



City of Lemon Grove City Council Regular Meeting Agenda

Tuesday, October 6, 2026 at 6:00 p.m.

Lemon Grove Library – Community Room
3001 School Lane, Lemon Grove, CA 91945

City Council

Alysson Snow, Mayor
Jessyka Heredia, Mayor Pro-Tem
Jennifer Mendoza, Councilmember
Yadira Altamirano, Councilmember
Seth Smith, Councilmember

A complete agenda packet is available for review on the [City's website](#).

TELEPHONIC / REMOTE MEETING NOTICE (Gov. Code §54953; SB 707)

This meeting will be conducted in person and via telephonic and electronic (Zoom) means only. The public may remotely participate in the meeting to make public comment by computer, by phone or by smart device.

Please log on or call in as early as possible to address any technical issues that may occur and ensure you do not miss the time to speak on the desired item.

To join via Zoom teleconferencing means, please click the link below. Your device must have audio capability to participate.

<https://us02web.zoom.us/j/84384188312?pwd=TtNzPxTEqZvbQKJH0Zsbls8UXkSEGz.1>

Webinar ID: 843 8418 8312 | Passcode: 76587 | To Participate by Phone: +1 929 205 6099

The City Council also sits as the Lemon Grove Housing Authority, Lemon Grove Sanitation District Board, Lemon Grove Roadway Lighting District Board, and Lemon Grove Successor Agency.

Call to Order / Roll Call

Pledge of Allegiance

Changes to the Agenda

Presentations

- Fire Prevention Week
- Certificates of Recognition: Lemon Grove School District Student Artists (Mount Vernon Elementary)

Public Comment

Written public comments submitted electronically to the City Clerk at jpablo@lemongrove.ca.gov will not be read aloud during the meeting. However, they will be provided to the City Council and retained as part of the official meeting record. Pursuant to Lemon Grove Municipal Code Section 2.14.150, speakers providing live public comment are allotted up to three (3) minutes, unless otherwise directed by the Mayor.

Consent Calendar

(Note: The items listed on the Consent Calendar will be enacted in one motion unless removed from the Consent Calendar by Council, staff, or the public.)

- 1.A Waive the Full Text Reading of All Ordinances on the Agenda
Reference: Kristen Steinke, City Attorney
Recommendation: Waive the full text reading of all ordinances included in this agenda. Ordinances shall be introduced and adopted by title only.
- 1.B City of Lemon Grove Payment Demands
Reference: Shanta Wilson, Finance Director
Recommendation: Ratify demands covering September 4, 2026 to September 17, 2026.
- 1.C Approval of City Council Meeting Minutes
Reference: Joel G. Pablo, City Clerk
Recommendation: To approve the minutes of the Lemon Grove City Council meetings held on August 18, 2026 (Regular Meeting) and September 15, 2026 (Regular Meeting).
- 1.D Note and File Planning Commission Minutes
Reference: Joel G. Pablo, City Clerk
Recommendation: Note and File Approved Planning Commission Meeting Minutes for the following meetings:
a. Special Meeting of the Planning Commission of Tuesday, May 26, 2026;
b. Special Joint Meeting of the City Council and Planning Commission (Downtown Specific Plan Update Workshop) of Monday, June 22, 2026; and
c. Regular Meeting of the Planning Commission of Monday, July 27, 2026.
- 1.E Award of a Purchase Order to R&S Overhead Doors of San Diego, Inc. for the Replacement of Exit and Interior Doors at the Community Center
Reference: Izzy Murguia, Public Works Director
Recommendation: Adopt a Resolution awarding a Purchase Order in the amount of \$39,442 to R&S Overhead Doors of San Diego, Inc. for replacement of exit and interior doors at the Community Center.
- 1.F Authorization to Submit a Grant Application to the Department of Justice for the Justice Assistance Grant
Reference: Christian Olivas, Management Analyst
Recommendation: Adopt a Resolution authorizing the submittal of a grant application to the Department of Justice (DOJ) for the Edward Byrne Memorial Justice Assistance Grant (JAG) for Fiscal Year (FY) 2026 and direct the City Manager or his designee to execute any grant related documents.
- 1.G Continuation of Emergency Procurement Actions for Emergency Storm Drain Repairs Near 3281 College Place – Update 10 **(4/5ths Vote)**

Reference: Izzy Murguia, Public Works Director

Recommendation: Adopt a Resolution by the required four-fifths vote for the continuance of emergency repairs to the storm drain system near 3281 College Place.

Reports to Council

2. City's 50th Anniversary Celebration

Reference: Tony Winney, City Manager

Recommendation: Consider the creation of a City Council Ad-Hoc Committee to assist in the planning of the City's 50th Anniversary Celebration to be held in 2027 and solicit ideas from the public within the established event budget.

City Council Reports on Meetings Attended at the Expense of the City

(GC 53232.3 (d)) (53232.3. (d) states that members of a legislative body shall provide brief reports on meetings attended at the expense of the local agency at the next regular meeting of the legislative body.)

City Manager's Report

Closed Session

- a. Conference with Labor Negotiator (Govt. Code §54957.6):
Agency Representative: Tony Winney, City Manager, and Gena Burns, Burke, Williams & Sorensen, LLP
Employee Organization(s): AFSCME Local 127
- b. Conference with Legal Counsel – Anticipated Litigation (Government Code §54956.9(d)(4)) 1 case
- c. Conference with Legal Counsel – Anticipated Litigation (Government Code §54956.9(d)(2)) 1 case

Adjournment

How to Participate Remotely

In accordance with Government Code Section 54953, as amended by Senate Bill 707 (Durazo), this meeting is conducted in person and by telephonic and electronic means. Members of the public may participate remotely to provide public comment by computer, phone, or smart device. Please log on or call in as early as possible to avoid technical issues and to ensure you do not miss the opportunity to speak on your item of interest. Your device must have audio capability to participate.

Meeting Access

Join by Computer / Smart Device	https://us02web.zoom.us/j/84384188312?pwd=TtNzPxTEqZvbQKJH0Zsbls8UXkSEGz.1
Webinar ID	843 8418 8312
Passcode	76587

Phone One-Tap (New York)	+1 929 205 6099,,84384188312#,,, *76587#
Phone One-Tap	+1 253 205 0468,,84384188312#,,, *76587#

How to Speak During the Meeting

1. Use the “**Raise Hand**” function to join the queue to speak when the Mayor calls the item for Public Comment. Computer/Smart Device users will find this under the participant panel; telephone users may press *9 to raise a hand and *6 to unmute.
2. Staff will call your name or the last four digits of your phone number when it is your turn to speak.
3. Speakers have up to three (3) minutes to make their remarks. The Mayor may adjust the time allotted for public comment.

Full Instructions and Complete Dial-In List

For complete step-by-step instructions, including the full list of dial-in numbers, please visit:

English: <https://www.lemongrove.ca.gov/our-government/city-clerk-s-office/city-council-meeting-info/how-to-participate-in-city-council-meetings/>

Español: <https://www.lemongrove.ca.gov/our-government/city-clerk-s-office/city-council-meeting-info/como-participar-en-las-reuniones-del-concilio-municipal/>

AFFIDAVIT OF NOTIFICATION AND POSTING

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) SS
CITY OF LEMON GROVE)

I, Joel G. Pablo, City Clerk of the City of Lemon Grove, hereby declare under penalty of perjury that a copy of the above Agenda of the Regular Meeting of the City Council of the City of Lemon Grove, California, was delivered and notice by email not less than 72 hours, on or before the hour of 6:00 p.m. on October 1, 2026 to the members of the governing agency, and caused the agenda to be posted on the City's website at www.lemongrove.ca.gov and at Lemon Grove City Hall, 3232 Main Street, Lemon Grove, CA 91945.

/s/: Joel G. Pablo
Joel G. Pablo, City Clerk

In compliance with the Americans with Disabilities Act (ADA), the City of Lemon Grove will provide special accommodations for persons who require assistance to access, attend and/or participate in meetings of the City Council. Please contact the City Clerk 72 hours prior to the meeting to enable the City to make arrangements to ensure accessibility to this meeting. Every reasonable effort will be made to meet your request. If you require such assistance, please contact the City Clerk at (619) 825-3841 or email jpablo@lemongrove.ca.gov. A full agenda is available for public review at City Hall.



Ciudad de Lemon Grove

Agenda de la Reunión Regular del Ayuntamiento

Martes, 6 de octubre de 2026 a las 6:00 p.m.

Biblioteca Lemon Grove – Salón Comunitario
3001 School Lane, Lemon Grove, CA 91945

Ayuntamiento

Alysson Snow, alcaldesa
Jessyka Heredia, alcaldesa interina
Jennifer Mendoza, Concejal
Yadira Altamirano, Concejal
Seth Smith, Concejal

Un paquete completo de la agenda está disponible para revisión en el [sitio web de la Ciudad](#).

AVISO DE REUNIÓN TELEFÓNICA / REMOTA (Código del Gobierno §54953; SB 707)

Esta reunión se llevará a cabo en persona y solo por medios telefónicos y electrónicos (Zoom). El público podrá participar remotamente en la reunión para hacer comentarios públicos por computadora, teléfono o dispositivo inteligente.

Por favor, inicia sesión o llama lo antes posible para atender cualquier problema técnico que pueda surgir y asegúrate de no perder el tiempo para hablar sobre el tema deseado.

Para unirse por teleconferencia por Zoom, por favor haz clic en el enlace a continuación. Tu dispositivo debe tener capacidad de audio para participar.

<https://us02web.zoom.us/j/84384188312?pwd=TtNzPxTEqZvbQKJH0Zsbls8UXkSEGz.1>

ID del seminario web: 843 8418 8312 | **Código:** 76587 | **Para participar por teléfono:** +1 929 205 6099

El Ayuntamiento también se sienta como la Autoridad de Vivienda de Lemon Grove, la Junta del Distrito de Saneamiento de Lemon Grove, la Junta del Distrito de Alumbrado de Carreteras de Lemon Grove y la Agencia Sucesora de Lemon Grove.

Llamada al orden / Llamada de lista

Juramento a la Bandera

Cambios en la agenda

Presentaciones

- Semana de Prevención de Incendios
- Certificados de Reconocimiento: Artistas Estudiantiles del Distrito Escolar Lemon Grove (Escuela Primaria Mount Vernon)

Comentarios públicos

Comentarios públicos escritos enviados electrónicamente al Secretario de la Ciudad en jpablo@lemongrove.ca.gov

no serán leídos en voz alta durante la reunión. Sin embargo, serán entregados al Concejo Municipal y conservados como parte del registro oficial de la reunión. De acuerdo con la Sección 2.14.150 del Código Municipal de Lemon Grove, los oradores que brinden comentarios públicos en vivo tienen hasta tres (3) minutos, a menos que el alcalde lo indique lo contrario.

Calendario de consentimiento

(Nota: Los ítems listados en el Calendario de Consentimiento serán promulgados en una sola moción a menos que sean eliminados del Calendario de Consentimiento por el Consejo, el personal o el público.)

- 1.A Renunciar a la lectura completa de todas las ordenanzas en la agenda
Referencia: Kristen Steinke, Abogada de la Ciudad
Recomendación: Renunciar a la lectura completa de todas las ordenanzas incluidas en esta agenda. Las ordenanzas deberán ser introducidas y adoptadas únicamente por título.
- 1.B Demandas de pago de la Ciudad de Lemon Grove
Referencia: Shanta Wilson, Directora Financiera
Recomendación: Ratificar demandas que cubren del 4 de septiembre de 2026 al 17 de septiembre de 2026.
- 1.C Aprobación de las Actas de la Reunión del Ayuntamiento
Referencia: Joel G. Pablo, Secretario de la Ciudad
Recomendación: Aprobar las actas de las reuniones del Concejo Municipal de Lemon Grove celebradas el 18 de agosto de 2026 (Reunión Ordinaria) y el 15 de septiembre de 2026 (Reunión Ordinaria).
- 1.D Nota y Archivo de las Actas de la Comisión de Planificación
Referencia: Joel G. Pablo, Secretario de la Ciudad
Recomendación: Anotar y archivar las actas aprobadas de la reunión de la Comisión de Planeación para las siguientes reuniones:
 - a. Reunión Extraordinaria de la Comisión de Planificación del martes 26 de mayo de 2026;
 - b. Reunión Conjunta Especial del Concejo Municipal y la Comisión de Planeación (Taller de Actualización del Plan Específico del Centro) del lunes 22 de junio de 2026; y
 - c. Reunión ordinaria de la Comisión de Planeación del lunes 27 de julio de 2026.
- 1.E Adjudicación de una orden de compra a R&S Overhead Doors of San Diego, Inc. para el reemplazo de puertas de salida e interiores en el Centro Comunitario
Referencia: Izzy Murguia, Director de Obras Públicas
Recomendación: Adoptar una Resolución otorgando una Orden de Compra por un monto de \$39,442 a R&S Overhead Doors of San Diego, Inc. para el reemplazo de puertas de salida e interiores en el Centro Comunitario.
- 1.F Autorización para presentar una solicitud de subvención al Departamento de Justicia para la Subvención de Asistencia Judicial
Referencia: Christian Olivas, Analista de Gestión

Recomendación: Adoptar una Resolución que autorice la presentación de una solicitud de subvención al Departamento de Justicia (DOJ) para la Subvención de Asistencia para la Justicia Conmemorativa Edward Byrne (JAG) para el Año Fiscal (AF) 2026 y ordenar al Administrador de la Ciudad o a su representante que firme cualquier documento relacionado con la subvención.

1.G Continuación de las acciones de adquisición de emergencia para reparaciones de drenaje pluvial cerca de 3281 College Place – Actualización 10 (**Votación de 4/5**)

Referencia: Izzy Murguia, Director de Obras Públicas

Recomendación: Adoptar una Resolución por el voto requerido de cuatro quintos para la continuación de las reparaciones de emergencia al sistema de drenaje pluvial cerca de 3281 College

Lugar.

