park	1,290
Altavita	222
March Inland Port Airport	102
Northeast Corner: March LifeCare + US Vets	236





Developed Properties

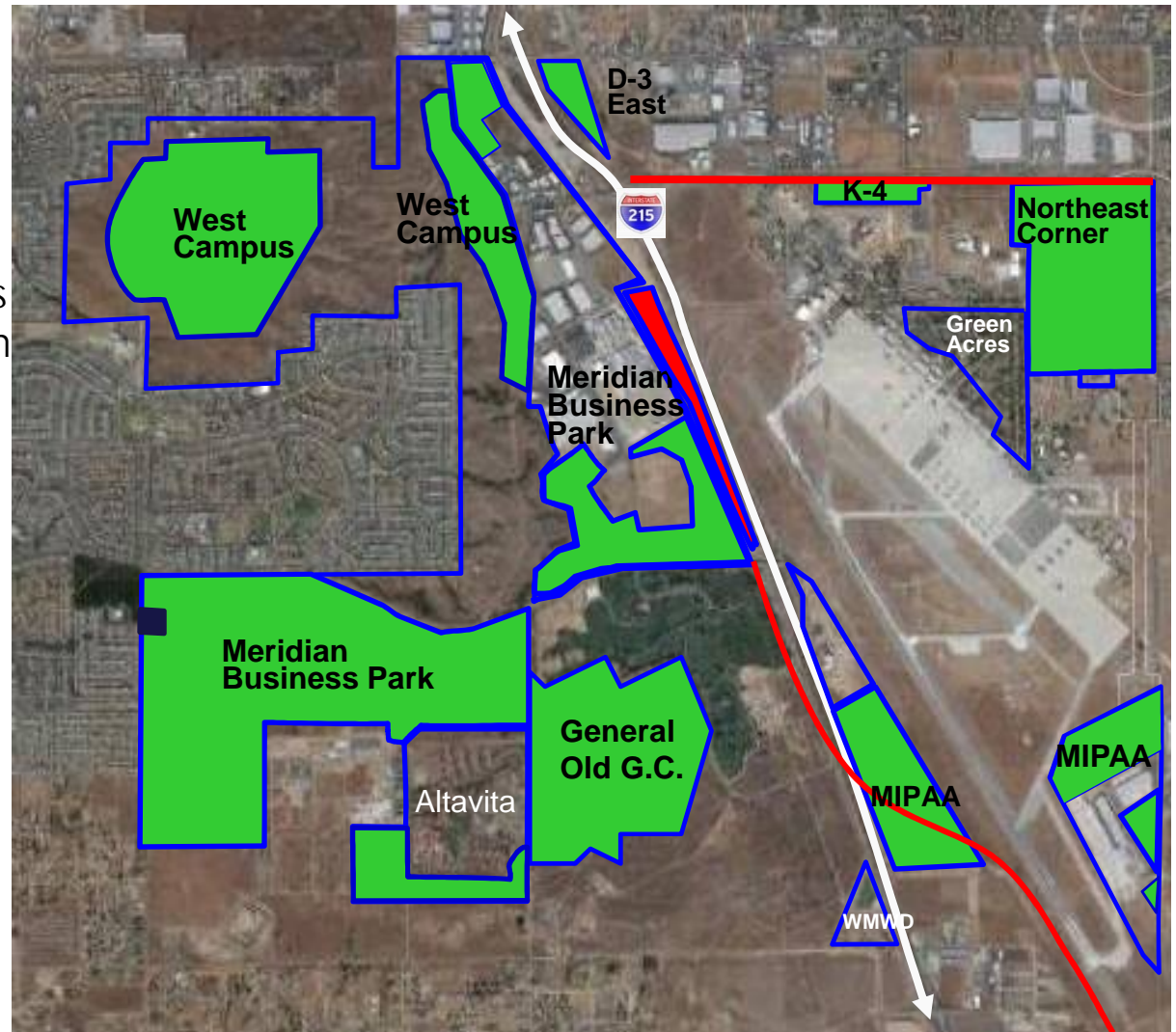
<p>717 Acres (25% of Developable Properties or 39% of Entitled Properties)</p>	
Planning Area	Acreage
Meridian Business Park	450
Altavita	165
March Inland Port Airport	102
Northeast Corner	0





