

**REDEVELOPMENT AGENCY MEETING
SEPTEMBER 8, 2009**

The meeting called to order as the City Council at 2:05 p.m. by Council President Pro Tem Faulconer with Council Member Young and Council President Hueso not present.

Roll Call Lightner, Faulconer, Gloria, Young, DeMaio,
Fyre, Emerald, Council President Hueso

Andrea Tevlin, Independent Budget Analyst
Jeff Sturak, Independent Budget Analyst
Mary Jo Lanzafame, City Attorney
Elizabeth Maland, City Clerk

Excused: Hueso

The meeting adjourned as the City Council at 3:43 p.m. for the purpose of a break. The meeting reconvened as the City Council at 3:48 p.m. by Council President Pro Tem Faulconer with Council President Hueso not present.

The meeting adjourned as the City Council at 5:05 p.m.

The meeting reconvened as the Redevelopment Agency at 5:05 p.m. by Chair Pro Tem Faulconer with Agency Member DeMaio and Chair Hueso not present.

1. Approval of the minutes:

June 9, 2009
June 16, 2009, special
June 23, 2009
July 6, 2009, special
July 7, 2009, special
July 14, 2009
July 21, 2009, special
July 27, 2009, special
July 28, 2009

Motion by Member Emerald to Approve (with DeMaio and Chair Hueso not present)
Seconded by Chair Pro Tem Faulconer
Passed by the following Vote: 6-0

REDEVELOPMENT MEETING MINUTES-SEPTEMBER 8, 2009

Adoption

2. First Amendment to Agreement for Legal Services with Daley & Heft for Legal Counsel Services – Centre City Redevelopment Project (Districts 2 & 8)

That the Redevelopment Agency ("Agency"):

(RA-2010-8)

Item 1. Approve the First Amendment to the Agreement with Daley & Heft for legal services in the amount of \$200,000, for total compensation under the Agreement not to exceed \$450,000, provided the City Auditor first furnishes a certificate that funds are, or will be on deposit in the City Treasury.

Item 2. Authorize the Centre City Development Corporation ("Corporation") to execute said First Amendment to the Agreement.

Item 3. Authorize the Executive Director of the Agency, or designee, to administer the Agency's obligations, responsibilities, and duties to be performed under the First Amendment to the Agreement.

This activity is not a "project" under the definition set forth in CEQA Guidelines Section 15378. Therefore, pursuant to CEQA Guidelines Section 15060 (c)(3), the activity is not subject to CEQA.

Centre City Development Corporation Report no. CCDC-09-16, dated September 2, 2009

Staff: David Allsbrook, (619) 533-7112

Agency Counsel: Todd Bradley

Auditor Certificate Number: AC2900835

Motion by Member Young to Adopt (with DeMaio and Chair Hueso not present)

Seconded by Member Emerald

Passed by the following Vote: 6-0

Redevelopment Agency Resolution and Document numbers R-04445 and D-04445.

REDEVELOPMENT MEETING MINUTES-SEPTEMBER 8, 2009

Adoption

3. East Village Public Improvements (located throughout the East Village Redevelopment District adjacent to 105 separate parcels)-Request to Bid-East Village Redevelopment District of the Expansion Sub Area of the Centre City Redevelopment Project (District 2)

That the Redevelopment Agency ("Agency"):

(RA-2010-11)

- Item 1. Authorize the Centre city Development Corporation ("Corporation"), on behalf of the Agency, to advertise and receive bids for the proposed construction of the East Village Public Improvements Project ("Project"), located adjacent to 105 separate parcels in East Village Redevelopment District of the Expansion Sub Area of the Centre City Redevelopment Project ("Project Area") (Attachment A – Site Map)
- Item 2. Authorize the Executive Director of the Agency, or a designee, to award the construction contract to the lowest responsible bidder, provided bids are within the established budget of \$2,868,600; that the construction contract shall not exceed \$2,868,600, and all other requirements are met.
- Item 3. Authorize the Corporation on behalf of the Agency, to execute the construction contract with the lowest responsible bidder.
- Item 4. Authorize the Corporation, on behalf of the Agency, to administer said construction contract.
- Item 5. Make certain findings that the proposed Project benefits the Project Area or the immediate neighborhood in which the Project is located; that no other reasonable means of financing is available to the community; that the payment of funds will assist in eliminating blighting conditions by improving the existing damaged and non-ADA-compliant public improvements to current City of San Diego ("City") standards, to ensure adequate health and safety facilities for the public inside the Project Area, to install missing trees per the approved Centre City Streetscape Manual ("Streetscape Manual"), and that the proposed Project is consistent with the Fourth Five Year Implementation Plan for the period July of 2009 through June 2014 ("Implementation Plan"), adopted for the Project Area pursuant to California Health and Safety Code 33490 (Attachment B).

REDEVELOPMENT MEETING MINUTES-SEPTEMBER 8, 2009

Adoption

3. **East Village Public Improvements (located throughout the East Village Redevelopment District adjacent to 105 separate parcels)-Request to Bid-East Village Redevelopment District of the Expansion Sub Area of the Centre City Redevelopment Project (District 2)**

(Continued)

This activity is categorically exempt from CEQA pursuant to State CEQA Guidelines Section 15301. Existing Facilities, Class 1 (c). The activity does not fall within any of the classes of Projects for which a categorical exemption may not be applied. (Pub. Resources Code Section 21084). Moreover, the activity triggers none of the exceptions to the application of a categorical exemption set forth in CEQA Guidelines Section 15300.2. Therefore, the application of the categorical exemption set forth under CEQA Guidelines Section 15301. Existing Facilities, Class 1 (c), is appropriate for this activity.

Centre City Development Corporation Report no. CCDC-09-27 and CCDC-09-17, dated September 2, 2009.

Council Companion Item no. 334

Public testimony in favor by Gary Smith.

Staff: Susan Diekman, (619) 533-7142

Agency Counsel: Krishna Jayaram

Comptroller Certificate Number: CC 3000002588

Motion by Member Young to Adopt (with Chair Hueso not present)

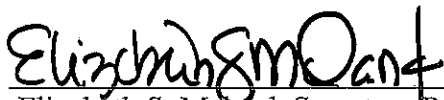
Seconded by Chair Pro Tem Faulconer

Passed by the following Vote: 7-0

**Redevelopment Agency Resolution and Document numbers R-04446 and D-04446;
and City Council Resolution number R-305236**

Adjournment

The meeting adjourned as the Redevelopment Agency at 5:19 p.m.



Elizabeth S. Maland, Secretary Redevelopment Agency
of the City of San Diego (jis)