THE CITY OF SAN DIEGO AND AECOM: **GETTING IT DONE**







San Diego Stadium Panel



Jeff Rice AICP

- 35 years of experience
- MBA, CSULB
- URP, Cal Poly



Kris Shackelford PE

- 27 years at City of SD
- City Project Manager
- BSCE, SDSU



Nancy Graham, AICP

- Mission Valley Community
 Planner
- MA, SDSU

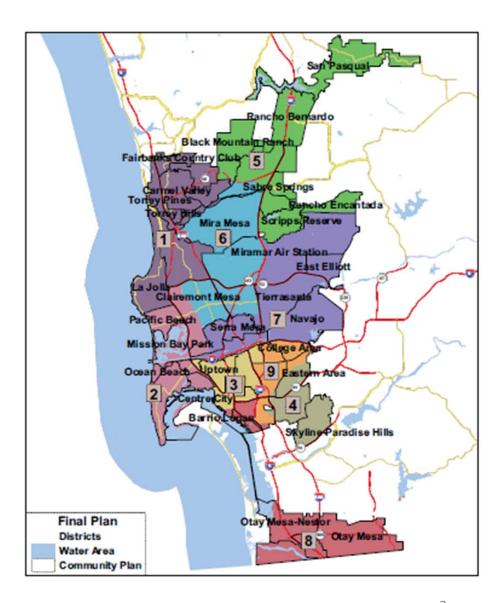


Martha Blake

- Lead Environmental Planner
- MUEP, Virginia
- Urban Studies and Planning, UCSD



THE CITY OF SAN DIEGO & MISSION VALLEY





San Diego: Diverse Recreation and Culture

An ideal place to do business, to work, and to live:

- » Strong economy
- » Diverse population
- » Great educational institutions
- » Cultural institutions
- » Highly-educated workforce
- » Mix of high-tech industry
- » Recreational assets
- » Unsurpassed quality of life
- » World-renowned location and geography





San Diego has a unique and varied topography composed mostly of mesas intersected by canyons



Destination of Choice







Major tourist and convention destination:

- » Beaches
- » Balboa Park
- » The San Diego Zoo and Safari Park
- » SeaWorld and LEGOLAND
- » Cabrillo National Monument
- » Old Town and State Historic Park
- » Village area of La Jolla
- » Gaslamp Quarter & Little Italy downtown

San Diego is California's second largest city and the eighth largest in the United States

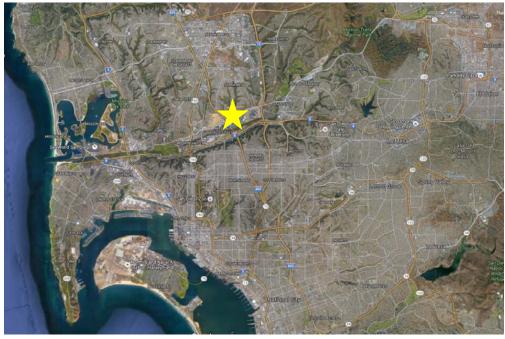


Mission Valley

- Center of urbanized San Diego region
- Significant transportation infrastructure
 - 3 Interstates + 1Highway
 - Light Rail Trolley
 - Major Capacity Roadways
- River Ecosystem











NFL DECISION MAKING DRIVING SCHEDULE

Chargers: New Stadium EIR Deadline Not Possible



Chargers special counsel said a two-month EIR process is not possible in San Diego

ByOmari Fleming and R. Stickney

The NFL met with San Diego city leaders on Tuesday in New York to discuss a new Chargers stadium. There, the th league reviewed the ctiy's progress and schedule moving forward. NBC 7's Omari Fleming reports. (Published Tuesd June 23, 2015)

Bolt of reality: We'll live without Chargers

By Kevin Acee | 6 a.m. July 21, 2015



STADIUM TALK: What do the Chargers actually want?



San Diego approves Chargers stadium money

Council votes 6-3 to spend \$2.1M on EIR that could allow January public vote



By David Garrick (/staff/david-garrick/) | 3:54 p.m. July 14, 2015 | Updated , 6:53 p.m.



