

**City Council**

**Meeting Minutes**

**August 19, 2025**

**CITY OF MURRIETA**  
**Council Chambers**  
**1 Town Square**  
**Murrieta, CA 92562**



**Tuesday, August 19, 2025**  
**4:30 PM CLOSED SESSION**  
**6:00 PM REGULAR MEETING**

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Any presentation requiring the use of the City of Murrieta's equipment must be submitted to the City Clerk's department 72 hours prior to the scheduled City Council meeting at City Hall located at 1 Town Square, Murrieta, CA; via email at [CityClerk@MurrietaCA.gov](mailto:CityClerk@MurrietaCA.gov) or call (951) 461-6031. Any writings or documents provided to a majority of the City Council 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.

**Cindy Warren**  
**Mayor**

**Jon Levell**  
**Mayor Pro Tem**

**Lisa DeForest**  
**Council Member**

**Lori Stone**  
**Council Member**

**Ron Holliday**  
**Council Member**

**Justin Clifton, City Manager**  
**Tiffany Israel, City Attorney**  
**Cristal McDonald, City Clerk**

**MURRIETA CITY COUNCIL (CC)**  
**MURRIETA COMMUNITY SERVICES DISTRICT (CSD)**  
**MURRIETA FIRE DISTRICT (FD)**  
**MURRIETA LIBRARY BOARD (LB)**  
**MURRIETA REDEVELOPMENT SUCCESSOR AGENCY (RSA)**  
**MURRIETA HOUSING AUTHORITY (HA)**  
**MURRIETA FINANCING AUTHORITY (FA)**

**YOU MAY VIEW THE MEETING LIVESTREAMED VIA THE CITY'S WEBSITE AT**  
<https://murrieta.legistar.com/Calendar.aspx>

**4:30 PM CLOSED SESSION**

**CALL TO ORDER 4:30 p.m.**

**ROLL CALL**

**Present:** Council Member Ron Holliday  
Mayor Pro Tem Jon Levell  
Mayor Cindy Warren

**Absent:** Council Member Lisa DeForest (*Arrived at 4:38 p.m.*)  
Council Member Lori Stone (*Present during all of Closed Session*)

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**PUBLIC COMMENTS - CLOSED SESSION ITEMS ONLY** None

**ANNOUNCEMENT OF CLOSED SESSION ITEMS**

City Clerk Cristal McDonald announced the following Closed Session items:

**CLOSED SESSION**

**CS1. Conference with Legal Counsel - Anticipated Litigation**

The City Council will conduct a closed session, pursuant to Government Code Section 54956.9(d)(2), because there is significant exposure to litigation for four cases.

**CS2. Conference with Labor Negotiators**

The City Council will conduct a closed session, pursuant to Government Code Section 54957.6, with the City Manager, Assistant City Manager, City Attorney, and the City's Negotiators, regarding labor negotiations with the Murrieta Supervisors Association and Management, Professional, and Confidential group.

**CS3. Conference with Real Property Negotiators**

The City Council will conduct a closed session, pursuant to Government Code Section 54956.8, to enable the City Council to consider negotiations and to give direction to its negotiators regarding that certain real property at the intersection of Kalmia Street and Jefferson Avenue, APN 906-080-041, 906-080-042, and 906-080-033 with Bold Communities and Fidelis Advisors. The City's real property negotiators, the City Manager, Assistant City Manager, Development Services Director, Economic Development Director, and City Attorney, will seek direction from the City Council regarding the price and terms for this property.

**RECESS TO CLOSED SESSION** 4:32 p.m.

**6:00 PM REGULAR MEETING**

**CALL TO ORDER** 6:04 p.m.

**ANNOUNCEMENT OF CLOSED SESSION ACTION**

City Attorney Tiffany Israel reported the following Closed Session Action:

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CS1. – Case 1: City Council unanimously rejected the claim.

CS1. – Case 2: Council Member Stone recused herself.  
No reportable action.

CS1. – Case 3: No reportable action.

CS1. – Case 4: No reportable action.

CS2.: No reportable action.

CS3.: No reportable action.

