



Joshua Sweeney  
Mayor

Don Caskey  
Mayor Pro Tempore

Jared Mathis  
Council Member

Erica Pezold  
Council Member

Dave Wheeler  
Council Member

## City of Laguna Hills City Council / Planning Agency

Regular Meeting Agenda  
Tuesday, August 26, 2025 - 6:00 PM  
(Closed Session at 5:00 p.m. when scheduled)

City Council Chamber  
24035 El Toro Road  
Laguna Hills, CA 92653

**In Person Public Comments:** Any person wishing to address the City Council/Planning Agency on any matter, whether or not it appears on this Agenda, is asked to complete a pink "Request to Speak" form available on the table at the back of the Chamber and submit the form to the City Clerk. The Request to Speak form assists the Mayor in ensuring that all persons wishing to address the City Council are recognized and ensures accurate identification of meeting participants in the City Council/Planning Agency Minutes. Completion of the form is voluntary. It is City policy to limit public testimony to up to three minutes per person, as determined by the Mayor, and a total time limit of thirty minutes for Public Comments. If you are commenting on an Agenda item, your comments will be heard at the time that item is scheduled on the Agenda. If you are addressing the City Council on an item not listed on the Agenda, the City Council is prohibited by law from discussing or taking any action on that item.

**Submission of Electronic Public Comments:** Those wishing to make electronic public comments may submit their comments by [email to the City Clerk](#) no later than 2 hours prior to the meeting on Tuesday, August 26, 2025. In the subject line of the email, please state your name and the item number you are commenting on. Any public comment received that does not specify a particular agenda item number will be announced during the general public comment portion of the agenda. All comments received by the deadline on the date of the meeting will be provided to the City Council and will be provided for public inspection at the meeting. During the applicable agenda item, the City Clerk will announce the name of the sender and subject matter of all electronic comments received by the deadline on Tuesday, August 26, 2025. Email comments will NOT be read by the City Clerk during the meeting. Electronic public comments may only be submitted via email and comments via text and social media (Facebook, X (formerly Twitter), etc.) will not be accepted.

For questions or assistance, please contact the City Clerk's Office at (949) 707-2635 or via [email](#).

## **General Business Convening at 6:00 PM**

### **Call to Order**

Resolution No. 96-04-09-1 established rules of decorum for public meetings held by the City of Laguna Hills. Resolution No. 96-04-09-1 is available on the table at the back of the City Council Chamber.

**Invocation:** Council Member Mathis

**Pledge of Allegiance:** Council Member Mathis

### **Roll Call of City Council Members**

#### **1. Presentations and Proclamations**

##### **1.1 Appointment of Laguna Hills High School Student Liaison Ethan Keschner and Alternate Student Liaison Dylan Wu**

**Recommendation:** That Mayor Sweeney present Certificates of Appointment to Laguna Hills High School Student Liaison Ethan Keschner and Alternate Student Liaison Dylan Wu.

##### **1.2 Laguna Hills High School Student Liaison Report**

**Recommendation:** That the City Council receive a report from Laguna Hills High School Student Liaison Ethan Keschner.

##### **1.3 Certificate of Recognition- Congressional Gold Medalist Sawyer Ashland**

**Recommendation:** That the City Council congratulate Sawyer Ashland for earning the Congressional Gold Medal Award at the U.S. Capitol, and that Mayor Joshua Sweeney present him with a Certificate of Recognition in honor of this outstanding achievement.

##### **1.4 Proclamation for Hunger Action Month**

**Recommendation:** That the City Council issue a Proclamation declaring September 2025 as "Hunger Action Month" and that Mayor Sweeney present the Proclamation to Second Harvest Director of Government Affairs and Community Relations Malia Carry and Policy & Advocacy Fellow Alejandro Aular.

##### **1.5 Laguna Hills Team Darkhorse 3/5 Marine Support Committee**

**Recommendation:** That the City Council receive an update on recent activities of the Laguna Hills Team Darkhorse Support Committee and the 3rd Battalion, 5th Marines Regiment, 1st Marine Division.

