

REDEVELOPMENT AGENCY OF

THE CITY OF SAN DIEGO

RESOLUTION NUMBER R- 04239

DATE OF FINAL PASSAGE FEB 22 2008

A RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO APPROVING THE SECOND IMPLEMENTATION AGREEMENT TO DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO AND GRH, LLC FOR THE GASLAMP RENAISSANCE HOTEL PROJECT.

WHEREAS, the Redevelopment Agency of the City of San Diego ["Agency"] is engaged in activities necessary to carry out and implement the Redevelopment Plan for the Centre City Redevelopment Project ["Project"]; and

WHEREAS, in order to carry out and implement the Redevelopment Plan, the Agency has entered into that certain Disposition and Development Agreement, dated April 12, 2004, and on file in the office of the Secretary to the Agency as Document No. D-03242/R-03242, and amended by a First Implementation Agreement, dated April 26, 2006, and on file in the office of the Secretary to the Agency as Document No. D-04042/R-04042, together referred to below as the "Agreement", for development and construction of a 334-room full-service hotel on a 40,000 square-foot site located on the southwest corner of the block bounded by Fifth, Sixth and Island Avenues and J Street in the Gaslamp Quarter District of the Centre City Project area; and

WHEREAS, in order to further implement the development under the Agreement, the Agency and Developer propose (pursuant to terms and conditions of the Second Implementation

Agreement) to amend the Agreement to modify the Schedule of Performance, Scope of Development, and to make other changes deemed appropriate by the parties;

WHEREAS, the Second Implementation Agreements modifies the Scope of Development to include a 12-story mixed-use commercial development including a full service Marriott Renaissance Hotel, with approximately 365 rooms, an approximately 5,250 square foot ballroom, approximately 7,500 square feet of meeting rooms, three levels of subterranean parking for approximately 260 vehicles, and approximately 13,700 square feet of retail/commercial uses; and

WHEREAS, the Centre City Development Corporation [“CCDC”], has reviewed and discussed the proposed Second Implementation Agreement; and

WHEREAS, the Agency has duly considered the recommendations of CCDC and all terms and conditions of the proposed Second Implementation Agreement and believes that the changes contained therein are in the best interest of the City and health, safety, morals and welfare of its residents, and in accord with the public purposes and provisions of applicable State and local law and requirements; and

WHEREAS, on March 30, 2004, the Agency adopted Resolution No. R03756, a Resolution of the Redevelopment Agency of the City of San Diego Certifying that the Agency has Reviewed and Considered Information Contained in the Master Environmental Impact Report (“MEIR”), for the Centre City Redevelopment Project, the Subsequent Environmental Impact Report to the MEIR for the Proposed Ballpark and Ancillary Development Projects, and Associated Plan Amendments (“Subsequent EIR”), and the Supplement to the MEIR, with Respect to the Proposed DDA (SEIR); Approving the SEIR; Adopting a Mitigation, Monitoring

and Reporting Program; Adopting a Statement of Overriding Considerations and Findings Pursuant Thereto; Making Certain Findings and Determinations Regarding Environmental Impacts of the Development; and

WHEREAS an Environmental Secondary Study has been prepared for the Second Implementation Agreement under the 2006 Final Environmental Impact Report (FEIR) in order to evaluate the project's continued compliance with the Downtown Community Plan and the findings and conclusions of the previous SEIR and the more recent FEIR; NOW, THEREFORE,

BE IT RESOLVED, by the Redevelopment Agency of the City of San Diego as follows:

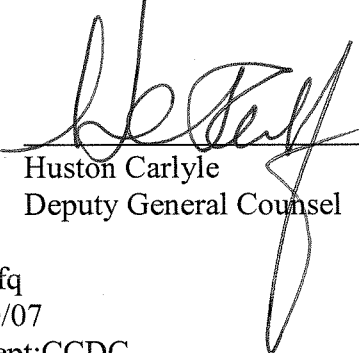
1. Stating for the record that the information contained in the MEIR, the Subsequent EIR, SEIR, and FEIR has been previously reviewed and considered by the Agency, and further stating for the record that the Secondary Study prepared for the Second Implementation Agreement has been reviewed and considered by the Agency, and it is determined that all of the changes to the project set forth within the Second Implementation Agreement are fully within the scope of contemplated development and impacts analyzed in the environmental documents noted above, and that, pursuant to CEQA Guidelines section 15162, no new effects could occur and no new mitigation measures would be required, and therefore, under CEQA Guidelines section 15168, subd. (c)(2), no additional environmental review is warranted in connection with the approval of the Second Implementation Agreement;

2. That it approves the Second Implementation Agreement to Disposition and Development Agreement between GRH, LLC and the Redevelopment Agency of the City of San Diego, a copy of which is on file in the Office of the Secretary to the Agency as Document No.