**ROLL CALL**

Present: Council Member Lisa DeForest  
Council Member Lori Stone  
Council Member Ron Holliday  
Mayor Pro Tem Jon Levell  
Mayor Cindy Warren

**PLEDGE OF ALLEGIANCE** Director of Economic Development Scott Agajanian

**INVOCATION** Doug Cole, Murrieta Church of Christ

**PRESENTATIONS**

Certificate of Recognition: Murrieta Police Department Volunteers

**APPROVAL OF AGENDA**

Action: It was moved by Council Member DeForest, seconded by Mayor Pro Tem Levell, to approve the Agenda for August 19, 2025.

The motion carried by the following vote:

Ayes: DeForest, Stone, Holliday, Levell, Warren  
Noes: None  
Absent: None

**CITY MANAGER - ADMINISTRATIVE UPDATE**

Library Expansion Donation Acceptance: Dan Leigh

Community Update: Public Information Officer Cristina Davies

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**GOVERNING BODY COMMISSION/COMMITTEE/BOARD REPORTS/ANNOUNCEMENTS**

Council Member DeForest: Provided Announcements to be made part of the City's record:

Council Member Stone: Provided Announcements to be made part of the City's record.  
Provided attendance/reported the following:

- Western Regional Council of Governments (WRCOG)
- Code Enforcement Ad-Hoc Subcommittee

Council Member Holliday: Provided Announcements to be made part of the City's record.  
Provided attendance/reported the following:

- Town Square Park & Amphitheater Ad-Hoc Subcommittee
- Regional Conservation Authority (RCA)
- Western Regional Council of Governments (WRCOG)
- Code Enforcement Ad-Hoc Subcommittee

Mayor Pro Tem Levell: Provided Announcements to be made part of the City's record.  
Provided verbal Announcements.

Mayor Warren: Provided Announcements to be made part of the City's record  
Provided attendance/reported the following:

- Town Square Park & Amphitheater Ad-Hoc Subcommittee
- Southwest Elected Leaders Collaborative
- Riverside County Transportation Commission (RCTC)

**PUBLIC COMMENTS (NON-AGENDA)**

Patrick Ellis: Announced and displayed the website refresh for Explore Murrieta.

Roxanne Roundtree: Eastern Municipal Water District Representative introduced Alma Ramirez as the new public affairs contact for the City.

**CONSENT CALENDAR - APPROVAL OF ITEMS 1 – 20**

Action: It was moved by Council Member Holliday, seconded by Council Member DeForest to approve Consent Calendar Item Nos. 1-20.

The motion carried by the following vote:

Ayes: DeForest, Stone, Holliday, Levell, Warren

Noes: None

Absent: None

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1. Waive Reading of All Ordinance Adoptions on the Agenda and Read by Title Only

2. Minutes

Recommended Action:

Approve the minutes of the July 15, 2025, Regular City Council Meeting.

3. Check Register June 2025

Recommended Action:

Adopt the Resolution No. 25-4879 entitled: *A Resolution of the City Council of the City of Murrieta, California, Ratifying the Consolidated Check Register for the Month of June 2025.*

4. Monthly Investment Transaction Report for June 2025

Recommended Action:

Receive and file the Monthly Investment Transaction Report for June 2025.

5. Treasurer's Report - Quarter 4 of Fiscal Year 2024/25

Recommended Action:

Receive the Fiscal Year 2024/25 Treasurer's Reports for Quarter 4 (April - June 2025).

6. Amending and Restating the Comprehensive Pay Schedule Fiscal Year 2025/26

Recommended Action:

Adopt Resolution No. 25-4880 entitled: *A Resolution of the City Council of the City of Murrieta, California, Amending and Restating the Comprehensive Pay Schedule for Fiscal Year 2025/26.*

7. Appropriation of Additional Funds and Amendment to the Agreement with Liebert Cassidy Whitmore

Recommended Action:

Amend the Fiscal Year 2024/25 Operating Budget to establish an appropriation of \$125,000 for Legal Services;

Amend the Agreement with Liebert Cassidy Whitmore to increase the not-to-exceed amount for Fiscal Year 2024/25 from \$300,000 to \$425,000; and

Authorize the City Manager to execute the amendment.

