

**CITY HEIGHTS REDEVELOPMENT
PROJECT AREA COMMITTEE MEETING MINUTES
MONDAY, APRIL 11, 2005**

The members of the City Heights Project Area Committee (PAC) held their meeting at the Metro Career Center Office Building from 6:00 p.m. to 8:42 p.m.

The following members were present:

Karen Bucey	Astrid Cybulskis	Richard DeHoyos (6:14)
Paulina Gillette	Kevin Hauck	Valentina Hernandez (6:20/8:12)
Alfred Ilginis (6:14)	Sandra Jones	Fred Lindahl
Thomas Mangum	Mazda Mehrasz	
Joe Sciarretta	Michael Sprague	Elizabeth Tate

The following members were absent: Greg Diethrich, David Nelson and George Ossavou.

Also Present: Jim Laboe (Redevelopment) Bob Kennedy (Redevelopment), Genevieve DePerio (Mayor's Office) and Pam Ison (CD3).

- I. Call to Order:** The meeting was called to order at 6:00 p.m. Roll call was conducted. A quorum was established.
- II. Agenda:**
- a. Special Meeting Date April 27, 2005 at 6:00pm at the Metro Career Center.
 - b. Sections V. A. (City Heights Square Office/Retail Project DDA) and VI. B. (City Heights Square Senior Housing Project DDA)
 - c. Section VI B will go on the May 9, 2005 agenda.

M/S/UC (11-0-0, Mangum/Jones) Motion to approve changes in the agenda.

III. Minutes

M/S/P (Mangum/Hernandez) March minutes were approved with changes to staff comment.

IV. Public Comment

Jay Powel of City Heights Community Development Corporation reported to the group of the new City Heights Directory of Business Goods and Requested a letter from the PAC to be written to the Chairman Cafagna SANDAG regarding inclusion of Mid City Bus Rapid Transit System in the Early Action Plan for implementation of the TransNet extension (of the I-15 south of highway 163).

Pam Ison of CD3 reported to the group of the City Budget Forum that will be held on April 12, 2005 and informed the group that Jeffery Thomas is looking into the parcel of land near the YMCA. She can be contacted at PIson@sandiego.gov or 236-7787.

District 7 Councilmember Jim Madaffer reported to the group the Strong Mayor issues and how this could impact the way concerns are handled in our neighborhoods. He urged the group to attend the City's Budget Subcommittee meetings.

Patty Vaccariello informed the group of the Euclid Ave RAP ground Breaking ceremony on April 9, 2005 at Home Ave and Euclid Ave.

Board Comment

Richard DeHoyos requested that local hiring guidelines are added to the DDA's.

Valentina Hernandez reported that if you wished to have "Green" recycle bins contact Council District Three. Meeting on the Model School April 25, 2005 at the Rec Center.

Paulina Gillette reported that the El Cajon BIA participated with the SDPD on a prostitution sting with was shown on local news stations.

James Varnadore encourage members to attend the City Budget forum meetings.

Alfred Ilgins will be on vacation for the May meeting.

Staff Comment

Bob Kennedy reported on projected tax increment receipts, that he had received and email from George Ossavou, workshop for Park and Recreation.

V. Old Business

A. City Heights Square/Retail Project DDA and deal points.

Jim Laboe reviewed the Disposition and Development Agreement for the City Heights Square Office/Rental Project.

B. Auburn Park Housing Project DDA and deal points.

Bob Kennedy reviewed the Disposition and Development Agreement for the Auburn Park Housing Project.

C. Senior Housing Project (City Heights Square) DDA and deal points.

Bob Kennedy reviewed the Disposition and Development Agreement for the Senior Housing Project

VI. New Business

A. PAC Member Attendance.

PAC Membership Termination Hearing – Kennedy read an email to the PAC Board from Ossavou requesting retention on the PAC – PAC discussion and vote to remove Ossavou failed 9/2/4 due to lack of a 2/3 vote of the members present.

VII. Chair and Subcommittee Reports

A. Chair's Report

Bucey requested PAC Board members to Sub Committees:

Infrastructure: Gillette, Ilginis, Hauck, Tate, Jones, and Baucy from the PAC Board Patty Vaccariello and Jessi Sargent from the community at large.

B. Housing Subcommittee

Sprague reported that the Subcommittee was in favor of the City Heights Square Senior Housing project.

Sprague reported that the subcommittee was not in favor of the Auburn Park Housing project.

C. Budget Subcommittee

Bucey recommended to dissolve the Budget Subcommittee from a standing to an Ad Hoc Budget Subcommittee. Discussion – Motion made to terminate Budget Subcommittee.

M/S/P (13-1-0, Varnadore/Gillette) Motion to approve termination of Budget Subcommittee.

Bucey appoints a Budget Ad Hoc Committee: Members are Sciarretta (Chair), Ilginis, Sprague, Jones, Lindahl and Nelson.

VIII. Next Meeting Agenda (April 9, 2005)

Subcommittee reports

Conflict of Interest/Brown Act/Ethics presentation

City Heights PAC Logo

PAC Boardmember attendance

Home in the Heights

Azalea Park Enhancements

The Silverado Ballroom

The Tower

IX. Adjournment

The meeting adjourned at 8:42 p.m.