

City Council Chambers
29844 Haun Road
Menifee, CA 92586



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

MINUTES

Menifee City Council Regular Meeting Minutes

Wednesday, February 01, 2023
5:00 PM Closed Session
6:00 PM Regular Meeting

Armando G. Villa, City Manager
Jeffrey T. Melching, City Attorney
Suzy Nelson, Acting Asst. Clerk

CLOSED SESSION (5:00 PM)

Closed session was continued to Wednesday, February 15, 2023.

1. PUBLIC EMPLOYEE PERFORMANCE EVALUATION (Government Code Section 54957(b)(1)):
Evaluation of City Attorney

REGULAR MEETING (6:00 PM)

1. CALL TO ORDER

Mayor Zimmerman called the meeting to order at 6:03 PM.

2. ROLL CALL

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

Absent: None

3. WORDS OF INSPIRATION

Pastor Rocky Stone provided the words of inspiration.

4. PLEDGE OF ALLEGIANCE

Planning Commissioner Michael Cano led the flag salute.

5. PRESENTATIONS

5.1 City of Menifee App

Ron Puccinelli, Chief Information Officer and Amber Stout, IT Technician provided a live demo on the Menifee App.

5.2 Menifee Police Department Quarterly Update

Interim Chief Chris Karrer presented an update on Menifee Police Department.

5.3 Fire Department Quarterly Update

Chief Lonny Olson presented a quarterly Fire Department update.

6. AGENDA APPROVAL OR MODIFICATIONS

The agenda was approved with modifications unanimously (5-0).

7. PUBLIC COMMENTS (NON-AGENDA ITEMS)

The following speaker addressed the City Council on non-agenda items:

- Robert Lafond

8. COUNCILMEMBER UPDATES AND COMMENTS

Councilmember Deines shared that he was selected as the Vice-Chair for Riverside Transit Agency (RTA) Subcommittee Southwest TNOW.

Councilmember Estrada gave a shout out to staff and assured the residents of Menifee that they're in good hands.

Councilmember Sobek shared how to receive updates on Holland Road Overpass and reported on meetings and events she attended:

- You Matter Workshop
- Swearing-in of Assemblyman Bill Essayli
- 2023 Point-in-Time Count
- Fishbone Ribbon Cutting and Grand Opening

Mayor Pro Tem Bob Karwin reported on meetings and events he attended:

- RTA Board Meeting
- Economic Development Ad Hoc Committee
- Fishbone Ribbon Cutting and Grand Opening

Mayor Zimmerman reported on meetings and events he attended:

- Neighbors Monthly Business Mixer
- Meeting with Assemblyman Bill Essayli
- Chambers Mixer hosted by Well Quest Senior Living Place
- Historical Association – Program on Lambs Canyon
- Western Riverside County Projects and Programs Commission Meeting
- Senator Ochoa-Bogh Meeting
- Chambers Mega Mixer at the Storm Stadium
- Fred T Perris Day at Perris Museum
- Economic Development Ad Hoc Committee
- Fishbone Ribbon Cutting and Grand Opening
- Will be at Riverside County Transportation Commission Annual Workshop

9. APPROVAL OF MINUTES - NONE

10. CONSENT CALENDAR

Councilmember Sobek requested to pull item No. 10.6 and 10.12.

Councilmember Estrada requested to pull item No. 10.7.

Mayor Pro Tem Karwin requested to pull item No. 10.5.

Mayor Zimmerman requested to pull item No. 10.14.

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

MOVER: Dean Deines

SECONDER: Lesa Sobek

AYES: Deines, Estrada, Karwin, 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 provided that they be read by title only.

10.2 Warrant Register

ACTION

1. Ratified and approved the Voucher List dated 12/22/2022, the Payroll Register/Other EFTs dated 12/22/2022, 12/28/2022, 1/3/2022, and 1/6/2022 and the Void Check Listing PE 12/31/2022 which have a total budgetary impact of \$4,322,200.92.

