

THE CITY OF SAN DIEGO, CALIFORNIA
 MINUTES FOR REGULAR COUNCIL MEETING
 OF
 TUESDAY, AUGUST 1, 2000
 AT 10:30 A.M.
 IN THE COUNCIL CHAMBERS - 12TH FLOOR

Table of Contents

CHRONOLOGY OF THE MEETING:	3
ATTENDANCE DURING THE MEETING:	3
ITEM-300: ROLL CALL	4
NON-AGENDA COMMENT:	4
COUNCIL COMMENT:	5
ITEM-330: Golden Hill Kentucky Fried Chicken	6
ITEM-331: Burgener Boulevard (from Jellet Street to Milton Street) Underground Utility District.	9
ITEM-332: Milton Street (from Burgener Boulevard to Morena Boulevard) Underground Utility District.	11
ITEM-333: Strand Way (from Ventura Place to Island Court) Underground Utility District	12
ITEM-334: Jackson Drive (from Lake Shore Drive to City Limits) Underground Utility District.	14
ITEM-335: Broadway (from 25 th Street to 30 th Street) Underground Utility District.	15
ITEM-336: Pacific Beach Drive (from Mission Boulevard to Everts Street) Underground Utility District	16
ITEM-337: Sunset Boulevard (from Loma Pass to Juan Street) Underground Utility District.	18
ITEM-338: Camino del Oro (from El Paseo Grande to Calle Frescota)	

	Underground Utility District.	19
ITEM-339:	La Jolla Shores Drive (from North Torrey Pines Road to Azul Street) Underground Utility District.	21
ITEM-340:	La Jolla Scenic Drive South (from La Jolla Mesa Drive to Soledad Mountain Road) Underground Utility District	22
ITEM-341:	La Jolla Mesa Drive (from Deerhill Court to La Jolla Scenic Drive) Underground Utility District.	23
ITEM-342:	West Point Loma Boulevard (from Nimitz Boulevard to Chapman Street) Underground Utility District.	25
ITEM-343:	Lamont Street (from Loring Street to Garnet Avenue) Underground Utility District.	26
ITEM-344:	Lamont Street (from Fortuna Avenue to Grand Avenue) Underground Utility District.	27
ITEM-345:	Regents Town Homes	29
ITEM-346:	Proposed Amendment to the Torrey Highlands Public Facilities Financing Plan.	31
ITEM-347:	Budget Actions FY 99/00 - Wall of Excellence.	33
NON-DOCKET ITEMS:	35
ADJOURNMENT:	35

CHRONOLOGY OF THE MEETING:

The meeting was called to order by Deputy Mayor Mathis at 10:36 a.m. Deputy Mayor Mathis convened the Redevelopment Agency to meet simultaneously with the City Council meeting at 10:50 a.m. Deputy Mayor Mathis recessed the regular meeting at 12:15 p.m. to reconvene at 2:00 p.m.

The meeting was reconvened by Deputy Mayor Mathis at 2:11 p.m. Deputy Mayor Mathis adjourned the meeting at 3:47 p.m. into Off-Site Council Meeting on Monday, August 7, 2000 at 6 p.m.

ATTENDANCE DURING THE MEETING:

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

Clerk-Abdelnour (rl/ew)

FILE LOCATION: MINUTES

ITEM-300: ROLL CALL

Clerk Abdelnour called the roll:

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

NON-AGENDA COMMENT:

PUBLIC COMMENT-1:

Esther Harders commented regarding development in DeAnza area and how lack of compensation to-date affects the residence.

FILE LOCATION: AGENDA

COUNCIL ACTION: (Tape location: A017-033)

PUBLIC COMMENT-2: **REFERRED TO CITY MANAGER**

Jim Bell commented regarding the City of San Diego in cooperation with the County of San Diego making San Diego energy self-sufficient.

FILE LOCATION: AGENDA

COUNCIL ACTION: (Tape location: A034-058)

PUBLIC COMMENT-3:

Seth Krauss commented regarding a new foundation called Teen Life Change dedicated to troubled Youth in San Diego.

FILE LOCATION: AGENDA

COUNCIL ACTION: (Tape location: A059-084)

PUBLIC COMMENT-4: **REFERRED TO CITY MANAGER**

Derek Casady commented regarding the need to solarize San Diego.

