

## **Minutes**

**Santee City Council  
CDC Successor Agency  
Santee Public Financing Authority**

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

**September 9, 2015  
7:00 p.m.**

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/Chair John W. Minto at 7:04 p.m.

Council Members present were: Vice Mayor/Vice Chair John W. Minto; Council/Authority Members Jack Dale, Ronn Hall, and Rob McNelis. Mayor/Chair Randy Voepel was absent.

Officers present were: Interim City Manager/Authority Secretary Paul Malone, Finance Director/Treasurer Tim McDermott, City/Authority Attorney Shawn Hagerty and City Clerk Patsy Bell.

(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: Vice Mayor John Minto**

**PLEDGE OF ALLEGIANCE: Mason Herron**

**PRESENTATION: PRESENTATION OF CHECK FROM SPORTSPLEX USA**

Council Member McNelis introduced Sportsplex USA President Bill Berghoff and General Manager Eddie Vandiver, who presented the City with a check for \$168,947.

**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 Payment of Demands as presented.
- (C) Adoption of a Resolution awarding the contract for Landscape Maintenance Services for Area 2 - Medians and Right-of-Ways to Benchmark Landscape Services Incorporated per Bid 15/16-20018 for an amount not to exceed \$143,952.44 for the remainder of FY 2015-16; authorizing the City Manager to approve three (3) additional 12-month options to renew along with the corresponding purchase orders and annual change orders up to ten percent (10%) of the then-current contract amount; and authorizing the Director of Community Services to execute a Notice of Completion and the City Clerk to file said Notice of Completion upon satisfactory completion of work for each contract term. (Reso. 078-2015)
- (D) Rejection of four claims by Loan Thi Minh Nyuyen, Kimberly Nang Chanthaphanh, K.J. Phounsy, and K.P. Phounsy per government Code Section 913.

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

## 2. PUBLIC HEARING:

- (A) Public Hearing for a General Plan Amendment (GPA2014-5) to change the land use designation of a 5.06-acre portion of a 13.21-acre property located at 10315 Mission Gorge Road from "Park/Open Space" to "General Commercial," a Zone Code Amendment to the Zone District Base Map (R2014-3) to change the Park/Open Space (P/OS) Zone to the General Commercial (GC) Zone with findings in accordance with Ordinance 175 (Sport Field Displacement); and approve the Mitigated Negative Declaration (AEIS2014-15) pursuant to the California Environmental Quality Act. Applicant: Santee School District. (Reso. 079-2015)

The Public Hearing opened at 7:10 p.m. Acting Director of Development Services Melanie Kush introduced the item and Principal Civil Engineer Michael Coyne presented the staff report utilizing a PowerPoint presentation and answered Council's questions.

**PUBLIC SPEAKERS:** Karl Christensen and Nicole Marotz from the Santee School District were available to answer questions.

**ACTION:** On motion of Council Member McNelis, seconded by Council Member Hall, the Public Hearing was closed at 7:27 p.m.; the Mitigated Negative Declaration was approved as complete and in compliance with the provisions of the California Environmental Quality Act; the Resolution approving the General Plan Amendment was adopted; and the Ordinance was introduced for First Reading with the Second Reading set for September 23, 2015, all voting aye, except Mayor Voepel who was absent.

**3. ORDINANCES:**

- (A) An Ordinance of the City Council of the City of Santee Amending Chapter 2.40 of the Santee Municipal Code Pertaining to Election Campaign Finance and Control.**

City Attorney Hagerty presented the staff report and answered Council's questions.

**PUBLIC SPEAKER:** John Olsen

**ACTION:** After discussion, on motion of Council Member Hall, seconded by Vice Mayor Minto, the Ordinance was approved for First Reading and Second Reading was set for September 23, 2015, with all voting aye, except Mayor Voepel who was absent.

**4. CITY COUNCIL ITEMS AND REPORTS:**

- (A) Appointment of Member to the Santee Park and Recreation Committee (SPARC).**

Vice Mayor Minto presented the report recommending the appointment of Mason Herron. Council Member McNelis requested that Council be given copies of all Board/Committee/Commission applications prior to recommendation for appointment.

**ACTION:** On a motion by Council Member Dale, seconded by Council Member Hall, Mason Herron was appointed to the Santee Park and Recreation Committee with all voting aye, except Mayor Voepel who was absent.

- (B) Discussion regarding Heartland Fire & Rescue JPA.**

Vice Mayor Minto presented the report. During discussion, different options and ideas were discussed such as participating with Heartland Fire and Rescue or Lakeside Fire, having staff research what other cities are doing, and setting up a Council Ad Hoc Committee to participate in the process. Council determined staff should go ahead and begin the preliminary research and Council would wait until a full Council was present to make any decisions.

5. **CONTINUED BUSINESS:** None

6. **NEW BUSINESS:**

**(A) Installation of all-way stop signs at the intersection of Second Street and Jeremy Street.**

Acting Director of Development Services Melanie Kush introduced the item and Principal Civil Engineer Minjie Mei presented the staff report and answered Council's questions.

**ACTION:** On a motion by Council Member Dale, seconded by Council Member McNelis, the installation of stop signs and associated pavement markings on the Second Street approach at the intersection of Jeremy Street were approved with all voting aye, except Mayor Voepel who was absent.

**(B) Installation of all-way stop signs at the intersection of Woodglen Vista Drive and Woodpark Drive.**

Principal Civil Engineer Minjie Mei presented the staff report.

**ACTION:** On a motion by Council Member Dale, seconded by Council Member McNelis, the installation of stop signs and associated pavement markings on the Woodglen Vista Drive approach at the intersection of Woodpark Drive was approved with all voting aye, except Mayor Voepel who was absent.

At Council Member Dale's suggestion, and with Council concurrence, staff was directed to look into changing the stop sign approval process to allow the Traffic Engineer to make the determination based on specific guidelines, and to bring back the proposed policy for Council review and approval.

**(C) Report on the Sky Ranch single-family residential community related to traffic enforcement, implementation of the fuel modification plan, and slope maintenance.**

Acting Director of Development Services Melanie Kush introduced the item and Principal Civil Engineer Scott Johnson presented the staff report utilizing a PowerPoint presentation.

**PUBLIC SPEAKER:** Michael Root, Sky Ranch resident, utilized a PowerPoint presentation to discuss his concerns.

Further discussion ensued regarding the Sky Ranch development project, which has not yet been accepted as complete by the City. Discussion included as to when the project's public improvements would be completed and accepted so that enforcement of traffic laws could be pursued. Staff indicated that once the improvements were complete, staff would return with an item to accept the improvements. Direction was given to staff to look at options to motivate the developer to complete the work. Acting Director of Development Services Kush confirmed that the slope maintenance and fuel modification zone maintenance is the Homeowners Association's responsibility. Staff was requested to attend the next Homeowners Association meeting to discuss the issue of the maintenance responsibilities.

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 8:16 p.m.

Date Approved: January 13, 2016

/s/ Patsy Bell  
Patsy Bell, City Clerk and for  
Interim Authority Secretary Paul Malone