



BOARD of DIRECTORS

MINUTES
June 7, 2007

A. Public Meeting Call to Order

1. The Board of Directors of the Uptown Partnership, Inc. held its monthly meeting on June 7, 2007, at 3108 Fifth Avenue, Suite B, San Diego, CA, for the purpose of transacting all proper business of the corporation.
2. Board members present: Ron Baranov, John Eisenhart, Bob Grinchuk, Cindy Lehman, Robert Orphey, Anne Rast, Sean Schwerdtfeger, and Warren Simon,
3. Staff present: Carol Schultz, George Franck, and David Eng.
4. Others present: Lynne Heidel from Allen Matkins and Rick Gorton from Scripps Mercy.
5. President Cindy Lehman called the meeting to order at 4:32 p.m.

B. Public Comment

1. None.

C. Administrative Items

1. Minutes

Ron Baranov offered the **motion** to approve the Board of Directors meeting minutes for May 3, 2007. M/S. Motion passed unanimously.

2. President's Report

Cindy Lehman and Carol Schultz met with representatives of Council District 2 and District 3 Councilmember Toni Atkins to keep them apprised of Uptown Partnership's current activities and plans for the future. They also made clear the Uptown Partnership's intentions for the sizable balance in its financial reserves.

3. Treasurer's Report

Anne Rast made the **motion** to accept the financial statements from October 2006 through February 2007. M/S. Motion passed unanimously.

4. Executive Director's Report

Carol Schultz distributed copies of the Executive Director's Report and briefly highlighted several items.

- a. Carol Schultz shared several renderings of a proposed mixed-use residential development that will replace the medical building at the southwest corner of Sixth and Palm. The development will include 75 residential units and provide 78 parking spaces above city requirements.
- b. At the Uptown Planners meeting in May, Bill Anderson, Director of Planning and Redevelopment for the City of San Diego, announced that the Mayor's Office and Council District 3 have provided funding to update the community plans for Uptown, North Park, and Golden Hill.
- c. Deputy City Attorney Michael Neumeyer will draft a new contract for the Community Parking Districts for FY 2007-08.
- d. Uptown Partnership has received proposals from four firms experienced in performing nonprofit audits. The Operations and Finance Committee will evaluate the proposals and recommend an auditor to the Board at its August meeting.
- e. Carol Schultz distributed a revised meeting calendar to Board members.

- f. The Normal Street median project will be on the consent agenda at the Council meeting on Tuesday, June 12.

5. Agenda Adoption

Ron Baranov offered the motion to adopt the agenda. M/S. Motion passed unanimously.

D. Scheduled Informational appearances

1. Council Districts 2 and 3

Not present.

2. Community Parking District Program

Not present.

E. Information Items

1. Estimated Meter Revenues by Neighborhood

Carol Schultz presented estimated meter revenues produced by each neighborhood in the Uptown Community Parking District. The estimates showed that Hillcrest, Bankers Hill, and Mission Hills produced 61%, 30%, and 9% of the meter revenues, respectively. This information provides a better perspective on where Uptown Partnership's funding originates.

2. Five Points Parking and Traffic Plan

George Franck reported that Uptown Planners have approved the traffic and pedestrian improvements proposed for Five Points. The Five Points Community Advisory Group will also seek redevelopment funds for planned improvements that fall outside of the Uptown Community Parking District.

3. Valet Parking Application

Carol Schultz announced that Traffic Engineering has denied Monsoon Group's application for valet parking in front of 3975 Fifth Avenue, citing safety concerns. The application for valet parking in front of 3960 remains and will be reviewed by the Hillcrest Association on June 12, and by Uptown Planners at its August meeting.

4. Hillcrest Corridor Mobility Plan

George Franck briefly described the Hillcrest Corridor Mobility Plan and encouraged Board members to participate in a design workshop for the plan that will take place on June 23.

F. Action Items

1. Scripps Mercy Site Plan Proposal

Lynne Heidel and Rick Gorton presented plans for Scripps Mercy Hospital to construct a 648-space employee parking garage on Fourth Avenue and Lewis Street, directly north of an existing parking garage. The structure will have five levels of parking with two of them below grade.

Lynne Heidel noted that a portion of the parking garage will be built on designated open space. Scripps Mercy intends to file for a community plan amendment to reorganize the boundaries of the open space area and designate additional land for open space.

Scripps Mercy Hospital has plans to expand their emergency department and build a central energy plant. These plans will include straightening out the curb at Fifth Avenue and Lewis Street. Two surface parking lots on the west of Fifth Avenue also will be improved to meet City standards.

The Board opted not to take any action on this matter.

2. Contract Resolution FY 2007-08

Warren Simon made the **motion** to adopt a resolution authorizing Uptown Partnership to enter into a contract with the City of San Diego FY 2007-08, provided that the contract language is substantially in the same form as the FY 2006-07 contract language. If Uptown Partnership's

legal counsel determines that the FY 2006-07 contract language is not substantially in the same form as the FY 2006-07 contract language, the Board will review the new contract language and reach its decision based on that review. M/S. Motion passed unanimously.

Cindy Lehman left the meeting at 5:26 p.m. Vice President Anne Rast chaired the remainder of the meeting.

3. Banking

Carol Schultz distributed information that staff collected to evaluate which banking institution would best serve Uptown Partnership's banking needs. Warren Simon offered the **motion** to direct Ron Baranov to further investigate suitable banking options for Uptown Partnership and make a recommendation to the Board at its August Board meeting. M/S. Motion passed unanimously.

Warren Simon left the meeting at 5:43 p.m.

4. Audit Committee Membership

Bob Orphey made the **motion** to appoint Ron Baranov, Sean Schwerdtfeger, and community members Michelle Burkhart and Tom Abbas to serve on the Audit Committee, with Ron Baranov and Sean Schwerdtfeger as Chair and Vice-Chair of the committee, respectively. M/S. Motion passed unanimously.

G. Urgent Non-Agenda Items

- 1. None.

H. Adjournment

Vice-President Anne Rast adjourned the meeting at 5:15 p.m.

Next Board of Directors meeting is scheduled for August 2, 2007

Transcribed and drafted by Carol Schultz and David Eng

Certified after Board approval by:

Approved by Board on:

Warren Simon, Secretary

Date: _____