**8.** Second Amendment to an Agreement with GRC Associates, Inc. for As-Needed Administrative Services for the Community Development Block Grant Program

**Recommended Action:**

Approve the second amendment to an agreement with GRC Associates, Inc. for as-needed Community Development Block Grant consultation services to extend the agreement by 2 years and increase the total not-to-exceed amount by \$60,000; and

Authorize the City Manager to execute the agreement.

**9.** Donation Acceptance for FY 2025/26 Concerts in the Park

**Recommended Action:**

Accept donations from various entities totaling \$7,800 for the 2025 Concerts in the Park series.

**10.** Approve a Deposit/Reimbursement Agreement with Murrieta Hot Springs Resort for On-Call Historical Preservation Consulting Services related to the Mills Act

**Recommended Action:**

Approve the Deposit/Reimbursement Agreement between the City of Murrieta and Murrieta Hot Springs Resort LP in connection with the agreements with Applied EarthWorks, Stantec, and SWCA for on-call historic preservation services required to undertake Mills Act obligations in connection with the Murrieta Hot Springs Resort;

Authorize the Mayor to execute the agreement; and

Upon agreement approval, all costs associated with these services will be funded by Murrieta Hot Springs Resort.

**11.** Cooperative Agreement for Hazardous Material Services between Murrieta Fire & Rescue and Corona Fire Department

**Recommended Action:**

Approve a Cooperative Agreement with the City of Corona for Hazardous Materials Responses; and

Authorize the City Manager to execute the Cooperative Agreement.

**12.** Agreement with J.P. Morgan for General Banking and Procurement Card Services

**Recommended Action:**

Approve a five year agreement for general banking and procurement card services provided by

JPMorgan Chase Bank, N.A., with the option of two (2) one-year extensions; and

Authorize the City Manager to execute the agreement and all other necessary documents to implement banking products and services.

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**13.** Agreement with Spicer Consulting Group for Community Facilities Districts Formation, Annual Administration, and Other Special Services

**Recommended Action:**

Approve an agreement with Spicer Consulting Group for Community Facilities Districts formation, annual administration, and other special services not to exceed \$74,999;

Authorize the exemption from bidding requirements; and

Authorize the City Manager to execute the agreement.

**14.** Approve Agreement with ClearGov Inc. for Digital Budget Book, Capital Budgeting and Transparency Software

**Recommended Action:**

Amend the Fiscal Year 2025/26 Operating Budget and establish an additional appropriation of

\$1,250;

Approve a four year service agreement with ClearGov Inc. for the Digital Budget Book, Capital Budgeting and Transparency Software for a total amount not to exceed \$186,751.17;

Waive the competitive bidding requirements; and

Authorize the City Manager, or his designee, to execute the ClearGov Service Order/Agreement.

**15.** Second Reading of Community Facilities District No. 2025-S (Safety Services) of the City of Murrieta

**Recommended Action:**

Conduct the second reading and adopt Ordinance No. 621-25, entitled: *An Ordinance of the City Council of the City of Murrieta, California, Acting in its Capacity as the Legislative Body of Community Facilities District No.2025-S (Safety Services) of the City of Murrieta Authorizing the Levy of Special Taxes.*

**16.** Second Reading of Community Facilities District No. 2025-4 (Rustic Meadows) of the City of Murrieta

**Recommended Action:**

Conduct the second reading and adopt Ordinance No. 622-25 entitled: *An Ordinance of the City Council of the City of Murrieta, California, Acting in its Capacity as the Legislative Body of Community Facilities District No. 2025-4 (Rustic Meadows) of the City of Murrieta Authorizing the Levy of Special Taxes.*

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**17.** Acceptance of a Grant from the California Highway Patrol Cannabis Tax Fund via the California Highway Patrol Impaired Driving Section

**Recommended Action:**

Adopt Resolution No. 25-4881 entitled: *A Resolution of the City Council of the City of Murrieta, California, Authorizing Acceptance of Grant Funds in the Amount of \$211,234.00 from the State of California Department of Highway Patrol and Authorizing the City Manager or Their Designee to Execute the Agreement on Behalf of the City*; and

Amend the Fiscal Year 2025/26 Operating Budget to allocate and appropriate the grant funding.

