

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



**SPECIAL**  
**MEETING**  
**MINUTES**

**Menifee City Council  
Special Meeting Minutes**

**Wednesday, October 19, 2022  
4:00 PM Special Meeting**

**Armando G. Villa, City Manager  
Jeffrey T. Melching, City Attorney  
Kay Vinson, Acting City Clerk**

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**SPECIAL MEETING (4:00 PM)**

**1. CALL TO ORDER**

Mayor Zimmerman called the special meeting to order at 4:01 PM.

**2. ROLL CALL**

**Present:** Dean Deines, Bob Karwin, Matthew Liesemeyer, Lesa Sobek, Bill Zimmerman  
**Absent:** None

**3. WORKSHOP**

**3.1 Mobile Home Rent Stabilization Ordinance Workshop**

Molly Binnall, Management Analyst, Community Development Department provided a presentation, which was followed by questions from Councilmembers.

The following speakers addressed the City Council:

- Jonathan Saul, Sun Meadows Community, park owner representative
- Tim Firster, Sun Communities, Bel Air Estates, park owner representative
- Julie Paule, Western Manufactured Housing Communities Association
- Char Blood, Sun Meadows, resident and home owner

Correspondence was received and provided to the City Council.

**ACTION**

1. Reviewed and discussed options for the Mobile Home Rent Stabilization Ordinance.

Councilmembers discussed:

- Need for ordinance modification/streamline since the City does not currently have a Mobile Home Board
- Dispute resolution process: staff hearing officer, professional arbitrator, Civil Court

- Consumer Price Increase with a range and a cap, possibly using CORE inflation factor
- Collection and use of \$12 annual fee, perhaps for arbitration or 50% toward home owner costs
- Information about homeowner assistance programs
- Cognizant of unintended consequences so park owners can provide services

By consensus (5-0), the City Council directed staff to return with options at a future public hearing for action, including creation of a simple regulatory ordinance framework, staff hearing officer with appeal to internal Board or arbitrator, collection and use of \$12 annual fee, and CPI suggestion with a cap.

#### **4. ADJOURN**

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Kay Vinson, MMC  
Acting City Clerk