

November 20, 2006

Ms. Nancy Graham,  
President and COO  
Centre City Development Corporation  
225 Broadway, Suite 1100  
San Diego, CA 92101-5974

Re: C Street Redevelopment Plan

Dear Ms. Graham,

We were recently asked by CCDC staff to comment on the plans to revitalize the C Street corridor for pedestrian and business activity. The Gaslamp Quarter Association does not usually take official positions on matters that concern areas outside of our historic boundaries, but this project will have impacts throughout downtown, including the Gaslamp Quarter.

We have reviewed the posted information and have attended several of the public forums to develop our position on the following;

- **The proposed station between 6<sup>th</sup> and 7<sup>th</sup> Avenue**
  - The development of “delta zone” sidewalk pop-outs will allow the desired pedestrian massing on the east and west boundaries of the station.
  - The plan to repeatedly block 7<sup>th</sup> (especially during peak traffic times) avenue with the larger trolley vehicles will adversely affect the downtown traffic pattern.
    - A significant number of private and public parking structures are located on 7<sup>th</sup> Avenue (South of C Street) including the recently approved 7<sup>th</sup> & market project. All of these utilize 7<sup>th</sup> Avenue north-bound to exit the downtown area.
  - The extensive area enclosed by railing to define the station platform, is not conducive to vibrant pedestrian activity. We would recommend the trolley stop designs being utilized in cities like San Jose, CA and Portland, OR.

- **The proposed Northern track alignment**
  - We support the northern alignment to allow automobile access to the businesses located within the corridor. This coupled with the newly created parallel parking spaces will introduce increased commercial activity.
  - To efficiently utilize the northern alignment with public transportation, bus stops should be relocated to the north (1100 block) of C Street, such as the current stop on the 1000 block of 5<sup>th</sup> Avenue.

We recognize that there are many other challenges facing the planning, execution and completion of this project, but these are the one's that have significant importance to our membership.

As a general statement, we would also request that CCDC continue to communicate and collaborate with the important players, such as Council District 2, MTS, SANDAG and the C Street property/business owners.

Respectfully Submitted,

David Cohn,  
Chair

Jimmy Parker,  
Executive Director