FILE LOCATION: AGENDA

COUNCIL ACTION: (Tape location: A085-107)

COUNCIL COMMENT:

COUNCIL COMMENT-1: **REFERRED TO CITY MANAGER**

Council Member Stallings commented regarding Council getting an update on state-of-the-art solar energy.

FILE LOCATION: MINUTES

COUNCIL ACTION: (Tape location: A108-116)

COUNCIL COMMENT-2:

Council Member Stevens commented on the outstanding City of San Diego Employees' Annual Picnic in Balboa Park last Saturday.

FILE LOCATION: MINUTES

COUNCIL ACTION: (Tape location: A117-122)

COUNCIL COMMENT-3:

Deputy Mayor Mathis commented on Mayor Golding's absence; informing the public she is attending a meeting of the Independent Service Operators who deal with the distribution of power throughout the State. She is addressing concerns on putting a whole sale rate cap on the cost of electricity. He further states she is on City business working on behalf of the citizens of San Diego.

FILE LOCATION: MINUTES

COUNCIL ACTION: (Tape location: A123-138)

ITEM-330: Golden Hill Kentucky Fried Chicken.

Matter of an amendment to the Golden Hill Planned District Ordinance to add an exception for a drive-thru facility as an accessory use for a dine-in, pedestrian oriented restaurant within the 25th Street Commercial Corridor; and a Golden Hill Development Permit for the demolition of an existing 1,747 square foot KFC restaurant and construction of a new 2,596 square-foot drive -thru KFC restaurant located at 2496 Broadway (northwest corner of Broadway and 25th Street).

(GHPDO/GHP-96-7583. Golden Hill Community Planning area. District-8.)

(Continued from the meeting of June 27, 2000, Item 330, at the request of Councilmember Juan Vargas, for further review.)

NOTE: Hearing open. No testimony taken on 6/27/2000.

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution in subitem A; adopt the resolution in subitem C to grant the permit with removal of the drive-thru feature; and deny the Amendment in subitem B to the Golden Hill PDO to add an exception for drive-thru facilities:

Subitem-A: (R-2001-) ADOPTED AS RESOLUTION R-293617

Adoption of a Resolution certifying that the information contained in Negative Declaration LDR No.- 96-7583 has been completed in compliance with the

California Environmental Quality Act & State CEQA Guidelines and that said ND reflects the independent judgement of the City of San Diego as Lead Agency; and stating for the record that the final ND has been reviewed and considered prior to action on the project.

Subitem-B: (O-2001-) FILED

Introduction of an Ordinance amending the Golden Hill Planned District (Sections 103.0712.B.8.c & 103.0717.B).

Subitem-C: (R-2001-) GRANTED PERMIT, ADOPTED AS RESOLUTION R-293618

Adoption of a Resolution granting or denying Golden Hill PDO Permit No. 96-7583, with appropriate findings to support Council action.

OTHER RECOMMENDATIONS:

Planning Commission voted 6-0 to approve; was opposition.

Ayes: Steele, Brown, Butler, Skorepa, Stryker, White

Nays: None

Abstaining: None

Not present: Anderson

The Greater Golden Hill Planning Committee has recommended denial of this project.

SUPPORTING INFORMATION:

Tricon Incorporated filed an application for an amendment to the Golden Hill Planned District Ordinance (GHPDO) to add an exception for a drive-thru facility as an accessory use for a dine-in, pedestrian oriented restaurant within the 25th Street Commercial Corridor. The Golden Hill Planned District Ordinance does not permit drive-thru facilities. Tricon, Inc. proposes to demolish an existing KFC restaurant located at the northwest corner of Broadway and 25th Street and construct a new 2,596 square-foot KFC restaurant with drive-thru service. The proposed new KFC does not meet all the development standards of the Golden Hill Planned District Ordinance therefore, Tricon is also requesting deviations to the required minimum lot coverage, street wall, transparency, parking off alley and signage. A Golden Hill Planned District Ordinance (GHPDO) permit is required for approval of the deviations.

On March 2, 2000, the Planning Commission held a public hearing on the proposed GHPDO amendment and permit. Following public testimony, the Planning Commission voted 6-0 to recommend that the City Council deny the amendment to the Golden Hill Planned District Ordinance and approve the demolition of the existing KFC restaurant and approve construction of a new KFC without a drive-thru feature and to require the installation of bicycle racks as part of the project.

