



Registrar of Voters

Polling Place Location  
on Back Cover  
Polls Open  
May 2, 2017  
7:00 a.m. to 8:00 p.m.

.....  
Registration Deadline  
April 17, 2017

Additional Information Inside  
.....

Quick • Easy • Convenient  
**Vote-By-Mail**  
April 3rd - April 25th  
Application on Back Cover

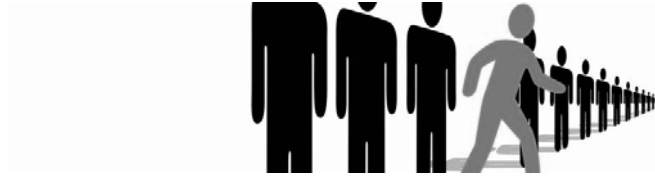
**AVISO IMPORTANTE**  
Una traducción en Español de  
esta Guía de Información del  
Condado Para el Votante puede  
obtenerse en la oficina del  
Registro de Votantes llamando  
al (951) 486-7200 o (800) 773-  
VOTE (8683) o visite nuestro  
sitio web [www.voteinfo.net](http://www.voteinfo.net)

# City of Lake Elsinore Special Measure Election

*Tuesday, May 2, 2017  
County Voter Information Guide*



# Get out of line on Election Day!



## VOTE-BY-MAIL

Quick, easy, convenient...  
from the comfort of your home!

See application on back cover

## VOTE EARLY

Riverside County  
Registrar of Voters Office

See inside for additional information

## YOU HAVE THE OPTION

### OPT-IN TO VIEW YOUR COUNTY VOTER INFORMATION GUIDE ONLINE!

You can view all future  
County Voter Information Guides  
online with 24/7 access at your convenience.

It's easy and great for the environment.

For more information visit [www.voteinfo.net](http://www.voteinfo.net)  
or call (951) 486-7200 or (800) 773-VOTE(8683)





Dear City of Lake Elsinore Voter:

On May 2, 2017, the City of Lake Elsinore is conducting an election for the purpose of the consideration of a citizen initiative: *Measure A-Initiative measure revising the Alberhill Villages Specific Plan governing the future development of approximately 1,400 acres located in northwest Lake Elsinore, south of Interstate 15 and west of Lake Street.*

This election will be conducted with polling place and vote by mail ballots. If you are a regular Vote-By-Mail voter, you will receive your ballot in the mail and mail it by election day, May 2<sup>nd</sup>, or drop it off at a polling location on election day. Vote-By-Mail ballots not postmarked by May 2<sup>nd</sup> and received by May 5<sup>th</sup> will not be counted. **Voters are encouraged to return ballots early!**

**April 17<sup>th</sup> is the last day to register to be eligible to vote in this election.**

If you have questions, please contact:

City Clerk's Department (951) 673-3124 ext. 269  
Registrar of Voters 1 (800) 773-8683 | (951) 486-7200 | TTY (951) 697-8966

The City of Lake Elsinore and the Registrar of Voters are dedicated to serving the voters of the City of Lake Elsinore and ensuring the integrity and security of the elections process. We look forward to counting your vote.

Sincerely,

  
\_\_\_\_\_  
Susan M. Domen, MMC  
City Clerk

# HOW TO MARK YOUR PAPER BALLOT

Please refer to the following instructions on how to properly complete your Official Ballot:

- Connect the head and tail of the arrow that points to your choice like the example provided.
- Check both front and back of ballot for voting contests.
- Use a black ball point pen. Do not use felt tip, red or gel ink.
- One line connecting the arrow is preferred.
- Vote for no more than the number of votes allowed in each contest (e.g. vote for one, vote for no more than two, etc.).
- Please keep the Vote-by-Mail ballot folded the same way as you received it.

**TO MARK YOUR VOTE  
DRAW A LINE**



**VOTE!!!**

## IMPORTANT NOTE!

If you are a Vote-by-Mail voter, you must fill out and sign your return envelope in order for your vote to be counted.