### **1.6 Laguna Terrace Beautification Team's 2025 Plein Air Painting Contest**

**Recommendation:** That the City Council receive a presentation from Commissioner Huggins on the Laguna Terrace Beautification Team's 2025 Plein Air Painting Contest and that Mayor Sweeney present Certificates of Recognition to the winners of the contest.

## **2. Schedule of Future Events**

### **2.1 Schedule of Future Events**

**Recommendation:** That the Community Services Director announce the upcoming meetings and events.

## **3. Public Comments**

This is the time to address the City Council on any matter not listed on this Agenda that is within the subject matter jurisdiction of the City Council. Public Comments are limited to three minutes per person, as determined by the Mayor, and a total time limit of thirty minutes.

## **4. Consent Calendar**

All matters listed under "CONSENT CALENDAR" are considered to be routine and will be enacted by one motion approving the recommendation listed on the Agenda. There will be no separate discussion unless Members of the City Council or City staff request specific items be removed from the Consent Calendar.

### **4.1 Waive Reading in Full of all Ordinances and Resolutions on the Agenda**

**Recommendation:** That the City Council waive reading in full of all ordinances and resolutions on the agenda and declare that said titles which appear on the public agenda shall be determined to have been read by title and further reading waived.

### **4.2 Approval of Minutes for July 8, 2025, Regular Meeting**

**Recommendation:** That the City Council approve the City Council Minutes for the July 8, 2025, Regular Meeting.

### **4.3 Ratification of August 26, 2025 Warrant Register**

**Recommendation:** That the City Council ratify the accompanying Warrant Register for the period from June 27, 2025, to August 14, 2025, in the amount of \$5,126,438.11.

### **4.4 Treasurer's Investment Report for June 2025**

**Recommendation:** That the City Council receive and file the Treasurer's Investment Report for the month of June 2025.

#### **4.5 Treasurer's Investment Report for July 2025**

**Recommendation:** That the City Council receive and file the Treasurer's Investment Report for the month of July 2025.

#### **4.6 Excused Absence Request from Council Member Pezold for the June 24, 2025, and July 8, 2025, City Council Regular Meetings**

**Recommendation:** That the City Council approve an excused absence request from Council Member Pezold for the June 24, 2025, City Council regular meeting due to an illness and the July 8, 2025, City Council regular meeting due to a family emergency.

#### **4.7 Designation of Voting Delegate for League of California Cities Annual Conference**

**Recommendation:** That the City Council appoint the Mayor as the Voting Delegate and appoint the Mayor Pro Tempore as the Voting Delegate Alternate for the League of California Cities Annual Conference.

#### **4.8 Assignment and Assumption of Lease and Third Amendment to Lease Agreement with Banc of California, a California State-Chartered Bank, for 24033 El Toro Road, Suite 130, Laguna Hills, California**

**Recommendation:** That the City Council: 1. Approve the proposed assignment and assumption agreement for 24033 El Toro Road, Suite 130, Laguna Hills, California; 2. Approve the third amendment to the lease agreement with Banc of California, a California state-chartered bank, for 24033 El Toro Road, Suite 130, Laguna Hills, California; and 3. Authorize the Interim City Manager to make minor modifications, as necessary, to the assignment and assumption agreement and to the third amendment to the lease agreement and to execute both agreements.

#### **4.9 Proposed License Agreement with SOCAL Counseling Services, a Licensed Marriage and Family Therapy Corporation, for 24031 El Toro Road, Suite 250D, Laguna Hills, California**

**Recommendation:** That the City Council: 1. Approve the proposed license agreement for 24031 El Toro Road, Suite 250D, Laguna Hills, California; and 2. Authorize the Interim City Manager to make minor modifications, as necessary, to the license agreement and to execute the agreement.