D- 04239.

3. That the Executive Director of the Agency, or designee, is hereby authorized for and on behalf of the Agency, to execute the Second Implementation Agreement and to administer the Agency's obligations, responsibilities, and duties to be performed thereunder.

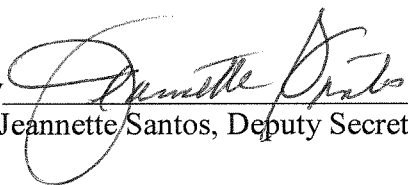
APPROVED: MICHAEL J. AGUIRRE, General Counsel

By 
Huston Carlyle
Deputy General Counsel

HC:cfq
12/20/07
Or.Dept:CCDC
RA-2008-67
MMS#5732

I hereby certify that the foregoing Resolution was passed by the Redevelopment Agency of the City of San Diego, at its meeting of FEB 19 2008.

REDEVELOPMENT AGENCY

By 
Jeannette Santos, Deputy Secretary

Approved: Feb 22 08
(date)


JERRY SANDERS, Executive Director

Vetoed: _____
(date)

JERRY SANDERS, Executive Director

**The City of San Diego
CERTIFICATE OF CITY AUDITOR AND COMPTROLLER**

CERTIFICATE OF UNALLOTTED BALANCE

AC 2800552

ORIGINATING DEPT. NO.: 9960

I HEREBY CERTIFY that the money required for the allotment of funds for the purpose set forth in the foregoing resolution is available in the Treasury, or is anticipated to come into the Treasury, and is otherwise unallotted.

Amount: _____ Fund: _____

Purpose: _____

Date: _____ By: _____

AUDITOR AND COMPTROLLER'S DEPARTMENT

ACCOUNTING DATA										
ACCTG. LINE	CY PY	FUND	DEPT	ORG.	ACCOUNT	JOB ORDER	OPERATION ACCOUNT	BENF/ EQUIP	FACILITY	AMOUNT
TOTAL AMOUNT										

FUND OVERRIDE

CERTIFICATION OF UNENCUMBERED BALANCE

I HEREBY CERTIFY that the indebtedness and obligation to be incurred by the contract or agreement authorized by the hereto attached resolution, can be incurred without the violation of any of the provisions of the Charter of the City of San Diego; and I do hereby further certify, in conformity with the requirements of the Charter of the City of San Diego, that sufficient moneys have been appropriated for the purpose of said contract, that sufficient moneys to meet the obligations of said contract are actually in the Treasury, or are anticipated to come into the Treasury, to the credit of the appropriation from which the same are to be drawn, and that the said money now actually in the Treasury, together with the moneys anticipated to come into the Treasury, to the credit of said appropriation, are otherwise unencumbered.

Not to Exceed: \$310,000.00

Vendor: GRH, LLC

Purpose: Authorizing the expenditure of funds for Gaslamp Renaissance Hotel - Second Implementation Agreement to Disposition and Development Agreement with GRH, LLC - Gaslamp Quarter SubArea of the Centre City Redevelopment Project.

Date: February 5, 2008

By: Larissa Kogay

AUDITOR AND COMPTROLLER'S DEPARTMENT

ACCOUNTING DATA										
ACCTG. LINE	CY PY	FUND	DEPT	ORGANIZ	ACCOUNT	JOB ORDER	OPERATION ACCOUNT	BENF/ EQUIP	FACILITY	AMOUNT
001	0	98343	97430	2002	4222	008405				\$310,000.00
TOTAL AMOUNT										\$310,000.00

FUND OVERRIDE

AC 2800552

Passed by the Redevelopment Agency of The City of San Diego on FEB 19 2008, by the following vote:

Agency Members	Yeas	Nays	Not Present	Ineligible
Scott Peters	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Kevin Faulconer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Toni Atkins	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Anthony Young	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Brian Maienschein	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Donna Frye	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Jim Madaffer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Ben Hueso	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

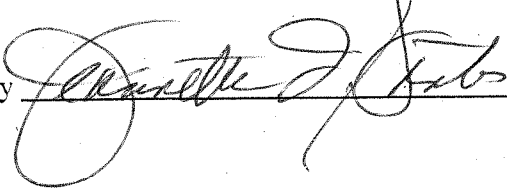
Date of final passage FEB 22 2008

AUTHENTICATED BY:

JERRY SANDERS
Executive Director of The City of San Diego, California.

(Seal)

ELIZABETH S. MALAND
Secretary of The City of San Diego, California.

By , Deputy

Office of the Redevelopment Agency, San Diego, California.
Resolution Number R- 04239