The City Manager Recommends:

1. CERTIFICATION of Negative Declaration No. 96-7583.
2. DENIAL of the Amendment to the Golden Hill PDO to add an exception for drive-thru facilities.
3. APPROVAL of GHPDO permit No. 96-7583 with removal of the drive-thru feature.

FISCAL IMPACT: None.

Costs of processing project are paid by the applicant through a deposit account.

Loveland/Haase/gis

LEGAL DESCRIPTION:

The project site is legally described as Lot "F" in Block 4 of Golden Hills, Map No. 792, January 23, 1895.

FILE LOCATION: Subitems A & C: LUP - Kentucky Fried Chicken - Golden Hill;
Subitem B: NONE

COUNCIL ACTION: (Tape location: A210-C106; D015-E330)

Hearing began at 10:53 a.m. and recessed at 12:14 p.m.

Testimony in opposition by David Larom, Richard Greenblatt.

Testimony in favor by Rebecca Michael, Jeff Looker, David Luxton, Debra Whaley, Robert Underwood, Kimberly Rible, Bonnie Poppe, Paige Burtson, Robert Fauella, Laura Haynes, Michael Braddon, Erik Hanson, Bill Munster, John Stall, Gary Roberts, Kathryn Willetts, Amy Weinsheim, Harmon Nelson, Debbie Stall, Connie McDonough, Kimberly D'Souza, Tonya McCoy, Dr. Craig Dunn, Pat Bates, Cindy Ireland, Judy Forman, Tony Ornelas, Nick Pearce, Al Ruppert, Gail MacLeod, Anne Riedman, Kim Grant, Joe Grant.

Hearing resumed at 2:12 p.m. and halted at 3:19 p.m.

Council Member Stevens entered in at 2:14 p.m.

Testimony in favor by Sylvia Hudeck, Leo Willetts, Flores Bishop, Elizabeth Montes, Sandra Simpson, Mina Sanchez, and Charles Martin.

Testimony in opposition by Laurie Burgett, John Davis, and Charito Balanag.

MOTION BY VARGAS TO APPROVE THE CITY MANAGER'S RECOMMENDATION TO ADOPT THE RESOLUTION IN SUBITEM A CERTIFYING THE NEGATIVE DECLARATION 96-7583; DENY THE AMENDMENT IN SUBITEM B TO THE GOLDEN HILL PLAN DISTRICT ORDINANCE ADDING AN EXCEPTION FOR THE DRIVE-THRU FACILITIES; AND ADOPT THE RESOLUTION IN SUBITEM C APPROVING THE GOLDEN HILL PLAN DISTRICT PERMIT 96-7583 SUBJECT TO THE REMOVAL OF THE DRIVE-THRU FEATURE. Second by Kehoe.

Substitute motion by Wear to adopt the resolution certifying the Negative Declaration 96-7583; introduce the ordinance approving the amendment to the Planned District Ordinance adding an exception for drive-thru facilities; and adopt the resolution approving the Golden Hill Planned District Permit 96-7583. No second. Vote not taken.

VOTE ON ORIGINAL MOTION. Passed by the following vote: Mathis-yea, Wear-nay, Kehoe-yea, Stevens-yea, Warden-yea, Stallings-not present, McCarty-not present, Vargas-yea, Mayor Golding-not present.

ITEM-331: Burgener Boulevard (from Jellet Street to Milton Street) Underground Utility District.

(Clairemont Mesa Community Area. District-6.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1439) ADOPTED AS RESOLUTION R-293604

Establishing the Burgener Boulevard (from Jellet Street to Milton Street)
Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Burgener Boulevard (from Jellet Street to Milton Street) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$350,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001217.

FILE LOCATION: STRT-K-280 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-332: Milton Street (from Burgener Boulevard to Morena Boulevard) Underground Utility District.

(Clairemont Mesa Community Area. District-6.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1447) ADOPTED AS RESOLUTION R-293605

Establishing the Milton Street (from Burgener Boulevard to Morena Boulevard) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Milton Street (from Burgener Boulevard to Morena Boulevard) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$953,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001216.

FILE LOCATION: STRT-K-281 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-333: Strand Way (from Ventura Place to Island Court) Underground Utility District.
(Mission Beach Community Area. District-2.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1441) ADOPTED AS RESOLUTION R-293606

Establishing the Strand Way (from Ventura Place to Island Court) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Strand Way (from Ventura Place to Island Court) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$100,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001214.

