

City Council Chambers
29844 Haun Road
Menifee, CA 92586

Bill Zimmerman, Mayor
Bob Karwin, District 1
Matthew Liesemeyer, District 2
Lesa Sobek, District 3
Dean Deines, District 4



MINUTES

Menifee City Council Regular Meeting Minutes

Wednesday, April 06, 2022
6:00 PM Regular Meeting

Armando G. Villa, City Manager
Jeffrey T. Melching, City Attorney
Sarah A. Manwaring, City Clerk

REGULAR MEETING (6:00 PM)

1. CALL TO ORDER

Mayor Zimmerman called the meeting to order at 6:05 PM.

2. ROLL CALL

Present: Dean Deines, Bob Karwin, Matthew Liesemeyer, Lesa Sobek, Bill Zimmerman

Absent: None

3. WORDS OF INSPIRATION

Jeff Johnson with Impact Church

4. PLEDGE OF ALLEGIANCE

Planning Commissioner Ben Diederich led the flag salute.

5. PRESENTATIONS

5.1 Victims' Rights Week Proclamation

Director of Victim Services Melissa Donaldson provided a video and an introduction of Victims' Rights Week. The City Council provided Ms. Donaldson with a proclamation.

5.2 Quality of Life Measure DD Appointment – Michael Knighten

Mayor Zimmerman introduced his Quality-of-Life Measure DD appointment, Michael Knighten. Acting City Clerk Stephanie Roseen provided Mr. Knighten with the oath of office.

5.3 Quarterly Fire Department Report

Lonny Olson provided a presentation and reported on the statistics; call demand; average response time; automatic aid response statistics; training opportunities; community involvement; CPR training; and Fire Marshal statistics.

The City Council inquired about the most common type of fires and American Medical Response (AMR) service in the City.

6. AGENDA APPROVAL OR MODIFICATIONS

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

7. PUBLIC COMMENTS (NON-AGENDA ITEMS)

Ms. D expressed her concerns on transients within the Sun City area.

8. COUNCILMEMBER UPDATES AND COMMENTS

Councilmember Karwin reported on the meetings and events he attended.

- Andy's Express Carwash Grand Reopening
- Menifee Youth Fair at Lazy Creek Park
- Welcome Home Vietnam Veterans Ceremony
- Regional Conservation Authority (RCA) Board Meeting

Councilmember Karwin inquired about an update on abatement of the pole signs at the McCall gas station.

Councilmember Liesemeyer reported on the meetings and events he attended.

- Commercial Brokers' Luncheon
- Western Riverside Council of Governments (WRCOG) Meeting

Councilmember Liesemeyer announced the Sunset Park ribbon cutting would be taking place on Saturday, April 9, 2022.

Councilmember Sobek reported on the meetings and events she attended.

- Riverside County Elected Women's Meeting
- Menifee Finance Committee Meeting
- Andy's Express Carwash Grand Reopening
- Menifee Youth Fair at Lazy Creek Park

Councilmember Sobek announced Menifee Better Together would be taking place on April 23, 2022.

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

- Riverside Transpiration Agency (RTA) Board Meeting
- Welcome Home Vietnam Veterans Ceremony
- Quick Pitch Event
- All Star Field Day

Mayor Zimmerman reported on the meetings and events he attended.

- Neighbors Monthly Business Mixer
- Andy's Express Carwash Grand Reopening
- Menifee Valley Historical Association Program
- Menifee Chamber of Commerce Munch at Breakfast Club
- Mural Committee Meeting for Salt Creek Trail
- Menifee Chamber of Commerce Board Meeting
- Commercial Brokers' Luncheon
- Chat with the City Manager
- Career Day at Boulder Ridge Elementary
- Menifee Valley Little League Opening Day
- Menifee Multi- Cultural Festival
- Western Riverside Projects and Programs Committee Meeting
- Scoping Meeting for Menifee Valley Specific Plan
- Adler Ranch Ground Breaking
- Welcome Home Vietnam Veterans Ceremony
- Site Selectors Tour
- Mega Mixer at Lake Elsinore Diamond
- Interfaith Council Meeting
- Chamber of Commerce Wake Up
- All Star Field Day

Mayor Zimmerman announced Spring Fest event at Central Park and ribbon cutting for Paloma Wash.

9. APPROVAL OF MINUTES

None.

10. CONSENT CALENDAR

Councilmember Sobek requested to pull item no. 10.12. Councilmember Karwin requested to pull item no. 10.9.

The balance of the Consent Calendar was approved by the following vote.

