



**NORTH PARK PLANNING COMMITTEE
PUBLIC FACILITIES, TRANSPORTATION SUBCOMMITTEE**

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MEETING AGENDA: Wednesday, April 13, 2016 – 6:00 p.m.
North Park Recreation Center/Adult Center, 2719 Howard Avenue

- I. Parliamentary Items (6:00 pm)**
 - A. Call to Order
 - B. Modifications to & adoption of the April 13th, 2016 Agenda
 - C. Chair's Comments
 - D. Approval of Previous Minutes: March 9th, 2016
 - E. Announcements: (1 minutes each, See last page of Agenda for details and links)
- II. Non Agenda Public Comment** (2 min. each). Limited to items NOT on the agenda.
- III. Information Items:** None
- IV. Action Items:**
 - A. North Park/Mid-City Regional Bike Corridor Project: Georgia and Meade Avenue Portion**
Presentation by SANDAG Planners Danny Veeh & Brandy Sweitzer (6:10 - 6:25 pm)
 - B. Request for Letter of Support for June 5, 2016 Suja Rock 'n' roll San Diego Marathon & Half Marathon.** Course changes affecting North Park. Natalia Mesndez, Event Organizer (6:25 – 6:35 pm)
 - C. Request for Installation of a stop sign on Mission Ave at Meade Ave & Alabama St.** Request through the alternative process. (6:30 – 6:50 pm)
 - D. Draft North Park Community Plan Update:** Implementation Element and Prioritization of projects. (6:50 – 7.45 pm)
 - E. Standards for Bicycle Rack in the Public Right of Way.** (Time Permitting)
- V. Unfinished, New Business & Future Agenda Items. (6:55 to 7:00)**
- VI. Next Meeting date: PF Subcommittee: Wednesday, May 11th, 2016, 6 p.m.**
- VII. Adjournment (7:00 pm)**

Times listed are estimate only.

NPPC PFPA Chair: Daniel Gebreselassie d2010am@gmail.com (619) 320-5071

Email Chair & Vice Chair: publicfacilities@northparkplanning.org

NPPC PFPA Agendas are posted in the North Park Main Street Window at 3076 University Ave

* **Subcommittee Quorum:** Total seated members cannot exceed 13, with a maximum of 7 elected NPPC Board Members (cannot exceed NPPC quorum) and 6 Community Voting Members. The majority of total seated members must be elected NPPC board members

** **Community Voting Members:** Community members gain subcommittee voting rights after attending at least three subcommittee meetings. Elected Board Members have voting rights anytime.

Links and Background for NPPC PF Agenda (10/14/2015)

SANDAG Regional Bike Projects:

- Mid-City Regional Bike Corridor (Includes **North Park**):

http://www.keepsandiegomoving.com/RegionalBikeProjects/NorthParkMidCity_intro.aspx

Chris Carterette, Associate Planner/Project Manager (SANDAG) (*Howard/Orange & Robinson/Landis corridors*)

Phone: (619) 595-5612 Email: Chris.Carterette@sandag.org

Danny Veeh, Assoc. Planner/Active Transportation & Rail (SANDAG) (*Meade/Monroe & Georgia St. corridors*)

Phone: (619) 699-7317 Email: Danny.Veeh@sandag.org

San Diego Association of Governments (SANDAG), 401 B Street, Suite 800, San Diego, CA 92101

- Uptown Regional Bike Corridor: Beth Robrahn, Project Manager

http://www.keepsandiegomoving.com/RegionalBikeProjects/uptown_intro.aspx

Links to SANDAG staff Reports regarding reduced budget for Regional bike corridor from proposed \$650M to current \$200M:

April 6, 2012 http://www.sandag.org/uploads/meetingid/meetingid_3220_14226.pdf

July 19, 2013 http://www.sandag.org/uploads/meetingid/meetingid_3503_16335.pdf

Links to City of San Diego Planning Documents:

City of San Diego Street Design Manual: <http://www.sandiego.gov/planning/pdf/peddesign.pdf>

Facilities Financing Plan for North Park: <http://www.sandiego.gov/facilitiesfinancing/pdf/plans/gnppffpv.pdf>

City of San Diego's "Open DSD" Site: <http://www.sandiego.gov/development-services/opensds/>

Includes permit information dating back to 2003, Includes [Code Enforcement](#) case activity

Search by Map: This data is for current or recent activity. [See related map tips. \(PDF\)](#)

