

**ADJOURNED REGULAR AND JOINT MEETING & PUBLIC HEARING
OF
OCTOBER 30, 1989**

The meeting was called to order at 4:52 p.m.

Item 1: Roll Call

Present: Members Wolfsheimer, Roberts, McColl, Pratt, Struiksmas,
Henderson, McCarty, Filner and Chair O'Connor

Secretary: Charles G. Abdelnour

**Item 5: Resolutions approving a Second Implementation Agreement to the DDA between the Agency and Chinese Regal Condominiums, Ltd.; and approving the re-
cordation of certain Deeds of Trust against the Horton Grand Saddlery
property and the restructuring of the Primary Loan for said property,
recommending the City Council approving certain related actions.**

Motion by Filner to adopt the resolutions.

Second by McCarty.

Vote: 7-0 (Wolfsheimer and Henderson abstaining)

ADOPTED AS RESOLUTIONS NO. 1791 AND 1792

**Item 7: Resolution authorizing CCDC to receive the bids for the fabrication and
installation of three construction signs for the Marina Linear Park;
authorizing the Executive Director to award the contract to the lowest
qualified bidder within the established budget of \$20,000; and authorizing
CCDC to administer the contract.**

Motion by Filner to adopt the resolution.

Second by McCarty.

Vote: 8-0 (Wolfsheimer abstaining)

ADOPTED AS RESOLUTION NO. 1793

**Item 11: Resolution approving an agreement with Kane, Ballmer and Berkman for
legal services for SEDC projects for an amount not to exceed \$100,000.**

Motion by Henderson to adopt the resolution.

Second by Pratt.

Vote: 9-0

ADOPTED AS RESOLUTION NO. 1794

**Item 12: Resolution recommending that the Planning Commission adopt a proposed
Preliminary Plan for the Mid-City Redevelopment Project.**

Members Pratt and Henderson left the meeting.

Item 12: (continued)

Jan Hintzman, of the San Diego Unified School District, asked that on page 9, paragraph 3 of the Preliminary Plan, the phrase "facilities in support of local schools" be inserted following "park and recreation facilities".

Motion by Wolfsheimer to adopt the resolution, directing staff to amend the Plan as requested above.

Second by Filner.

Vote: 6-0 (McColl abstaining)

ADOPTED AS RESOLUTION NO. 1795

Item 13: Resolution recommending to the Planning Commission the approval of the Preliminary Redevelopment Plan for the Mercado del Barrio, authorizing the execution of an agreement with The Keith Company to prepare the final redevelopment plan, and authorizing an expenditure of not more than \$115,000 for the agreement.

Motion by Filner to adopt the resolution.

Second by Wolfsheimer.

Vote: 7-0

ADOPTED AS RESOLUTION NO. 1796

At 5:05 p.m. Chair O'Connor continued the remaining items on the agenda to 2 p.m. on Tuesday, October 31, 1989 in the 12th floor Council Chambers.

At 3:38 p.m. on October 31, 1989, Chair O'Connor reconvened the meeting. All members were present except for Member Wolfsheimer.

Item 3: Joint Public Hearing and adoption of resolutions regarding the Downtown Senior Center.

- a) Approving the sale of certain property to the Downtown Senior Center; approving the DDA pertaining thereto, and making certain findings;
- b) Approving the Administrative Agreement between the Agency and the City of San Diego Housing Commission; and
- c) Approving the basic concept/schematic drawings with respect to the rehabilitation of a residential hotel building.

There were no speakers present at the Public Hearing.

Motion by Filner to adopt the resolutions.

Second by Pratt.

Vote: 7-0 (O'Connor abstaining)

ADOPTED AS RESOLUTIONS NO. 1797, 1798 and 1799

Item 4: Resolution approving and adopting the relocation housing plans for the Monroe Hotel located in the McGurck Building.

Motion by McColl to adopt the resolution.
Second by Pratt.
Vote: 7-0 (O'Connor abstaining)

ADOPTED AS RESOLUTION NO. 1800

Item 2: Approval of the minutes of the meetings of October 3, 10 and 17, 1989.

Motion by McColl to approve the minutes.
Second by Pratt.
Vote: 8-0

Item 6: Resolution approving the proposed First Implementation Agreement to the DDA with The Roger Morris Plaza, Ltd., and making certain findings.

Motion by Henderson to adopt the resolution.
Second by Pratt.
Vote: 8-0

ADOPTED AS RESOLUTION NO. 1801

Item 8: Resolution entering into an agreement with the Water Utilities Dept. for public utility construction in the Marina Project.

Motion by Struiksma to adopt the resolution.
Second by Henderson.
Vote: 8-0

ADOPTED AS RESOLUTION NO. 1802

Item 9: Resolution approving the proposed Negotiation Agreement with The Koll Company and Davidson Communities, Inc. for development of a residential condominium project at the corner of State St. and Broadway.

Speakers opposing the Huntington project were James Milch, representing Emerald-Shapery, who distributed brochures to members; and A.J. Lirot, who described his project.

Those who favored the Huntington proposal were Roy Potter, of San Diegans, Inc.; Bill Sauls, of the downtown residential community; and Bill Davidson, a partner in the Huntington project. He stated that, as part of the Huntington proposal, a grant would be made to Washington School for the provision of subsidized daycare.

Mike Stepner, City Architect, discussed both projects, stating that either proposal was acceptable from an aesthetic and architectural standpoint.

Item 9: (continued)

Motion by Filner to approve a Negotiation Agreement with A.J. Lirot for the 900 State Street Project.

Second by McCarty.

Vote: 4-4 (Roberts, McColl, Struiksma and Henderson voting nay)

Motion failed for lack of majority

Motion by Roberts to adopt the resolution for the Huntington proposal.

Second by McColl.

Vote: 4-4 (Pratt, McCarty, Filner and Chair O'Connor voting nay)

Motion failed for lack of majority

Motion by Roberts to continue this item to Tuesday, November 21, 1989 at 2 p.m. in the 12th floor Council Chambers.

Second by Filner.

Vote: 8-0

Member Struiksma left the meeting.

Item 10: Adoption of five updated resolutions pertaining to the amount estimated to be deposited to the Low and Moderate Income Housing Fund (LMIHF) in Fiscal Year 1988-89 to reflect actual amounts deposited into the fund, and the amounts represented by 20% of the actual total tax increment received.

Motion by McCarty to adopt the resolutions.

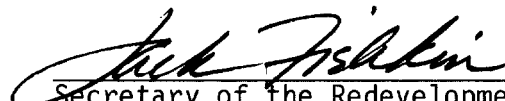
Second by Roberts.

Vote: 6-1 (Filner voting nay)

ADOPTED AS RESOLUTIONS NO. 1803, 1804, 1805, 1806 and 1807

Public Comment - none.

The meeting was adjourned at 4:44 p.m.


Secretary of the Redevelopment Agency
of the City of San Diego, California