

FACILITIES & REDEVELOPMENT COMMITTEE
Meeting Minutes
September 25, 2002

Attendees

Members- Nikki Clay; Cassandra Clady; Pepper Coffey; Bill Largent; Joe Martinez;
Patti Roscoe.
Staff- Bruce Herring; Stephen Shushan.
Others- Wayne Terry, San Diego Trolley; Gail Goldberg, City Planning Dept.;
Mark Rogers, City Transportation Planning; Norberto Santana, S.D. Union
Tribune.

I. Presentation From SD Trolley

Wayne Terry stated that the trolley has carried about 16% of the people attending Charger games in the 2001 season. The highest ridership was the Super Bowl in 1998 when approx. 30,000 rode the trolley. The following are ridership for other events: Holiday Bowl (13-14,000); Aztecs (1-2,000); Supercross (15,000); and Rolling Stones in 1998 (15,000). Mr. Terry said that no matter what development that is put on the stadium site the trolley capacity would not be an issue.

II. City of Villages

Gail Goldberg said the City of Villages strategy is for higher density, preserve the Environment, have adequate public transportation, and develop a community sense. Community Planning groups would decide if there is to be a village. The Stadium Site has been identified as a potential site. Gail indicated that there is a lack of public Facilities in Mission valley and the stadium could provide this, i.e. parks. Gail will Provide a list of the deficiencies in Mission Valley. One of the key issues with the Stadium site is that it is in the flood plain.

III. Site Traffic Issues

Mark Rogers indicated that the current traffic on Friars Road is 32-34,000 cars and The capacity is 55,000 cars per day. Any dense development on the site would generate trips that could exceed the capacity and this would need to be mitigated during the development process. Any new development would require community plan update and environmental and traffic studies.

IV. Report From Bruce Herring

- A. Environmental- Stadium is in the flood plain. The groundwater reservoir could used for water. There are no earthquake faults in Mission Valley.
- B. Ownership- City and Water Utilities share equally in the ownership of the land. A swap of land with Water Utilities would be necessary to develop the property. Part of the stadium parking lot is collateral for the bonds.

- C. Stadium Budget- When the Padres leave the bottomline of the budget will improve.
- D. Sports Arena Lease Revenue- Since the stadium was opened, the lease Revenue from the Sports arena and the City owned property around it Has gone into the stadium's budget (\$2.2 million). A Request for Qualifications is currently on the street to develop the Sports Arena property, this is due on October 15, 2002. Member Martinez mentioned that one possible scenario could be to put a new stadium on the Sports Arena site, build a sports arena downtown, and develop the stadium site. He was wondering if this would be in conflict with the RFQ, Bruce herring indicated it would not be.