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**MAKE YOUR VOTE COUNT...MARK YOUR BALLOT CORRECTLY**

## EXAMPLE

**CORRECT**



**INCORRECT**






For a demonstration on marking your ballot, please visit our website at [www.voteinfo.net](http://www.voteinfo.net)

# SAMPLE BALLOT / BOLETA DE MUESTRA

## CITY OF LAKE ELSINORE SPECIAL MEASURE ELECTION ELECCIÓN DE MEDIDA ESPECIAL DE LA CIUDAD DE LAKE ELSINORE

May 2, 2017 / 2 de mayo de 2017

Mark your choices on your Sample Ballot, then refer to it when you vote / Marque sus opciones en su Boleta de Muestra, luego refiérase a esta cuando esté votando

MEASURE SUBMITTED TO THE VOTERS MEDIDA SOMETIDA A LOS VOTANTES	
CITY / CIUDAD	
CITY OF LAKE ELSINORE CIUDAD DE LAKE ELSINORE	
<b>A</b>	Shall the Ordinance <i>Initiative Measure Revising the Alberhill Villages Specific Plan Governing the Future Development of Approximately 1,400 Acres Located in Northwest Lake Elsinore, South of Interstate 15 and West of Lake Street</i> be adopted?  ¿Debería adoptarse la Ordenanza contemplada en la Medida Relacionada con la Iniciativa de Revisión del Plan Específico de Alberhill Villages, que Rige el Desarrollo Futuro de Aproximadamente 1,400 Acres Ubicados al Noroeste de Lake Elsinore, al Sur de la Ruta Interestatal 15 y al Oeste de Lake Street?
	YES / SÍ  
	NO / NO  

# **VOTER'S INFORMATION GUIDE SECTION**

The following pages contain voter information applicable to your ballot which may include the following items:

- **BALLOT MEASURE**
- **ANALYSIS**
- **ARGUMENTS IN SUPPORT & IN OPPOSITION**

Statements made on the following pages represent the views of the authors and are not endorsed by the County of Riverside. Internet website addresses included in any statements are provided by the authors. The County of Riverside assumes no liability for the accuracy or content of websites listed therein.

Arguments in support of or in opposition to the ballot measures are opinion of the authors.

The text, grammar, and spelling are as submitted by the authors.

## **POLLING PLACE REMINDER NO ELECTIONEERING!**



All electioneering, voter solicitation, etc. is prohibited within 100 feet in any direction of the room where voters are casting ballots.

Avoid wearing or displaying campaign buttons, hats, t-shirts, and other political items.

CALIFORNIA ELECTIONS CODE §§18370, 18371

## IMPARTIAL ANALYSIS OF MEASURE "A"

Measure A, known as the "Alberhill Villages Initiative," was prepared by the landowner and placed on the Ballot by petition to override the Alberhill Villages Specific Plan already adopted by the City Council. After the Initiative was submitted, the City and the landowner worked together and reached agreement on an Amended and Restated Alberhill Villages Specific Plan and Development Agreement. Consequently, the landowner, the original proponent of Measure A and the Lake Elsinore City Council have submitted arguments urging a "No" vote.

Measure A would add approximately 25 acres to the existing Specific Plan area located just south of Interstate 15 and west of Lake Street, allow an additional 220 homes, increase nonresidential development from 3,810,300 square feet to 4,007,000 square feet, and eliminate approximately 49 acres of natural or enhanced open space areas with multi-use trails.

Measure A would zone the entire Specific Plan site as "M-3 – Manufacturing" which allows intensive manufacturing and industrial uses. The adopted Specific Plan allows existing mining operations to be phased out over time as new development occurs and permits only residential, commercial/retail, university, professional office/medical and entertainment uses shown in the existing Specific Plan to be developed.

Measure A shifts the responsibility to build the 45.9 acre regional sports park to the City of Lake Elsinore and existing taxpayers and gives the land back to the landowner if the City does not complete the park within 5 years. The adopted Specific Plan requires the developer to pay for and complete the regional sports park.

All new development in the City of Lake Elsinore, including the adopted Specific Plan, is required to participate in a City-wide public safety services financing district to provide police, fire and paramedic services and in a City-wide maintenance services district to fund maintenance services such street sweeping, landscaping and lighting. Measure A would eliminate this requirement for the Alberhill Villages development.

