

**REVISED**

# **CITY OF SAN DIEGO COUNCIL AGENDA**



## **COUNCIL PRESIDENT**

**Georgette Gómez • Ninth District**

## **COUNCIL PRESIDENT PRO TEM**

**Barbara Bry • First District**

## **COUNCILMEMBERS**

- Jennifer Campbell • Second District**
- Christopher Ward • Third District**
- Monica Montgomery • Fourth District**
- Mark Kersey • Fifth District**
- Chris Cate • Sixth District**
- Scott Sherman • Seventh District**
- Vivian Moreno • Eighth District**

**Andrea Tevlin  
Independent  
Budget Analyst**

**Mara W. Elliott  
City Attorney**

**Elizabeth Maland  
City Clerk**

**Council Chambers, 12<sup>th</sup> Floor, City Administration Building**

**Tuesday, September 29, 2020**

**AGENDA FOR THE  
REGULAR COUNCIL MEETING OF  
TUESDAY, SEPTEMBER 29, 2020, AT 9:00 AM**

**CITY ADMINISTRATION BUILDING  
COUNCIL CHAMBERS – 12<sup>TH</sup> FLOOR  
202 "C" STREET  
SAN DIEGO, CA 92101**

**COVID- 19 PUBLIC SERVICE ANNOUNCEMENT REGARDING COUNCIL MEETING ACCESS AND PUBLIC COMMENT:**

Until further notice, City Council meetings will be conducted pursuant to the provisions of [California Executive Order 29-20](#), which suspends certain requirements of the Ralph M. Brown Act and the [Temporary Rules of Council](#) as approved on June 9, 2020.

During the current State of Emergency and in the interest of public health and safety, most—and possibly all—of the Council Members will be participating in City Council meetings by teleconference. In accordance with the Executive Order, there will be no members of the public participating in person at the City Council Meetings. We are providing alternatives to in-person attendance for viewing and participating in the meetings.

In lieu of in-person attendance, members of the public may participate and provide comment via telephone, using the City Clerk webform, email submission or via U.S. Mail of written materials, as follows:

**Phone in Testimony**

When the Clerk introduces either the item you would like to comment on or the comment period for, Non-Agenda Public Comment or Closed Session Public Comment, follow the instructions within the ["Public Comment Instructions"](#) by dialing the number below to be placed in the queue.

1. DIAL 619-541-6310
2. Enter the Access Code: 877861 then press `#`.

**Written Comment through Webform:**

**Comment on Agenda Items** may be submitted using the [webform](#) indicating the agenda item number for which you wish to submit your comment. Comments received by the start of the meeting will be distributed to the City Council and posted online with the meeting materials. All webform comments are limited to 200 words. Comments received after the start of the meeting but before the item is called will be submitted into the written record for the relevant item.

**Non-Agenda Public Comment** may be submitted using the [webform](#), checking the appropriate box. Comments received by the start of the meeting will be distributed to the City Council and posted online with the meeting materials. All webform comments are limited to 200 words. Comments received after the start of the meeting but before Non-agenda comment is called will be submitted into the written record for the meeting.

**Closed Session Public Comment** may be submitted using the City Clerk [webform](#), checking the appropriate box. Comments received by the start of the meeting will be distributed to the City Council and posted online with the meeting materials. All webform comments are limited to 200 words. Comments received after the start of the meeting but before the item is called will be submitted into the written record for the relevant item.

**Written Materials.** If you wish to submit written materials for submission into the record or have an attachment to your comment, you may email it to [cityclerk@sandiego.gov](mailto:cityclerk@sandiego.gov) or submit via U.S. Mail 202 C Street, MS2A San Diego, CA 92101. Materials submitted via e-mail will be distributed to the Councilmembers in accordance with the deadlines described above. Materials submitted via U.S. Mail will need to be received the business day prior in order for it to be distributed to the City Council.

The public may view the meetings on public television (within the City of San Diego only) on City TV Channel 24 for Cox Communications and Time Warner Cable or Channel 99 for AT&T, or [view the meetings online \(link is external\)](#)

### **REQUESTS FOR ACCESSIBILITY MODIFICATIONS OR ACCOMMODATIONS**

As required by the Americans with Disabilities Act (ADA), requests for agenda information to be made available in alternative formats, and any requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for alternatives to observing meetings and offering public comment as noted above, may be made by contacting the City Clerk at (619) 533-4000 or <mailto:cityclerk@sandiego.gov>. The City is committed to resolving accessibility requests swiftly in order to maximize accessibility.

