

Minutes

Santee City Council CDC Successor Agency Santee Public Financing Authority

**Council Chambers
10601 Magnolia Avenue
Santee, California**

November 13, 2013

This Regular Meeting of the Santee City Council, the CDC Successor Agency, and the Santee Public Financing Authority was called to order by Vice Mayor/Vice Chair John W. Minto at 7:04 p.m.

Council Members present were: Vice Mayor/Vice Chair John W. Minto and Council/Authority Members Jack E. Dale and Rob McNelis. Mayor/Chair Randy Voepel and Council/Authority Member John Ryan were absent.

Staff present were: Deputy City Manager/Director of Development Services Pedro Orso-Delgado, City/Authority Attorney Shawn Hagerty, Director of Community Services Bill Maertz, Finance Director/Treasurer Tim McDermott, Director of Fire and Life Safety Bob Leigh, Director of Human Resources Jodene Dunphy, Director of Planning Melanie Kush, Assistant to the City Manager Kathy Valverde, Senior Management Analyst Pamela White, Santee Sheriff's Lieutenant Roy Frank, City Clerk Patsy Bell, and Administrative Secretary Pam Coleman.

(Note: Hereinafter the titles Mayor, Vice Mayor, Council Member, City Manager, and City Attorney shall be used to indicate Mayor/Chair, Vice Mayor/Vice Chair, Council/Authority Member, City Manager/Authority Secretary, and City/Authority Attorney)

LEGISLATIVE INVOCATION: Dr. Gwendalle Cooper, Falun Dafa

PLEDGE OF ALLEGIANCE: Council Member Rob McNelis

PROCLAMATION: Santana Beautification Day
Vice Mayor Minto presented the Proclamation to Miss Sydnie Brown.

PROCLAMATION: Designating November 15, 2013 as America Recycles Day in the City of Santee
Vice Mayor Minto presented the Proclamation to Community Services Director Maertz.

ITEMS TO BE ADDED, DELETED OR RE-ORDERED ON AGENDA: None

1. CONSENT CALENDAR:

- (A) Approval of reading by title only and waiver of reading in full of Ordinances on agenda.
- (B) Approval of Meeting Minutes:
 - Santee City Council 10-9-13 and 10-23-13 Regular Meetings
 - CDC Successor Agency 10-9-13 and 10-23-13 Regular Meetings
 - Public Financing Authority 10-9-13 and 10-23-13 Regular Meetings
- (C) Approval of Payment of Demands as presented.
- (D) Authorization of appropriation and expenditure of \$32,375 in 2013 State Homeland Security Grant funds in accordance with all program requirements.
- (E) Adoption of a Resolution accepting the improvements for the HVAC Installation & Improvement Project, City Hall Data Room Project (CIP 2013-41) and authorization to file a Notice of Completion. (Reso 91-2013)
- (F) Authorization for the City Manager to enter into an agreement with Padre Dam Municipal Water District for the reimbursement for water and sewer improvements within the Prospect Avenue Corridor Enhancement Project, CIP 2011-50.
- (G) Adoption of a Resolution accepting the Citywide CMP Replacement Program Project (CIP 2013-22) as complete and authorization to file a Notice of Completion. (Reso 92-2013)
- (H) Approval of the expenditure of \$100,428.06 for October 2013 legal services and related costs.

ACTION: On motion of Council Member McNelis, seconded by Council Member Dale, the Agenda and Consent Calendar were approved as presented with all voting aye, except Mayor Voepel and Council Member Ryan who were absent.

2. PUBLIC HEARINGS:

- (A) **Public Hearing for Conditional Use Permit (P2013-4) and an exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15301 for a rental car business at 8795 Cuyamaca Street in the General Commercial (GC) Zone. (Related Application: AEIS 2013-10) Applicant: Enterprise Rent-A-Car (Reso 93-2013)**

The Public Hearing opened at 7:16 p.m. Planning Director Kush introduced the item. Associate Planner O'Donnell presented the staff report utilizing a PowerPoint presentation and answered Council's questions.