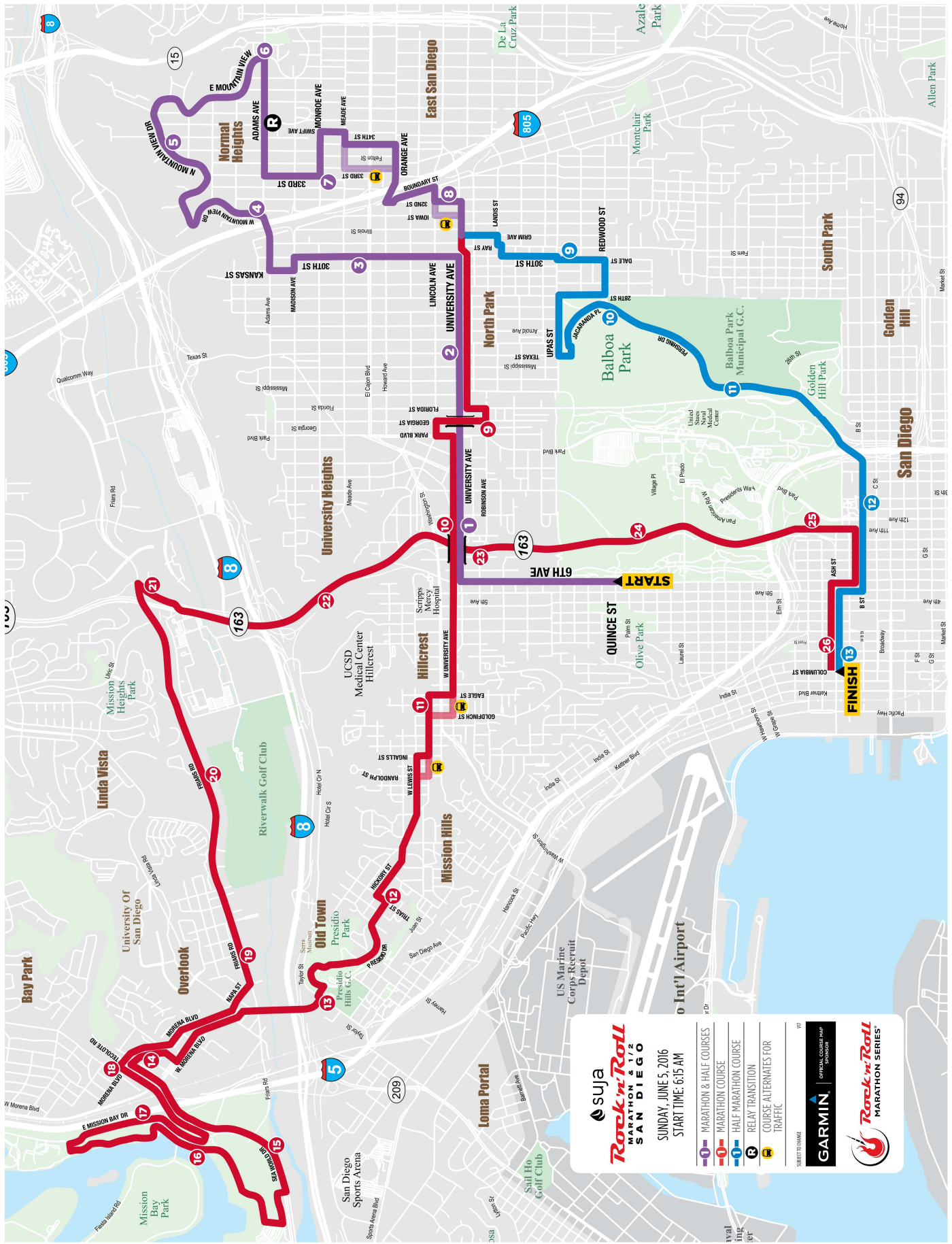
[Discretionary Approvals Map](#) * [Ministerial Approvals Map](#) * [Code Enforcement Case Map](#)

Contact Information for:

- **San Diego Association of Governments (SANDAG):** <http://sandag.org/>
- **University Heights Community Association (UHCA):** <http://uhsd.org/>
- **North Park Community Association (NPCA):**
 - See the NPCA's home page <http://northparksd.org/> and their community calendar at <http://northparksd.org/meetings-calendar>.
 - Contact news@northparksd.org to have your event/meeting added to the calendar
- **Adams Ave Business Association (AABA):** <http://www.adamsavenuebusiness.com/>
- **El Cajon Boulevard Business District:** www.theboulevard.org
- **North Park Main Street:** <http://northparkmainstreet.com/>
- **University Heights Community Development Corporation (UHCDC):** www.uhcdc.org
- **South Park Business Group** - <http://www.southparkscene.com/>

Upcoming Events:

- Open House, The water pipeline replacing project on 30th street from Polk Ave to Commercial. May 18th from 5:30-7:30 at the Golden Holl Recreation Center 2600 Golf Course Dr. San Diego, CA 92102
- San Diego Free Landscape design Seminars and Lawn Be Gone Hands on Workshops <http://www.watershedwisetraining.com/san-diego-sustainable-landscapes-program/>
- Open House meeting on May 10th 6-8 pm at the Lafayette Hotel for the Georgia and Meade Bikeway project by SANDAG.



NORTH PARK COMMUNITY PLAN - IMPLEMENTATION ELEMENT

Table 12-4: Implementation Schedule

Using the green cells, please evaluate the level of priority for each project according to the following scores:

Top Priority = 5 points, Medium Priority = 3 points, Low Priority = 1 point. Do not use the numbers 2 or 4.

The level of priority corresponding to a number will be automatically generated to the right of the number you enter.

You need to come up with 15 Top Priorities, 17 Medium Priorities, and 21 Low Priorities.

At the bottom of the table is the total number of points. Make sure you obtain a total of 147 points.

