

APPENDICES¹

Long Range Property Management Plan City of El Cajon, Successor Agency

Appendix No.	Document/Item	# Pages	Applicable to Site #'s
1	Ordinance 2437 – Approving and Adopting the Redevelopment Plan for the El Cajon Business District Redevelopment Project, dated December 28, 1971; Description of Land within the El Cajon Business District Redevelopment Project Area and Statement that Redevelopment Proceedings have been instituted, dated December 29, 1971; and El Cajon Redevelopment Agency, Proposed Redevelopment Plan for the El Cajon Business District Redevelopment Project, dated November, 1971.	25	All
2	Redevelopment Plan for the El Cajon Redevelopment Project Area – June, 1987	41	All
3	Por Favor, Inc. – 10-year lease renewal option dated April 17, 2008; Lease Option Agreement – Por Favor Restaurant, dated 5/28/98	7	1,2
4	Lease - Olaf Wieghorst Museum Foundation, dated July 22, 1999	7	3
5	Settlement Agreement between, Chrisman, ECRA, Texaco, Shell, and Unocal dated August 28, 1995	30	4
6	First Amendment to Ground Lease, Domenico Donato, dated January 22, 2003; Ground Lease – Domenico Donato, Dated November 22, 2002	19	4
7	Lease - Foster and Kleiser, dated April 26, 1972; Letter dated May 31, 1989, Patrick Media Group, Inc.; Letter Dated May 23, 1989, City of El Cajon	3	4
8	Resolution No. 98-93 ordering vacation of Prescott Avenue between Douglas Avenue and Lexington Avenue and the Alley South of Douglas, recorded March 18, 1993	4	5,6,7
9	Agenda Report dated November 19, 1993, Disposition and Development Agreement – Lexington Avenue Senior Apartments; Disposition and Development Agreement, Lexington Avenue Senior Apartments, executed November 30, 1993.	137	5,6,7
10	Resolution No. 262-94, Resolution Authorizing Quitclaim Deed of Westerly Half of Vacated Portion of Prescott Avenue, Between Douglas and Lexington Avenues, to the El Cajon Redevelopment Agency; Quitclaim Deed, recorded September 26, 1994, document #1994-056904	5	6,7
11	Letter from Goldrich, Kest & Associates dated October 31, 1995 for the Quitclaim of Pedestrian Walkway and Public Parking Lot	3	5,6,7
12	Ordinance 4444 – an Ordinance approving Specific Plan No. 457 for a Density Bonus, an increased number of stories and a modified parking requirement for a proposed 100-unit senior housing project in the R-4 zone, dated June 21, 1994; Resolution No. 8636, recommending approval of Specific Plan 457; Lexington Avenue Senior Apartments, GMP Architects Site Plan	7	5,6,7
13	County of San Diego letter dated February 1, 2008; City Council Agenda Report dated 2/26/2008; and El Cajon City Hall/Sixth Floor Lease	46	8,9

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14	Memorandum dated October 25, 2012 – Rea and Magnolia Former RDA Properties (Financial Analysis for Sites 9,13,14)	5	9,13,14
15	Exclusive Negotiation Agreement, Urban Betterment Company: Smith & Cowan, dated January 4, 2007; First Amendment to Exclusive Negotiation Agreement dated September 13, 2007; and Second Amendment to Exclusive Negotiation Agreement dated February 8, 2008.	5	9,13,14
16	Exclusive Negotiation Agreement, E. Neal Arthur, dated March 22, 2011, and Resolution No. ECRA-415	10	9,13,14
17	Taxing Entities – Tax Rate Area 003107	1	9,13,14
18	Assignment and Assumption of Lease and Agreement of Use Restrictions, dated October 3, 2008, recorded October 15, 2008, document #2008-0539364.	21	10,11
19	Ninyo & Moore, Hazardous Building Materials Survey, 141 Magnolia Avenue and 118-130 Rea Avenue, dated August 2, 2011	125	13,14
20	Memorandum to Chief of Police dated July 31, 2012, calls for service – 118 to 130 Rea Street	1	14
21	Ninyo & Moore, Hazardous Building Materials Survey, Former El Cajon Police Station, dated December 14, 2011.	82	15
22	\$35,600,000 El Cajon Redevelopment Agency, El Cajon Redevelopment Project, Tax Allocation Refunding Bonds Issue of 1992.	80; Available on City website	1,2,3,4,5,6,7
23	\$35,745,000 El Cajon Redevelopment Agency, El Cajon Redevelopment Project, Tax Allocation Refunding Bonds Issue of 1997.	86; Available on City website	1,2,3,4,5,6,7
24	\$40,000,000 El Cajon Redevelopment Agency, El Cajon Redevelopment Project, Refunding Bonds Issue of 2005.	116; Available on City website	1,2,3,4,5,6,7
25	\$15,750,000 El Cajon Redevelopment Agency, El Cajon Redevelopment Project Tax Allocation Bonds Issue of 2007.	158; Available on City website	1,2,3,4,5,6,7

¹ All appendices can be viewed by clicking on the blue numbers above on the left.