



# CITY OF SANTA BARBARA CITY COUNCIL MINUTES

**REGULAR MEETING  
AUGUST 5, 2025  
COUNCIL CHAMBERS, 735 ANACAPA STREET**

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## **CALL TO ORDER**

Mayor Randy Rowse called the meeting to order at 2:00 p.m. (The Ordinance Committee met at 12:00 p.m. The Finance Committee, who ordinarily meets at 12:00 p.m., did not meet on this day.)

## **PLEDGE OF ALLEGIANCE**

Mayor Rowse.

## **ROLL CALL**

Councilmembers present: Eric Friedman, Oscar Gutierrez (2:34 p.m.), Meagan Harmon (2:02 p.m.), Mike Jordan, Wendy Santamaria, Kristen W. Sneddon, Mayor Randy Rowse.

Councilmembers absent: None.

Staff present: City Administrator Kelly McAdoo, City Attorney Sarah J. Knecht, City Clerk Services Manager Sarah Gorman.

## **CEREMONIAL ITEMS**

### **1. Subject: Employee Recognition – Service Award Pins (120.04)**

Recommendation: That Council authorize the City Administrator to express the City's appreciation to employees who are eligible to receive service award pins for their years of service through August 31, 2025.

Action: City Administrator Kelly McAdoo read the names of the employees eligible to receive service award pins and expressed her gratitude for their service.

## CHANGES TO THE AGENDA

City Administrator Kelly McAdoo noted two changes. First, for Item 6, recommendation B is not going forward. Second, for Item 8, Recommendation C changed to: "The City Council will make appointments to fill the vacancies on various City Advisory Groups on Tuesday, December 2, 2025."

## CONSENT CALENDAR (Item Nos. 2 - 8)

The titles of the Ordinances and Resolutions related to the Consent Calendar were read.

Motion:

Councilmembers Jordan/ Friedman to approve the consent calendar as recommended with changes as noted for Items 6 and 8.

Vote:

Unanimous roll call vote (Absent: Councilmember Gutierrez).

**2. Subject: Adoption of Ordinance Regarding Lease Agreement between City of Santa Barbara and Dean [Ordinance Adoption] (330.04)**

Recommendation: That Council adopt, by reading of title only, an Ordinance of the Council of the City of Santa Barbara Approving and Authorizing the Airport Director to Execute Lease Agreement No. 202502 with Jennifer Shively, a Sole Proprietorship, Operating Under the Name Dean, Located at 6100 Hollister Ave, Building 1 Unit B, Commencing Upon the Effective Date of the Enabling Ordinance.

Action: Approved the recommendation; Ordinance No. 6185.

**3. Subject: Authorizing Portal to Portal Pay for Sworn and Non-Sworn Police and Fire Department Employees [Resolution] (410.01)**

Recommendation: That Council adopt, by reading of title only, a Resolution of the Council of the City of Santa Barbara Authorizing Portal to Portal Pay for Sworn and Non-Sworn Police and Fire Personnel Assigned to Mutual Aid Response in Other Jurisdictions.

Action: Approved the recommendation; Resolution No. 25-086 (August 5, 2025, report from the Acting Human Resources Director; proposed Resolution).

**4. Subject: Appropriation of Design Funds for Highway Safety Improvement Program Cycle 12 Projects [Resolution] (530.05)**

Recommendation: That Council adopt, by reading of title only, a Resolution of the Council of the City of Santa Barbara Amending Resolution No. 25-066, Adopting the Budget for Fiscal Year 2026, to Appropriate Funds for the Highway Safety Improvement Program Cycle 12 Projects.

Action: Approved the recommendation; Resolution No. 25-087 (August 5, 2025, report from the Acting Public Works Director; proposed Resolution).