Informes al Consejo

2. Celebración del 50 Aniversario de la Ciudad

Referencia: Tony Winney, Gerente de la Ciudad

Recomendación: Considere la creación de un Comité Ad Hoc del Ayuntamiento para ayudar en la planificación de la Celebración del 50 Aniversario de la Ciudad que se llevará a cabo en 2027 y solicitar ideas del público dentro del presupuesto establecido para eventos.

Informes del Ayuntamiento sobre las reuniones a las que asistió a expensas de la ciudad

(GC 53232.3 (d)) (53232.3. (d) establece que los miembros de un órgano legislativo deberán proporcionar informes breves sobre las reuniones a las que asistan a expensas de la agencia local en la próxima reunión ordinaria del órgano legislativo.)

Informe del Gerente de la Ciudad

Sesión Cerrada

- a. Conferencia con el Negociador Laboral (Código Gubernamental §54957.6):
Representante de la Agencia: Tony Winney, Gerente de la Ciudad, y Gena Burns, Burke, Williams & Sorensen, LLP
Organización(es) de empleados: AFSCME Local 127
- b. Conferencia con Asesoría Legal – Litigio Anticipado (Código Gubernamental §54956.9(d)(4)) 1 caso
- c. Conferencia con Asesoría Legal – Litigio Anticipado (Código Gubernamental §54956.9(d)(2)) 1 caso

Suspensión de la sesión

Cómo participar de forma remota

De acuerdo con la Sección 54953 del Código Gubernamental, enmendada por el Proyecto de Ley del Senado 707 (Durazo), esta reunión se lleva a cabo en persona y por medios telefónicos y electrónicos. Los miembros del público pueden participar de manera remota para proporcionar comentarios públicos por computadora, teléfono o dispositivo inteligente. Por favor, inicie sesión o llame lo antes posible para evitar problemas técnicos y asegurarse de no perder la oportunidad de hablar sobre el tema de su interés. Su dispositivo debe tener capacidad de audio para participar.

Acceso a reuniones

Únete por computadora / dispositivo inteligente	https://us02web.zoom.us/j/84384188312?pwd=TtNzPxTEqZvbQKJH0Zsbls8UXkSEGz.1
ID del seminario web	843 8418 8312
Código de acceso	76587
Phone One-Tap (Nueva York)	+1 929 205 6099,,84384188312#,,,,*76587 #
Teléfono con un solo tap	+1 253 205 0468,,84384188312#,,,,*76587 #

Cómo hablar durante la reunión

1. Usa la función "**Levantar la mano**" para unirse a la fila y hablar cuando el alcalde llame el elemento para comentarios públicos. Los usuarios de computadoras/dispositivos inteligentes encontrarán esto en el panel de participantes; los usuarios de teléfono pueden presionar *9 para levantar la mano y *6 para desactivar el silencio.
2. El personal llamará a tu nombre o a los últimos cuatro dígitos de tu número de teléfono cuando sea tu turno de hablar.
3. Los oradores tienen hasta tres (3) minutos para hacer sus comentarios. El alcalde puede ajustar el tiempo asignado para comentarios públicos.

Instrucciones completas y lista completa de marcación

Para instrucciones completas paso a paso, incluyendo la lista completa de números de marcación, por favor visita:

Inglés: <https://www.lemongrove.ca.gov/our-government/city-clerk-s-office/city-council-meeting-info/how-to-participate-in-city-council-meetings/>

Español: <https://www.lemongrove.ca.gov/our-government/city-clerk-s-office/city-council-meeting-info/como-participar-en-las-reuniones-del-concilio-municipal/>

DECLARACIÓN JURADA DE NOTIFICACIÓN Y PUBLICACIÓN

ESTADO DE CALIFORNIA)
CONDADO DE SAN DIEGO) SS
CIUDAD DE LEMON GROVE)

Yo, Joel G. Pablo, Secretario Municipal de la Ciudad de Lemon Grove, declaro bajo pena de perjurio que una copia de la Agenda anterior de la Reunión Ordinaria del Ayuntamiento de la Ciudad de Lemon Grove, California, fue entregada y notificada por correo electrónico con no menos de 72 horas, a las 6:00 p.m. del 1 de octubre de 2026 o antes de la hora del 1 de octubre de 2026, y que la agenda se publicó en el sitio web de la Ciudad en www.lemongrove.ca.gov y en el Ayuntamiento de Lemon Grove, 3232 Main Street, Lemon Grove, CA 91945.

/s/: Joel G. Pablo

Joel G. Pablo, Secretario de la Ciudad

En cumplimiento con la Ley de Estadounidenses con Discapacidades (ADA), la Ciudad de Lemon Grove proporcionará adaptaciones especiales para las personas que necesiten asistencia para acceder, asistir y/o participar en las reuniones del Concejo Municipal. Por favor, contacte al Secretario Municipal 72 horas antes de la reunión para que la Ciudad pueda hacer arreglos que aseguren la accesibilidad a esta reunión. Se harán todos los esfuerzos razonables para satisfacer su solicitud. Si necesita dicha asistencia, por favor comuníquese con el Secretario Municipal al (619) 825-3841 o envíe un correo [electrónico jpablo@lemongrove.ca.gov](mailto:jpablo@lemongrove.ca.gov). La agenda completa está disponible para revisión pública en el Ayuntamiento.



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 1.A
Meeting Date: October 6, 2026
Submitted to: Honorable Mayor and Members of the City Council
Department: City Manager's Office
Staff Contact: Joel Pablo, City Clerk
Item Title: **Waive the Full Text Reading of All Ordinances on the Agenda**

Summary: Waive the full text reading of all ordinances included in this agenda. Ordinances shall be introduced and adopted by title only.

Environmental Review:

- ☒ Not subject to review ☐ Negative Declaration
☐ Categorical Exemption, Section [] ☐ Mitigated Negative Declaration

Fiscal Impact: None.

Public Notification: None.

2026/27 City Council Work Plan/Strategic Focus Area(s):

- ☐ Public Streets, Storm Drains & Sidewalks ☐ Public Safety & Homelessness
☐ Revenue, Economic Development & Budget ☐ Community Life

Brief Description: None.

Council Options:

- Approve Staff recommendation.
- Approve Staff recommendation with modifications.
- Deny Staff recommendation and provide direction, as needed.



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 1.B
Meeting Date: October 6, 2026
Submitted to: Honorable Mayor and Members of the City Council
Department: Finance Department
Staff Contact: Shanta Wilson, Finance Director
Item Title: **City of Lemon Grove Payment Demands**

Recommended Action: Ratify demands covering September 4, 2026 to September 17, 2026.

Environmental Review:

- | | |
|---|---|
| ☒ Not subject to review | ☐ Negative Declaration |
| ☐ Categorical Exemption, Section [] | ☐ Mitigated Negative Declaration |

Fiscal Impact: None.

Public Notification: None.

2026/27 City Council Work Plan/Strategic Focus Area(s):

- | | |
|---|---|
| ☐ Public Streets, Storm Drains & Sidewalks | ☐ Public Safety & Homelessness |
| ☐ Revenue, Economic Development and Budget | ☐ Community Life |

Brief Description: N/A

Council Options:

- Approve Staff recommendation.
- Approve Staff recommendation with modifications.
- Deny Staff recommendation and provide direction, as needed.

Attachments:

Attachment A – Payment Demands

ATTACHMENT A

City of Lemon Grove Demands Summary

Approved as Submitted:

Shanta Wilson, Finance Director

For Council Meeting: 10/6/26

ACH/Wire/AP Checks 9/4-9/17/26	1,240,010.71
Payroll 9/4-9/17/26	208,372.92
Total Demands	1,448,383.63

<u>Check No</u>	<u>Vendor No</u> <u>Invoice No</u>	<u>Vendor Name</u> <u>Description</u>	<u>Check Date</u> <u>Reference</u>	<u>Check Amount</u>
ACH	406 Sep 2026	Pers Health PERS Health September 2026	09/08/2026	74,601.19
Total for this ACH Check for Vendor 406:				74,601.19
ACH	2280 August 2026	Washington State Council of FF Emp. BT FFBT Aug 2026	09/08/2026	1,661.40
Total for this ACH Check for Vendor 2280:				1,661.40
ACH	269 6151520812	Verizon Wireless Acct# 7/21-8/20-26	09/08/2026	597.41
Total for this ACH Check for Vendor 269:				597.41
ACH	336 Acct0752-0826	AT&T Backup City Hall Internet	09/08/2026	162.00
Total for this ACH Check for Vendor 336:				162.00
ACH	47 PP18 457/loan	CalPERS Supplemental Income 457 Plan 457 Plan & Loan	09/08/2026	9,711.94
Total for this ACH Check for Vendor 47:				9,711.94
ACH	134 Jul-Aug	Helix Water District Water Svcs thru 6/24-8/24/26	09/14/2026	41,016.70
Total for this ACH Check for Vendor 134:				41,016.70
ACH	104	Employment Development Department State Income Tax	09/17/2026	14,262.73
Total for this ACH Check for Vendor 104:				14,262.73
ACH	281	US Treasury Medicare Employee Portion Medicare Employer Portion FICA Employee Portion FICA Employer Portion Federal Income Tax	09/17/2026	4,145.22 4,145.22 478.03 478.03 29,903.93
Total for this ACH Check for Vendor 281:				39,150.43
ACH	47 PP19 457/loan	CalPERS Supplemental Income 457 Plan 457 Plan & Loan	09/17/2026	10,578.94
Total for this ACH Check for Vendor 47:				10,578.94
ACH		Verizon ACHMA VISB BILL PYMNT 260909	09/10/2026	131.34
Total for this ACH Check for Verizon:				131.34
ACH		CalPERS CALPERS 3100 2474431178 100000018353724 CALPERS 3100 2474431178 100000018353746 CALPERS 3100 2474431178 100000018353766 CALPERS 3100 2474431178 100000018353787 CALPERS 3100 2474431178 100000018353807	09/08/2026 09/08/2026 09/08/2026 09/08/2026 09/08/2026	4,608.67 42,116.32 21,360.80 27,165.73 7,623.72
Total for this ACH Check for CalPERS:				102,875.24
ACH		Wells Fargo CLIENT ANALYSIS SRVC CHR9 260910 Deposit \$187.43 on 09/03/26 Image Quality - REF #A-6090400755AZ DEPOSITED ITEM RETN UNPAID - PAPER 260916 DEPOSITED ITEM RETN UNPAID - PAPER 260917	09/11/2026 09/04/2026 09/16/2026 09/17/2026	1,013.18 187.43 72.00 31,384.98
Total for this ACH Check for Wells Fargo:				32,657.59

Check No	Vendor No Invoice No	Vendor Name Description	Check Date Reference	Check Amount
ACH		Cox COX COMM SAN PURCHASE 090826 3SjjyKdMRPwMmEr COX COMM SAN PURCHASE 090826 3TKKjFUHW8DXHJm COX COMM SAN PURCHASE 090826 IFZ8PJOVZzyDA1y COX COMM SAN PURCHASE 090826 OZHyKSdmB8dvnHf COX COMM SAN PURCHASE 090826 TIWk49gSG6zi37P COX COMM SAN PURCHASE 090826 zeTcj50bBWysJmp	09/08/2026 09/08/2026 09/08/2026 09/08/2026 09/08/2026 09/08/2026	301.22 6.29 93.37 150.26 28.12 110.44
Total for this ACH Check for Cox:				689.70
ACH		EDD EMPLOYMENT DEVEL EDD EFTPMT 090426	09/08/2026	13,630.34
Total for this ACH Check for EDD:				13,630.34
ACH		IRS IRS USATAXPYMT 090826	09/08/2026	41,218.61
Total for this ACH Check for IRS:				41,218.61
ACH		Leaf LEASE SERVICES WEB PAY 260914	09/15/2026	155.40
Total for this ACH Check for Leaf:				155.40
ACH		Pitney Bowes Pitney Bowes DIRECT DEB 260914	09/15/2026	207.32
Total for this ACH Check for Pitney Bowes:				207.32
ACH		WageWorks WAGEWORKS FSA RECEIVABLE 260908 INV9393826 WAGEWORKS FSA RECEIVABLE 260909 INV9394885 WAGEWORKS FSA RECEIVABLE 260909 INV9396969 WAGEWORKS FSA RECEIVABLE 260909 INV9403352 WAGEWORKS FSA RECEIVABLE 260914 INV9409524 WAGEWORKS FSA RECEIVABLE 260915 INV9411717 WAGEWORKS FSA RECEIVABLE 260915 INV9413996 WAGEWORKS FSA RECEIVABLE 260916 INV9421258 WAGEWORKS FSA RECEIVABLE 260917 INV9422233	09/08/2026 09/09/2026 09/09/2026 09/09/2026 09/14/2026 09/15/2026 09/15/2026 09/16/2026 09/17/2026	38.74 45.00 10.70 44.38 6.45 45.64 46.24 702.99 43.09
Total for this ACH Check for WageWorks:				983.23
22621	107 4458625	EsGil, LLC Building Permit & Plan Review- July '26	09/10/2026	26,251.72
Total for Check Number 22621:				26,251.72
22622	115 208770	Fire Etc Tactical Pants	09/10/2026	257.73
Total for Check Number 22622:				257.73
22623	124 9037223949	Grainger Inc Vented Safety Helmet	09/10/2026	131.38
Total for Check Number 22623:				131.38
22624	1290 8/31/2026	Staples Advantage Office Supplies	09/10/2026	311.01
Total for Check Number 22624:				311.01
22625	1477 SC34165	SoCal PPE Wildland Gear	09/10/2026	198.19
Total for Check Number 22625:				198.19
22626	153 181156 181157	Knott's Pest Control, Inc. Monthly Gopher Control @ Treganza Park Monthly Bait Station Maintenance @ Sheriff Station	09/10/2026	60.00 110.00
Total for Check Number 22626:				170.00
22627	1609 19586	Benefit Coordinators Corporation (BCC) Life Insurance & LTD- September 2026	09/10/2026	1,560.53
Total for Check Number 22627:				1,560.53
22628	1783 906325414 906353751	Stryker Sales, LLC Annual Equipment Rental & Maintenance Agreement for FY27 ALS 360 Service & Maintenance Agreement for FY27	09/10/2026	26,321.16 9,080.87
Total for Check Number 22628:				35,402.03