Tasks Remaining

- **Infrastructure for Base Protection**
 - Drainage Plans / CEQA / NEPA
 - Regulatory Permits / Easements
 - Funding Coordination
- **Meridian Business Park**
 - Backbone Infrastructure
 - Subsequent Entitlements/Permits
 - Fire Station/Funding Coordination
- **West Campus**
 - DDA / Specific Plan / PP / PM
 - CEQA
 - Regulatory Permits/Clearances
- **March Inland Port Airport**
 - DDA / Specific Plan / PP / PM
 - CEQA / NEPA
 - FAA / Federal Easements
- **Northeast Corner**
 - Backbone Infrastructure
 - Subsequent Entitlements
- **Altavita**: Ongoing permitting





Fiscal Impacts of March JPA



MJPA Contribution to County General Fund

		Pass Through to <u>County G.F.</u>	Pass Through to <u>County Fire</u>
	<u>FY</u>		
	97-98*	-	-
	98-99*	-	-
	99-00	-	950
	00-01	-	4,488
	01-02	-	10,046
	02-03	-	7,727
	03-04	-	10,177
	04-05	-	13,422
	05-06	-	24,682
	06-07**	201,742	82,948
	07-08	1,326,573	272,717
	08-09	1,432,265	294,445
	09-10	1,481,150	321,939
	10-11	1,305,035	280,707
	11-12	1,167,127	256,619
	12-13***	1,341,902	280,650
	13-14	1,465,207	280,095
	14-15	1,766,143	360,723
	(est.) 15-16	2,013,983	405,737
To County General Fund			
Totals	\$ 13,501,127		
To County Fire			
Totals		\$ 2,908,072	
		\$ 13,501,127	\$ 2,908,072

* No tax increment generated from the Project Area.
 ** First "step" reached for payment to County G.F. (Tax Increment > \$1mm)
 *** Includes Jan. 2013 LMI DDR distribution of \$46,551 to G.F., and \$15, 597 to Fire.



Sales Tax/Franchise Fees from County to MJPA

Description	Amount
Fiscal Year 2010 Total 7/2009-6/2010	318,071.00
Fiscal Year 2011 Total 10/2010-6/2011	557,112.54
Fiscal Year 2012 Total 12/2011-6/2012	253,594.36
Fiscal Year 2013 Total 6/2012-5/2013	183,450.00
Fiscal Year 2014 Total 11/2013-6/2014	548,548.05
Fiscal Year 2015 Total 10/2014-6/2015	742,066.37
Grand Total	2,602,842.32

