

City Council Chambers  
29844 Haun Road  
Menifee, CA 92586



Menifee City Council  
Regular Meeting Minutes

Wednesday, October 02, 2024  
5:15 PM Closed Session  
6:00 PM Regular Meeting

Bill Zimmerman, Mayor  
Bob Karwin, District 1  
Ricky Estrada, District 2  
Lesa Sobek, District 3  
Dean Deines, District 4

Armando G. Villa, City Manager  
Jeffrey T. Melching, City Attorney  
Stephanie Roseen, Acting Clerk

## MINUTES

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### **CLOSED SESSION (5:15 PM)**

Mayor Zimmerman called closed session to order at 5:15 PM. Present were Councilmembers Estrada, Karwin, Sobek, Mayor Pro Tem Deines, and Mayor Zimmerman. The City Council recessed to closed session at 5:16 PM for the purpose listed below.

1. CONFERENCE WITH LEGAL COUNSEL EXISTING LITIGATION  
Government Code Paragraph (1) of subdivision (d) of Section 54956.9 Riverside County Superior Court Case No. CVRI2402960  
Showprop Menifee DE, LLC v. City of Menifee

### **REGULAR MEETING (6:00 PM)**

#### **1. CALL TO ORDER**

Mayor Zimmerman called the meeting to order at 6:00 PM.

City Attorney Jeffrey Melching stated there was no reportable action from closed session.

#### **2. ROLL CALL**

**Present:** Bill Zimmerman, Bob Karwin, Ricky Estrada, Lesa Sobek, Dean Deines

**Absent:** None

#### **3. WORDS OF INSPIRATION**

Ministry Leader Tanner Williams with Revival Christian Fellowship

#### **4. PLEDGE OF ALLEGIANCE**

Roger Schultz led the flag salute.

#### **5. PRESENTATIONS**

- 5.1 Citizen of the Month – Vicki Carpenter

The City Council recognized the Citizen of the Month, Vicki Carpenter, and presented her with a certificate.

5.2 Recognition of Jr. Olympian McKenna Sallis

The City Council recognized McKenna Sallis and presented her with a certificate.

5.3 Domestic Violence Awareness Month Proclamation

The City Council presented Garry Ann Brown with Alternatives to Domestic Violence with a proclamation.

5.4 Community Services Update

Community Services Manager Mariana Mitchell provided a presentation.

**6. AGENDA APPROVAL OR MODIFICATIONS**

The agenda was approved unanimously (5-0) with no modifications.

**7. PUBLIC COMMENTS (NON-AGENDA ITEMS)**

The following speakers addressed the City Council on non-agenda items.

- Cynthia Nemelka
- John Pruitt
- Paul McCaughey
- Marvita Grimes
- Adam Eventov

**8. COUNCILMEMBER UPDATES AND COMMENTS**

Councilmember Karwin reported on the meetings and events he attended.

- Student of the Month Program
- Chamber of Commerce Midday Mixer
- Community Action Partnership Presentation
- Rotary Club Meeting
- Celebrity Karaoke by Menifee Community Cupboard
- Menifee's Citizen Academy Graduation

Councilmember Estrada reported on the event he attended.

- Celebrity Karaoke by Menifee Community Cupboard

Councilmember Sobek reported on the meetings and events she attended.

- Business Industry Installation
- Alternatives to Domestic Violence Awareness Day Clean Up
- Owner Meeting with Chick Fil A
- Menifee Senior Softball
- Southwest Higher Education Coalition Meeting
- Chamber of Commerce Midday Mixer
- Community Action Partnership Presentation
- Celebrity Karaoke by Menifee Community Cupboard
- Menifee's Citizen Academy Graduation

Mayor Pro Tem Deines reported on the meetings and events he attended.

- Riverside Transportation Agency (RTA) Southwest TNow Meeting
- RTA Board of Directors Meeting
- RTA Admin and Operations Committee Meeting
- Menifee’s Citizen Academy Graduation

Mayor Zimmerman reported on the meetings and events he attended.

- Neighbors Monthly Business Mixer
- Pacifica Senior Living Social Taste of the World
- Rotary Club Meetings
- History Program
- Riverside County Transportation Commission Projects and Programs Committee Meeting
- Sun Meadows HOA Meeting
- Southwest Elected Collaborative Meeting
- Kay Cenicerros Senior Center Recognition for Senior Center Month
- Chamber of Commerce Board Meeting
- Community Action Partnership Presentation
- Celebrity Karaoke by Menifee Community Cupboard
- Adopt a Street Clean Up
- Interfaith Council Meeting
- Menifee’s Citizen Academy Graduation

**9. APPROVAL OF MINUTES**

The following sets of minutes were approved unanimously (5-0) with no modifications.

- 9.1 September 18, 2024 Special Meeting Minutes
- 9.2 September 18, 2024 Regular Meeting Minutes

**10. CONSENT CALENDAR**

The consent calendar was approved by the following vote.

**MOVER:** Lesa Sobek  
**SECONDER:** Dean Deines

<p><b>AYES:</b> Zimmerman, Karwin, Estrada, Sobek, Deines <b>NAYS:</b> None <b>RECUSE:</b> None</p>
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- 10.1 Waiver of Reading

**ACTION**

1. Waived the reading in full of any and all Ordinances listed on this agenda and provided that they be read by title only.