Check No	Vendor No Invoice No	Vendor Name Description	Check Date Reference	Check Amount
22629	1796	Sunbelt Rentals, Inc.	09/10/2026	
	180051803-0007	Diesel Generator Rental from 7/30-8/26/26		2,142.23
	187515292-0001	Water Trailer Rental from 8/5-8/10/26		732.78
Total for Check Number 22629:				2,875.01
22630	1825	California Joint Powers Insurance Authority	09/10/2026	
	POLLU-00127	Pollution Liability Insurance Program 2026-27		3,114.00
Total for Check Number 22630:				3,114.00
22631	1954	Amazon Capital Services, Inc.	09/10/2026	
	13RD-6T1T-K633	Otterbox Phone Case		17.39
	1FNP-6MKY-G4GD	12V Charger, Accordion Folder & Binders		76.09
	1HW9-DMRM-MR3C	Office Supplies		219.03
Total for Check Number 22631:				312.51
22632	197	Plumbers Depot Inc	09/10/2026	
	PD-62049	Hose Fitting Repair on Truck #32		383.27
Total for Check Number 22632:				383.27
22633	1997	Burke, Williams & Sorensen, LLP	09/10/2026	
	7/1-7/31/26	Bill #374299: Client Matter 8250.0001- General 7/1-7/31/26		11,689.42
	7/1-7/31/26	Bill #374298: Client Matter 8250.0016 - Planning 7/1-7/31/26		4,648.50
	7/1-7/31/26	Bill #374298: Client Matter 8250.0015 - Barg 7/1-7/31/26		2,000.00
	7/1-7/31/26	Bill #374298: Client Matter 8250.0001- General 7/1-7/31/26		12,282.00
	7/1-7/31/26	Bill #374298: Client Matter 8250.0013 - Lit 7/1-7/31/26		25.00
	7/1-7/31/26	Bill #374298: Client Matter 8250.0003- Sani 7/1-7/31/26		175.00
	7/1-7/31/26	Bill #374434: Client Matter 8250.0011.004 - Lit 7/1-7/31/26		32,961.87
	7/1-7/31/26	Bill #374298: Client Matter 8250.0002- Code Enf 7/1-7/31/26		1,100.00
Total for Check Number 22633:				64,881.79
22634	2066	Conway Shield	09/10/2026	
	0558467	Shield for T. Knight		94.50
Total for Check Number 22634:				94.50
22635	208	RCP Block & Brick, Inc.	09/10/2026	
	33678109	Bulk Pea Gravel for Backfill		1,290.90
Total for Check Number 22635:				1,290.90
22636	2206	BrightView Landscape Services, Inc.	09/10/2026	
	9879842	Landscaping Services- Exterior Maintenance for August 2026		22,360.83
Total for Check Number 22636:				22,360.83
22637	2214	Stericycle Inc.	09/10/2026	
	8015321849	Shredding Services 8/27/26		161.59
Total for Check Number 22637:				161.59
22638	2253	San Diego Friction Products, Inc.	09/10/2026	
	06P139673	LED Plug 12V		108.51
Total for Check Number 22638:				108.51
22639	2266	DAR Services	09/10/2026	
	09012026	Removal & Disposal of Dead Animals- August 2026		500.00
Total for Check Number 22639:				500.00
22640	2270	Rodriguez, Marco	09/10/2026	
	Reimb 9/2/26	GFOA Training Travel Reimbursement 8/23-27/26		330.04
Total for Check Number 22640:				330.04
22641	2310	Benefit Coordinators Corporation (BCC)	09/10/2026	
	Aug-26	Dental Insurance-Active & Retirees August 2026		4,539.80
	Sept-26	Dental Insurance- Active & Retirees September 2026		4,086.50
Total for Check Number 22641:				8,626.30
22642	2328	Nguoi Viet Tu Do Corporation	09/10/2026	
	42261	Citizens Initiative Election Notice- Vietnamese		350.00
Total for Check Number 22642:				350.00
22643	2333	Carrasco, Nicholas	09/10/2026	
	Loan8.10.26	Employee Computer Purchase Pgm- N. Carrasco 8/10/26		1,690.61
Total for Check Number 22643:				1,690.61
22644	2367	Renewell Fleet Service LLC	09/10/2026	
	12724	Truck Light for Fire		360.94
Total for Check Number 22644:				360.94

Check No	Vendor No Invoice No	Vendor Name Description	Check Date Reference	Check Amount
22645	2387 9/3/2026	AFSCME DC 36 Contribution Pay Period 8/19-9/1/26: Check Date 9/3/26	09/10/2026	480.25
Total for Check Number 22645:				480.25
22646	2404 50313	Dragon Fire Distribution Structural Gloves	09/10/2026	484.73
Total for Check Number 22646:				484.73
22647	2419 6869	A. Vidovich Construction Davidson Ave Storm Drain Improvements & Retention	09/10/2026	29,405.97
Total for Check Number 22647:				29,405.97
22648	2430 20260909	Blue Strike Environmental Inc. SB 1383 Support Services- August 2026	09/10/2026	140.00
Total for Check Number 22648:				140.00
22649	2434 Reimb 8/19/26 Reimb 8/21/26 Reimb 8/28/26 Reimb 9/4/26	Iriarte, Tania United Truck Class B Training Mileage Reimb 8/12-8/14 & 8/17/26 United Truck Class B Training Mileage Reimb 8/18-8/21/26 United Truck Class B Training Mileage Reimb 8/24-8/28/26 United Truck Class B Training Mileage Reimb 8/31-9/4/26	09/10/2026	71.34 71.34 82.65 95.70
Total for Check Number 22649:				321.03
22650	2440 SIJGG2R-47	Shield Logic MSP, Inc Monthly IT Support- September 2026	09/10/2026	2,500.00
Total for Check Number 22650:				2,500.00
22651	2481 06H8710349539	Primo Brands Water Delivery- Activity from 7/5-8/4/26	09/10/2026	67.99
Total for Check Number 22651:				67.99
22652	2486 1562-C	Melisa Caric GIS Professional Services 8/1-8/31/26	09/10/2026	4,913.75
Total for Check Number 22652:				4,913.75
22653	2490 00078	Capuzzi Consulting Group, Inc. Madera St. Improvement Project Svcs thru 7/31/26	09/10/2026	8,410.00
Total for Check Number 22653:				8,410.00
22654	2498 8	Palm Engineering Construction Company, Inc. FY2019-20 Sewer Main Rehabilitation Project & Retention	09/10/2026	491,387.50
Total for Check Number 22654:				491,387.50
22655	2509 104000-2U	Business Office Outfitters Furniture for Basement Offices	09/10/2026	15,677.07
Total for Check Number 22655:				15,677.07
22656	409 INV00398495	RapidScale Inc. Cloud Service Monthly Charges 7/1-7/31/26	09/10/2026	9,488.67
Total for Check Number 22656:				9,488.67
22657	422 Jul-Dec 2026	Schmidtman, Warren Retiree Health Benefit Coverage for July-Dec 2026	09/10/2026	1,168.98
Total for Check Number 22657:				1,168.98
22658	48 CA0946150	SCA of CA, LLC Street Sweeping Services for August 2026	09/10/2026	4,801.56
Total for Check Number 22658:				4,801.56
22659	50 43668800	Canon Financial Services Inc Contract Insurance & Property Tax Charges- August 2026	09/10/2026	711.86
Total for Check Number 22659:				711.86
22660	556 26-0262	Precision Concrete Cutting Sidewalk Streets Zone 2 & Treganza Park Trip Hazard Removal	09/10/2026	64,527.09
Total for Check Number 22660:				64,527.09
22661	58 3785	City of El Cajon Fire Protocol & Medication EMS Handbook Reimbursement	09/10/2026	426.69
Total for Check Number 22661:				426.69
22662	740	California State Disbursement Unit Garnishment	09/10/2026	681.92
Total for Check Number 22662:				681.92

Check No	Vendor No Invoice No	Vendor Name Description	Check Date Reference	Check Amount
22663	79	County of San Diego- OES	09/10/2026	
	HIRT-2027-011	FY 26-27 HIRT Membership Fee 7/1/26-6/30/27		35,645.00
	UDC-2027-010	FY 26-27 UDC Membership Fee 7/1/26-6/30/27		1,227.32
Total for Check Number 22663:				36,872.32
22664	89	D-Max Engineering Inc	09/10/2026	
	10089	Professional Services 7/1-7/31/26- FY26/27 Storm Water Program		3,551.19
Total for Check Number 22664:				3,551.19
22665	949	Franchise Tax Board	09/10/2026	
		Garnishment		344.37
Total for Check Number 22665:				344.37
22666	98	Domestic Uniform Rental	09/10/2026	
	0901269905	Shop Towels- Service Date 9/1/26		72.60
Total for Check Number 22666:				72.60
22667	2387	AFSCME DC 36	09/10/2026	
	9/3/2026PC	PEOPLE Contribution Pay Period 8/19-9/1/26: Check Date 9/3/26		8.34
Total for Check Number 22667:				8.34
22668	2430	Blue Strike Environmental Inc.	09/10/2026	
	20260409	SB 1383 Support Services- March 2026		1,260.00
Total for Check Number 22668:				1,260.00
22669	89	D-Max Engineering Inc	09/10/2026	
	9888	Professional Services 4/1-4/30/26- FY25/26 Storm Water Program		6,291.93
Total for Check Number 22669:				6,291.93
Report Total:				1,240,010.71



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 1.C
Meeting Date: October 6, 2026
Submitted to: Honorable Mayor and Members of the City Council
Department: City Manager's Office
Staff Contact: Joel G. Pablo, City Clerk
Item Title: **Approval of City Council Meeting Minutes**

Recommended Action: To approve the minutes of the Lemon Grove City Council meetings held on August 18, 2026 (Regular Meeting) and September 15, 2026 (Regular Meeting).

Environmental Review:

- | | |
|---|---|
| ☒ Not subject to review | ☐ Negative Declaration |
| ☐ Categorical Exemption, Section | ☐ Mitigated Negative Declaration |

Fiscal Impact: None.

Public Notification: None.

Attachment

Attachment A: August 18, 2026 Draft Regular City Council Meeting Minutes
Attachment B: September 15, 2026 Draft Regular City Council Meeting Minutes

**MINUTES OF THE REGULAR MEETING (DRAFT)
OF THE LEMON GROVE CITY COUNCIL
LEMON GROVE LIBRARY – COMMUNITY ROOM
3001 SCHOOL LANE, LEMON GROVE, CA 91945
TUESDAY, AUGUST 18, 2026 AT 6:00 P.M.**

Call to Order

Mayor Alysson Snow convened the Regular City Council meeting to order at 6:13 p.m. held in person and via Zoom (Telephonic / Electronic Means).

Roll Call

Present: Mayor Alysson Snow, Mayor Pro Tem Jessyka Heredia, Councilmember Seth Smith, Councilmember Jennifer Mendoza, Councilmember Yadira Altamirano.

Absent: None

Staff Present

Interim City Manager Tony Winney, City Attorney Kristen Steinke, City Clerk Joel G. Pablo, Heartland Fire and Rescue Fire Chief Bent Koch, Public Works Director Izzy Murguia and Special Counsel Nazanin Salehi.

Pledge of Allegiance

Councilmember Smith led the Assembly in the Pledge of Allegiance.

Changes to the Agenda

Mayor Snow announced that Consent Calendar Item No. 1.F would be pulled from the Consent Calendar at the request of Councilmember Altamirano.

City Clerk Pablo stated there were no further changes to the agenda.

Presentations – None

Public Comment

Mayor Snow opened the public comment period.

In Person: Marco Espinoza
 Brenda Hammond
 John L. Wood
 Chelsea Gastelum
 Roberta Bolling

Via Zoom: Yasmin Mendoza
 Becky Rapp
 Madison
 Truth

Written: Ken King

Mayor Snow closed the public comment period.

Consent Calendar

Mayor Snow opened the public comment period.

In Person: None
Via Zoom: None
Written: None

Mayor Snow closed the public comment period.

Action: Moved by Councilmember Mendoza, second by Councilmember Smith to approve Consent Calendar Item Nos. 1.A through 1.E, with Item No. 1.F pulled via Changes to the Agenda.

The motion passed by the following vote, to wit:

AYES: Smith, Altamirano, Mendoza, Heredia, Snow

NOES: None

ABSENT: None

1.A Waive the Full Text Reading of All Ordinances on the Agenda

Action: Waived the full text reading of all ordinances included in this agenda. Ordinances shall be introduced and adopted by title only.

1.B City of Lemon Grove Payment Demands

Action: Ratified demands covering July 3, 2026 to August 6, 2026.

1.C Acceptance and Notice of Completion – Edding Drive Storm Drain Improvement Project (No. 2025-08)

Action: Adopted **Resolution No. 2026 – 4209** accepting the Edding Drive Storm Drain Improvement Project (No. 2025-08) by Montano Pipeline, Inc. as complete and authorizing staff to file a Notice of Completion (NOC) with the County of San Diego.

1.D Continuation of Emergency Procurement Actions for Emergency Storm Drain Repairs Near 3281 College Place – Update 7 (4/5th Vote Required)

Action: Adopted **Resolution No. 2026 – 4208** by the required four-fifths vote for the continuance of emergency repairs to the storm drain system near 3281 College Place.

1.E Designation of Voting Delegates to the 2026 League of California Cities Annual Conference

Action: Adopted **Resolution No. 2026 – 4207** designating Mayor Alysson Snow as the City's voting delegate and Mayor Pro Tem Jessyka Heredia as the first alternate for the 2026 League of California Cities Annual Business Meeting.

1.F Approval of Agreement with South Coast Fire Equipment for the Purchase of a Fire Engine

Pulled from the Consent Calendar at the request of Councilmember Altamirano and considered separately (see below).

Item Pulled from the Consent Calendar**1.F Approval of Agreement with South Coast Fire Equipment for the Purchase of a Fire Engine**

Mayor Snow introduced the item by title.

Fire Chief Koch presented the staff report.

Mayor Snow opened the public comment period.

Via Zoom: Truth

Mayor Snow closed the public comment period.

Round 1: Councilmembers directed comments/questions to staff.