The points are included as an example only and should be changed per your priorities

		Evaluated by:		YOUR NAME HERE	
NO.	IMPLEMENTATION ACTIONS	POLICY	POINTS	PRIORITY	
Sidewalk and Pedestrian Improvements					
1	Provide sidewalks that are 15 feet wide (minimum) along all of the [El Cajon Boulevard and University Avenue] corridors to enhance pedestrian and commercial activity	LU-3.8	5	5	TOP
2	Enhance pedestrian travel routes by constructing missing sidewalks based upon infrastructure conditions and level of use or utility to access local destinations	ME-1.1	5	5	TOP
3	Provide marked crosswalks and pedestrian countdown signals and/or pedestrian phasing at signalized intersections along the pedestrian routes including but not limited to those identified in Figure 3-1	ME-1.3	5	5	TOP
	Encourage the installation of corner bulb-outs to accommodate public gathering spaces and promote pedestrian/bike safety wherever possible, including but not limited to the following pedestrian corridors:				
4	a. Install corner bulb-outs at University Avenue at the intersections with Arnold Avenue and Pershing Avenue	ME-1.4.a	5	5	TOP
5	b. Install corner bulb-outs at Park Boulevard at the intersections with Upas Street and Myrtle Avenue	ME-1.4.b	5	5	TOP
6	c. Install corner bulb-outs at Texas Street at intersections between Wightman Street and Meade Avenue	ME-1.4.c	5	5	TOP
7	d. Install corner bulb-outs at 30th Street at the intersections with Howard Avenue, North Park Way, and Dwight Street	ME-1.4.d	5	5	TOP
8	e. Install corner bulb-outs at North Park Way at the intersections with 29th Street and Granada Avenue taking into consideration the North Park Mini Park and Streetscape Improvements Project	ME-1.4.e	5	5	TOP
9	f. Install corner bulb-outs at the intersection of Adams Avenue and Oregon Street	ME-1.4.f	5	5	TOP
	Support the implementation of pedestrian facility improvements and increase connectivity within the community and to Balboa Park by removing barriers to accessibility and adding sidewalks, curb ramps and crosswalks at locations including but not limited to the following:				
10	a. The intersection of Upas Street and 30th Street	ME-1.5.a	5	5	TOP
11	b. Along the north side of University Avenue between Park Boulevard and Florida Street	ME-1.5.b	5	5	TOP
12	c. Across Pershing Drive at 28th Street and Redwood Street, as well as sidewalks on both sides of Pershing Drive	ME-1.5.c	5	5	TOP
13	d. In Morley Field and the East Mesa areas of Balboa Park adjacent to North Park including Morley Field Drive	ME-1.5.d	5	5	TOP
14	Implement the North Park Mini-Park and Associated Streetscapes Master Plan of July 2012	ME-1.11	5	5	TOP
15	Implement traffic calming treatments on residential streets where appropriate	ME-1.12	5	5	TOP
	Implement Recommendations contained in the Balboa Park East Mesa Precise Plan which specifically aim to improve the existing and future accessibility to and from recreation facilities and North Park, particularly as follows:				
16	a. Provide 80" wide sidewalks with 10" wide planted parkways and security lighting within the Neighborhood Edge of Balboa Park along 28th and Upas Streets, and provide parallel parking adjacent to the curb, to connect the Neighborhood Edge with the surrounding community	RE-3.4.a	3	3	MEDIUM
17	b. Construct pedestrian/bicycle paths and bridges where necessary, within the Neighborhood Edge of Balboa Park to facilitate the park circulation system	RE-3.4.b	3	3	MEDIUM
Bicycle Improvements					
	Support and implement bicycle priority streets and facilities that connect North Park to neighboring communities with emphasis on constructing issuing bikeways in the bikeway network, including but not limited to:				
1	a. Normal Heights and City Heights including connections along the following roadways: Adams Avenue, Meade Avenue, El Cajon Boulevard, Lincoln Avenue, and University Avenue	ME-1.14.a	3	3	MEDIUM
2	b. Multi-use paths to Greater Golden Hill including new connections along 28th Street adjacent to Balboa Park and between Boundary Street and Ash Street	ME-1.14.b	3	3	MEDIUM
3	c. Multi-use paths to Downtown and Balboa Park including new connections across and along Pershing Avenue, Florida Drive and Morley Field Drive. Consideration should include a protected bike lane on Pershing Drive	ME-1.14.c	3	3	MEDIUM
4	Where Feasible, repurpose right-of-way to provide and support a continuous network of safe, convenient, and attractive bicycle facilities	ME-1.17	3	3	MEDIUM
5	Support the installation of bike corrals within commercial corridors to support bike and foot traffic and enhance neighborhood identity	ME-1.18	3	3	MEDIUM
Street, Traffic Signal, Signage, and Traffic Calming Improvements					
1	Support the enhancement of Florida Drive from North Park to Downtown to create an efficient and safe multi-modal Complete Street	ME-3.15	3	3	MEDIUM
2	Establish connectivity between North Park and Hillcrest along the east-west connection, impaired by the Mid-City Rapid Bus along Park Boulevard between University Avenue and Washington Street	ME-3.17	3	3	MEDIUM
3	Support the construction of modern roundabouts at Pershing Drive and Upas Street	ME-3.19.a	3	3	MEDIUM
4	Support the construction of modern roundabouts at Upas Street and 30th Street	ME-3.19.b	3	3	MEDIUM
5	Support the construction of modern roundabouts at Laurel Street and 30th Street	ME-3.19.c	3	3	MEDIUM
6	Support the construction of modern roundabouts at El Cajon Boulevard/Park Boulevard/Normal Street	ME-3.19.d	3	3	MEDIUM
7	Utilize ITS technology such as traffic signal coordination and transit priority measures to move people safely and efficiently through the community, especially along major transit corridors such as El Cajon Boulevard and University Avenue, and other corridors such as 30th Street and Park Boulevard	ME-4.3	3	3	MEDIUM
8	Enhance the gateways into North Park within the community by utilizing signage, landscaping, other public improvements, iconic architecture, monuments, plazas, and public art. (Refer to Figure 4-1 for their location)	UD-2.41	3	3	MEDIUM
9	Emphasize gateways along El Cajon Boulevard at Park Boulevard and Boundary Street, with street improvements, district identification signs, neighborhood identification features, major landscaping statements, coordinated colors, and iconic architecture	UD-3.21	3	3	MEDIUM
10	Develop coordinated street improvement programs [for University Avenue] including street trees, landscaped islands, unified paving, and public art	UD-3.27	3	3	MEDIUM
11	Provide improvements such as public art, monuments, decorative signage to enhance the entryway into North Park on Adams Avenue	UD-3.36	1	1	LOW

