

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the office of the City Clerk (951) 694-6444. Notification 48 hours prior to a meeting will enable the City to make reasonable arrangements to ensure accessibility to that meeting [28 CFR 35.102.35.104 ADA Title II].

AGENDA

**TEMECULA CITY COUNCIL
REGULAR MEETING
COUNCIL CHAMBERS
41000 MAIN STREET
TEMECULA, CALIFORNIA
OCTOBER 14, 2025 - 3:00 PM**

CLOSED SESSION - 2:00 PM

CONFERENCE WITH LEGAL COUNSEL--POTENTIAL LITIGATION. The City Council will meet in closed session with the City Attorney and Special Counsel Laura Drottz Kalty pursuant to Government Code Section 54956.9(d)(2) with respect to one matter of potential litigation. A point has been reached where, in the opinion of the City Attorney and Special Counsel, based on existing facts and circumstances, there is a significant exposure to litigation involving a confidential discrimination claim, Government Code Section 7927.700.

CALL TO ORDER: Mayor Brenden Kalfus

INVOCATION: Chaplain Mzizi Themba of Riverside County Sheriff's Office

FLAG SALUTE: Mayor Brenden Kalfus

ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart

PRESENTATIONS

Presentation of Proclamation for Manufacturing Month
Presentation of Proclamation for White Cane Awareness Day
Presentation of Proclamation for Domestic Violence Awareness Month
Presentation of Certificate of Recognition for Code Enforcement Officer Week

BOARD / COMMISSION REPORTS

Community Services Commission

PUBLIC SAFETY REPORT

County of Riverside, Sheriff's Department

PUBLIC COMMENTS - NON-AGENDA ITEMS

A total of 30 minutes is provided for members of the public to address the City Council on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at

the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CITY COUNCIL REPORTS

Reports by the members of the City Council on matters not on the agenda will be made at this time. A total, not to exceed, ten minutes will be devoted to these reports.

CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the City Council request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the City Council on matters on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

1. Waive Reading of Title and Text of All Ordinances and Resolutions Included in the Agenda

Recommendation: That the City Council waive the reading of the title and text of all ordinances and resolutions included in the agenda.

Attachments: [Agenda Report](#)

2. Approve Action Minutes of September 23, 2025 and October 7, 2025

Recommendation: That the City Council approve the action minutes of September 23, 2025 and October 7, 2025.

Attachments: [09/23/2025 Action Minutes](#)
[10/07/2025 Action Minutes - Workshop](#)

3. Approve List of Demands

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA ALLOWING CERTAIN CLAIMS AND DEMANDS AS SET FORTH IN EXHIBIT A

Attachments: [Agenda Report](#)
 [Resolution](#)
 [List of Demands](#)

4. Approve Donation of Reserve Fire Truck 273 and Reserve Fire Engine 292 to the Riverside County Fire Department

Recommendation:

That the City Council approve the donations of Reserve Fire Truck 273 and Reserve Fire Engine 292 to the Riverside County Fire Department.

Attachments: [Agenda Report](#)
 [Donation Request Letters](#)

5. Approve License Agreement Between the City of Temecula and Blumenthal Temecula, LLC for the Use of Property for Parking Purposes

Recommendation: That the City Council:

1. Approve the license agreement between the City of Temecula and Blumenthal Temecula, LLC for the use of property for parking purposes in substantial form; and

2. Authorize the City Manager to execute said agreement on behalf of the City.

Attachments: [Agenda Report](#)
 [Agreement](#)
 [Location Map](#)

6. Approve Agreement with Turboscape, Inc. for Engineered Wood Playground Fiber and General Mulch Services for Fiscal Years 2026-2028

Recommendation: That the City Council approve an agreement with Turboscape, Inc. for Engineered Wood Playground Fiber and General Mulch Services for Fiscal Years 2026-2028, in the amount of \$750,000.

Attachments: [Agenda Report](#)
 [Agreement](#)

7. Approve First Amendment with Friends of the Temecula Libraries Granting a License for a Storage Container and Updating Insurance Provisions

Recommendation: That the City Council approve the first amendment with Friends of the Temecula Libraries granting a license for a storage container and updating insurance language.

Attachments: [Agenda Report](#)
 [First Amendment](#)

8. Approve First Amendment to Agreement with Downstream Services, Inc. for Trash Capture Filter Devices Installation (SW25-0305)

Recommendation: That the City Council:

1. Approve the first amendment to the agreement for contractor services with Downstream Services, Inc. for trash capture filter devices installation; and
2. Authorize the City Manager to approve additional work up to \$20,584.61 to provide continued installation.

