

(RA-88-114)
REDEVELOPMENT AGENCY OF
THE CITY OF SAN DIEGO
RESOLUTION NO. 1606
ADOPTED ON JUNE 28, 1988

A RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO CERTIFYING THAT THE AGENCY HAS REVIEWED AND CONSIDERED INFORMATION CONTAINED IN CERTAIN ENVIRONMENTAL IMPACT REPORTS AND THE NEGATIVE DECLARATION, INCLUDING A SECONDARY STUDY, WITH RESPECT TO THE PROPOSED DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO AND NEXUS CENTRE/GASLAMP QUARTER, AND MAKING CERTAIN FINDINGS AND DETERMINATIONS REGARDING ENVIRONMENTAL IMPACTS OF THE DEVELOPMENT PURSUANT THERETO.

WHEREAS, the Redevelopment Agency of The City of San Diego (the "Agency") is engaged in activities necessary to carry out and implement the Redevelopment Plan for the Gaslamp Quarter Redevelopment Project (the "Project"); and

WHEREAS, the following environmental documents have been prepared in connection with and subsequent to the approval and adoption of the Redevelopment Plan for the Project:

1. Final Environmental Impact Report for the Gaslamp Quarter Redevelopment Plan, prepared by the Redevelopment Agency of the City of San Diego, June 1982;
2. Supplemental Master Environmental Impact Report for the Centre City Redevelopment Projects (the "MEIR") (EQD No. 78092631) certified on January 9, 1979, by the Agency (Resolution No. 417) and the Council (Resolution No. 222569). The MEIR was prepared to evaluate the individual, interactive and cumulative effects of the implementation activities of the three adopted Centre City Redevelopment Projects;
3. Environmental Impact Report on the Centre City Plan (EQD No. 74-11-013-C); the Centre City Plan was approved by the City Planning Commission on February 3, 1976, and was certified by the

City Council of San Diego on May 12, 1976 (Resolution No. 215957; and

WHEREAS, the Agency proposes to approve a Disposition and Development Agreement with Nexus Centre/Gaslamp Quarter ("Developer") for the sale of certain real property in the Project area to the Developer for the development and construction by the Developer of an office and retail/restaurant development; and

WHEREAS, the Centre City Development Corporation, Inc., acting on behalf of the Agency, has prepared a Negative Declaration, including a Secondary Study, in accordance with and pursuant to the California Environmental Quality Act of 1970 (CEQA) and State and local regulations and guidelines adopted pursuant thereto and such Negative Declaration and Secondary Study assess the environmental impacts of the development of the real property pursuant to the Disposition and Development Agreement; and

WHEREAS, the sale of the property and the development of the office and retail/restaurant development thereon, pursuant to the provisions of the proposed Disposition and Development Agreement between the Agency and Developer is a redevelopment implementation activity whose environmental impacts are assessed in the MEIR, the Negative Declaration and Secondary Study prepared by the Agency and other previous environmental documents; and

WHEREAS, the Negative Declaration was circulated for public comment in accordance with State and local law and any and all public comments thereto identified and adequately responses thereto as set forth in the Negative Declaration; and

WHEREAS, the Agency has considered the environmental effects of the proposed development as shown in the MEIR, the Negative Declaration and Secondary Study and other previous environmental documents; NOW, THEREFORE,

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

1. The Agency hereby certifies that the Secondary Study of environmental impacts with respect to the proposed sale and development of the real property pursuant to the Disposition and Development Agreement has been prepared pursuant to the California Environmental Quality Act of 1970 (CEQA) and State and local regulations and guidelines adopted pursuant thereto, and the Agency has certified said Secondary Study.

2. The Agency hereby further certifies that the information contained in the Negative Declaration, Secondary Study, the MEIR, and the other previous environmental documents for the Project has been reviewed and considered by the members of the Agency,

together with any comments in response to the Negative Declaration received prior to or concurrently with its consideration of the approval of the sale of property pursuant to the Disposition and Development Agreement.

3. The Agency hereby finds, on the basis of the Secondary Study, that there is no substantial evidence that approval of the Disposition and Development Agreement may have a significant effect on the environment, and on that basis, a Negative Declaration was prepared by Agency staff, in accordance with the California Environmental Quality Act of 1970 (CEQA) and State and local regulations and guidelines adopted pursuant thereto.

4. Based upon the Negative Declaration and Secondary Study and other documents and information in the record, the Agency hereby approves the Negative Declaration for the proposed development pursuant to the Disposition and Development Agreement.

APPROVED: John W. Witt, General Counsel

By

Allisyn L. Thomas

Deputy Counsel

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