**Note:** The City Council will meet in Closed Session this morning at 9:00 a.m. or shortly thereafter. Public Comment on Closed Session items will occur at the start of the 9:00 a.m. session before Council adjourns into Closed Session. The City Council will reconvene for Open Session at 11:00 a.m. or shortly thereafter.

### **OTHER LEGISLATIVE MEETINGS**

The **SAN DIEGO HOUSING AUTHORITY** is scheduled to meet today in the Council Chambers. A separate agenda is published for it, and is available in the Office of the City Clerk. For more information, please contact the Housing Authority Secretary at (619) 578-7550. Internet access to the agenda is available at: <http://www.sdhc.org/Media-Center/SDHC-Meetings/Housing-Authority-Meetings/>

**PLEASE NOTE: THE PUBLIC PORTION OF THIS AGENDA, LISTED BELOW AND INCLUDING NON-AGENDA PUBLIC COMMENT, BEGINS AT 11AM OR SHORTLY THEREAFTER. The only public input taken at the start of the 9am session is for Closed Session items only. (Rev. 9/25/2020)**

### **ROLL CALL**

### **INVOCATION**

### **PLEDGE OF ALLEGIANCE**

### **NON-AGENDA PUBLIC COMMENT**

### **APPROVAL OF COUNCIL MINUTES**

8/11/2020 Adjourned

8/18/2020 Adjourned

8/25/2020 Adjourned

9/01/2020 Adjourned

9/08/2020 Adjourned

### **ADOPTION AGENDA, CONSENT ITEMS**

The Consent items listed are considered to be routine, and the environmental documents have been considered.

### **ADOPTION AGENDA**

CONSENT, ORDINANCES TO BE ADOPTED:

**Item 50: Second Amendment to the Consultant Agreement (H146059) with Michael Baker International for Design of the 69th and Mohawk Pump Station Project.**

Total Estimated Cost of Proposed Action and Funding Source:

This action is to approve a second amendment in the amount of \$195,000, for a total contract cost of \$1,312,248, to be funded from the Capital Improvement Program.

Council District(s) Affected: 5, 9.

Proposed Actions:

Adopt the following ordinance which was introduced on 9/15/2020, Item 50. (Council voted 9-0):

(O-2021-16)

Ordinance authorizing the second amendment to the consultant agreement with Michael Baker International for professional services for the design and construction support of the 69th & Mohawk Pump Station (H146059); and taking related actions.

**6 votes required pursuant to Charter Section 99.**

Committee Actions Taken: N/A

*Public Works: Elif Cetin, (619) 533-3794*

*City Attorney Contact: Adam Wander*

**Item 51: Two Professional Services Consultant Agreements with Engineering Partners Inc. (H197081), and (H197082) TSAC for As-Needed Utilities Undergrounding Program SDG&E Electrical System.**

Total Estimated Cost of Proposed Action and Funding Source:

The total maximum dollar amount for each agreement shall not exceed \$3,000,000 over the eight-year term. The City agrees to issue a minimum task order of \$1,000 per contract over the full term of the contract, for a minimum guaranteed amount of \$2,000. As-needed funding for future tasks will be provided by the Capital Improvement Projects or public projects requiring these services.

Council District(s) Affected: Citywide.

Proposed Actions:

Adopt the following ordinance which was introduced on 9/15/2020, Item 51. (Council voted 9-0):

(O-2020-92)

Ordinance authorizing two Agreements for as-needed underground utility electrical system engineering services with (1) Engineering Partners Inc. (H197081), and (2) TSAC (H197082) in an amount not-to-exceed \$3,000,000 for each agreement over 8 years, and related funding actions.