Attachments: [Agenda Report](#)
 [First Amendment](#)

9. Award Construction Contract to American Asphalt South, Inc. for the Citywide Slurry Seal, PW25-06

Recommendation: That the City Council:

1. Award a construction contract to American Asphalt South, Inc. in the amount of \$1,068,054.30 for the Citywide Slurry Seal, PW25-06; and
2. Authorize the City Manager to approve construction contract change orders not to exceed the contingency amount of \$534,027.15, which is equal to 50% of the contract amount; and
3. Make a finding that the Citywide Slurry Seal, PW25-06 is exempt from Multiple Species Habitat Conservation Plan fees.

Attachments: [Agenda Report](#)
 [Contract](#)
 [Project Location Maps](#)
 [Slurry Seal Street List](#)

10. Accept Certain Public Streets Constructed as Part of Sommers Bend Project into City-Maintained System within Tract Map 37341-7 (LD20-1131)

Recommendation: That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
TEMECULA ACCEPTING CERTAIN PUBLIC STREETS INTO THE

CITY-MAINTAINED SYSTEM (WITHIN TRACT MAP 37341-7)

Attachments: [Agenda Report](#)
 [Resolution and Exhibits](#)

11. Approve Plans and Specifications and Authorize Solicitation of Construction Bids for the Vail Ranch Park Restrooms Project, PW23-06

Recommendation: That the City Council:

1. Approve the plans and specifications and authorize the Department of Public Works to solicit construction bids for the Vail Ranch Park Restrooms Project, PW23-06; and

2. Make a finding that this project is exempt from California Environmental Quality Act (CEQA) per Article 19, Categorical Exemption, Section 15303, Class 3 (e), New Construction or Conversion of Small Structures, of the CEQA Guidelines.

Attachments: [Agenda Report](#)
 [Project Description](#)
 [Project Location Map](#)

12. Approve Plans and Specifications and Authorize Solicitation of Construction Bids for the Long Canyon Creek Park Restrooms Project, PW23-18

Recommendation: That the City Council:

1. Approve the plans and specifications and authorize the Department of Public Works to solicit construction bids for the Long Canyon Creek Park Restrooms Project, PW23-18; and

2. Make a finding that this project is exempt from California Environmental Quality Act (CEQA) per Article 19, Categorical Exemption, Section 15303, Class 3(e), New Construction or Conversion of a Small Structure, of the CEQA Guidelines.

Attachments: [Agenda Report](#)
 [Project Description](#)
 [Project Location Map](#)

RECESS CITY COUNCIL MEETING TO SCHEDULED MEETINGS OF THE TEMECULA COMMUNITY SERVICES DISTRICT, THE SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY, THE TEMECULA HOUSING AUTHORITY, AND/OR THE TEMECULA PUBLIC FINANCING AUTHORITY

TEMECULA COMMUNITY SERVICES DISTRICT MEETING

CALL TO ORDER: President Zak Schwank

ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart

CSD PUBLIC COMMENTS - NON-AGENDA ITEMS

A total of 30 minutes is provided for members of the public to address the Board of Directors on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

CSD CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the Community Services District request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

13. Approve Action Minutes of September 23, 2025

Recommendation: That the Board of Directors approve the action minutes of September 23, 2025.

Attachments: [Action Minutes](#)

14. Approve Sponsorship Agreement with Temecula Valley Woman's Club for Use of City Facilities

Recommendation: That the Board of Directors approve a sponsorship agreement with the Temecula Valley Woman's Club for use of city facilities, with an in-kind value not to exceed \$2,472 for the total term of the agreement.

Attachments: [Agenda Report](#)
[Agreement](#)

CSD DIRECTOR OF COMMUNITY SERVICES REPORT

CSD GENERAL MANAGER REPORT**CSD BOARD OF DIRECTOR REPORTS****CSD ADJOURNMENT**

The next regular meeting of the Temecula Community Services District will be held on Tuesday, October 28, 2025, at 2:00 p.m., for a Closed Session, with regular session commencing at 3:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

SUCCESSOR AGENCY TO THE TEMECULA REDEVELOPMENT AGENCY - NO MEETING**TEMECULA HOUSING AUTHORITY - NO MEETING****JOINT MEETING - TEMECULA PUBLIC FINANCING AUTHORITY / CITY COUNCIL**

CALL TO ORDER: Chair Brenden Kalfus

ROLL CALL: Alexander, Kalfus, Rahn, Schwank, Stewart

TPFA PUBLIC COMMENT

A total of 30 minutes is provided for members of the public to address the Board of Directors on matters not listed on the agenda. Each speaker is limited to 3 minutes. A total of 30 minutes is provided for members of the public to address the City Council on matters not listed on the agenda. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

TPFA CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless members of the Temecula Public Financing Authority request specific items be removed from the Consent Calendar for separate action. A total of 30 minutes is provided for members of the public to address the Board of Directors on items that appear on the Consent Calendar. Each speaker is limited to 3 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

15. Approve Action Minutes of September 23, 2025

Recommendation: That the Board of Directors approve the action minutes of September 23, 2025.