\$2,602,842



Capital Improvements



Van Buren / I-215 Overpass

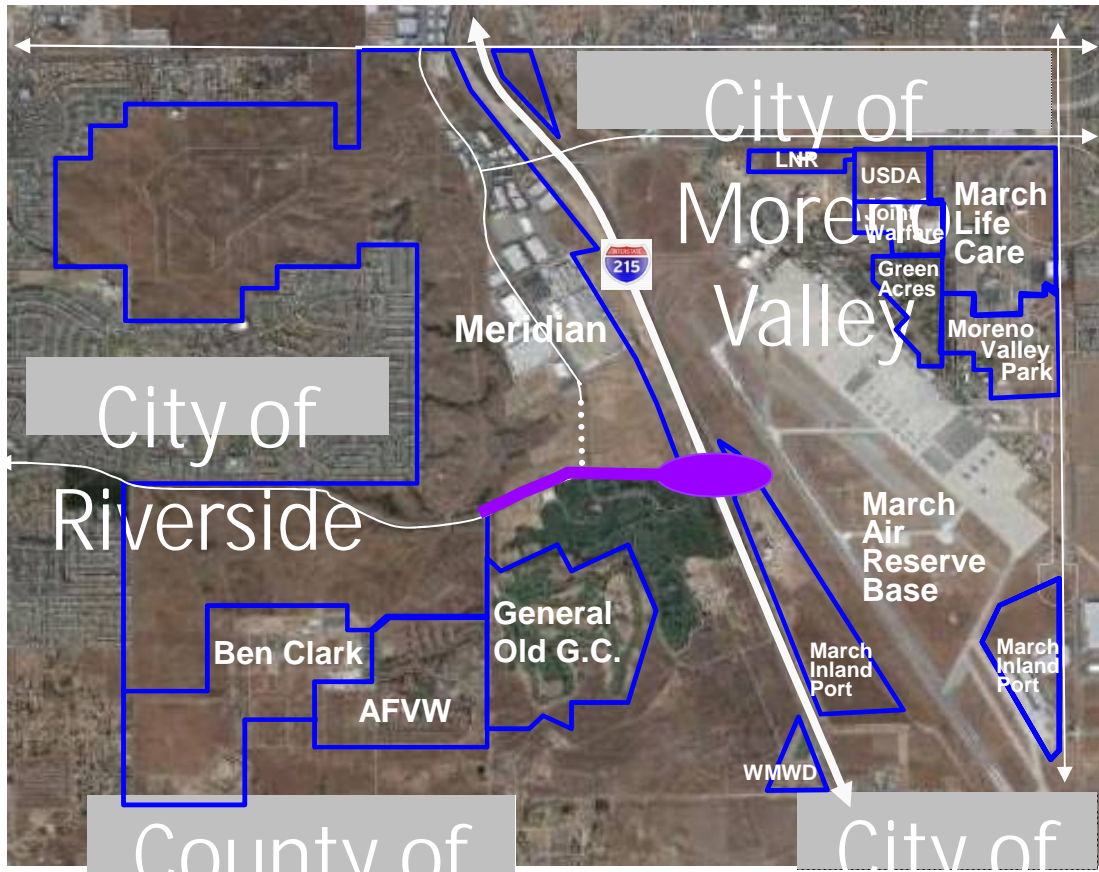
Funding

Ø March RDA (Bond)	\$20 Million
Ø Prop 1B	\$10 Million
Ø RCTC (ED)	\$10 Million
Ø RCTC (FHWA)	\$10 Million
Ø LNR	\$7 Million
Ø TUMF	\$2 Million
Ø March RDA	\$1.4 Million