FILE LOCATION: STRT-K-282 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-334: Jackson Drive (from Lake Shore Drive to City Limits) Underground Utility District.

(Navajo Community Area. District-7.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1443) ADOPTED AS RESOLUTION R-293619

Establishing the Jackson Drive (from Lake Shore Drive to City Limits) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Jackson Drive (from Lake Shore Drive to City Limits) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral.

Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$542,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001218.

FILE LOCATION: STRT-K-283 (38)

COUNCIL ACTION: (Tape location: E331-380)

Deputy Mayor Mathis opened the hearing at 3:20 p.m. and announced that the speaker had withdrawn his opposition speaker slip.

Deputy Mayor Mathis closed the hearing at 3:21 p.m.

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

ITEM-335: Broadway (from 25th Street to 30th Street) Underground Utility District.

(Greater Golden Hill Community Area. District-8.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1445) ADOPTED AS RESOLUTION R-293607

Establishing the Broadway (from 25th Street to 30th Street) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Broadway (from 25th Street to 30th Street) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion

of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$800,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001215.

FILE LOCATION: STRT-K-284 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-336: Pacific Beach Drive (from Mission Boulevard to Everts Street) Underground Utility District.

(Pacific Beach Community Area. District-2.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1513) ADOPTED AS RESOLUTION R-293608

Establishing the Pacific Beach Drive (from Mission Boulevard to Everts Street)
Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Pacific Beach Drive (from Mission Boulevard to Everts Street) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$641,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209).

Belock/Boekamp/HR

FILE LOCATION: STRT-K-288 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-337: Sunset Boulevard (from Loma Pass to Juan Street) Underground Utility District.
(Uptown Community Area. District-2.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1554) ADOPTED AS RESOLUTION R-293609

Establishing the Sunset Boulevard (from Loma Pass to Juan Street) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Sunset Boulevard (from Loma Pass to Juan Street) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service.

Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$262,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001238.

FILE LOCATION: STRT-K-292 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-338: Camino del Oro (from El Paseo Grande to Calle Frescota) Underground Utility District.

(La Jolla Community Area. District-1.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1558) ADOPTED AS RESOLUTION R-293610

Establishing the Camino del Oro (from El Paseo Grande to Calle Frescota) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Camino del Oro (from El Paseo Grande to Calle Frescota) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service.

Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$140,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001237.

FILE LOCATION: STRT-K-293 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-339: La Jolla Shores Drive (from North Torrey Pines Road to Azul Street)
Underground Utility District.

(La Jolla Community Area. District-1.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1552) ADOPTED AS RESOLUTION R-293611

Establishing the La Jolla Shores Drive (from North Torrey Pines Road to Azul Street) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the La Jolla Shores Drive (from North Torrey Pines Road to Azul Street) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$253,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209). The fiscal impact to the City is for the administration and street light replacement. Cost estimated at \$1,000. Funding is available in CIP-37-028.0, Undergrounding of City Utilities.

Belock/Boekamp/HR

Aud. Cert. 2001236.

FILE LOCATION: STRT-K-294 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-340: La Jolla Scenic Drive South (from La Jolla Mesa Drive to Soledad Mountain Road) Underground Utility District.

(La Jolla Community Area. District-1.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1519 Cor. Copy) ADOPTED AS RESOLUTION R-293620

Establishing the La Jolla Scenic Drive South (from La Jolla Mesa Drive to Soledad Mountain Road) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the La Jolla Scenic Drive South (from La Jolla Mesa Drive to Soledad Mountain Road) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their

electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$882,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209).

Belock/Boekamp/HR

FILE LOCATION: STRT-K-290 (38)

COUNCIL ACTION: (Tape location: E381-410)

Deputy Mayor Mathis opened the hearing at 3:22 p.m. and closed the hearing at 3:24 p.m.

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

ITEM-341: La Jolla Mesa Drive (from Deerhill Court to La Jolla Scenic Drive) Underground Utility District.

(La Jolla Community Area. District-1.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1478) CONTINUED TO AUGUST 8, 2000

Establishing the La Jolla Mesa Drive (from Deerhill Court to La Jolla Scenic Drive) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the La Jolla Mesa Drive (from Deerhill Court to La Jolla Scenic Drive) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$260,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209).

Belock/Boekamp/HR

FILE LOCATION: STRT-K-286 (38)

COUNCIL ACTION: (Tape location: E411-476)

Deputy Mayor Mathis opened the hearing at 3:24 p.m.