Round 2: Councilmembers directed comments/questions to staff.

City Attorney Steinke reported that the City is monitoring pending federal class action litigation involving fire apparatus manufacturers, that class certification has not yet occurred, and that purchasers from the manufacturer may fall within the class.

Action: Moved by Mayor Snow, second by Councilmember Mendoza to adopt **Resolution No. 2026 – 4210** approving the appropriation of funds for the purchase of a fire engine in an amount not-to-exceed \$1,147,048.84, to be paid in annual installments over a three-year period, and authorizing the Interim City Manager, in accordance with Lemon Grove Municipal Code Section 3.24.100 (B) and (C), to execute the necessary documents with South Coast Fire Equipment on a sole source basis for the capital expenditure.

The motion passed by the following vote, to wit:

AYES: Smith, Altamirano, Mendoza, Heredia, Snow

NOES: None

ABSENT: None

Public Hearing – None

Reports to Council**2. Discuss, Provide Direction to Staff, and Conduct the First Reading of the City of Lemon Grove's Tenant Protections Ordinance**

Mayor Snow introduced the item by title.

City Attorney Steinke introduced the item and Special Counsel Salehi presented the staff report remotely.

Mayor Snow opened the public comment period.

Via Zoom: Molly Kirkland, Southern California Rental Housing Association
Truth

Paula Dalcour
Yasmin Mendoza
Minola Clark Manson

Written: Anonymous
Molly Kirkland, Southern California Rental Housing Association

Mayor Snow closed the public comment period.

In response to questions from the City Council, City Attorney Steinke explained that an affirmative defense is available to a defendant in an unlawful detainer action, is not automatic and must be raised by the defendant; that state law already allows failure to comply with the TPA to serve as an affirmative defense and the draft ordinance extends that defense to the local provisions; and that “just cause” includes both at-fault (e.g., failure to pay rent) and no-fault (e.g., substantial remodel, demolition, or owner move-in) terminations.

Special Counsel Salehi advised that the reporting requirement should remain with landlords regardless of the type of termination.

Interim City Manager Winney stated that a form on the City website could collect and organize the information and that approximately 30 days would be needed to prepare the web page and conduct outreach.

Round 1: Councilmembers directed comments/questions to staff.

Round 2: Councilmembers directed comments/questions to staff.

Action: Moved by Mayor Snow, second by Councilmember Mendoza to adopt the ordinance as drafted with data collection Option 2, requiring collection of the notice, the summons and complaint, and any judgment; establishing an effective date for the reporting requirements 30 days from the effective date of the ordinance; amending Section 18.52.060 to provide that the City Manager may exercise discretion, rather than sole discretion, regarding the provision of services; and including a City-prepared summary page on the web page summarizing the ordinance for landlords.

Prior to the vote, Councilmember Altamirano offered a substitute motion to direct staff to return with a draft ordinance with a January 1 effective date, limited to no-fault just cause and substantial remodel only, without a summary page. The substitute motion failed for lack of a second.

The motion failed by the following vote, to wit:

AYES: Mendoza, Snow

NOES: Smith, Altamirano, Heredia

ABSENT: None

Following the vote, Councilmember Smith explained that his vote related to the proposed additions regarding the City Attorney and outside experts crafting the web page language.

Mayor Snow then made the same motion, excluding the proposed changes to Section 18.52.060 (Provision of Services), seconded by Councilmember Mendoza.

Mayor Pro Tem Heredia offered a substitute motion.

Action: Substitute motion moved by Mayor Pro Tem Heredia, second by Councilmember Altamirano to approve data collection Option 1, limited to no-fault just cause evictions, with landlords reporting within five (5) days of a termination as provided in the draft ordinance; to establish a January 1, 2027 effective date; to approve the ordinance as otherwise written; and to conduct the first reading of the Tenant Protections Ordinance.

The substitute motion passed by the following vote, to wit:

AYES: Altamirano, Mendoza, Heredia

NOES: Smith, Snow

ABSENT: None

City Council Reports on Meetings Attended at the Expense of the City

Mayor Pro Tem Heredia

- August 6, 2026: Attended Metro Wastewater JPA meeting.

Councilmember Smith

- July 23, 2026: Meeting including dispatch performance measures and recognition of employees for outstanding service.

Councilmember Altamirano

- August 5, 2026: Met with Mayor Morrison of National City, with Mayor Pro Tem Heredia and toured the National City Recreation Center and Senior Center.
- August 7, 2026: Telephone meeting with a resident regarding concerns about hoarding, unsafe living conditions and illegal parking in his neighborhood.
- August 17, 2026: Meeting with staff.

Councilmember Mendoza

- July 28, 2026: Attended the Special City Council and Lemon Grove School Board Collaboration meeting.
- July 30, 2026: Attended YES Board Meeting.
- July 31, 2026: SANDAG Transportation Committee meeting and Ironworkers Grand Opening on Broadway.
- August 4, 2026: Attended National Night Out hosted by the Sheriff's Department.
- August 14–15, 2026: Attended the Lemon Grove Community Distribution event.
- August 17, 2026: Meeting with Elder Help and Traveler's Aid regarding transportation services for seniors and persons with disabilities and the distribution of SANDAG grant funding.

Mayor Snow

- July 23, 2026: Attended Event at the Park.
- July 24, 2026: Attended the SANDAG Board and Borders Committee meetings.
- July 27, 2026: Attended the East County Chamber of Commerce presentation on artificial intelligence.
- July 28, 2026: Attended the Special City Council and Lemon Grove School Board Collaboration meeting.

- July 29, 2026: Meeting with Interim City Manager Tony Winney
- July 30, 2026: Meeting with Interim City Manager Tony Winney and the East County Economic Development Council regarding a program similar to La Mesa's LEAD program to identify grant funding for local businesses.
- July 31, 2026: Mayor's backpack giveaway at the Recreation Center; ribbon cutting with the Ironworkers at the former 13 Point Brewery site.
- August 1, 2026: Attended the National Electrical Contractors Association event.
- August 3, 2026: Attended the Mayors' Summit and symposium on homelessness solutions.
- August 4, 2026: Attended the National Night Out hosted by the Sheriff's Department.
- August 6, 2026: Attended Concerts in the Park.
- August 7, 2026: Attended Movies in the Park.
- August 8, 2026: Attended a Local fashion show.

Mayor Snow also recognized George Ching and the Pacific Southwest Association of Realtors for their support of the homebuyer's workshop held with the Urban League of San Diego, and highlighted the down payment assistance and grant funding opportunities presented at the workshop.

City Manager's Report

Interim City Manager Winney reported on the following:

- New Restroom Facility: The facility has been installed, notices have been posted at the site and on the City's website, and it is anticipated to be available to the public by Labor Day, with staff training and additional site work to follow.
- Sheriff's Department Youth Program: A free program for children ages 9 to 12, with parent participation included; information is available through the City.

Closed Session

City Attorney Steinke read the Council into Closed Session. The Council recessed to Closed Session at **8:30 p.m.**

- a. Conference with Labor Negotiator (Govt. Code § 54957.6): Agency Representative: Tony Winney, Interim City Manager, and Gena Burns, Burke, Williams & Sorensen, LLP; Employee Organization(s): AFSCME Local 127.
- b. Public Employment (Govt. Code § 54957): City Manager.

Mayor Snow reconvened the meeting to open session at **9:44 p.m.** with all Councilmembers present.

City Attorney Steinke reported out from Closed Session and announced that there was no reportable action on Item (a), Conference with Labor Negotiator, and that direction was provided to staff; and that there was no reportable action on Item (b), Public Employment – City Manager, and that direction was provided to staff.

Adjournment

Mayor Snow adjourned the Regular meeting at **9:45 p.m.** and announced that the next regularly scheduled City Council meeting will be held on Tuesday, September 1, 2026 at 6:00 p.m.

Joel G. Pablo, City Clerk
City of Lemon Grove

Approved by the City Council on

**MINUTES OF THE REGULAR MEETING (DRAFT)
OF THE LEMON GROVE CITY COUNCIL
LEMON GROVE LIBRARY – COMMUNITY ROOM
3001 SCHOOL LANE, LEMON GROVE, CA 91945
TUESDAY, SEPTEMBER 15, 2026 AT 6:00 P.M.**

Call to Order

Mayor Alysson Snow convened the Regular City Council meeting to order at 6:03 p.m. held in person and via Zoom (Telephonic / Electronic Means).

Roll Call

Present: Mayor Alysson Snow, Mayor Pro Tem Jessyka Heredia, Councilmember Seth Smith, Councilmember Jennifer Mendoza, Councilmember Yadira Altamirano.

Absent: None

Staff Present

City Manager Tony Winney, City Attorney Kristen Steinke, Deputy City Attorney Tim Campen, City Clerk Joel G. Pablo, Finance Director Shanta Wilson, Public Works Director Izzy Murguia, Community Development Manager Michael Fellows, Public Works Operations and Administration Manager Tom Martin, Heartland Fire and Rescue Fire Chief Bent Koch; and San Diego County Sheriff's Office Lieutenant Patrick Fox.

Pledge of Allegiance

The Assembly recited the Pledge of Allegiance.

Changes to the Agenda

- City Clerk Pablo stated there were no changes to the agenda.
- City Manager Winney requested that Item No. 1.H be removed from the agenda to allow staff additional time to refine the agenda report and stated that the item would be brought back at a future meeting.

Presentations

Big Brothers Big Sisters – California Violence Intervention and Prevention Grant Participation | Sarah Beth Cooper, Big Brothers Big Sisters

- Sarah Beth Cooper, California Violence Intervention and Prevention (CalVIP) Project Coordinator with Big Brothers Big Sisters presented on the organization's one-to-one youth mentoring program, the process for enrolling youth and volunteers, the organization's local impact and its participation in the CalVIP grant program.
- Councilmembers provided comments and thanked Ms. Cooper for the presentation.

Public Comment

Mayor Snow opened the public comment period.

In Person: John L. Wood
 Aline King
 Laura Monteverde

Mayra Mancilla
Jay Bass
Chelsea Gastelum
Yasmin Mendoza

Via Zoom: Truth
Madison
Becky Rapp

Written: Truth

During the comment provided via Zoom by Truth, Mayor Snow paused the speaker's time and issued a first and second warning pursuant to Lemon Grove Municipal Code Section 2.14.150 for remarks directed to an individual Councilmember rather than to the City Council as a body.

Mayor Snow closed the public comment period.

In response to public comment, City Manager Winney stated that staff would follow up with Ms. King regarding speeding on Eldora Street and Ensenada Street, asked that she provide her contact information to Public Works Director Murguia and stated that he would follow up with Lieutenant Fox regarding enforcement options in that area.

City Manager Winney also responded regarding the commercial vehicles parked on Golden Avenue, stated that staff and the Sheriff's Department have investigated the location and issued citations, that the Sheriff's Department would continue to follow up on complaints, that the City could consider adding signage on the street and invited the speakers to contact Lieutenant Fox before leaving the meeting.

Mayor Snow requested that an item regarding a potential e-bike ordinance and speed-related regulations be agendaized following action by the Governor on Senate Bill 1167 (Blakespear).

Consent Calendar

Mayor Snow opened the public comment period.

In Person: None
Via Zoom: None
Written: None

Mayor Snow closed the public comment period.

Action: Moved by Councilmember Mendoza, second by Mayor Snow to approve Consent Calendar Item Nos. 1.A through 1.G.

The motion passed by the following vote, to wit:

AYES: Smith, Altamirano, Mendoza, Heredia, Snow
NOES: None
ABSENT: None

1.A Waive the Full Text Reading of All Ordinances on the Agenda

Action: Waived the full text reading of all ordinances included in this agenda. Ordinances shall be introduced and adopted by title only.

1.B City of Lemon Grove Payment Demands

Action: Ratified demands covering August 21, 2026 to September 3, 2026.

1.C Approval of City Council Meeting Minutes

Action: Approved the minutes of the following City Council meetings: July 28, 2026 (Special Meeting of the City Council and the Lemon Grove School District), September 1, 2026 (Regular Meeting) and September 1, 2026 (Special Meeting).

1.D Acceptance and Notice of Completion – Davidson Ave Storm Drain Improvement Project (No. 2026-09)

Action: Adopted **Resolution No. 2026 – 4217** accepting the Davidson Ave Storm Drain Improvement Project (No. 2026-09) by A. Vidovich Construction as complete; authorizing the City Manager or designee to file a Notice of Completion with the County of San Diego; authorizing staff to release retention in the amount of \$6,937.05 no sooner than thirty (30) days after the Notice of Completion is filed; releasing the Merchants Bonding Company Payment Bond in the amount of \$139,106.72; and retaining the Merchants Bonding Company Performance Bond for a period of one year.

1.E Award of Agreement (No. 2026-05) to GM Plumbing Corporation, DBA International City Plumbers for As-Needed Plumbing Services

Action: Adopted **Resolution No. 2026 – 4218** approving an agreement (No. 2026-05) with GM Plumbing Corporation, DBA International City Plumbers for as-needed plumbing services in an amount not-to-exceed \$75,000 and authorizing the City Manager to negotiate, execute, and manage all project documents.

1.F Award of a Purchase Order to Western Door for the Replacement of Exit Doors at the Recreation Center

Action: Adopted **Resolution No. 2026 – 4219** approving a Purchase Order to Western Door in the amount of \$16,927 for the replacement of an emergency exit door at the Recreation Center and authorizing the City Manager, or designee, to execute the Purchase Order and related documents necessary to implement the project.

1.G Continuation of Emergency Procurement Actions for Emergency Storm Drain Repairs Near 3281 College Place – Update 9 (4/5th Vote Required)

Action: Adopted **Resolution No. 2026 – 4220** by the required four-fifths vote for the continuance of emergency repairs to the storm drain system near 3281 College Place.

1.H Side Letters of Agreement with American Federation of State, County and Municipal Employees Local 127 Bargaining Units and Employee Salary Adjustments

Removed from the agenda at the request of the City Manager. The item will be brought back at a future meeting.

Public Hearing – None

Reports to Council

2. Award of Agreement (No. 2026-23) to CR Associates for the Connect Main Street Phases 2 and 3 Design Services Project

Mayor Snow introduced the item by title.

