

## **Planning Commission Applicants**

**Patrick Stephens**

**Anthony Colindres**

**Jessica Black**

**Allen McNabb**

**Jeena Cirivello**

## Nicole Wheelwright

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**From:** noreply@civicplus.com  
**Sent:** Friday, November 20, 2020 2:16 PM  
**To:** Nicole Wheelwright  
**Subject:** Online Form Submittal: Planning Commission Appointment 2020

### Planning Commission Appointment 2020

Applications to fill the vacant seats of the Beaumont Planning Commission will be accepted through Tuesday, December 1, 2020 at 5:00 p.m.  
*Selection process will be held during the City Council Meeting of December 15, 2020 at 6:00 p.m.*

First Name	Patrick
Last Name	Stephens
Primary Phone	
Alternate Phone	<i>Field not completed.</i>
Home Address	
Address 2	<i>Field not completed.</i>
Email	pstephens@beaumontca.gov
Occupation/Profession	Media/Communications Coordinator
Employer Name	County of Riverside
Are you 18 years of age or older?	Yes
Are you a resident in the City of Beaumont?	Yes

#### Questions

*Please answer the following questions which are intended to assist the City Council in assessing your qualifications and experience for the Planning Commission vacancy.*

Are you aware of any conflicts, financial or otherwise, which could affect your appointment as a Planning Commissioner?	I am not aware of any conflicts, financial or otherwise that could effect my appointment as a Planning Commissioner.
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Briefly state your qualifications, including any skills or background related to City Planning, development and building/construction:

I have served as a City of Beaumont Planning Commissioner for the past two years. Most recently, I was selected as vice chair. Throughout my career as a media professional for various municipalities, I have attended, as part of my job duties, countless meetings of government agencies, commissions, and councils. I have worked in both the private and public sector and understand the Brown Act and Open Meeting act. As someone who is not an engineer or planning professional, I have worked closely with these individuals in agencies I have worked in. I provide input on items brought forward to the commission that are unique to my own experiences living and working in the region. I listen to the constituents and bring forward items of concern to staff ahead of time to get to get them addressed. I respect staff for the expertise and time devoted to listening to the community and developers and bringing projects forward that are complete and thorough. I have met with applicants and citizens addressing concerns about certain projects. I listen to their needs and can relate to both sides.

What would your vision for Beaumont's future?

The Planning Commission just moved forward the General Plan for approval by the City Council. Throughout the years, this plan will need to be updated to adapt and adjust to new trends, housing, commercial, and industrial needs. This plan and any amendments, should be made according to the best needs of the community, all of Beaumont Citizens. Our neighboring cities are also growing and there needs to be more collaboration and information sharing due to the impacts and sphere of influence on the communities that the different projects and developments will have.

If you were a Planning Commission member representing the Beaumont Citizens, how would you define "quality of life"?

While serving as Planning Commissioner for the City of Beaumont, there continues to be areas of concern which are brought up that directly effect the quality of life. 2nd Street Marketplace, Highland Springs Ave, and the downtown area must continue to be looked at for improvements like traffic flow and safety especially when new development applications come in. Compatible uses in the downtown area must be considered when approving new businesses which will give residents and visitors a feeling of pride, safety, and comfort. I supported more electric vehicle recharge stations on the West side of town on the 10 freeway corridor to help meet the demand of electric vehicles owned by Beaumont residents and to also capture the market from travelers before they get to Banning, Cabazon, or neighbors to the West. For sensitive use facilities like veteran housing and recovery centers, I added to the conditions of approval, the requirement for more storage time on the security cameras, so when needed, the facility or

safety personnel can seek video surveillance footage further back. A lot of small, sensible decisions will assist in the quality of life.

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What involvement do you currently have in the community?

I served the past two years as an elected HOA board member for our community. While on the board, I used my contacts from the County of Riverside to bring in the Youth Commission volunteers to assist for our community events. Before my term ended (I did not seek re-election), contacts were made to bring in other County departments to serve at our events like Flood and Waste departments to have booths and demonstrations aimed at educating and informing our youth on watershed protection, recycling, and composting. All events were canceled this year.

