

**REDEVELOPMENT AGENCY OF THE  
CITY OF SAN DIEGO, CALIFORNIA  
SPECIAL AGENDA FOR  
SPECIAL REDEVELOPMENT AGENCY MEETING  
MONDAY, JUNE 19, 2006, AT 2:00 P.M.  
Council Chambers  
202 C Street, San Diego, CA 92101**

Roll Call

Non-Agenda Public 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.

**Assistance for the Disabled:** Agendas, reports and records are available in alternative formats upon request. To order information or request an agenda in an alternative format, or to request a sign language or oral interpreter for the meeting, please call the City Clerk's Office at least five working days prior to the meeting at 533-4000 (voice) or 236-7012 (TT) to ensure availability. Assistive Listening Devices (ALDs) are available from the City Clerk's Office prior to the meeting, and are to be returned at the end of the meeting. A closed caption monitor is available, upon request.

**Internet Access:** [www.sandiego.gov/redevelopment-agency](http://www.sandiego.gov/redevelopment-agency)

Closed Session Notices, Disclosure, And Public Comment

In accordance with the San Diego City Council Permanent Rule for Noticing and Conduct of Closed Session Meeting, adopted on February 28, 2005, this portion of the agenda is reserved for Agency Counsel comment, public comment, and Redevelopment Agency discussion of the content of the Closed Session Agenda which may take place at any time after public testimony, but typically, Closed Session takes place at 9 a.m. on Tuesdays. The Closed Session Agenda is separately available in the Office of the City Clerk and also posted at the same locations as the Open Session Agenda, including the City internet address.

The Redevelopment Agency Closed Session Agenda is separately available in the Office of the City Clerk and also posted at the same locations as the Open Session Agenda, including the City and Redevelopment Agency Internet address.

**NOTE:** Members of the public wishing to address the Redevelopment Agency on any item on the Closed Session Agenda should reference the closed session item number from the Closed Session Docket on the speaker slip. Speakers may speak "in favor" or in opposition" to the subject.

**Information Item-No Action Required-The Redevelopment Agency Shall:**

**Closed Session Notices, Disclosure, and Public Comment:**

1) Consider any oral report from the Agency Counsel or City negotiators; 2) Accept Testimony from any member of the public wishing to address the Redevelopment Agency on any item appearing on the Closed Session Agenda; 3) Questions and discussion by Agency Members, limited to the facts as disclosed by the Agency Counsel or City negotiators and the basis of justification for consideration of the matter in closed session; 4) Refer matters discussed to closed session.

**Conference with Legal Counsel - existing litigation, pursuant to California Government Code section 54956.9(a):**

RACS-1        *Redevelopment Agency v. Ahmad Mesdaq*  
San Diego Superior Court Case No. GIC 829293-1

DCA: B. Bartram

This is an update on the status of an appeal arising from an action in eminent domain brought by the Agency concerning property located at 502 J Street. The case was tried in October 2005 which resulted in a condemnation award adverse to the Agency. In January 2006 the trial court granted Defendant's motion for litigation expenses and an appeal of the judgment has been taken. The grounds for the appeal and the status of the litigation will be presented to the Agency Board.

RACS-2        *In re 500 West Broadway, L.P.,*  
US Bankruptcy Case No. 05-05433

DCA: B. Bartram

This action arises out of an Agency Agreement entered into with 500 West Broadway, L.P. [Developer] in November 2002 for the purpose of renovating the YMCA. The rehabilitation project proceeded and was approximately 98 percent complete when in June 2005 First National Bank filed for appointment of a receiver to prevent Developer's dissipation of assets from the property. Thereafter, the General Partner of Developer, Barone Galasso & Associates filed a petition for Chapter 11, involuntary bankruptcy against the Developer, staying all creditor actions pending resolution of the bankruptcy. The US Bankruptcy Court has recently approved the issuance to creditors of Developer including the Agency of Ballots for accepting or rejecting a Plan of Developer/Debtor Reorganization. The status and background of the bankruptcy and recommendations concerning the Agency's approval of the Plan will be presented for Agency action.