Cities take their stadium cases to NFL

They're going straight to NFL in new stadium talks

By Jonathan Horn | 6 a.m. July 18, 2015



By Kevin Acee (Istaff)

mm Stadium, where the Padres used to play bas e replacement stadium for the Chargers. — *John*

ity Council kept San Diego's pursuit of a new Chamental studies required for a public stadium vote

Waiting a positive for San Diego's stadium quest

(/staff/kevin-acee/)

By Kevin Acee (/staff/kevin-acee/) | 11:30 a.m. Sept. 11, 2015



Chargers President Dean Spanos, right, and St. Louis Rams owner Stan Kroenke, shown here prior to their teams' game last season at Qualcomm Stadium, are both working on stadium proposals in Los Angeles. Sean M. Haffey U-T San Diego

NFL National Presence

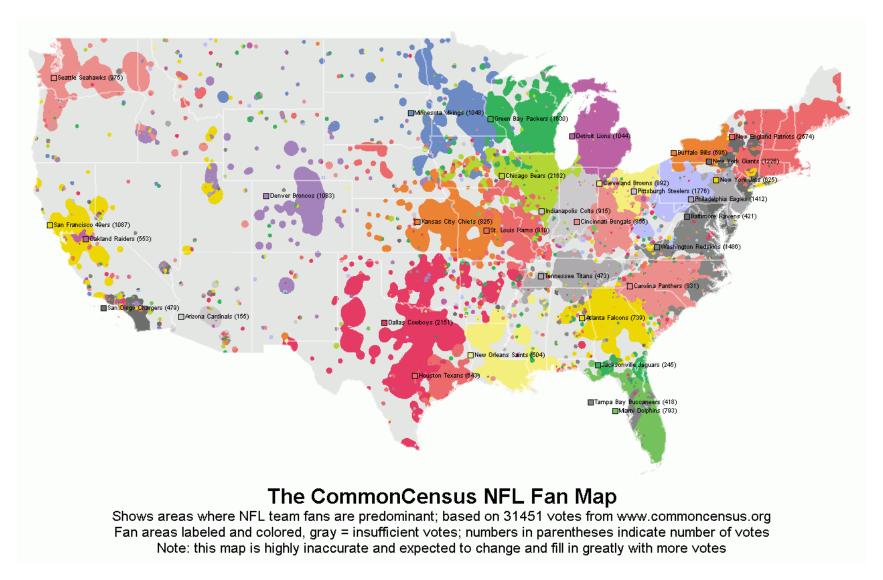




THE SAN DIEGO STADIUM

NFL Fan Base Distribution





An NFL Team Shuffle?





NFL Decision Making Schedule



San Diego needed to maintain an aggressive schedule to meet NFL site selection schedule and funding vote filing deadlines while still meeting City values.

May 2015

 NFL puts City on notice of its informational needs for a new stadium in San Diego including an EIR.

August 2015

 NFL Owners meet to receive progress report relocation applications regarding design concepts, financing package, and compliance with CEQA.

January 2016

 NFL Relocation and New Stadium Application Filing Deadline Feb 10.

February 2016

 NFL Owners meet to hear reports on Teams relocation and Cities Stadium applications and make decisions on which teams may move where and receive NFL funding.



EIR SCHEDULE AND APPROACH

Why this Project is Unique



- Need to demonstrate the City had a viable option, to meet NFL schedule
- City is both the Applicant and the Lead Agency
- City has full control of the Site
- NFL Stadium already on site
- Multi-departmental project team collaborating with consultant team
- On-call contract in place