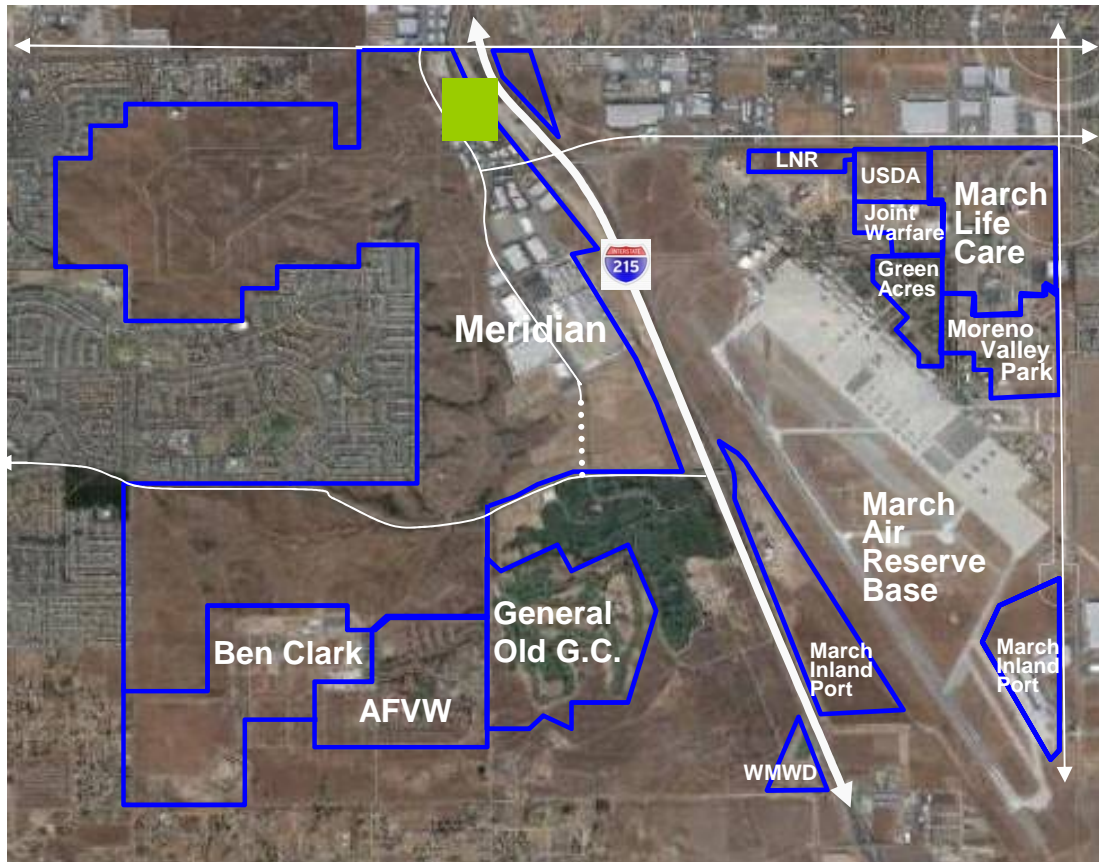
Van Buren Widening



Interchange Complete: July 2014
Phase I: Completed February 2016
Phase II: Commencing Aug 2016



