

**REDEVELOPMENT AGENCY OF THE
CITY OF SAN DIEGO, CALIFORNIA**

**AGENDA FOR:
REDEVELOPMENT AGENCY/
CITY COUNCIL MEETING
TUESDAY, JULY 15, 2003, AT 10:00 A.M.
Council Chambers
202 C Street, San Diego, CA**

Roll Call

Non-Agenda Comment: Members of the public may address the Agency on items of interest within the Agency=s jurisdiction that have not previously been before the Agency. Comments relating to items on today=s agenda are to be taken at the time the item is heard.

Request to speak should be submitted in writing to the Chair or City Clerk at the time of the meeting. Pursuant to the Brown Act, no discussion or action shall be taken by the Agency.

Internet Access: www.sandiego.gov/redevelopment-agency

1. Approval of the minutes of:

April 22, 2003
April 29, 2003, special
May 6, 2003
May 20, 2003

Adoption

2. Naval Training Center Redevelopment Project. (District 2)

(RA 2004-12)

Approval of partnership of Junior Achievement of San Diego and Imperial Counties and Explorer Charter Elementary School as the Designated Institution to receive fee title to Building 83 at no cost pursuant to the terms of the NTC Disposition and Development Agreement.

See Redevelopment Agency report no. RA-03-23, dated July 9, 2003.

Staff: Maureen Ostrye 533-5428
Atty: Sung Phillips

Adoption

3. **Naval Training Center Redevelopment Project. (District 2).**

(Continued from meetings of May 6, 2003, June 3, 2003 , and June 17, 2003)

(RA 2003-150)

Subitem A Authorize the Executive Director, or his designee, to execute the Third Implementation Agreement to the Naval Training Center Disposition and Development Agreement.

(RA 2003-148) (Adopted May 6, 2003, as amended, R-03626)

Subitem B Authorize the Executive Director, or his designee, to execute the Rehabilitation Grant Agreement between the Agency and the NTC Foundation.

(RA 2003-149) (Adopted May 6, 2003, R-03627)

Subitem C Authorize the Executive Director to encumber specific buildings in the Civic, Art and Cultural Center by issuing a deed of trust in HUD's favor.

(RA 2003-147) (Adopted May 6, 2003, R-03628)

Subitem D Authorize the Executive Director, or his designee, as the Agency's authorized representative to vote for the formation of the Liberty Station Maintenance Assessment District.

See Redevelopment Agency Report no. RA-03-12 and City Manager Report no. CMR-03-088, dated April 30, 2003.

Council Companion Item no. 335

Staff: Maureen Ostrye 533-5428

Atty: Elisa Cusato

Adoption

4. Proposed First Amendment to the Barrio Logan Redevelopment Plan, Barrio Logan Redevelopment Project. (District 8).

(RA 2004-1)

Subitem A Approve the First Amendment to the Barrio Logan Redevelopment Plan to extend eminent domain authority for an additional 12 years; and, approve the report for the First Amendment to the Barrio Logan Redevelopment Plan and authorize submittal to the City Council.

(RA 2004-2)

Subitem B Certify the Environmental Secondary Study was prepared and considered prior to approving the amendment; and certifying that the information contained in the Environmental Second Study dated February 28, 2003, has been completed in compliance with the California Environmental Quality Act and State CEQA Guidelines, and that said Environmental Second Study reflects the independent judgment of the City of San Diego as Lead Agency.

See Redevelopment Agency Report no. RA-03-21, and City Manager Report no. CMR-03-130, dated July 9, 2003.

Council Companion Item no. 332.

Staff: Benjamin Hueso 533-5214

Robert Chavez 533-5368

Atty: Elisa Cusato

5. Office Space Lease Agreement-Redevelopment Agency-4305 University Avenue. (District 3)

(RA 2003-4)

Authorize the Executive Director to execute a lease agreement between the City's Redevelopment Agency and Urban Village Commercial, LLC, the landlord, for office space located at 4305 University Avenue. The Redevelopment Agency will be leasing approximately 1, 441 square feet with a monthly rental rate starting at \$1.85 per square foot. The lease term will be approximately 10 years with two 5-year options to extend. The target commencement date is September 1, 2003.

Real Estate Assets.

Staff: Gibson 236-6727

Diana Monaco 236-6081

Atty: Carrie Gleeson

Auditor Certificate Number: AC-2301272

Joint Public Hearing

6. Review of the Carnation Block Condomiums Project. (District 2).

(RA 2004-10)

Subitem A Certifying that the MEIR for the Centre City Redevelopment Project, the SEIR and Secondary Study have been reviewed and considered with respect to the proposed Disposition and Development Agreement with CityMark for the Ballpark Lofts project.

(RA 2004-13)

Subitem B Authorizing temporary displacement of the Sushi Performance and Visual Art Cultural Use during construction and grant design review approval of the basic concept/schematic drawings.

See Centre City Development Corporation Report no. CCDC-03-23 and City Manager Report no. CCDC-03-15.

Council Companion Item no. S-601

Staff: Brad Richter 533-7115

Atty: Douglas Humphreys

7. Disposition & Development Agreement with CityMark Development LLC & Basic Concept Schematic Drawings-Ballpark Lofts Project. (District 2).

(RA 2004-9)

Subitem A Certifying that the MEIR for the Centre City Redevelopment project, the SEIR, and Secondary Study haven reviewed and considered with respect to the proposed Disposition and Development Agreement with CityMark for the Ballpark Lofts Project.

(RA 2004-7)

Subitem B Approving the Disposition and Development Agreement and authorizing the Executive Director of the Agency, or designee, to execute the Disposition and Development Agreement and related documents necessary to carry out and implement the Disposition and Development Agreement.

(R-2004-8)

Subitem C Approving the Basic Concept/Schematic drawings for the Ballpark :Lofts Project.

See Centre City Development Corporation Report no. CCDC-03-24 and City Manager Report no. CCDC-03-16.

Council Companion Item no. S-602

Staff: John Collum 533-712415

Atty: Douglas Humphreys