



MINUTES

Regular Meeting of the San Marcos City Council

TUESDAY, APRIL 28, 2026

City Council Chambers

1 Civic Center Drive, San Marcos, CA 92069

Regular City Council Meeting

Special City of San Marcos as Successor Agency to the San Marcos Redevelopment Agency Meeting

Special City of San Marcos as Successor Housing Agency to the San Marcos Redevelopment Agency Meeting

Regular Fire Protection District Meeting

Special San Marcos Public Financing Authority Meeting

Regular San Marcos Public Facilities Authority Meeting

CALL TO ORDER: Mayor Jones called the City Council meeting to order at 6:01 PM.

PLEDGE OF ALLEGIANCE: Led by Mayor Jones.

INVOCATION: Led by Mayor Jones.

ROLL CALL:

PRESENT: COUNCILMEMBERS: JONES, LEBLANG, MUSGROVE, NUÑEZ, SANNELLA
ABSENT: COUNCILMEMBERS: NONE

ALSO PRESENT: City Manager Bender, City Attorney Peak, and City Clerk Scollick.

PROCLAMATIONS AND PRESENTATIONS

A. Autism Acceptance Month Proclamation presented to Teresa Contreras, Executive Director of Autism Society San Diego.

B. Fair Housing Month Proclamation presented to Legal Aid Society San Diego representatives Gilberto Vera and Samantha Mills.

CONSENT CALENDAR

MOVED TO APPROVE CONSENT CALENDAR BY COUNCILMEMBER MUSGROVE, SECONDED BY DEPUTY MAYOR SANNELLA, EXCEPT FOR ITEM #8 WHICH WAS REMOVED FOR FURTHER DISCUSSION.

AYES: COUNCILMEMBERS: JONES, LEBLANG, MUSGROVE, NUÑEZ, SANNELLA



NOES: COUNCILMEMBERS: NONE
ABSENT: COUNCILMEMBERS: NONE

1. **WAIVER OF TEXT.** This item is to waive the reading of the text of all ordinances and resolutions introduced and adopted at this meeting. Ordinances and resolutions shall be introduced or adopted by title.
2. **APPROVAL OF MINUTES.** Approved the minutes of the City Council regular and special meeting on April 14, 2026.
3. **APPROVAL OF WARRANTS.** Approved City Council, Successor Agency, and Fire Protection District warrants dated April 2026.
4. **RESOLUTION NO. 2026-9571 - ADOPTING POSITIONS ON LEGISLATION UNDER CONSIDERATION PURSUANT TO THE LEGISLATIVE PLATFORM.** Adopted a resolution taking a position on pending legislation in the California State Legislature that may have local impacts.
5. **RESOLUTION NO. 2026-9572 - EXPENDITURE OF FUNDS PURSUANT TO COMPENSATION AND REIMBURSEMENT POLICY, EVENT TICKET APPROVAL.** Adopted a resolution approving the expenditure of funds for attendance at events which are in furtherance of a public purpose.
6. **DECLARE VACANCIES ON VARIOUS BOARDS, COMMITTEES AND COMMISSIONS.** Approved the declaration of upcoming vacancies; authorize advertising to accept applications from Wednesday, April 29, 2026, to Friday, June 12, 2026, at 5:00 p.m.; and conduct appointment process at the City Council meeting on Tuesday, June 23, 2026, to the referenced Board, Committee, and Commission vacancies.
7. **RESOLUTION NO. 2026-9573 - AWARDING A CONTRACT TO TRANE U.S. INC. FOR HVAC EQUIPMENT PROCUREMENT FOR THE SHARED CORKY SMITH GYM AND BOYS & GIRLS CLUB HVAC SYSTEM AND APPROVING A FUND TRANSFER FROM THE CITY INFRASTRUCTURE REPLACEMENT/REHABILITATION FUND (604) TO THE FACILITIES REPLACEMENT/REHABILITATION FUND (603).** Adopted a resolution awarding a contract to Trane U.S. Inc., utilizing the OMNIA Partners Cooperative Contract No. 3341 (OMNIA Racine #3341), for the procurement of HVAC equipment for the Corky Smith Gym HVAC Upgrades Project, which serves both Corky Smith Gym and the Boys & Girls Club, in an amount not to exceed \$1,275,000, and authorize the City Manager to negotiate, finalize, and execute the contract and any related documents. Approved a transfer of up to \$275,000 from the City Infrastructure Replacement/Rehabilitation Fund (604) to the Facilities Replacement/Rehabilitation Fund (603).
8. **RESOLUTION NO. 2026-9575 - AWARDING A CONTRACT FOR ARCHITECTURAL ASSISTED SERVICES AND DELEGATING AUTHORITY TO THE CITY MANAGER TO NEGOTIATE, FINALIZE, AND EXECUTE THE CONTRACT WITH SAFDIE RABINES ARCHITECTS.** Adopt a resolution awarding a contract for City Hall Architectural Assisted Services and delegating authority to the City Manager to Negotiate, Finalize, and Execute the Contract with Safdie Rabines Architects. **REMOVED FROM CONSENT**
9. **RESOLUTION NO. 2026-9576 - AWARDING A CONTRACT FOR THE POOL MAINTENANCE AND REPAIR SERVICES TO KNORR SYSTEMS, INC.** Adopted a resolution awarding a contract for Pool Maintenance