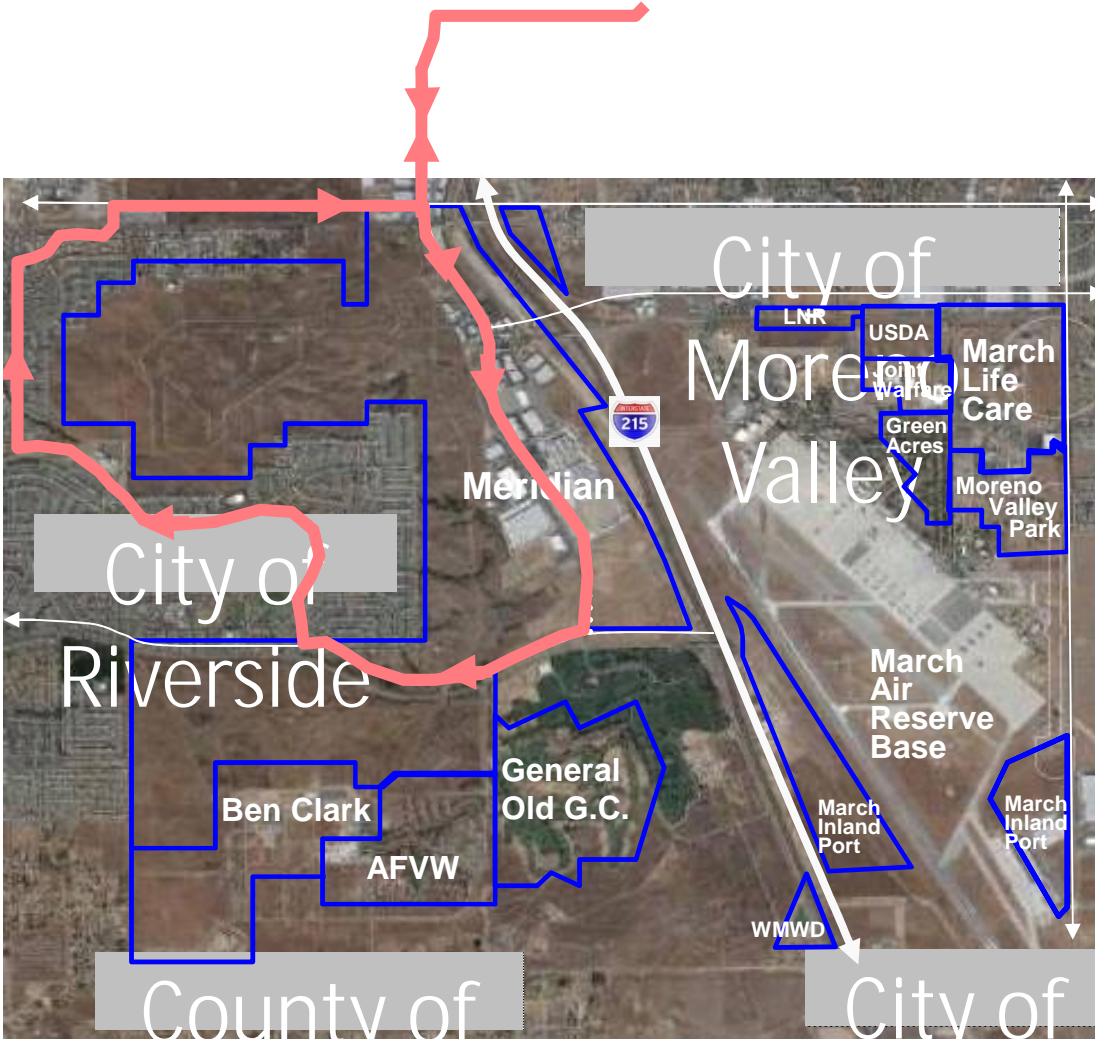
Moreno Valley/ March Field Station



Operational Date: June 2016



Moreno Valley/ March Field Station



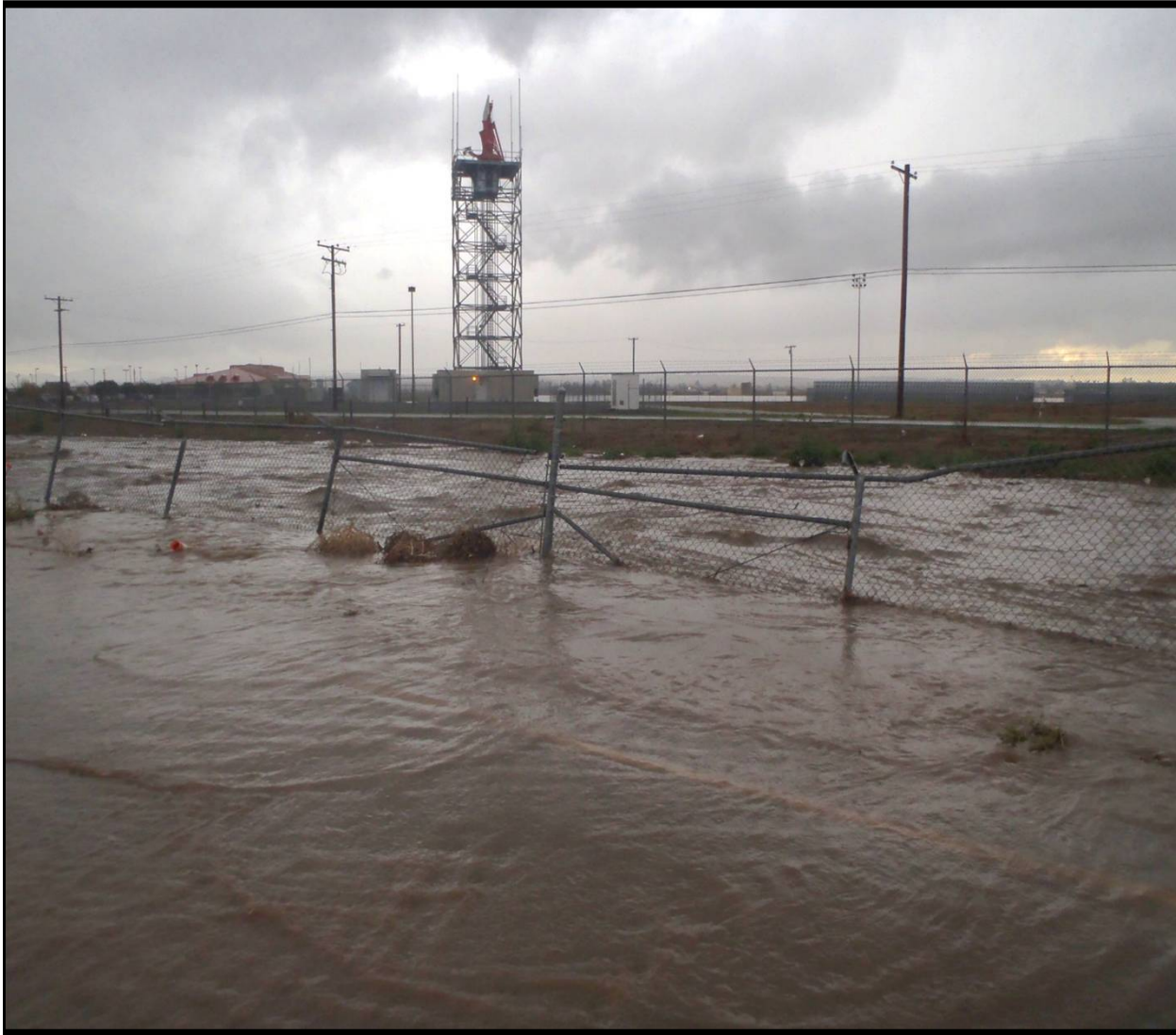
Operational Date: June 2016

Shelters constructed

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Heacock Channel



