

**SPECIAL REDEVELOPMENT AGENCY MEETING
SEPTEMBER 15, 2009**

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

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

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

Excused: Fyre

The meeting adjourned as the City Council at 2:30 p.m.

The meeting reconvened as the Special Redevelopment Agency at 2:30 p.m. by Chair Hueso with Agency Member Fyre not present.

Chair Hueso stated that Redevelopment Agency Item no. 1 and Council Companion Item no. 335; Redevelopment Agency Item no. 2 and Council Companion Item no. 334; and Redevelopment Agency Item no. 3 returned to Mayor/Executive Director and staff.

Adoption

1. North Embarcadero Visionary Plan – First Amendment to the Joint Exercise of Power Agreement - Columbia Sub Area of the Centre City Redevelopment Project (District 2)

(Continued from the Redevelopment Agency meeting July 28, 2009, at the request of Agency Member Fyre, for further review, Item no. 7.

That the Redevelopment Agency:
(RA-2010-3)(Cor.Copy)

Approve and authorize execution of a proposed First Amendment to the Joint Exercise of Powers Agreement between the Agency, acting through the Centre City Development Corporation ("Corporation"), the City of San Diego ("City"), and the San Diego Unified Port District ("Port"), as described in Attachment A.

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.

SPECIAL REDEVELOPMENT AGENCY MEETING MINUTES-SEPTEMBER 15, 2009

Adoption

1. North Embarcadero Visionary Plan – First Amendment to the Joint Exercise of Power Agreement - Columbia Sub Area of the Centre City Redevelopment Project (District 2)

(Continued)

Centre City Development Corporation Report nos. CCDC-09-23, and CCDC-09-15 dated July 22, 2009.

Council Companion Item no. 335

Staff: Gary Bosse, (619) 533-7163

Agency Counsel: Kendall Berkey

2. North Embarcadero Visionary Plan Phase 1A Public Improvements (W. Broadway between the railroad right-of way and Harbor Drive) – Request to Bid Columbia Sub Area of the Centre City Redevelopment Project (District 2)

(Continued from the Redevelopment Agency meeting July 28, 2009, at the request of Agency Member Fyre, for further review, Item no. 6

That the Redevelopment Agency:

(RA-2010-4)(Cor.Copy)

- Item 1. Authorizes the Centre City Development Corporation (CCDC), on behalf of the Agency, to advertise and receive bids for the proposed construction of the NEVP Phase 1A Public Improvements, for the reconstruction of W. Broadway between the railroad right-of-way and Harbor Drive ("Project") in the Columbia Sub Area of the Centre City Redevelopment Project (Attachment A- Site Map);
- Item 2. Authorizes the Executive Director of the Agency, or his/her designee, to award the construction contract to the lowest responsible bidder, provided bids are within the established budget of \$6.1 million, that the construction contract shall not exceed \$6.1 million and all other requirements are met;
- Item 3. Authorizes the Corporation, on behalf of the Agency, to execute the construction contract with the lowest responsible bidder;
- Item 4. Authorizes the Corporation, on behalf of the Agency, to administer said Construction contract;

SPECIAL REDEVELOPMENT AGENCY MEETING MINUTES-SEPTEMBER 15, 2009

Adoption

2. North Embarcadero Visionary Plan Phase 1A Public Improvements (W. Broadway between the railroad right-of way and Harbor Drive) – Request to Bid Columbia Sub Area of the Centre City Redevelopment Project (District 2)

(Continued)

Item 5 Makes certain finding 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 serving as a catalyst providing an incentive for private investment in the redevelopment of adjacent, underutilized development parcels; and that the proposed Project is consistent with the Implementation Plan adopted for the Project Area pursuant to California Health and Safety Code 33490;

Item 6. Finds and determines that because the prior environmental review and documentation adequately cover this activity as part of the previously approved Project, this activity is not a separate project for purposes of review under the California Environmental Quality Act (CEQA), pursuant to CEQA Guidelines sections 15060(c)(3) and 15378(c).

This activity is covered under the NEVP Master EIR and the Addendum to the EIR, prepared by the Port as the lead agency, and certified for the NEVP Phase 1 Coastal Access Features Project, and this activity is adequately addressed in said EIR, and there are no substantial changes in circumstance, additional information of substantial importance or project changes to warrant additional environmental review.

The prior environmental review and documentation adequately cover this activity as part of the previously approved Project. This activity is not a separate project for purposes of review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15060(c)(3) and 15378(c)

Centre City Development Corporation Report nos. CCDC-09-24, and CCDC-09-16 dated July 22, 2009.

Council Companion Item no. 334

Staff: Gary Bosse, (619) 533-7163

Agency Counsel: Kendall Berkey

Comptroller Certificate Number: CC3000002471

SPECIAL REDEVELOPMENT AGENCY MEETING MINUTES-SEPTEMBER 15, 2009

Adoption

3. **Amendment to the Fiscal Year 2009-2010 Budget for the San Diego Redevelopment Agency Projects Administered by the Centre City Development Corporation – Centre City and Horton Plaza Redevelopment Projects (District 2, 8)**

(Continued from the Redevelopment Agency meeting July 28, 2009, at the request of Agency Member Fyre, for further review, Item no. 4

That the Redevelopment Agency:
(RA-2010-05)

Item 1. Agency approve an amendment to the FY10 Budget for the San Diego Redevelopment Agency projects administered by the Corporation to include shifting \$9 million from the C Street line item to the North Embarcadero line item.

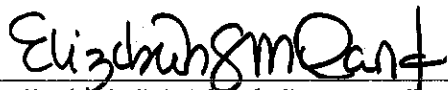
This activity is not a "project" under the definition set forth in CEQA Guidelines Section 15378. Therefore, pursuant to CEQA Guideline Section 15060(c)(3), the activity is not subject to CEQA.

Centre City Development Corporation Report no. CCDC-09-25, dated July 22, 2009.

Staff: Andrew T. Phillips, (619) 533-7127
Agency Counsel: Kendall Berkey

Adjournment

The meeting adjourned as the Special Redevelopment Agency at 2:30 p.m.



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