NON-CAPITAL GRANT APPLICATION FORM

Project Title:  
Chula Vista Healthy Communities Program

Applicant (Agency):  
City of Chula Vista

Application Amount Requesting:  
$125,000

APPLICATION CHECKLIST

Application Requirements: (Please indicate application completeness by checking the following boxes)

☑ Eight hard copies and one CD of the complete Smart Growth Incentive Program application (including all attachments)

☑ Resolution including all statements provided in the Sample Resolution on page A-16

☑ Format: provide narrative responses in the spaces provided in the application form

☑ Documentation of matching funds

☑ Vicinity maps showing project location, land developments related to the project area, and local/regional Street, bicycle, transit, and highway facilities within and near the project area (may be printed on paper up to 11x17)

☑ Project Scope of Work, Schedule and Budget

Recommended Application Elements: (Please check boxes if applicable)

☑ Documentation of support for the project from community groups or individuals

☐ Aerial photos and other photographs depicting existing conditions

If any of the above-required elements are not included with the application by the January 18, 2013 deadline, the application will be deemed ineligible.
GRANTEE STATEMENTS
(Please check the following boxes; sign and date below)

☑ The proposed grantee has read the standardized sample grant agreement.

☑ The proposed grantee understands that SANDAG will not reimburse applicants for expenses incurred prior to execution of a grant agreement.

☑ If the SANDAG Board of Directors approves the grant, the proposed grantee agrees to sign and return the standardized grant agreement to SANDAG, without exceptions, within 45 days of receipt.

☑ The proposed grantee agrees to comply with SANDAG's Board Policy No. 035 Competitive Grant Program Procedures, which outlines "use-it-or-lose-it" project milestones and completion deadlines. Board Policy No.035 is included in the standardized grant agreement as Attachment B, and is also on the SANDAG website at the following link: http://www.sandag.org/organization/about/pubs/policy_35.pdf

☑ The proposed grantee understands that all invoices must be accompanied by a written progress report of the charges for both requested reimbursement of grant and matching funds and submitted to SANDAG no less frequently than quarterly. The grantee's project accounting system should be in harmony with a quarterly invoicing schedule. Invoice and progress report templates are available on the SANDAG website at the following link: http://www.sandag.org/grants/forms

☑ The proposed grantee understands that upon approval of funding by the SANDAG Board of Directors, the applicant will provide a copy of their approved indirect cost rate audit or their proposed indirect cost rate methodology, if charging for overhead, to SANDAG for review and approval, which must occur prior to execution of the grant agreement.

☑ The proposed grantee understands that a resolution including the requirements of Board Policy No.035, Section 4.1, must be submitted to SANDAG with the grant application, but no later than 4pm on January 18, 2011.

I certify that, I agree with the above statements, have reviewed the Active Transportation Grant Program Guidelines, and that the information submitted in this application is accurate and in accordance with these guidelines.

I have the authorization to submit this grant on behalf of my organization.

Gary Halbert                        Assistant City Manager

Grantee Name (print or type)    Title

Grantee Signature (signature cannot be electronic)    Date (mm/dd/yyyy)

01/17/2013
PROJECT SUMMARY

Applicant (Agency): City of Chula Vista

Project Title: Chula Vista Healthy Communities Program

Smart-Growth Opportunity Area Identifier: (i.e. CV 3 Palomar Gateway at Palomar Street and Industrial Boulevard; see http://www.sandag.org/smartgrowth to confirm location)

All Chula Vista Smart Growth Areas

Project Area Limits: e.g. 4th St. between Laurel St. and Ash St., and 5th St. between Laurel St. and Ash St.

The project includes all Chula Vista Smart Growth Areas, with emphasis on CV-1 (Broadway from C to J Streets and H Street from I-5 to Third Avenue) for the Healthy Corridors Pilot Projects.

Brief Project Description: Please provide a brief description of the proposed project in the space provided below.

During Phase I of the project, the City is proposing to develop a city-wide planning effort titled the Chula Vista Healthy Communities Program and amend the General Plan, Subdivision Manual, Design Standards Manual and other implementing documents to incorporate that program. In Phase II, the City will focus on the CV-1 smart growth area as a Healthy Corridors Pilot Project and will prepare design concept plans illustrating how the principles can be applied to transform them into healthy corridors.

Primary Contact Person (Project Manager): Diem Do

Title: Senior Project Coordinator

Street Address: 276 Fourth Avenue

City and Zip Code: Chula Vista 91910

Phone: (619) 585-5731

E-mail Address: ddo@ci.chula-vista.ca.gov

OTHER PROJECT PARTNERS:

SGIP Grant Funds Request $125,000.00
Matching Funds $12500
Total Project Cost $137,500.00

Total Project Cost = Active Transportation Grant Funds + Matching Funds
Please insert the proposed project location map here, or include the map as attachment 1 in your application.
### APPLICATION QUESTIONS

#### Funding Sources:

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The City of Chula Vista is proposing a two-phase project: The first phase is a comprehensive planning effort to develop a city-wide plan titled the Chula Vista Healthy Communities Program ("CVHCP"). The second phase is the implementation of the proposed CVHCP policies in the form of two Healthy Corridor Pilot Projects.

