

REDEVELOPMENT AGENCY MINUTES

THE SPECIAL CITY COUNCIL/  
REDEVELOPMENT AGENCY MEETING  
OF  
OCTOBER 29, 1996

The meeting called to order as The City Council at 10:11 a.m.

Roll Call Mathis, Wear, Kehoe, Stevens, Warden,  
McCarty, Stallings, Vargas, and Chair Golding

City Manager, Jack McGrory  
City Attorney, John Witt  
Secretary, Charles Abdelnour

The meeting adjourned as The City Council at 10:20 a.m.

The meeting reconvened as The City Council/Redevelopment Agency at 10:21 a.m.

CONSENT

1. Approval of the minutes of October 1, 1996.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

CONSENT - JOINT MEETING

2. Approving resolution and document to:

Authorize the Executive Director to execute the Deeds and any necessary documents relating to transfer of excess property or sale of property to the Community College District.

See Redevelopment Agency report RA 96.11, dated October 22, 1996.

Council Companion Item No. S502.

No one spoke in opposition to this item.

Councilmember McCarty had concerns about the use of transnet funds to buy a public street and dedicated it to a community college for their parking, and close off a private street for their use.

Patricia K. Hightman, Deputy Executive Director, Redevelopment Agency, said the subject parking along Wightman Street between 43rd and Fairmount would be approximately 110 spaces around that block would be used by the Community College District during school hours of operation, and we are working with the Community College District on exactly what those hours would be. She stated at other times the parking would be available to the public especially those using the library, park, and community center across the street, it is a joint use area. Ms. Hightman said Doug Humphreys, City Attorney, has been working on the use of the parking district, and available to answer questions.

Doug Humphreys, said our office looked at these issues specifically with regards to that portion of Wightman Street, that is proposed to be set aside for parking during school hours, 5 days a week. He stated this does not conflict with transnet funds.

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Councilmember Kehoe asked are we closing any portion of Wightman Street?

Ms. Hightman said we are turning Wightman into a public parking promenade; and Wightman between 43rd and Fairmount would be used by students attending the continuing education facility, Monday through Friday during the day, and Monday through Thursday in the evening through a parking permit. After college hours and on weekends parking would be available for the library and park patrons. The parking promenade continues along Wightman for two additional blocks, where the majority of the parking will come from the park and library. Ms. Hightman presented a map of that area.

Councilmember Kehoe said it still maintains itself as a through street and open to traffic.

Councilmember McCarty said we are spending 3 million dollars to buy 58 parking places on each side of the street?

Ms. Hightman responded, we have to acquire property to combine it with the city's right-of-way, and that is where the major expense, and that it more cost effective, than to acquire an entire block to provide the same number of spaces. She stated in those three (3) areas there will be approximately just under 200 parking spaces in total.

Councilmember McCarty said the Community College is moving from the east side to the west side of City Heights. She said Community College has indicated that they will continue to use the facility on the east side, where they are now. Councilmember McCarty wanted a commitment or statement from the Community College that they will continue to be involved.

Nadene Schaff, San Diego Community College District, said it is our intent that we be present in that location to the extend as required. He said yes we intent to continue our operation there.

Councilmember Kehoe said we are very happy to see this item move forward, and this is a landmark in the development of the Urban Village. She thanked Williams Jones for the effort he has put in this project.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

Redevelopment Agency Resolution No. R-2684, Document Number D-2684 and City Council Resolution Numbers R-287985 and R-287986.

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CONSENT - ADOPTION

3. Approving resolution to:

A request to terminate a Disposition and Development Agreement with Neighborhood Bankcorp.

See Southeastern Economic Development Corporation report dated October 29, 1996.

Council Companion Item No. 334.

No one spoke in opposition to this item.

Motion by Member Warden to approve

Second by Member Stallings

Vote: 9-0

Redevelopment Agency Resolution No. R-2685; and City Council Resolution Number R-287984.

4. Approving resolutions and documents to:

A Disposition and Development Agreement (DDA) with Whitaker Investment Corporation to develop Lot 21 of Gateway Center East in the Mount Hope Redevelopment Project Area.

See Southeastern Economic Development Corporation report dated October 29, 1996.

Council Companion Item No. S601.

No one spoke in opposition to this item.

Motion by Member Warden to approve

Second by Member Stallings

Vote: 9-0

Redevelopment Agency Resolution Numbers R-2686, R-2687 and R-2688; and City Council Resolution Numbers R-287988 and R-287989.

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CONSENT - ADOPTION

5. Approving resolution:

Item A. That the Redevelopment Agency approve the resolution consenting to a joint public hearing with the City Council on the proposed First Amendment to Redevelopment Plan for the Central Imperial Redevelopment Project Area; and

Item B. That the Redevelopment Agency authorize publication and mailing of Notice of such joint public hearing.

See Southeastern Economic Development Corporation report dated October 29, 1996.

Council Companion Item No. 333.

No one spoke in opposition to these items.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

Redevelopment Agency Resolution Number R-2689.

6. Approving resolution and document to:

To ratify already executed First Amendment to the North Park Theater "Exclusive Negotiated Agreement" with the Chris S. Arentz Company.

See Redevelopment Agency report dated October 22, 1996.

No one spoke in opposition to this item.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

Redevelopment Agency Resolution Number R-2690, and Document Number D-2690.

7. Approving resolution and document to:

The terms of the First Amendment to Agency Loan and Housing Development Agreement with Casas de Suenos., Ltd.

See Southeastern Economic Development Corporation report dated October 29, 1996.

No one spoke in opposition to this item.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

Redevelopment Agency Resolution Number R-2691, and Document Number D-2691.

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8. Approving resolution to:

The transfer of \$200,000 from Mt. Hope Housing Rehabilitation Program to the San Diego Housing Commission Shared Equity Program.

See Southeastern Economic Development Corporation report dated October 29, 1996.

No one spoke in opposition to this item.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

Redevelopment Agency Resolution Number R-2692.

9. Approving resolution to:

The establishment of the Southcrest Housing Rehabilitation Grant.

See Southeastern Economic Development Corporation report dated October 29, 1996.

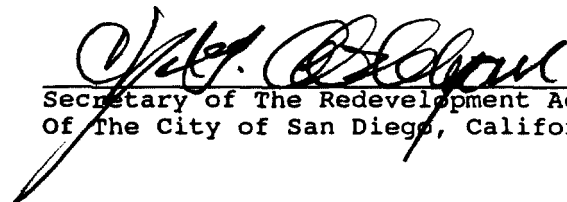
No one spoke in opposition to this item.

Motion by Member Warden to approve  
Second by Member Stallings  
Vote: 9-0

Redevelopment Agency Resolution Number R-2693.

ADJOURNMENT

The meeting adjourned at 10:40 a.m.

  
Secretary of The Redevelopment Agency  
Of The City of San Diego, California