Testimony in favor by Ken Lau.

Deputy Mayor Mathis closed the hearing at 3:27 p.m.

MOTION BY WEAR TO CONTINUE TO AUGUST 8, 2000, AT THE REQUEST OF DEPUTY MAYOR MATHIS FOR THE CITY STAFF TO EVALUATE THE TWO ADDITIONAL POLES. Second by Kehoe. Passed by the following vote: Mathis-yea, Wear-yea, Kehoe-yea, Stevens-yea, Warden-yea, Stallings-not present, McCarty-not present, Vargas-yea, Mayor Golding-not present.

ITEM-342: West Point Loma Boulevard (from Nimitz Boulevard to Chapman Street)
Underground Utility District.

(Midway Community Area. District-2.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1480) ADOPTED AS RESOLUTION R-293612

Establishing the West Point Loma Boulevard (from Nimitz Boulevard to Chapman Street) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the West Point Loma Boulevard (from Nimitz Boulevard to Chapman Street) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$375,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209).

Belock/Boekamp/HR

FILE LOCATION: STRT-K-287 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-343: Lamont Street (from Loring Street to Garnet Avenue) Underground Utility District.

(Pacific Beach Community Area. District-6.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1515 Cor. Copy) ADOPTED AS RESOLUTION R-293613

Establishing the Lamont Street (from Loring Street to Garnet Avenue) Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Lamont Street (from Loring Street to Garnet Avenue) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to

their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$362,753 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209).

Belock/Boekamp/HR

FILE LOCATION: STRT-K-289 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-344: Lamont Street (from Fortuna Avenue to Grand Avenue) Underground Utility District.

(Pacific Beach Community Area. District-6.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2000-1476 Cor. Copy) ADOPTED AS RESOLUTION R-293614

Establishing the Lamont Street (from Fortuna Avenue to Grand Avenue)
Underground Utility District.

CITY MANAGER SUPPORTING INFORMATION:

The proposed district is identified in CIP-37-028.0, "Annual Allocation - Undergrounding of City Utilities", and will underground the overhead utility facilities in the Lamont Street (from Fortuna Avenue to Grand Avenue) Underground Utility District. The formation of this district will require the affected property owners to underground the utilities which provide service to their property prior to removal of the overhead utilities in the street. Council Policy 800-2 provides for the use of California Public Utilities Commission Case 8209 funds to assist in financing the conversion of private electrical service laterals in all underground utility districts. Funding consists of a lump-sum reimbursement based upon the length of their electrical service trench for electrical and conduit up to a maximum of \$3,500 per electric service lateral. Reimbursements will also include the cost of modifications to the electrical service box, up to a maximum of \$1,000 for residential conversions and \$1,500 for commercial conversions, when such modifications are needed to receive underground service. Typical costs for service box modifications range from \$300 - \$1,500. In most cases, the reimbursement is sufficient to cover the entire cost for the trenching, conduit and any needed electric service box modifications.

FISCAL IMPACT:

SDG&E Cost: The construction cost of \$343,000 will be financed through the use of San Diego Gas and Electric Company's Annual Allocation Funds as directed by the Public Utilities Commission (Case 8209).

Belock/Boekamp/HR

FILE LOCATION: STRT-K-285 (38)

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-345: Regents Town Homes.

Matter of the appeal of Mr. George Copelin, from the decision of the Planning Commission in approving a Planned Commercial Development (PCD) Permit/Tentative Map No. 99-1231 to construct eight (8) townhouse condos within two, three-story buildings, to total 18,608 square feet in gross floor area, on a 15,987 square foot property. The site is located in the Commercial Neighborhood (CN) zone at 3209 Governor Drive, between Regents Road and Scripps Street, in the University Community Plan area. TM 99-1231 (Regents Town Homes)

(PCD/TM-99-1231. University Community area. District-1.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution in Subitem A; adopt the resolution in Subitem B to deny the appeal and grant the permit and the map:

Subitem-A: (R-2001-) ADOPTED AS RESOLUTION R-293621

Adoption of a Resolution certifying that the information contained in Mitigated Negative Declaration-99-1231 has been completed in compliance with the California Environmental Quality Act of 1970 and State guidelines, and that said declaration has been reviewed and considered by the Council and adopting appropriate findings of mitigation, feasibility or project alternatives and statement of overriding considerations pursuant to California Public Resources Code Section 21081.