Phase I: Chula Vista Healthy Communities Program
The goal of the Healthy Chula Vista Program is to build stronger neighborhoods by planning, designing and revitalizing Chula Vista through targeted capital investment, infrastructure renovation, public amenities and residential improvements that promote mobility for all users. This program combines elements of Caltrans' Complete Streets Program; development incentives; and changes to multi-modal levels of service, allowable land use types, and zoning designations. Together, these elements form a guideline illustrating the process to promote and facilitate smart growth development.

The CVHCP will require an amendment to the City's General Plan. In addition, the CVHCP will also lead to amendments of other implementing plans (e.g. Bicycle, Pedestrian) and manuals (e.g. Design and Subdivision). Finally, a CVHCP Manual will be developed to assist city planning and the public with permitting and entitlement. The CVHCP Manual will describe the program, processes and tools and act as the nexus for all the City's supporting implementation plans and manuals.

Phase I will affect the planning and development for all fifteen Smart Growth Areas within Chula Vista's jurisdictional boundaries. A map is attached (Attachment 2) illustrating the City's Smart Growth Areas and important transit and bicycle facilities, routes, and stops.
Phase II: Healthy Corridors Pilot Projects
The second phase is the implementation of two Healthy Corridors Pilot Projects ("HCPP") in the CV-1 Smart Growth Area. Healthy Corridor Pilot Project One – Broadway Corridor ("HCPP-1") includes Broadway between C Street and J Street. Healthy Corridor Pilot Project Two – H Street Corridor ("HCPP-2") includes H Street between I-5 and Third Avenue. This CV-1 Smart Growth Area is served by San Diego County’s most active trolley, the MTS Blue Line, along with multiple bus stops, and a regional bike path.

The Broadway Corridor (HCPP-1): The Broadway corridor is currently a mix of auto oriented retail commercial uses and low-rise multi-family housing and mobile home parks and is envisioned as a mix of regional transit centers, visitor serving uses and a retail complex surrounding an enhanced, medium-rise residential quarter.

The H Street Corridor (HCPP-2): The H Street corridor is the primary business, commercial and transit backbone of the Urban Core and is envisioned as a corridor with buildings, plazas and parkways to activate the street edge and deliver a thriving pedestrian environment.

The objective of this second phase is to apply the Chula Vista Healthy Communities Program to a defined area utilizing the adopted processes and regulations. Concept design sketches will be prepared to visually demonstrate various improvements that may be implemented in the defined corridors. A map is attached (Attachment 3) showing Smart Growth Area CV-1 and the existing transit and bicycle facilities, routes and stops.
SMART GROWTH DEVELOPMENT POTENTIAL OF PROPOSED PROJECT AREA

Please describe the smart growth development potential of the proposed planning area. Describe how the existing setting will facilitate future smart growth development, specifically in terms of:

- Available land and/or right-of-way
- Existing urban form to support smart growth
- Proposed densities relative to the area's smart growth place type
- Any other features that make this location a good area for smart growth development

Chula Vista has fifteen designated Smart Growth Areas that include town, urban, community centers and special use. These Smart Growth Areas include the Urban Core in western Chula Vista and large sections of master planned communities in the eastern portion of the City. With a projected population of approximately 300,000 by 2030, the Chula Vista Healthy Communities Program is integral in continuing to plan, develop and transform these areas into robust and thriving areas that meet the needs of future residents.

Chula Vista has over 1700 acres in its Urban Core Specific Plan (UCSP) that qualify as prime areas for smart growth development. Of these 1700 acres over 680 are located in the City's Urban Core, which includes the CV-1 Smart Growth Area. The UCSP sets the framework for developing smart growth areas by increasing densities, defining certain areas as mixed-use areas, and modifying development standards to encourage smart growth with a mix of different uses. There are currently multiple zoning regulations in place that encourage smart growth in this urban core. This is also a uniquely dense area with a mixture of both residential and commercial developments. This area already has a robust transit system that includes light rail transit, express light rail transit, rapid bus and high frequency local bus. By focusing future residential and commercial growth in close proximity to transit facilities there will be a reduction in street traffic and people will be provided with the option of taking alternative means of transportation. The transit-orientated developments will also be integrated with regional bicycle and pedestrian routes, which will promote healthier lifestyles. There is already the potential for substantial density in this area, however, the primary objective is to design streets and build the necessary infrastructure to encourage bicycling and pedestrian activity in a connected system that allows users to safely travel to their destination.
PROJECT GOALS AND OBJECTIVES

In the space below, please describe the objectives of the proposed planning effort, and outline how they will result in development and/or transportation infrastructure that will support smart growth and increase housing and transportation choices. Specific objectives relating to area transit facilities or access, existing or proposed bicycle facilities, and proposed enhancements to the pedestrian environment should be addressed in this section as well.

Healthy Communities components and multi-modal objectives currently exist in the Chula Vista General Plan; however, the General Plan does not fully address a comprehensive vision of the Healthy Communities and its nexus with the Complete Streets Program. Therefore, the primary objective of the Chula Vista Healthy Communities Program is to provide a clear set of processes, tools, and criteria to achieve that goal. The Healthy Corridors Pilot Projects will apply the various recommendations and ordinances developed in the CVHCP.

The benefits of complete streets are numerous, but only if the resulting design can be responsive to the unique community context. Designing a transportation system that accounts for the needs of people will result in a community where walking, riding bikes, or using public transit will be safer and easier. Complete Streets techniques will improve the efficiency and capacity of existing roads, possibly increasing the current level of service.