10.3 Treasurer's Report – October 2022

ACTION

1. Approved the Treasurer's Report for October 2022.

10.4 Second Reading and Adoption of Ordinance Approving Change of Zone to expand the Economic Development Corridor Community Core to Scott Road, update the Business Park Description and Change the Permitted Use Table for Business Park and Economic Development Corridor

ACTION

1. Adopted Ordinance No. 2023-365 approving Change of Zone No. PLN21-0405; a change to the Business Park land use description in Section 9.135.020 (Description and Intent of Zone); and a change to Table 9.135.030-1

of the Development Code pertaining to general warehousing, guns and ammunition stores, manufacturing handcraft, manufacturing light-intensity and self-storage facilities.

10.5 Approval of Purchase and Sale Agreement for Acquisition of Real Property

This item was pulled from the Consent Calendar by Mayor Pro Tem Karwin. Economic Development Director Gina Gonzalez presented and answered questions on the item.

ACTION

1. Approved and authorized the City Manager to execute a Purchase and Sale Agreement for real property between Bank of America, National Association and the City of Menifee, for property located at 26800 Cherry Hills Blvd, Menifee, CA (APN 337310009) in an amount not-to-exceed of \$1.675M; and
2. Designated the City Manager to execute any agreements or documents required for the acquisition of real property (APN 337310009) including but not limited to escrow, broker fees, title, insurance, and formal bonding appraisal in a not-to-exceed amount of \$40,000; and
3. Approved Phase I Tenant Capital Improvement Project budget of \$500,000 for necessary improvements; and
4. Adopted a Budget Amendment Resolution (BAR) appropriating \$2,215,000 in expenditures and revenues from American Rescue Plan (ARP) funds towards the purchase of the Bank of America property and related tenant improvements.

MOVER: Bob Karwin

SECONDER: Lesa Sobek

AYES: Estrada, Sobek, Karwin, Deines, Zimmerman

NAYS: None

RECUSE: None

10.6 Agreement with NV5, Inc. for Design Services for the Murrieta Road Bridge Over Salt Creek Project, Capital Improvement Project No. 23-01

This item was pulled from the Consent Calendar by Councilmember Sobek. Public Works Director Nick Fidler presented and answered questions on the item. There was one email correspondence received for this item.

ACTION

1. Approved and authorized the City Manager to execute a Professional Services Agreement with NV5, Inc. in an amount not-to-exceed \$1,778,391 to conduct design, project management and supporting services for the Murrieta Road Bridge Over Salt Creek, Capital Improvement Project (CIP) No. 23-01.

MOVER: Lesa Sobek

SECONDER: Bob Karwin

AYES: Sobek, Karwin, Deines, Estrada, Zimmerman

NAYS: None

RECUSE: None

10.7 Agreement with KTU&A for the Development of the City of Menifee Complete Streets Plan

This item was pulled from the Consent Calendar by Councilmember Estrada. Public Works Director Nick Fidler and Deputy Director Margarita Cornejo presented and answered questions on the item.

ACTION

1. Approved and authorized the City Manager to execute a Professional Services Agreement (PSA) with KTU&A for the development of the City of Menifee Complete Streets Plan in an amount not-to-exceed \$244,349.19.

MOVER: Bill Zimmerman

SECONDER: Dean Deines

AYES: Karwin, Deines, Sobek, Zimmerman

NAYS: Estrada

RECUSE: None

10.8 Agreement with Forensic Technology, Inc. for Integrated Ballistic Identification System

ACTION

1. Approved the purchase of BRASSTRAX and MATCHPOINT Integrated Ballistic Identification System (IBIS) equipment, related software, and warranty with Forensic Technology, Inc., a member of the Ultra Group, under Menifee Municipal Code 3.12.070(A)(7) and (8), as a unique commodity, equipment, service obtained as a sole source purchase from Forensic Technology, Inc. a member of the Ultra Group; and
2. Authorized the City Manager, or his designee, to execute the required documents and the Finance Department to issue a corresponding Purchase Order (PO) for the purchase, and/or contract; and
3. Adopted a Budget Amendment Resolution appropriating \$233,856 to the IT Fund (Fund 110) to specific expenditure accounts identified; and
4. Authorized the City Manager, or his designee, to execute the required documents and the Finance Department to issue a corresponding Purchase Order (PO) for BRASSTRAX and MATCHPOINT IBIS system for years 2 through 6, contingent on budget availability.