Attachments: [Joint Action Minutes](#)

TPFA / CITY COUNCIL PUBLIC HEARING

Any person may submit written comments to the Board of Directors before a public hearing or may appear and be heard in support of or in opposition to the approval of a project at the time of the hearing.

If you challenge a project in court, you may be limited to raising only those issues you or someone else raised at the public hearing or in written correspondence delivered to the City Clerk at or prior to the public hearing. For public hearings each speaker is limited to 5 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk or by submitting an email to be included into the record. Email comments must be submitted to CouncilComments@temeculaca.gov. Email comments on all matters, including those not on the agenda, must be received prior to the time the item is called for public comments. At public hearings involving land use matters, the property owner and/or applicant has the burden of proof and, therefore, shall be allowed 15 minutes for an initial presentation, and an additional 10 minutes for rebuttal by its development team following other comments on the matter. An appellant, other than the property owner and/or applicant, and the spokesperson for an organized group of residents residing within the noticed area of the property, which is the subject of the public hearing, shall be allowed 15 minutes to present the appellant's position to the Board. The Chair may allow more time if required to provide due process for the property owner, applicant or appellant. All other members of the public may speak during the public hearing for a maximum period of 5 minutes each. Deferral of one speaker's time to another is not permitted. In the event of a large number of speakers, the Chair may reduce the maximum time limit for members of the public to speak. All public participation is governed by the Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

16. Adopt Resolutions and Introduce Ordinance to Form Temecula Public Financing Authority Community Facilities District No. 25-01 (Elderberry Park)

Recommendation: That the Board of Directors ("Board") of the Temecula Public Financing Authority ("Authority") and City Council of the City of Temecula ("City Council") hold a public hearing regarding the formation of the proposed Temecula Public Financing Authority Community Facilities District No. 25-01 (Elderberry Park) ("CFD"), the levy of special taxes in the CFD, and the issuance of bonds by the Authority for the CFD, and take the following actions:

1. That the Board adopt the resolutions entitled:

RESOLUTION NO. TPFA

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TEMECULA PUBLIC FINANCING AUTHORITY OF FORMATION OF TEMECULA PUBLIC FINANCING AUTHORITY COMMUNITY FACILITIES DISTRICT NO. 25-01 (ELDERBERRY PARK), AUTHORIZING THE LEVY OF A SPECIAL TAX WITHIN THE DISTRICT, AND PRELIMINARILY ESTABLISHING AN APPROPRIATIONS LIMIT FOR THE DISTRICT

RESOLUTION NO. TPFA

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TEMECULA PUBLIC FINANCING AUTHORITY DETERMINING THE NECESSITY TO INCUR BONDED INDEBTEDNESS OF THE

TEMECULA PUBLIC FINANCING AUTHORITY COMMUNITY FACILITIES DISTRICT NO. 25-01 (ELDERBERRY PARK) AND CALLING AN ELECTION

2. That the Board hold an election regarding the CFD and adopt a resolution entitled:

RESOLUTION NO. TPFA

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE TEMECULA PUBLIC FINANCING AUTHORITY DECLARING RESULTS OF SPECIAL ELECTION AND DIRECTING RECORDING OF NOTICE OF SPECIAL TAX LIEN - COMMUNITY FACILITIES DISTRICT NO. 25-01 (ELDERBERRY PARK)

3. That the Board introduce an ordinance entitled:

ORDINANCE NO. TPFA

AN ORDINANCE OF THE BOARD OF DIRECTORS OF THE TEMECULA PUBLIC FINANCING AUTHORITY LEVYING SPECIAL TAXES WITHIN TEMECULA PUBLIC FINANCING AUTHORITY COMMUNITY FACILITIES DISTRICT NO. 25-01 (ELDERBERRY PARK)

4. That the City Council adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA APPROVING A JOINT COMMUNITY FACILITIES AGREEMENT RELATING TO THE FINANCING OF PUBLIC IMPROVEMENTS

Attachments:

[Agenda Report](#)

[TPFA Resolution - Formation](#)

[CFD 25-01 \(Elderberry Park\) Report - Final](#)

[TPFA Resolution - Incur Bonded Indebtedness and Calling Election](#)

[TPFA Resolution - Declaring Election Results](#)

[TPFA Ordinance - Levying Special Taxes](#)

[CC Resolution - Approving Joint Community Facilities Agreement](#)

[Joint Community Facilities Agreement](#)

TPFA EXECUTIVE DIRECTOR REPORT

TPFA BOARD OF DIRECTOR REPORTS

TPFA ADJOURNMENT

The next regular meeting of the Temecula Public Financing Authority will be held on Tuesday, October 28, 2025, at 2:00 p.m., for a Closed Session, with regular session commencing at 3:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

RECONVENE TEMECULA CITY COUNCIL**BUSINESS**

Any member of the public may address the City Council on items that appear on the Business portion of the agenda. Each speaker is limited to 5 minutes. Public comments may be made in person at the meeting by submitting a speaker card to the City Clerk. Speaker cards will be called in the order received. Still images may be displayed on the projector. All other audio and visual use is prohibited. Public comments may also be submitted by email for inclusion into the record. Email comments must be received prior to the time the item is called for public comments and submitted to CouncilComments@temeculaca.gov. All public participation is governed by Council Policy regarding Public Participation at Meetings adopted by Resolution No. 2021-54.

