

REDEVELOPMENT AGENCY MINUTES

THE REDEVELOPMENT AGENCY MEETING
OF
MARCH 4, 1997

The meeting called to order as The City Council at 10:13 a.m.

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

City Manager, Jack McGrory
City Attorney, Casey Gwinn
Secretary, Jack Fishkin

The meeting adjourned as The City Council at 11:05 a.m.

The meeting reconvened as The Joint City Council/Redevelopment Agency at 11:06 a.m.

ADOPTION-JOINT

2. Approving resolutions to:

Council Item No. 202, and Redevelopment Agency Companion Item no. 3.

Accept the transfer of the East San Diego Library site property at 4089 Fairmount Avenue from the City of San Diego, for the sum of \$260,000; and to market the property for sale, with the proceeds from the property to be used for furniture and fixtures at the new library site in City Heights Urban Village Library/Park Project, CIP 39-2190.

See Redevelopment Agency report dated February 19, 1997.

No one spoke in opposition to this item.

Councilmember Kehoe thanked the City Council for their support on the Village project. She stated there are two attachments, Attachment B is a written overview of the project; Attachment C is a complete listing of all the items need to come before council in the coming year.

William Jones stated Sol and Helen Price increased their gift to the Urban Village project from \$5,000,000 to \$5,250,000. He presented a video presentation, and gave a brief updated of the proposed project. Mr. Jones said he be available to answer any questions.

Motion by Member Kehoe to approve
Second by Member Wear
Vote 9-0

City Council Resolution numbers R-288398 and R-288399; and Redevelopment Agency resolution number R-2724.

The meeting adjourned as The Joint City Council/Redevelopment Agency at 11:19 a.m.

The meeting reconvened a6 The Redevelopment Agency at 11:20 a.m.

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CONSENT-ADOPTION

3. Approving resolution and document to:

A Contract with San Diego Home Loan Counseling Service to Pre-qualify up to 200 Participants for Home Ownership in SEDC's Current Housing Projects at a cost not to exceed Fifteen Thousand Dollars (\$15,000).

See Southeastern Economic Development Corporation report dated March 4, 1997.

No one spoke in opposition to this item.

Motion by Member Wear to approve

Second by Member Warden

Vote: 9-0

Redevelopment Agency Resolution No. R-2719; Document No. D-2719.

4. Approving resolution and document to:

A contract amendment with Robert Bein, William Frost and Associates for an additional amount not to exceed Ninety-Six Thousand Dollars (\$96,000).

See Southeastern Economic Development Corporation report dated March 4, 1997.

No one spoke in opposition to this item.

Motion by Member Wear to approve

Second by Member Warden

Vote: 9-0

Redevelopment Agency Resolution No. R-2720; Document No. D-2720.

5. Approving resolution and document to:

An Amendment in the amount of Sixty-five (\$65,000) with Butler Roach Group for Environmental Consulting Services.

See Southeastern Economic Development Corporation report dated March 4, 1997.

No one spoke in opposition to this item.

Motion by Member Wear to approve

Second by Member Warden

Vote: 9-0

Redevelopment Agency Resolution No. R-2721; Document No. D-2721.

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CONSENT-ADOPTION

7. Approving resolution and document to:

A contract amendment with Keyser Marston Associates, Inc. For an additional amount not to exceed Eight-Five Thousand Five Hundred Dollars (\$85,000).

See Southeastern Economic Development Corporation report dated March 4, 1997.

No one spoke in opposition to this item.

Motion by Member Wear to approve

Second by Member Warden

Vote: 9-0

Redevelopment Agency Resolution No. R-2722; Document No. D-2722.

10. Approving resolution and document to:

The construction of certain intermodal Surface Transportation Efficiency Act (ISTEA) - funded improvements at the Santa Fe Depot - Columbia Sub Area of the Centre City Redevelopment Project - and authorizing CCDC to bid and construct the improvements.

See Centre City Development Corporation report dated February 21, 1997.

No one spoke in opposition to this item.