12	Design gateways that enhance the arrival experience of pedestrians, bicyclists, and motorists along Park Boulevard at Adams Avenue, El Cajon Boulevard, Howard Avenue, Lincoln Avenue, University Avenue and Upas Street	UD-3.37	1	LOW
13	Support efforts to promote the use of the North Park public garage, including the addition of signage to make visitors to this commercial district aware of this parking facility	EP-1.7	1	LOW
14	Establish wayfinding signs within the community to facilitate efficient and more immediate vehicle access to community destinations such as parks, schools, business areas, the theater, and the North Park Parking structure for motorists	NE-1.2	1	LOW
15	Raise awareness to changes in vehicle speed on major thoroughfares in residential areas through the placement of neighborhood traffic calming measures such as landscaping, community identity signs, and installation of public art along streets such as 30th Street, Upas Street, Pershing Drive, Texas Street, Florida Drive, Pershing Drive, and Park Boulevard	NE-1.3	1	LOW
16	Commemorate and interpret the trolley line and its significance to the historical development of North Park through markers, signage and educational materials	HP-3.7	1	LOW
Public Park and Open Space Improvement Policies				
1	Preserve and protect North Park's Canyons and Open Space areas by limiting public use to designated trails.	RE-2.3	1	LOW
2	Create mini parks and pocket parks that preserve and protect view corridors.	RE-2.7	1	LOW
3	Co-locate trails and utility access roads on publicly-owned open space, wherever possible.	RE-4.4	1	LOW
4	Provide interpretive signs at major trailheads to North Park's Canyons Open Space trail systems to educate users on the sensitive natural habitat, cultural resources and/or scenic qualities of these areas	RE-4.7	1	LOW
Public Facilities Improvements				
Provide facilities that accommodate a full range of City Programs to serve residents and cultivate civic involvement				
1	a. Locate free public meeting spaces in easily accessible locations throughout North Park, including but not limited to facilities that are to be rebuilt at the North Park Community Park	PF-1.2.c	1	LOW
2	b. Establish a City of San Diego Police Community Relations Office in the hub of the community near 30th Street and University Avenue and/or a to be determined location on El Cajon Boulevard	PF-1.2.d	1	LOW
3	Support the relocation of the University Heights Library to the Normal Street Teachers Annex	PF-1.6	1	LOW
4	Provide space for North Park's cultural and creative sector	AC-1.3	1	LOW
5	Provide spaces for arts and cultural performances, as well as events and festivals in neighborhood parks, transit hubs, and other public areas	AC-1.3	1	LOW
Sustainability & Conservation and Historic Preservation Improvements				
1	Support the establishment of a Sustainability Resource Center to provide information and resources. These should include technical, financial, marketing assistance, educational opportunities, job training and placement programs to residents, businesses, schools, nonprofits, developers, design and construction professionals	SE-1.12	1	LOW
2	Increase the community's overall tree canopy in North Park to cover to the Citywide goal of 20% in urban residential areas and 10% in commercial areas to provide air quality benefits and urban runoff management	SE-1.32	1	LOW
3	Work with local organizations to develop a North Park Community Forest Master Plan, to include such elements as tree preservation, tree placement, shade considerations, tree diversity, preferred tree list and planting specifications	SE-1.38	1	LOW
4	Encourage street tree and private tree planting programs throughout the community to increase absorption of carbon dioxide and pollutants	SE-4.4	1	LOW
5	Prepare a Historic Context and Multiple Property Listing addressing courtyard apartments/bungalow courtyards for review and designation by the Historical Resources Board	HP-2.6	1	LOW
6	Provide opportunities for education and interpretation of North Park's diverse history through the distribution of printed brochures, mobile technology (such as phone apps) and walking tours, and the installation of interpretive signs, markers, displays, and exhibits at public buildings and parks	HP-3.1	1	LOW
TOTAL POINTS:			147	YOU HAVE SUCCESSFULLY EVALUATED THE 15 TOP PRIORITIES PLUS THE 17 MEDIUM PRIORITIES AND THE 21 LOW PRIORITIES

NORTH PARK COMMUNITY PLAN - RECREATION ELEMENT

Table 7-1: Parks and Recreation Facilities Recommendations

Using the green cells, please evaluate the level of priority for each project according to the following scores:

Top Priority = 5 points, Medium Priority = 3 points, Low Priority = 1 point. Do not use the numbers 2 or 4.

