

City Council Chambers  
29844 Haun Road  
Menifee, CA 92586

Ricky Estrada, Mayor  
Bob Karwin, District 1  
Ben Diederich, District 2  
Dan Temple, District 3  
Dean Deines, District 4



## MINUTES

## Menifee City Council Regular Meeting Minutes

Wednesday, May 07, 2025  
5:00 PM Closed Session  
6:00 PM Regular Meeting

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

### **CLOSED SESSION (5:00 PM)**

Mayor Estrada called closed session to order at 5:11 PM. Present were Councilmembers Deines, Diederich, Temple, Mayor Pro Tem Karwin, and Mayor Estrada. Mayor Estrada recessed to closed session at 5:12 PM for the purposes listed below.

1. CONFERENCE WITH LEGAL COUNSEL EXISTING LITIGATION  
Government Code Paragraph (1) of subdivision (d) of Section 54956.9  
City of Menifee v. City of Perris, Riverside County Superior Court Case No. CVRI2203040
2. CONFERENCE WITH LEGAL COUNSEL ANTICIPATED LITIGATION,  
SIGNIFICANT EXPOSURE TO LITIGATION  
Gov. Code Section 54956.9(d)(2) or (3): Two cases
3. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION,  
INITIATION OF LITIGATION  
Government Code section 54956.9(d)(4): Two cases

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

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

Mayor Estrada called the meeting to order at 6:04 PM.

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

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

**Present:** Ricky Estrada, Bob Karwin, Ben Diederich, Dan Temple, Dean Deines

**Absent:** None

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

Counselor Tony Hughes - The Church of Jesus Christ of Latter-Day Saints

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

David Foust led the flag salute.

## **5. PRESENTATIONS**

### **5.1 Older Americans Month Proclamation**

The City Council presented a proclamation to the Menifee Senior Advisory Committee.

### **5.2 Police Department Quarterly Update**

Police Chief Chris Karrer provided a presentation.

The City Council asked staff questions.

### **5.3 Drone as a First Responder Program**

Lieutenant Cory Cox provided a presentation.

The City Council asked staff questions.

## **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.

- Kristi Nechochea
- Dawn Smith
- Beverly Greene

## **8. COUNCILMEMBER UPDATES AND COMMENTS**

Councilmember Diederich reported on the meetings and events he attended.

- Menifee Employee Appreciation Luncheon
- Menifee's Citizen Academy Graduation
- Menifee Chamber of Commerce Board Meeting
- Menifee Better Together
- Joint Parks, Recreation, and Trails Commission (PRTC) and City Council Workshop
- Southern California Association of Governments (SCAG) Annual Meeting

Councilmember Temple reported on the meetings and events he attended.

- Riverside Conservation Authority (RCA) Meeting
- Art Beat in Menifee Event
- SCAG Annual Meeting
- Menifee Better Together
- Ribbon Cutting for Prevail Health & Sports Recovery
- Menifee Interfaith Council Meeting
- Joint PRTC and City Council Workshop
- Menifee's Citizen Academy Graduation

Councilmember Deines reported on the meetings and events he attended.

- Menifee's Citizen Academy Graduation
- Southwest T-Now Meeting
- Riverside County Transportation Commission (RCTC) Budget Committee Meeting
- Joint PRTC and City Council Workshop
- Southwest Financing Authority Meeting
- Riverside Transit Agency (RTA) Admin and Operations Committee Meeting.

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

- Menifee Employee Appreciation Luncheon
- Aries Development Community Meeting
- Rotary Club Meeting
- Retirement Acknowledgement of Menifee Superior Court Judge, Angel Bermudez
- Coffee with a Cop
- RTA Meeting
- Western Riverside Council of Governments (WRCOG) Executive Committee Meeting

Mayor Estrada reported on the meetings and events he attended.

- Menifee Better Together
- Joint PRTC and City Council Workshop
- Augusta Homeowners Association Meeting
- Motte Museum Spring Event
- Murrieta Holocaust Memorial Groundbreaking
- Perris Union High School Gala

## 9. APPROVAL OF MINUTES

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

- 9.1 April 16, 2025 Special Meeting Minutes
- 9.2 April 16, 2025 Regular Meeting Minutes
- 9.3 April 29, 2025 Special Meeting Minutes

## 10. CONSENT CALENDAR

Mayor Pro Tem Karwin requested to pull Item No. 10.8 for further discussion.

The balance of the consent calendar was approved by the following vote.