Motion by Member Wear to approve

Second by Member Warden

Vote: 9-0

Redevelopment Agency Resolution No. R-2723; Document No. D-2723.

The meeting adjourned as The Redevelopment Agency at 11:24 a.m.

The meeting reconvened as The City Council at 11:25 a.m.

The meeting adjourned as The City Council at 12:30 p.m.

The meeting reconvened as The City Council at 2:10 p.m.

The meeting adjourned as The City Council at 3:35 p.m.

The meeting reconvened The Joint City Council/Redevelopment Agency at 3:36 p.m.

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ADOPTION

8. Approving resolution and document to:

Adopt a resolution approving the Commercial Rehabilitation Loan with Figi Graphics.

See Southeastern Economic Development Corporation report dated March 4, 1997.

Reynaldo Pisano requested a continuance because there was inadequate public noticing on this item. He distributed copies of a letter sent to the City Attorney for the purpose of the continuance.

Carolyn Smith, Preeident, Southeastern Economic Development Corporation, stated the meeting Mr. Pisano referring to was noticed on February 7, 1997. She said we require a notice of 72 days ahead of time, and we sent notices to those who are on the mailing list, and Mr. Pisano attended a meeting at Figi Graphics that same evening.

Councilmember Stevens said everyone received notice and were present at the meeting.

Motion by Member Stevens to approve

Second by Member Warden

Vote: 9-0

Redevelopment Agency Resolution No. R-2738 ; Document No. D-2738 .

ADOPTION-JOINT PUBLIC MEETING

1. Approving resolutions and documents to:

Item A. Certify that the Agency has reviewed and considered information contained in the MEIR and Secondary Study with respect to the DDA with 900 F Street Partners, LP; and

Item B. Approve the sale of certain property to 900 F Street Partners, LP; and

Item C. Approve the DDA; and

Item D. Approve the Basic Concept/Preliminary Schematic Drawings with respect to construction of the development; and

Item E. Determine the use of funds from the Horton Plaza Redevelopment Project Low and Moderate Income Housing Fund for the development will be of benefit to the Horton Plaza Redevelopment Project.

See Centre City Development Corporation report dated February 3, 1997.

Council Companion Item No.601.

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Item 1, City Council Companion Item No. 601 - continued

Public Testimony - Opposition

Mr. Saulberg spoke in opposition, that this project is funded by HUD Housing, and the developer is receiving HUD funding at the interest rate of 5%, the developer is receiving \$10.00 for \$5.00.

Motion by Member Wear to approve

Second by Member Kehoe

Vote: 9-0

Redevelopment Agency Resolution numbers R-2725, R-2726, R-2727 and R-2728; Document Number D-2726; City Council Resolution numbers R-288410, R-288411 and R-288412.

CONSENT

9. Approving resolution and document to:

Adopt a resolution approving the First Implementation Agreement to the Disposition and Development Agreement with Whitaker Investment Corporation.

See Southeastern Economic Development Corporation report dated March 4, 1997.

No one spoke in opposition to this item.

Motion by Member Wear to approve

Second by Member Kehoe

Vote: 9-0

Resolution Agency Resolution number R-2729 and Document number D-2729.

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6. LINCOLNPARKASSOCIATESSECONDDAMENDMENTTOTHEDISPOSITIONANDDEVELOPMENTAGREEMENT

(RA 97-57)

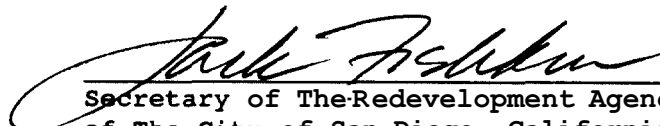
That the Redevelopment Agency adopt a resolution approving the Second Amendment to the Disposition and Development Agreement with Lincoln Park Associates, LLC.

See Southeastern Economic Development Corporation report dated March 4, 1997.

This item continued to the meeting of March 18, 1997.

ADJOURNMENT

The meeting adjourned at 3:48 p.m.


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