

THE CITY OF SAN DIEGO, CALIFORNIA
MINUTES FOR SPECIAL JOINT COUNCIL MEETING
WITH THE REDEVELOPMENT AGENCY
OF
TUESDAY, DECEMBER 1, 1998
AT 2:00 P.M.
IN THE COUNCIL CHAMBERS - 12TH FLOOR

To Council Members Mathis, Wear, Kehoe, Stevens, Warden, Stallings, McCarty, and Vargas, members of the City Council of the City of San Diego, California:

A SPECIAL JOINT MEETING of the City Council with the Redevelopment Agency is hereby called to be held on Tuesday, December 1, 1998 at 10:00 a.m. in the Council Chambers, 12th floor, City Administration Building, 202 C Street, San Diego, California.

Said meeting will be held for the purpose of actions related to Conditional Use Permit CUP-98-0355 (Cordia Senior Residence Project) for a 101-unit senior housing project to be located along the north side of J Street between 3rd and 4th Avenues.

Dated November 27, 1998.

SUSAN GOLDING, MAYOR

CHRONOLOGY OF THE MEETING:

The meeting was called to order by Deputy Mayor Wear at 11:48 a.m. Deputy Mayor Wear adjourned the meeting at 12:24 p.m.

ATTENDANCE DURING THE MEETING:

- (M) Mayor Golding-excused by R-291127 (other City business)
- (1) Council Member Mathis-excused by R-291128 (out-of-town business)
- (2) Council Member Wear-present

- (3) Council Member Kehoe-present
 - (4) Council Member Stevens-excused by R-291130
(participate at National League of Cities
Conference)
 - (5) Council Member Warden-present
 - (6) Council Member Stallings-present
 - (7) Council Member McCarty-present
 - (8) Council Member Vargas-present
- Clerk-Fishkin (mc)

FILE LOCATION: MINUTES

ITEM-1: ROLL CALL

Clerk Fishkin called the roll:

- (M) Mayor Golding-not present
- (1) Council Member Mathis-not present
- (2) Council Member Wear-present
- (3) Council Member Kehoe-present
- (4) Council Member Stevens-not present
- (5) Council Member Warden-present
- (6) Council Member Stallings-present
- (7) Council Member McCarty-present
- (8) Council Member Vargas-present

ITEM-601:

SUBJECT: Matter of a Conditional Use Permit CUP-98-0355 (Cordia Senior Residence Project), for a 101-unit senior housing project to be located along the north side of J Street between 3rd and 4th Avenues. This hearing will be a joint hearing with the Redevelopment Agency, which will be considering the Marina Development Permit.

(CUP-98-0355. Centre City Community Plan Area.
District-2.)

CENTRE CITY DEVELOPMENT CORPORATION'S RECOMMENDATION:

Adopt the following resolutions in Subitems A and B:

Subitem-A: (R-99-595) ADOPTED AS RESOLUTION R-291026

Adoption of a Resolution certifying that the Master Environmental Impact Report for the Centre City Redevelopment Project and the Secondary Study with respect to the Conditional Use Permit (CUP-98-0355) pursuant thereto has been previously reviewed and considered by this Council, and making certain findings and determinations regarding environmental impacts of the development.

Subitem-B: (R-99-596) ADOPTED AS RESOLUTION R-291027

Adoption of a Resolution approving the Conditional Use Permit, with appropriate findings to support Council action.

OTHER RECOMMENDATIONS:

On October 7 the Project Area Committee reviewed the project and unanimously recommended approval of the project to the Board.

On November 4 the Asian-Pacific Thematic (APT) Historic District Committee approved the project subject to revisions.

On November 13 the CCDC Board of Directors recommended approval of the project.

On November 23 the Historic Sites Board will review the project as it lies within the Asian Pacific Thematic Historic District adjacent to the historic Quin residence. The Sites Board staff is recommending approval of the project based on its revised design.

SUPPORTING INFORMATION:

The Cordia Senior Residence project consists of a 101 unit congregate care/assisted living facility. The 20,000 square-foot site is located on the north side of J Street, between 3rd and 4th Avenues. The building consists of 80,000 square-feet in six-stories above two-levels of subterranean parking accessed from 4th Avenue. A total of 110 parking spaces are provided, 85 of

which will be reserved for the nearby Pioneer Loft Building. A single pedestrian entry point is provided within the courtyard from J Street.

LEGAL DESCRIPTION:

The site is located on the north side of J Street between 3rd and 4th Avenues in the Marina Sub-Area of the Centre City Community Plan Area and is more particularly described as Lots E, F, G, and H of Block 115 of Horton's Addition in the City of San Diego, County of San Diego, State of California, according to Map Thereof on file in Book 13, Page 522 of Deeds in the Office of the County Recorder of San Diego County.

FILE LOCATION: LUP - Cordia Senior Residence

COUNCIL ACTION: (Tape location: C150-681.)

Hearing began at 11:48 a.m. and halted at 12:23 p.m.

Testimony in favor by Eric Heffner and Bud Fischer.

Testimony in opposition by Jonathan Dabbieri, Madeline Quin, Jimmie Sue, Murray Lee, and Ruby Watson.

MOTION BY WARDEN TO ADOPT. Second by Vargas. Passed by the following vote: Mathis-not present, Wear-yea, Kehoe-yea, Stevens-not present, Warden-yea, Stallings-yea, McCarty-yea, Vargas-yea, Mayor Golding-not present.

ADJOURNMENT

The meeting was adjourned by Deputy Mayor Wear at 12:24 p.m.

FILE LOCATION: MINUTES

COUNCIL ACTION: (Tape location: C682.)