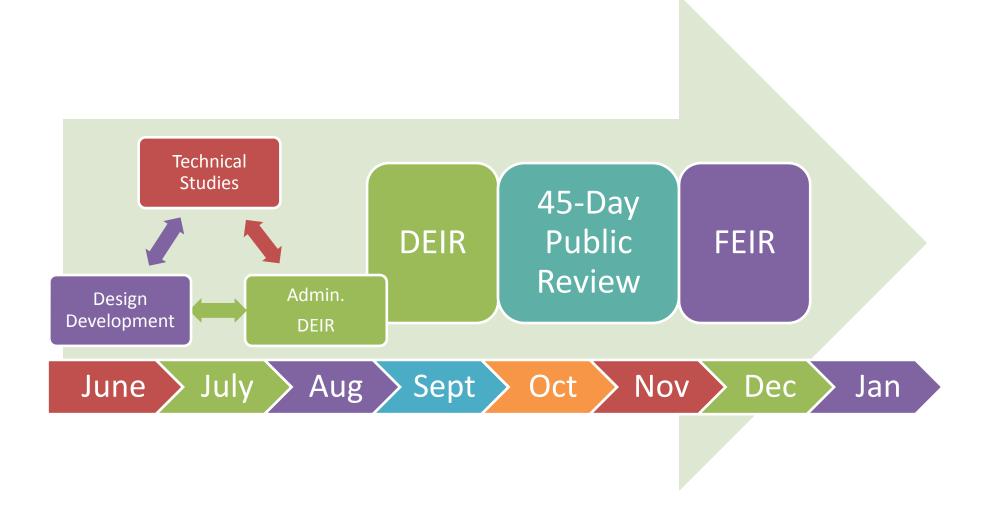
Approach to Analysis



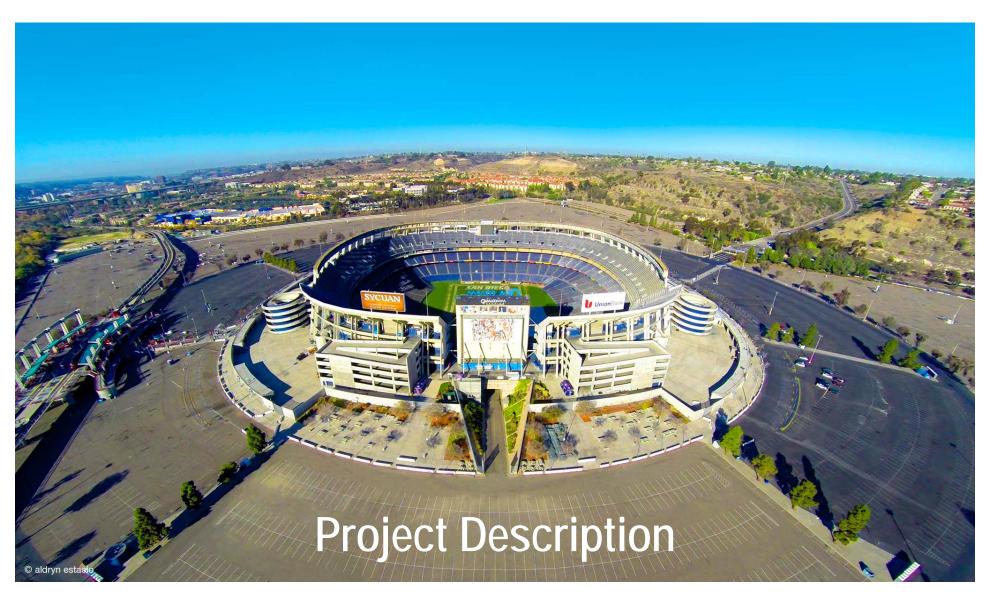
- Large site for a stadium
- Replace aging stadium with a modern NFL stadium
- No condemnation
- No new "stadium event" trips
- Existing infrastructure
- No short-cuts to CEQA



