

Winchester-Homeland Municipal Advisory Council

MEETING MINUTES

Date: July 8, 2021

Place: Winchester Community Center, 32655 Haddock Street, Winchester

Attendees:

Winchester-Homeland MAC:

Andy Domenigoni, Chairman; James Horecka, Secretary; Gary Long; Jimmy Sheldrake.

Ex Officio:

Opal Hellweg, 3rd District Legislative Assistant.

Members of the Public

Call to Order: Call to Order by Andy Domenigoni at 6:53 PM, after dedication of the new floor in gym.
Flag Salute. Introductions.

Approval of Agenda:

Motion to approve by Horecka; second by Sheldrake. Approved unanimously.

Approval of Meeting Minutes from February 13, 2020:

Motion to approve by Horecka; second by Long. Approved unanimously.

Guest Speaker: Juan Perez, County Chief Operating Officer, and Jason Farin, Principal Management Analyst, County Redistricting.

- Mr. Perez stated, "I've been around forever!" He's been at County for 20 years, after 9 years in Hemet. He said he met Andy Domenigoni around 1992; he and other local citizens are part of what makes Winchester special, with a great sense of community and a high level of engagement. Perez is presently the Chief Operating Officer, presiding over 22,000 employees, a budget of ~\$7 billion, and 42 county departments.
- Perez stated that we're blessed to have Valley Wide Parks & Recreation District: They provide outstanding service to the community. They hope or acquire a site for a future Regional Sports Park: 32 acres, between Salt Creek & Olive Avenue, between Leon & Rice Roads. They are working closely with the development community. Development fees are paid for every rooftop; they fund projects like this.
- Regarding SH 79 Realignment: Perez recalls nearly 30 years ago in Winchester discussing the future realignment of SH 79; a very long process. He reminded us that CalTrans has approved the realignment. So there is at least some certainty now as to the route. Funding is being sought for the next steps.
- Regarding the General Plan Amendment process by the County: The Environmental Document for the GP Amendments is tentatively hoped to be circulated in the fall of this year.
- Regarding Clinton Keith Road: Perez said this is a great road, but presently ended at Leon. The plan is to advertise in the fall for the next phase, from Leon to the 215 Fwy; a ~\$27 million investment.
- Upcoming ribbon cuttings: Menifee Library, on July 17th. French Valley Library, July 31st.
- Bridges: One at Leon Road (\$16M), one at Rice Road (\$10M). Funded by the Road and Bridge Benefit District. There is presently just \$4M in the kitty. Q, from Andy Domenigoni: Did you change the name of the RBBB from Menifee to Winchester yet? A: No; cannot, as it would be a legal hassle. However, Perez assured us that RBBB funds collected from our area would only be used for projects in our area.
- Q (Tom): The SH 79 Realignment affects property he owns. A: CalTrans approved the alignment. Later, RCTC will refine details, but is not in a position for fund progress. The vast project will be phased.
- Q (Cindy D): With the new administration (Biden), will some benefits of infrastructure funding come our way? A: Unknown; not enough specifics at this time. Feds will most likely be looking for 'ready' projects.
- Q (Charlie): Concern about a swale across Leon Rd; why not just bring it up? A: Can't just add dirt....

- Q (Angela L): Is an interchange of Grand Avenue with new SH 79 part of the plan? This is important to our vision of achieving a walkable downtown center. A: Not sure.
 - C (Angela L): The 'station' site if up for sale. A: Thanks.
 - Q (Angela L): Will Scott Road at Leon be improved before the school opens? A: Doesn't recall specifics.
 - Q (Gary Long): What's up with Clinton Keith near 79? A: There is a creek in that area that led to odd roads arrangements. A bridge planned for the future will help straighten the route. Ultimately 6 lanes.
 - Q (Gary Long): What is the status on the medians on SH 74? A: That is a CalTrans project, not County. There are some trade-offs: Access to some parcels may take a bit more effort, but overall much safer.
 - Q (Gary Long): Can Sound Barriers be put up along portions of SH 74? A: Those are limited to freeways.
- Juan Perez introduced Jason Farin, to discuss the process of redistricting:
- Mr. Farin shared a **Redistricting Briefing**, a printout of a PowerPoint presentation, 11 slides (on file). He then fielded questions:
 - Q (Andy D): How much has the population grown? A: It's now about 2.2 million.
 - Q (Angela L): Has a public hearing been held yet? A: First public hearing will be August 18th, downtown.
- All present thanked Mr. Farin and especially Juan Perez.

Old Business:

A. General County update; Opal Hellweg, 3rd District Legislative Assistant:

- There was no Board of Supervisors meeting this week.
- Grand opening of the new French Valley Library, on July 31st! The realization of a dream by Supervisor Chuck Washington and Susanne Holland six years ago. The project was a public/private partnership. The developer built the facility, a 25,000 s.f. library, costing \$40 million. The developer will lease it to the County, with that money coming from the "1% for Libraries" set-aside. The library will be set amid commercial development. Features include opportunity rooms, a community room, children's center and more. Thanks also to the Friends of the French Valley Library.