Last Thanksgiving, my wife and I volunteered to serve Thanksgiving meals to the needy as part of the annual outreach with the City of Beaumont. We plan on doing the same this year.

While Church services were open, I volunteered as an usher and Eucharistic Minister.

I attended and completed an eight week course with the Riverside County District Attorney Citizen's Academy which educated and informed the attendees on the inner workings of the District Attorney's office. The goal is to promote trust and engagement through participation and increased knowledge.

As part of my regular job duties at the County of Riverside, I attend all Board of Supervisors meetings, Planning and many other agency meetings that effect our community in some way.

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Additional Information

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Resume [pstephens-Resume.pdf](#)

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Additional Information *Field not completed.*

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## Nicole Wheelwright

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**From:** Anthony Colindres  
**Sent:** Tuesday, December 08, 2020 3:46 PM  
**To:** Nicole Wheelwright  
**Subject:** Planning commission update

Planning Commission

To Council

To those who do not know me my name is Anthony Colindres owner of Cornerstone BBQ , current planning commissioner and resident of beautiful Beaumont Ca. I step in to commission in November 2019 seems quick to be reapplying. But the time has come, we have had some unique times to overcome a few obstacles. I believe the city employees and coordinator have done an amazing job keeping everyone safe and keep everything moving forward. In my time as commissioner I have learn a lot from our planning commission. Seeing our city in a whole view perspective and not as an individual but as a community. It is so refreshing to see some many people working hard to see the best for our city. I want to thank our city for allowing me the time I have serve as a commissioner and would like the opportunity to reapply for the commission. I know we have some more work to be done here in our city and would love the chance to be apart of molding new Beaumont a city elevated.

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## Nicole Wheelwright

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**From:** noreply@civicplus.com  
**Sent:** Monday, November 30, 2020 11:48 AM  
**To:** Nicole Wheelwright  
**Subject:** Online Form Submittal: Planning Commission Appointment 2020

### Planning Commission Appointment 2020

Applications to fill the vacant seats of the Beaumont Planning Commission will be accepted through Tuesday, December 1, 2020 at 5:00 p.m.  
*Selection process will be held during the City Council Meeting of December 15, 2020 at 6:00 p.m.*

First Name	Jessica
Last Name	Black
Primary Phone	
Alternate Phone	<i>Field not completed.</i>
Home Address	Beaumont CA 92223
Address 2	<i>Field not completed.</i>
Email	
Occupation/Profession	Educator
Employer Name	Riverside Unified School District
Are you 18 years of age or older?	Yes
Are you a resident in the City of Beaumont?	Yes
<b>Questions</b> <i>Please answer the following questions which are intended to assist the City Council in assessing your qualifications and experience for the Planning Commission vacancy.</i>	
Are you aware of any conflicts, financial or otherwise, which could affect your appointment as a Planning Commissioner?	No

Briefly state your qualifications, including any skills or background related to City Planning, development and building/construction:

I worked for 2 years as a Customer Service Manager for a small builder in Adelanto. My duties included securing permits, finish work prior to move in and correcting any home issues that occurred during the first year of ownership. In Pittsburgh, I was a finish carpenter for about 3 years. We refurbished older homes - kitchens, bathrooms, flooring, porches and created simulated plaster work for ceilings and walls.

What would your vision for Beaumont's future?

I see the City of Beaumont as a leader not only in the Pass, but as leader in California. I see a vibrant and active downtown area with families and shoppers strolling the streets, enjoying the boutiques and dining at our local eateries, celebrating our high school sports. I see beautifully landscaped parks with picnic areas, first rate athletic fields, safe playground equipment, innovative skate parks and splash zones. There will be open park areas that will host festivals and celebrations. I see streets that are well-kept. I see a community center and city hall that will be practical and user friendly. In order for this to happen, Beaumont must address the traffic and other infrastructure issues.

I envision top rated police, fire, and transportation services. I see a city that will known for its charm and country-setting with the amenities of a larger city. The City of Beaumont will be a place where people want to live, where they want to work, where they want to shop, where they want to raise their children, where they want to worship.