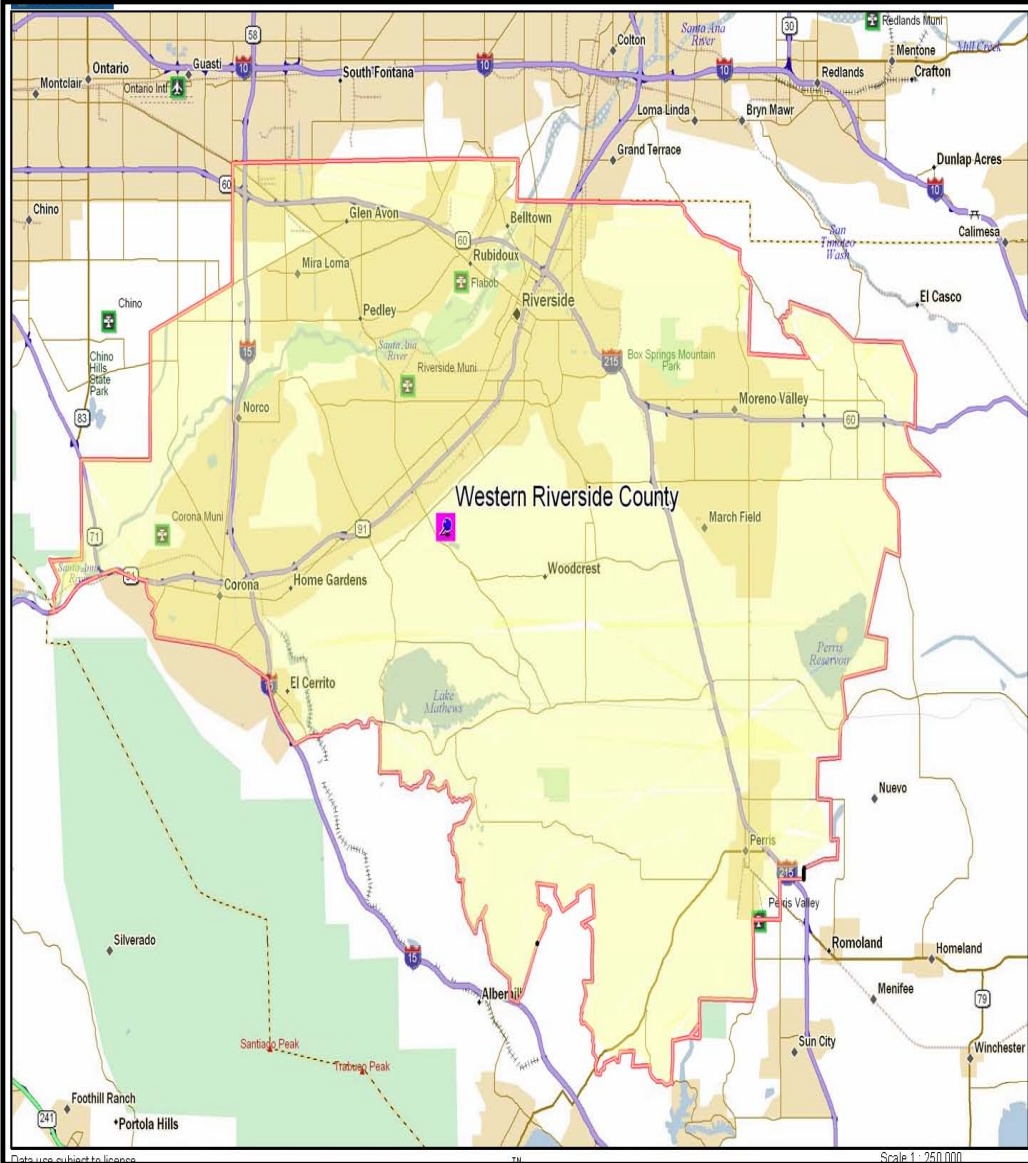
- March JPA, Moreno Valley, RCFCWCD & March ARB
- \$15 - 18 Million
- Construction start Winter 2016



Foreign Trade Zone #244



FTZ #244 Expansion



2015 Statistics

- 797 Employed in Zone
- \$92.6M in Duty Collected
- \$2.12B Shipped thru Zone

Authorized Zone Users

- Skechers USA (Moreno Valley)
- Deckers Outdoors (Moreno Valley)
- Fisker Automotive (Moreno Valley)
- Fisher & Paykel Healthcare (Moreno Valley)
- ModusLink Global (Riverside)
- Summer Infant (Riverside)
- Hino Motors (Mira Loma)

Potential Zone Users

- Adidas (Mira Loma)
- Solar Max (Riverside)
- Maytag (Perris)