The Schedule



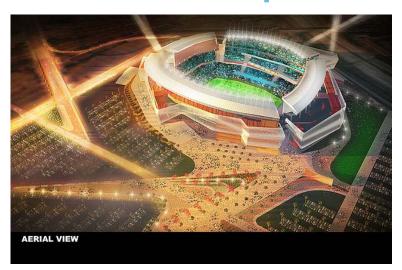




ONLY A MULTI-DISCIPLINARY APPROACH COULD GET IT DONE 17



Artist Concept for NFL Discussions











Artist Concept for NFL Discussions













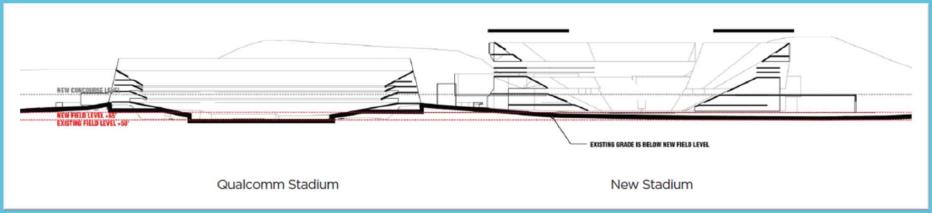
Design Development

Stadium Features	Qualcomm Stadium	New Stadium	Net Change
Site Size	166 acres	166 acres	-
Stadium Footprint	15 acres	17 acres	+ 2 acres
Square Footage	1,100,000 sf	1,750,000 sf	+ 650,000 sf
Parking Spaces	18,870 spaces	13,860 spaces	- 5,020 spaces
Maximum Stadium Height Including Lighting	120 feet	180 - 250 feet	+ 60 - 140 feet
Seating	70,560 seats	68,000 seats	- 2,560 seats
General	61,088 seats	57,000 seats	- 4,088 seats
Suites	1,872 seats	3,000 seats	+ 1,128 seats
Boxes	7,600 seats	8,000 seats	+ 400 seats





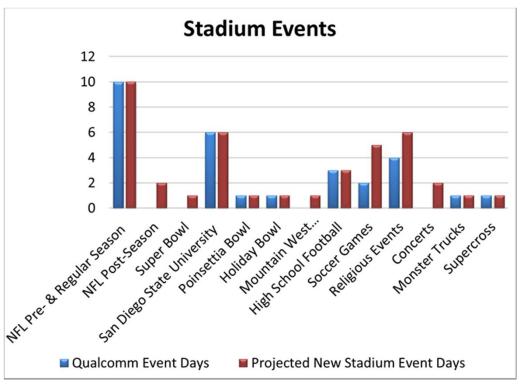
Stadium Program Development



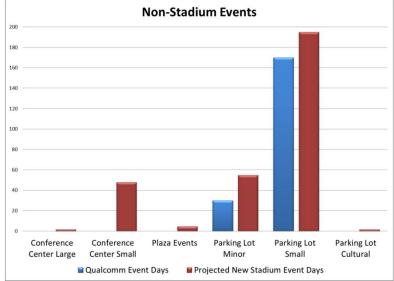
Summary of Event Types:



Qualcomm Stadium vs. New Stadium Events



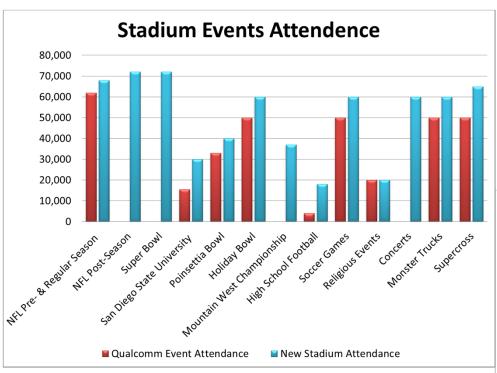
Source: Data by City of San Diego and compiled by AECOM in 2015



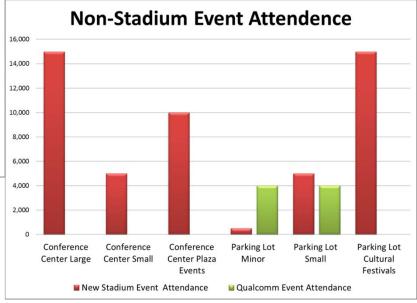
Summary of Attendance:



Qualcomm Stadium vs. New Stadium Events Attendance

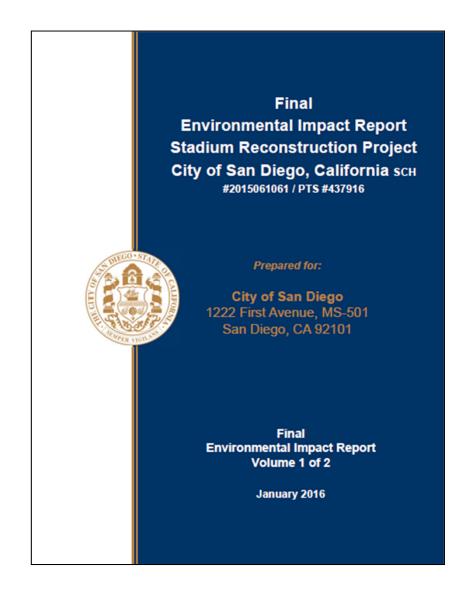








SD STADIUM EIR ISSUES



Impact Assessment Key Issues



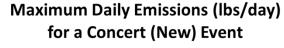
- Traffic Circulation,
- Parking and Modal Shift
- Air Quality,
- Noise,
- Visual Impact, and
- Fast track timing were the critical issues.