Public Works Director Murguia presented the staff report.

Mayor Snow opened the public comment period.

In Person: Chelsea Gastelum
Via Zoom: Truth
Written: None

Mayor Snow closed the public comment period.

Round 1: Councilmembers directed questions/comments to staff.

Round 2: Councilmembers directed questions/comments to staff.

Action: Moved by Mayor Snow, second by Councilmember Mendoza to adopt **Resolution No. 2026 – 4222** approving a budget adjustment in the amount of \$74,000 to the Fiscal Year 2026-27 Sundry Grants (Fund 08) budget line items “ATP Connect Main St. Ph 2 & 3” (08-00-00-4602) and “ATP Connect Main St Ph 2 & 3 Exp” (08-00-00-7255); approving an agreement (No. 2026-23) with CR Associates for engineering and design services for Connect Main Street Phases 2 and 3 in an amount not-to-exceed \$373,893; and authorizing the City Manager or designee to execute all agreement documents.

City Attorney Steinke asked Mayor Snow to confirm the amount stated in the motion and Mayor Snow confirmed the amount to be authorized is \$373,893.

The motion passed by the following vote, to wit:

AYES: Mendoza, Altamirano, Smith, Heredia, Snow

NOES: None

ABSENT: None

3. Council Initiated Item – Discussion on Term Limits for Mayor and Councilmembers

Mayor Snow introduced the item by title and called on Councilmember Altamirano and Councilmember Mendoza to introduce the item.

Councilmember Altamirano stated that she had wanted to bring the item forward for some time and that she had discussed it with City Manager Winney during his first week as Interim City Manager. Altamirano had previously understood term limits could be implemented as a Council policy but now understands the matter must go to the voters. Councilmember Altamirano stated that the item is not directed at any individual who serves or has served on the City Council, that a number of cities in San Diego County have term limits, and that the community has expressed interest in the subject.

Councilmember Mendoza stated that she supports term limits and had offered to support Councilmember Altamirano in bringing the item forward, that she understood the matter

would need to be placed on the ballot and that she had asked whether the discussion could be postponed to a later date.

City Manager Winney presented the staff report.

Mayor Snow opened the public comment period.

In Person: Chelsea Gastelum
Richard Hammett
Via Zoom: None
Written: None

Mayor Snow closed the public comment period.

City Manager Winney clarified that no vote was expected and that the matter would need to be brought back to the City Council seated in late 2027 or early 2028 for direction including whether to hold public workshops and whether to place a measure on the ballot for the 2028 general municipal election.

City Attorney Steinke added that the process for placing a measure on the ballot includes a discussion item, feedback from the City Council and the public and the drafting of an ordinance that would then be placed on the ballot for a vote of the public.

Council Preferences:

Mayor Snow: Not opposed to term limits, but unwilling to support the cost of placing a measure on the ballot unless the measure is brought forward by the community, as occurred with a prior citizens' initiative that qualified for the ballot; noted that the City has had steady turnover and that voting serves as a natural term limit.

Mayor Pro Tem Heredia: Option 4 or Option 5, the lifetime limit options; supports bringing the matter to the public through a workshop so that residents have time to weigh in.

Councilmember Mendoza: A limit of three four-year terms, combined across offices regardless of the seat held; noted that Lemon Grove has historically had one Mayor who served approximately 20 years and one Councilmember who served approximately 18 years, but that the voters have elected one or two new Councilmembers nearly every election cycle, and that the lengthy tenures of the members of the County Board of Supervisors prompted her interest in the subject.

Councilmember Altamirano: Option 2, two consecutive terms with a break and would also support a lifetime limit of two terms for both the Mayor and Councilmember offices; stated that the City should not campaign for or against a measure or bear campaign costs, and that former officials can continue to mentor others and remain involved in the community.

Councilmember Smith: A lifetime limit of three four-year terms applied collectively to the Mayor and Councilmember offices and, as a second preference, two consecutive four-year terms with a break of six years; suggested that a partial term be counted by rounding to the nearest full term, so that a partial term of less than two years would not count; stated that a

campaign would not be necessary and that the experience of a former Councilmember is not necessarily lost at the end of a term, citing the appointment of former Councilmember Jerry Jones as the City's representative to the wastewater board.

General Direction: The City Council expressed general support for establishing term limits for the Mayor and Councilmembers, with the exception of Mayor Snow, who supports term limits only if a measure is brought forward by the community. No consensus was reached on a specific term limit structure; preferences expressed ranged from two consecutive terms with a break to a lifetime limit of three four-year terms, with support expressed for applying any limit collectively across the Mayor and Councilmember offices. The City Council also expressed general support for public outreach, including a community workshop before any measure is brought forward and general agreement that the City should not campaign for or against a measure.

Specific Direction: Councilmember Mendoza requested that staff note the interest and direction expressed by the current City Council for the consideration of the future City Council which would make the final decision.

City Manager Winney stated that staff would summarize the comments provided at this meeting and include that summary in any future item brought before the City Council seated in late 2027 or early 2028.

Mayor Snow stepped away from the dais at 7:55 p.m. during this item and Mayor Pro Tem Heredia presided. Mayor Snow returned to the dais at 8:02 p.m.

Action: No action was taken. The item was presented for discussion only.

City Council Reports on Meetings Attended at the Expense of the City

Councilmember Smith

- Reported that his committee assignments had not met since the last City Council meeting and that he would attend the Metropolitan Transit System (MTS) Board meeting on Thursday and report at the next City Council meeting.
- Noted: Following Mayor Snow's report | That the San Diego Food Bank distribution center is a LEED certified building and that the City's food distribution receives product from that distribution center.

Councilmember Altamirano

- September 4, 2026: East County Chamber of Commerce First Friday Breakfast meeting, held at the Cuyamaca College campus.
- September 14, 2026: Staff briefing on the Downtown Specific Plan.
- September 15, 2026: Meeting with a business owner and Mayor Pro Tem Heredia, regarding support for a pilot program at the Recreation Center serving youth ages 12 to 17.

Councilmember Mendoza

- September 11, 2026: San Diego Association of Governments (SANDAG) Board of Directors meeting as an alternate.
- September 14, 2026: Staff briefing on the Downtown Specific Plan.

Mayor Pro Tem Heredia

- September 2, 2026: Helix Water District Board meeting.
- September 11, 2026: SANDAG meeting as alternate with Councilmember Mendoza,
- September 14, 2026: Staff briefing on the Downtown Specific Plan with Councilmember Smith, City Manager Winney and City staff.
- September 15, 2026: Meeting with a business owner, with Councilmember Altamirano, regarding pilot program funding through a public-private partnership.
- League of California Cities tour of the San Diego Food Bank.

Mayor Snow

- September 2, 2026: Meeting with a business owner regarding sign regulations.
- September 5, 2026: McAlister Institute Run for Recovery.
- September 9, 2026: SANDAG briefing on SR-125 and I-15.
- September 14, 2026: League of California Cities event including a tour of the San Diego Food Bank.
- September 14, 2026: Downtown Specific Plan briefing.

Mayor Snow also recognized Labor Day and the workers of the Lemon Grove community and recognized the 25th anniversary of September 11, 2001 honoring first responders and the memory of those who lost their lives.

City Manager's Report

City Manager Winney reported on the following:

- Downtown Specific Plan: Individual briefings were held with the City Council this week on the Downtown Specific Plan, the vision document that will guide development and investment in the downtown area for the next 20 years. The presentation from the public workshop held the prior week, the revised and updated draft plan, and a means to submit comments are available on the project page on the City's website. The plan will move to the Planning Commission later this month.
- Emergency Preparedness: September is Emergency Preparedness Month and staff is meeting every two weeks to prepare for storms anticipated this season. Preparedness information will continue to be posted on the City's website and social media.
- Storm Water Infrastructure: Since January 2024, the City has completed 14 storm drain improvement projects valued at over \$4 million funded by Measure T. The College Place storm water improvement project currently underway is valued at just over \$1 million, and staff has videoed over 3,000 linear feet of storm drain lines to assess their condition. Six additional projects are on the horizon, three of which are in design and nearing completion. City Manager Winney thanked Public Works staff.
- 29th Annual Community Bonfire: December 4, 2026 from 4:30 p.m. to 8:30 p.m.
- Heartland Fire Annual Community Breakfast: October 2026.

Councilmember Altamirano asked the City Manager for the following:

- An update on the hiring process for the code enforcement officer.
- What can be done regarding vehicles parking at Lemon Grove Park.
- A presentation from the Sheriff's Department regarding the Troy Street Study.

City Attorney Steinke advised that brief updates are appropriate but that an item requiring discussion should be agendized before it is discussed.

City Manager Winney responded as follows:

- No existing study has been conducted by the County as it pertains to law enforcement coverage for that facility. Councilmember Altamirano requested that the matter be agendized and the request was supported by Mayor Pro Tem Heredia.
- Staff can reach out to the County regarding communication with participants in the safe parking program about the impacts of their presence in the park on residents.
- The hiring process for the code enforcement officer position has not yet moved forward and the position will most likely be posted early next year.

Closed Session

City Attorney Steinke read the Council into Closed Session. The Council recessed to Closed Session at **8:32 p.m.**

- a. Conference with Legal Counsel – Anticipated Litigation (Government Code §54956.9(d)(4)): 1 case.

Mayor Snow reconvened the meeting to open session at **9:04 p.m** with all Councilmembers present.

City Attorney Steinke reported out from Closed Session and announced that the City Council provided direction to staff and that there was no reportable action.

Adjournment

Mayor Snow adjourned the Regular meeting at **9:05 p.m.** and announced that the next regularly scheduled City Council meeting will be held on Tuesday, October 6, 2026 at 6:00 p.m.

Joel G. Pablo, City Clerk
City of Lemon Grove

Approved by the City Council on October XX, 2026



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 1.D
Meeting Date: October 6, 2026
Submitted to: Honorable Mayor and Members of the City Council
Department: City Manager's Office
Staff Contact: Joel G. Pablo, City Clerk; jpablo@lemongrove.ca.gov
Item Title: **Note and File Planning Commission Minutes**

Recommended Action: Note and File Approved Planning Commission Meeting Minutes for the following meetings:

- a. Special Meeting of the Planning Commission of Tuesday, May 26, 2026;
- b. Special Joint Meeting of the City Council and Planning Commission (Downtown Specific Plan Update Workshop) of Monday, June 22, 2026; and
- c. Regular Meeting of the Planning Commission of Monday, July 27, 2026.

Environmental Review:

- ☒ Not subject to review ☐ Negative Declaration
☐ Categorical Exemption, Section [] ☐ Mitigated Negative Declaration

Fiscal Impact: None.

Public Notification: None.

Attachment:

Attachment A - Special Meeting of the Planning Commission of Tuesday, May 26, 2026;
Attachment B – Special Joint Meeting of the City Council and Planning Commission (Downtown Specific Plan Update Workshop) of Monday, June 22, 2026; and
Attachment C – Regular Meeting of the Planning Commission of Monday, July 27, 2026.

**CITY OF LEMON GROVE
PLANNING COMMISSION – SPECIAL MEETING
TUESDAY, MAY 26, 2026 AT 6:00 P.M.
LEMON GROVE COMMUNITY CENTER
3146 SCHOOL LANE, LEMON GROVE, CA 91945**

Call to Order

Acting Chair Jacquelyn Clark convened the Special Planning Commission meeting to order at **6:07 p.m.**

Roll Call

Present: Acting Chair Jacquelyn Clark, Commissioner Minola Clark Manson, Commissioner Jennifer Morrissey

Absent: Commissioner Brianna Bearce, Commissioner David Eckler

Staff Present: Community Development Manager Michael Fellows, Planning Commission Attorney Tim Campen, Planning Commission Clerk Joel G. Pablo, Assistant Planner Justin Nakhonthap.

Pledge of Allegiance

Commissioner Clark Manson led the Pledge of Allegiance.

Changes to the Agenda

Planning Commission Clerk Pablo stated there are no changes to the agenda.

Presentation – None

Public Comment

Acting Chair Clark opened the public comment period. No comments were directed to the Commission.

Acting Chair Clark closed the public comment period.

Consent Calendar

1. Approval of Minutes for the Planning Commission Regular Meeting of Monday, April 27, 2026

Action: Moved by Commissioner Clark Manson, seconded by Commissioner Morrissey to approve the meeting minutes of the Regular Planning Commission held on Monday, April 27, 2026.

The motion passed by the following vote, to wit:

AYES: Morrissey, Clark Manson, Clark

NOES: None

ABSENT: Bearce, Eckler

Public Hearing

2. Conduct a Public Hearing to Consider a Conditional Use Permit No. CUP-250-0002 for a Proposed Appliance Retail Store in an Existing 8,205 square-foot Building Located at 7875 Broadway (APN: 480-112-04-00) in the Village Core District, Village Commercial 3 (VC3) Zone of the Downtown Village Specific Plan (DVSP).

Acting Chair Clark introduced the item by title and opened the public hearing at **6:26 p.m.**

Planning Commission Clerk Pablo stated that all notices as required by law have been given and all documents and corresponding exhibits have been provided.

Planning Commission Attorney Campen requested that Commissioners disclose any conflicts of interest. Acting Chair Clark disclosed that she had visited the business location and had planned to purchase a refrigerator from the business prior to knowing the item would come before the Planning Commission and stated that she has no financial interest and would receive no special discount or benefit. Campen advised that because no special benefit was provided, anticipated, or offered, and any purchase would be at the same price available to the general public, no conflict exists and Acting Chair Clark may participate in the item.

Assistant Planner Justin Nakhonthap presented the report.

Applicant / Business Owner Rachel Gu of Appliances 4 Less provided a presentation on the proposed business.

Acting Chair Clark opened the public comment period. No comments were directed to the Commission.

Acting Chair Clark closed the public comment period.

The Planning Commission asked questions and provided comments to the applicant and staff regarding on-site refurbishment activities, delivery hours in relation to nearby school traffic, the appearance and upkeep of the rear of the property, inventory levels and storefront appearance, and customer parking. Commissioner Clark Manson noted a typographical error in the conditions of approval referencing a “preschool” rather than the appliance retail store. Community Development Manager Michael Fellows clarified that the parking spaces in front of the building are owned by the individual property owners in the shopping center.