**MOVER:** Dean Deines

**SECONDER:** Ben Diederich

**AYES:** Estrada, Karwin, Diederich, Temple, Deines

**NAYS:** None

**RECUSE:** None

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 3/28/2025, 4/4/2025, and 4/11/2025, the Payroll Register/Other EFTs dated 3/24/2025, 3/26/2025, 3/28/2025, 4/2/2025, 4/3/2025, 4/6/2025, 4/8/2025, 4/9/2025 and 4/11/2025, the City Credit Card payment summary for the period 1/1/2025 to 2/28/2025 and the Void check listing PE 3/31/2025, which have a total budgetary impact of \$7,804,600.46.

10.3 Proclamations

**ACTION**

1. Proclaimed May as Building and Safety Month, Small Business Month, Mental Health Matters Month, Frontline Worker Appreciation Month; and
2. Proclaimed May 4<sup>th</sup> – 10<sup>th</sup> Professional Municipal Clerk's Week; and
3. Proclaimed May 6<sup>th</sup> – 10<sup>th</sup> Economic Development Week; and
4. Proclaimed May 12<sup>th</sup> – 18<sup>th</sup> National Police Week; and
5. Proclaimed May 18<sup>th</sup> – 24<sup>th</sup> National Public Works Week.

10.4 Developer Funded California Environmental Quality Act Consultant Update for the Third Quarter of Fiscal Year 2024/2025

**ACTION**

1. Received and filed the third quarterly update on executed California Environmental Quality Act consultant contracts for Fiscal Year 2024/2025.

10.5 Second Reading and Adoption of an Ordinance Revising the City's Procurement Procedures

**ACTION**

1. Adopted Ordinance No. 2025-413, repealing and replacing Chapter 3.12 and repealing Chapter 3.30, of the Menifee Municipal Code to consolidate and revise the City's procurement procedures; and
2. Adopted Resolution No. 25-1570, establishing the requirement of a purchasing manual consistent with applicable federal, state, and local procurement requirements.

10.6 2024 Justice Assistance Grant Award for the Meniffee Police Department

**ACTION**

1. Accepted the Fiscal Year 2024/2025 Justice Assistance Grant in the amount of \$13,032; and
2. Adopted Resolution No. 25-1571, appropriating \$13,032 in revenue and expenditures, for the Meniffee Police Department; and
3. Authorized the City Manager or designee to execute all necessary agreements and other grant related documents thereof to receive the 2024 Justice Assistance Grant.

10.7 Memorandum of Understanding with Meniffee Valley Community Cupboard for Edible Food Recovery Grant

**ACTION**

1. Approved and authorized the City Manager to execute a Memorandum of Understanding with the Meniffee Valley Community Cupboard for a six-month term to continue activities funded under the CalRecycle Edible Food Recovery Grant Program.

10.8 Bid Award and Agreement with Ames Construction, Inc. for Construction Services for the Bradley Road Bridge Over Salt Creek Project

Engineering Manager Carlos Geronimo provided an overview of the project.

The City Council asked staff questions.

**ACTION**

1. Awarded bid and authorized the City Manager to execute a Contract Services Agreement with Ames Construction, Inc. for construction services for the Bradley Road Bridge Over Salt Creek Project, Capital Improvement Program (CIP) Project No. 13-04, in a total not-to-exceed amount of \$16,152,581.15; and
2. Authorized the City Manager to execute Amendment No. 1, in substantially the form provided in the attached Draft Amendment, to the Utility Agreement with Eastern Municipal Water District (EMWD) updating the total reimbursement costs in a total not-to-exceed amount of \$2,921,200; and
3. Adopted Resolution No. 25-1573, appropriating \$2,921,200 of Capital Project Funds (Fund 4320) in revenues and expenditures.

**MOVER:** Bob Karwin

**SECONDER:** Dean Deines

**AYES:** Estrada, Karwin, Diederich, Temple, Deines

**NAYS:** None

**RECUSE:** None

- 10.9 Bid Award and Agreement with Integrated Demolition and Remediation, Inc. for Abatement Services for the Cherry Hills Facility Improvements Project

**ACTION**

1. Awarded bid and authorized the City Manager to execute a Contract Services Agreement with Integrated Demolition and Remediation, Inc. for abatement services for the Cherry Hills Facility Improvements – Phase I Project, Capital Improvement Program (CIP) Project No. 23-13, in a total not-to-exceed amount of \$172,300.

- 10.10 Bid Award and Agreements with Dana Safety Supply, West Coast Lights & Sirens, and American Emergency Products (AEP) for Police Vehicle Upfitting Services

**ACTION**

1. Awarded a bid and authorized the City Manager to execute a General Services Agreement with Dana Safety Supply, West Coast Lights & Sirens, and American Emergency Products (AEP) for On-Call Police Vehicle Upfitting Services in a total not-to-exceed amount of \$500,000 through June 30, 2029, which includes an initial not-to-exceed amount of \$300,000 through June 30, 2027, and up to two \$100,000 one-year optional renewals; and
2. Authorized the Finance Department to issue individual purchase orders against the agreements.