**6 votes required pursuant to Charter Section 99.**

Committee Actions Taken: N/A

*Public Works/Contracts: Claudia Abarca, (619) 533-4102*

*City Attorney Contact: Ryan P. Gerrity*

**Item 52: Amendment to the Property Management Agreement with CBRE, Inc. for Property Management Services for the Real Properties Located at 1200 Third Avenue and 201 A Street, San Diego, California – Council Meeting on September 15, 2020 (Revised).**

Total Estimated Cost of Proposed Action and Funding Source:

The not to exceed amount of \$539,000.00 for property management for 1200 Third Avenue and 201 A Street is included in the budget for Fiscal year 2021. The extension of the existing Property Management Agreement will not change Fiscal Year 2021 budgeted expense for property management of these three properties.

Council District(s) Affected: 3.

Proposed Actions:

Adopt the following ordinance which was amended by Council action at the time of introduction on 9/15/2020, Item 331, Subitem B. (Council voted 6-3, Councilmember Campbell-nay, Councilmember Cate-nay, Councilmember Sherman-nay):

(O-2021-19 Rev. Copy)

Ordinance authorizing the Mayor, or his designee, to execute the Fourth Amendment to the Property Management Agreement with CBRE, Inc., extending the Agreement to provide property management services at 1200 Third Avenue, and 201 A Street, and ~~101 Ash Street~~ through August 31, 2021. (Rev. 9/24/2020)

**6 votes required pursuant to Charter Section 99.**

Committee Actions Taken: N/A

*Real Estate Assets: Karen Johnson, (619) 236-6191*

*City Attorney Contact: Kathy Steinman*

**Item 53: Avion Property - Project No. 598173.**

Total Estimated Cost of Proposed Action and Funding Source:

No City expenditures are being approved with this action. All costs associated with processing of this project are paid through a deposit account by the applicant.

Council District(s) Affected: 5.

Proposed Actions:

Adopt the following ordinance which was introduced on 9/15/2020, Item 336, Subitem D. (Council voted 8-1, Councilmember Ward-nay):

(O-2021-17)

Ordinance changing approximately 41.48-acres located southwest of Winecreek Drive in the Black Mountain Ranch Subarea Plan area, in the City of San Diego, California, from the AR-1-1 (Agricultural - Residential) zone to the RS-1-14 (Residential-Single Unit) zone, as defined by San Diego Municipal Code Sections 131.0303 and 131.0403; and repealing Ordinance No. O-8858 (New Series), adopted July 18, 1963, of the Ordinances of the City of San Diego insofar as the same conflicts herewith, for the Avion Property (Project No. 598173).

**This item is not subject to the Mayor's veto.**

Committee Actions Taken: N/A

*Development Services: Jeffrey A. Peterson, (619) 446-5237*

*City Attorney Contact: Lindsey Sebastian*

**Item 54: Ordinance Approving and Ratifying an Amended and Restated Agreement Between the City of San Diego and NetFile, Inc. Related to Electronic Filing of Campaign Disclosures, Statements of Economic Interests, and Lobbyist Disclosures Required by California and Local Law.**

Total Estimated Cost of Proposed Action and Funding Source:

This action is to enter a 6-month contract, October 1, 2020 through April 30, 2021, for a not to exceed amount of \$81,250. The annual not-to-exceed amount of \$81,250 is budgeted in the City Clerk's General Fund budget.

Council District(s) Affected: Citywide.

Proposed Actions:

Adopt the following ordinance which was introduced on 9/15/2020, Item S501. (Council voted 9-0):

(O-2021-23)

Ordinance, in accordance with San Diego Charter Section 99, approving and ratifying an Amended and Restated Agreement between the City of San Diego and NetFile, Inc. to extend the agreement and modify its terms.

**6 votes required pursuant to Charter Section 99.**

Committee Actions Taken: N/A

*Office of the City Clerk: Elizabeth Maland, (619) 533-4080  
City Attorney Contact: Anjana Pottathil*

ADOPTION AGENDA

CONSENT, RESOLUTIONS TO BE ADOPTED:

**Item 100: Landscape Contract with Westturf Landscape Management, Inc. for the Carmel Valley Maintenance Assessment District (Contract #10071380-17-M).**

Total Estimated Cost of Proposed Action and Funding Source:

This action will authorize a service contract with Westturf Landscape Maintenance, Inc., over a five year period and authorize the expenditure of funds in an amount not-to-exceed \$4,988,064. Funds for this action are available in the Carmel Valley MAD Fund.