Subitem-B: (R-2001-) DENIED APPEAL AND GRANTED PERMIT AND MAP, ADOPTED PERMIT AS RESOLUTION R-293622; ADOPTED MAP AS RESOLUTION R-293944

Adoption of a Resolution granting or denying the appeal and granting or denying Planned Commercial Development Permit/Tentative Map-No. 99-1231, with appropriate findings to support Council action.

OTHER RECOMMENDATIONS:

Planning Commission voted 7- 0 to approve with conditions; was opposition.

Ayes: White, Anderson, Brown, Butler, Skorepa, Stryker, White

The University Community Planning Group has unanimously recommended approval of the project.

SUPPORTING INFORMATION:

Background

The 15,987-square foot vacant project site is located at 3209 Governor Drive, between Regents Road and Scripps Street, in the University Community Plan area. The community plan designates the site for Commercial/Community Use, and is zoned CN (Neighborhood Commercial). The site is currently vacant, however, it was the site of a past auto service station that was demolished and the underground tanks removed during a period in 1987 and 1988.

The surrounding area is designated Low Density Residential use (zoned R-1-5000) to the east and south, with Commercial/Community Use (CN) to the west and north. Existing uses in the area include single family residential to the south and east, neighborhood commercial shopping center to the north and an open parking lot to the west. The site is not in or adjacent to the City of San Diego Multiple Habitat Planning Area.

Discussion

The proposed Tentative Map and Planned Commercial Development Permit is to construct eight townhouse condominium units, within two three-story buildings to total 18,608 square feet in gross floor area, on a 15,987-square-foot property.

The proposed townhomes project would include a common recreation area, a patio for each unit, and 19 total (3 open and 16 garage spaces) parking spaces. The two three-story buildings' exterior materials include stucco finish walls, aluminum frame windows, metal railings, and concrete roof tile. Parking access would be from Governor Drive. Grading would involve the excavation of 610 cubic yards of cut and 860 cubic yards of fill, with 250 cubic yards of import fill to be transported by the contractor from another active construction site within the vicinity to the satisfaction of the City Engineer. Landscaping would comply with the Landscape Technical Manual. No deviations or variances are requested.

The proposed project conforms with the University Community Plan and is consistent with all development regulations of the San Diego Municipal Code. Therefore, staff recommends approval of TM/PCD Permit No. 99-1231 and certification of MND 99-1231.

FISCAL IMPACT: None.

LEGAL DESCRIPTION:

The project site is located at 3209 Governor Drive in the CN Zone of the University Community Plan and is more particularly described as Lot 3, University Hills Unit No. 1, Map No. 4826.

FILE LOCATION: Subitems A & B: PERM-99-1231 (65)

COUNCIL ACTION: (Tape location: E477-F168)

Hearing began at 3:28 p.m. and halted at 3:46 p.m.

Testimony in opposition by George Copelin and Genevieve Snider.

Testimony in favor by Gary Taylor and Andy Hsu.

MOTION BY VARGAS TO ADOPT THE RESOLUTION APPROVING THE PROJECT IN SUBITEM A AND ADOPT THE RESOLUTION DENYING THE APPEAL AND GRANTING THE PERMIT AND MAP IN SUBITEM B. Second by Kehoe. Passed by the following vote: Mathis-yea, Wear-yea, Kehoe-yea, Stevens-yea, Warden-yea, Stallings-not present, McCarty-not present, Vargas-yea, Mayor Golding-not present.

ITEM-346: Proposed Amendment to the Torrey Highlands Public Facilities Financing Plan.

(Torrey Highlands Community Area. District-1.)

(Continued from the meeting of July 24, Item 200, due to noticing requirements.)

CITY MANAGER'S RECOMMENDATION:

Adopt the following resolution:

(R-2001-82) ADOPTED AS RESOLUTION R-293615

Approving an amendment to the Torrey Highlands (Subarea IV) Public Facilities Financing Plan and Development Impact Fee for the purpose of reflecting that the obligation of the Fairbanks Highlands Project to contribute toward the construction of Carmel Valley Road will be accomplished through implementation of Community Facilities District No. 2 and the Development Impact Fees will be accordingly modified to release the Fairbanks Highlands Project from the same.