The level of priority corresponding to a number will be automatically generated to the right of the number you enter.

You need to come up with 6 Top Priorities, 7 Medium Priorities, and 10 Low Priorities.

At the bottom of the table is the total number of points. Make sure you obtain a total of 61 points.

The points are included as an example only and should be changed per your priorities

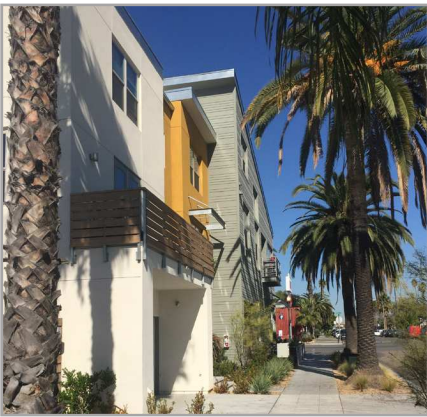
Evaluated by: YOUR NAME HERE					
Site No	Community Proposed Future Park & Rec Projects	Facility Description	Facility Recommendations	Points	Priority
1	North Park Community Park	Existing park and recreation facilities consisting of a recreation center, a teen center, an adult center, a comfort station, a lighted ball field, multipurpose turf area, a children's play area, three tennis courts, handball courts, walkways, seating and picnic tables. Of the 7.90 acres, 2.84 acres is part of the joint use area with ALBA school.	Replace natural turf on ball field with synthetic turf and provide new sports field lighting to increase use.	5	TOP
2	34th Street Pocket Park	Proposed pocket park is within the street-right-of-way and is the official trailhead to Juniper Canyon Open Space.	Vacate the street right-of-way, acquire site, design and construct park amenities to support passive recreation, such as a children's play area, seating, picnicking, walkways, and landscaping.	5	TOP
3	North Park Mini Park & Streetscape Improvements	Proposed park on City-owned property, on an undeveloped site.	Construct the park amenities consistent with the approved General Development Plan.	5	TOP
4	Lincoln Avenue Pocket Park	Proposed park on undeveloped street right-of-way, from Georgia Street to the existing alley, to accommodate passive recreational uses.	Vacate street right-of-way, acquire site, design and construct park amenities to support passive recreation, such as pathways, overlooks, seating, interpretive signs, and landscaping.	5	TOP
5	Switzer Canyon and 30th Street Pocket Park	Proposed park within City-owned open space in Switzer Canyon to accommodate passive recreational uses.	Design and construct park amenities to support passive recreation, such as seating, walkways, and interpretive signs.	5	TOP
6	Terzita & Maple Streets Pocket Parks	Proposed pocket park on undeveloped street right-of-way to accommodate passive recreational uses, including a trailhead into Juniper Canyon Open Space.	Vacate street right-of-way, acquire site, design and construct park amenities to support passive recreation, such as a children's play area, seating, picnicking, walkways, landscaping, and a trail system staging area.	5	TOP
7	North Park Recreation Center	Existing facility consisting of 11,232 square feet provides an indoor gymnasium, teen center and multi-purpose/arts & crafts rooms housed in three separate buildings; facilities are outdated to fully serve the community.	Replace and expand the existing recreation center to provide a 17,000 square feet recreation facility (possibly add second story) provide improvements to ADA upgrades. In the interim, redesign current foyer to serve as lobby area for recreation center; install additional outdoor security lighting, and extend security system into multi-purpose/arts & crafts room.	3	MEDIUM
8	Adult Center at North Park Community Park	Existing facility consisting of 1,706 square feet provides meeting rooms, kitchen and outdoor game rooms; facilities are outdated to fully serve the community.	Replace and expand the existing adult center to provide 3,000 square feet, with recreation facilities designed to accommodate a variety of community oriented meeting and recreation programs for adults.	3	MEDIUM
9	Morley Field Recreation Center (within Balboa Park)	Proposed 26,392 square feet Recreation Center to be located within the Morley Field area of Balboa Park.	Design and construct a new 26,392 square foot recreation center to accommodate community meetings, gymnasium, recreation and fitness programs, and restrooms, consistent with the recommendations in the BPEMPP.	3	MEDIUM
10	Morley Field Pétanque Center (within Balboa Park)	The existing Pétanque Center (formerly a senior center) was built in 1933 and is approximately 1,548 square feet and provides community meeting rooms and play areas for Pétanque.	Preserve and restore the existing historic Pétanque Center for community use.	3	MEDIUM
11	Bud Kearns Aquatic Complex (within Morley Field area of Balboa Park)	The existing historic Bud Kearns Pool and Clubhouse were built in 1933 and provide one community swimming pool and a building with changing rooms, showers and restrooms.	Preserve and restore and renovate the existing historic Bud Kearns pool facility to serve the Golden Hill and North Park Communities. Provide additional swimming facilities such as children's play pool, therapeutic pool and additional clubhouse pool building facilities to meet the needs for the community. The new facilities would augment and be complimentary to the existing pool and clubhouse without compromising the historic character of the original pool and clubhouse.	3	MEDIUM
12	Juniper/34th Streets Canyon Open Space Trails	Approximately 7,700 linear feet of existing and proposed trails located in Juniper/34th Streets Canyon Open Space (City-owned, MHPA-designated) which provide passive recreation.	Expand the existing 6,600 linear feet of trails by designing and constructing approximately 1,100 linear feet of new trails and provide trail improvements, such as interpretive signs, protective fencing, native landscaping, trash and recycling containers, overlooks, etc., where needed and appropriate for the trail type, as determined and approved by City.	3	MEDIUM
13	Switzer Canyon Open Space Trails	Approximately 6,500 linear feet of existing and proposed trails located in Switzer Canyon Open Space (City-owned, MHPA-designated) which provide passive recreation.	Expand the existing 5,400 linear feet of trails by designing and constructing approximately 1,100 linear feet of new trails and provide trail improvements, such as interpretive signs, protective fencing, native landscaping, trash and recycling containers, overlooks, etc., where needed and appropriate for the trail type, as determined and approved by City.	3	MEDIUM
14	Bird Park (within Balboa Park)	Existing park located in the northeast corner of Balboa Park which provides passive recreational uses, such as children's play area, multi-purpose turf area, walkways, landscaping, and public art.	Design and construct additional amenities to implement the General Development Plan for Bird Park.	1	LOW
15	East Mesa Mini-Park (within Balboa Park)	Proposed mini-park located between Florida Canyon Dr., Upas St., Alabama St. and Morley Field Dr.	Design and construct passive park amenities, such as children's play area, seating/picnicking, security lighting, walkways, landscaping, and community gardens consistent with recommendations in the BPEMPP.	1	LOW
16	Morley Field Recreation Area (within Balboa Park)	Proposed recreation complex located on Upas Street in the Morley Field Recreation Area, which provides active and passive recreation, including organized sports (baseball and softball), tennis, swimming, senior center, bocce ball, picnicking, children's play area, dog off-leash area, archery, and multi-purpose turf areas.	Design and construct additional active and passive recreational and support facilities and upgrades, such as parking lots for expanded uses, multi-purpose turf fields, ball fields, children's play areas, sky plaza/promenade, concession building/comfort station, group picnicking, security lighting, upgrades to the dog off-leash area, path of travel and ADA upgrades consistent with the recommendations in the BPEMPP.	1	LOW
17	Pershing Recreation Complex (within Balboa Park)	Proposed community park/sports complex located at the corner of Pershing Drive and 26th Street. This site is currently used by City Central Operations Station facilities. This 15 acre facility will be shared with North Park, Golden Hill, Uptown and downtown East Village.	Design and construct community park/sports complex with active recreation facilities consistent with the recommendations in the BPEMPP, subsequent to relocation of non-park, City facilities.	1	LOW
18	Skate Park / Bike Skills Park (within Balboa Park)	Proposed above-ground skate park and/or Bike Skills/BMX track, located along Pershing Drive on the Arizona landfill. Facility will be shared with Golden Hill.	Design and construct above-ground Skate and/or Bike Skills park, and support facilities, such as parking lot and portable restrooms. Amendment to the BPEMPP may be necessary.	1	LOW