Broadway is classified as a four-lane gateway street between SR-54 and C Street and as a four-lane commercial boulevard between C Street and L Street; parallel parking is provided on both sides of the roadway in these sections. Sidewalks are provided on both sides of the street. Proposed improvements along Broadway include adding a 12-foot raised median, installing a Class II bikeway between C Street and L Street and widening by 14 feet between E Street and F Street to accommodate a configuration consisting of the raised median, bike lanes in both directions, and narrower traffic lanes.

H Street is classified as a six-lane gateway street between I-5 and Broadway; however, it should be noted that H Street is not built to its ultimate classification and functions as a four-lane roadway. Sidewalks are provided on both sides of the street. Proposed improvements along H Street include widening by eight feet with a new segment configuration featuring two travel lanes, a raised center median, a Class I bike path on both sides of the street, and parallel parking on one side of the street. An additional 22 feet in the curb-to-curb width is proposed between Broadway and I-5 to include an additional travel lane in both directions. H Street is integral in connecting the transit focus areas at H Street/Third Avenue and H Street/I-5 and facilitating local and regional transit routes.

Improvements to the infrastructure in the Pilot Project Areas should encourage investment and smart growth development in the future based on the positive social, economic, and environmental benefits.
PROPOSED METHOD TO MEET SGIP PROGRAM OBJECTIVES

In the space below, please outline the scope of work for the proposed planning effort, and describe how it will meet the objectives listed above. Please describe the specific deliverables that will be developed (i.e. market demand analysis, detailed land use alternatives, form-based codes, parking management strategy, area-specific design standards, etc.), and how the public will be involved. Detail should be provided describing how opportunities for public participation will be publicized and to which groups.

Milestones and deliverables necessary to expand the Healthy Chula Vista Program and implement the Healthy Corridor Pilot Projects include:

1. Develop a Mission Statement and Policy defining the Chula Vista Healthy Communities Program. The Mission Statement would be presented to the City Council early in the planning process and will set the tone for how the Program moves forward. At previous presentations to the City Council, the Program has received significant support.

2. Amend the General Plan to include the holistic vision and framework for the Chula Vista Healthy Communities Program as a guideline for smart growth development.

3. Develop Urban Levels of Service, Multi-modal Levels of Service and a list of design features such as narrowed travel lanes, sharrows, bulb outs, dedicated bicycle lanes, etc.

4. Amend the implementation documents to include measurement techniques, design standards, land use alternatives, and tools. The implementing documents include:
   a. Bicycle Master Plan
   b. Pedestrian Master Plan
   c. Subdivision Manual
   d. Design Standards Manual
   e. Pavement Maintenance Plan

5. Prepare a Healthy Chula Vista Program Manual as a resource document to educate and inform the user on the City's goals, policies and procedures for creating a Healthy Community. The Manual will provide a step-by-step guide to developing Healthy Communities that links the implementing documents and their applicable processes, applications, and adopted standards and guidelines.

The City of Chula Vista has established a project team with the Advanced Planning Division of the Development Services Department leading the effort. This team includes members from various City departments (Fire, Police, Parks and Recreation, Conservation and Environmental Services, Planning and Engineering). The City will also convene a stakeholder working group comprised of community organizations, engaged in various components of Healthy Communities, such as transportation, health, architecture, and planning. This stakeholder working group will be formed at the beginning of the process and continue through implementation. Through the stakeholder working group and community meetings, there will be substantial public outreach to ensure engagement and dialogue throughout the process.
Phase II includes the development of Healthy Corridors Pilot Projects in the Smart Growth CV-1 Area along Broadway (HCPP-1) and H Street (HCPP-2). An important aspect of this phase is the application of the Chula Vista Healthy Communities Program in tandem with the Urban Core Specific Plan, which utilizes a form-based approach in its land use and development regulations and associated design guidelines, in both these Healthy Corridors Pilot Project Areas. The end product for this phase will be concept design sketches depicting various modifications that could be implemented along the Broadway and H Street corridors that meet the objectives of the Chula Vista Healthy Communities Program. Due to the urban, retail-oriented nature of these corridors, consideration and recommendations will be given regarding compatible land uses, economic development programs, parking issues, and creating a welcoming environment for bicyclists and pedestrians. City staff will work jointly to conduct the work required to prepare the drawings, including:

1. Review of existing conditions along Broadway and H Streets

2. Use of Urban Level of Service and Multi-modal Level of Service to determine appropriate modifications and recommendations

3. Public meetings to discuss the progress of the Program

4. Preparation of concept design sketches
IMPLEMENTATION

Please list the steps required to initiate the planning process and the implementation mechanisms that will result from this planning effort. The applicant should specify if the plan will result in specific regulatory mechanisms to facilitate smart growth, such as a master plan or EIR, or other mechanism that allows for administrative approval of development projects. Otherwise, the applicant should describe what changes will be enacted as a result of the planning effort. Finally, the applicant should identify any potential significant obstacles to successful implementation, including but not limited to cultural or environmental concerns, and how they may be addressed and incorporated into the planning effort.

Planning efforts are currently underway, primarily in organizing City staff and setting goals and determining a timeline for the development of the Healthy Chula Vista Program. The effectiveness of this effort will be dependent upon support from the City Council, the community and our partners to keep the momentum of the process moving forward. Engaging the community in open and visionary dialogue about the Chula Vista Healthy Communities Program is important to the development and success of the Program. The result of this process will be the development of the Chula Vista Healthy Communities Program, an amendment of the General Plan to include an expanded and robust Healthy Communities section, the modification of implementing plans and manuals, and the preparation of the Chula Vista Healthy Communities Program Manual.