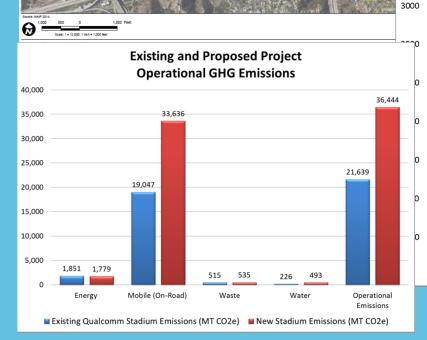


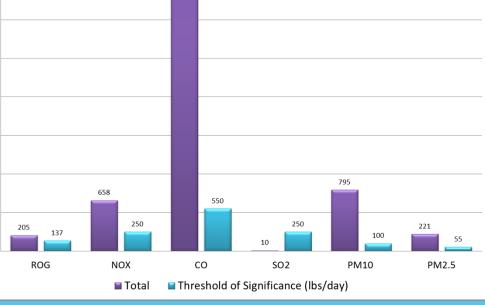


3500

AECOM SD Air Quality + GHG + HRA



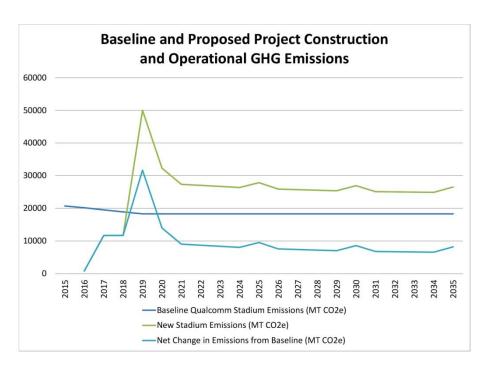


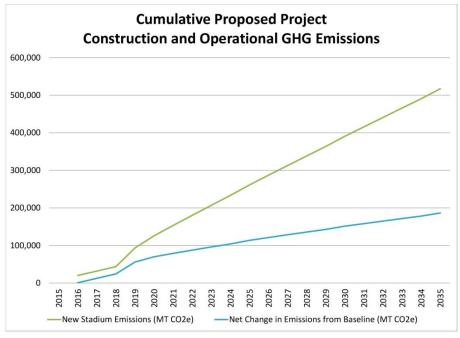




Estimated AB 900 and GHG Emissions AECOM SD

Jobs and Economic Improvement Through Environmental Leadership Act of 2011





AB 900 - Approval

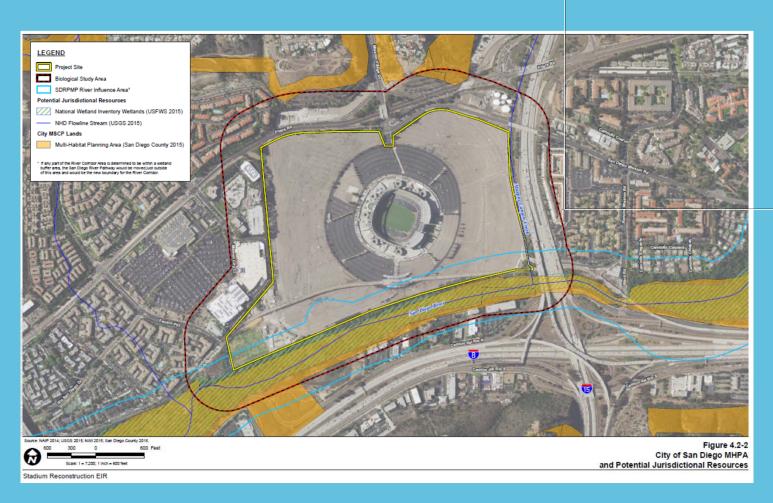
- ARB,
- the Governor
- Legislature (Legislative Analyst Office)

- Benefits of AB 900
 - CEQA streamlining benefits of AB 900.
 - Expedited legal challenge review.