**18.** Declaration that Emergency Conditions Persist in Connection with the Hayes Avenue Bridge at Miller Canyon Creek

**Recommended Action:**

Adopt Resolution No. 25-4882 entitled: *A Resolution of the City Council of the City of Murrieta, California, Declaring that Emergency Conditions Persist in Connection with the Hayes Avenue Bridge at Miller Canyon Creek* by a four/fifths vote.

**19.** First Amendment to the Agreement with Leighton Consulting, Inc. for On-Call Geotechnical Consulting Services

**Recommended Action:**

Approve the First Amendment to the Agreement with Leighton Consulting, Inc., to reflect the assignment of the agreement to Verdantas, Inc., following Verdantas' acquisition of Leighton; and

Authorize the City Manager to execute the amendment.

**20.** Construction Contract for the Los Alamos Road, Antelope Road, and Elm Street Pavement Rehabilitation Project, CIP No. 13047

**Recommended Action:**

Award the Construction Contract for the Los Alamos Road, Antelope Road, and Elm Street Pavement Rehabilitation Project, Capital Improvement Plan No. 13047, to R.J. Noble Company in the amount of \$3,377,678.35;

Authorize a 15% construction contingency of \$506,651.75;

Authorize the City Engineer to approve contract change orders not to exceed 15% of the contract amount;

Approve Reimbursement Agreements with Eastern Municipal Water District and Frontier Communications;

Amend the Fiscal Year 2025/26 Capital Improvement Plan and Operating Budget to

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include a revenue and expenditure appropriation of \$56,262.50 in Reimbursement Agreement funds (Fund 319) available for use in Capital Improvement Plan No. 13047;

Amend the Fiscal Year 2025/26 Capital Improvement Plan Budget to transfer \$2,870,565.95 of Road Repair and Accountability Act of 2017 funds (Fund 307) and \$543,883.07 of Gas Tax funds (Fund 306) from Capital Improvement Plan No. 08043 and into Capital Improvement Plan No. 13047;

Amend the Fiscal Year 2025/26 Capital Improvement Plan Budget and appropriate \$350,000 from the Road Repair and Accountability Act of 2017 (Fund 307) unassigned Fund Balance into Capital Improvement Plan No. 13047; and

Authorize the Mayor to execute the Construction Contract and the two Reimbursement Agreements.

**PULLED CONSENT CALENDAR ITEMS** None

**PUBLIC HEARINGS**

**21. Resolution of Necessity for Secondary Emergency Access**

Staff report and PowerPoint presentation provided by City Engineer Jeff Hitch and City Consultant Ryan Humphrey with Monument.

The following topics were discussed:

- Secondary emergency access connecting Berlie Street to Heirloom Court/Via Silva;
- Street maintenance;
- Adjacent property;
- Homeowner Association;
- City ownership of streets;
- Prior history with landowner; and
- Acquisition of easement by Eminent Domain.

*The public hearing was opened at 7:09 p.m.*

**Public Testimony:**

Sirous Khalghi: Representing the owners of the property spoke on concerns over traffic and City promises during negotiation.

*The public hearing was closed at 7:26 p.m.*

**Action:** After discussion, it was moved by Council Member Stone, seconded by Council Member DeForest to conduct the Public Hearing;

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Adopt Resolution No. 25-4883 by at least a four-fifths vote for acquisition by Eminent Domain of certain real property entitled: *A Resolution of the City Council of the City of Murrieta, California, Declaring that Public Interest and Necessity Require Acquisition of Interests in a Portion of the Property known as Assessor's Parcel No. 949-130-050.*

The motion carried by the following vote:

Ayes: DeForest, Stone, Holliday, Levell, Warren  
Noes: None  
Absent: None

**DISCUSSION**

**22.** Engineering Design Services for the Keller Road at I-215 Interchange Project, CIP No. 8449

Staff report and PowerPoint presentation provided by City Engineer Jeff Hitch.

Public Comments: None

Action: After discussion, it was moved by Council Member Stone, seconded by Mayor Pro Tem Levell to Approve the Agreement for engineering design services for the Keller Road at I-215 Interchange, Capital Improvement Plan (CIP) No. 8449, with Mark Thomas & Company, Inc., in the amount of \$1,837,160.59;

Authorize a 10% engineering design contingency of \$183,716; and

Authorize the City Manager to execute the Agreement and any amendments to the Agreement not-to-exceed 10% of the contract amount.