and Repair Services to Knorr Systems, Inc. and delegating authority to the City Manager to negotiate, finalize all related documents.

10. **RESOLUTION NO. 2026-9574- APPROVAL OF AN EXCLUSIVE NEGOTIATING AGREEMENT FOR AFFORDABLE HOUSING DEVELOPMENT.** Approved an Exclusive Negotiating Agreement (ENA) with Affirmed Housing Group, Inc for the development of affordable housing on City-owned sites identified as APNs 219-270-67 and 221-051-38 in the San Marcos Creek District Specific Plan area; and AUTHORIZE the City Manager or designee to execute all necessary documents.
11. **RESOLUTION NO. 2026-9577 - AUTHORIZING AMENDMENT TO THE ON-CALL CONTRACT 7770 VILLA CIVIL, APC, FOR ENGINEERING SUPPORT SERVICES FOR DEVELOPMENT SERVICES.** Adopted a resolution approving Amendment No. 1 to Agreement No. 7770 with Villa Civil, APC, to increase the not-to-exceed contract amount by \$250,000, resulting in a revised total contract value of \$399,400 for continued on-call engineering support services for Development Services.
12. **RESOLUTION NO. 2026-9578 - ACCEPTANCE OF SANDAG SMART GROWTH INCENTIVE PROGRAM GRANT FUNDS, APPROVAL OF AMENDMENTS TO THE FISCAL YEAR 2025-26 CAPITAL IMPROVEMENT PROGRAM BUDGET, APPROPRIATION OF PROJECT FUNDS, AND AUTHORIZATION FOR THE CITY MANAGER TO EXECUTE GRANT AGREEMENTS AND RELATED DOCUMENTS.** Adopted a resolution for the following actions:
 1. Accept SANDAG Smart Growth Incentive Program (SGIP) grant funds
 2. Amend the Fiscal Year 2025-26 Capital Improvement Program budget to add three new capital improvement program projects
 3. Appropriate project funds
 4. Authorize the City Manager to execute the SANDAG SGIP grant agreements and related documents

ITEMS REMOVED FROM CONSENT CALENDAR

8. **RESOLUTION NO. 2026-9575 - AWARDING A CONTRACT FOR ARCHITECTURAL ASSISTED SERVICES AND DELEGATING AUTHORITY TO THE CITY MANAGER TO NEGOTIATE, FINALIZE, AND EXECUTE THE CONTRACT WITH SAFDIE RABINES ARCHITECTS.** Adopt a resolution awarding a contract for City Hall Architectural Assisted Services and delegating authority to the City Manager to Negotiate, Finalize, and Execute the Contract with Safdie Rabines Architects.

PUBLIC COMMENTS INCLUDED: None

COUNCILMEMBER DISCUSSION INCLUDED: Mayor Jones recused herself from voting on this item due to a conflict of interest.

MOVED TO APPROVE BY COUNCILMEMBER MUSGROVE, SECONDED BY COUNCILMEMBER NUÑEZ.

AYES: COUNCILMEMBERS: LEBLANG, MUSGROVE, NUÑEZ, SANNELLA
NOES: COUNCILMEMBERS: NONE
ABSTAIN: COUNCILMEMBERS: JONES

ORAL COMMUNICATIONS



There were no public comments.

PUBLIC HEARINGS

- 13. RESOLUTION NOS. 2026-9579 & 2026-9580 - ADOPTION OF PROGRAM YEAR 2026-2027 CDBG ANNUAL ACTION PLAN AND SUBSTANTIAL AMENDMENTS TO 2023-2024 AND 2025-2026 ANNUAL ACTION PLANS.** Adopt a resolution approving the City's PY 2026-2027 Annual Action Plan, authorizing submittal to the U.S. Department of Housing and Urban Development (HUD), and authorizing the City Manager to finalize and execute all related implementation documents. Adopt a resolution approving Substantial Amendments to the PY 2023-2024 and PY 2025-2026 Annual Action Plans, authorizing submittal to HUD, and authorizing the City Manager to finalize and execute all related implementation documents.