**5. Subject: Authorize Purchase of Real Property Located at 1633 La Coronilla Drive, Santa Barbara, and Appropriate Water Funds for the Purchase of Real Property Located at 1633 La Coronilla Drive [Resolution] (540.01)**

Recommendation: That Council:

- A. Adopt, by reading of title only, a Resolution of the Council of the City of Santa Barbara Authorizing the Acquisition of Real Property Located at 1633 La Coronilla Drive, Santa Barbara (APN 035-033-007); Authorizing the Public Works Director to Execute an Agreement for Purchase and Sale, Including Escrow Instructions and All Related Documents, Subject to Approval as to Form by the City Attorney; and Consenting to the Recordation of the Grant Deed Pursuant to Government Code Section 27281; and
- B. Adopt, by reading of title only, a Resolution of the Council of the City of Santa Barbara Amending Resolution No. 25-066, Adopting the Budget for Fiscal Year 2026, to Appropriate Water Funds for the Purchase of Real Property Located at 1633 La Coronilla Drive.

Action: Approved the recommendations; Resolution Nos. 25-088, 25-089 (August 5, 2025, report from the Acting Public Works Director; proposed Resolutions).

**6. Subject: Third Amendment to Professional Services Agreement for the Evaluation of Proposed Development at Paseo Nuevo [Resolution; Agreement] (170.01)**

Recommendation: That Council:

- A. Authorize the City Administrator to execute the third amendment to increase the amount of Santa Barbara City Agreement No. 22300248 with Strategic Economics, Inc., by \$125,570, for a total contract amount of \$389,141, to provide consulting services for the evaluation of proposed development at Paseo Nuevo, including assessing the economics of the development proposal and assisting with drafting the final Disposition and Development

Agreement as described in revised scope of services attached to the Third Amendment; and

- ~~B. Adopt, by reading of title only, a Resolution of the Council of the City of Santa Barbara Amending Resolution No. 25-066, Adopting the Budget for Fiscal Year 2026, for Professional Services for the Evaluation of Proposed Development at Paseo Nuevo.~~

Action: Approved the recommendation; Agreement No. 28,438.2 (August 5, 2025, report from the City Administrator; proposed Resolution).

**7. Subject: Contract for Inspector of Record Services for the Santa Barbara Police Station Project [Agreement] (520.02)**

Recommendation: That Council authorize the Public Works Director to execute a Professional Services Agreement with TransTech, Inc. for Inspector of Record services for the Santa Barbara Police Station Project in the amount of \$698,514, with an additional \$69,851 for extra services, for a total expenditure authority of \$768,365.

Action: Approved the recommendation; Agreement No. 28,753 (August 5, 2025, report from the Acting Public Works Director).

**8. Subject: Recruitment Schedule for City Advisory Groups (140.02)**

Recommendation:

- A. The City Clerk's Office will accept applications through Friday, October 3, 2025, at 5:00 p.m. to fill scheduled vacancies on various City Advisory Groups and the unscheduled vacancies resulting from resignations received in the City Clerk's Office through Tuesday, September 16, 2025, at 5:00 p.m.;
- B. The City Council will conduct interviews of applicants for vacancies on various City Advisory Groups on Tuesday, October 21, 2025; and
- C. The City Council will make appointments to fill the vacancies on various City Advisory Groups on Tuesday, November 18 December 2, 2025.

Action: Approved the recommendations.

## REPORT FROM THE ORDINANCE COMMITTEE

Ordinance Committee Chair Sneddon reported that the Committee considered amendment of the Municipal Code pertaining to transfer of slip permits in Santa Barbara Harbor; Ordinance Committee approved additions and unanimously voted to move the item on and to submit the item to Council.

## GENERAL PUBLIC COMMENT

Members of the Public: Michael Holliday; MJ.

## PULLED CONSENT ITEMS

None.

## CITY COUNCIL ADMINISTRATIVE AND ATTORNEY REPORTS

### CITY ATTORNEY

#### **9. Subject: Short-Term Vacation Rental Enforcement Program Update and Short-Term Rental Program Ordinance Update (640.09)**

Recommendation: That Council:

- A. Receive an update on the Short-Term Vacation Rental Enforcement Program ("Program") from the City Attorney's Office;
- B. Receive summary background and update on the future Short-Term Rental permitting program; and
- C. Direct staff to draft a Short-Term Rental Program, including a Home Share Ordinance, for the inland and coastal areas of the City.

Documents:

- August 5, 2025, report from the City Attorney.
- PowerPoint presentation prepared and made by staff.

