

**Minutes
Santee City Council
Council Chamber – Building 2
10601 Magnolia Avenue
Santee, California
July 14, 2021**

This Regular Meeting of the Santee City Council was called to order by Mayor John W. Minto at 6:32 p.m.

ROLL CALL: Present: Mayor John W. Minto, Vice Mayor Rob McNelis and Council Members Ronn Hall, Laura Koval and Dustin Trotter – 5.

Officers present: City Manager Marlene Best, City Attorney Shawn Hagerty, and City Clerk Annette Ortiz

INVOCATION was given by Karen Dunn – The Church of Jesus Christ of Latter-day Saints

PLEDGE OF ALLEGIANCE was led by the Economic Development Manager, Pamela White

INTRODUCTION/WELCOME Grossmont Healthcare District New CEO – Christian Wallis

RECOGNITION World Mission Society Church of God – Forester Creek Cleanup

CONSENT CALENDAR:

- (1) **Approval of Reading by Title Only and Waiver of Reading in Full of Ordinances and Resolutions on the Agenda. (City Clerk – Ortiz)**
- (2) **Approval of Meeting Minutes of the Santee City Council for the June 23, 2021, Regular Meeting. (City Clerk – Ortiz)**
- (3) **Approval of Payment of Demands as Presented. (Finance – McDermott)**
- (4) **Approval of the Expenditure of \$71,501.73 for June 2021 Legal Services and Reimbursable Costs. (Finance – McDermott)**
- (5) **Adoption of a Resolution Levying Special Taxes to be Collected During Fiscal Year 2021-22 to Pay the Annual Cost of Municipal Maintenance Services within Community Facilities District No. 2015-1 (Municipal Maintenance Services) of the City of Santee. (Finance – McDermott) (Reso 055-2021)**

- (6) **Adoption of a Resolution Levying Special Taxes to be Collected During Fiscal Year 2021-22 to Pay Costs Related to the Authorized Public Improvements within Community Facilities District No. 2017-1 (Weston Infrastructure) of the City of Santee. (Finance – McDermott) (Reso 056-2021)**
- (7) **Adoption of a Resolution Levying Special Taxes to be Collected During Fiscal Year 2021-22 to Pay the Annual Cost of Municipal Services within Community Facilities District No. 2017-2 (Weston Municipal Services) of the City of Santee. (Finance – McDermott) (Reso 057-2021)**
- (8) **Adoption of a Resolution Levying Charges for Fire Suppression Service (“Fire Benefit Fee”) for Fiscal Year 2021-22. (Finance – McDermott) (Reso 058-2021)**
- (9) **Adoption of a Resolution Accepting the Public Improvements for the Sharp Medical Office Building Project (IP2018-04) as Complete. Location: 8701 Cuyamaca Street. (Development Services – Kush) (Reso 059-2021)**

ACTION: Vice Mayor McNelis moved approval of the Consent Calendar.

Council Member Hall seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

NON-AGENDA PUBLIC COMMENT (15 minutes):

- (A) Tyler James, spoke in opposition to cannabis and spoke about the dangers of driving under the influence.
- (B) Kelly McCormick, spoke in opposition to cannabis and spoke about the increase in violence.
- (C) Kathleen Lippitt, spoke in opposition to cannabis and questions the benefits of it.
- (D) Becky Rapp, spoke in opposition to cannabis and expressed concern regarding the surge in violent crimes.
- (E) Michael Ranson, commended the City for 4th of July events; made inquiries regarding Santee Park and Recreation Committee (SPARC).

PUBLIC HEARING:

- (10) **Public Hearing and Resolution Adopting the Sixth Cycle Housing Element (General Plan Amendment No. 2019-2) and Negative Declaration Under the California Environmental Quality Act (AEIS2019-6). (Development Services – Kush) (Reso 060-2021)**

The Public Hearing was opened at 7:06 p.m. The Director of Development Services introduced the Item and Veronica Tam, Veronica Tam and Associates, provided a PowerPoint presentation and responded to Council questions.

PUBLIC SPEAKER:

- Lynda Marrokal
- Jeff O’Conner, HomeFed Corp.

Mayor Minto urged staff to find an urgency ordinance that will assist the City to streamline the project and will help move this process forward.

Vice Mayor McNelis concurred with Mayor Minto.

ACTION: Vice Mayor McNelis moved approval of staff recommendation, with the addition of bringing forward an urgency ordinance that would allow the City to streamline the project.

Council Member Koval seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

The Public Hearing was closed at 8:04 p.m.

- (11) **Public Hearing for the FY 2021-22 Santee Landscape Maintenance District Annual Levy of Assessments. (Finance – McDermott) (Reso 061-2021)**

The Public Hearing was opened at 8:04 p.m. The Finance Director introduced the Item.