Quinton Hufford, Housing and Neighborhood Services Senior Management Analyst, and **Sylvia Daniels**, Housing and Neighborhood Services Director, provided the staff presentation.

PUBLIC COMMENTS: None.

COUNCILMEMBER DISCUSSION INCLUDED: clarifications of the qualifications for the program, program year activities and projects at the senior center and Bradley Park, effort to support a wide variety of services and demographics, and availability of funds starting in the new fiscal year.

MOTION TO CLOSE THE PUBLIC HEARING BY MAYOR JONES, SECONDED BY DEPUTY MAYOR SANNELLA.

AYES: COUNCILMEMBERS: MUSGROVE, LEBLANG, SANNELLA, JONES, NUÑEZ
NOES: COUNCILMEMBERS: NONE
ABSENT: COUNCILMEMBERS: NONE

MOTION TO ADOPT RECOMMENDED ACTION BY DEPUTY MAYOR SANNELLA, SECONDED BY COUNCILMEMBER MUSGROVE.

AYES: COUNCILMEMBERS: MUSGROVE, LEBLANG, SANNELLA, JONES, NUÑEZ
NOES: COUNCILMEMBERS: NONE
ABSENT: COUNCILMEMBERS: NONE

- 14. ORDINANCE NO. 2026-1578 AND RESOLUTION NOS. 2026-9581 & 2026-9582 - PUBLIC HEARING AND SPECIAL ELECTION TO ANNEX TERRITORY AS ANNEXATION NO. 161 AND DESIGNATE IMPROVEMENT AREA NO. F-59 OF COMMUNITY FACILITIES DISTRICT NO. 98-02 (LIGHTING, LANDSCAPING, OPEN SPACE, AND PRESERVE MAINTENANCE), CITY OF SAN MARCOS, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND TAKING OTHER ACTIONS RELATED THERETO.** 1. Conduct the public hearing;
2. Adopt a resolution of the City Council of the City of San Marcos, California acting as the legislative body of Community Facilities District No. 98-02 (Lighting, Landscaping, Open Space, and Preserve Maintenance), City of San Marcos, County of San Diego, State of California authorizing annexation of



territory to such community facilities and designation of Improvement Area No. F-59 thereto, and calling a special election and submitting to the voters of Improvement Area No. F-59 propositions regarding the annual levy of special taxes within the improvement area to pay the costs of certain public services and establishing an appropriations limit therefor;

3. Conduct a special election;

4. Adopt a resolution of the City Council of the City of San Marcos, California declaring the results of the consolidated special elections within Improvement Area No. F-59 of Community Facilities District No. 98-02 (Lighting, Landscaping, Open Space, and Preserve Maintenance), City of San Marcos, County of San Diego, State of California; and

5. Conduct first reading by title only an ordinance of the City Council of the City of San Marcos, California, acting as the legislative body of Improvement Area No. F-59 of Community Facilities District No. 98-02 (Lighting, Landscaping, Open Space, and Preserve Maintenance), City of San Marcos, County of San Diego, State of California, authorizing the levy of special taxes in such community facilities district.

Isaac Etchamendy- Development Services Director, **Song LeBaron** – Senior Management Analyst, and **Richard Wall** – Special Counsel, provided the staff presentation.

PUBLIC COMMENTS INCLUDED: None

COUNCILMEMBER DISCUSSION INCLUDED: None

The city clerk conducted the special election with the following results for Community Facilities District No. 98-02 (Lighting, Landscaping, Open Space, and Preserve Maintenance) Improvement Area No. F-59:

| AREA PROPOSED TO BE ANNEXED (APN) | TOTAL VOTES | TOTAL VOTES CAST | VOTES IN FAVOR | VOTES AGAINST | MEASURE PASSED OR FAILED |
|--|-------------|------------------|----------------|---------------|--------------------------|
| 219-152-(70,76, 77, 79)-00 | 5 | 5 | 5 | 0 | PASSED |
| 219-200-57-00 and 219-200-58-0010 | 10 | 10 | 10 | 0 | PASSED |
| 219-200-47-00 | 3 | 3 | 3 | 0 | PASSED |

MOTION TO CLOSE THE PUBLIC HEARING BY DEPUTY MAYOR SANNELLA, SECONDED BY COUNCILMEMBER NUÑEZ.