10.2 Warrant Register

**ACTION**

1. Ratified and approved the Voucher Lists dated 08/30/2024 and 09/06/2024, the Payroll Register/Other EFTs dated 08/29/2024, 08/30/2024, and 09/03/2024, and the Void Check Listing PE 08/31/2024 which have a total budgetary impact of \$6,670,346.06.

10.3 Treasurer's Report

**ACTION**

1. Received and filed the Treasurer's Report as of July 31, 2024.

10.4 Proclamations

**ACTION**

1. Proclaimed October 4, 2024, as "Manufacturing Day"; and
2. Proclaimed the week of October 6-12, 2024, as "Fire Prevention Week" ; and
3. Proclaimed the week of October 6-12, 2024, as "Code Enforcement Officer Appreciation Week"; and
4. Proclaimed the month of October 2024, as "Cybersecurity Awareness Month"; and
5. Proclaimed the month of October 2024, as "Planning Month".

10.5 Community Development Department Fiscal Year 2023/2024 Annual Report

**ACTION**

1. Received and filed the Community Development Department Fiscal Year 2023/2024 Annual Report.

10.6 Economic Development Administration Comprehensive Economic Development Strategy Grant

**ACTION**

1. Accepted the Economic Development Administration matching grant funds in the amount of \$40,000 to fund Menifee's Comprehensive Economic Development Strategy; and
2. Adopted Resolution No.24-1498, approving an increase in revenue and expenditures in the amount of \$40,000.

10.7 Board of State and Community Corrections Byrne State Crisis Intervention Program Grant

**ACTION**

1. Accepted the Board of State and Community Corrections Byrne State Crisis Intervention Program Grant in the amount of \$112,512 to expand the firearms secure area at the Police Department and staff certification in firearm safety; and
2. Adopted Resolution No. 24-1499, approving an increase in revenue and appropriation of expenditures in the amount of \$112,512 to a project account as assigned by the Finance Department; and
3. Authorized the City Manager, or their designee, to execute all necessary documents to implement the Grant purchases and contracts.

- 10.8 Change Proceedings for Improvement Area No. 2 of Community Facilities District No. 2022-3, Legado, by BLC Fleming, LLC

**ACTION**

1. Adopted Resolution No. 24-1500, for Community Facilities District No. 2022-3, Legado, located northwest of Antelope Road and Chambers Avenue and south of Rouse Road, to amend the boundary map and rate and method of apportionment of special taxes for Improvement Area No. 2, reduce the maximum amount of bonded indebtedness for Improvement Area 2 by \$28 million, and establish Improvement Area No. 3, authorizing bonded indebtedness in an amount not-to-exceed \$28 million.

- 10.9 Irrevocable Offer of Dedication with MR-56, LLC for Menifee North Planning Area 10 Park Development

**ACTION**

1. Approved and authorized the City Manager, or their designee, to accept and execute the Irrevocable Offer of Dedication from MR-56, LLC for the future acceptance of the developed park in Menifee North Specific Plan, Planning Area 10, located near the cross streets of Stone Lane and Man of War Lane just north of Highway 74.

- 10.10 Agreement Addendum with Haun Professional, LLC/Amber Management LLC for the Lease of Additional Office Space

**ACTION**

1. Approved an addendum to the lease agreement with Haun Professional, LLC c/o Amber Management, LLC for the lease of additional office space located at the Haun Medical Campus at 29826 Haun Road, in an amount not to exceed \$27,991.14 through May 2027; and
2. Authorized the City Manager or his/her designee to execute all the necessary documents related to the office space lease agreement addendum.

- 10.11 Agreement Amendment with KOA Corporation for the McCall Boulevard Widening Project

**ACTION**

1. Approved and Authorized the City Manager to execute Amendment No. 4 to the Professional Services Agreement with KOA Corporation for the McCall Boulevard Widening Project, Capital Improvement Program (CIP) Project No. 22-03, located between Oakhurst Avenue and Junipero Road, for environmental and civil design services, increasing the compensation amount by \$3,300, for a total not-to-exceed amount of \$297,343.38.

- 10.12 Public Roadway Vacation No. 24-001, Vacating Dedicated Public Roadway, Portion of Cumming Avenue on the Map of Romola No. 5, Romola Farms

**ACTION**

1. Adopted Resolution No. 24-1501, ordering the summary vacation of public road right of way dedication, together with the right of ingress and egress, on Cumming Avenue as previously dedicated on the recorded Map of Romola No. 5, located directly south of Varela Lane and Cumming Avenue intersection; and
2. Authorized the City Clerk to record the adopted resolution and Notice of Vacation No. 24-001 (VAC24-001) with the Riverside County Recorder's Office.

**11. PUBLIC HEARING ITEMS - NONE**

**12. DISCUSSION ITEMS**

- 12.1 Heritage Lake Drive Street Name Changes

Management Analyst Laura Sportelli provided a presentation.

The City Council asked staff questions.

**ACTION**

1. Reviewed and provided consensus on the proposed replacement names for "Heritage Lake Drive" to add the prefixes of "East" and "West" to the loop that runs east of Menifee Road and surround Heritage Lake and "Underwood Way" for the northwest segment and "Silver Lane" for the street immediately west of the loop.

**13. CITY ATTORNEY REPORTS**

None.

**14. CITY MANAGER REPORTS**

City Manager Armando Villa provided an update.

**15. FUTURE AGENDA REQUESTS FROM COUNCIL MEMBERS**

None.

**16. ADJOURN**

Mayor Zimmerman adjourned the meeting at 7:18 PM.

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Stephanie Roseen, CMC  
Acting City Clerk