

RESOLUTION NUMBER R-

275262

ADOPTED ON

MAR 12 1990

WHEREAS, NORTHERN AUTOMOTIVE, CORP., an Arizona Corporation, Owner/Permittee, filed an application for a Coastal Development Permit for the demolition of six buildings totaling 39,602 square feet known as the Savage Tire Factory/Aztec Brewery buildings located on the City blocks bounded by Sampson Street, Main Street, Schley Street and Harbor Drive in the Barrio Logan Community Planning Area, described as Lots 25-48, Blocks 78 and 79, Map No. 379, in the Barrio Logan Planned District Area "D" Zone; and

WHEREAS, on November 13, 1989, the City Council of The City of San Diego considered Coastal Development Permit No. 89-0906 pursuant to Section 105.0200 of the Municipal Code of The City of San Diego; NOW, THEREFORE,

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

1. That the City Council adopts the following written Findings, dated November 13, 1989.

FINDINGS

a. The project site is not located on or adjacent to any existing public accessway. Additionally, the proposed demolition will not obstruct views from public vantage points to the ocean or other scenic areas.

b. The structures which are proposed to be demolished are within a developed site. Demolition operations would not encroach on marine resources. A condition of Coastal Development Permit No. 89-0906 requires that a certified archaeologist monitor the demolition activities to determine if any subsurface archaeological or paleontological resources exist on the site. If significant resources are found, a data recovery/mitigation program must be implemented prior to further ground disturbance. Therefore, the proposed demolition would not adversely affect environmentally sensitive areas, or archaeological or paleontological resources.

c. The project site does not contain existing or planned recreational facilities, visitor-serving facilities, or coastal scenic resources. Therefore, the proposed demolition will not adversely affect these resources.

d. The project site is not located on, adjacent to, or near any park or recreation areas. The proposed demolition will not adversely impact environmentally sensitive habitats or scenic resources.

e. The project proposes to demolish existing buildings on a previously developed site. The site is flat and no landform alterations are proposed. No geological, erosional, flood, or fire risks will be created.

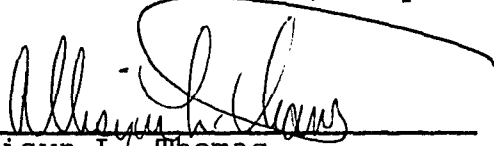
f. The project proposes demolition of existing structures only, and therefore, visual compatibility with the character of the surrounding area is not an issue.

g. The proposed demolition is in conformance with the General Plan, the Local Coastal Program, the Barrio Logan Community Plan, and the Barrio Logan Planned District Ordinance.

BE IT FURTHER RESOLVED, that, based on the findings hereinbefore adopted by the City Council, Coastal Development Permit No. 89-0906 is hereby GRANTED to Owner/Permittee in the form and with the terms and conditions as set forth in Coastal Development Permit No. 89-0906, a copy of which is attached hereto and made a part hereof.

APPROVED: JOHN W. WITT, City Attorney

By


Allisyn L. Thomas
Deputy City Attorney

ALT:lc:pev
11/01/89
03/30/90 COR.COPY
Or.Dept:Prop.
R-90-744
Form=r.none

COASTAL DEVELOPMENT PERMIT NO. 89-0906

CITY COUNCIL

This Coastal Development Permit is granted by the Council of The City of San Diego to NORTHERN AUTOMOTIVE CORP., an Arizona corporation, Owner/Permittee, under the conditions in Section 105.0200 of the Municipal Code of The City of San Diego.