According to an independent financial analysis, if Measure A passes, it would result in a significant financial burden of up to \$242.9 million on the City and resident taxpayers over the next twenty years and "would severely and irreparably impact the ability for the City of Lake Elsinore to provide even the most basic of public safety (police and fire) services to the community as a whole." In contrast, the fiscal impact analysis of the adopted Specific Plan and development agreement concluded that "the City of Lake Elsinore is projected to receive \$25.7 million more in revenues than it will incur in expenses to support Alberhill Villages."

If Measure A passes, the Alberhill Villages Initiative could not be amended without a future election and majority vote of the people.

A "Yes" vote on Measure A means the voter is in favor of the Alberhill Villages Initiative which would override the existing Specific Plan. A "No" vote on Measure A means the voter is opposed to the Initiative which leaves in place the Amended and Restated Alberhill Villages Specific Plan supported by the City and the landowner.

By: Barbara Leibold, City Attorney

The above statement is an impartial analysis of Measure A. If you desire a copy of the measure, please call the elections official's office at (951) 674-3124 and a copy will be mailed at no cost to you.



### ARGUMENT IN FAVOR OF MEASURE “A”

Measure A: A yes vote is no longer necessary nor representative of what is best for the Alberhill Villages project, the city and residents of Lake Elsinore.

We want to thank Lake Elsinore voters for your support of Alberhill Villages. While Measure A was developed to finally bring the project to fruition through a vote of people, **the City and the landowner worked together to reach agreement on an Amended and Restated Alberhill Villages Specific Plan and a new Development Agreement.**

The resulting agreement reviewed and supported by the City Planning Commission and the City Council will clarify and improve the Alberhill Villages Specific Plan and make the project better for all of Lake Elsinore.

As members of the Live Lake Elsinore coalition, we support the creation of new amenities and job opportunities for residents in the city of Lake Elsinore. We have followed the process carefully and we believe that the plan approved by City Council and supported by the landowner is mutually beneficial and will provide needed certainty in the development process.

For these reasons, we now urge voters to vote NO on Measure A.

**Measure A is no longer necessary and no longer represents what is best for our city and its residents.**

Please join us May 2<sup>nd</sup> and vote NO on Measure A.

Thank you.

By: Dana M Coon, Resident / Initiative / Proponent  
Teresa Kirpluk, Secretary Alberhill Ranch HOA / Resident  
Steve A. Martin, Alberhill Resident, Business Owner  
Susan Vanderburgh, Business Owner / Resident  
Genie Kelley, Past Lake Elsinore City Councilmember / Teacher

### ARGUMENT AGAINST MEASURE “A”

Measure A seeks to benefit a wealthy land developer at the cost of Lake Elsinore's taxpayers. It uses your taxpayer dollars to pay for amenities normally paid for by a developer. Measure A lowers the bar on our community's normal planning standards while stifling local citizen participation. It moves the burden of providing police and fire services to existing City taxpayers.

Measure A shifts the responsibility to build a 46 acre sports park to City taxpayers. At a cost estimate as high as \$42 million, under the terms of the initiative if the City fails to build this park, then the land would revert back to the developer with approval for more homes.

An independent financial analysis of Measure A concluded that, if passed, the residents of the City of Lake Elsinore (outside of Alberhill Villages) will be responsible for an aggregate deficit of up to \$242.9 million over a twenty year period. Development Management Group, Inc. cautioned the City and its residents that the passage of Measure A would:

**“...severely and irreparably impact the ability for the City of Lake Elsinore to provide even the most basic of public safety (police and fire) services to the community as a whole.”**

Measure A is not only costly but is simply no longer needed. The City recently adopted a comprehensive development plan for Alberhill Villages that will result in this development contributing \$25.7 million in positive revenues for vital City services. This already approved development plan is supported by the developer and Measure A only remains on the ballot because the legal deadline to withdraw it passed.

