

Urban Beat Commentary

April 2026 Edition

2026 San Diego City Council – Voter Guide

Primary Election: June 2, 2026

Covers: Districts 2, 4, 6, 8

This summary offers an overview of the 2026 San Diego City Council elections. According to the Hatch Act, non-profit public benefit organizations are restricted to only providing voter education and cannot support any particular candidate or political party. To ensure fairness and neutrality, this summary was generated using AI technology without including subjective content, opinions, or correspondence that might be found in search results. The information presented is based on candidate filings and reliable news sources.

District 2 — Coastal (Clairemont • Midway • Mission Beach • Ocean Beach • Old Town • Point Loma)

Candidates (official filings):

Eric Tims, Nicole Crosby, Mandy Havlik, Sandra Kay, Linda Lukacs, Jacob Mitchell, Nicole Quillin, Michael Rickey, Dan Smiechowski, Leisa Bockenbauer, Mark Potocki, former Coronado Mayor Richard Bailey

Why it matters: Term-limited incumbent; most competitive race; heavy early fundraising and voter frustration with fees & growth.

Key Issues (citywide + district-specific):

- Housing affordability & ADUs
- Homelessness & coastal encampment management
- Trash fee & parking fee backlash
- Neighborhood character vs. infill housing
- Tourism impact & coastal infrastructure

Race Snapshot:

Expect a crowded primary with multiple viable lanes: coastal preservation, fee-reform advocates, and moderate growth candidates.

District 4 — Southeastern San Diego (Incumbent running)

Candidates: Henry Foster III, Martha Abraham, Johnny Lee Dang, Mykel Gadson, Tylisa Suseberry

Key Issues:

- Housing affordability
- Infrastructure & transit equity
- Community-based public safety
- Workforce and youth programs
- Local economic stability

Race Snapshot:

Historically incumbent-friendly district; stability and services dominate voter priorities.

District 6 — Mira Mesa • Kearny Mesa • Convoy (Incumbent running)

Candidates: Kent Lee, Bea Bautista, Isaiah Cruz, Jane Glasson, Mark Powell

Key Issues:

- Housing & density in Mira Mesa
- Traffic congestion
- Convoy small-business protection
- Infrastructure improvements
- Rent pressure on young and immigrant families

Race Snapshot:

Incumbent Lee enters strongest; challengers emphasize growth-moderation and local control.

District 8 — South San Diego • Barrio Logan • San Ysidro (Open seat)

Candidates: Antonio Martinez, Francisco Mayoral Muñoz, Venus Molina, Mike Ochoa, Kenia Peraza, Rafael Perez, Gerardo Ramirez

Key Issues:

- Housing affordability & anti-displacement
- Environmental justice (Barrio Logan air quality)
- Border-region transportation & services
- Homelessness & service access
- Economic opportunity for working families

Race Snapshot:

One of the two major open-seat contests. High fundraising and deep community organizing make this a competitive field. Early leaders (fundraising): Martinez, Molina, Perez.

Citywide Election Context (affects all districts)

From public election coverage and Wikipedia issue summaries:

- Budget shortfalls
- Homelessness & encampment policy
- Parking fee controversies
- Rising cost of living
- Housing affordability crisis

Measure A — Empty Homes Tax

What would Measure A do?

- ❖ Measure A would add a yearly tax on homes in San Diego that are **left empty for more than half the year (over 182 days)**. The goal is to encourage homes to be lived in and raise money for city services.

Who would have to pay?

- ❖ Owners of residential properties that are mostly vacant
- ❖ **Corporate-owned homes would pay higher rates**

Who would NOT have to pay?

- ❖ People living in their **primary residence**
- ❖ **Long-term rental** properties that are occupied by tenants

How much is the tax?

- ❖ **\$8,000 per empty home in 2027**

- ❖ **\$10,000 per year after that**, adjusted for inflation

How would the money be used?

- ❖ Up to **\$24 million per year** for city services such as:
 - Housing programs
 - Infrastructure and public services

Oversight and duration

- ❖ The city would conduct **independent audits every year**
- ❖ The tax would continue **until voters decide to end it**

In simple terms:

Measure A taxes homes that sit empty most of the year, exempts people living in their own homes or renting long-term and uses the money to support housing and city services.

If You Vote YES	If You Vote NO
Supports a new tax on homes left vacant more than half the year	Keeps current law — no new tax on vacant homes
Aims to encourage owners to rent or occupy empty homes	Does not create new incentives to reduce long-term vacancies
Raises up to \$24 million per year for housing, infrastructure, and city services	City would not receive this new revenue for services
Sets a tax of \$8,000 in 2027, \$10,000 in later years , adjusted for inflation	Avoids new costs for owners of vacant properties
Charges higher rates for corporate-owned properties	Treats all property owners the same under current rules
Requires annual independent audits for transparency	No additional oversight requirements
Tax remains until voters decide to repeal it	No ongoing voter-approved tax in place

How to Vote (From the San Diego County Registrar)

- All active voters receive a vote-by-mail ballot beginning week of May 4.
- Early voting begins May 23 at select vote centers.
- Election Day: June 2, 7 a.m.–8 p.m

[I Want to Vote - SD County Register of Voters](#)

"It is equally important... that we mobilize people to vote and ensure that the masses are educated on how to leverage our votes toward creating a just, humane, equitable and peaceful nation and world" - Bernice King.

Please note, candidate listed are taken from San Diego City Clerk website.

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