If you were a Planning Commission member representing the Beaumont Citizens, how would you define "quality of life"?

To me, Quality of Life is defined as a safe, friendly community that offers a variety of activities for young and old, for families and for singles. It is a city with a balance of locally owned businesses and larger chain stores and restaurants. Quality of life also means that diversity is embraced and honored so that no person feels unwelcome or discriminated against for any reason.

Quality of life includes safe, affordable housing, career opportunities not just stepping stone jobs, recreational and athletic activities for youth and adults, and festivals and celebrations.

What involvement do you currently have in the community?

I was a candidate for Beaumont City Council in the recent election. I have been actively talking with business owners in the downtown area and attending some of the Chamber of Commerce events. I participated in the Trunk or Treat for Halloween as a "trunk". I wanted to be involved with the Thanksgiving Dinner for Seniors, but they did not need any more volunteers. I recently contacted Elizabeth Gibbs about other volunteer opportunities.

Additional Information

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Resume [11-2020 \(Black\) resume.docx](#)

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Additional Information *Field not completed.*

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## Nicole Wheelwright

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**From:** noreply@civicplus.com  
**Sent:** Saturday, November 07, 2020 10:00 PM  
**To:** Nicole Wheelwright  
**Subject:** Online Form Submittal: Planning Commission Appointment 2020

### Planning Commission Appointment 2020

Applications to fill the vacant seats of the Beaumont Planning Commission will be accepted through Tuesday, December 1, 2020 at 5:00 p.m.  
*Selection process will be held during the City Council Meeting of December 15, 2020 at 6:00 p.m.*

First Name	Allen
Last Name	McNABB
Primary Phone	
Alternate Phone	<i>Field not completed.</i>
Home Address	Beaumont, CA 92223
Address 2	<i>Field not completed.</i>
Email	
Occupation/Profession	Sr Electronics Engineer
Employer Name	Vishay Spectrol
Are you 18 years of age or older?	Yes
Are you a resident in the City of Beaumont?	Yes
Questions	
<i>Please answer the following questions which are intended to assist the City Council in assessing your qualifications and experience for the Planning Commission vacancy.</i>	
Are you aware of any conflicts, financial or otherwise, which could affect your appointment as a Planning Commissioner?	No

Briefly state your qualifications, including any skills or background related to City Planning, development and building/construction:	I am Sr Electronics Engineer/ facilities Manager at my current job, I hold and conduct capital purchase meetings for all assets of our company, as well as organize all maintenance personal schedules and budgets .
What would your vision for Beaumont's future?	A place that everyone can call home
If you were a Planning Commission member representing the Beaumont Citizens, how would you define "quality of life"?	Quality of life to me is being healthy, and having a comfortable place to live.
What involvement do you currently have in the community?	I attend Calvery chapel Beaumont, and assets in my children's sports activities in Beaumont
Additional Information	
Resume	<a href="#">AllenResume2020Junedocx.docx 1.pdf</a>
Additional Information	<i>Field not completed.</i>

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**Allen G. McNABB II**

**Beaumont, Ca 92223**

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## **QUALIFICATIONS**

- Ability to work across multiple functions and disciplines
- Service and detailed oriented
- Resilient with strong follow through skills
- Practiced in the application of analytical and statistical tools
- Demonstrated ability for concise presentation and effective communication skills

## **EMPLOYMENT HISTORY**

### **SR. Electronics Engineer/Facilities Manager**

Vishay Spectrol Electronics 2017-Present

- Performs, Repairs and upgrade of various types of test and production Equipment. Calibrates Electronic equipment at regular intervals. Troubleshoots complex equipment problems on older equipment such as test equipment, coil winders, and laser trimming.
- Designs develops and builds new electronic equipment to operate machines and test products. Writes engineering specifications for electronic equipment. Implements capital projects, for production, and facilities, maintains control of all electronic equipment, inventory, condition of equipment, and spare parts.