THE SAN DIEGO STADIUM

Biological Resources





Hazardous Materials + Health + Safety

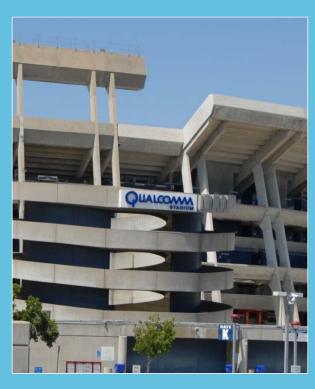
- Phase 1 ESA
 - UST
 - Lead and Asbestos
- Kinder Morgan Energy Partners Mission Valley Terminal
 - Subsurface plume
 - Operations

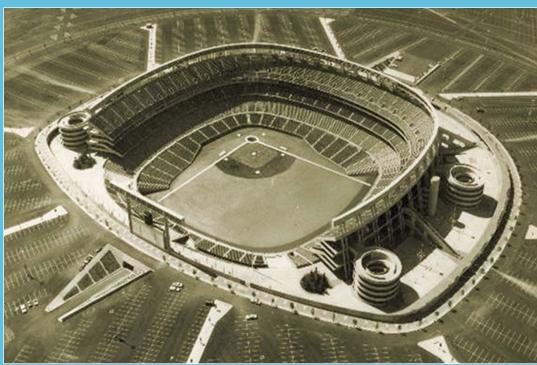






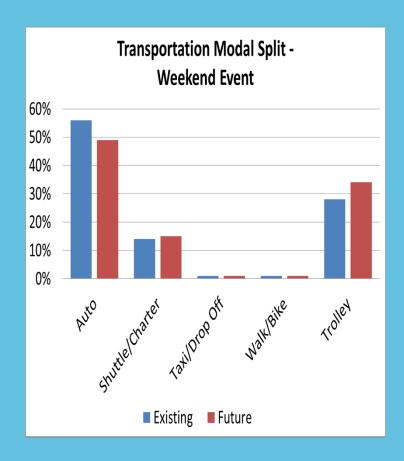
Historical Resources + Paleo

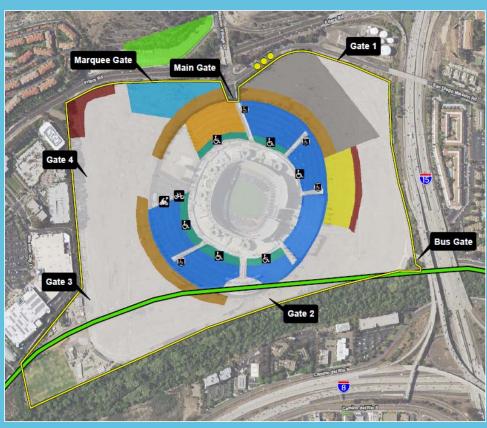




Mobility and Circulation



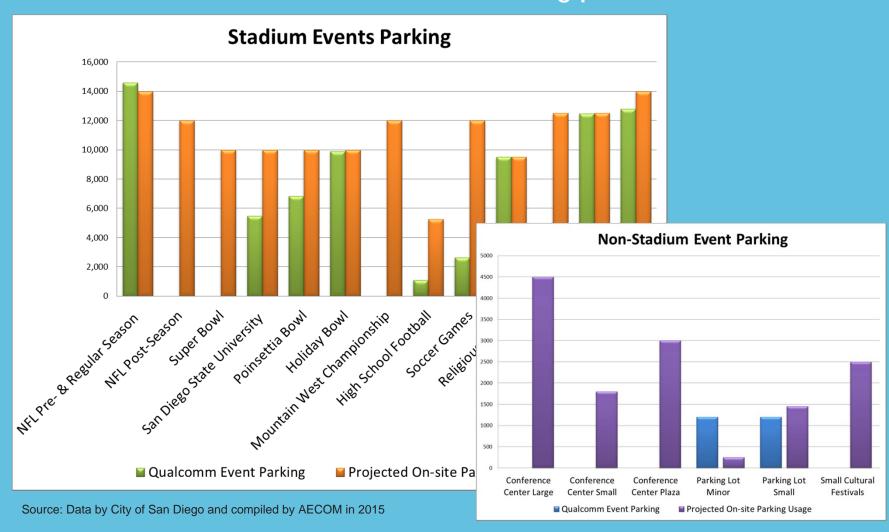




Summary of Parking:

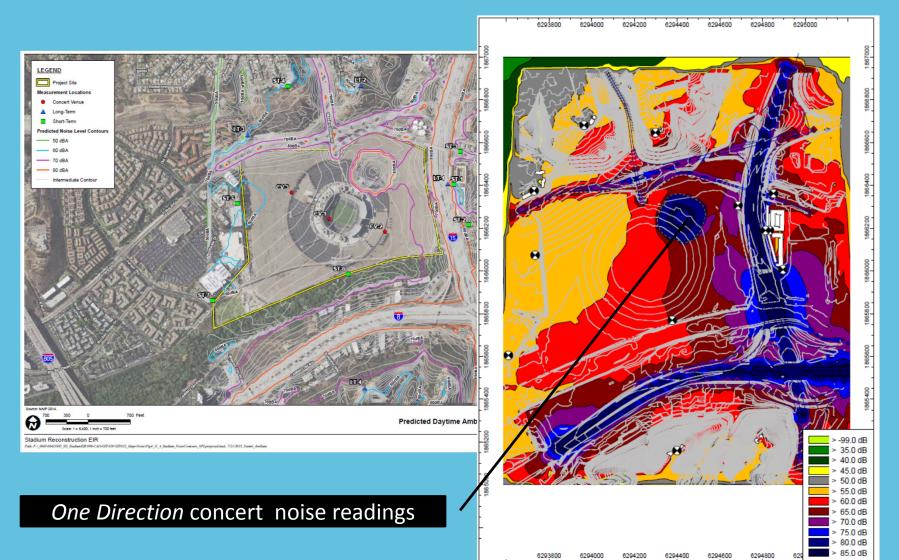


Qualcomm Stadium vs. New Stadium Parking per Events

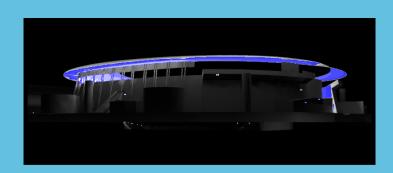


Noise









Visual Effects + Neighborhood Character







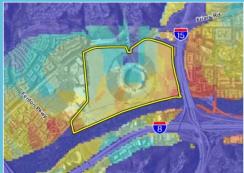
Visual Effects + Neighborhood Character











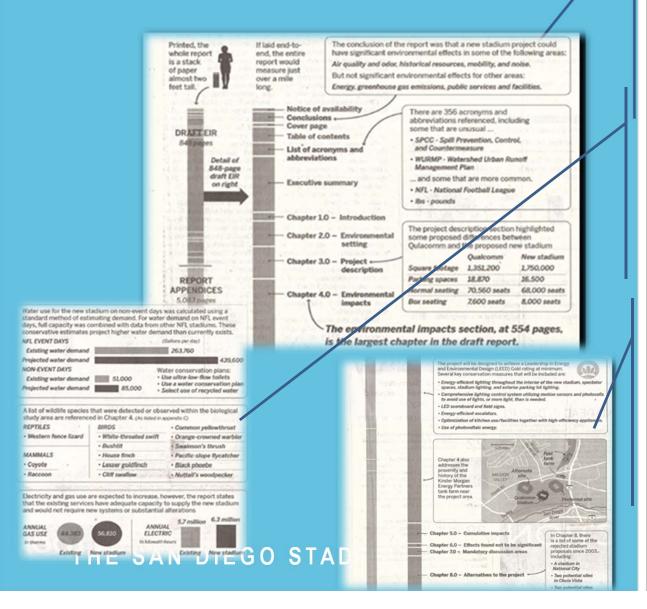




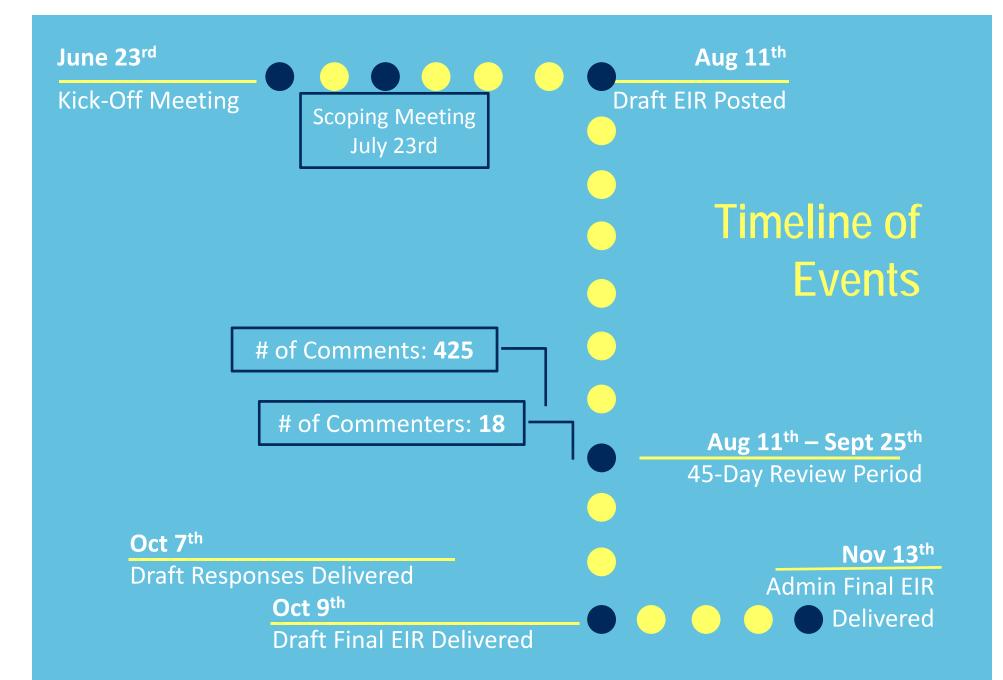
Other Topical Areas of Impact Analysis

- Geology + Soils
- Land Use + Public Services+ Facilities
- Public Utilities + Energy
- Hydro + WQ