10.9 Agreement Amendment Extending Terms with Geocon West, Inc. for Materials Testing Services for the Romoland Grid Resurfacing Project

ACTION

1. Approved and authorized the City Manager to execute Amendment No. 1 to the Professional Services Agreement with Geocon West, Inc. for Materials Testing Services for the Romoland Grid Resurfacing Project, Capital Improvement Program (CIP) No. 22-23, extending the terms of service through December

31, 2023.

- 10.10 Agreement Amendment with 4LEAF, Inc., for Professional Permit Technician Services and On-Call Building and Safety Plan Review Services

ACTION

1. Approved and authorized the City Manager to execute Amendment No. 1 to the Professional Services Agreement (PSA) with 4LEAF, Inc., to revise scope of work to include On-call Building and Safety Plan Review services, increasing the Agreement by \$78,100 for a total not-to-exceed amount of \$103,000.

- 10.11 Post-Release Accountability and Compliance Team Fiscal Year 2022/2023 Memorandum of Understanding

ACTION

1. Authorized the City Manager, or designee, to enter into a Memorandum of Understanding (MOU) with the County of Riverside, on behalf of its Probation Department and Post-Release Accountability and Compliance Team (PACT) for Public Safety Realignment.

- 10.12 Memorandum of Understanding with Menifee Valley Community Cupboard

This item was pulled from the Consent Calendar by Councilmember Sobek. Staff presented and answered questions on the item.

ACTION

1. Approved and authorized the City Manager to execute a Memorandum of Understanding (MOU) with the Menifee Valley Community Cupboard (MVCC) to complete activities as required under the CalRecycle Edible Food Recovery Grant.

MOVER: Lesa Sobek

SECONDER: Bob Karwin

AYES: Deines, Estrada, Sobek, Karwin, Zimmerman

NAYS: None

RECUSE: None

- 10.13 Notice of Completion and Acceptance for Potomac and Meadows Neighborhood Resurfacing Project, Pavement Management Project No. 22-02

ACTION

1. Accepted the improvements for the Potomac and Meadows Neighborhood Resurfacing Project, Pavement Management Project (PMP) No. 22-02; and
2. Authorized the City Clerk to file a Notice of Completion with the Riverside County Recorder's Office.

- 10.14 Final Map, Subdivision Improvement Agreement and Bonds for Tract Map 36937, The Village, by Century Communities of California, LLC.

This item was pulled from the Consent Calendar by Mayor Zimmerman. Staff presented and answered questions on the item.

ACTION

1. Approved and authorized the filing of final map 36937, The Village, by Century Communities of California, LLC, at the south-east corner of Barnett Road and McLaughlin Road; and
2. Approved and authorized the City Manager to execute the Subdivision Improvement Agreement to guarantee completion of required public improvements associated with Tract Map 36937.

MOVER: Bill Zimmerman

SECONDER: Lesa Sobek

AYES: Deines, Karwin, Sobek, Zimmerman, Estrada

NAYS: None

RECUSE: None

- 10.15 Acceptance of Public Improvements, Cortana Basin in Menifee Town Center, Parcel 22 of Parcel Map 36299-1, by Lennar Homes of California, Inc.

ACTION

1. Accepted the public improvements of the Cortana Basin located within Parcel 22 of Parcel Map 36299-1 in Menifee Town Center, located south of Newport Road and west of Haun Road.

- 10.16 City Manager's Annual Performance Report for 2022

This item was pulled and continued to the next City Council meeting.

ACTION

1. None.

11. PUBLIC HEARING ITEMS - NONE

12. DISCUSSION ITEMS

- 12.1 Waste Management Senior Bill Assistance Program Review

Management Analyst Kori Jones presented on the item. There was one email correspondence received regarding this item.

ACTION

1. Reviewed Senior Bill Assistance Program and directed to staff continue the Program until funds are exhausted.

12.2 Consideration of Change to the Governance Structure

Assistant to the City Manager Rebekah Kramer presented on the item. There was one email correspondence received regarding this item.

ACTION

1. Reviewed and discussed, no action taken.

13. CITY ATTORNEY REPORTS

None.

14. CITY MANAGER REPORTS

Assistant City Manager Rochelle Clayton introduced Jonathan Nicks as the new Deputy City Manager.

15. FUTURE AGENDA REQUESTS FROM COUNCIL MEMBERS

None.

16. ADJOURN

Mayor Zimmerman adjourned the meeting at 8:16 PM.

Suzy Nelson
Acting Assistant City Clerk