#### **4.10 Proposed Lease Agreement with the County of Orange, a political subdivision of the State of California, for the use of Room No. 102 as a Library within the Laguna Hills Community Center, 25555 Alicia Parkway, Laguna Hills, California**

**Recommendation:** That the City Council: 1. Approve the proposed lease agreement with the County of Orange, a political subdivision of the State of California, for the use of Room No. 102 as a Library within the Laguna Hills Community Center, 25555 Alicia Parkway, Laguna Hills, California; and 2. Authorize the City Manager to make minor modifications, as necessary, to the lease agreement and to execute the lease agreement.

**4.11 Notice of Completion and Final Payment for the Arterial Pavement Rehabilitation Project – Paseo de Valencia & La Paz Road, CIP 104/109, and Curb Ramp Replacement Project – Alicia Parkway**

**Recommendation:** That the City Council: 1. Certify the completion of and accept the improvements for the subject project; 2. Authorize the Public Works Director to sign the Notice of Completion; 3. Authorize the recording of the Notice of Completion with the County of Orange and to release the faithful performance and payment bonds one year and 35 days, respectively, after the date of recordation of the Notice of Completion contingent upon no claims or liens being filed with the City; and 4. Authorize payment of the final retention 35 days after the date of recordation of the Notice of Completion in the net amount of \$270,222.12, if no liens have been filed.

**4.12 Informal Bidding Ordinance Use Quarterly Report for Public Works Projects**

**Recommendation:** That the City Council receive and file the report.

**4.13 2025 Memorial Day Race Post Event Report and a Resolution Authorizing Community Assistance Funding for the 3/5 Marine Support Committee**

**Recommendation:** That the City Council: 1. Receive and file the report; and 2. Adopt a Resolution entitled: “A Resolution of the City Council of the City of Laguna Hills, California, Authorizing Community Assistance Funding for the 3rd Battalion, 5th Marines, 1st Division Support Committee, a California Nonprofit Corporation.”

**4.14 2025 4th of July Post-Event Report**

**Recommendation:** That the City Council receive and file the 2025 4th of July Celebration post-event report.

**4.15 Development Application Status Report**

**Recommendation:** That the City Council receive and file the report.

**Items Removed from the Consent Calendar**

**5. Planning Agency**

The Planning Agency is called to order only if there are items scheduled to be presented to the Planning Agency.

## **6. City Council Public Hearings**

### **6.1 Resolution Approving a Correction in Property Tax Allocation for Certain Parcels Between the Cities of Laguna Hills and Laguna Niguel and Approval of a Proposed Property Tax Transfer Agreement**

**Recommendation:** That the City Council:

1. Conduct a public hearing to consider the effect of the proposed correction and transfer of property tax revenue on fees, charges, assessments, taxes, or other revenues;
2. Approve a proposed Property Tax Transfer Agreement and authorize the Interim City Manager to sign the Agreement; and
3. Adopt a Resolution entitled: "A Resolution of the City Council of the City of Laguna Hills, California, Approving a Correction in Property Tax Allocation for Certain Parcels Between the Cities of Laguna Hills and Laguna Niguel."

## **7. Administrative Reports**

### **7.1 Interim City Manager**

### **7.2 Community Development Director**

#### **7.2.1 First Reading of Proposed Ordinances Amending Title 10 (Buildings and Construction) and Chapter 5-16 (Fire Code) of the Laguna Hills Municipal Code and Adopting by Reference the 2025 Edition of the California Building Standards Code (California Code of Regulations, Title 24) Consisting of the California Building Code, Residential Code, Electrical Code, Mechanical Code, Plumbing Code, Energy Code, Historical Building Code, Fire Code, Existing Building Code, Green Building Standards Code, and Referenced Standards Code, and the Wildland-Urban Interface Code, Together with Certain Amendments, Additions, and Deletions Thereto, and Adopting By Reference the 2025 International Property Maintenance Code**