17. Approve Amendment of the 2025 California Building and Fire Codes

Recommendation: That the City Council:

1. Adopt a resolution entitled:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TEMECULA MAKING EXPRESS FINDINGS AND DETERMINATIONS THAT MODIFICATIONS TO THE 2025 EDITIONS OF THE CALIFORNIA BUILDING CODE; CALIFORNIA MECHANICAL CODE; CALIFORNIA PLUMBING CODE; CALIFORNIA ELECTRICAL CODE; CALIFORNIA RESIDENTIAL CODE; CALIFORNIA FIRE CODE; AND CALIFORNIA WILDLAND-URBAN INTERFACE CODE ARE REASONABLY NECESSARY BECAUSE OF LOCAL CLIMATIC, GEOLOGICAL AND/OR TOPOGRAPHICAL CONDITIONS

2. Introduce an ordinance entitled:

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TEMECULA ADOPTING BY REFERENCE THE 2025 EDITIONS OF THE CALIFORNIA BUILDING CODE; CALIFORNIA MECHANICAL CODE; CALIFORNIA PLUMBING CODE; CALIFORNIA ELECTRICAL CODE; CALIFORNIA ADMINISTRATIVE CODE; CALIFORNIA ENERGY CODE; CALIFORNIA GREEN BUILDING STANDARDS CODE; CALIFORNIA HISTORICAL BUILDING CODE; CALIFORNIA EXISTING BUILDING CODE; CALIFORNIA RESIDENTIAL CODE; CALIFORNIA WILDLAND-URBAN INTERFACE CODE; CALIFORNIA REFERENCED STANDARDS CODE; AND CALIFORNIA FIRE CODE; TOGETHER WITH

CERTAIN AMENDMENTS, ADDITIONS AND DELETIONS,
AMENDING TITLE 15 OF THE TEMECULA MUNICIPAL CODE,
AND APPROVING A CALIFORNIA ENVIRONMENTAL QUALITY
ACT EXEMPTION DETERMINATION

Attachments: [Agenda Report](#)
 [Resolution](#)
 [Ordinance](#)

18. Receive and File Old Town Visioning and Economic Market Assessment Historical Overview (LR25-0288)

Recommendation: That the City Council receive and file the Old Town Visioning and Economic Market Assessment Historical Overview (LR25-0288).

Attachments: [Agenda Report](#)
 [1998 Old Town Market Assessment](#)
 [2015 Old Town Mark Opportunities Study](#)

PUBLIC COMMENTS - NON-AGENDA ITEMS

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ITEMS FOR FUTURE CITY COUNCIL AGENDAS

Any Council Member, including the Mayor, may request an item be placed on a future agenda. Any such request will be discussed under this section. In making the request, a Council Member may briefly describe the topic of the proposed agenda item and any timing associated with the placement of the item on the agenda. This description shall not exceed 3 minutes. No substantive discussion on the subject of the motion may occur. Items may only be placed on the agenda by Council Members pursuant to policy or by the City Manager based on administrative or operational needs of the City. Public comments on the placement of these agenda items shall be limited to a maximum of 30 minutes. Individual comments shall not exceed 3 minutes. All public participation is governed by the Council Policy regarding Public Participation at Meetings and Agenda Placements by Council Members adopted by Resolution No. 2021-54.

CITY MANAGER REPORT

CITY ATTORNEY REPORT

ADJOURNMENT

The next regular meeting of the City Council will be held on Tuesday, October 28, 2025, at 2:00 p.m., for a Closed Session, with regular session commencing at 3:00 p.m., at the Council Chambers located at 41000 Main Street, Temecula, California.

NOTICE TO THE PUBLIC

The full agenda packet (including staff reports, public closed session information, and any supplemental material available after the original posting of the agenda), distributed to a majority of the City Council regarding any item on the agenda, will be available for public viewing in the main reception area of the Temecula Civic Center during normal business hours at least 72 hours prior to the meeting. The material will also be available on the City's website at TemeculaCa.gov. and available for review at the respective meeting. If you have questions regarding any item on the agenda, please contact the City Clerk's Department at (951) 694-6444.