**Please join the entire City Council, the Lake Elsinore Valley Chamber of Commerce, and your neighbors in voting NO on Measure A.**

By: Robert E. Magee, Mayor  
Steve Manos, Councilmember  
Daryl Hickman, Councilmember  
Natasha Johnson, Mayor ProTem  
Brian Tisdale, Councilmember





## Conditional Voter Registration

Effective January 1, 2017, Conditional Voter Registration is available to eligible voters in California pursuant to Election Codes 2170 through 2173.

Conditional Voter Registration (CVR) extends the existing 15-day registration deadline to eligible voters, allowing them to register and vote 14 days prior to an election through Election Day. An eligible voter would need to register directly in the office of the Riverside County Registrar of Voters, located at 2724 Gateway Drive, in Riverside, CA 92507 to conditionally register to vote and vote a provisional ballot.

Voters may register online at [www.registertovote.ca.gov](http://www.registertovote.ca.gov), however, **CVR ballots will only be issued at the office of the Registrar of Voters or at a designated satellite location and not at the poll sites.**

In order to conditionally register, the voter must first complete an affidavit of registration (also known as a Voter Registration Card). Once the registration is submitted, the Registrar of Voters will issue a CVR provisional ballot to vote.

The affidavit will be processed and once the eligibility is determined and validated, the registration will become permanent and the CVR provisional ballot will be counted.

Conditional Voter Registrations are treated and processed in the same manner as other registrations; CVR provisional ballots are treated and processed the same as other provisional ballots.

If you have any questions regarding Conditional Voter Registration, please call (951) 486-7200 or toll free (800) 773-VOTE (8683).

You may check the status of your voter registration at [www.voteinfo.net/AmIRegistered](http://www.voteinfo.net/AmIRegistered).

*CVR was enacted in 2012, to be operative on January 1st after the certification of a statewide voter registration database. VoteCal, California's statewide voter registration database, was certified on September 26, 2016; CVR became operative as of January 1, 2017.*



# VOTER BILL *of* RIGHTS



## YOU HAVE THE FOLLOWING RIGHTS

1. **The right to vote if you are a registered voter.** You are eligible to vote if you are:

- ★ a U.S. citizen living in California
- ★ registered where you currently live
- ★ at least 18 years old
- ★ not in prison or on parole for a felony

2. **The right to vote if you are a registered voter even if your name is not on the list.**

You will vote using a provisional ballot. Your vote will be counted if elections officials determine that you are eligible to vote.

3. **The right to vote if you are still in line when the polls close.**

4. **The right to cast a secret ballot** without anyone bothering you or telling you how to vote.

5. **The right to get a new ballot if you have made a mistake**, if you have not already cast your ballot. You can:

**Ask an elections official at a polling place** for a new ballot; or

**Exchange your vote-by-mail ballot** for a new one at an elections office, or at your polling place; or

**Vote using a provisional ballot**, if you do not have your original vote-by-mail ballot.

6. **The right to get help casting your ballot** from anyone you choose, except from your employer or union representative.

7. **The right to drop off your completed vote-by-mail ballot at any polling place** in the county where you are registered to vote.

8. **The right to get election materials in a language other than English** if enough people in your voting precinct speak that language.

9. **The right to ask questions to elections officials about election procedures** and watch the election process. If the person you ask cannot answer your questions, they must send you to the right person for an answer. If you are disruptive, they can stop answering you.

10. **The right to report any illegal or fraudulent election activity** to an elections official or the Secretary of State's office.

### SPECIAL NOTICE

- Polls are open from 7:00 a.m. to 8:00 p.m. on the day indicated in the posted county Voter Information Guide.
- Specific instructions on how to vote, including how to cast a provisional ballot, can be obtained from a poll worker or by reading the information mailed to you by your local elections official.
- If you are a newly registered voter, you may be asked to provide appropriate identification or other documentation according to federal law. But please note that every individual has the right to cast a provisional ballot even if he or she does not provide the documentation.
- It is against the law to represent yourself as being eligible to vote unless you meet all of the requirements to vote under federal and state law.
- It is against the law to tamper with voting equipment.

**If you believe you have been denied any of these rights**, call the Secretary of State's confidential toll-free Voter Hotline at (800) 345-VOTE (8683).