PUBLIC SPEAKER:

In Support:

- Wendell Veith, Enterprise Rent-A-Car, answered Council's questions.
- Mike Peters, Enterprise Rent-A-Car, answered Council's questions.

During discussion, Council requested additional conditions be required, including upgrading the roof; removal of concertina (barbed/razor) wire; and removal of the front west-facing fence. Santee Sheriff's Lieutenant Roy Frank answered Council's questions and stated that the Sheriff's Department could accommodate any of the fencing changes requested by Council.

ACTION: On motion of Council Member McNelis, seconded by Council Member Dale, the Public Hearing was closed at 7:39 p.m.; Conditional Use Permit P2013-4 was found to be categorically exempt from the provisions of CEQA pursuant to Section 15301 and the filing of a Notice of Exemption was authorized; and the amended Resolution approving Conditional Use Permit P2013-4 with the following additional requirements: upgrading the roof, removal of the barbed/razor wire, and removal of the front west-facing fence was adopted with all voting aye, except Mayor Voepel and Council Member Ryan who were absent.

3. ORDINANCES (First Reading):

- (A) **An Ordinance adopting a local prevailing wage ordinance.**

ACTION: On motion of Council Member Dale, seconded by Council Member McNelis, the Ordinance was approved for First Reading with all voting aye, except Mayor Voepel and Council Member Ryan who were absent.

Also see Item 6(A)

4. **CITY COUNCIL ITEMS AND REPORTS:** None

5. **CONTINUED BUSINESS:** None

6. **NEW BUSINESS:**

- (A) **Introduce and set for Public Hearing an Ordinance amending Title 15 of the City of Santee Municipal Code, titled "Buildings and Construction," by repealing and replacing Chapters 15.02 "Administrative Code," 15.04 "Building Code," 15.08 "Electrical Code," 15.12 "Plumbing Code," 15.16 "Mechanical Code," 15.18 "Energy Code," and 15.20 "Fire Code," and adopting by reference the 1997 "Uniform Administrative Code," and the 2013 "California Building Standards Code," including the 2013 "California Building Code," the 2013 "California Residential Code," the 2013 "California Electrical Code," the 2013 "California Green Building Standards Code," the 2013 "California Plumbing Code," the 2013 "California Mechanical Code," the 2013 "California Energy Code," the 2013 "California Green Building Code," and the 2013 "Fire Code."**

Planning Director Kush presented the staff report. During discussion, City Attorney Hagerty and Aaron Goodman, Esgil Building Services Manager, answered Council's questions.

ACTION: On motion of Council Member Dale, seconded by Council Member McNelis, the Ordinance was approved for First Reading and the Public Hearing and Second Reading were set for December 11, 2013 with all voting aye, except Mayor Voepel and Council Member Ryan who were absent.

- (B) **Authorization for additional construction change orders for the Woodside Avenue/Magnolia Avenue Storm Drain Improvements, CIP 2012-21.**

Principal Civil Engineer Carl Schmitz presented the staff report utilizing a PowerPoint presentation and answered Council's questions.

ACTION: On motion of Council Member Dale, seconded by Council Member McNelis, an additional \$200,000 in contract change orders for the Woodside Avenue/Magnolia Avenue Storm Drain Improvements, CIP 2012-21, for construction improvements and removal of contaminated soils was authorized with all voting aye, except Mayor Voepel and Council Member Ryan who were absent.

7. **COMMUNICATION FROM THE PUBLIC:** None

8. **CITY MANAGER REPORTS:** None

9. **CDC SUCCESSOR AGENCY:**
(Note: Minutes appear as Item 1B)

10. **SANTEE PUBLIC FINANCING AUTHORITY:**
(Note: Minutes appear as Item 1B)

11. **CITY ATTORNEY REPORTS:** None

12. **CLOSED SESSION:** None

13. **ADJOURNMENT:**
There being no further business, the meeting was adjourned at 8:13 p.m.

Date Approved: December 11, 2013

/s/Patsy Bell
Patsy Bell, City Clerk and for
Authority Secretary Keith Till