



CITY OF SANTEE
NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION
FOR THE SANTEE COMMUNITY CENTER PROJECT
Public Review Period: April 28, 2025 to May 28, 2025

Notice is hereby given by the PLANNING & BUILDING DEPARTMENT of the CITY OF SANTEE of the availability for public review of a **DRAFT MITIGATED NEGATIVE DECLARATION (MND)** associated with the following applications:

SUBJECT: Application for a Mitigated Negative Declaration (ENV-2024-0013) to construct and operate a community center on 3.57 acres of a 5.2-acre parcel zoned Town Center (TC). The project is located east of the Cameron Family YMCA and Sportsplex USA, north of Woodglen Vista Channel and Town Center Park East, west of Park Center Drive, and south of residential uses and Riverwalk Drive. The project consists of a two-story 12,500 square-foot building. The building will include an event center and multipurpose rooms, two covered patios, a service kitchen, food service truck parking, four-tier amphitheater seating and will serve as the City of Santee's backup Emergency Operations Center (EOC). Site improvements include six biofiltration basins, an upgraded trash enclosure, grading and installation of a new joint use parking lot and installation of 29,360 square feet of landscaping and irrigation. The subject property is located at 10129 Riverwalk Drive and is further identified by Assessor's Parcel Number (APN) 381-051-14-00.

Project Applicant: City of Santee

Project Owner: City of Santee

Project Planner: Sandi Sawa, AICP, Director of Planning & Building

The site is not listed as a hazardous waste and substance site pursuant to Section 65962.5 of the Government Code. This includes but is not limited to; lists of hazardous waste facilities, land designated as hazardous waste property, and hazardous waste disposal sites, and the information in the Hazardous Waste and Substances Statement required under subsection (f) of that Section.

PUBLIC REVIEW PERIOD: The Draft MND will be available for a 30-day public review and comment period from **April 28, 2025 to 5 p.m. (Pacific) on May 28, 2025** in accordance with Section 15072(a) of the CEQA Guidelines. The Initial Study identified that the project could have some potentially significant impacts on the environment, but these effects would be less than significant with proposed mitigation. Therefore, a Draft MND has been prepared and is recommended for approval.

A copy of the Draft MND and related documents are available for review during regular business hours at the City of Santee Planning & Building Department (Building 4) and Clerk's Office (Building 3) both located at 10601 Magnolia Avenue, Santee, CA 92071. The MND can also be reviewed at the Santee County Library located at 9225 Carlton Hills Boulevard, Santee, CA 92071 and on the City of Santee website at the following link:

<https://www.cityofsanteeca.gov/business/active-projects-map>

All comments shall be in writing. Written and electronic comments (file size should be a maximum of 10MB unless a link is requested) addressing the MND must be received at the following address: Sandi Sawa, AICP, Director of Planning & Building; **Subject: Santee Community Center**; Santee Planning & Building Department (Building 4), 10601 Magnolia Avenue, Santee, CA 92071; Email: ssawa@cityofsanteeca.gov; Phone (619) 258-4100, extension 167.

The City is required to consider all written comments received during the noticed public review period prior to approving the project.

ADDITIONAL INFORMATION: Pursuant to the California Government Code, please take notice as follows: If you challenge the action described in this written notice in court, you may be limited to raising only those issues you or someone else raise in written correspondence delivered to the City of Santee, Planning & Building Department during the public review period.

