



CITY COUNCIL CLOSED & REGULAR SESSION MINUTES

March 4, 2025

**Closed Session: 5:00 PM Regular Meeting: 6:00 PM
550 E. Sixth Street, Beaumont, CA**

Materials related to an item on this agenda submitted to the City Council after distribution of the agenda packets are available for public inspection in the City Clerk's office at 550 E. 6th Street during normal business hours

CLOSED SESSION

A. CALL TO ORDER at 5:00 p.m.

Present: Mayor Lara, Mayor Pro Tem Voigt (at 5:02pm), Council Member White, Council Member Martinez, Council Member Fenn

B. PUBLIC COMMENTS REGARDING CLOSED SESSION

No comments

B.1 Conference with Legal Counsel Regarding Potential Litigation Pursuant to Government Code Section 54956.9(d)(4)

One potential case.

No reportable action.

B.2 Conference with Legal Counsel Regarding Existing Litigation Pursuant to Government Code Section 54956.9(d)(1)

Jesse Gomez v. City of Beaumont, et. al., U.S. Dist. Court – Central District, Case No. 5:24-cv-02609-SP

No reportable action

- B.3 Conference with Legal Counsel Regarding Existing Litigation Pursuant to Government Code Section 54956.9(d)(1)

Juan Gabriel Cazares, et. al. v. City of Beaumont et. al., Riv. Sup. Ct. Case No. CVRI2300446

No reportable action

- B.4 Conference with Legal Counsel Regarding Existing Litigation Pursuant to Government Code Section 54956.9(d)(1)

CCV Holdings, LLC et. al. v. City of Beaumont, Riv. Sup. Ct. Case No. CVRI2404738

**Motion by Council member White
Second by Mayor Pro Tem Voigt**

To defend the item

Approved by a unanimous vote

- B.5 Conference with Real Property Negotiators Pursuant to Government Code Section 54956.8

Property: Approximately 6.26 acres of vacant land described as North of West 4th street and South of SR 60 and East of Beaumont Crossroads Logistics with APN 424-010-007.

Agency Negotiator: City Manager Elizabeth Gibbs or her designee.

Negotiating Parties: City of Beaumont as potential Purchaser and LASSEN DEVELOPMENT PARTNERS, LLP, a Delaware limited liability partnership as seller.

Under negotiation: Price and Terms.

No reportable action

C. ADJOURNMENT TO CLOSED SESSION

REGULAR SESSION

D. CALL TO ORDER at 6:30 p.m.

Present: Mayor Lara, Mayor Pro Tem Voigt, Council Member White, Council Member Martinez, Council Member Fenn

Report out from Closed Session: *see above*

Action on any Closed Session Items: *see above*

Action of any Requests for Excused Absence
Invocation
Pledge of Allegiance
Adjustments to the Agenda: **None**
Conflict of Interest Disclosure: **None**

City Manager Gibbs shared that a late breaking item is being presented to be added to the agenda.

**Motion by Mayor Lara
Second by Mayor Pro Tem Voigt
To add the late breaking item.**

Approved by a unanimous vote.

This item will be taken before J.1

**E. ANNOUNCEMENTS / RECOGNITION / PROCLAMATIONS /
CORRESPONDENCE**

E.1 Red Cross Month Proclamation

E.2 Southern California Edison Wildfire Mitigation Plan Update

E.3 Chief Thuilliez Recognition and Farewell

F. PUBLIC COMMENT PERIOD (ITEMS NOT ON THE AGENDA)

No comments

G. CONSENT CALENDAR

Items on the consent calendar are taken as one action item unless an item is pulled for further discussion here or at the end of action items. Approval of all Ordinances and Resolutions to be read by title only.

**Motion by Mayor Pro Tem Voigt
Second by Mayor Lara**

To approve items G.1. - G.7

Approved by a unanimous vote.

G.1 Ratification of Warrants

Ratify Warrants dated:

February 14, 2025

February 21, 2025

G.2 Approval of Minutes

Approve Minutes dated February 18, 2025.

G.3 Declaration of Surplus Property

Approve the disposal and/or auction of surplus property.

Approve disposal and/or auction of identified City surplus property.

G.4 Accept Public Improvements and Exonerate Maintenance Bond

Maintenance bond exoneration for Fourth Street sewer lift station associated with Parcel Map No. 36426.