Upon completion of Phase I, implementation work in the Pilot Healthy Corridors Program along Broadway and H Streets will begin culminating in the preparation of concept design sketches illustrating the various methods for developing Complete Streets.

There may be community concern regarding establishing Urban Level of Service and Multi-modal Level of Service and modifications that may result in impacts to vehicular traffic flow. It will be important to engage the community in education and dialogue about the impacts.
EVIDENCE OF LOCAL COMMITMENT AND COMMUNITY SUPPORT

Please describe:

a. How the applicant has demonstrated a commitment to implement smart growth, based on existing plans, policies, incentives, ordinances, or approved smart growth projects.

b. The extent of community support for the proposed planning effort.

The City of Chula Vista has long been an advocate of Smart Growth, sustainable development and multi-modal transportation opportunities. The City has embraced and incorporated the principles of smart growth into its planning and regulatory documents beginning with the 1993 Otay Ranch Plan. The City has further demonstrated its commitment as evident by the 2005 General Plan Update and the 2007 Urban Core Specific Plan, which designated many areas in western Chula Vista for mixed-use in-fill development. Based on those plans, SANDAG has identified fifteen smart growth opportunity areas in the City of Chula Vista.

The City’s commitment to implementing the components of a Healthy Communities Program was further solidified in the January 2012 approval of the General Plan Amendment that incorporated additional policies and objectives directly related to Healthy Communities. In this amendment, 23 objectives were added or modified to provide additional guidance and focus on accessibility to healthy food and increasing opportunities for multi-modal transportation. The City also developed the first local farm-to-stores program, which provided fresh produce in local stores that did not typically carry fresh groceries for its clientele and were located in areas that did not have a full-service grocery store nearby. Of the four stores that participated in the program, three are still carrying a variety of fresh produce and providing healthy food options for residents.

The development of the Third Avenue Streetscape Master Plan, in the CV-2 Smart Growth Area, has served as an educational tool for better understanding how to implement a similar program and the processes, programs and modifications utilized to achieve the goals of improving a corridor with specific characteristics. This information will be helpful as we move forward in developing our Chula Vista Healthy Communities Program and establishing our Pilot Healthy Corridors Program.

The following are letters received from organizations that support the City’s effort in applying for the SANDAG Smart Growth Incentive Program Grant for the Healthy Chula Vista Program.

1. Walk San Diego (a regional association)

2. Community Health Improvement Partners (a regional organization)
January 16, 2013

SANDAG
401 B Street, Suite 800
San Diego, CA 92101

To Whom It May Concern:

I am writing to you on behalf of WalkSanDiego in support of the City of Chula Vista’s grant application for the SANDAG Smart Growth Incentive Program planning project for the development of the Healthy Chula Vista Program and amendments to the General Plan and implementing planning documents.

The Healthy Chula Vista Program will build stronger neighborhoods by revitalizing and investing in Chula Vista through capital investment, infrastructure improvements, public amenities and residential improvements that allow all users access and mobility. The Program is organized around the planning concept of Complete Streets but is expanded to include not just the physical street and accessibility but also the surrounding services, amenities and buildings which will be demonstrated in the Pilot Healthy Corridors along Broadway and H Streets and the concept design plans that are prepared as part of the program.

We are supportive of the City’s commitment to Smart Growth principles as presented in the General Plan, which would be further refined and expanded in the proposed amendment. I also support and intend to be a participant in the public working group, which is an important component of this process. With the development of the Healthy Chula Vista Program, there will be clear guidance for future development and investment in the City of Chula Vista.

We applaud the City’s efforts to pursue funding provided by the Smart Growth Incentive Program and offer our full support.

Sincerely,

James D. Stone
Executive Director

Dedicated to enhancing the livability of communities by making walking a safe and viable choice for all people.
January 17, 2013

SANDAG
401 B Street, Suite 800
San Diego, CA 92101

Re: Smart Growth Incentive Program

To Whom It May Concern:

I am writing to you on behalf of the San Diego County Childhood Obesity Initiative/Community Health Improvement Partners in support of the City of Chula Vista’s grant application for the SANDAG Smart Growth Incentive Program planning project for the development of the Healthy Chula Vista Program and amendments to the General Plan and implementing planning documents.

The Healthy Chula Vista Program will build stronger neighborhoods by revitalizing and investing in Chula Vista through capital investment, infrastructure improvements, public amenities and residential improvements that allow all users access and mobility. The Program is organized around the planning concept of Complete Streets but is expanded to include not just the physical street and accessibility but also the surrounding services, amenities and buildings which will be demonstrated in the Pilot Healthy Corridors along Broadway and H Streets and the concept design plans that are prepared as part of the program.

We are supportive of the City’s commitment to Smart Growth principles as presented in the General Plan, which would be further refined and expanded in the proposed amendment. I also support and intend to be a participant in the public working group, which is an important component of this process. With the development of the Healthy Chula Vista Program, there will be clear guidance for future development and investment in the City of Chula Vista.

We applaud the City’s efforts to pursue funding provided by the Smart Growth Incentive Program and offer our full support.