19	Upas Street Mini Park (within Balboa Park)	Proposed mini-park located at the corner of Upas St. and Park Blvd.	Design and construct passive park amenities, such as children's play area, seating/picnicking, security lighting, walkways, and landscaping.	1	LOW
20	Boundary St. Linear Park	Proposed linear park located along Boundary St. between Howard and Lincoln Aves., on City and Caltrans right-of-way.	Pursue acquisition or a lease agreement with Caltrans; design and construct passive recreation amenities such as seating, walkways, and landscaping.	1	LOW
21	Howard Avenue Pocket Park	Proposed pocket park located at the southeast corner of the intersection of Howard Ave. with 32nd and Boundary Streets, on City and Caltrans right-of-way.	Pursue acquisition or a lease agreement with Caltrans; design and construct passive recreation amenities such as seating, walkways, and landscaping.	1	LOW
22	Madison Avenue Pocket Park	Proposed pocket park located at the intersection of Madison Ave. with Illinois and Boundary Streets, on City right-of-way.	Design and construct passive park amenities, such as seating, walkways and landscaping.	1	LOW
23	Redwood & 31st Streets		Provide an entrance/trailhead. The trailhead should include a kiosk that includes a way-finding map that shows how the canyon interfaces with North Park	1	LOW
			Total Points:	61	YOU HAVE SUCCESSFULLY EVALUATED THE 6 TOP PRIORITIES PLUS THE 7 MEDIUM PRIORITIES AND THE 10 LOW PRIORITIES

12

IMPLEMENTATION

- 12.1 COMMUNITY PLAN ENHANCEMENT PROGRAM
- 12.2 FINANCING MECHANISMS
- 12.3 PRIORITY PUBLIC IMPROVEMENTS AND FUNDING
- 12.4 ACTION ITEMS AND PRIORITIES



INTRODUCTION

The North Park Community Plan will be implemented through a number of different mechanisms which are outlined in this element. It describes the necessary actions and key parties responsible for realizing the plan's vision. Implementing these proposals will require the active participation of the City departments and agencies, regional agencies such as SANDAG, and MTS, and the community.