Accept the public improvements, authorize the Mayor to sign the Certificate of Acceptance, and authorize staff to issue a bond exoneration letter for maintenance bonds for (Project / Bond Number / Improvement):

- **Parcel Map No. 36426 / 800086182 / Fourth Street Sewer Lift Station**

G.5 Improvement Agreement and Security

Subdivision Improvement Agreement and Security for street improvements for 8th Street Apartments, Plot Plan 2023-0557.

Accept Security Agreement and Performance and Payment Bonds for (Project / Bond number / Improvement):

- **Plot Plan 2023-0557 Street Improvements.**

G.6 Offer of Dedication for Public Street and Public Utilities

A Resolution of the City of Beaumont Authorizing the Mayor to Accept the Offer of Dedication for a Strip of Land Along Eighth Street for Public Street and Public Utility Purposes.

Waive the full reading and adopt by title only, “A Resolution of the City of Beaumont Authorizing the Mayor to Accept the Offer of Dedication for a Strip of Land Along Eighth Street for Public Street and Public Utility Purposes”;

Approve the Certificate of Acceptance;

Accept the Subordination Agreements; and

Record the Offer of Dedication and Subordination agreement documents with the Riverside County Clerk Recorder’s Office.

G.7 Improvement Agreement and Security

Improvement Agreement and Security for Sewer, Street, and Storm Drain Improvements for Parcel Map 38953, Tract 31462-17, Tract 31462-19, Tract 31462-27, Tract 31462-28, and Tract 31462-29.

Accept Security Agreement and Performance and Payment Bonds for (Project / Bond number / Improvement): PM 38953 / SU1203632 / Backbone Street, PM 38953 / SU1203633 / Backbone Storm Drain, TR 31462-17 / 024279659 / Street, TR 31462-17 / 024279670 / Storm Drain, TR 31462-19 / 024279672 / Street, TR 31462-19 / 024279658 / Storm Drain, TR 31462-27 / 024279660 / Street, TR 31462-28 / 024279671 / Street, TR 31462-28 / 024279661 / Storm Drain, TR 31462-29 / 024279662 / Street, TR 31462-29 / 024279673 / Storm Drain, PM 38953 / 1113787 / Backbone Sewer, TR 31462-17 / 1113786 / Sewer, TR 31462-19 / 024279663 / Sewer, TR 31462-27 / 024279664 / Sewer, TR 31462-28 / 024279665 / Sewer, and TR 31462-29 / 024279666 / Sewer

G.8 City of Beaumont Travel Expense and Reimbursement Policy

Review the draft updated Travel Expense and Reimbursement Policy and provide staff feedback.

Council Member Martinez asked for a modification to change the resident travel mileage from 50 to 40.

**Motion by Council Member Martinez
Second by Mayor Lara**

To approve the updated Travel Expense and Reimbursement Policy.

Approved by unanimous vote.

H. YOUTH COUNCIL REPORT

No report

I. PUBLIC HEARINGS

Approval of all Ordinances and Resolutions to be read by title only.

I.1 Public Hearing and Consideration of a Resolution for the Fourth Amendment to the City's Fiscal Year 2025-2029 Capital Improvement Plan

Approval of Resolution to amend the five-year FY 2025-2029 Capital Improvement Plan (CIP).

Items I.1, J.1, J.2 and J.3 are being combined.

Public Hearing opened at 7:09 p.m.

R. Roy - Asked for consideration of a diverging diamond design.

Public Hearing closed at 7:22 p.m.

Waive the full reading and adopt by title only, "A Resolution of the City Council of the City of Beaumont Amending the Five-Year Capital Improvement Plan for FY 2025-2029".

J. ACTION ITEMS

Approval of all Ordinances and Resolutions to be read by title only.

- J.1 Amendment to Cooperative Agreement for Potrero Boulevard Interchange Phase II Project

Amendment No .1 to Cooperative Agreement (Agreement) for the State Route 60 (SR-60)/Potrero Boulevard Interchange Phase II Project (Project) between the Riverside County Transportation Commission (RCTC) and the City of Beaumont for plans, specifications, and estimates (PS&E), right-of-way (ROW) and Construction (CON) phases.

To approve Amendment No. 1 to Cooperative Agreement between Riverside County Transportation Commission and the City of Beaumont for the State Route 60/Potrero Boulevard Interchange Phase II Project.

- J.2 Cooperative Agreement for Potrero Interchange

Cooperative Agreement between Riverside County Transportation Commission (RCTC), City of Beaumont, and Western Riverside Council of Governments (WRCOG) for the Construction of the Potrero Blvd Interchange Phase II (Project).

