

CITY COUNCIL OF THE CITY OF SAN DIEGO

RESOLUTION NO. R-250245

(R.80-442)

SEP 18 1979

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN DIEGO CERTIFYING THE SECONDARY STUDY OF ENVIRONMENTAL IMPACTS WITH RESPECT TO THE PROPOSED DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN THE REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO AND PACIFIC CENTRE ASSOCIATES AND THE PROPOSED SALE OF REAL PROPERTY AND CONSTRUCTION OF AN OFFICE BUILDING 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 Horton Plaza Redevelopment 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 Horton Plaza Redevelopment Project:

1. "Environmental Impact Statement, Plaza Redevelopment Project", (Chapter VII of the Report to City Council on the Redevelopment Plan for the Plaza Redevelopment Project) prepared by the Community Development Department, City of San Diego, June, 1972.
2. A Supplemental Report to an Environmental Impact Statement on the Horton Plaza Urban Redevelopment Project, (EQD 74-11-18) prepared by the Environmental Quality Department, City of San Diego, October 1, 1973.
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 the City Council of the City of San Diego certified on May 12, 1976 (Resolution No. 215957) that the information in the EIR on the Centre City Plan had been completed and that the EIR has been reviewed by the City Council of the City of San Diego.
4. Supplemental Master Environmental Impact Report for the Centre City Redevelopment Projects certified by the Agency and the City Council January 9, 1979; and

WHEREAS, this City Council has approved a proposed Disposition and Development Agreement between the Agency and Pacific Centre Associates (the "Developer") pursuant to which: the Agency shall acquire certain real properties in the Redevelopment Project; the Agency shall clear existing improvements from such real properties; the Agency shall relocate occupants from such existing improvements; the Agency shall sell such cleared real properties to the Developer for the development and construction by the Developer of an office building and related facilities; and

WHEREAS, the sale of real property pursuant to the proposed Disposition and Development Agreement and the construction of an office building and related facilities pursuant to the terms and conditions set forth in the proposed Disposition and Development Agreement and the Horton Plaza Redevelopment Plan is one of the redevelopment activities assessed by the Supplemental Master EIR for the Centre City Redevelopment Projects; and

WHEREAS, the Centre City Development Corporation, Inc. (the "CCDC") 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 State and local regulations and guidelines adopted pursuant thereto and such Secondary Study assesses the environmental impacts of the sale of real property and construction of an office building and related facilities pursuant to the proposed Disposition and Development Agreement.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of San Diego as follows:

1. The City Council hereby certifies that the Secondary Study of environmental impacts with respect to the proposed sale of real property and the construction of an office building and related facilities pursuant to the proposed 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 that the Agency has certified said Secondary Study.
2. The City Council hereby further certifies that the information contained in the Secondary Study, the Supplemental Master EIR, and the previously prepared EIR's for the Horton Plaza Redevelopment Project has been reviewed and considered by the members of the City Council.

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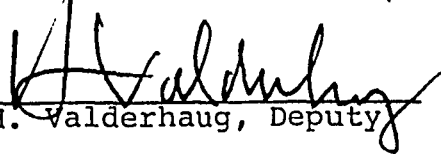
3. The City Council hereby finds and determines that:

- (a) No substantial changes are proposed in the Horton Plaza Redevelopment Project, or with respect to the circumstances under which the Project is to be undertaken, as a result of the sale of real property and construction of an office building and related facilities pursuant to the proposed Disposition and Development Agreement, which will require major revisions in said previously prepared EIR's or the Supplemental Master EIR adopted and certified for the Project, due to the involvement of new environmental impacts not covered in said previously prepared EIR's or the Supplemental Master EIR;
- (b) No subsequent or supplement to said previously prepared EIR's or the Supplemental Master EIR is necessary or required; and
- (c) The sale of real property and construction of an office building and related facilities pursuant to the proposed Disposition and Development Agreement will have no significant effect on the environment, except as identified and considered in said previously prepared EIR's or the Supplemental Master EIR.

4. The City Council hereby finds and determines that the certifications, findings and determinations with respect to environmental impacts in the Horton Plaza Redevelopment Project as set forth in Resolution No. 222568 of the City Council include as an implementation activity the sale of property and construction of an office building and related facilities pursuant to the proposed Disposition and Development Agreement and such certifications, findings and determinations are hereby ratified in their entirety.

APPROVED: JOHN W. WITT, City Attorney

By


H. Valderhaug, Deputy

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Passed and adopted by the Council of The City of San Diego on
by the following vote:

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Councilmen	Yeas	Nays	Not Present	Ineligible
Bill Mitchell	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Maureen F. O'Connor	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Bill Lowery	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Leon L. Williams	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Fred Schnaubelt	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Tom Gade	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Larry Stirling	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Lucy Killea	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mayor Pete Wilson	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

AUTHENTICATED BY:

PETE WILSON

Mayor of The City of San Diego, California.

(Seal)

CHARLES G. ABDELNOUR

City Clerk of The City of San Diego, California.

By *Rita Andrews*, Deputy.

Office of the City Clerk, San Diego, California

Resolution Number R-250245 Adopted SEP 18 1979