U.S. Veterans Initiative



U.S. Veterans Initiative

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U.S. Veterans Initiative

March Veterans Village

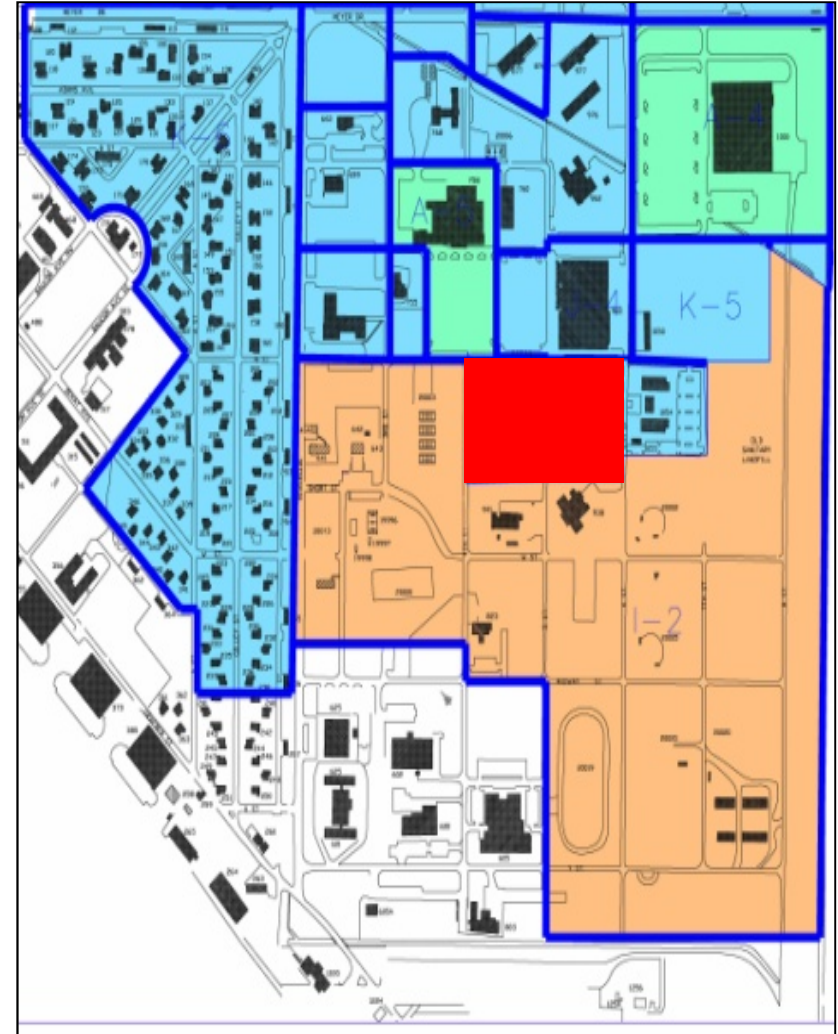
• JPA 75 year zero cost land lease

• 7.75 acres

• JPA contributed \$10 million

• Program Participants

- Currently Single Men 119
- Projected Single vets plus families 400



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U.S. Veterans Initiative



CONCEPTUAL AERIAL VIEW

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Community Outreach/Involvement



The JPA Supports the Military and Community



- Sponsorships/Donations**
- Ü March ARB Air Show
 - Ü Military Appreciation Picnic
 - Ü King High School Remembers
 - Ü Military Ball
 - Ü Rally 'Round the Flag
 - Ü Meet the Military Mixer
 - Ü Mash Bash
 - Ü Raincross Trophy Dinner
 - Ü Perris Valley Chamber Installation Dinner

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Community Involvement

Community Events

- Ø **Perris Valley Chamber**
 - ü Attend Meetings
 - ü Installation Dinner
- Ø **Moreno Valley Chamber**
 - ü Attend Meetings
 - ü Military Affairs Committee
 - ü Governmental Affairs Committee
 - ü Installation Dinner
 - ü Meet the Military
- Ø **Riverside Chamber**
 - ü Attend Meetings
 - ü Military Affairs Committee
 - ü Installation Dinner
- Ø **City of Moreno Valley**
 - ü State of the City
- Ø **City of Riverside**
 - ü Ward 4 Meetings
 - ü State of the City

Ø March ARB

- ü Air Show Fundraising (golf tournament)
- ü Military Ball
- ü Raincross Trophy Dinner
- ü Assumption of Command
- ü Change of Command
- ü Promotional Ceremony
- ü Holiday Reception
- ü Numerous other events

Ø Other

- ü March Field Air Museum
 - Mash Bash
 - Holiday Dinner
- ü Rotary Fundraiser
- ü Boy Scout Citizen of the Year
- ü Numerous Ribbon Cutting and Groundbreaking Ceremonies



Community Involvement



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Community Involvement



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Questions?

March Joint Powers Authority
"Bringing Good Jobs to Riverside County"