MOVER: Matthew Liesemeyer

SECONDER: Lesa Sobek

AYES: Deines, Karwin, Liesemeyer, Sobek, Zimmerman

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 provide that they be read by title only.

10.2 Warrant Register

ACTION

1. Ratified and approved the Voucher List dated 03/11/2022 and the Payroll Register/Other EFT's dated 02/23/2022, 3/1/2022, 3/2/2022, 3/3/2022, 3/4/2022, 3/9/2022, and 3/11/2022 which have a total budgetary impact of \$2,947,326.35.

10.3 Code Amendment No. LR21-0287 Ordinance Adoption and Multi-Family Objective Design Standards

RECOMMENDED ACTION

1. Adopted Ordinance No. 2022-338, approving Code Amendment No. LR21-0287; and
2. Adopted Resolution No. 22-1132, approving the Multi-Family Objective Design Standards to be incorporated by reference in the Development Code.

10.4 Formation of Community Facilities District No. 2022-1, Quartz Ranch – Resolution of Intention

ACTION

1. Adopted Resolution No. 22-1133, intent to establish Community Facilities District No. 2022-1, Quartz Ranch, located at the intersection of La Peidra Road and Evans Road; and
2. Adopted Resolution No. 22-1134, intent to incur bonded indebtedness for Community Facilities District No. 2022-1, Quartz Ranch.

10.5 Community Facilities District 2017-1, Annexation No. 7, Enclave – Resolution of Intention

ACTION

1. Accepted the petition of RCFC Investments, LLC, Tentative Tract Map No. 31456 located west of Valley Boulevard, south of McCall Boulevard and north of Ridgemoor Boulevard to annex into Community Facilities District No. 2017-1 (Maintenance Services) ("CFD No. 2017-1" or "CFD") as Annexation Area No. 7; and
2. Adopted Resolution No. 22-1135, intent to add Annexation Area No. 7 into CFD No. 2017-1, to authorize the levy of special tax therein to finance certain maintenance services, and to set a public hearing for May 18, 2022.

10.6 Romoland Master Drainage Plan Agreements for Sagewood by D.R. Horton

ACTION

1. Approved and authorized the City Manager to execute two Cooperative Agreements with Riverside County Flood Control, the Water Conservation District, and D.R. Horton Los Angeles Holding Company, Inc. for the construction, ownership, operation and maintenance of the Romoland Master Drainage Plan (MDP) Lines A-9 and A-10 Stage 1, and MDP Line A-8 Stage 2 Storm Drains located west of Barnett Road and south of McLaughlin Road.

10.7 Riverside County Flood Control District and Water Conservation District Agreements for Cimarron Ridge Development

ACTION

1. Approved and authorized the City Manager to execute Assignment Assumption Agreements with Riverside County Flood Control District and Water Conservation District, Van Deale Investment Properties, LLC, and Pulte Home Company, LLC for the reassignment of the construction, inspection, ownership, operation, and maintenance of various drainage facilities associated with the development of Cimarron Ridge, located east of Goetz Road and south of McLaughlin Road, to Pulte Home Company, LLC.

10.8 Tradewinds Community Resurfacing Project Agreement

ACTION

1. Awarded bid and authorized the City Manager to execute an Owner-Contractor Agreement with Hillcrest Contracting, Inc. for construction services for Tradewinds Community Resurfacing Project, Capital Improvement Project No. CIP22-07, in the amount of \$911,940.40.

10.9 Potomac and Meadows Resurfacing Project Agreement

Public Works Director Nick Fidler reported on the item.

Councilmember Karwin inquired about the timeline and cost for the Potomac area.

ACTION

1. Awarded bid and authorized the City Manager to execute an Owner-Contractor Agreement with Pavement Coatings Co. in the amount of \$765,613 to perform roadway resurfacing for the Potomac and Meadows Resurfacing Project; and
2. Awarded bid and authorized the City Manager to execute a Professional Services Agreement with Leighton Consulting, Inc. in an amount not-to-exceed \$27,798 for materials testing services for the project.

MOVER: Bob Karwin

SECONDER: Lesa Sobek

AYES: Deines, Karwin, Liesemeyer, Sobek, Zimmerman

NAYS: None

RECUSE: None

10.10 City-Initiated CEQA Document Preparation for the Economic Development Corridor General Plan Amendment and Zone Change

ACTION

1. Approved and authorized the City Manager to execute a Professional Services Agreement with LSA Associates, Inc. in the amount of \$35,870, for the preparation of an Addendum to the General Plan Environmental Impact Report for the Economic Development Corridor Land Use Amendment.