SD Union Tribune Article Inset on the EIR

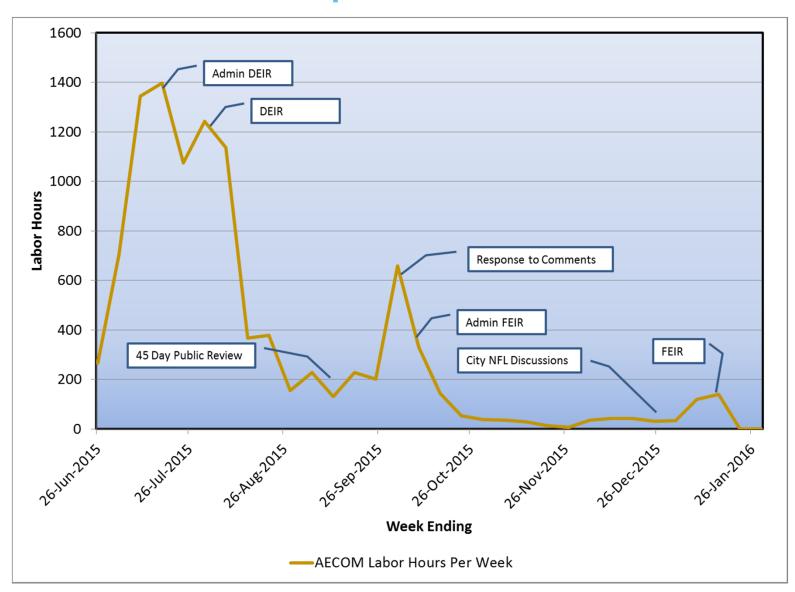








Consultant Hours per Week





BY THE NUMBERS

AECOM Offices

356

Technical Areas

Draft EIR Pages

118 AECOM Personnel

Acronyms

San Diego City 33 Personnel

Sub Consultants

9,845 Hours

\$1.563MM

Consultant **EIR Cost**

1 Stadium



Post Script

 Though the EIR is ready to be certified and the project approved, recent discussions among stakeholders are considering next steps and all potential opportunities.



Q and A