**Recommendation:** That the City Council:

1. Introduce for first reading, read by title only, and waive further reading of an Ordinance entitled: "An Ordinance of the City of Laguna Hills, California, Amending Title 10 (Buildings and Construction) of the Laguna Hills Municipal Code and Adopting by Reference the 2025 Edition of the California Building Standards Code (California Code of Regulations, Title 24), Consisting of the 2025 California Building Code, the 2025 California Residential Code Including Appendices BF and CI, the 2025 California

Electrical Code, the 2025 California Mechanical Code, the 2025 California Plumbing Code, the 2025 California Energy Code, the 2025 California Historical Building Code, the 2025 California Existing Building Code, the 2025 California Green Building Standards Code, the 2025 California Referenced Standards Code, and the 2025 California Wildland-Urban Interface Code Including Appendices F and G, Together with Certain Amendments, Additions, and Deletions Thereto; and Adopting by Reference the 2024 International Property Maintenance Code.”

2. Introduce for first reading, read by title only, and waive further reading of an Ordinance entitled: “An Ordinance of the City of Laguna Hills, California, amending Chapter 5-16 (Fire Code) of Title 5 (Health and Sanitation) of the Laguna Hills Municipal Code and adopting by reference the 2025 Edition of the California Fire Code including Appendices B, BB, C, CC, and H together with certain amendments, additions, and deletions thereto.”
3. Direct staff to place the Ordinances on the September 9, 2026, meeting agenda for a public hearing and second reading, and prepare and publish the appropriate hearing notices.

## **8. Matters Agendized and Presented by City Council Members**

## **9. City Council Member Committee Reports**

### **9.1 Committee Assignment Report**

**Recommendation:** That the City Council receive reports from City Council Members on the City Council Committee Assignments listed in the staff report.

### **9.2 Village at Laguna Hills Ad Hoc Committee Update**

**Recommendation:** That the City Council:

1. Receive a status report and recommendations from the Village at Laguna Hills Ad Hoc Committee;
2. Direct City staff to begin reviewing and working on Merlone Geier Fund X Laguna Hills, LLC’s (MGP) recently filed application requesting Major Project Modifications to the previously approved entitlements and requesting changes to the Development Agreement for the Village at Laguna Hills Mixed-Use Development Project; and
3. Approve a Retainer Agreement with Stradling Yocca Carson & Rauth to re-engage the City’s special land use, entitlement, and development agreement counsel for the purpose of representing the City in connection

with processing MGP's application requesting Major Project Modifications to the previously approved land use entitlements, negotiating modifications to the Development Agreement, and providing the City with other related special counsel services.

## 10. City Council Member Comments

### Adjournment

The next Regular Meeting of the City Council/Planning Agency will be September 9, 2025, at 6:00p.m., in the City Council Chamber, located at 24035 El Toro Road, Laguna Hills, California.

### CERTIFICATION

I, JENNIFER LEE, City Clerk of the City of Laguna Hills, do hereby certify that a copy of the foregoing Agenda was posted at Laguna Hills City Hall, Laguna Hills Community Center, and the Courtyard at La Paz Center by August 22, 2025, at 5:00p.m.

  
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*Jennifer Lee, CMC, City Clerk*

It is the intention of the City of Laguna Hills to comply with the Americans with Disabilities Act in all respects. If as an attendee or a participant at this meeting you will need special assistance beyond what is normally provided, the City of Laguna Hills will attempt to accommodate you in every reasonable manner. Please contact the office of the City Clerk at (949) 707 2635. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to this meeting.

Materials related to an item on this Agenda submitted to the City Council after distribution of the agenda packet are available for public inspection in the City Clerk's Office at 24035 El Toro Road, Laguna Hills, California, during normal business hours. In addition, such writings or documents will be made available for public review on the City's website at: <https://www.lagunahillsca.gov/supplementalagenda> and at the respective public meeting.

City Council Members receive no additional compensation or stipend as a result of simultaneously convening meetings of the Laguna Hills Planning Agency.