

City of Oceanside

Office of the City Manager

Memorandum

To: El Corazon Standing Committee Members:
Chairman, Dr. Hugh LaBounty;
Jim Schroder; Howard LaGrange; Jim Kasselmann

From: Michelle Skaggs Lawrence, Deputy City Manager
Doug Eddow, Real Property Manager 

Date: September 5, 2013

Subject: El Corazon Update

At the Committee's June 4, 2013 meeting, Chairperson LaBounty requested that staff provide a monthly update on the status of El Corazon. Since the June 4, July 1 and August 8 updates, staff can report the following:

1. The comment period for the Mitigated Negative Declaration (MND) has closed and the City is in receipt of comments from the State and Federal Wildlife agencies, the Native American Heritage Commission, Department of Conservation Office of Mine Reclamation, the San Diego County Archeological Society, the Sierra Club, Friends of El Corazon and Friends of Loma Alta Creek. Staff and the consultant, Affinis, are completing our responses to all of the comments received for inclusion into the Final MND.
2. On October 1, 2013 at 3:30, the EDC El Corazon Standing Committee will meet. The agenda is still being formulated but staff plans on presenting the final project description for the temporary athletic fields and requesting that the Standing Committee make a formal recommendation to the Planning Commission to approve the use.
3. On October 7, 2013, the Planning Commission will hold a public hearing to consider adopting the MND and approving the Development Plan (D12-

00017) for the temporary athletic fields project. Staff is recommending that the Commission approve the project.

4. As the Committee recalls, as part of the Recreational DDA, Sudberry had until August 5, 2013, to complete its due diligence and agree to move forward with their development of the athletic fields. On August 5, Sudberry formally requested a one month extension of its due diligence period due primarily to the number of environmentally-related comments from the Wildlife Agencies. The City approved the extension through September 4, 2013. Sudberry did NOT request an additional extension; consequently, the due diligence period is closed as of September 5, 2013.
5. Due to the extension of the due diligence period and in consultation with Sudberry, the tentative Groundbreaking date was moved to November 14. Assuming the MND is adopted and the Development Plan approved by Planning Commission on October 7, planning for the ground breaking can begin in earnest.
6. Staff will include an additional article regarding the El Corazon project in the City's October version of its new on line newsletter: The Oceanside Tide.
7. Staff received a request to meet with the Friends of El Corazon. No meeting has been scheduled to date as staff's focus is on both the EDC El Corazon Standing Committee and Planning Commission's meetings.

cc: Economic Development Commission