The motion carried by the following vote:

Ayes: DeForest, Stone, Holliday, Levell, Warren  
Noes: None  
Absent: None

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**23. Murrieta Children's Library Expansion Project Financing, Award of Construction Contract, Amendment of the Architect's Contract, and Authorization for Project Management Services**

Staff report and PowerPoint presentation provided by Assistant City Manager Kristen Crane, Municipal Services Director Brian Crawford, Finance Director Javier Carcamo, and Community Services Director Brian Ambrose.

**Public Comments:**

Kevin Coon: Spoke in favor of the project and about some fundraising opportunities with the Murrieta Public Library Foundation.

Terry Gavitt: Thanked the City Council and those involved in the project.

Rita Nastri: Spoke to express support for the project from the Friends of the Murrieta Library and their fundraising efforts for the Library.

Nikki Davis: Spoke about her involvement with some organizations and their donations to support the library.

**Action:** After discussion, it was moved by Council Member Stone, seconded by Mayor Pro Tem Levell to Amend the Fiscal Year 2025/26 Operating and Capital Improvement Plan budgets to provide an additional budget appropriation for Capital Improvement Project No. 21027 as detailed in the fiscal impact statement; and

Appropriation \$3,500,000 from the Measure T Sustainability Reserve Account;

Adopt Resolution No. 25-4884 entitled: *A Resolution of the City Council of the City of Murrieta, California, to Approve an Interfund Loan up to \$3,500,000, from the Measure T Fund to the Library Development Impact Fee Fund to Partially Fund the Children's Library Expansion Project (CIP 21027);*

Approve a Second Amendment and Change Order to Purchase Order P03681, SVA Architects, Inc., in the amount of \$55,603, for architectural design services and out-of-scope work;

Award the construction contract for the Murrieta Children's Library Expansion, Capital Improvement Project No. 21027, to the lowest responsible bidder, R.C. Construction, in the amount of \$5,188,600, plus a 15% contingency; and

Authorize the Mayor to execute the agreements.

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The motion carried by the following vote:

Ayes: DeForest, Stone, Holliday, Levell, Warren  
Noes: None  
Absent: None

**24. Approval of Agreements for Environmental Work for Los Alamos Sports Park Soccer Project**

Staff report and PowerPoint presentation provided by Deputy Development Director Jarrett Ramaiya.

**Public Comments:**

Kassen Klein: Spoke of a lack of a plan, budget concerns, and missing relevant information for the project.

**Action:** After discussion, it was moved by Council Member Stone, seconded by Council Member Holliday to Amend the Fiscal Year 2025/26 Operating Budget by establishing an appropriation of \$347,230 for contract services;

Approve an Amendment to the Agreement with Glenn Lukos Associates, Inc. in the amount of \$163,120 for environmental analysis and permitting;

Approve an Agreement with RICK in the amount of \$184,110 for environmental analysis and permitting;

Authorize the exemption from bidding requirements; and

Authorize the City Manager to execute both Agreements.

The motion carried by the following vote:

Ayes: DeForest, Stone, Holliday, Levell, Warren  
Noes: None  
Absent: None

**NOTIFICATIONS**

City Clerk Cristal McDonald announced the following notification:

Notice of Pending Approval of Final Tract Map - TR 38199

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**COUNCIL MEMBER REQUESTS TO ADD OR WITHDRAW ITEMS TO FUTURE AGENDAS**

Council Member DeForest: None.

Council Member Stone: Council Member Stone requested a discussion on a possible stance regarding the November Special Election for statewide redistricting.

Council Member Holliday: None

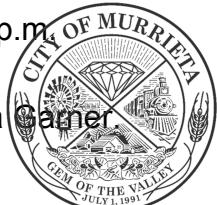
Mayor Pro Tem Levell: None.

Mayor Warren: None.

**RECONSIDERATION** None

**ADJOURNMENT** 9:01 p.m.

In Memoriam of Patricia Garner



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*Cristal M.*  
Cristal McDonald, City Clerk