On the web at [www.sos.ca.gov](http://www.sos.ca.gov)



By phone at **(800) 345-VOTE (8683)**



By email at [elections@sos.ca.gov](mailto:elections@sos.ca.gov)

FROM

\_\_\_\_\_  
\_\_\_\_\_



FIRST  
CLASS  
POSTAGE

PLACE STAMP HERE

\_\_\_\_\_  
DID YOU SIGN YOUR APPLICATION?

REGISTRAR OF VOTERS  
2724 GATEWAY DRIVE  
RIVERSIDE CA 92507-0923



## ACCOMMODATIONS FOR VOTERS WITH DISABILITIES

A "YES" or "NO" printed under the disabled symbol/arrow on the back cover of this guide indicates whether or not your assigned polling place is accessible to physically disabled voters. Please be advised of the following alternate ways you may cast your ballot.

- **By Mail** - You may request a Vote-by-Mail ballot. Simply complete the application on the back cover of this guide, or, you may contact the Registrar of Voters Office by calling (951) 486-7200, (800) 773-VOTE (8683), TTY (951) 697-8966. The application must be received by the Registrar of Voters Office by the deadline given. Your ballot must be received at the Registrar of Voters Office no later than 8:00 p.m. on Election Day or be postmarked on or before Election Day and received no later than three days after Election Day to be counted.
- **Early Voting** - You may vote at the Registrar of Voters office located at 2724 Gateway Drive, Riverside, CA 92507, April 3 - May 1 (excluding Holidays), Monday through Friday, 8:00 a.m. to 5:00 p.m.; and Election Day, May 2, 7:00 a.m. to 8:00 p.m.
- **Curbside Voting on Election Day** - If you are unable to enter the polling place due to a physical disability, you may request Curbside Voting at your assigned polling place. Curbside Voting doorbells are available at some polling places. If you require Curbside Voting assistance you may call (877) 663-9906 before going to your assigned polling place and/or when you arrive at the facility. An Election Officer will be contacted prior to your arrival to meet you at the curb.

REGISTRAR OF VOTERS  
2724 GATEWAY DRIVE  
RIVERSIDE, CA 92507-0918



NONPROFIT  
U.S. POSTAGE  
**PAID**  
Registrar of Voters  
Riverside

## VOTE-BY-MAIL BALLOT APPLICATION

**APPLICATION MUST BE RECEIVED NO LATER THAN APRIL 25, 2017**

I hereby request a ballot for the City of Lake Elsinore Special Measure Election, May 2, 2017.

PLEASE PRINT:

NAME AS REGISTERED

RESIDENCE ADDRESS AS REGISTERED

CITY STATE ZIP

MAIL BALLOT TO:

ADDRESS (IF DIFFERENT)

CITY STATE ZIP

☐ ☒ Check this box to request PERMANENT VOTE-BY-MAIL status.

I declare, under penalty of perjury, that the information provided is true and correct to the best of my knowledge.

↓ POSTMASTER DELIVER TO ↓

**SIGNATURE  
REQUIRED**

SIGNATURE OF VOTER DATE

33-BCov 05-02-17

✓ **You May Cast Your Vote Early**

At

**THE REGISTRAR OF VOTERS OFFICE**  
2724 Gateway Drive, Riverside, CA 92507

April 3 through May 1  
(Excluding Holidays)  
Monday through Friday, 8:00 a.m. to 5:00 p.m.

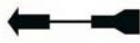
**Election Day May 2**  
**7:00 a.m. to 8:00 p.m.**

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### IMPORTANT NOTICE!!!

Accessible Voting Unit available at all polling locations.

TO MARK YOUR VOTE  
DRAW A LINE



**VOTE!!!**

For a demonstration on marking your ballot visit [www.voteinfo.net](http://www.voteinfo.net)

**BALLOT  
TYPE**

**VOTE EARLY**

**IT'S QUICK  
IT'S EASY**

**IT'S CONVENIENT**

**GET OUT OF LINE ON ELECTION DAY!**

**VOTE-BY-MAIL**

↓ **LOCATION OF YOUR POLLING PLACE** ↓



ACCESS?