CITY MANAGER SUPPORTING INFORMATION:

Fairbanks Highlands, a Taylor-Woodrow property, is a subdivision located in the Torrey Highlands Community. It was not subject to the phase shift vote required for development of the future urbanizing area because no density increase was requested. Fairbanks Highlands has obtained development permits consistent with the A 1-10 zoning regulation. Since they were not subject to the phase shift vote, they are also not subject to the Transportation Phasing Plan for Torrey Highlands. Community Facilities District (CFD) No. 2 (Santaluz), which was adopted by Council Resolution R-292868 on March 14, 2000, provides for a number of facilities which will benefit the entire community of Torrey Highlands. This CFD will provide projects which will ultimately require some proportional funding from the Torrey Highlands Development Impact Fees (DIF) because they serve both subareas.

The development of Fairbanks Highlands is participating in CFD No. 2. This development is located in Improvement Area No. 3. Subsequently, a lien with a construction value of \$3,200,000 was placed on the Fairbanks Highlands property by the CFD. The CFD lien greatly exceeds the amount of DIF fees that would otherwise be collected from Fairbanks Highlands. Based on the FY 2001 fee schedule, the amount of DIF fees to be collected from Fairbanks Highlands would total \$1,602,762. These DIF fees would be used to provide for, among other things, the proportional funding of the mutual facilities referred to above. The district will provide 100 percent funding for Carmel Valley Road (Project T-6 in the Torrey Highlands Financing Plan) which is currently estimated to cost \$13,660,000. The Torrey Highlands share of the cost of this project is \$8,520,000 or 62 percent. Fairbanks Highlands has already received building permits for a small number of units. In that CFD No. 2 is now approved, Fairbanks Highlands has requested that they be released from the obligation to pay DIF fees because they are now responsible for both the payment of the CFD lien and the construction of the facilities

identified in the Public Facilities Financing Plan. They were in the process of negotiating a reimbursement agreement with the City but due to the complexity of the financing mechanisms between the DIF and the CFD and the fact that they have already started to pull building permits, City Staff believes that the best solution for both parties is to release this subdivision from the requirements of the financing plan. The construction value of Carmel Valley Road, together with the value of the lien of CFD No. 2, is over and above the total amount of the DIF fees. This amendment to the Public Facilities Financing Plan will accept the public improvements in lieu of charging the Fairbanks Highlands subdivision DIF fees in the amount of \$1,602,762 which equates to 93 single family units at the FY 2001 rate of \$17,234 per unit. The CFD guarantees that these facilities will be provided per the City's requirements. All revenue otherwise attributed to the Fairbanks Highlands subdivision and its fair share cost of the road, as defined by the CFD lien amount of \$3,200,000, will be deleted from the financing plan cash flow with an explanation provided in the financing plan.

FISCAL IMPACT:

None.

Loveland/Goldberg/CG

FILE LOCATION: MEET

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

ITEM-347: Budget Actions FY 99/00 - Wall of Excellence.

(District-4.)

**SOUTHEASTERN ECONOMIC DEVELOPMENT CORPORATION'S
RECOMMENDATION:**

Adopt the following resolution:

(R-2000-1689) ADOPTED AS RESOLUTION R-293616

Authorizing additional funding for the Walls of Excellence (Street Improvements) from the Central Imperial Redevelopment Project Area 2000 Tax Allocation Bond Issuance and making certain findings with respect to the payments for public improvements.

CITY MANAGER SUPPORTING INFORMATION:

On May 30, 2000, Resolution No. 293165 was adopted by the City of San Diego to reprogram and transfer \$145,000 of CDBG funds from the City to the Redevelopment Agency to expedite the construction of the Walls of Excellence in Council District Four. Since then the project is requiring an additional \$40,000 to complete. The funding is from the Central Imperial Project Area 2000 Tax Allocation Bond issuance.

FISCAL IMPACT

The additional \$40,000 is available from the 2000 Tax Allocation bond proceeds.

Loveland/Smith/DD

NOTE: See the Redevelopment Agency Agenda of August 1, 2000 for a companion item.

FILE LOCATION: MEET

COUNCIL ACTION: (Tape location: A143-173)

Hearing began at 10:45 a.m. and halted at 10:49 a.m.

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

NON-DOCKET ITEMS:

NONE.

ADJOURNMENT:

The meeting was adjourned by Deputy Mayor Mathis at 3:47 p.m.

COUNCIL ACTION: (Tape location: F169-174).