Speakers:

- Staff: City Attorney Investigator William Alva; Assistant City Attorney John Doimas; Assistant City Attorney Denny Wei; Project Planner Laura Bridley; Project Planner Rosie Dyste; Interim Community Development Director Allison DeBusk.
- Members of the Public: Steve Scales; Georgia Strickland; Lonie Kelly; Paul Sterne; Anna Sterne; Patricia Stork; Tiffany Haller; Diane Black; Linda Bentsch; Samantha Ireland; Charlie Carnow; Ana Arce; David Solis; Steve Fort; Jonah Breslau.

Councilmember Gutierrez joined the meeting at 2:34 p.m.

Discussion:

- Discussion topics included short-term rental enforcement and a short-term rental permitting program. Councilmembers' questions were answered.

## **RECESS**

4:51 – 5:04 p.m.

## CITY ADMINISTRATOR

### **10. Subject: Paseo Nuevo Redevelopment – Project Update [Resolution] (170.01)**

Recommendation: That Council:

- A. Approve the amendment to the project description contained in the Project Agreement dated March 14, 2024 between the City of Santa Barbara and Paseo Propco, LLC and direct the City Administrator and the City Attorney to negotiate a Disposition and Development Agreement for redevelopment of the Paseo Nuevo Shopping Center consistent with the terms outlined in the Council Agenda Report including the change in configuration of the project and the City's financial contribution; and
- B. Adopt, by reading of title only, a Resolution of the City Council of the City of Santa Barbara Supplementing Resolution No. 24-016 Declaring Designated Parcels of City-Owned Property to be Exempt Surplus Land Pursuant to Subparagraph (J) of Paragraph (1) of Subdivision (F) of California Government Code Section 54221 – Paseo Nuevo – by the Addition of City-Owned Property Commonly Referred to as Parking Lot 2.

Documents:

- August 5, 2025, report from the City Administrator.
- Proposed Resolution.
- PowerPoint presentation prepared and made by staff.

Speakers:

- Staff: State Street Master Planner Tess Harris; Assistant Dan Hentschke.
- Strategic Economics Consultant: Dena Belzer.
- Maxima Group Consultant: Patricia Flynn.
- Members of the Public: Anthony Grumbine, Rich Applebaum, Dianne Black, Barry Remis, Robin Elander, Linda Honikman, Frederick Janka, Stephen Logan, Mimi Do, Ana Arce, Trey Pinner, Steve Johnson.

Motion:

Councilmembers Harmon/Friedman to approve recommended actions;  
Resolution No. 25-090.

Vote:

Unanimous roll call vote.

## COUNCIL AND STAFF COMMUNICATIONS

### COUNCILMEMBER COMMITTEE ASSIGNMENT REPORTS & ENGAGEMENTS

- Councilmember Gutierrez attended the following meetings or events: 1. Old Spanish Day Fiesta events; 3. Respects to Anthony Michael Bisquera Hartley and thanked the Police Department for their quick response; 4. Acknowledged Helen Grace.
- Councilmember Sneddon attended the following meetings or events: 1. HLC meeting; 2. Acknowledged the Medina-Garcia family and acknowledged loss of father Isidro Medina-Garcia.
- Mayor Rowse attended the following meetings or events: 1. Fiesta Finale dedicated to the memory of Erin Graffey.

### PUBLIC COMMENT (IF NECESSARY)

No one wished to speak.

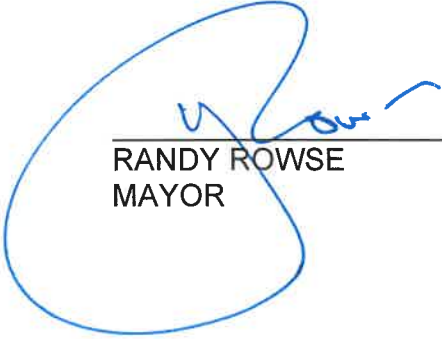
### ADJOURNMENT

Mayor Rowse adjourned the meeting at 7:23 p.m. in the memory of Peter MacDougall.

Approved and adopted by the City Council of the City of Santa Barbara on September 9, 2025.

SANTA BARBARA CITY COUNCIL

SANTA BARBARA  
CITY CLERK'S OFFICE



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RANDY ROWSE  
MAYOR

ATTEST:



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SARAH GORMAN  
CITY CLERK SERVICES MANAGER

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