AYES: COUNCILMEMBERS: MUSGROVE, LEBLANG, SANNELLA, JONES, NUÑEZ
NOES: COUNCILMEMBERS: NONE
ABSENT: COUNCILMEMBERS: NONE

MOTION TO ADOPT RECOMMENDED ACTION BY COUNCILMEMBER LEBLANG, SECONDED BY COUNCILMEMBER MUSGROVE.

AYES: COUNCILMEMBERS: MUSGROVE, LEBLANG, SANNELLA, JONES, NUÑEZ
NOES: COUNCILMEMBERS: NONE



ABSENT: COUNCILMEMBERS: NONE

- 15. RESOLUTION NO. 2026-9583 - PUBLIC HEARING AND CONSIDER ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN MARCOS, CALIFORNIA, ACTING AS THE LEGISLATIVE BODY OF IMPROVEMENT AREA NO. F-59 OF COMMUNITY FACILITIES DISTRICT NO. 98-02 (LIGHTING, LANDSCAPING, OPEN SPACE, AND PRESERVE MAINTENANCE), CITY OF SAN MARCOS, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AUTHORIZING THE ANNEXATION OF TERRITORY IN THE FUTURE TO SUCH COMMUNITY FACILITIES DISTRICT AND TAKING OTHER ACTIONS RELATED THERETO. 1. Conduct the public hearing. 2. Adopt a resolution for Improvement Area No. F-59 of Community Facilities District No. 98-02 (Lighting, Landscaping, Open Space, and Preserve Maintenance), in the City of San Marcos, County of San Diego, State of California, Authorizing the annexation of territory in the future to such Community Facilities District and taking other actions related thereto.**

Isaac Etchamendy- Development Services Director, **Song LeBaron** – Senior Management Analyst, and **Richard Wall** – Special Counsel, provided the staff presentation.

PUBLIC COMMENTS INCLUDED: None

COUNCILMEMBER DISCUSSION INCLUDED: None

MOTION TO CLOSE THE PUBLIC HEARING BY DEPUTY MAYOR SANNELLA, SECONDED BY COUNCILMEMBER LEBLANG.

AYES: COUNCILMEMBERS: MUSGROVE, LEBLANG, SANNELLA, JONES, NUÑEZ
NOES: COUNCILMEMBERS: NONE
ABSENT: COUNCILMEMBERS: NONE

MOTION TO ADOPT RECOMMENDED ACTION BY COUNCILMEMBER MUSGROVE, SECONDED BY COUNCILMEMBER LEBLANG.

AYES: COUNCILMEMBERS: MUSGROVE, LEBLANG, SANNELLA, JONES, NUÑEZ
NOES: COUNCILMEMBERS: NONE
ABSENT: COUNCILMEMBERS: NONE

ORAL COMMUNICATIONS

Alondra Alvarez, Universidad Popular, provided updates on Universidad Popular activities in the community.

Flower Alvarez, Universidad Popular, spoke on the upcoming events at Universidad Popular.

REPORTS (Including AB 1234 Reporting Requirements)



16. **SAN DIEGO ASSOCIATION OF GOVERNMENTS REPORT** – MAYOR JONES. Report given. No action taken.
17. **LEAGUE OF CALIFORNIA CITIES REPORT** – COUNCILMEMBER MUSGROVE. Report given. No action taken.
18. **NORTH COUNTY TRANSIT DISTRICT REPORT** – DEPUTY MAYOR SANNELLA. Report given. No action taken.
19. **NORTH COUNTY DISPATCH JOINT POWERS AUTHORITY REPORT** – COUNCILMEMBER LEBLANG. No report given.
20. **CLEAN ENERGY ALLIANCE REPORT** – COUNCILMEMBER NUÑEZ. No report given.
21. **CITY COUNCIL BUSINESS VISITS** – COUNCILMEMBER LEBLANG and COUNCILMEMBER NUÑEZ visited Unreal Designs. Report given. No action taken.

COUNCIL COMMENTARY

Mayor Jones announced the San Marcos Forward Chamber and Bags and Brews events along with budget saving highlights discussed during a budget workshop.

ADJOURNMENT

MAYOR JONES adjourned the meeting at 7:00 p.m.

REBECCA D. JONES, MAYOR
CITY OF SAN MARCOS

ATTEST:

PHILLIP SCOLLICK, CITY CLERK
CITY OF SAN MARCOS