ACTION: Vice Mayor McNelis moved approval of staff recommendation.

Council Member Trotter seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

The Public Hearing was closed at 8:04 p.m.

- (12) **Public Hearing for the FY 2021-22 Town Center Landscape**

Maintenance District Annual Levy of Assessments. (Finance – McDermott) (Reso 062-2021)

The Public Hearing was opened at 8:05 p.m. The Finance Director introduced the Item.

ACTION: Vice Mayor McNelis moved approval of staff recommendation.

Council Member Koval seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

The Public Hearing was closed at 8:06 p.m.

(13) Public Hearing for the FY 2021-22 Santee Roadway Lighting District Annual Levy of Assessments. (Finance – McDermott) (Reso 063-2021)

The Public Hearing was opened at 8:06 p.m. The Finance Director introduced the Item.

ACTION: Vice Mayor McNelis moved approval of staff recommendation.

Council Member Hall seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

The Public Hearing was closed at 8:06 p.m.

NEW BUSINESS:

(14) Receive Report on the City of Santee Local Roadway Safety Plan, Accept Said Plan, and Approve a Determination that the Plan is Exempt from Environmental Review Under the California Environmental Quality Act. (Development Services – Kush)

Council Member Koval registered an abstention.

The Director of Development Services introduced the Item and the Principal Traffic Engineer provided a PowerPoint presentation.

ACTION: Vice Mayor McNelis moved approval of staff recommendation.

Council Member Trotter seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; and Trotter: Aye. Ayes: 4. Noes: 0. Abstain: 1 – Council Member Koval.

Council Member Koval rejoined the meeting.

(15) American Rescue Plan Act Funding. (Finance – McDermott)

The Finance Director introduced the Item provided a PowerPoint presentation and responded to Council questions.

ACTION: Direction was given to staff.

(16) Resolution Authorizing the Execution of a First Amendment to the Professional Services Agreement with RECON Environmental, Inc. for Environmental Consulting Services Related to the Rezoning of Properties in Accordance with the Housing Element. (Development Services – Kush) (Reso 064-2021)

The Director of Development Services introduced the Item.

ACTION: Council Member Hall moved approval of staff recommendation.

Vice Mayor McNelis seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

(17) Resolution Authorizing the City Manager to Execute a First Amendment to the Professional Services Agreement with Harris & Associates for the Safety and Environmental Justice Element. (Development Services – Kush) (Reso 065-2021)

The Director of Development Services introduced the Item.

ACTION: Vice Mayor McNelis moved approval of staff recommendation.

Council Member Koval seconded the motion, which carried by the following vote: Mayor Minto: Aye; Vice Mayor McNelis: Aye; and Council Members Hall: Aye; Koval: Aye; and Trotter: Aye. Ayes: 5. Noes: 0.

NON-AGENDA PUBLIC COMMENT: (Continued)

(A) Michael Ranson, spoke regarding Accessory Dwelling Units (ADUs).

CITY COUNCIL REPORTS:

Vice Mayor Koval reported on attending the SANDAG Borders Committee meeting and expressed concerns with the model of the SANDAG organization.

Council Member Trotter mentioned attending the River Conservancy meeting; he reported that he was able to obtain a \$500,000 grant to the City, from the state, that will go directly to the River Bottom Safety Plan; he also commended Public Services Division

for their hard work.

Vice Mayor McNelis reported that Town Center Community Park East grass needs attention; he also mentioned that the trails around the City have been neglected, suggested a uniformed presence to deter some of the crime.

Mayor Minto reported on his attendance at the SANDAG meeting and concurred with Council Member Koval; he mentioned the League of California Cities Board of Directors meeting would be in San Diego.

CITY MANAGER REPORTS:

The City Manager mentioned the summer concerts in the City.

CITY ATTORNEY REPORTS:

None.

CLOSED SESSION:

Council Members recessed at 9:20 p.m. and convened in Closed Session at 9:20 p.m.

(18) Conference with Legal Counsel – Existing Litigation

(Gov. Code §54956.9(d)(1))

Name of case: Santee Trolley Square 991, LP v. City of Santee et al.

Case Number: San Diego Superior Court Case No. 37-2020-00007895-CU-WM-CTL

(19) Conference with Real Property Negotiators

(Gov. Code §54956.8)

Property: Parcel 4 of Parcel Map 18857 located in Trolley Square

City Negotiator: City Manager

Negotiating Parties: Excel Hotel Group and Santee Trolley Square 991, LP

Under Negotiation: Price and terms of payment

Council Members reconvened in Open Session at 9:33 p.m. with all members present. Mayor Minto reported that for Items 18 and 19, a report was received and direction was given to staff.

ADJOURNMENT:

There being no further business, the meeting was adjourned at 9:33 p.m.

Date Approved: August 25, 2021



Annette Ortiz, CMC, City Clerk