Action: Moved by Commissioner Clark Manson, seconded by Commissioner Morrissey to close the public hearing.

The motion passed by the following vote, to wit:

AYES: Morrissey, Clark Manson, Clark

NOES: None

ABSENT: Bearce, Eckler

Acting Chair Clark closed the public hearing at **6:35 p.m.**

Action: Moved by Commissioner Morrissey, seconded by Acting Chair Clark to: (1) Conduct the Public Hearing; (2) Receive Public Comment; and (3) Adopt **Resolution No. 2026 - 03** approving Conditional Use Permit No. CUP-250-0002 for a proposed appliance retail store in an existing 8,205 square-foot building located at 7875 Broadway (APN: 480-112-04-00) in the Village Core District, Village Commercial 3 (VC3) zone of the Downtown Village Specific Plan (DVSP).

The motion passed by the following vote, to wit:

AYES: Morrissey, Clark Manson, Clark

NOES: None

ABSENT: Bearce, Eckler

Business from the Community Development Manager

Community Development Manager Michael Fellows provided an update on the Downtown Village Specific Plan community workshop held the previous Thursday, noting strong public attendance and recognized Assistant Planner Justin Nakhonthap for his efforts on the public noticing for the workshop.

Fellows also reported that Raising Cane's is targeting an opening date of Monday, June 8, 2026.

Business from the Planning Commission Attorney

Planning Commission Attorney Campen reiterated that a minimum of three (3) affirmative votes is required for the Planning Commission to take action as a body and encouraged Commissioners to bring any potential conflict of interest, however minor to the Attorney's attention.

Planning Commission Oral Reports on Meeting Attended at the Expense of the City

Commissioners asked about the Planning Commission meeting schedule for the summer. Community Development Manager Fellows explained that regular meetings are scheduled for the fourth Monday of each month, that whether an item is heard depends largely on the completeness of applications and that approximately six meetings per year are typically budgeted. Staff noted that it is working with the City Clerk on developing a Planning Commission meeting calendar.

Commissioners also asked about future agenda items. Fellows stated that items requested by the City Council including the Downtown Village Specific Plan update are the current priority and that other items under consideration include a landscape ordinance and regulations for certain uses that may have negative impacts when highly concentrated.

Adjournment

Acting Chair Clark adjourned the meeting at **6:45 p.m.** and stated that the next regular Planning Commission meeting is scheduled for Monday, June 22, 2026 at 6:00 p.m.

Joel G. Pablo, Planning Commission Clerk

Approved by the Planning Commission on September 28, 2026
Received by the City Council on

**MINUTES OF THE SPECIAL JOINT MEETING
OF THE LEMON GROVE CITY COUNCIL AND PLANNING COMMISSION
DOWNTOWN SPECIFIC PLAN UPDATE WORKSHOP**

**LEMON GROVE COMMUNITY CENTER
3146 SCHOOL LANE, LEMON GROVE, CA 91945
MONDAY, JUNE 22, 2026 AT 6:00 P.M.**

Call to Order

Mayor Pro Tem Jessyka Heredia convened the Special Joint Meeting of the City Council and Planning Commission to order at 6:00 p.m.

Roll Call – City Council

Present: Mayor Pro Tem Jessyka Heredia, Councilmember Seth Smith, Councilmember Jennifer Mendoza, Councilmember Yadira Altamirano.

Absent: Mayor Alysson Snow

Roll Call – Planning Commission

Mayor Pro Tem Heredia recognized Acting Chair Jacquelyn Clark to call the Planning Commission to order and conduct its portion of the joint study session.

Present: Acting Chair Jacquelyn Clark, Commissioner Minola Clark Manson, Commissioner Brianna Bearce, Commissioner Jennifer Morrissey.

Absent: Commissioner David Eckler.

Staff and Consultant Team Present

Interim City Manager Tony Winney, City Clerk Joel G. Pablo, Community Development Manager Michael Fellows, City Attorney Kristen Steinke and Special Projects Administrator Bill Chopyk.

Rick Engineering (Consultants): Brooke Peterson, Principal in Charge; Sydney Rankmoore, Project Manager; and Juan Alberto Bonilla.

Pledge of Allegiance

Commissioner Bearce led the Pledge of Allegiance.

Study Session Item

1. Downtown Specific Plan Update Workshop

Mayor Pro Tem Heredia stated that this was a study session and that no formal action would be taken by either the City Council or the Planning Commission this evening. The purpose of the item was to receive a presentation, share feedback and provide direction to staff and the consultant team.

Interim City Manager Winney introduced the item and provided background on the existing 2005 Downtown Specific Plan and the 2018 draft update, which did not pass on second reading

before the City Council. Brooke Peterson, Principal with Rick Engineering, presented an overview of: the 2018 draft plan's vision, goals, planning areas, and development standards; the community engagement conducted to date, including mailers, pop-up events, an online community survey (open through July 19, 2026), a community workshop, and a developer/property owner roundtable; proposed revisions and areas of focus for the 2026 update, including simplifying the regulatory framework, creating objective design standards, and aligning with current state and local law; and how Senate Bill 79 relates to the Downtown Specific Plan, given its narrower quarter-mile transit-station scope.

City Council and Planning Commission members provided questions, comments and direction to staff and the consultant team throughout the presentation.

Council and Commission provided general direction to:

- Prioritize walkability, including street tree canopy, pedestrian promenades, and provisions for outdoor dining.
- Reevaluate the mixed-use commercial requirement, including consideration of density incentives in exchange for below-market-rate commercial leasing to help fill vacant commercial space.
- Update landscaping, lighting, and signage standards, including a street tree/planting palette, to be consistent with current City codes and to support a more cohesive, less commercial-looking downtown.
- Pair the plan with stronger code enforcement policy and funding to support cleanliness and safety goals.
- Reconsider maximum building heights (as compared to the 2018 draft's seven-story maximum) and ensure adequate transitions and buffers for adjacent single-family neighborhoods.
- Address parking availability and impacts as density and building intensity increase.
- Consider a public art program and a designated entertainment/music or wine garden district.
- Improve City communication and public outreach ahead of future workshops, including presenting to local service groups and providing the Planning Commission the same advance briefings the City Council receives.
- Prioritize infrastructure funding (streets, storm drains, and public safety capacity) alongside new development.
- Explore a downtown gateway or monument sign concept.
- Consider phased or incremental implementation rather than full buildout at once.
- Proceed with the broader Downtown Specific Plan Update while aligning with Senate Bill 79 within its quarter-mile transit-station radius.

No formal action was taken on this item. Staff indicated that the project team will continue community engagement through the summer, return for comprehensive engagement with the City Council, Planning Commission, and community in September 2026, and anticipates returning to the City Council in November 2026 for consideration of adoption of the 2026 Downtown Specific Plan Update.

Public Comment

Mayor Pro Tem Heredia opened the public comment period.

In Person: Chelsea Gastelum
Brenda Hammond
Joe Smith
Richard Hammett

Jerry Jones
Jeremy Ogul
Don Owen

Mayor Pro Tem Heredia closed the public comment period.

Following public comment, Councilmember Altamirano suggested that staff consider a text-message alert system to notify the community once the online survey link is functioning, similar to alerts previously used to encourage community input. Staff indicated it would follow up on the suggestion.

Commissioner Clark Manson asked whether outreach materials are available in languages other than English. Staff responded that flyers and social media materials are being produced in Spanish, that all workshop materials and a Spanish-language station were provided at the community workshop, and that the project website can be translated into additional languages.

Adjournment

Having completed the business before the City Council and Planning Commission and with the concurrence of the Planning Commission, Mayor Pro Tem Heredia adjourned the Special Joint Meeting at approximately 8:03 p.m.

Joel G. Pablo, City Clerk
City of Lemon Grove

**MINUTES
CITY OF LEMON GROVE
PLANNING COMMISSION – REGULAR MEETING
MONDAY, JULY 27, 2026 AT 6:00 P.M.
LEMON GROVE LIBRARY – COMMUNITY ROOM
3001 SCHOOL LANE, LEMON GROVE, CA 91945**

Call to Order

Acting Chair Jacquelyn Clark convened the Regular Planning Commission meeting to order at 6:07 p.m.

Roll Call

Present: Acting Chair Jacquelyn Clark, Commissioner Brianna Bearce, Commissioner David Eckler, Commissioner Minola Clark Manson

Absent: Commissioner Jennifer Morrissey

Staff Present

Community Development Manager Michael Fellows, City Clerk Joel G. Pablo and Deputy City Attorney Gena Burns.

Pledge of Allegiance

The Assembly recited the Pledge of Allegiance.

Changes to the Agenda

Planning Commission Clerk Pablo stated there are no changes to the agenda.

Presentation – None

Public Comment

Acting Chair Clark opened the public comment period.

In Person: Chelsea Gastelum
Richard Hammett

Acting Chair Clark closed the public comment period.

Administer the Oath of Office to Jacquelyn Clark

Planning Commission Clerk Joel G. Pablo administered the Oath of Office to Jacquelyn Clark.

Reports to the Planning Commission

1. Selection of Chair / Vice Chair for the Planning Commission

Planning Commission Clerk Pablo provided an overview of the roles of the Chair and Vice Chair and the nomination and voting process. Clerk Pablo noted that he had contacted Commissioner Morrissey who confirmed she would accept a nomination for Chair or Vice Chair, if nominated.

Selection of Chair

Clerk Pablo opened the public comment period. No comments were directed to the Commission. Clerk Pablo closed the public comment period.

Commissioner Clark Manson nominated Acting Chair Clark for the position of Chair. No other nominations were received.

Action: Moved by Commissioner Clark Manson, seconded by Commissioner Bearce to elect Jacquelyn Clark as Chair of the Planning Commission.

The motion passed by the following vote, to wit:

AYES: Clark Manson, Eckler, Bearce, Clark

NOES: None

ABSENT: Morrissey

Selection of Vice Chair

Clerk Pablo opened the public comment period. No comments were directed to the Commission. Clerk Pablo closed the public comment period.

Chair Clark nominated Commissioner Bearce for the position of Vice Chair, and Commissioner Bearce accepted the nomination. No other nominations were received.

Action: Moved by Commissioner Clark Manson, seconded by Chair Clark to elect Brianna Bearce as Vice Chair of the Planning Commission.

The motion passed by the following vote, to wit:

AYES: Clark Manson, Eckler, Bearce, Clark

NOES: None

ABSENT: Morrissey

2. Brown Act and Conflict of Interest Training
3. Planning Commission Duties and Responsibilities Training

Items No. 2 and No. 3 were presented together.

Deputy City Attorney Gena Burns presented the training, which covered the duties and jurisdiction of the Planning Commission under the Lemon Grove Municipal Code, including Titles 15, 16, 17, and 18; procedural due process and fair hearings; disclosure of ex parte communications; the Ralph M. Brown Act, including the definition of a meeting, serial meetings, email and social media communications, and teleconferencing requirements; the California Public Records Act, including records kept on personal devices and accounts; and conflicts of interest under the Political Reform Act and Government Code Section 1090, including the real property 500-foot and 1,000-foot rules and disqualification procedures.

Commissioners asked questions throughout the presentation regarding disclosures for site visits, social media activity, consequences of Brown Act violations, and potential conflicts of interest related to general ordinances.

Chair Clark opened the public comment period. No comments were directed to the Commission. Chair Clark closed the public comment period.

Commissioners thanked the Planning Commission Attorney for the presentation and requested that the training be provided annually or as needed.

These were informational items; no action was taken.

Business from the Community Development Manager

Community Development Manager Michael Fellows discussed the role of the Planning Commission in initiating agenda items, explaining why staff generally discourages Commission-initiated items and noted meeting frequency and budget considerations.

Commissioners discussed the need for consistent meetings and for information on upcoming meeting topics to be provided in advance, referencing the most recent joint meeting. Commissioners requested the status of previously requested reports, including information on new business applications and permits submitted to the City and expressed interest in the Commission taking a more proactive role on land use matters, citing data centers as an example.

Business from the Planning Commission Attorney – None

Planning Commission Oral Reports on Meeting Attended at the Expense of the City – None

Adjournment

Chair Clark adjourned the meeting at 7:40 p.m. and stated that the next regular Planning Commission meeting is scheduled for Monday, August 24, 2026 at 6:00 p.m.

Joel G. Pablo, Planning Commission Clerk

Approved by the Planning Commission on September 28, 2026
Received by the City Council on



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 1.E
Meeting Date: October 6, 2026
Submitted to: Honorable Mayor and Members of the City Council
Department: Public Works Department
Staff Contact: Izzy Murguia, Director of Public Works; imurguia@lemongrove.ca.gov
Item Title: **Award of a Purchase Order to R&S Overhead Doors of San Diego, Inc. for the Replacement of Exit and Interior Doors at the Community Center**

Recommended Action: Adopt a Resolution (**Attachment A**) awarding a Purchase Order in the amount of \$39,442 to R&S Overhead Doors of San Diego, Inc. for replacement of exit and interior doors at the Community Center.

Summary: The Community Center is currently undergoing interior improvements in conjunction with the audio and visual (A/V) upgrades. The building's exit and interior doors have exceeded their useful life and are not compliant with the American with Disabilities Act (ACT). Staff solicited informal bids for the replacement of the doors in accordance with the California Uniform Public Construction Cost Accounting Act (Act) bidding procedures noted in Section 3.24.120 (Construction Projects) of the Municipal Code. Staff recommends the approval of a Purchase Order (PO) to R&S Overhead Doors of San Diego, Inc. (R&S) in the amount of \$39,442 for replacement of exit and interior doors at the Community Center.

Discussion: The Community Center, located at 3146 School Lane, is a multi-use facility currently utilized for City Council meetings, rentals, and is leased to HOPE, Inc. to provide support services for adults with intellectual disabilities. The Fiscal Year 2026–27 Budget includes funding for A/V upgrades that are currently in progress. In conjunction with those upgrades, staff is undertaking interior improvements to modernize the building and address ADA compliance issues. One of the interior improvements staff is seeking is the replacement of the building's emergency exit doors (2), restroom doors (2), storage/computer room door (1), kitchen door (1) and custodial room doors (2). Replacement is required to restore compliant egress, protect building occupants, and eliminate liability exposure.

