

**SUPPLEMENTAL REDEVELOPMENT AGENCY MEETING  
APRIL 23, 2002**

The meeting called to order as the City Council at 10:14 a.m. by Mayor Murphy.

Roll Call Peters, Wear, Atkins, Stevens, Maienschein,  
Fyre, Madaffer, Inzunza, and Mayor Murphy

Michael T. Uberuaga, City Manager  
Casey Gwinn, City Attorney  
Jack Fishkin, City Clerk

The meeting adjourned as the City Council at 10:43 a.m.

The meeting reconvened as the Special Redevelopment Agency with City Council at 10:43 a.m.

**Adoption**

**S-1. Conveyance, Rehabilitation, and Associated Improvements Relating to the North Park Theatre. (District 3).**

(RA 2002-118)

Stating for the record that the Final Environmental Impact Report has been reviewed and considered prior to approving the project, directing the City Clerk to file a Notice of Determination.

(RA 2002-99)

Amend the Redevelopment Agency Budget for Fiscal Year 2002 to: Authorize the appropriation and expenditure of \$2,420,000 from North Park Bond Proceeds for the North Park Theatre Project (98309); and authorizing the purchase of the North Park Theatre from the City of San Diego for the sum of \$900,000; and accepting the loan of \$900,000 from City CDBG Fund and authorizing the appropriation and expenditure of \$900,000 for land acquisition and development of a public parking lot (Fund 98311) with the loan to be recorded as debt of the Redevelopment Agency to be repaid as soon as practicable from tax increment or other revenues.

See Redevelopment Agency Report no. RA-02-04, dated April 17, 2002.

Council companion item. no. S-501.

James Davies, project manager, Redevelopment Agency, presented staff reports for S-1, S-2, and a slide presentation.

Bud Fisher, developer, gave a brief back of the proposed project.

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**Adoption**

Public testimony taken for S-1 and S-2, Council Companion Item nos. S-500 and S-501 .

Public testimony in opposition by Michael Powers and Don Leitchling.

Public testimony in favor by Karsten Gjemeo, Dr. Roberto Cueto, Alan Ziter. Jay Turner, Hall Thorn.

Public testimony in favor did not speak, Donald Snowden, Susan Boland, Fran Hartshorn, Jerry Witt, Bob Thompson, A. J. Butler, K. Lee Brisby, Jack Montgomery, Andy Frandenbug, Chris Hall, John Highkin, Rosemary Thymell, Terrance Dwyer, Bill Morgan. Kristen Davis, Anamaria Cabato, Jeff Levenson, Adel Granmo, George Nassimos, Michael Murphy, Francis Hill, William Mayberry, Jim Stocking, Stephen Austin,

Motion by Member Atkins to approve (with Wear not present)

Second by Peters

Vote: 8-0

**Redevelopment Agency Resolution numbers R-03460 and R-03461; City Council Resolution numbers R-296399, R-296400 and R-296401.**

Auditor Certificate Number: AC 2201030

**S-2. Entering into a Disposition and Development Agreement for the North Park Theatre Rehabilitation Project. (District 3)**

(RA2002-100)

Approve a Disposition and Development Agreement for the North Park Theatre.

(RA 2002-98)

Approve Basic Concept Drawings.

(RA 2002-96)

Stating for the record that the Final Environmental Impact Report has been reviewed and considered prior to approving the project; directing the City Clerk to file a Notice of Determination.

(RA 2002-117)

Amend the North Park Project Area Budget for Fiscal Year 2002; accept an advance of \$100,000 from the North Park Theatre, LLC.; and authorize the expenditure of said funds for the project.

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**Adoption**

See Redevelopment Agency Report no. RA-02-05, dated April 17, 2002.

Council Companion item.S-500

Motion by Member Atkins to approve with the added language to the Disposition and Development Agreement to further define best efforts, "best efforts could include, but not limited to submitting written updates on at least quarterly basis to the Agency regarding his progress in either securing or negotiating with alive theatre operator (s). The reporting period would begin upon execution of the Disposition and Development Agreement (with Wear not present).

Second by Member Peters


Vote: 8-0

**Redevelopment Agency Resolution and Document numbers R-03462 and D-03462, R-03463 and D-03463, R-03464 and R-03465; City Council Resolution numbers R-296397 and R-296398.**

Auditor Certificate Number: AC 2201031

**Adjournment**

The meeting adjourned as Special Redevelopment Agency with City Council at 11:59 a.m.

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