Sincerely,

Cheryl Moder
Director, San Diego County Childhood Obesity Initiative
MATCHING FUNDS

In the table below, please list the sources and amounts of any and all approved matching funds. Matching funds may include in-kind staff costs associated with project oversight, up to 10 percent of the total project cost.

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<td>In-kind Staff Costs</td>
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Briefly describe any other aspects of the project that are relevant to its scoring.

12500
SCOPE OF WORK, SCHEDULE, AND BUDGET

In the section below, state the scope of work, schedule, budget, and project deliverables (including specific quantities and locations of improvements). Please note that if this project is funded, this will be added to the grant agreement and the grantee will be held to this scope, budget, and schedule, for the purpose of project oversight. Applicants are required to identify phasing for the project, in the event that the project cannot be fully funded by SANDAG.

Please click here to complete the Excel Scope of Work, Schedule, and Budget sheet and attach to application.
## SANDAG SMART GROWTH INCENTIVE GRANT PROGRAM SCOPE OF WORK, SCHEDULE, AND BUDGET

**Project Title:** Chula Vista Healthy Communities Program  
**Project Location/Limits:**

<table>
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<tr>
<th>Phase I: All Smart Growth Areas</th>
<th>Phase II: CV-1 Smart Growth Area</th>
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**Project Description:**

Phase I: Develop Chula Vista Healthy Communities Program and amend General Plan and implementing documents. Prepare concept design sketches for Healthy Corridor Pilot Projects (CV-1)  
Phase II:  

**Contract No.:** SANDAG Use Only  
**Project (TNet) No.:** SANDAG Use Only

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**PROJECT REVENUES**

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**TOTALS:** $125,000 | $12,500 | $137,500
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☑️ The proposed grantee understands that upon approval of funding by the SANDAG Board of Directors, the applicant will provide a copy of their approved indirect cost rate audit or their proposed indirect cost rate methodology, if charging for overhead, to SANDAG for review and approval, which must occur prior to execution of the grant agreement.

☑️ The proposed grantee understands that a resolution including the requirements of Board Policy No.035, Section 4.1, must be submitted to SANDAG with the grant application, but no later than 4pm on January 18, 2011.

I certify that, I agree with the above statements, have reviewed the Active Transportation Grant Program Guidelines, and that the information submitted in this application is accurate and in accordance with these guidelines.

I have the authorization to submit this grant on behalf of my organization.

Gary Halbert                        Assistant City Manager

Grantee Name (print or type)    Title

Grantee Signature (signature cannot be electronic)  Date (mm/dd/yyyy)

01/17/2013
PROJECT SUMMARY

Applicant (Agency): City of Chula Vista

Project Title: Chula Vista Healthy Communities Program

Smart-Growth Opportunity Area Identifier: (i.e., CV-3 Palomar Gateway at Palomar Street and Industrial Boulevard; see http://www.sandag.org/smartgrowth to confirm location)

All Chula Vista Smart Growth Areas

Project Area Limits: e.g., 4th St. between Laurel St. and Ash St., and 5th St. between Laurel St. and Ash St.

The project includes all Chula Vista Smart Growth Areas, with emphasis on CV-1 (Broadway from C to J Streets and H Street from I-5 to Third Avenue) for the Healthy Corridors Pilot Projects.

Brief Project Description: Please provide a brief description of the proposed project in the space provided below.

During Phase I of the project, the City is proposing to develop a city-wide planning effort titled the Chula Vista Healthy Communities Program and amend the General Plan, Subdivision Manual, Design Standards Manual and other implementing documents to incorporate that program. In Phase II, the City will focus on the CV-1 smart growth area as a Healthy Corridors Pilot Project and will prepare design concept plans illustrating how the principles can be applied to transform them into healthy corridors.

Primary Contact Person (Project Manager): Diem Do

Title: Senior Project Coordinator

Street Address: 276 Fourth Avenue

City and Zip Code: Chula Vista 91910

Phone: (619) 585-5731

E-mail Address: ddo@ci.chula-vista.ca.gov

OTHER PROJECT PARTNERS:

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Total Project Cost = Active Transportation Grant Funds + Matching Funds
Please insert the proposed project location map here, or include the map as attachment 1 in your application.
### APPLICATION QUESTIONS

**Funding Sources:**

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<td>Other (specify source)</td>
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Total Funding: $137,500.00
The City of Chula Vista is proposing a two-phase project: The first phase is a comprehensive planning effort to develop a city-wide plan titled the Chula Vista Healthy Communities Program ("CVHCP"). The second phase is the implementation of the proposed CVHCP policies in the form of two Healthy Corridor Pilot Projects.

Phase I: Chula Vista Healthy Communities Program
The goal of the Healthy Chula Vista Program is to build stronger neighborhoods by planning, designing and revitalizing Chula Vista through targeted capital investment, infrastructure renovation, public amenities and residential improvements that promote mobility for all users. This program combines elements of Caltrans’ Complete Streets Program; development incentives; and changes to multi-modal levels of service, allowable land use types, and zoning designations. Together, these elements form a guideline illustrating the process to promote and facilitate smart growth development.

The CVHCP will require an amendment to the City’s General Plan. In addition, the CVHCP will also lead to amendments of other implementing plans (e.g. Bicycle, Pedestrian) and manuals (e.g. Design and Subdivision). Finally, a CVHCP Manual will be developed to assist city planning and the public with permitting and entitlement. The CVHCP Manual will describe the program, processes and tools and act as the nexus for all the City’s supporting implementation plans and manuals.