Staff solicited quotes to replace the doors through an informal bid process in accordance with the California Uniform Public Construction Cost Accounting Act (Act) bidding procedures noted in Section 3.24.120 (Construction Projects) of the Municipal Code. The informal bidding procedures allow for projects of \$75,000 or less may be performed by agency employees, negotiated contract, or purchase order. Section 3.24.040 (C)

Approval of a Purchase Order to
R&S Overhead Doors of San Diego
October 6, 2026

“Procurement and disposition of responsibilities” stipulates all procurement of goods and services above \$15,000 requires City Council approval.

Staff met with three (3) contractors the week of August 17, 2026, for a job walk and to assess and provide recommendations for replacement of the exit doors. R&S was the lowest responsible bidder for the exit door replacements. Staff requested that R&S include the replacement of additional interior doors in their proposal. The costs for the additional doors is fair and reasonable and overall costs is in accordance with Section 3.24.120 (Construction Projects) of the Municipal Code.

The scope of work includes new doors, hardware (i.e., closers, panic bars, handles) and door frames. R&S specializes in commercial doors and gates, is licensed by the California State License Board and Department of Industrial Relations. R&S has experience working with public agencies and currently serves as the maintenance provider for the City of Poway and the County of San Diego. The doors arrive prefinished and carry a two-year warranty. Ordering, assembly, and installation are expected to take approximately two (2) weeks.

Environmental Review:

- | | |
|---|---|
| ☒ Categorical Not Subject to Review | ☐ Negative Declaration |
| ☐ Categorical Exemption, Section 15301 | ☐ Mitigated Negative Declaration |

FY2026-27 City Council Work Plan/Strategic Focus Area(s):

- | | |
|---|---|
| ☐ Public Streets, Storm Drains & Sidewalks | ☐ Public Safety & Homelessness |
| ☐ Revenue, Budget & Economic Development | ☒ Community Life |

Brief Description: N/A.

Fiscal Impact: Sufficient funding is available in the Fiscal Year 2026-27 Measure T (Fund 37) Capital Improvement Projects budget line item “Misc Facility Improvements” (37-00-00-FC03).

Public Notification: None.

Staff Recommendation: Adopt a Resolution (**Attachment A**) awarding a Purchase Order in the amount of \$39,442 to R&S Overhead Doors of San Diego, Inc. for replacement of exit and interior doors at the Community Center.

Council Options:

1. Approve staff's recommendation.
2. Do not approve staff's recommendation and direct staff to seek additional quotes.
3. Provide direction on which doors to replace.

Attachments:

Attachment A – Resolution

Attachment B – R&S Proposal

RESOLUTION 2026-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMON GROVE, CALIFORNIA, AWARDED A PURCHASE ORDER TO R&S OVERHEAD DOORS OF SAN DIEGO, INC. FOR EXIT AND INTERIOR DOOR REPLACEMENT AT THE COMMUNITY CENTER

WHEREAS, the Fiscal Year (FY) 2026-27 budget provides funding for miscellaneous facility improvements; and

WHEREAS, the exit doors at the Community Center have exceeded their useful life and various interior doors are not compliant with the American with Disabilities Act and are recommended to be replaced; and

WHEREAS, the City conducted an informal bidding process and selected R&S Overhead Doors of San Diego, Inc. to perform the required work; and

WHEREAS, funding for the Purchase Order is available from the Fiscal Year 2026-27 Measure T Capital Improvement Projects budget line item (37-00-00-FC03).

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Lemon Grove, California, hereby:

1. Approves a Purchase Order for exit and interior door replacements to R&S Overhead Doors of San Diego, Inc in the amount of \$39,442.
2. Authorizes the City Manager, or designee, to execute the Purchase Order and related documents necessary to implement the project.

PASSED, ADOPTED, AND APPROVED on October 6, 2026, the City Council of the City of Lemon Grove, California, adopted Resolution No. _____, passed by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Alysson Snow, Mayor

Attest:

Joel G. Pablo, City Clerk

Approved as to Form:

Kristen Steinke, City Attorney



R&S Overhead Doors of San Diego, Inc.
7166 Convoy Court
San Diego, CA 92111
Ph: (619) 880-3667

PROPOSAL

627530

Customer Info

City of Lemon Grove
3232 Main St
Lemon Grove, CA 91945-1705

Attn: **Izzy Murguia**

Job Info

Lemon Grove Community Center
Re: Estimate for Door Replacements
3146 School Ln
Lemon Grove, CA 91945-2545

Date	Proposal No	Submitted By	Reference
9/24/2026	627530	Gabriel Flores	Proposal for Pair of HMDs & frame
Description			Amounts
R&S overhead doors of San Diego proposes to furnish and install: 2 (two) new pairs of Hollow Metal Doors & Frames including the following benefits: (Exit Doors) • 18 gauge cold rolled steel door with rust inhibitive prime coat meets ANSI/SDI A250.10 • Exceeds ANSI A250.4 Performance Level A, tested to 10 million cycles • Flush top cap and continuously welded vertical edges (seamless) cold rolled in 18-gauge A40 galvanized steel • Steel plate reinforced interior for panic device and hydraulic closer assembly • Pre-prepped for hinges, & locks with factory reinforcement Hardware: • 2 (two) new 36 inch commercial panic devices • 2 (two) new commercial grade fully adjustable hydraulic closers • 2 (two) new 64 inch commercial saddle thresholds • 2 (two) new 72 inch full length steel security astragals • 12 (twelve) new commercial grade ball bearing hinges We will secure the new door and hardware, and adjust any aspect of the assembly to ensure proper function. The closing speed and force will be set for safe but secure closing function and the closers will be set to allow the doors to open against the wall for maximum clearance preventing the door from being damaged when forced all the way open. Notes: Quote is subject to a final field inspection. Quote does not include any hidden damages. Quote is for two (2) 36 wide door leafs (per ADA requirements) & two (2) dummy leafs. This is due to the existing size of the opening. Quote includes prevailing wages.			\$13,076.00
R&S overhead doors of San Diego proposes to furnish and install: 3 (Three) new Wooden Doors & Metal Frames including the following benefits: (Restrooms (2) & Kitchen) - 1-3/4" thick solid-core wood construction - A-grade wood veneer with factory-applied finish - Heavy-duty construction meeting WDMA I.S.1A standards - Available in various wood colors, grains, and finish options - Beveled edges with matching wood vertical edges			\$15,425.00

- Door can be factory-machined for specified hardware - Optional glass lite, louver, and hardware preparations available - Interior use only Hardware (per door): • 1 (one) new Commercial duty lever lock trim (door handles) • 1 (one)new commercial grade fully adjustable hydraulic closers • 1 (one)new 36 inch commercial saddle thresholds • 3 (three) new commercial grade ball bearing hinges We will secure the new door and hardware, and adjust any aspect of the assembly to ensure proper function. The closing speed and force will be set for safe but secure closing function and the closers will be set to allow the doors to open against the wall for maximum clearance preventing the door from being damaged when forced all the way open. Notes: Quote is subject to a final field inspection. Quote does not include any hidden damages. Quote includes prevailing wages.	
R&S overhead doors of San Diego proposes to furnish and install: 1 (One) new Wooden Door & Metal Frameincluding the following benefits: (Computer room) - 1-3/4" thick solid-core wood construction - A-grade wood veneer with factory-applied finish - Heavy-duty construction meeting WDMA I.S.1A standards - Available in various wood colors, grains, and finish options - Beveled edges with matching wood vertical edges - Door can be factory-machined for specified hardware - Optional glass lite, louver, and hardware preparations available - Interior use only -Vision light measuring 24"x24" including 1/4" tempered glass Hardware: • 1 (one) new Commercial duty lever lock trim (door handle) • 1 (one)new commercial grade fully adjustable hydraulic closer • 1 (one)new 36 inch commercial saddle threshold • 3 (three) new commercial grade ball bearing hinges We will secure the new door and hardware, and adjust any aspect of the assembly to ensure proper function. The closing speed and force will be set for safe but secure closing function and the closers will be set to allow the doors to open against the wall for maximum clearance preventing the door from being damaged when forced all the way open. Notes: Quote is subject to a final field inspection. Quote does not include any hidden damages. Quote includes prevailing wages.	\$5,048.00
R&S overhead doors of San Diego proposes to furnish and install: 1 (One) new pair of Wooden Doors & Metal Frameincluding the following benefits: (Storage room) - 1-3/4" thick solid-core wood construction - A-grade wood veneer with factory-applied finish - Heavy-duty construction meeting WDMA I.S.1A standards - Available in various wood colors, grains, and finish options - Beveled edges with matching wood vertical edges - Door can be factory-machined for specified hardware - Optional glass lite, louver, and hardware preparations available - Interior use only	\$5,893.00

-Vision light measuring 24"x24" including 1/4" tempered glass

Hardware:

- 1 (one) new Commercial duty storage room lever lock trim (active leaf)
- 2 (two) new commercial grade fully adjustable hydraulic closers
- 1 (one) new 64 inch commercial saddle threshold
- 1 (one) new set of pin locks (inactive leaf)
- 6 (Six) new commercial grade ball bearing hinges

We will secure the new door and hardware, and adjust any aspect of the assembly to ensure proper function. The closing speed and force will be set for safe but secure closing function and the closers will be set to allow the doors to open against the wall for maximum clearance preventing the door from being damaged when forced all the way open.

Notes:

Quote is subject to a final field inspection.

Quote does not include any hidden damages.

Quote is for two (2) 36 wide door leafs (per ADA requirements) & two (2) dummy leafs. This is due to the existing size of the opening.

Quote includes prevailing wages.

Date	Payment Terms	Acceptance Terms	Valid Thru	Total Amount
9/24/2026	50% Deposit, 50% Completion	30 Days	10/24/2026	\$39,442.00
Submitted By		Phone No	Email	
Gabriel Flores, Inside/Outside Sales & Marketing Representative		(619) 857-1573	gabriel@rsdoorssandiego.com	

Terms & Conditions

- **Contractual Agreements:** **R&S** will not accept any additional contracts and/or agreements submitted by customers, contractors, or third parties. Work will commence only after R&S's offer has been signed and required deposits have been received.
- **Warranty Coverage:**
 - ☒ **Labor:** 90 days
 - ☒ **New Materials:** One (1) year (R&S Warranty)
 - ☒ **Manufacturer Warranty:** Two (2) year limited warranty, covering defects on new equipment only.
 - ☒ **Exclusions:** Damage resulting from self-repair, misuse, abuse, vandalism, or acts of nature.
- **Downtime Charges:** Any project delays or downtime not caused by R&S, including incurred overtime, will be charged back to the customer.
- **Third-Party Responsibilities:** All structural framing, building modifications, concrete forming, hazardous abatement/containment, permanent paints/finishes, and access controls are to be provided by others.
- **Permits and Fees:** Offer does not include any permits or applicable fees. These are the responsibility of others.
- **Job Inspection Notice:** Final pricing may be adjusted following job site inspection.
- **Site Access Requirement:** The opening must be cleared a minimum of 10 feet back prior to installation.
- **Warranty Service Schedule:** Warranty work will be performed during standard business hours: Monday-Friday, 8:00 AM to 4:30 PM, excluding weekends and holidays.
- **Preventive Maintenance Recommendation:** R&S strongly recommends quarterly preventive maintenance (every three months) to ensure safe and optimal performance of all door system components.

Signature

ACCEPTED BY

PRINT NAME

EMAIL ADDRESS

DATE



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. **1.F**

Meeting Date: October 6, 2026

Submitted to: Honorable Mayor and Members of the City Council

Department: City Manager's Office

Staff Contact: Christian Olivas, Management Analyst; colivas@lemongrove.ca.gov

Item Title: **Authorization to Submit a Grant Application to the
Department of Justice for the Justice Assistance Grant**

Recommended Action: Adopt a resolution authorizing the submittal of a grant application to the Department of Justice (DOJ) for the Edward Byrne Memorial Justice Assistance Grant (JAG) for Fiscal Year (FY) 2026 and direct the City Manager or his designee to execute any grant related documents.

Summary: The City of Lemon Grove is submitting a grant application to the DOJ for the JAG Program to request funding for FY 2026 to continue the success of the City's Bicycle Patrol Program (BPP) with the San Diego County Sheriff's Department Lemon Grove Substation. Initially, the program was implemented in 2016 and has continued to be funded through subsequent DOJ grant awards. The grant funds would pay for the costs associated with deputies attending bicycle patrol training, overtime wages to conduct foot and bicycle patrols, and bicycle maintenance that will ensure day-to-day law enforcement operations.

Background: The JAG Program is the primary provider of federal criminal justice funding to state and local jurisdictions. These funds can be used to support a wide range of program areas within law enforcement that are intended to prevent or reduce crime and violence. Initially, the City was awarded JAG funds in September of 2016 to implement a bicycle patrol program with the intent to augment law enforcement patrols in parks, at special events, and the downtown core area. Each year thereafter, staff recommended and the City Council approved, the continued use of JAG funds for the bicycle patrol program. In 2023, foot patrols were implemented to augment bicycle patrols, as desired.

Discussion: Staff is proposing to submit a grant application to the Department of Justice JAG Program for FY 2026 for \$11,432 in funding to support the bicycle patrol program that would include deputies on foot patrols to augment bicycle patrols, as desired. The grant amount the City is eligible to receive is determined by the DOJ using a formula-

based allocation. The JAG Program requires that the governing body, in this instance, the City Council, approve the proposed grant application prior to submittal.

Foot and Bicycle Patrol Program Project Goals

Through coordination with the San Diego County Sheriff's Department, several key goals are identified for the Foot and Bicycle Patrol Program, as listed below:

- 1) Provide an increased law enforcement presence along Lemon Grove's Downtown and Village Core areas that would allow for interaction with the public and a timely response to the needs of the community;
- 2) Improve and increase the community policing presence within Lemon Grove;
- 3) Address narcotics, gangs and transients in violation of the Lemon Grove Municipal Code;
- 4) Patrol all City parks; and
- 5) Promote conduct that is responsive and sensitive to the needs of Lemon Grove.