Council District(s) Affected: 1.

Proposed Actions:

Subitem-A: (R-2021-124)



Resolution determining that execution of Contract No. 10071380-17-M option years with Westturf Landscape, Inc. for landscape maintenance services to the Carmel Valley Maintenance Assessment District is exempt from the California Environmental Quality Act Pursuant to Section 15301 of the CEQA Guidelines.

Subitem-B: (R-2021-123)

Resolution authorizing the Mayor, or his designee, to execute City's option to extend Contract No. 10071380-17-M with Westturf Landscape, Inc. in an amount not-to-exceed \$4,988,064 over the contract term, to provide landscape maintenance services to the Carmel Valley Maintenance Assessment District.

Committee Actions Taken:

This item was heard at the Public Safety and Livable Neighborhoods Committee meeting on September 9, 2020.

ACTION: Motion by Councilmember Moreno, second by Councilmember Cate, to recommend Council approval of staff's proposed actions.

VOTE: 4-0; Montgomery-yea, Bry-yea, Cate-yea, Moreno-yea.

*Parks & Recreation: Michael Jones, (619) 685-1307*  
*City Attorney Contact: Daphne Z. Skogen*

**Item 101: Landscape Contract with Aztec Landscaping, Inc. for the Torrey Hills Maintenance Assessment District (Contract 10074586-17-M).**

Total Estimated Cost of Proposed Action and Funding Source:

This action will authorize a service contract with Aztec Landscaping, Inc., over a five-year period and authorize the expenditure of funds in an amount not-to-exceed \$3,548,954. Funds for this action are available in the Torrey Hills MAD Fund.

Council District(s) Affected: 1.

Proposed Actions:

Subitem-A: (R-2021-126)

Resolution determining that execution of Contract No. 10074586-17-M option years with Aztec Landscaping, Inc. for landscape maintenance services to the Torrey Hills Maintenance Assessment Districts exempt from the California Environmental Quality Act Pursuant to Section 15301 of the CEQA Guidelines.

Subitem-B: (R-2021-125)

Resolution authorizing the Mayor, or his designee, to execute City's option to extend Contract No. 10074586-17-M with Aztec Landscaping, Inc. in an amount not-to-exceed \$3,548,954 over the contract term, to provide landscape maintenance services to the Torrey Hills Maintenance Assessment District.

Committee Actions Taken:

This item was heard at the Public Safety and Livable Neighborhoods Committee meeting on September 9, 2020.

ACTION: Motion by Councilmember Moreno, second by Councilmember Cate, to recommend Council approval of staff's proposed actions.

VOTE: 4-0; Montgomery-yea, Bry-yea, Cate-yea, Moreno-yea.

*Parks & Recreation: Michael Jones, (619) 685-1307*

*City Attorney Contact: Daphne Z. Skogen*

**Item 102: Declaring a Continued State of Local Emergency Regarding COVID-19 Virus.**

Total Estimated Cost of Proposed Action and Funding Source:

There are no expenditures being authorized with this action.

Council District(s) Affected: Citywide.

Proposed Actions:

(R-2021-121)

Resolution extending the local state of emergency due to the COVID-19 pandemic.

Committee Actions Taken: N/A

*Office of the Mayor: Xiomalys Crespo, (619) 533-3977*

*City Attorney Contact: Prescilla Dugard*

**PROCLAMATIONS/CEREMONIAL ITEMS (NOT PRESENTED IN CHAMBERS)**

**Item 30: Cindy Gompper-Graves Day.**

COUNCIL PRESIDENT PRO TEM BRY'S AND COUNCILMEMBER MORENO'S RECOMMENDATION: (REV. 9/25/20)

Proclaiming October 2, 2020, to be "Cindy Gompper-Graves Day" in the City of San Diego.

**Item 31: San Diego County Bar Association Law Day.**

COUNCIL PRESIDENT GÓMEZ'S RECOMMENDATION:

Proclaiming September 30, 2020, to be "San Diego County Bar Association Law Day" in the City of San Diego.

**SPECIAL ORDERS OF BUSINESS**

None.