Phase I will affect the planning and development for all fifteen Smart Growth Areas within Chula Vista’s jurisdictional boundaries. A map is attached (Attachment 2) illustrating the City’s Smart Growth Areas and important transit and bicycle facilities, routes, and stops.
Phase II: Healthy Corridors Pilot Projects
The second phase is the implementation of two Healthy Corridors Pilot Projects ("HCPP") in the CV-1 Smart Growth Area. Healthy Corridor Pilot Project One – Broadway Corridor ("HCPP-1") includes Broadway between C Street and J Street. Healthy Corridor Pilot Project Two – H Street Corridor ("HCPP-2") includes H Street between I-5 and Third Avenue. This CV-1 Smart Growth Area is served by San Diego County's most active trolley, the MTS Blue Line, along with multiple bus stops, and a regional bike path.

The Broadway Corridor (HCPP-1): The Broadway corridor is currently a mix of auto oriented retail commercial uses and low-rise multi-family housing and mobile home parks and is envisioned as a mix of regional transit centers, visitor serving uses and a retail complex surrounding an enhanced, medium-rise residential quarter.

The H Street Corridor (HCPP-2): The H Street corridor is the primary business, commercial and transit backbone of the Urban Core and is envisioned as a corridor with buildings, plazas and parkways to activate the street edge and deliver a thriving pedestrian environment.

The objective of this second phase is to apply the Chula Vista Healthy Communities Program to a defined area utilizing the adopted processes and regulations. Concept design sketches will be prepared to visually demonstrate various improvements that may be implemented in the defined corridors. A map is attached (Attachment 3) showing Smart Growth Area CV-1 and the existing transit and bicycle facilities, routes and stops.
SMART GROWTH DEVELOPMENT POTENTIAL OF PROPOSED PROJECT AREA

Please describe the smart growth development potential of the proposed planning area. Describe how the existing setting will facilitate future smart growth development, specifically in terms of:

- Available land and/or right-of-way
- Existing urban form to support smart growth
- Proposed densities relative to the area's smart growth place type
- Any other features that make this location a good area for smart growth development

Chula Vista has fifteen designated Smart Growth Areas that include town, urban, community centers and special use. These Smart Growth Areas include the Urban Core in western Chula Vista and large sections of master planned communities in the eastern portion of the City. With a projected population of approximately 300,000 by 2030, the Chula Vista Healthy Communities Program is integral in continuing to plan, develop and transform these areas into robust and thriving areas that meet the needs of future residents.

Chula Vista has over 1700 acres in its Urban Core Specific Plan (UCSP) that qualify as prime areas for smart growth development. Of these 1700 acres over 680 are located in the City’s Urban Core, which includes the CV-1 Smart Growth Area. The UCSP sets the framework for developing smart growth areas by increasing densities, defining certain areas as mixed-use areas, and modifying development standards to encourage smart growth with a mix of different uses. There are currently multiple zoning regulations in place that encourage smart growth in this urban core. This is also a uniquely dense area with a mixture of both residential and commercial developments. This area already has a robust transit system that includes light rail transit, express light rail transit, rapid bus and high frequency local bus. By focusing future residential and commercial growth in close proximity to transit facilities there will be a reduction in street traffic and people will be provided with the option of taking alternative means of transportation. The transit-orientated developments will also be integrated with regional bicycle and pedestrian routes, which will promote healthier lifestyles. There is already the potential for substantial density in this area, however, the primary objective is to design streets and build the necessary infrastructure to encourage bicycling and pedestrian activity in a connected system that allows users to safely travel to their destination.
PROJECT GOALS AND OBJECTIVES

In the space below, please describe the objectives of the proposed planning effort, and outline how they will result in development and/or transportation infrastructure that will support smart growth and increase housing and transportation choices. Specific objectives relating to area transit facilities or access, existing or proposed bicycle facilities, and proposed enhancements to the pedestrian environment should be addressed in this section as well.

Healthy Communities components and multi-modal objectives currently exist in the Chula Vista General Plan; however, the General Plan does not fully address a comprehensive vision of the Healthy Communities and its nexus with the Complete Streets Program. Therefore, the primary objective of the Chula Vista Healthy Communities Program is to provide a clear set of processes, tools, and criteria to achieve that goal. The Healthy Corridors Pilot Projects will apply the various recommendations and ordinances developed in the CVHCP.

The benefits of complete streets are numerous, but only if the resulting design can be responsive to the unique community context. Designing a transportation system that accounts for the needs of people will result in a community where walking, riding bikes, or using public transit will be safer and easier. Complete Streets techniques will improve the efficiency and capacity of existing roads, possibly increasing the current level of service.

Broadway is classified as a four-lane gateway street between SR-54 and C Street and as a four-lane commercial boulevard between C Street and L Street; parallel parking is provided on both sides of the roadway in these sections. Sidewalks are provided on both sides of the street. Proposed improvements along Broadway include adding a 12-foot raised median, installing a Class II bikeway between C Street and L Street and widening by 14 feet between E Street and F Street to accommodate a configuration consisting of the raised median, bike lanes in both directions, and narrower traffic lanes.