- 10.11 Agreement Amendment with NV5, Inc. for On-call Environmental Review, Civil Engineering, Landscape Design and Inspection, and Hydrological and Hydraulic Engineering Services

**ACTION**

1. Approved and authorized the City Manager to execute Amendment No. 1 to the Master Agreement with NV5, Inc. for environmental review, civil engineering, landscape design and inspection, and hydrological and hydraulic engineering services, increasing the compensation by \$180,000, for a three-year total agreement amount not-to-exceed \$380,000.

- 10.12 Agreement Amendment with J. Smith and T. Muli for Hydrological Review and Inspection Services

**ACTION**

1. Approved and authorized the City Manager to execute Amendment No. 2 to the Master Agreement with J. Smith and T. Muli, for hydrological review and inspection services, increasing the compensation by \$200,000, for a three-year total agreement amount not-to-exceed \$450,000.

- 10.13 Contract Change Order No. 10 with Act 1 Construction, Inc. for the New Quail Valley Fire Station No. 5 Project

**ACTION**

1. Approved and authorized the City Manager to execute Contract Change Order No. 10 with Act 1 Construction, Inc. extending the number of working days by 228 days and increasing the compensation by \$52,629.67, for a total contract amount not-to-exceed \$8,907,428.40, for the New Quail Valley Fire Station No. 5 Project, Capital Improvement Program (CIP) Project No. 21-04 located on Goetz Road near Vista Way.
- 10.14 Public Roadway Vacation No. 23-001, Vacating Dedicated Public Roadway, Portion of Antelope Road Previous Alignment on the Map of Romola No. 15, Romola Farms

**ACTION**

1. Adopted Resolution No. 25-1574, ordering the summary vacation of public road right of way dedication, together with the right of ingress and egress, on Antelope Road as previously dedicated on the recorded Map of Romola No. 15, located near the southwest corner of the new Antelope Road alignment and Calle Celia intersection; and
2. Authorized the City Clerk to record the approved resolution and Notice of Vacation No. 23-001 with the Riverside County Clerk Recorder's Office.

**11. PUBLIC HEARING ITEMS**

- 11.1 Community Development Block Grant for Program Year 2025/2026 Annual Action Plan

Senior Management Analyst Edna Lebron provided a presentation and reported on the Community Development Block Grant Annual Action Plan.

The City Council asked staff questions.

Mayor Estrada opened the public hearing at 7:32 PM. City Clerk Stephanie Roseen stated the public hearing was legally noticed and there was no correspondence received.

The following speakers addressed the City Council.

- Gloria Sanchez
- Charmaine Summers

Mayor Estrada closed the public hearing at 7:35 PM.

The City Council spoke in favor of the Menifee Citizens Advisory Committee's recommendations.

**ACTION**

1. Adopted Resolution No. 25-1575, approving the City's Community Development Block Grant ("CDBG") Program Year ("PY") 2025/2026 Annual Action Plan; and
2. Authorized the City Manager or his designee to execute all necessary agreements and other grant-related documents to receive CDBG funds.

**MOVER:** Ricky Estrada

**SECONDER:** Bob Karwin

**AYES:** Estrada, Karwin, Diederich, Temple, Deines

**NAYS:** None

**RECUSE:** None

11.2 Proposed Formation of Community Facilities District No. 2025-1, Meniffee Vista

City Clerk Stephanie Roseen provided a brief overview of Item Nos. 11.2 and 11.3.

**ACTION**

1. Continued the public hearing for the establishment of Community Facilities District No. 2025-1 (Meniffee Vista) of the City of Meniffee ("CFD No. 2025-1" or CFD") to June 4, 2025.

**MOVER:** Dean Deines

**SECONDER:** Bob Karwin

**AYES:** Estrada, Karwin, Diederich, Temple, Deines

**NAYS:** None

**RECUSE:** None

11.3 Proposed Annexation No. 26, Meniffee Vista, into Community Facilities District 2017-1 (Maintenance Services)

**ACTION**

1. Continued the public hearing for Annexation No. 26, Meniffee Vista, into Community Facilities District 2017-1 (Maintenance Services) to June 4, 2025.

**MOVER:** Dean Deines

**SECONDER:** Bob Karwin

**AYES:** Estrada, Karwin, Diederich, Temple, Deines

**NAYS:** None

**RECUSE:** None

**12. DISCUSSION ITEMS - NONE**

**13. CITY ATTORNEY REPORTS**

None.



**14. CITY MANAGER REPORTS**

None.

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

Councilmember Diederich requested a future item for City Council consideration on the feasibility of a regional sports park. Mayor Estrada seconded the request.

**16. ADJOURN**

Mayor Estrada adjourned the meeting at 7:43 PM.

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Stephanie Roseen, CMC  
City Clerk