

January 27, 2007

Mr. Sachin Kalbag  
Centre City Development Corporation  
225 Broadway, Suite 1100  
San Diego, CA 92101

Subject: C Street Corridor Master Plan

Dear Mr. Kalbag:

Our Council appreciates being asked to comment on this important plan to activate the currently under-utilized C-Street Corridor. We believe the progress and compromises we have seen in subsequent meetings made between the Centre City Development Corporation (CCDC) and the San Diego Metropolitan Transit Authority (MTA) are productive in turning this corridor into a place we can be proud of.

The San Diego Council of Design Professionals (CDP) has reviewed the proposed C-Street North Alignment Plan and Station Plans between Sixth Avenue and Seventh Avenue. Based on these studies and our collective experience with respect to major regional urban planning issues, the CDP wishes to offer the following recommendations in support of the Technical and Advisory Committees:

- \* The current pedestrian environment is denigrated with the severely reduced sidewalk width along 6<sup>th</sup> and 7<sup>th</sup> Avenue intersections at C Street and the "bunching up" of people also complicates their safe crossing of C Street.
- \* Provision for Public art and street vendors should be incorporated in the design at this stage to enhance the pedestrian experience.
- \* Reduction of lanes and lane width will be an impediment to 6<sup>th</sup> and 7<sup>th</sup> Avenue traffic as well business in the Downtown Financial Core that discourages new

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commerce to Centre City or staying.

- \* Continue to research the market and/or lobby for shorter transit cars.
- \* Operate a two car trolley through Downtown on a shorter headway than a three car alignment to avoid a major urban design compromise.
- \* Address the City Hall redevelopment and the C-Street Corridor alignment
- \* Move the project forward

In order to move the project forward, we support continued discussions with MTS the station/trolley length issue. The main issue appears to be trying to fit/accommodate three low -floor vehicles at 275 feet on a 200 feet wide block (round peg in a square hole). There are many significant physical challenges that need to be addressed if we are to only pursue three low-floor vehicles at 275 feet.

We look forward to your further study and recommendations. Our Council will also assist the American Institute of Architects C-Street Corridor Study Technical Team and please be advised that additional comments may emerge from that study. At that time, we will again review your proposal and consider taking an updated position. CDP would appreciate the opportunity to participate actively in this critically important C-Street Corridor Master Plan process.

Sincerely,



MICHAEL STEPPIEN

(For) Nick DeLorenzo



Howard Blackson, III

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cc: Nancy Graham, President, CCDC  
Paul Schroeder, President, AIA San Diego Chapter  
San Diego Metropolitan Transit System