




## COUNCILMEMBER CHRISTOPHER WARD

### MEMORANDUM

DATE: September 1, 2020

TO: Mayor Kevin Faulconer

FROM: Councilmember Chris Ward 

SUBJECT: Old Mission Hills Library – Mixed-Use Proposal

---

This memorandum is in response to the absence of an awardee to your Request for Proposal for the redevelopment of the Old Mission Hills Library located at 925 W. Washington. My office has continued to engage the community to seek feedback as to preferred uses for this site, and I again forward the elements of the community recommendations to you.

In order to create accessible housing opportunities for all San Diegans, it is imperative that we leverage our available land assets, especially underutilized facilities, that are suitable for housing and affordable housing development. Each neighborhood must do its part to tackle this crisis, and this site provides an opportunity for transit-oriented development in a key commercial area that would support the Mission Hills businesses.

In addition to housing, this site still presents opportunities to creatively meet the needs of both the Fire Department and the community by providing exclusive-use parking for firefighters as well as opportunities for business or retail use on the ground floor.

Mission Hills Heritage has also applied for a local historic designation for the library. Built in 1961, the Mission Hills Branch Library maintains the only prominent Mid-Century Modern architecture. A Request for Proposal for the site should emphasize the importance of preserving vital historical elements of the building like the mid-century modern front façade.

I reiterate my past requests that Real Estate Assets Department engage our local developers via a Request For Proposal (RFP) for a ground-lease of the site at 925 W. Washington, to include a mixed-use residential project with the following requests:

- At least 20% Affordable housing units on-site;
- Opportunity for ground-level commercial;
- Inclusion of 8 parking spaces for the exclusive use of Fire Station #8; and
- Preservation of the existing mid-century modern front façade.

While the old library site remains closed, I request the implementation of additional safety and security measures such as a temporary fence around the perimeter of the property.

Should you have any further questions, please free to contact Ty Burch in my office at (619)236-6633 or [TMBurch@sandiego.gov](mailto:TMBurch@sandiego.gov).

CC:

Aimee Faucett, Chief of Staff, Mayor Kevin L. Faulconer

Kris Michell, Chief Operation Officer

Keely Halsey, Chief of Homeless Strategies & Housing

Jessica Lawrence, Director of Finance Policy & Council Affairs