**ITEMS PULLED FROM THE CONSENT AGENDA**

**MAYOR, COUNCIL, CITY ATTORNEY, INDEPENDENT BUDGET ANALYST, CITY CLERK COMMENT**

**UPDATES ON PENDING LEGISLATION (MAYOR'S OFFICE)**

**REQUESTS FOR CONTINUANCE BY COUNCILMEMBERS**

**INFORMATIONAL ITEMS**

**Item 330: City of San Diego Affordable Housing Fund Fiscal Year 2020 Annual Report.**

Total Estimated Cost of Proposed Action and Funding Source:

There is no cost associated with this item.

Council District(s) Affected: Citywide.

Proposed Actions:

This is an informational item only.

Committee Actions Taken: N/A

*Housing Commission: Christelle Van Der Windt, (619) 578-7427*

**Item 331: Performance Audit of the City's Efforts to Address Homelessness.**

Total Estimated Cost of Proposed Action and Funding Source: N/A

Council District(s) Affected: Citywide.

Proposed Actions:

This item is an informational item only.

Committee Actions Taken:

This item was heard at the Audit Committee meeting on February 19, 2020.

ACTION: Motion by Committee Member Spencer, second by Committee Member Halpern, to request management to update their management response, accept report and forward to City Council.

VOTE: 5-0; Sherman-yea, Moreno-yea, Halpern-yea, Spencer-yea, Valdivia-yea.

*Office of the City Auditor: Kyle Elser, (619) 533-3007*

**Item 332: Update on Operation Shelter to Home.**

Total Estimated Cost of Proposed Action and Funding Source: N/A

Council District(s) Affected: Citywide.

Proposed Actions:

This item is informational only.

Committee Actions Taken: N/A

*Homelessness Strategies: Keely Halsey, (619) 236-6213*

**ADOPTION AGENDA, DISCUSSION ITEMS**

ADOPTION AGENDA

DISCUSSION, ORDINANCES TO BE INTRODUCED:

**Item 333: Ordinance to Amend Chapter 5, Article 6, Division 00 of the San Diego Municipal Code to Repeal Section 56.30 Titled Seditious Language—Prohibited.**

Total Estimated Cost of Proposed Action and Funding Source:

There are no expenditures being authorized with this action.

Council District(s) Affected: Citywide.

Proposed Actions:

(O-2021-26)

Introduction of an Ordinance amending Chapter 5, Article 6, Division 00 of the San Diego Municipal Code by repealing Section 56.30, relating to Seditious Language.

Committee Actions Taken:

This item was heard at the Public Safety and Livable Neighborhoods Committee meeting on September 9, 2020.

**ACTION:** Motion by Councilmember Moreno, second by Chair Montgomery, to recommend Council approval of staff's proposed actions.

**VOTE:** 4-0; Montgomery-yea, Bry-yea, Cate-yea, Moreno-yea.

*Office of the City Attorney: Paige Folkman, (619) 236-6220*

**Item S500: Ordinance to Amend the San Diego Municipal Code to Establish the Office of Race and Equity. (Added 9/23/2020)**

Total Estimated Cost of Proposed Action and Funding Source:

The Fiscal Year 2021 Adopted Budget allocated \$824,752 for the addition of 3.00 FTE positions and associated non-personnel expenditures, with an additional \$3,000,000 of non-personnel expenditures for the transfer to the Community Equity Fund. Advancement of equity may require additional resources to be shifted and reallocated in the future.

Council District(s) Affected: Citywide.

Proposed Actions:

(O-2021-36)

Introduction of an Ordinance amending Chapter 2, Article 2 of the San Diego Municipal Code by adding new Division 55, Section 22.5501, establishing the Office of Race and Equity as a City department in the Administrative Code.

**6 votes required pursuant to Charter Section 26.**

Committee Actions Taken: N/A

*Office of the Mayor: Almis Udrys, (619) 236-5929*

*City Attorney Contact: Jennifer L. Berry*

ADOPTION AGENDA

DISCUSSION, RESOLUTIONS TO BE ADOPTED:

**Item 334: Authorization to Enter into an Agreement with Intergraph Corporation dba Hexagon Safety and Infrastructure for Computer Aided Dispatch (CAD) System.**

Total Estimated Cost of Proposed Action and Funding Source:

All costs will be coming from General Fund. The total not-to-exceed amount is \$5,878,244.48, which will cover this contract from Fiscal Year 2021 to Fiscal Year 2025.