Strategies

The aforementioned program goals will be achieved through the implementation of the strategies provided below:

- 1) Sheriff Deputies on bicycles and on foot are more approachable than in an enclosed patrol vehicle moving with the flow of traffic. This community policing approach improve responses as deputies on foot and/or on bicycles are better able to navigate to areas than a traditional patrol vehicle;
- 2) Bicycle and foot patrols improve the quality of service provided to City residents, with an emphasis on Lemon Grove's Downtown and Village Core areas. Increased contact with the community nurtures a law enforcement-resident-City partnership; and
- 3) Conduct proactive, directed patrols of all City parks, Lemon Grove's Downtown, and Village Core areas.

Law Enforcement Equipment

Through effective collaboration between the City and Sheriff's Department, staff continues to identify opportunities to use grant funds to improve bicycle patrols and overall law enforcement operations in Lemon Grove.

During a bicycle patrol operation, deputies are required to ride a traditional bicycle for a minimum of 4 hours to a maximum of 8 hours, which can be very difficult and physically demanding for deputies, especially in the summer months. Staff identified an opportunity to purchase another e-bike to use during bicycle patrols. The use of e-bikes will provide more flexibility and make a bicycle patrol operation more reasonable and effective by allowing deputies to ride an e-bike with or without the electric component as

they see necessary. Currently, there are no e-bikes available for bicycle patrol operations. The City plans to purchase one e-bike using the JAG FY 26 funds. The purchases will facilitate the implementation of the aforementioned strategies to achieve the key program goals.

Allocation of Grant Funds

Staff is proposing to allocate grant funds towards the bicycle patrol program that would pay for the costs associated with bicycle patrol training, overtime wages to conduct bicycle or foot patrols, and ongoing bicycle maintenance, as well as purchase another e-bike. This will help further the City Council's strategic priorities to improve public safety.

Environmental Review:

- | | |
|--|---|
| ☒ Not subject to review | ☐ Negative Declaration |
| ☐ Categorical Exemption, Section [] | ☐ Mitigated Negative Declaration |

FY2026-27 City Council Work Plan/Strategic Focus Area(s):

- | | |
|---|--|
| ☐ Public Streets, Storm Drains & Sidewalks | ☒ Public Safety & Homelessness |
| ☐ Revenue, Budget & Economic Development | ☐ Community Life |

Fiscal Impact: This grant does not require matching funds. Therefore, there is no fiscal impact on the current budget. The grant application to the Department of Justice JAG Program for FY 2026 is for \$11,432 in funding to support the foot and bicycle patrol program and to purchase one e-bike.

Public Notification: None.

Staff Recommendation: Staff recommends that the City Council adopt a resolution authorizing the submittal of a grant application to the Department of Justice (DOJ) for the Edward Byrne Memorial Justice Assistance Grant (JAG) for Fiscal Year (FY) 2026, and direct the City Manager or her designee to execute any grant related documents.

Attachments:

Attachment A – Resolution

RESOLUTION NO. 2026–

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMON GROVE,
CALIFORNIA, AUTHORIZING THE SUBMITTAL OF A GRANT
APPLICATION TO THE DEPARTMENT OF JUSTICE FOR THE EDWARD
BYRNE MEMORIAL JUSTICE ASSISTANCE GRANT**

WHEREAS, the Justice Assistance Grant (JAG) Program is the primary provider of federal criminal justice funding to state and local jurisdictions. These funds can be used to support a wide range of program areas within law enforcement; and

WHEREAS, the City of Lemon Grove supports the San Diego County Sheriff's Department in their mission to provide the highest quality public safety services to the Lemon Grove community; and

WHEREAS, the City was initially awarded JAG funds in September of 2016 to implement a bicycle patrol program with the intent to augment law enforcement patrols in parks, at special events, and the downtown core. Each year thereafter, staff recommended and the City Council approved the continued using JAG funds for the bicycle patrol program. In 2023, foot patrols were implemented to augment bicycle patrols; and

WHEREAS, staff is proposing to submit a grant application to the Department of Justice JAG Program for FY 2026 for a total of \$11,432 in funding to support the foot and bicycle patrol program and to purchase an E-Bike; and

WHEREAS, the City of Lemon Grove recognizes the value in community-oriented policing strategies that are implemented through the foot and bicycle patrol program in partnership with the San Diego County Sheriff's Department, Lemon Grove Substation to achieve the aforementioned goals as set forth in the grant application; and

WHEREAS, the City of Lemon Grove will comply with grant requirements outlined in the grant guidelines; and

WHEREAS, funding for \$11,432 will be requested and if awarded, will help implement the public safety priority of the City Council.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Lemon Grove, California, hereby:

1. Authorizes the application submittal of the Department of Justice Edward Byrne Memorial Justice Assistance Grant FY 2026 to fund bicycle patrol training, overtime wages for foot and bicycle patrols, and bicycle maintenance, and the purchase of an E-Bike; and

2. Directs the City Manager or her designee to execute any grant related documents.

PASSED AND ADOPTED on October 6, 2026, the City Council of the City of Lemon Grove, California, adopted Resolution No. 2026- _____, passed by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Alysson Snow, Mayor

Attest:

Joel G. Pablo, City Clerk

Approved as to Form:

Kristen Steinke, City Attorney



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 1.G
Meeting Date: October 6, 2026
Submitted to: Honorable Mayor and Members of the City Council
Department: Public Works Department
Staff Contact: Izzy Murguia, Director of Public Works; imurguia@lemongrove.ca.gov
Item Title: **Continuation of Emergency Procurement Actions for
Emergency Storm Drain Repairs Near 3281 College Place –
Update 10**

Recommended Action: Adopt a Resolution (**Attachment A**) by the required four-fifths vote for the continuance of emergency repairs to the storm drain system near 3281 College Place.

Background: A 72-inch corrugated metal storm drain, which runs east and west, south of Broadway/Federal Blvd has failed. Approximately 260 feet of the storm drain has corroded inverts and/or is collapsed. The failed storm drain has led to voids and to the structural failure of the parking lot pavement at the Terrace Garden Senior Apartments located at 3281 College Place. On April 7, 2026, the City Council adopted Resolution No. 2026-4160 declaring an emergency and authorizing the immediate expenditure of funds to replace the storm drain system.

Discussion: Public Contract Code (PCC) Section 22050 allows a public agency, in the case of an emergency, to repair or replace a public facility, take any directly related and immediate action required by that emergency, and procure the necessary equipment, services, and supplies for those purposes without going through a formal bid process. On April 7, 2026, the City Council adopted Resolution No. 2026-4160 declaring an emergency and authorizing the immediate expenditure of funds to replace the storm drain system near 3281 College Place. The urgency for the replacement is to prevent storm water from continuing to undermine the soil surrounding the corrugated metal pipe (CMP) further.

PCC Section 22050 requires that after proceeding with an emergency project, the City Council shall review the emergency action at its next regularly scheduled meeting and at every regularly scheduled meeting thereafter until the emergency action is terminated, and if it is determined that there is a need to continue the action, authorize continuation of the emergency action by a four-fifths vote. The City Council most recently authorized the continuation of the emergency at the September 15, 2026, City Council meeting.

The status of the project as of September 30, 2026, is as follows:

- Contractor removed all temporary construction fencing from job site.
- Contractor installed weed barrier and backfilled planters with cobble.
- Contractor installed wheel stops in parking lot areas.
- Contractor re-built wall between apartment complex and parking lot of the former “HHS” building. The wall was removed for temporary fire access.
- Contractor poured curb and gutter in front of block wall.
- Contractors continues to grade the excess export dirt.

As required by statute, staff will continue to bring a similar item to the City Council on all subsequent regular meeting agendas until all emergency work have been completed and the emergency action is terminated by the City Council. Staff will continue to work with the contractor and resident engineer to complete the emergency replacement.

Environmental Review:

- ☐ Not subject to review ☐ Negative Declaration
☒ Categorical Exemption, Section 15301(a) ☐ Mitigated Negative Declaration

The project is exempt from the California Environmental Quality Act pursuant to Section 15301(a) (existing facilities) of the State CEQA Guidelines.

2026/27 City Council Work Plan/Strategic Focus Area(s):

- ☒ Public Streets, Storm Drains & Sidewalks ☐ Public Safety & Homelessness
☐ Revenue & Economic Development ☐ Community Life

Brief Description: This project improves the City’s drainage system by reducing localized flooding and improving public safety.

Fiscal Impact: To date, the City has been billed for \$1,282,167.54 for associated project costs. On September 1, 2026, the City Council approved a \$400,000 appropriation from the Gas Tax (Fund 02) fund balance, which increased the project’s revised budget to \$1,315,000.

Public Notification: None

City Council Options:

1. Approve staff’s recommendation.
2. Do not approve staff’s recommendation and direct staff to prepare a resolution to terminate the emergency declaration.
3. Provide other direction to staff.

Staff Recommendation: Adopt a Resolution (**Attachment A**) by the required four-fifths vote for the continuance of emergency repairs to the storm drain system near 3281 College Place.

Attachments:

Attachment A – Resolution

ATTACHMENT A

Emergency Repairs Near 3281 College Pl.

October 6, 2026

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RESOLUTION No. 2026 -

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMON GROVE, CALIFORNIA DETERMINING A NEED TO CONTINUE WORK UNDER EMERGENCY CONTRACTS TO REPAIR THE STORM DRAIN SYSTEM NEAR 3281 COLLEGE PLACE

WHEREAS, on April 7, 2026, pursuant to Public Contract Code (PCC) Sections 20168 and 22050, the City Council deemed it was in the public interest to immediately authorize the expenditure of City funds needed to safeguard the public health, safety and welfare and to proceed immediately with emergency repairs of the storm drain system near 3281 College Place; and

WHEREAS, on April 7, 2026, the City Council deemed that the emergency repairs would not permit a delay resulting from a competitive solicitation for bids and that prompt action, including authorization to expend all funds required for such repairs without competitive bidding, was necessary to respond to the emergency; and

WHEREAS, on April 7, 2026, the City Council adopted Resolution No. 2026-4160 declaring an emergency and authorizing the immediate expenditure of funds to repair the storm drain system near 3281 College Place; and

WHEREAS, the City Council most recently authorized the continuation of the emergency at the September 15, 2026, City Council meeting; and

WHEREAS, PCC Section 22050 requires that after proceeding with an emergency project, the City Council shall review the emergency action at its next regularly scheduled meeting and at every regularly scheduled meeting thereafter until the emergency action is terminated; and

WHEREAS, if it is determined that there is a need to continue the action, PCC Section 22050 requires a four-fifths vote to authorize the continuation of the emergency action.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Lemon Grove, California, hereby:

1. That the above recitations are true and correct.
2. That the storm drain system emergency declared by the City Council on April 7, 2026, shall be deemed to continue.

PASSED AND ADOPTED on October 6, 2026, by the City Council of the City of Lemon Grove, California, adopted Resolution No. _____, passed by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Alysson Snow, Mayor

Attest:

Joel G. Pablo, City Clerk

Approved as to Form:

Kristen Steinke, City Attorney



CITY OF LEMON GROVE

CITY COUNCIL STAFF REPORT

Item No. 2.

Meeting Date: October 6, 2026

Submitted to: Honorable Mayor and Members of the City Council

Department: City Manager's Office

Staff Contact: Tony Winney, City Manager

Item Title: **City's 50th Anniversary Celebration**

Recommended Action: Consider the creation of a City Council Ad-Hoc Committee to assist in the planning of the City's 50th Anniversary Celebration to be held in 2027 and to solicit ideas from the public within the established event budget.

Background:

The City of Lemon Grove was incorporated on July 1, 1977 and officially became California's 414th municipality. In 2027, the City will celebrate the 50th anniversary of its incorporation.

Discussion:

City staff is starting the planning process for a community event to help celebrate the City's 50th Anniversary of incorporation. Staff will hold a series of internal meetings in order to organize, manage, and execute the celebration. Planning by staff will consist of:

- Planning: Define the event goals, theme, scope of the celebrations and overall timeline.
- Budgeting: Create a detailed budget based on allocated project funding, track spending and staff time.
- Logistics: Secure the venue, plan food menus, booths, and coordinate equipment or rentals.
- Marketing: Design promotional materials, publicity, and manage advertising.
- Logistics: Manage on-site operations and problem-solving during the event, including setup, decor, and vendors.
- Program: Coordinate speakers, entertainment, educational displays and schedules.

City Council Ad Hoc Committee

City Council Ad Hoc Committees may be appointed by the City Council from time to time to address specific projects. They are temporary in nature and only exist for the duration of the specific project. A recent example was the appointment of Mayor Pro Tem Heredia and Councilmember Mendoza both of whom met with staff to provide feedback on the 250th celebration of the founding of the United States which took place in July 2026 with a community event at Treganza Park.

If City Council chooses to appoint an Ad Hoc Committee, the City Council must by majority vote select no more than two members of the City Council, in compliance with the Brown Act, to represent the City Council in the planning process, and make recommendations to staff that can then be vetted and coordinated with the overall goals of creating an event that will be enjoyed by all within the Lemon Grove community.

Staff Recommendation:

Consider the creation of a City Council Ad-Hoc Committee to assist in the planning of the City's 50th Anniversary Celebration to be held in 2027 and to solicit ideas from the public within the established event budget.

Environmental Review:

☒ Not subject to review

☐ Negative Declaration

☐ Categorical Exemption, Section []

☐ Mitigated Negative Declaration

FY2026-27 City Council Work Plan/Strategic Focus Area(s):

☐ Public Streets, Storm Drains & Sidewalks ☐ Public Safety & Homelessness

☐ Revenue & Economic Development X Community Life

Fiscal Impact: The City has budgeted \$22,000 within the Fiscal Year 2026-27 Operating Budget to fund a community celebration, with the intention of including an additional \$22,000 request as part of the Fiscal Year 2027-28 Operating Budget, for a total of \$44,000.

Public Notification: None.

Attachments: None.