

(RA-90-30)
REDEVELOPMENT AGENCY OF
THE CITY OF SAN DIEGO
RESOLUTION NO. 1784
ADOPTED ON OCTOBER 17, 1989

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 SECONDARY STUDY WITH RESPECT TO THE PROPOSED PARTICIPATION AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO AND 197 PARTNERS AND RELATED AGREEMENTS, 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 Marina Redevelopment Project (the "Project"); and

WHEREAS, the Agency has previously prepared, and the Agency (Resolution No. 1624) and the City Council (Resolution No. 271447) have certified the Final Master Environmental Impact Report (the MEIR) for the Centre City Redevelopment Projects and the Agency has previously prepared, and the Agency (Resolution No. 1700) and the City Council (Resolution No. 272974) have certified the Supplemental Environmental Impact Report (SEIR) for the Sixth Amendment to the Columbia Redevelopment Plan (the MEIR and the SEIR and the environmental documents referenced therein and environmental assessments for specific implementation activities in the Marina Redevelopment Project area, are collectively referred to herein as the "EIR for the Project"); and

WHEREAS, the Agency proposes to approve a Participation Agreement between the Agency and 197 Partners, a California general partnership ("Developer"), for the development and operation of a single room occupancy apartment complex; and

WHEREAS, the Agency also proposes to approve a Cooperation Agreement between the City and the Agency governing the financing and development of the housing development contemplated by the Participation Agreement; and

WHEREAS, the Agency also proposes to approve an Administration Agreement between the Agency and the San Diego Housing Commission governing the enforcement of low and moderate income restrictions on the units of the housing development contemplated by the Participation Agreement; and

WHEREAS, the development of a single room occupancy apartment complex pursuant to the provisions of the proposed Participation Agreement, the Cooperation Agreement and the Administration Agreement (collectively the "Agreements") is a redevelopment implementation activity whose environmental impacts are assessed in the EIR for the Project; and

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

WHEREAS, the Agency has considered the environmental effects of the proposed development as shown in the EIR for the Project; 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 development pursuant to the Participation Agreement has been prepared and completed in compliance with the California Environmental Quality Act of 1970 and State and local regulations and guidelines adopted pursuant thereto.

2. The Agency hereby further certifies that the information contained in the EIR for the Project and the Secondary Study with respect to the development under the Participation Agreement has been reviewed and considered by the Agency members.

3. The Agency hereby finds and determines that:

- A. No substantial changes are proposed in the Marina Redevelopment Project, or with respect to the circumstances under which the Project is to be undertaken, as a result of the development pursuant to the Participation Agreement, or its implementation pursuant to the Agreements, which will require major or important revisions in the EIR for the Project, due to the involvement of new significant environmental impacts not covered in the EIR for the Project;

and

B. No new information of substantial importance to the Project has become available which was not known or could not have been known at the time the EIR for the Project was certified as complete, and which shows that the Project will have any significant effects not discussed previously in the EIR for the Project, or that any significant effects previously examined will be substantially more severe than shown in the EIR for the Project, or that any mitigation measures or alternatives previously found not to be feasible or not previously considered would substantially reduce or lessen any significant effects of the Project on the environment; and

C. No negative declaration and no subsequent EIR or supplement or addendum to the EIR for the Project is necessary or required; and

D. The development pursuant to the Participation Agreement, or its implementation pursuant to the Agreements, will have no significant effect on the environment except as identified and considered in the EIR for the Project.

4. The Agency hereby approves and adopts the mitigation monitoring and reporting program for the EIR for the Project, attached hereto as Exhibit A.

APPROVED: JOHN W. WITT, General Counsel

By

Allisyn L. Thomas

Deputy Counsel

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Or.Dept:CCDC

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