10.11 Esgil, LLC Agreement Amendment for On-call Building and Safety Plan Review Services

ACTION

1. Approved Amendment No. 1 to the existing agreement for Esgil, LLC to increase by a not-to-exceed amount of \$150,000, for a revised total contract amount not-to-exceed \$300,000 for as needed plan review services.

10.12 Evans Park Design and Construction Project Phase 1

Community Services Director Jon Nicks provided a presentation and reported on the timeline; phase two Evans Park design; and construction.

Councilmember Sobek inquired about the Negative Declaration and future impact studies.

ACTION

1. Adopted Resolution No. 22-1136, adopting the Initial Study and Mitigated Negative Declaration (IS/MND) for phase 1 of the Evans Park Design and Construction Project (CIP No. 17-01), located east of Evans Road and north and south of Craig Avenue, based on the findings that the project will not have a significant effect on the environment.

MOVER: Lesa Sobek

SECONDER: Matthew Liesemeyer

AYES: Deines, Karwin, Liesemeyer, Sobek, Zimmerman

NAYS: None

RECUSE: None

11. PUBLIC HEARING ITEMS

11.1 Tax-Exempt Revenue Bonds by the California Municipal Finance Authority for the Santa Rosa Academy

Armando Villa introduced Anthony Stubbs, Financial Advisor with California Municipal Finance Authority. Mr. Stubbs provided an overview on the Tax and Equity Fiscal Responsibility Act (TEFRA) and the requirement to hold a public hearing. Mr. Stubbs provided clarification that there was no obligation to the City if approved.

Mayor Zimmerman opened the public hearing at 7:01 PM. Acting City Clerk Stephanie Roseen stated the public hearing was legally noticed and there was no correspondence or public comments received. Mayor Zimmerman closed the public hearing at 7:02 PM.

ACTION

1. Adopted Resolution No. 22-1137, approving the issuance of the bonds by the California Municipal Finance Authority (CMFA) for the benefit of Santa Rosa Academy, Incorporated, to provide for the financing of the Project, such adoption is solely for the purposes of satisfying the requirements of TEFRA, the Code and the California Government Code Section 6500.

MOVER: Dean Deines
SECONDER: Matthew Liesemeyer

AYES: Deines, Karwin, Liesemeyer, Sobek, Zimmerman NAYS: None RECUSE: None

11.2 Five-year 2022-2027 Consolidated Plan

Senior Management Analyst Edna Lebron introduced Maria Gallegos. Ms. Gallegos provided a presentation and reported on consolidated plan process; what the consolidated plan is; elements of a five-year plan; impediments; priority needs; proposed projects and programs; draft fiscal year 22-23 annual action plan program summary; and staff recommendation.

The City Council asked questions of staff regarding qualified status of the Quail Valley Community for programed funding, homeless prevention, and expansion of programs and projects.

Mayor Zimmerman opened the public hearing at 7:16 PM. Acting City Clerk Stephanie Roseen stated the public hearing was legally noticed and there were no correspondence or public comments received. Mayor Zimmerman closed the public hearing at 7:17 PM.

The City Council spoke in favor of conducting a survey in Quail Valley to assist with reestablishing it as a qualified area.

11.3 Menifee Police Department Military Equipment Use Policy and List of Specialized Equipment

City Manager Armando Villa introduced Menifee Police Lieutenant Gutierrez. Lt. Gutierrez provided a presentation and reported on the background of Assembly Bill 481; specialized police equipment; purpose of the ordinance; need for a public hearing; steps following the public hearing.

Mayor Zimmerman opened the public hearing at 7:32 PM. Acting City Clerk Stephanie Roseen stated the public hearing was legally noticed and there was no correspondence or public comments received. Mayor Zimmerman closed the public hearing at 7:33 PM.

ACTION

1. Introduced an Ordinance adding Chapter 11.50 of Title 11 of the Menifee Municipal Code establishing rules for the Menifee Police Department's acquisition and use of military equipment as required by Assembly Bill 481.

MOVER: Bob Karwin
SECONDER: Dean Deines

AYES: Deines, Karwin, Liesemeyer, Sobek, Zimmerman 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 Sobek requested a presentation from Emergency Management Services (EMS). Mayor Pro Tem Deines seconded the request.

Councilmember Liesemeyer requested a discussion item regarding City Council goals for Code Enforcement priorities. Mayor Zimmerman seconded the request.

16. ADJOURN

Mayor Zimmerman adjourned the meeting at 7:36 PM.

Stephanie Roseen, Acting City Clerk