

RESOLUTION NUMBER R- **303781**

DATE OF FINAL PASSAGE _JUN 0 2 2008

A RESOLUTION OF THE COUNCIL OF THE CITY OF
SAN DIEGO MAKING CERTAIN FINDINGS WITH
RESPECT TO THE INSTALLATION OF CORTEZ HILL
STREETLIGHTS - PHASE I.

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 Cortez Redevelopment District of the Expansion Sub Area of the Centre City Redevelopment Project ["Project Area"]; and

WHEREAS, the Centre City Development Corporation [CCDC] is responsible for implementing redevelopment projects in the Project Area; and

WHEREAS, in order to carry out and implement the Redevelopment Plan, the Implementation Plans for the period of July 2004 - June 2009 for the Centre City and Horton Plaza Redevelopment Projects have previously been approved; and

WHEREAS, the Implementation Plan identifies the need to improve public safety and deter crime by installation of streetlights; and

WHEREAS, the City Council has duly considered all conditions of the proposed payment for the construction of the Installation of Cortez Streetlights - Phase I [Project] and believes that the payment by the Agency of all of the cost of the construction is in the best interests of the City and health, safety, morals, and welfare of its residents, and in accord with the public purpose and provisions of applicable state and local law requirements; NOW, THEREFORE,

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

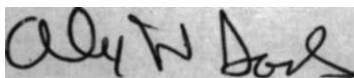
1. That the City Council finds and determines that the construction of the Project for which the Agency proposes to pay is of benefit to the Project Area; and

2. That the City Council finds and determines that no other reasonable means for financing the Project are available to the community and that the Project will assist in eliminating one or more blighting conditions inside the Project Area, and that the Project is consistent with the Centre City and Horton Implementation Plans for July 2004 - 2009, on file in the office of the Secretary to the Agency pursuant to California Health and Safety Code Section 33490, all as described in Attachment B.

3. That the City Council does hereby determine that the Project is categorically exempt from review under the California Environmental Quality Act (CEQA), pursuant to state CEQA Guidelines §15301 (Existing Facilities - Class 1), §15302 (Replacement or Reconstruction - Class 2) and/or §15303 (New Construction or Conversion of Small Structures - Class 3).

APPROVED: MICHAEL J. AGUIRRE, City Attorney

By



Alex W. Sachs
Deputy City Attorney

AWS:mm
05/12/08
Or Dept:CCDC
R-2008-1057
MMS#6271
Companion: Agency RA-2008-135

I hereby certify that the foregoing Resolution was passed by the Council of the City of San Diego, at its meeting of _____ MAY 8 '7 2008 _____*

ELIZABETH S. MALAND
City Clerk

^Beputy City Clerk

Approved:

(date)

JERRY SANDERS, Mayor

Vetoed:

(date)

JERRY SANDERS, Mayor

ATTACHMENT NO. B

FINDINGS

SUBJECT IMPROVEMENTS:

REQUEST TO BID THE INSTALLATION OF CORTEZ STREETLIGHTS - PHASE I PROJECT (BOUNDED BY 5TH TO 10TH AVENUES, AND BETWEEN A TO DATE STREETS) - CORTEZ REDEVELOPMENT DISTRICT OF THE EXPANSION SUB AREA OF THE CENTRE CITY REDEVELOPMENT PROJECT

I. FINDINGS OF BENEFIT

The subject improvements for which the Redevelopment Agency of the City of San Diego ("Agency") proposes to pay will benefit the Centre City Redevelopment Project or the immediate neighborhood in which the Project area is located in that:

- A. These improvements are within the Cortez Redevelopment District of the Expansion Sub Area of the Centre City Redevelopment Project, adjacent to underdeveloped properties and/or properties that have been designated as historic and will not likely be redeveloped in the near future.
- B. The installation of 155 streetlights are planned for the area bounded by 5th and 10th Avenues, between A and Date Streets. The improvements will enhance portions of the above-mentioned redevelopment districts for the benefit of nearby users as well as residents.
- C. The installation of streetlights will correct any adverse health and safety conditions.
- D. The public improvements will act as a catalyst providing an incentive for private investment in the rehabilitation of the areas.
- E. The Project will create unique "sense of community" areas.
- F. The Project will encourage pedestrian use.
- G. Revitalizing the above-mentioned district by upgrading the public right-of-way with street furnishings including trees, streetlights, and other accessories.

II. NO OTHER REASONABLE MEANS OF FINANCING

There are no other reasonable means available to the community for financing the subject improvements for which the Agency proposes to pay in that:

City of San Diego

- A. The Fiscal Year 2008 Budget for the City of San Diego ("City") increased approximately 12.9% from \$2,556 billion to \$2,886 billion. Over the last several years, as the City's Capital Improvement Program ("CIP") has grown and revenues have leveled off, the City has developed phase funding to use available cash and minimize the issuance of bond proceeds. This is a means whereby large projects may be budgeted and contracted for in an efficient manner that maximizes the City's use of available funds. The Fiscal Year 2008 Budget reflects General Fund revenues and expenditures of \$1.1 billion, representing an increase of \$828 million or an 8.1% increase over the Fiscal Year 2007 Budget. The General Fund Budget also includes 7,053 positions, a decrease of 465 positions over the Fiscal Year 2007 Budget.
- B. The City's capital improvement budget is funded primarily with water and sewer fees, developer impact fees, grant funds, enterprise fund revenues, Facility Benefit Assessment funds, Gas Tax and Transnet funds. The Fiscal Year 2008 CIP Budget totals \$454.6 million, an increase of \$160.9 million from Fiscal Year 2007. The Fiscal Year 2008 CIP Budget provides for the sewer upgrade of the City's Metropolitan and Municipal Wastewater System, water projects, Parks and Recreation projects, library projects, transportation projects and special projects. Despite the increase in the City's CIP Budget, it is estimated that the City's deferred maintenance and capital needs, excluding Water and Sewer, may be at least \$800 to \$900 million.
- C. The Agency's Fiscal Year 2008 Program Budget was adopted on May 15, 2007. The CIP and the Agency's Budget were developed in accordance with City and Council Policy, and each project activity was evaluated and incorporated in the respective budgets. Projects are funded based on need and the availability of appropriate funding sources. The City's CIP Budget lacks funding to provide for certain public improvement projects in the downtown redevelopment areas.