

**Minutes  
Santee City Council  
Council Chamber – Building 2  
10601 Magnolia Avenue  
Santee, California  
March 11, 2020**

This Regular Meeting of the Santee City Council was called to order by Mayor John W. Minto at 6:31 p.m.

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

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

**INVOCATION** was given by Marshall Masser – Lakeside Christian Church.

**PLEDGE OF ALLEGIANCE** was led by Vice Mayor Laura Koval.

**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 February 12 and 26, 2020, Regular Meetings. (City Clerk – Ortiz)
- (3) Approval of Payment of Demands as presented. (Finance – McDermott)
- (4) Adoption of a Resolution approving the City of Santee Investment Policy and delegating authority to the City Treasurer. (Finance – McDermott) (Reso 014-2020)
- (5) Adoption of a Resolution accepting the Electric Vehicle Charging Station at the Mast Park (CIP 2020-36) Project as complete. (Development Services – Kush) (Reso 015-2020)
- (6) Adoption of a Resolution authorizing submission of the Annual Housing Element Progress Report for Calendar Year 2019 to the State of California Office of Planning and Research and the State of California Department of Housing and Community Development. (Development Services – Kush) (Reso 016-2020)

**ACTION:** Council Member Houlahan moved approval of the Consent Calendar.

Vice Mayor Koval seconded the motion, which carried by the following vote: Ayes: Mayor Minto, Vice Mayor Koval, and Council Members Hall, Houlahan and McNelis – 5.

**NON-AGENDA PUBLIC COMMENT: (15 minutes)**

- (A) Sharon Guerrero provided a handout and made brief comments regarding an alleged conflict of interest with the Carlton Oaks Golf Course development and Council Members; expressed concerns with the impact the development will have on traffic.

**PUBLIC HEARING:**

- (7) **Public Hearing for the vacating of excess right-of-way along Mission Gorge Road (VAC 2019-01) Location: 8801 Mission Gorge Road. (Development Services – Kush) (Reso 017-2020)**

The Public Hearing was opened at 6:39 p.m. The Development Services Director introduced the Item and the Principal Civil Engineer presented the staff report.

**ACTION:** Council Member McNelis moved approval of staff's recommendation.

Council Member Hall seconded the motion, which carried by the following vote: Ayes: Mayor Minto, Vice Mayor Koval, and Council Members Hall, Houlahan and McNelis – 5.

The Public Hearing closed at 6:41 p.m.

- (8) **Public Hearing to review the Draft Program Years (PY) 2020-2024 Consolidated Plan and Program Year 2020 Annual Action Plan. (Development Services – Kush)**

The Public Hearing was opened at 6:41 p.m. The Development Services Director introduced the Item and the Senior Management Analyst presented the staff report.

**PUBLIC SPEAKERS:**

- Michele Perchez

**ACTION:** Council Member McNelis moved approval of staff's recommendation.

Vice Mayor Koval seconded the motion, which carried by the following vote: Ayes: Mayor Minto, Vice Mayor Koval, and Council Members Hall, Houlahan and McNelis – 5.

The Public Hearing closed at 6:47 p.m.

**NEW BUSINESS:****(9) Housing Element Update Workshop I – consideration of potential sites for the Sixth Cycle Housing Element Residential Sites Inventory. (Development Services – Kush)**

The Development Services Director introduced the Item and the Associate Planner presented the staff report and responded to Council questions.

Vice Mayor Koval recused herself from Site No. 16, APN 38307104 and left the dais at 7:07 p.m.

Council Member Houlahan stated he does not support including Site No. 16 in the inventory.

Council Member Hall expressed concerns with the floodplain.

Council Member McNelis clarified that the floodplain would need to be corrected if the property were developed; stated he is in support of including Site No. 16 if the engineering will be done properly.

Mayor Minto stated that there will be no decision made on Site No. 16 at this time.

Vice Mayor Koval returned to the dais at 7:15 p.m.

Council concurred with staff's recommendation to remove Site 25 from the inventory.

The City Attorney clarified there is no action being taken tonight, only a report on the inventory that could be considered at a later date.

**PUBLIC SPEAKERS:**

- Araceli Arreola spoke regarding Site No. 12, APN 38169028
- Jim Moxhan, spoke regarding Site No. 25, APN 38706111
- Lia Marino, spoke regarding Site No. 26, APN 38416204
- David Santisteven, spoke regarding Site No. 31, APN 38630031
- Michele Perchez
- Patti LaBouff
- John Hossick

Council Member Houlahan made brief comments regarding each of the sites; stated he would like a list of which properties are zoned light industrial or general commercial to assess which properties are being rezoned to residential.

Council Member McNelis made brief comments regarding each of the sites.

