



SANTEE TOWN CENTER AREA DEVELOPMENT ACTIVITY

SEDANO CHEVROLET

- Sedano Chevrolet opened in late August 2025 at 10335 Mission Gorge Rd. as Santee's 1st new car dealership featuring a state-of-the-art 34,000 s.f. auto sales and service facility.



SHARP REES STEALY MEDICAL CENTER

- Santee's new \$43.2M Sharp Rees Stealy Medical Center opened Oct. 4, 2020. The 86,000 square foot three-story facility is located at Buena Vista & Cuyamaca at the SR-52 off-ramp.
- This full-service medical center employs 215 health-care professionals with 40 physicians, an urgent-care facility, a rapid-response laboratory, and pharmacy.



COUNTY ASSESSOR'S EAST COUNTY BRANCH

- County of San Diego opened a 25,000 sf Assessor, Recorder, County Clerk (ARCC) East County Branch Ofc. and Archives in February 2020. It is located on Mission Gorge Road, just east of Santee Trolley Square Shopping Center.
- This Branch provides all Assessment, Recorder and County Clerk Services for the East County region, including wedding licenses and civil ceremonies with a wedding room and outdoor wedding arbor.



RIVERVIEW CONDOMINIUMS

- 128 3-story luxury townhomes by Taylor Morrison were completed in 2022 on a site north of the Riverview Professional Offices.
- These new townhomes are adjacent to the 172-unit Parc One luxury apartments and comprise residential uses in the Santee Town Center.
- Both developments are within a block of Santee Trolley Square and the Santee Multimodal Transit Center linking Santee to downtown San Diego via the San Diego Trolley Green Line.



EXCEL HOTEL PROJECT

- Santee City Council approved the Excel Hotel project on April 23, 2023. It will be a 97-room four-story limited-service hotel. This 58,700 sf hotel will either be a Hilton/Home2Suites brand.
- The future hotel will be located on a City-owned site in the northern parking lot of Santee Trolley Square shopping center, behind 24-Hr Fitness.
- This will be the first hotel located within the Santee Town Center, directly serving the needs of the Santee Sportsplex USA.



FUTURE DEVELOPMENT OPPORTUNITIES IN SANTEE TOWN CENTER

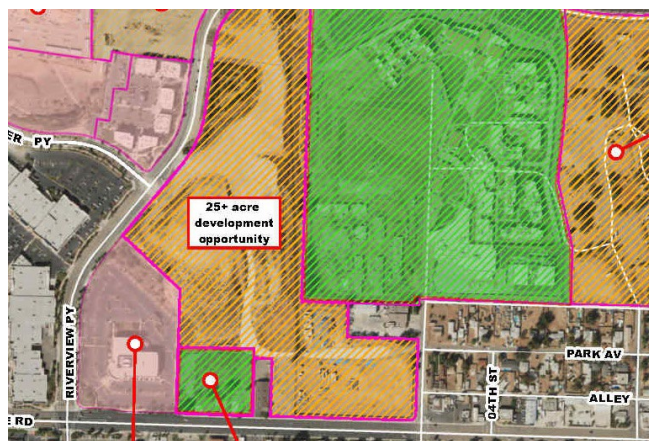
10+ ACRE DEVELOPMENT OPPORTUNITY

- Karl Strauss Brewery is offering for sale 10.13 acres at the NE corner of Cuyamaca and Town Center Parkway.
- This site was originally approved in 2015 for a brewery, warehouse, tasting room, and restaurant but Karl Straus is currently focusing on expanding their brewpub restaurants.
- This site is in the heart of the Santee Town Center located across from the Town Center power center and directly adjacent to the 450,000 s.f. Santee Trolley Square.

MULTIPLEX THEATER PROJECT

- City of Santee owns a 6.7 acre site directly north of Santee Trolley Square with future plans to develop a state-of-the-art theater and entertainment center.
- This project will be a centerpiece development within the new Arts & Entertainment District.

25+ ACRE DEVELOPMENT OPPORTUNITY



- Over 25 acres of prime commercial and mixed-use land is currently pending development in the heart of the Santee Town Center area.
- Future development plans will include a mix of residential, retail, office commercial and hospitality uses.
- The residential component will be directly adjacent to Santee Trolley Square shopping center and the Santee Multimodal Transit Center as transit-oriented development.

NEW ARTS & ENTERTAINMENT DISTRICT



ARTS & ENTERTAINMENT DISTRICT (as adopted 8/24/22)

- The City of Santee adopted the Arts & Entertainment District in 2019 to create a thriving cultural and recreational center, and a local and regional destination for residents and visitors to enjoy.
- The Arts & Entertainment Overlay District is intended to support tourism and attract commercial, educational and recreational uses, including a future theater and hotel, within portions of the Santee Town Center.
- The A&E District boundaries were amended in August 2022. The City is currently in a creative process planning uses that will shape the future vision for this area in Santee Town Center.

KEY PROJECTS IN SANTEE TOWN CENTER



Multiplex
Theater site



Riverview
Condominiums
(128 townhomes)



Riverview
Offices

Hotel
site

Future
Mixed-Use
Development

Hotel
site

Future
Comm'l
Project

Future
Development
Opportunity
10.13 ac.



Santee
Transit
Center



Opened Nov 2023
1st small format
Macy's in Calif.



County
Assessor's
Branch Ofc
[Feb. 2020]

MISSION GORGE RD

Sharp Rees Stealy Medical
Ctr. at SR 52 & Cuyamaca
[opened Oct. 2020]

Sedano Chevrolet
opened Aug. 2025



RIVER PARK DR

San Diego River

San Diego River

RIVERVIEW PKY

Opened Oct 2022



Opened Oct 2023

Town Center
Power Center

CUYAMACA ST



Opened Aug 2024



Opened May 2018