B. Sheriff Department update; Lt Jim Burton (his first visit):

- This morning, he was a part of a large-scale marijuana eradication effort.
- Crime stats: May: 252 calls; 4 arrests; June: 262 calls, 5 arrests.

C. EMWD Updates; Director Phil Paule (also serving as President at present):

- General Manager Paul Jones retired; a new GM has been hired.
- Rates were raised, ~1.8%, following a Rate Hearing. Driven by rising costs of chemicals, etc.
- Paule announced that Kevin Pearson has taken on a new role at EMWD, and won't be visiting our MAC to represent EMWD. In his place, Paule asked that we welcome Alma Ramirez, Public Affairs Officer, Public & Governmental Affairs.
- See the recent EMWD Water Quality Report.
- Be aware of the Sky Canyon Sewer Project, which will involve significant road closures.
- Paule fielded questions:
 - Q (Angela L): Will federal infrastructure funding help our area? A: To be seen.
 - Q: Regarding public/private partnering; could such a mechanism be pursued to create a park at one of the corners of the EMWD water reclamation pond land, perhaps a future park & ride? A: Interesting idea; work with Juan Perez and the County, & others.
 - Q (Gregg C): EMWD got a grant to help fund much needed sewer infrastructure in Quail Valley; could similar be done in our town? A: Good idea.
 - Q: Governor Newsome asked for a 15% reduction in water use; are we included in that? A: No, Riverside County is only in Stage 2 at present, due to the fact that we've all conserved over past 5 years.
 - Paule rues that so much fresh water that falls goes out to sea before we capture it. He opined that, "Water is for people and agriculture first."
- C (Andy D): Noted that EMWD donated water to this Park for ten years. Thank you!

D. Code Enforcement; not present:

- No report.

- E. Assemblyman Kelly Seyarto's Office; Kristy MacDougal, Chief of Staff, and Joe Fuentes, Senior Field Representative:
- Announced our new Assemblyman Kelly Seyarto (not present); noted he's a former firefighter.
- F. Senator Melissa Melendez; represented by Amanda Fisher, District Representative.
- Announced that the next Town Hall will be at their Murrieta Office, July 22nd.
- G. Valley Wide Park & Recreation District; Dean Wetter:
- No report. Valley Wide unveiled the new gym floor in the Community Center before the meeting.
- H. Highway 79:
- No fresh news. Certain basics touched on by Perez; see above.
- I. Land Use update; Cindy Domenigoni, et al.:
1. Winchester Community Planning update: Still awaiting DEIR.
 - a. Winchester-Homeland General Plan Amendment #1207: Awaiting EIR.
 - b. Environmental Justice Area Planning. No news.
 2. CUP #03662 – Newport Road Swap Meet, 10-year extension: Under consideration.
 3. Cannabis Storefront Retailer – CUP #190032; approved by the Planning Commission; not yet approved by the Board of Supervisors.
 4. Crossroads / Boulder Crossing – TTM #38305 & TPM #38037 – NW corner of Hwy 79 and Domenigoni Parkway: This project is presently under construction; bulk grading well underway. This project consists of ~20 acres commercial, ~20 acres residential, with ~243 townhomes.
 5. Matthews Road: Proposed change of zone. Parcel is currently zoned Light Industrial. Developer wishes to change to Residential. The Land Use Committee (LUC) feels this is premature. The County is still in the process of amending the General Plan. The LUC also feels that our community needs the Light Industrial for our future, to have a balance of uses.
- J. City of Hemet update:
- No one present; no report.
- K. City of Menifee update; Doug Darnell:
- Menifee is in the process of updating their General Plan. The Draft Housing Element has just been released for review. Also, the EIR for the GP is now available for review, though August 9th.
 - He noted some developments: Rockport Ranch, 305 units; Old Newport Rd near Briggs Rd. Sumac Ridge, Scott Rd at Lindenberger Rd; 175 single-family dwellings.
 - Q (Andy D): Andy suggested that the City of Menifee consider working together with Lake Elsinore to improve Bundy Canyon Road. A: Thanks. Opal Hellweg saw a potential earmark for future widening of Bundy Canyon Road.
 - Q (Angela L): What is status of the proposed sphere of influence expansion? A: Darnell had no info.
 - Q (Gregg C): What is status of Theaters & S&F Iris? A: Darnell did not know.
- L. Other Old Business:
- None.
- Open Forum:
- Opal Hellweg stated that we are in need of future topics and guests for our MAC. Suggestions welcome.
 - WHMAC Chairman Andy Domenigoni stated that the 'empty chair' at our board table tonight is in honor of Dirk Meredith, our Vice-Chairman, who passed away. A thousand thanks for all he has done for our community over several decades! He is missed.

Next WHMAC Meeting:

The next WHMAC meeting is scheduled for Thursday, August 12, 2021 6:30 PM, at the Community Center.

Adjournment:

The WHMAC adjourned at 8:17 PM (DM/GL/Unanimous).