Approve a Cooperative Agreement between Riverside County Transportation Commission, Western Riverside Council of Governments, and the City of Beaumont for Potrero Blvd Interchange Project and authorize the City Manager to execute the agreement on behalf of the City.

- J.3 Amendment to TUMF Reimbursement Agreement

Amendment No. 2 to Transportation Uniform Mitigation Fee (TUMF) Program Agreement for Potrero Boulevard Interchange (Agreement).

Authorize the Mayor to execute Amendment No. 2 to Transportation Uniform Mitigation Fee Program Agreement for Potrero Boulevard Interchange.

**Motion by Council Member White
Second by Mayor Pro Tem Voigt**

To approve items I.1, J.1, J.2, and J.3 as presented.

G. CONSENT CALENDAR (continued)

- G.9 PLAN2024-0134 – Assembly Bill 98 Revisions to the Policy on Land Use and Sensitive Receptors (PLUS)

Adoption of amendments to the PLUS (PLAN2024-0134) in compliance with Assembly Bill (AB) 98.

Public Comment:

R. Roy - *Asked questions of the policy and asked for modifications.*

Motion by Mayor Lara

Second by Council Member White

To adopt PLAN2024-0134 – Amended PLUS as proposed.

Approved by a unanimous vote.

I. PUBLIC HEARINGS (continued)

- I.2 Public Hearing of Proposed Parking Suspension Extension Temporarily Terminating Off-Street Parking Requirements for Existing Non-Residential Structures in the Downtown District as Identified in the Downtown Districts Map

A request by the Planning and Economic Development Departments to establish an extension of an ordinance temporarily terminating off-street parking requirements for existing, non-residential structures in the Downtown District as defined by the Downtown Districts map boundaries. The proposed extension would be in effect for a period not to exceed eighteen (18) months.

Public Hearing opened at 7:42 p.m.

No comments

Public Hearing closed at 7:42 p.m.

Motion by Mayor Pro-Tem Voigt

Second by Council Member Martinez

Waive the first full reading and approve by title only “An Ordinance of the City Council of the City of Beaumont Extending the Temporary Suspension of Parking Requirements for Existing, Non-residential Structures in the Downtown District for a Period not to Exceed Eighteen (18) Months.”

Approved by a unanimous vote

J. ACTION ITEMS

EMERGENCY ITEM

Adoption of a Resolution Declaring a Local State of Emergency - Sewer Mainline Failure and Emergency Repairs in Fairway Canyon

**Motion by Council Member White
Second by Mayor Lara**

To adopt a resolution titled "A Resolution of the City Council of the City of Beaumont Declaring A Local Emergency and Authorizing the City Manager to Take All Necessary Action"

Authorize emergency expenditures in an amount not to exceed \$500,000.

Direct staff to provide ongoing reports at each subsequent City Council meeting under California Public Contract Code Section 22050.

Authorize the City Manager to take all necessary actions to mitigate further damage and ensure public health and safety.

Approved by a unanimous vote.

J.4 Cooperative Agreement for Beaumont Ave Interchange

Cooperative Agreement (Agreement) for the Interstate 10 / State Route 79 (I-10 / SR-60) Interchange Project (Project) Project Initiation Document (PID) between the Riverside County Transportation Commission (RCTC) and the City of Beaumont.

**Motion by Council Member White
Second by Council Member Martinez**

Authorize the Mayor to execute a Cooperative Agreement between Riverside County Transportation Commission and the City of Beaumont for Interstate 10 / State Route 79 Interchange Project for Project Initiation Document.

Approved by a unanimous vote

J.5 Public Works Agreement for the Construction of the Second Street Extension

Award a Public Works Agreement to MDB General Engineering, Inc. for the construction of the Second Street Extension

**Motion by Mayor Pro-Tem Voigt
Second by Council Member Fenn**

Award a Public Works Agreement to MDB General Engineering, Inc. for the construction of CIP R-12 Second Street Extension in the amount not to exceed \$3,799,709; and,

Authorize the City Manager to approve up to a ten percent (10%) contingency of \$379,970 for any contract change orders and unforeseeable construction costs; and,

Authorize the Mayor to sign.

Approved by a unanimous vote

J.6 Amendment to Contract with the Chambers Group

Approve a requested amendment to the existing contract with the Chamber Group to add scope and fee for data modeling.

