

**COUNTY OF SAN DIEGO
BOARD OF SUPERVISORS
TUESDAY, JUNE 09, 2026**

MINUTE ORDER NO. 8

SUBJECT: GENERAL SERVICES - APPROVE THIRD AMENDMENT TO LEASE AGREEMENT FOR THE SANTEE BRANCH LIBRARY AND CEQA EXEMPTION (DISTRICT: 2)

OVERVIEW

On May 14, 1985 (12), the County of San Diego (County) Board of Supervisors (Board) approved a lease for approximately 5,250 square feet of space for the Santee Branch Library at 9225 Carlton Hills Boulevard, Santee, CA 92071. The premises were eventually expanded to 9,300 square feet through a Board-approved lease amendment in 2006. The current lease expired on May 31, 2026, and there are no more options to extend the term. It is currently in holdover status, which constitutes a month-to-month tenancy.

Site acquisition, design and construction for a new library in Santee is identified on the County's Capital Improvement Needs Assessment (CINA), a five-year forecast of capital projects requiring approval and funding. The current Santee Branch Library facility is lacking critical elements to support the community. The existing facility is constrained by space limitations, including building and parking lot capacity. The Library Master Plan recommends a minimum 15,000 square foot facility for the Santee Branch Library. As an interim solution until construction of a new library, the Board approved in principle the lease of a new facility on October 22, 2024 (13) to replace the existing Santee Branch Library facility. Since a suitable replacement facility has not been located, the County Library needs to continue operating the Santee Branch Library in its current location. Staff from the Department of General Services have negotiated an amendment that will extend the term of the lease through May 31, 2029. Today's request is for Board approval of the proposed lease amendment.

RECOMMENDATION(S)

CHIEF ADMINISTRATIVE OFFICER

1. Find the proposed lease amendment for the Santee Branch Library is categorically exempt from the California Environmental Quality Act (CEQA) Guidelines pursuant to State CEQA Guidelines Section 15301.
2. Approve and authorize the Director, Department of General Services, or designee, to execute the proposed lease amendment for the Santee Branch Library.

EQUITY IMPACT STATEMENT

The Santee Branch Library supports the community in its current location, but the current facility is lacking critical elements. A larger library would benefit this underserved community by addressing the lack of space for adequate materials, programs, and resources. It would provide equitable access to educational classes, literacy development opportunities, online and paper study materials, and recreational reading at no cost to the community and its members. The County Library also provides access to broadband internet and computers so that customers can access the digital services they need to meet their goals of learning, connecting, job-seeking, and acquiring safety-net services. The Santee Branch Library will ensure continued support services for all groups that benefit from library services until a larger location is secured.

SUSTAINABILITY IMPACT STATEMENT

Implementing effective sustainability objectives is crucial to ensuring safe and healthy communities and contributing to the overall success of the region. The approval of this lease amendment supports the County's Strategic Initiative of Sustainability to ensure the capability to respond to immediate needs for individuals, families, and the region.

FISCAL IMPACT

Funds for this request are included in the Fiscal Year (FY) 2025-26 Operational Plan and FY 2026-27 CAO Recommended Operational Plan for the County Library. If approved, this request will result in estimated costs and revenue of approximately \$30,593 in FY 2025-26 based on an amendment commencement of June 1, 2026. Fiscal Year 2026-27 costs are estimated at \$368,383, which includes a 3% rent adjustment to go into effect June 1, 2027. Funds for the remaining contract term and for each option year, if exercised, will be included in future years' operational plan for the County Library. The funding source is Library Property Tax Revenues. There will be no change in net General Fund cost and no additional staff years.

BUSINESS IMPACT STATEMENT

N/A

ACTION:

ON MOTION of Supervisor Montgomery Steppe, seconded by Supervisor Desmond, the Board of Supervisors took action as recommended, on Consent.

AYES: Aguirre, Anderson, Montgomery Steppe, Desmond

ABSENT: Lawson-Remer

State of California)

County of San Diego) §

I hereby certify that the foregoing is a full, true and correct copy of the Original entered in the Minutes of the Board of Supervisors.

ANDREW POTTER

Clerk of the Board of Supervisors



Signed

by Andrew Potter