### **Systems Control and Engineering Test Technician**

3M - Drug Delivery Systems Division, Northridge Maintenance  
2/2013-2017

- Knows, applies, and evaluates the operating principles and design limitations of electrical, electronic, mechanical and pneumatic components and devices used in process control systems and associated instrumentation.
- Installs, troubleshoots, repairs, modifies, calibrates and makes adjustments to complete systems, Electrical/electronic system components and circuits used in the measurement and control of current, voltage, temperature, humidity, speed, vacuum, pressure, tension, flow, time, frequency, thickness, density, level, width and velocity. Proficient at use of PC for troubleshooting of

PLC based equipment.

## **EDUCATION**

Bachelors of Science in Electronics and Computer Engineering  
Technology

California State Polytechnic University, Pomona 6/15/ 2015

## **SKILLS**

- Knowledge of PLCs
- Knowledge of FPGA
- Knowledge of C programming
- Knowledge of LabVIEW
- Knowledge of Lean Sig Sigma

## Questions

1. I have used labview, and solidworks, workbench, some CA.
2. I work with Oscilloscopes, power supplies, signal generators daily at my job now.
3. My experience with MI-STD, we currently have ITAR and MIL-STD, due to the fact we work aerospace and military. I am formerly with TIA/EIA-422.

## Nicole Wheelwright

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**From:** noreply@civicplus.com  
**Sent:** Sunday, November 08, 2020 8:17 AM  
**To:** Nicole Wheelwright  
**Subject:** Online Form Submittal: Planning Commission Appointment 2020

### Planning Commission Appointment 2020

Applications to fill the vacant seats of the Beaumont Planning Commission will be accepted through Tuesday, December 1, 2020 at 5:00 p.m.  
*Selection process will be held during the City Council Meeting of December 15, 2020 at 6:00 p.m.*

First Name	Jeena
Last Name	Cirivello
Primary Phone	
Alternate Phone	<i>Field not completed.</i>
Home Address	
Address 2	<i>Field not completed.</i>
Email	
Occupation/Profession	Realtor
Employer Name	The Griffon Management Group, Inc
Are you 18 years of age or older?	Yes
Are you a resident in the City of Beaumont?	Yes
Questions	
<i>Please answer the following questions which are intended to assist the City Council in assessing your qualifications and experience for the Planning Commission vacancy.</i>	
Are you aware of any conflicts, financial or otherwise, which could affect your appointment as a Planning Commissioner?	No, I am not aware of any conflicts, financial or otherwise.

Briefly state your qualifications, including any skills or background related to City Planning, development and building/construction:

My qualifications, skills and background include 11 years working with Best Best & Krieger, LLP. Working within the municipal group, appellate group, business and public finance groups. I began my time at BBK as a transactional secretary, then moved into the litigation secretary group, and final position in the paralegal group as a lead for public finance bond closings. Including, but not limited to court filings, working with 37 county recorders in the State of California. As an employee of BBK, I was fortunate to receive extensive training in computer technology, my computer skills are advanced. I am well versed in municipal law and worked closely with several area city governments. Currently, I have been working as a Realtor in sales and property management. Staying alert to ever changing laws, zoning changes and current COVID guidelines that is changing the way we live and work.

What would your vision for Beaumont's future?

My vision for Beaumont's future is hoping the city can always keep that small town feeling, while adjusting to growth. I do hope that community can be proud of the city and the commissions plans for the future of our great city.

If you were a Planning Commission member representing the Beaumont Citizens, how would you define "quality of life"?

Quality of life in my opinion if asked as a planning commission member would be to say, this town is home to all that live here. The parks, small businesses, new stores all provide everything a citizen needs. We can all enjoy the town's amazing mountain views while watching our kids play at numerous parks, enjoy the antique shopping, play golf, look forward to the annual Cherry Festival, visit our local restaurants. We have great access to interstate 10 and highway 60, for us that commute to work, making it ideal to come home to our town and home after a long day of work. Beaumont presents a great quality of life for all of us.

What involvement do you currently have in the community?

Currently, with COVID-19 my community involvement has been hindered. Normally, I have volunteered to help our local Lions Club with various events. I have volunteered in the past to help with area youth sports. I am always willing to help others in community.