1. Permission is hereby granted to Owner/Permittee to demolish a coastal development located on City blocks bounded by Sampson Street, Main Street, Schley Street, and Harbor Drive, described as Lots 25 through 48, Blocks 78 and 79, Map No. 379, in the Barrio Logan Planned District Area "D" zone.
2. The facility shall consist of the following:
 - a. Demolition of six buildings totalling 39,602 square feet, and varying in height from one to three stories;
 - b. Incidental accessory uses as may be determined incidental and approved by the Planning Director.
3. No permit shall be granted nor shall any activity authorized by this permit be conducted on the premises until:
 - a. The Permittee signs and returns the permit to the Planning Department;
 - b. The coastal development permit is recorded in the office of the County Recorder.
4. Before issuance of any building permits, complete grading and working drawings shall be submitted to the Planning Director for approval. Plans shall be in substantial conformity to Exhibit "A," dated March 12, 1990, on file in the office of the Planning Department. No change, modifications or alterations shall be made unless appropriate applications for amendment of this permit shall have been granted.
5. The property included within this coastal development shall be used only for the purposes and under the terms and conditions set forth in this permit unless authorized by the Planning Director or the permit has been revoked by The City of San Diego.
6. This coastal development permit may be cancelled or revoked if there is a material breach or default in any of the conditions of this permit. Cancellation or revocation may be instituted by The City of San Diego or Permittee.

7. This coastal development permit is a covenant running with the subject property and shall be binding upon the Permittee and any successor or successors, and the interests of any successor shall be subject to each and every condition set out in this permit and all referenced documents.
8. If any existing hardscape or landscape located in the existing public right-of-way is damaged or removed during demolition, it shall be repaired and/or replaced in kind.
9. All mitigation measures listed in the Environmental Impact Report No. 88-0741 are incorporated as conditions within this permit by reference.
10. Prior to any demolition of the brick buildings on the project site, the applicant must complete a written and photographic documentation of the structures to the satisfaction of the National Park Service--Historic American Engineering Record (HAER). Written confirmation from HAER on the acceptability of the documentation must be provided to the Environmental Analysis Section of the Planning Department before any demolition activity can commence.
11. A copy of the documentation package shall be provided to the San Diego Historical Society and to Environmental Analysis Section of the City Planning Department.
12. An archaeologist certified by the Society of Professional Archaeologists shall be retained to monitor the initial disturbance of the surface and subsurface. Prior to any demolition on the project site, a letter from a qualified archaeologist shall be submitted to the Environmental Analysis Section stating that he/she has been retained to conduct the monitoring. The archaeologist shall be allowed to temporarily direct, divert, or halt grading to allow recovery of cultural materials. If an archaeological site is identified, it shall be tested for significance. If found to be significant, a data recovery/mitigation program shall be implemented to the satisfaction of the Principal Planner of the Environmental Analysis Section prior to any further ground disturbance. Materials collected shall be deposited with an appropriate scientific institution. A report of the findings shall be filed with the Environmental Analysis Section within three months of completion of the monitoring.
13. This coastal development permit must be utilized within 36 months after the effective date. Failure to utilize the permit within 36 months will automatically void the permit unless an extension of time has been granted as set forth in Section 105.0216 of the Municipal Code.

14. This coastal development permit shall become effective on March 12, 1990.
15. In the event that any condition of this permit, on a legal challenge by the Owner/Permittee of this permit, is found or held by a court of competent jurisdiction to be invalid, unenforceable or unreasonable, this permit shall be void.

Passed and adopted by the Council of The City of San Diego on March 12, 1990.

FCC:lc
03/16/90
r-90-744-p

CORRECTED COPY

2/10/90

MAR 12 1990

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

Council Members	Yeas	Nays	Not Present	Ineligible
Abbe Wolfsheimer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Ron Roberts	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
John Hartley	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
H. Wes Pratt	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Linda Bernhardt	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
J. Bruce Henderson	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Judy McCarty	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bob Filner	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mayor Maureen O'Connor	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

AUTHENTICATED BY:

MAUREEN O'CONNOR
Mayor of The City of San Diego, California.

(Seal)

CHARLES G. ABDELNOUR
City Clerk of The City of San Diego, California.

By: *Charles G. Abdelnour*, Deputy.

Office of the City Clerk, San Diego, California

Resolution *R-275262* Adopted **MAR 12 1990**
Number