

**CITY COUNCIL OF THE CITY OF SAN DIEGO
SUPPLEMENTAL DOCKET NUMBER 2
FOR THE REGULAR MEETING OF
MONDAY, NOVEMBER 18, 2002**

ADOPTION AGENDA, CONSENT ITEMS
RESOLUTIONS:

* ITEM-S404: Agreement with The Lodge at Torrey Pines Partnership.

(La Jolla Community Area. District-1.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2003-689)

Authorizing the City Manager to execute an exclusive negotiation agreement and right-of-entry permit with The Lodge at Torrey Pines Partnership, a California limited partnership, for a term of four years with an option for two six-month extensions, for the purpose of negotiating the lease and development of approximately 2.03 acres of Torrey Pines Municipal Golf Course for hotel-related facilities.

CITY MANAGER SUPPORTING INFORMATION:

The Lodge at Torrey Pines Partnership, a City hotel lessee adjacent to Torrey Pines Municipal Golf Course, has approached the City with an unsolicited proposal for the exclusive right to explore the feasibility of leasing and developing approximately 2.03 acres of currently underutilized space at the golf course for visitor serving facilities, such as hotel guest cottages. Under the existing lease agreement approved by the Mayor and Council in July 2000, the Lodge currently has the first and exclusive right to sell and serve food and beverages on the golf course. The 2.03 acres that are the subject of the proposed Exclusive Negotiation and Right-of-Entry Agreement with the Lodge are located

out of play in the vicinity of holes 6, 7, and 8 of the North Course and are currently being used for storage. The proposed agreement does not confer any development rights or entitlements, nor does it approve of any project or new lease for the property.

ADOPTION AGENDA, CONSENT ITEMS (Continued)

RESOLUTIONS: (Continued)

* ITEM-S404: (Continued)

CITY MANAGER SUPPORTING INFORMATION: (Continued)

The agreement will allow the Lodge, at its sole expense, to enter the site to conduct feasibility studies and to apply for the various reviews associated with the project, such as environmental, zoning, SANDAG, community planning group, Park & Recreation Board, Coastal Commission, Planning Commission, and Golf Advisory Council. Any proposed lease that may result from this process will be negotiated at market terms and will require City Council approval.

FISCAL IMPACT:

None with this action.

Herring/Griffith/PTC

ADOPTION AGENDA, CONSENT ITEMS (Continued)

RESOLUTIONS (Continued):

* ITEM-S405: *Second Amendment to the Consultant Agreement - Serra Mesa/Kearny Mesa Branch Library.*

(Serra Mesa Community Area. District-6.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2003-603)

Authorizing the City Manager to execute the Second Amendment to the consultant agreement with Coombs Architecture and Planning, Inc. for professional services required for schematic design of the Serra Mesa/Kearny Mesa Branch Library;

Authorizing the expenditure of an amount not to exceed \$84,336 from CIP-35-089.0 Serra Mesa Branch Library.

CITY MANAGER SUPPORTING INFORMATION:

The proposed Second Amendment to the Agreement with Coombs Architecture and Planning, Inc., will provide for the professional services for the design of Serra Mesa Branch Library. This new library adjacent to a Community Park on Aero Drive will be 15,000 sq. ft. and will provide a community meeting room and computer services that are in high demand in this community.

These additional services are required due to design modifications as a result of a Preliminary Public Assessment Review which discovered vernal pools on the original parcel adjacent to the new location. All former site layouts were on a level pad with conventional footings which did not require a drainage system or waterproofing.

ADOPTION AGENDA, CONSENT ITEMS (Continued)

RESOLUTIONS (Continued):

* ITEM-S405: (Continued)

CITY MANAGER SUPPORTING INFORMATION: (Continued)

The new location of the building adjacent to the "canyon" has significantly impacted the scope of work, and the placement of a retaining wall is required. The "canyon location" requires very deep foundation walls and extensive retaining walls for exit walkways, both of these items require waterproofing and extensive drainage systems. Additionally, the canyon side exit walkways require guard rails and more site lighting.

FISCAL IMPACT:

The original Agreement with this consultant was for \$117,833. The First Amendment was for \$265,225. This request as a Second Amendment to the Consultant Agreement is for \$84,336. Therefore the total compensation for this project is \$467,394. Therefore, funds for this purpose, (\$84,336) are available in CIP-35-089.0, Serra Mesa Branch Library.

Loveland/Belock/AO

Aud. Cert. 2300471.