

**CITY OF MURRIETA
1 TOWN SQUARE
MURRIETA, CA
MINUTES**



**March 25, 2026
6:00 PM REGULAR MEETING**

MURRIETA PLANNING COMMISSION

**Dennis Vrooman
Commissioner**

**Joe Wojcik
Commissioner**

**Michael LaPaglia
Commissioner**

**John Rose
Commissioner**

**Michael DeSena
Commissioner**

CALL TO ORDER 6:00 p.m.

ROLL CALL

Present: Chair Dennis Vrooman
Vice Chair Wojcik
Commissioner Michael LaPaglia
Commission Rose

Absent: Commissioner Michael DeSena

PLEDGE OF ALLEGIANCE Vice Chair Wojcik

BUSINESS ITEM

Election of Officers

Commissioner LaPaglia expressed his desire to re-elect Commissioner Vrooman as Chair. City Attorney Paul Early noted that a single motion could be made to retain all officer positions as they were in the previous year.

Action: It was moved by Commissioner LaPaglia seconded by Commissioner Wojcik to elect Commissioner Vrooman as Chair and elect Commissioner Wojcik as Vice chair. The motion passed. The vote was:

Ayes: Vrooman, Wojcik, LaPaglia, Rose
Noes: None
Absent: DeSena

APPROVAL OF AGENDA

Action: It was moved by Chair Vrooman seconded by Commissioner Rose to Approve the Agenda.

Motion carried by the following vote:

Ayes: Vrooman, Wojcik, LaPaglia, Rose
Noes: None
Absent: DeSena

PUBLIC COMMENTS

None.

APPROVAL OF MINUTES

Action: It was moved by Vice Chair Wojcik seconded by Chair Vrooman to approve the minutes of the August 13, 2025 and October 22, 2025 Planning Commission minutes presented.

Motion carried by the following vote:

Ayes: Vrooman, Wojcik, LaPaglia, Rose
Noes: None
Absent: DeSena

PUBLIC HEARING

French Valley Crossings Development Agreement (DA-2026-00006).

Development Services Director David Chantarangsu presented the staff report and delivered a detailed presentation to the Commission.

Associate Planner Aaron Rintamaki was available to answer questions.

General Partner for the project, Jack Kofdarali, responded to the Commissioners' inquiries.

The Planning Commission posed questions to staff who provided responses that satisfied the Commission.

The Public Hearing was opened at 6:35 pm.

Public Testimony

None

The Public Hearing was closed at 6:35 pm.



The City of Murrieta Intends to Comply with the **Americans with Disabilities Act (ADA)**. Persons with special needs should call Stephanie Smith at (951) 461-6031 at least 72 hours in advance.

Any writings or documents provided to a majority of the Planning Commission regarding any item on this agenda will be made available for public inspection at the Public Counter at City Hall located at 1 Town Square, Murrieta, CA during normal business hours.

Action: It was moved by Chair Vrooman seconded by Commissioner LaPaglia to adopt a Resolution of the Planning Commission of the City of Murrieta, recommending that the City Council adopt Ordinance no. Approving a Development Agreement with French Valley Crossings, LP and Phelan Service Station, LP to extend the entitlements for the development of a commercial shopping center at the southwest corner of Winchester Road (highway 79) and Clinton Keith Road.

Motion carried by the following vote:

Ayes: Vrooman, Wojcik, LaPaglia, Rose
Noes: None
Absent: DeSena

Murrieta Marketplace Development Agreement (DA-2026-00008).

Development Services Director David Chantarangsu presented the staff report and gave a detailed presentation to the Commission.

The Planning Commission asked questions of staff who provided responses to the satisfaction of the Commission.

The Public Hearing was opened at 6:47 pm.

Public Testimony

None

The Public Hearing was closed at 6:48 pm.

Action: It was moved by Commissioner LaPaglia seconded by Vice Chair Wojcik to adopt A Resolution of the Planning Commission of the City of Murrieta, recommending that the City Council adopt Ordinance No. approving a Development Agreement with Murrieta Marketplace Holdings LP, A California Limited Partnership, Bonsall Service Station, LP a California limited partnership and Scott-Murrieta Service Station, LP a California limited partnership to extend the Entitlements For The Development Of A Commercial Shopping Center At The Northwest Corner Of Winchester Road (Highway 79) And Clinton Keith Road.

WORKSHOP

Planning Commission Training Workshop on New State Laws – March 2026.

City Planner Carl Stiehl and Senior Planner Chris Tracy presented a PowerPoint on the new State laws.

The Planning Commission had questions for staff, whom provided responses to the satisfaction of the Commission.



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CITY PLANNER COMMENTS

City Planner Carl Stiehl expressed appreciation to staff for attending and provided a brief update on projects expected to come before the Planning Commission this year.

CITY ATTORNEY COMMENTS

None.

PLANNING COMMISSION COMMENTS

The Commissioners thanked staff for the update.

ADJOURNMENT 7:33 pm

Tanya Wells, Planning Commission Secretary



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