Vice Mayor Koval made brief comments regarding each of the sites and addressed some of the concerns from constituents; requested information from staff regarding what the different zones mean; she would like some senior veteran housing.

Council Member Hall made brief comments regarding each of the sites.

Mayor Minto made brief comments regarding each of the sites; he requested clarification regarding how the City would comply with Smart Growth and how the City is being sensitive to the environment.

**(10) City Manager update on the City's preparation and planning for novel coronavirus (COVID-19) and use of General Fund supplemental reserve funding. (City Manager – Best)**

The City Manager provided a presentation and responded to Council questions.

Council Member Houlahan thanked staff for their hard work; he stressed the seriousness of COVID-19 and provided brief instructions on proper handwashing techniques; he implored staff to stay home if they feel ill.

Vice Mayor Koval also provided a brief demonstration on the proper handwashing techniques.

Mayor Minto stated that public health is the City's main concern; he inquired whether the City has allocated sufficient additional funds in the event of an emergency.

**ACTION:** Council Member Hall moved approval of staff's recommendation.

Council Member Houlahan seconded the motion, which carried by the following vote: Ayes: Mayor Minto, Vice Mayor Koval, and Council Members Hall, Houlahan and McNelis – 5.

**(11) Continued discussion of General Fund supplemental reserve funding specific to pavement repair recommendations. (Development Services – Kush)**

The Development Services Director introduced the Item and the Principal Civil Engineer presented the staff report and responded to Council questions.

Vice Mayor Koval referenced an article titled, "Saving America's Cities", regarding Community Gateways; she requested staff research how Community Gateways can attract business development into the City; she proposed that staff allocates \$50,000.00 from the Community Choice Aggregation (CCA) funds for the City's Community Gateways.

Council Member Hall stated that all of the Road Maintenance Rehabilitation Program

(SB1) funds should go to repairing the City's main roads; he requested staff bring forward more research regarding the Community Gateways.

Council Member Houlahan urged staff to consider a public-private partnership with Sharp Rees Stealy to help improve the infrastructure surrounding the new Sharp Rees Stealy Medical Center in Santee; he is in favor of improving the Community Gateways and suggested that staff consider commencing with the gateway on Cuyamaca.

In response to Vice Mayor Koval's request, Council Member McNelis stated the areas referenced are privately owned businesses, which the City cannot give money to.

Mayor Minto requested that property owners be reminded to comply with the City's maintenance Ordinances; he is in favor of a monument for the gateways and requested staff identify a cost and funding resources.

The City Manager stated that the Assistant to the City Manager has been collaborating with the County of San Diego relative to a CCA; she stated staff will bring back ideas on improving the Community Gateways.

Vice Mayor Koval suggested collaborative marketing between the City, Padre Dam Municipal Water District and the Santee Chamber of Commerce for the City's 40<sup>th</sup> birthday and other events.

**ACTION:** Council Member Houlahan moved approval of staff's recommendation.

Council Member Hall seconded the motion, which carried by the following vote: Ayes: Mayor Minto, Vice Mayor Koval, and Council Members Hall, Houlahan and McNelis – 5.

**(12) Introduction of an Ordinance amending Santee Municipal Code Section 1.01.050 to include the City Logo and add a penalty for unlawful use. (City Manager – Best)**

The City Manager introduced the Item and the Assistant to the City Manager presented the staff report and responded to Council questions.

Council concurred that registering the trademark with the state would be the best route.

**ACTION:** Council Member Hall moved approval of staff's recommendation.

Council Member McNelis seconded the motion, which carried by the following vote: Ayes: Mayor Minto, Vice Mayor Koval, and Council Members Hall, Houlahan and McNelis – 5.

**NON-AGENDA PUBLIC COMMENT: (Continued)**

- (A) Sharon Guerrero spoke about her opposition regarding new housing developments.

- (B) Vicki Call spoke about the Santee Public Library and inquired whether there are plans to build a new one.

**CITY COUNCIL REPORTS:**

Mayor Minto reported that San Diego Association of Government (SANDAG) retreat was cancelled due to COVID-19.

Council Member Hall reported that a conference he was due to attend was cancelled due to COVID-19.

**CITY MANAGER REPORTS:**

The City Manager reported on the opening of the new East County Assessor/Recorder/County Clerk's Office; she encouraged everyone to attend the State of the City Address to take place at the Regular City Council Meeting, on March 25, 2020; she announced that the San Diego County Sherriff's Department's, Captain Brislin, will be leaving the City and thanked him for his service.

**CITY ATTORNEY REPORTS:**

**ADJOURNMENT:**

There being no further business, the meeting was adjourned at 9:21 p.m.

Prepared by:

  
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Rosi Acosta, Administrative Secretary

Date Approved:

  
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Annette Ortiz, CMC, City Clerk