This plan recommends a number of actions for the City and the Greater North Park community to pursue in order to implement the policies and recommendations of this plan for the entire planning area. These actions include, but are not limited to:

- Process zoning changes to implement the land use element.
- Approve and regularly update an Impact Fee Study (IFS) identifying the capital improvements and other projects necessary to accommodate present and future community needs as identified throughout this Community Plan.
- Implement facilities and other public improvements in accordance with the IFS.
- Pursue grant funding to implement unfunded needs identified in the IFS.
- Apply project design recommendations when properties develop in accordance with the plan.
- Pursue formation of Assessment Districts, Business Improvement Districts, Property Based Business Improvement Districts and Parking Districts, as appropriate, through the cooperative efforts of property owners and the community in order to construct and maintain improvements.

The implementation strategies that have been identified focus on various Incentive Programs, Financing Mechanisms, and Improvement Priorities that could be considered toward this effort. Table 12-4 (Implementation Schedule) begins to define the actions, responsible parties, and timeframes needed to ensure the timely implementation of the plans, policies, and developments envisioned by the Community Plan. This Table is intended to be continually updated and provides a mechanism to monitor progress and can be used to establish project and funding priorities as part of the City's annual budget process.

12.1 COMMUNITY PLAN ENHANCEMENT PROGRAM

The Community Plan Enhancement Program is an integral component of this Community Plan Land Use Element, which consists of the Transit-Oriented Development Enhancement Program and the Pedestrian-Oriented Infill Development Enhancement Program.

- **Pedestrian-Oriented Infill Development Enhancement Program:** This program is intended to create more street and pedestrian friendly projects within the area located between Lincoln Avenue and Howard Avenue.
- **Transit-Oriented Development Enhancement Program:** This program is intended to allow for increased residential density to create more street and pedestrian friendly projects that support transit along the Bus Rapid Transit corridor along Park Boulevard and El Cajon Boulevard.

The Community Plan Enhancement Program allows for the density range for the areas identified in Figure 2-4 to be increased, whereby an applicant may request approval of the increased density on a specific property through a Process 4 Planned Development Permit.

12.2 FINANCING MECHANISMS

This section presents the estimated costs for infrastructure and streetscape improvements for the major transit corridors and village areas and identifies various financing mechanisms that could be used to encourage public and private development and investment in the community. Table 12-1 (City of San Diego Financing Mechanisms) describes potential financing strategies that can be pursued by the City of San Diego, their eligible uses, and parameters in which they can be applied. Table 12-2 (Local Financing Mechanism) describes a potential local funding program, eligible uses, and parameters for application. Table 12-3 (Developer/Property Owner/User Financing Mechanisms) describes financing programs that can be directly or in partnership with the City applied to developers, property owners, and users; eligible uses; and the parameters for their application.

Implementing improvement projects will require varying levels of funding. A variety of funding mechanisms are available depending on the nature of the improvement project:

- Institution of updated impact fees for new development.
- Requiring certain public improvements as part of new development.
- Establishing community benefit districts, such as property-based improvement and maintenance districts for streetscape, lighting, sidewalk improvements, etc.

Table 12-1: *City of San Diego Financing Mechanisms*

Funding Mechanism	Description	Eligible Uses	Funding Parameters
Capital Improvement Program (CIP)	The CIP is the City's multi-year planning instrument used to facilitate the timing and financing of capital improvements. The CIP identifies the sources of funds available for capital improvement projects	• Lease or purchase of land and rights-of-way • Construction of buildings or facilities • Public infrastructure construction • Purchase of major equipment and vehicles • Studies and plans associated with capital projects • Projects requiring debt obligation and borrowing	• Additionally, the City can elect to dedicate portions of specific General Fund revenues, e.g., TOT, sales tax, etc. to targeted capital improvements if the City determines that sufficient benefit exists for the assistance
Deferral of Permits/Fees	Deferral of select permits and fees that results in upfront development cost reductions	• Permit and fee charges payable to the City	An application must request fee deferral as part of their project

Table 12-2: *Local Financing Mechanism*

Funding Mechanism	Description	Eligible Uses	Funding Parameters
TransNet	Half-cent sales tax for local transportation projects that has been instrumental in expanding the transportation system, reducing traffic congestion, and bringing critical transit projects to life. Over the next 40 years, TransNet will generate \$14 billion for transportation improvement projects and programs.	- The local half-cent sales tax pays for upgrades to streets, highways, and transit systems, as well as environmental protection. - It is expected to raise \$14 billion for important upgrades – such as adding high occupancy vehicle lanes and transit facilities – to Interstates 5 and 15, and 805, as well as State Route 94. - The TransNet extension also funds local roads, bike and pedestrian paths, smart growth projects, and habitat preservation, as well as new Rapid bus lines and rail service expansion.	- Each local agency shall biennially develop a five-year list of projects to be funded with revenues made available for local street and road improvements under Section 4(D). - All projects to be funded with revenues made available under must be consistent with the Regional Transportation Plan (RTP). Project priorities or phasing shall also be consistent with the RTP.