Council District(s) Affected: Citywide.

Proposed Actions:

(R-2021-106)

Resolution authorizing the Mayor, or his designee, to enter into an Agreement with Intergraph Corporation d/b/a Hexagon Safety & Infrastructure Corporation in an amount not-to-exceed

\$5,878,244.48, to provide Computer Aided Dispatch (CAD) system services.

Committee Actions Taken:

This item was heard at the Public Safety and Livable Neighborhoods Committee meeting on September 9, 2020.

ACTION: Motion by Vice Chair Bry, second by Councilmember Cate, to recommend Council approval of staff's proposed actions.

VOTE: 4-0; Montgomery-yea, Bry-yea, Cate-yea, Moreno-yea.

*Police: Chris Haley, (619) 531-2401*

*City Attorney Contact: Paige E. Folkman*

**Item 335: First Amendment to JVJ Pacific Consulting, LLC Agreement.**

Total Estimated Cost of Proposed Action and Funding Source:

This action will increase the contract authority by \$600,000, from the General Fund, for a total contract amount of \$1,193,000 over the five-year term.

Council District(s) Affected: Citywide.

Proposed Actions:

(R-2021-127)

Resolution authorizing the Mayor, or his designee, to execute the First Amendment to the Agreement with JVJ Pacific Consulting, LLC for additional consulting services related to the solicitation of franchises for the provision of gas and electric services in the City of San Diego in an amount not-to-exceed \$600,000.

Committee Actions Taken: N/A

*Urban Division: Lee Friedman, (619) 236-6980*

*City Attorney Contact: Frederick Ortlieb*



**Item S501: Authorize the Advertisement, Award, and Execution of Fiscal Year 2021 Slurry Seal Projects. (Added 9/23/2020)**

Total Estimated Cost of Proposed Action and Funding Source:

This action requests the City Council to delegate authority to the Mayor to approve expenditures of up to \$5,150,000 for Slurry Seal Group 2023, \$5,150,000 for Slurry Seal Group 2024, \$4,950,000 for Slurry Seal Group 2025, and \$4,970,000 for Slurry Seal Group 2122. The total expenditure for all four projects will be \$20,220,000.

Council District(s) Affected: Citywide.

Proposed Actions:

Subitem-A: (R-2021-64) (Rev. 9/23/20)

Resolution determining that Fiscal Year 2021 Citywide Slurry Seal Projects are categorically exempt from the California Environmental Quality Act pursuant to Section 15301(c) of the CEQA Guidelines.

Subitem-B: (R-2021-63) (Rev. 9/23/20)

Resolution authorizing the Mayor, or his designee, to advertise, award and execute contracts for Fiscal Year 2021 Citywide Slurry Seal Projects.

Committee Actions Taken: N/A

*Transportation & Storm Water: Kristy Reeser, (619) 527-7504  
City Attorney Contact: Cassandra Mouglin*

**Item S502: The U.S. Dept. of Commerce, Economic Development Administration (EDA)-Coronavirus Aid, Relief, and Economic Security (CARES) Act Revolving Loan Fund Supplemental Disaster Recovery and Resiliency Award to the City of San Diego. (Added 9/23/2020)**

Total Estimated Cost of Proposed Action and Funding Source:

This action is for acceptance of grant funding. The \$1,782,000 in grant funds from the U.S. Dept. of Commerce, Economic Development Administration (EDA) – Coronavirus Aid, Relief, and Economic Security (CARES) Act Revolving Loan Fund Supplemental Disaster Recovery and Resiliency Award will support the City's efforts to alleviate sudden and severe Economic Dislocation caused by the Coronavirus (COVID-19) pandemic. There is no match requirement or cost to the City associated with these funds.

Council District(s) Affected: Citywide.

Proposed Actions:

(R-2021-119)

Resolution establishing a revolving loan fund with the Department of Commerce's Economic Development Department Administration CARES Act Supplemental Disaster Recovery and Resiliency Award.

