

Citywide

The Citywide Capital Improvements Program (CIP) is comprised of various projects that provide benefits citywide. These projects are generally not attributable to any single asset-managing city department. This includes projects related to city operations buildings, information technology, and the Convention Center.

2026 CIP Accomplishments

The following Citywide project accomplishments were or are anticipated to be made in Fiscal Year 2026:

- Completed construction of emergency repairs to the employee parking lot at the South Chollas Operations Yard (S25001)
- Completed replacement of Electronic Positive Response Software (T24000)

Citywide: Capital Improvement Projects

Project	Prior Fiscal Years	FY2027 Adopted	Future Fiscal Years	Project Total
101 Ash Improvements / S17009	\$27,628,947	\$ -	\$ -	\$27,628,947
CIP Emergency Reserve / ABT00006	1,000,000	-	-	1,000,000
Convention Center Improvements / ABT00009	21,402,788	18,290,000	79,039,750	118,732,538
Convention Center Phase III Expansion / S12022	3,370,820	-	681,640,478	685,011,298
South Chollas Yard Emergency Repairs / S25001	13,679,999	-	-	13,679,999
Total	\$67,082,554	\$18,290,000	\$760,680,228	\$846,052,782

Citywide

101 Ash Improvements / S17009

Council District:	3	Priority Score:	71
Community Planning:	Centre City	Priority Category:	Medium
Project Status:	Continuing	Contact Information:	Gibson, William
Duration:	2017 - 2027		619-533-5401
Improvement Type:	Betterment		wgibson@sandiego.gov

Description: This project funded the architectural, electrical, plumbing, asbestos mitigation, and mechanical tenant improvements to the 19 floors of 101 Ash Street for multiple City departments, including tenants of the City Operations Building and former tenants of 1010 2nd Ave building. Improvements were anticipated to increase building's occupancy and bring the building into compliance with current Americans with Disabilities Act (ADA) standards. After near completion of tenant improvements, project work was suspended due to the discovery of Asbestos Containing Materials (ACM).

Justification: These tenant improvements were intended to increase the occupancy of the building by approximately 356 employees and accommodate the office space requirements for a development permit center, as well as several City departments. These improvements were intended to provide the needed office space for the more than 500 employees who were displaced from the 1010 2nd Ave building along with Development Services staff from the City Operations Building, which based on a 2014

Bldg - Operations Facility / Structures

estimate, has more than \$90 million in deferred maintenance.

Operating Budget Impact: No significant changes have been made to this project in Fiscal Year 2027.

Relationship to General and Community Plan: This project is consistent with the Centre City Community Plan and is in conformance with the City's General Plan.

Schedule: Design was completed in Fiscal Year 2018. Construction bidding and construction began in Fiscal Year 2019. Construction was anticipated to be completed in Fiscal Year 2020. The project is currently on hold. Notice of Availability was issued in Fiscal Year 2024. In Fiscal Year 2026, City Council approved a 60-year lease with a developer to renovate the 101 Ash Street building into affordable housing units.

Summary of Project Changes: The project is anticipated to be closed by the end of Fiscal Year 2027.

Expenditure by Funding Source

Fund Name	Fund No	Exp/Enc	Con Appn	FY2027							Unidentified	
				FY2027	Anticipated	FY2028	FY2029	FY2030	FY2031	Future FY	Funding	Project Total
101 Ash Facility Improvements	400866	\$4,994,136	\$5,864	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$5,000,000
Capital Outlay-Misc Revenue	400002	9,517,649	-	-	-	-	-	-	-	-	-	9,517,649
CIP Contributions From The General Fund	400265	3,594,964	155,485	-	-	-	-	-	-	-	-	3,750,448
Facilities Financing	200001	71,975	-	-	-	-	-	-	-	-	-	71,975
SDTFC Series 2018C Tax Exempt	400868	9,288,875	-	-	-	-	-	-	-	-	-	9,288,875
Total		\$27,467,598	\$161,349	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$27,628,947

Citywide

CIP Emergency Reserve / ABT00006

Council District:	Citywide	Priority Score:	Annual
Community Planning:	Citywide	Priority Category:	Annual
Project Status:	Continuing	Contact Information:	Pelayo, Michael
Duration:	2010 - 2040		619-236-6763
Improvement Type:	Betterment		mpelayo@sandiego.gov

Description: This annual allocation provides funding for urgent repairs due to an emergency or natural disaster.

Justification: This annual allocation provides an immediate source of funding for public works contracts when no alternative funding sources are available in order to respond quickly to an emergency or natural disaster.

Operating Budget Impact: None.

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Relationship to General and Community Plan: This project is consistent with applicable community plans and is in conformance with the City's General Plan.

Schedule: Projects will be scheduled as needed.

Summary of Project Changes: No significant changes have been made to this project in Fiscal Year 2027.

Expenditure by Funding Source

Fund Name	Fund No	Exp/Enc	Con Appn	FY2027						Unidentified		Project Total
				FY2027	Anticipated	FY2028	FY2029	FY2030	FY2031	Future FY	Funding	
CIP Contributions From The General Fund	400265	\$ -	\$1,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$1,000,000
Total		\$ -	\$1,000,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$1,000,000

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Convention Center Improvements / ABT00009

Council District:	3
Community Planning:	Centre City
Project Status:	New
Duration:	2026 - 2040
Improvement Type:	Betterment

Description: This annual allocation provides for the replacement of capital assets for the Convention Center on an as-needed basis.

Justification: This annual allocation will provide for the replacement and upgrades of various building systems that have reached the end of their service lives. Funding for this annual allocation will ensure City facilities remain safe and operable.

Operating Budget Impact: None.