#### Additional Information

Resume

[Jeena Cirivello Resume.pdf](#)

Additional Information

[BBK Letter of Recommendation.pdf](#)

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# Jeena Cirivello

## SKILLS

- Client relations/communications
- Advanced computer skills
- Invoicing and reports
- Records – tracking/filing
- Web conferencing/meetings
- Team leader/trainer
- Workflow management

## WORK HISTORY

### **APPLICATION SPECIALIST/LEASING AGENT**

**02/2019 – Current**

#### **Griffon Management Group | Beaumont/Hemet, CA**

Handle incoming and outgoing correspondence, including phone, mail and faxes. Oversee heavy load of administrative tasks while verifying accuracy and prompt completion of paperwork. Handle credit checks, verify employment and rental history for applicants. Prepare lease, lease renewals, owner and tenant updates and notices. Meet with prospective tenants for lease signings or renewals.

### **REALTOR**

**05/2019 – Current**

#### **Veronica Hollenbaugh Real Estate Services | Beaumont, CA**

All things associated to being a residential realtor. Schedule home viewings with potential buyers, facilitate closing process, and verify document accuracy. Distribute of information and correspondence. Prepare market analysis reports, attend meetings. Stay current with new laws in the state.

### **PACE CLOSING COORDINATOR & LEGAL SECRETARY**

**08/2008 – 08/2018**

#### **Best Best & Krieger, LLP | Riverside, CA**

Started employment with the firm as a transactional secretary and advanced to litigation secretary in the Indian Wells office. In 2012 firm offered a position in the Public Finance Group in the Riverside office, creating a position as PACE Closing Coordinator. Lead coordinator for the past 5 years at the firm.

The position included many tasks including but not limited to: communicating with team and clients, created and managed workflow processes for the voluminous PACE Bond closings, review, edit and revise contracts, assessments and corrections needed to bond documents, tracked proceeds, created invoices and reports for many aspects related to the bond closings, coordinate with support and record departments regarding work load, volume, costs and storage space, attend weekly meetings. Computer software knowledge includes: all Microsoft programs, Adobe, Web-based State of California reporting, LexisNexis, Real Estate research - DocsEdge, ADP Workforce, iManage software, HotDocs, Web-based sharing programs (the Box and others).

### **ADMINISTRATIVE ASSISTANT**

**02/2005 - 06/2007**

#### **THE BUSINESS LINK Payment Solutions | Clifton, NJ**

Worked in an administrative assistant in a merchant services firm: worked with sales, taking in new applications to input for merchant services with various banks and companies (VISA, MasterCard, American Express, Discover Card), answered phones and helped clients with

**EDUCATION**

*various technical issues with credit card terminals, filing, reports, and other office essential duties. Left firm when move to California.*

**REAL ESTATE ASSOCIATE (SALES AGENT)**

**06/2000 - 02/2005**

**RE/MAX HERITAGE | Blue Springs, MO**

**WEICHERT REALTORS | Montclair, NJ**

*Palm Springs High School, Palm Springs, CA Diploma (1991)*

*Essex County Community College, West Caldwell, NJ (1990-1991)*

*Blue Spring Community College, Blue Springs, MO (1991-1992)*





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Washington, DC  
(202) 785-0600

**Todd Frankel**  
(213) 787-2545  
todd.frankel@bbklaw.com

August 31, 2018

To Whom It May Concern:

It is my pleasure to recommend Jeena Cirivello for a role with your firm. As the Paralegal Manager with Best Best & Krieger LLP, I have had the opportunity to work with Jeena over the past four years. Although I was not Jeena's direct supervisor, I had close contact with her while she held the role of Closing Coordinator in our Riverside office.

Jeena was hired to work on the Public Finance group's PACE bond transactional matters. She was specifically tasked with the closing portion of bond transactions. I came to know Jeena as a valuable asset to the team. She is detail oriented and hard-working. Beyond that, Jeena is a problem solver who is able to address challenging issues as they arise. Jeena's background in the legal industry was a valuable resource in her role as Closing Coordinator.

I highly recommend Jeena Cirivello for employment. She has been a pleasure to work with, and I am confident she will be a beneficial addition to your organization.

Sincerely,

Todd Frankel  
Paralegal Manager  
for BEST BEST & KRIEGER LLP