Table 12-3: *Developer/Property Owner/User Financing Mechanisms*

Funding Mechanism	Description	Eligible Uses	Funding Parameters
Landscaping Districts/ Parking Districts	- Assessment on properties located within a specific district that benefit from landscaping and/or parking - Alternatively, collection of parking in-lieu fees on new development in lieu of on-site parking	- Landscaping districts allow for the funding of lights, recreational equipment, landscaping, and/or parking - Parking districts allow for the acquisition, improvement, and operation of shared parking facilities	- Funds are typically collected concurrently with the annual business license tax or property tax bill, with varying formulas for retail vs. nonretail businesses, and residential vs. non-residential property - Parking in-lieu fees can be based on cost of off-site parking facilities
Business Improvement Districts (BIDs)	Annual fees paid by business owners and/or property owners to fund activities and programs intended to enhance the business environment in a defined area	- Marketing and promotion - Security - Streetscape improvements - Operating and maintenance of public improvements - Special events	- Once established, annual BID fees are mandatory for businesses/ properties located within the BID boundary - Business-based BID fees are collected with business license fees; property-based BID assessments are collected on property tax bills
Developer Impact Fees	Fees paid by developers to pay all or a portion of the costs of any public facility that benefits their development	- Capital facilities or ongoing services, such as: - School impact fee, - Mitigation fee - Water meter installation, - Sanitation capacity charge, - Water system, facility/ backup facility charge	Fees are paid in the form of a specified amount as a condition to the issuance of building permits, an occupancy permit, or subdivision map approval

Table 12-3: *Developer/Property Owner/User Financing Mechanisms (Continued)*

Funding Mechanism	Description	Eligible Uses	Funding Parameters
Property Owner/Developer Exactions	• Payments made by developers or property owners in addition to, or in lieu of, development impact fees • Funds contributed are used to install selected public improvements. • Developers are required to construct specific improvements	• Dedication of right-of-way streets and utilities • Provision of open space • Parks or landscape improvements • Schools and community facilities	• Typically paid or committed as part of the development approval process
Developer Advances/Reimbursement Agreements	• Advance of funds from developers for use toward backbone infrastructure • Alternatively, developers construct and deliver specific improvements • City and developer enter into Reimbursement Agreement	• Infrastructure	• Typically repaid from Community Facilities District (CFD) bond proceeds, and/or development impact fees collected from future developers
Community Facilities Districts (CFDs)	• A special tax placed against property located within an established district to fund public facilities and services • Municipal bonds supported by revenues from the special tax are sold by the CFD to provide upfront funding to build improvements or fund services	• Fund capital facilities including: Parks, Schools, • Fire stations, Water and sewer systems, • Government facilities • Purchase, construction, and improvement or rehabilitation of real property	• Requires 2/3 vote of qualified electors in district. If fewer than 12 residents, vote is conducted on current landowners • Assessment based on allocation formula, not necessarily in proportion to the benefit received • Requires value to lien ratio of 3:1
Special Assessment Districts	• Similar to a CFD but shifts the funding of infrastructure from all taxpayers to only those who benefit specifically from the improvement • Sets a fixed lien on every parcel within the assessment district • Municipal bonds supported by special assessments provide upfront funding	• Construction of capital facilities such as roads, water, sewer, and flood control	• Typically property owners petition a City to form a district to finance large-scale infrastructure improvements • Assessments on property owners are determined in proportion to the benefit received
User Fees	• Fee imposed by a city, utility, or other franchise for services and facilities they provide	• Water meter hook-ups • Gas, electric, cable, and telephone hook-ups • Park and recreation facilities	• Use of user fee revenues are limited to paying for the service for which the fees are collected • The fee amount may not exceed the cost of providing the service but may include overhead, capital improvements, and debt service

12.3 PRIORITY PUBLIC IMPROVEMENTS AND FUNDING

The proposals for improvements to streets and open spaces described in this plan vary widely in their range and scope—some can be implemented incrementally as scheduled street maintenance occurs, and others will require significant capital funding from city, state, regional, and federal agencies, or are not feasible until significant redevelopment occurs. Grants and other sources of funding should be pursued wherever possible. A complete list of projects is included in the IFS. Following are some of the higher priority recommendations.

12.4 ACTION ITEMS AND PRIORITIES

This section identifies actions that implement the policies and plans for the Community Plan. These encompass administrative strategies and physical improvements for mobility, streetscape, infrastructure, and open space. In undertaking these, the City will be making a significant and visible economic commitment to realize the vision of the planning area. They will add value and improve the visual character of the area, thereby laying the foundation for future private sector investment and new development.

The actions are assigned a priority of High, Medium, or Low and an estimated time frame depending on their importance to help affect or achieve the vision. The highest priorities recognize those items that can be implemented relatively quickly and are within the City's control, as well as those that offer the greatest leverage in stimulating private reinvestment and change. Generally, they fall into three categories: (a) development and implementation of programs to attract developers and secure funding for area improvements; (b) amendment of regulatory requirements and procedural processes to facilitate development consistent with the Plan; and (c) planning for and construction of improvements that provide infrastructure and services sufficient to support planned new development, and improve the quality of place (e.g., pedestrian-oriented streetscape and open space amenities and signage programs).

The actions and priorities are described in Table 12-4 (Implementation Schedule). This is intended to provide a mechanism to establish annual programmatic and budgeting priorities and monitor progress in achieving the Plan's visions. In conjunction with the City's annual budget process, the identified tasks and projects and their priority may be adjusted given funding availability, feasibility of implementation, timing of private development, or as new projects funding opportunities present themselves over time. Detailed mobility improvements are detailed in the Impact Fee Study (IFS).

Table 12-4: *Implementation Schedule (To be provided later)*

No.	Implementation Actions	Policy	Responsible Departments / Agencies	Priority	Timeframe