Bldg - Other City Facility / Structures

Priority Score:	Annual
Priority Category:	Annual
Contact Information:	Dowds, Dominick 619-990-9804 ddowds@sandiego.gov

Relationship to General and Community Plan: This project is consistent with the Downtown Community Plan and is in conformance with the City's General Plan.

Schedule: Design and construction of Convention Center improvements will be implemented on an as-needed basis.

Summary of Project Changes: This is a newly published project for Fiscal Year 2027.

Expenditure by Funding Source

Fund Name	Fund No	Exp/Enc	Con Appn	FY2027		FY2028	FY2029	FY2030	FY2031	Future FY	Unidentified	
				FY2027	Anticipated						Funding	Project Total
TOT Convention Center	200824	\$ -	\$21,402,788	\$18,290,000	\$ -	\$47,435,300	\$21,304,450	\$10,300,000	\$ -	\$ -	\$ -	\$118,732,538
Total		\$ -	\$21,402,788	\$18,290,000	\$ -	\$47,435,300	\$21,304,450	\$10,300,000	\$ -	\$ -	\$ -	\$118,732,538

Citywide

Convention Center Phase III Expansion / S12022

Council District:	3	Priority Score:	59
Community Planning:	Centre City	Priority Category:	Low
Project Status:	Underfunded	Contact Information:	Cetin, Elif
Duration:	2015 - 2035		619-533-3794
Improvement Type:	Expansion		ecetin@sandiego.gov

Description: This project provides for the expansion of the existing San Diego Convention Center. The expansion is intended to increase the existing leasable space by approximately 225,000 square feet of exhibit hall, 101,000 square feet of meeting rooms, and 80,000 square feet of ballrooms for an approximate total of 406,000 square feet.

Justification: The existing facility cannot accommodate some of the larger major events, which leads to the loss of events to other venues. The expansion is expected to increase the attendance and numbers of events held at the facility and provide significant economic benefits to the region.

Operating Budget Impact: None.

Bldg - Other City Facility / Structures

Relationship to General and Community Plan: This project is consistent with the Centre City Community Plan and is in conformance with the City's General Plan.

Schedule: Concept design work began prior to Fiscal Year 2012. It was completed along with the Coastal Commission approval in Fiscal Year 2014. The original estimated project total and schedule was developed prior to Fiscal Year 2012 by the Convention Center. The design and construction costs and schedule will be revised when the financing plan is approved.

Summary of Project Changes: No significant changes have been made to this project for Fiscal Year 2027.

Expenditure by Funding Source

Fund Name	Fund No	Exp/Enc	Con Appn	FY2027							Unidentified	
				FY2027	Anticipated	FY2028	FY2029	FY2030	FY2031	Future FY	Funding	Project Total
CIP Contributions From The General Fund	400265	\$1,521,576	\$105,218	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$1,626,794
Convention Center Exp-Phase Iii-Prelim	200210	1,744,026	-	-	-	-	-	-	-	-	-	1,744,026
Unidentified Funding	9999	-	-	-	-	-	-	-	-	-	681,640,478	681,640,478
Total		\$3,265,602	\$105,218	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$681,640,478	\$685,011,298

Citywide

South Chollas Yard Emergency Repairs / S25001

Council District:	4	Priority Score:	100
Community Planning:	Mid-City: Eastern Area	Priority Category:	High
Project Status:	Continuing	Contact Information:	Choi, Jong
Duration:	2025 - 2028		619-533-5493
Improvement Type:	Replacement - Rehab		jchoi@sanidiego.gov

Description: This project consists of the demolition, grading, paving, landfill cover improvements, and landfill gas system repairs in the employee parking lot of the South Chollas Yard.

Justification: This project restores operational readiness and supports the health and safety of employees assigned to this worksite through the restoration of the employee parking.

Operating Budget Impact: None.

Relationship to General and Community Plan: This project is consistent with the Mid-City Eastern Area Community Plan and is in conformance with the City's General Plan.

Landfills

Schedule: Design began and was completed in Fiscal Year 2025. Construction began in Fiscal Year 2025 and was completed in Fiscal Year 2026. The warranty period is anticipated to be completed in Fiscal Year 2027.

Summary of Project Changes: \$3.2 million in various funding sources was allocated to this project in Fiscal Year 2026 via City Council resolution. The total project cost has increased by \$3.2 million due to an increase in construction costs. The project schedule has been updated for Fiscal Year 2027. This project is complete and is anticipated to be closed in Fiscal Year 2027.

Expenditure by Funding Source

Fund Name	Fund No	Exp/Enc	Con Appn	FY2027							Unidentified	
				FY2027	Anticipated	FY2028	FY2029	FY2030	FY2031	Future FY	Funding	Project Total
Capital Outlay-Misc Revenue	400002	\$511,964	\$6,815	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$518,779
Debt Funded General Fund CIP Projects	400881	6,922,630	51,719	-	-	-	-	-	-	-	-	6,974,349
Refuse Disposal - CIP	700040	3,157,318	-	-	-	-	-	-	-	-	-	3,157,318
Water Utility - CIP Funding Source	700010	3,029,552	-	-	-	-	-	-	-	-	-	3,029,552
Total		\$13,621,465	\$58,534	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$13,679,999

Unfunded Needs List

Project	Project Total	Unidentified Funding	Percent Unfunded	Description
Convention Center Phase III Expansion / S12022	\$685,011,298	\$681,640,478	99.51%	This project provides for the expansion of the existing San Diego Convention Center. The expansion will increase the existing leasable space by approximately 225,000 square feet of exhibit hall, 101,000 square feet of meeting rooms, and 80,000 square feet of ballrooms for an approximate total of 405,000 square feet. Design and construction phases are unfunded.
Total		\$681,640,478		