H Street is classified as a six-lane gateway street between I-5 and Broadway; however, it should be noted that H Street is not built to its ultimate classification and functions as a four-lane roadway. Sidewalks are provided on both sides of the street. Proposed improvements along H Street include widening by eight feet with a new segment configuration featuring two travel lanes, a raised center median, a Class I bike path on both sides of the street, and parallel parking on one side of the street. An additional 22 feet in the curb-to-curb width is proposed between Broadway and I-5 to include an additional travel lane in both directions. H Street is integral in connecting the transit focus areas at H Street/Third Avenue and H Street/I-5 and facilitating local and regional transit routes.

Improvements to the infrastructure in the Pilot Project Areas should encourage investment and smart growth development in the future based on the positive social, economic, and environmental benefits.
PROPOSED METHOD TO MEET SGIP PROGRAM OBJECTIVES

In the space below, please outline the scope of work for the proposed planning effort, and describe how it will meet the objectives listed above. Please describe the specific deliverables that will be developed (i.e. market demand analysis, detailed land use alternatives, form-based codes, parking management strategy, area-specific design standards, etc.), and how the public will be involved. Detail should be provided describing how opportunities for public participation will be publicized and to which groups.

Milestones and deliverables necessary to expand the Healthy Chula Vista Program and implement the Healthy Corridor Pilot Projects include:

1. Develop a Mission Statement and Policy defining the Chula Vista Healthy Communities Program. The Mission Statement would be presented to the City Council early in the planning process and will set the tone for how the Program moves forward. At previous presentations to the City Council, the Program has received significant support.

2. Amend the General Plan to include the holistic vision and framework for the Chula Vista Healthy Communities Program as a guideline for smart growth development.

3. Develop Urban Levels of Service, Multi-modal Levels of Service and a list of design features such as narrowed travel lanes, sharrow, bulb outs, dedicated bicycle lanes, etc.

4. Amend the implementation documents to include measurement techniques, design standards, land use alternatives, and tools. The implementing documents include:
   a. Bicycle Master Plan
   b. Pedestrian Master Plan
   c. Subdivision Manual
   d. Design Standards Manual
   e. Pavement Maintenance Plan

5. Prepare a Healthy Chula Vista Program Manual as a resource document to educate and inform the user on the City's goals, policies and procedures for creating a Healthy Community. The Manual will provide a step-by-step guide to developing Healthy Communities that links the implementing documents and their applicable processes, applications, and adopted standards and guidelines.

The City of Chula Vista has established a project team with the Advanced Planning Division of the Development Services Department leading the effort. This team includes members from various City departments (Fire, Police, Parks and Recreation, Conservation and Environmental Services, Planning and Engineering). The City will also convene a stakeholder working group comprised of community organizations, engaged in various components of Healthy Communities, such as transportation, health, architecture, and planning. This stakeholder working group will be formed at the beginning of the process and continue through implementation. Through the stakeholder working group and community meetings, there will be substantial public outreach to ensure engagement and dialogue throughout the process.
Phase II includes the development of Healthy Corridors Pilot Projects in the Smart Growth CV-1 Area along Broadway (HCPP-1) and H Street (HCPP-2). An important aspect of this phase is the application of the Chula Vista Healthy Communities Program in tandem with the Urban Core Specific Plan, which utilizes a form-based approach in its land use and development regulations and associated design guidelines, in both these Healthy Corridors Pilot Project Areas. The end product for this phase will be concept design sketches depicting various modifications that could be implemented along the Broadway and H Street corridors that meet the objectives of the Chula Vista Healthy Communities Program. Due to the urban, retail-oriented nature of these corridors, consideration and recommendations will be given regarding compatible land uses, economic development programs, parking issues, and creating a welcoming environment for bicyclists and pedestrians. City staff will work jointly to conduct the work required to prepare the drawings, including:

1. Review of existing conditions along Broadway and H Streets
2. Use of Urban Level of Service and Multi-modal Level of Service to determine appropriate modifications and recommendations
3. Public meetings to discuss the progress of the Program
4. Preparation of concept design sketches
IMPLEMENTATION

Please list the steps required to initiate the planning process and the implementation mechanisms that will result from this planning effort. The applicant should specify if the plan will result in specific regulatory mechanisms to facilitate smart growth, such as a master plan or EIR, or other mechanism that allows for administrative approval of development projects. Otherwise, the applicant should describe what changes will be enacted as a result of the planning effort. Finally, the applicant should identify any potential significant obstacles to successful implementation, including but not limited to cultural or environmental concerns, and how they may be addressed and incorporated into the planning effort.

Planning efforts are currently underway, primarily in organizing City staff and setting goals and determining a timeline for the development of the Healthy Chula Vista Program. The effectiveness of this effort will be dependent upon support from the City Council, the community and our partners to keep the momentum of the process moving forward. Engaging the community in open and visionary dialogue about the Chula Vista Healthy Communities Program is important to the development and success of the Program. The result of this process will be the development of the Chula Vista Healthy Communities Program, an amendment of the General Plan to include an expanded and robust Healthy Communities section, the modification of implementing plans and manuals, and the preparation of the Chula Vista Healthy Communities Program Manual.

Upon completion of Phase I, implementation work in the Pilot Healthy Corridors Program along Broadway and H Streets will begin culminating in the preparation of concept design sketches illustrating the various methods for developing Complete Streets.