Committee Actions Taken: N/A

*Economic Development: Christina Bibler, (619) 236-6421*

*City Attorney Contact: Marguerite Middaugh*

## ADOPTION AGENDA

### DISCUSSION, NOTICED HEARINGS:

#### **Item 336: Alante CPA PDP RZ - Project No. 648597.**

Total Estimated Cost of Proposed Action and Funding Source:

There are no expenditures being authorized with this action. All costs associated with this action are recovered through a deposit account funded by the applicant.

Council District(s) Affected: 5.

Proposed Actions:

The project requires a Process Five, Land Use Plan Amendment to the Community Plan to re-designate the site from low medium density residential uses (6-29 dwelling units/acre) to very high density residential uses (75-109 dwelling units/acre), a Rezone from the RM-1-2 Zone to the RM-4-10 Zone, and a Planned Development Permit to amend PCD Permit No. 90-0687.

Subitem-A: (R-2021-108)

Resolution adopting Addendum No. 648597 to Negative Declaration No. 90-0687 for the Alante Project;

Directing the City Clerk to file a Notice of Determination with the Clerk of the Board of Supervisors for the County of San Diego regarding this project.

**Subitem A is not subject to the Mayor's veto.**

Subitem-B: (O-2021-28)

Introduction of an Ordinance changing the zoning of 0.46 acres located at 10211 Rancho Carmel Drive within the Carmel Mountain Ranch Community Plan Area, in the City of San Diego, California, from the RM-1-2 (Residential – Multiple Unit) Zone into the RM-4-10 (Residential – Multiple Unit) Zone for the Alante Project.

**Subitem B is not subject to the Mayor's veto.**

Subitem-C: (R-2021-107)

Resolution adopting an Amendment to the General Plan and an amendment to the Carmel Mountain Ranch Community Plan for the Alante Project.

**Subitem C is not subject to the Mayor's veto.**

Subitem-D: (R-2021-109)

Resolution granting a Planned Development Permit, amendment to Planned Commercial Development No. 90-0687, for the Alante Project.

**Subitem D is not subject to the Mayor's veto.**

**For purposes of Temporary Rule of Council 2.6, this is a quasi-judicial item.**

Committee Actions Taken: N/A

*Development Services: Xavier Del Valle, (619) 557-7941*

*City Attorney Contact: Heather Ferbert*

**Item 337: 3Roots - Project No. 587128.**

Total Estimated Cost of Proposed Action and Funding Source:

None with this action. All costs associated with the processing of this project are paid from a deposit account maintain by the applicant. No City expenditures are being approved with this action.

Council District(s) Affected: 6.

Proposed Actions:

Approval of all actions necessary for the subdivision of an undeveloped 413-acre site located at 10207 Camino Santa Fe within the Mira Mesa Community Plan area for the construction of 1,800 residential units, 160,166 square feet of retail/commercial uses and 256 acres of parks, trails, and open space. The project proposes 10 percent on-site affordable housing (180 units) to rental households with rents restricted at or below 65 percent of the Area Median Income (AMI).

Subitem-A: (R-2021-110)

Resolution certifying Environmental Impact Report No. 587128/SCH No. 2018041065 and Adopting Findings, a Statement of Overriding Considerations, and a Mitigation, Monitoring, and Reporting Program for the 3roots Project;

Directing the City Clerk to file a Notice of Determination with the Clerk of the Board of Supervisors for the County of San Diego regarding the Project.

**Subitem A is not subject to the Mayor's veto.**

Subitem-B: (R-2021-111)

Resolution approving an amendment to the Mira Mesa Community Plan to rescind the Carroll Canyon Master Plan by replacing it with the 3roots Master Plan Development Permit, add a Community Plan Implementation Overlay Zone – Type B, add two population based parks, and include high frequency transit service along Carroll Canyon Road related to the 3roots Project.

**Subitem B is not subject to the Mayor's veto.**

Subitem-C: (O-2021-31)

Introduction of an Ordinance approving a rezone changing 412.91 acres located at 10207 Camino Santa Fe, East of Camino Santa Fe, between Flanders Drive and Trade Street, within the Mira Mesa Community Plan Area, in the City of San Diego, California, from the AR-1-1 and IL-2-1 zones into the RX-1-2, RM-2-6, RM-3-9, CC-2-4, OP-1-1, OR-1-1, AND OC-1-1 zones for the 3roots Project.