**Motion by Council Member White
Second by Council Member Martinez**

To approve the requested amendment to the existing contract with the Chambers Group to add the provision of data modeling, and appropriate additional funding in the amount of \$9,600.

Approved by a unanimous vote

J.7 Approval of Memorandum of Understanding (MOU) and Adoption of Resolution between the City of Beaumont and the Beaumont—Cherry Valley Recreation and Park District for Special Event Fee Waivers

Special Event Fee waivers provided to the Beaumont-Cherry Valley Recreation and Park District for annual events held within the City of Beaumont.

Item tabled with no discussion.

J.8 Approval of Financing Team for Upcoming Bond Issuances and Refinancing

Review and approval of recommended financing team for upcoming bond issuances and refinancing.

Motion by Council Member Martinez
Second by Mayor Pro-Tem Voigt

To approve the selection of the financing team, consisting of a Financial Advisor, Underwriter, and Bond Counsel, for upcoming bond issuances and refinancing to ensure efficient and cost-effective financing for the City of Beaumont’s capital projects and debt

management and authorize the City Manager to sign engagement letters for transactions.

Approved by a unanimous vote

- J.9 Approve Budget Adjustment and Purchase Order Increase for Hinderliter de Llamas & Associates Sales Tax Audit Invoice

Approval is needed to increase the budget and purchase order to pay sales tax audit invoice for Hinderliter de Llamas & Associates.

**Motion by Council Member Martinez
Second by Mayor Lara**

Approve budget amendment increasing sales tax revenue by \$960,115 and Finance Department Contractual Services by \$960,115.60; and,

Approve a purchase order change request in the amount of \$960,115.60.

Approved by a unanimous vote

- J.10 PLAN2025-0164 Home Occupation Ordinance Review

Analysis of current Home Occupation Ordinance and proposed redlines.

Direction to staff to move forward to a formal Public Hearing process.

- J.11 PLAN 2025-0182 Short-Term Rentals in the City of Beaumont

Discuss the option of adopting an ordinance for regulating short term rental properties within the city of Beaumont.

Direction to staff to provide additional information on short-term rentals in the City of Beaumont.

- J.12 Discussion on a Temporary Moratorium or Suspension on the Requirements of Beaumont Municipal Code (BMC) 17.11.050: Off-site Improvements

Discuss options, moratorium or suspension, for BMC 17.11.050: Off-site Improvements and provide staff direction on which option to take.

**Motion by Mayor Pro-Tem Voigt
Second by Mayor Lara**

To direct staff to notice an amendment to the ordinance to suspend 17.11.05.

Approved by a unanimous vote

J.13 Review and Discussion of Municipal Code Section 2.24 - Planning Commission and Community Development Department

Discussion and direction for any amendments to BCM 2.24.

Direct staff to notice a Public Hearing for the first reading of amendments to BMC 2.24.

K. LEGISLATIVE UPDATES AND DISCUSSION

L. ECONOMIC DEVELOPMENT UPDATE

Economic Development Committee Report Out and City Council Direction

M. CITY TREASURER REPORT

No report

N. CITY CLERK REPORT

No report

O. CITY ATTORNEY REPORT

No report

P. CITY MANAGER REPORT

Interim Chief Walter introduction will be at the next meeting.

Upcoming Zoning Workshop on March 13th

Q. FUTURE AGENDA ITEMS

- Assessment for the need for additional community center(s) (April)
- Annexation Agreement with the County (Future)
- Revisit Sanctuary City Definition and Clarification (April)
- Credit Agreements (May)
- Community Recreation Center Parking Lot (April)

- Financial and Audit Committee Ordinance (April)
- Annual Review of Development Agreements (April)

R. COUNCIL REPORTS

Fenn – Attended employee appreciation lunch and gave a report out from the RTA meeting

Martinez – Met with the Sundance HOA, Chamber Dinner and gave a report out from the RCA meeting

White – Thanked staff for the billboard advertisements and gave a report out from the RCTC meeting.

Voigt – Attended the Employee Appreciation lunch, Chamber Dinner.

Lara – Attended the Employee Appreciation lunch, Chamber Dinner and thanked staff for responding to the mainline break.

S. ADJOURNMENT at 9:24 p.m.

The next regular meeting of the Beaumont City Council, Beaumont Financing Authority, the Beaumont Successor Agency (formerly RDA), the Beaumont Utility Authority, the Beaumont Parking Authority and the Beaumont Public Improvement Agency is scheduled for Tuesday March 18, 2025, at 6:00 p.m. unless otherwise posted.