**Subitem C is not subject to the Mayor's veto.**

Subitem-D: (O-2021-29)

Introduction of an Ordinance amending Chapter 13, Article 2, Division 14 of the San Diego Municipal Code by amending Sections 132.1402 and 132.1403 relating to the 3roots Project and the Mira Mesa Community Plan.

**Subitem D is not subject to the Mayor's veto.**

Subitem-E: (R-2021-112)

Resolution granting Master Plan Development Permit, Site Development Permit, Conditional Use Permit, Neighborhood Development Permit and adjusting the Multiple Habitat Planning Area Boundary for the 3roots Project.

**Subitem E is not subject to the Mayor's veto.**

Subitem-F: (R-2021-113)

Resolution approving the Vesting Tentative Map No. 2308047 and Easement Vacation No. 2069830 for the 3roots Project.

**Subitem F is not subject to the Mayor's veto.**

Subitem-G: (O-2021-30)

Introduction of an Ordinance approving an alternative fee schedule for payment of Development Impact Fees required by Chapter 14, Article 2, Division 6 of the San Diego Municipal Code for the 3roots Project.

**Subitem G is not subject to the Mayor's veto.**

**For purposes of Temporary Rule of Council 2.6, this is a quasi-judicial item.**

Committee Actions Taken: N/A

*Development Services: William Zounes, (619) 687-5942*  
*City Attorney Contact: Heather Ferbert*

**Item 338: Tax Equity & Fiscal Responsibility Act Public Hearing – Ulric Street Apartments.**

Total Estimated Cost of Proposed Action and Funding Source:

No City expenditures are being approved with this action.

Council District(s) Affected: 7.

Proposed Actions:

(R-2021-105)

Resolution approving the issuance of bonds by the Housing Authority for Ulric Street Apartments pursuant to Section 147(f) of the Internal Revenue Code of 1986.

Committee Actions Taken: N/A

*Housing Commission: Colin Miller, (619) 578-7429*  
*City Attorney Contact: Marguerite Middaugh*

See the Housing Authority Agenda of September 29, 2020, for a companion item.

This is a TEFRA hearing item.

## **PUBLIC NOTICES**

Items are listed under Public Notices as a matter of public record only. These items do not require Council action and there is no public testimony.

### **Item 350: Notice of Pending Final Map Approval- Woodman Court.**

Notice is hereby given that the City Land Surveyor has reviewed and will approve on the date of this City Council meeting that certain Final Map entitled "Woodman Court " (Resolution No. R-310483 and T.M. 1531480/PTS No. 435473) located at 345 Woodman Street, on the East side of Woodman Street, South of Skyline Drive in the RS-1-7 Zone of the Skyline-Paradise Hills Community Plan. The project site is legally described as Lots 7 & 8 of Skyline Park, in the City of San Diego, County of San Diego, State of California, according to map thereof no. 11304, filed in the office of the San Diego County Recorder. Specifically, the City Land Surveyor has caused the map to be examined and has made the following findings:

(1) The map substantially conforms to the approved tentative map, and any approved alterations thereof and any conditions of approval imposed with said tentative map.

(2) The map complies with the provisions of the Subdivision Map Act and any local ordinances applicable at the time of approval of the tentative map.

(3) The map is technically correct.

Said map will be finalized and recorded unless a valid appeal is filed. Interested parties will have 10 calendar days from the date of this Council hearing to appeal the above findings of the City Land Surveyor to the City Council. A valid appeal must be filed with the City Clerk no later than 2:00 PM, 10 calendar days from the date of this City Council meeting stating briefly which of the above findings made by the City Land Surveyor was improper or incorrect and the basis for that conclusion. If you have questions about the map approval findings or need additional information about the map or your appeal rights, please feel free to contact Fred LePage (619) 446-5434.

## **NON-AGENDA ITEMS**

### **REPORT OUT FROM CLOSED SESSION**

### **ADJOURNMENT IN HONOR OF APPROPRIATE PARTIES**

### **ADJOURNMENT**