There may be community concern regarding establishing Urban Level of Service and Multi-modal Level of Service and modifications that may result in impacts to vehicular traffic flow. It will be important to engage the community in education and dialogue about the impacts.
EVIDENCE OF LOCAL COMMITMENT AND COMMUNITY SUPPORT

Please describe:

a. How the applicant has demonstrated a commitment to implement smart growth, based on existing plans, policies, incentives, ordinances, or approved smart growth projects.

b. The extent of community support for the proposed planning effort.

The City of Chula Vista has long been an advocate of Smart Growth, sustainable development and multi-modal transportation opportunities. The City has embraced and incorporated the principles of smart growth into its planning and regulatory documents beginning with the 1993 Otay Ranch Plan. The City has further demonstrated its commitment as evident by the 2005 General Plan Update and the 2007 Urban Core Specific Plan, which designated many areas in western Chula Vista for mixed-use in-fill development. Based on those plans, SANDAG has identified fifteen smart growth opportunity areas in the City of Chula Vista.

The City's commitment to implementing the components of a Healthy Communities Program was further solidified in the January 2012 approval of the General Plan Amendment that incorporated additional policies and objectives directly related to Healthy Communities. In this amendment, 23 objectives were added or modified to provide additional guidance and focus on accessibility to healthy food and increasing opportunities for multi-modal transportation. The City also developed the first local farm-to-stores program, which provided fresh produce in local stores that did not typically carry fresh groceries for its clientele and were located in areas that did not have a full-service grocery store nearby. Of the four stores that participated in the program, three are still carrying a variety of fresh produce and providing healthy food options for residents.

The development of the Third Avenue Streetscape Master Plan, in the CV-2 Smart Growth Area, has served as an educational tool for better understanding how to implement a similar program and the processes, programs and modifications utilized to achieve the goals of improving a corridor with specific characteristics. This information will be helpful as we move forward in developing our Chula Vista Healthy Communities Program and establishing our Pilot Healthy Corridors Program.

The following are letters received from organizations that support the City's effort in applying for the SANDAG Smart Growth Incentive Program Grant for the Healthy Chula Vista Program.

1. Walk San Diego (a regional association)

2. Community Health Improvement Partners (a regional organization)
January 16, 2013

SANDAG
401 B Street, Suite 800
San Diego, CA 92101

To Whom It May Concern:

I am writing to you on behalf of WalkSanDiego in support of the City of Chula Vista’s grant application for the SANDAG Smart Growth Incentive Program planning project for the development of the Healthy Chula Vista Program and amendments to the General Plan and implementing planning documents.

The Healthy Chula Vista Program will build stronger neighborhoods by revitalizing and investing in Chula Vista through capital investment, infrastructure improvements, public amenities and residential improvements that allow all users access and mobility. The Program is organized around the planning concept of Complete Streets but is expanded to include not just the physical street and accessibility but also the surrounding services, amenities and buildings which will be demonstrated in the Pilot Healthy Corridors along Broadway and H Streets and the concept design plans that are prepared as part of the program.

We are supportive of the City’s commitment to Smart Growth principles as presented in the General Plan, which would be further refined and expanded in the proposed amendment. I also support and intend to be a participant in the public working group, which is an important component of this process. With the development of the Healthy Chula Vista Program, there will be clear guidance for future development and investment in the City of Chula Vista.

We applaud the City’s efforts to pursue funding provided by the Smart Growth Incentive Program and offer our full support.

Sincerely,

James D. Stone
Executive Director

Dedicated to enhancing the livability of communities by making walking a safe and viable choice for all people.
January 17, 2013

SANDAG
401 B Street, Suite 800
San Diego, CA 92101

Re: Smart Growth Incentive Program

To Whom It May Concern:

I am writing to you on behalf of the San Diego County Childhood Obesity Initiative/Community Health Improvement Partners in support of the City of Chula Vista’s grant application for the SANDAG Smart Growth Incentive Program planning project for the development of the Healthy Chula Vista Program and amendments to the General Plan and implementing planning documents.

The Healthy Chula Vista Program will build stronger neighborhoods by revitalizing and investing in Chula Vista through capital investment, infrastructure improvements, public amenities and residential improvements that allow all users access and mobility. The Program is organized around the planning concept of Complete Streets but is expanded to include not just the physical street and accessibility but also the surrounding services, amenities and buildings which will be demonstrated in the Pilot Healthy Corridors along Broadway and H Streets and the concept design plans that are prepared as part of the program.

We are supportive of the City’s commitment to Smart Growth principles as presented in the General Plan, which would be further refined and expanded in the proposed amendment. I also support and intend to be a participant in the public working group, which is an important component of this process. With the development of the Healthy Chula Vista Program, there will be clear guidance for future development and investment in the City of Chula Vista.

We applaud the City’s efforts to pursue funding provided by the Smart Growth Incentive Program and offer our full support.

Sincerely,

Cheryl Moder
Director, San Diego County Childhood Obesity Initiative
MATCHING FUNDS

In the table below, please list the sources and amounts of any and all approved matching funds. Matching funds may include in-kind staff costs associated with project oversight, up to 10 percent of the total project cost.

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<th>Funding Source</th>
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<td>In-kind Staff Costs</td>
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Briefly describe any other aspects of the project that are relevant to its scoring.

12500
In the section below, state the scope of work, schedule, budget, and project deliverables (including specific quantities and locations of improvements). Please note that if this project is funded, this will be added to the grant agreement and the grantee will be held to this scope, budget, and schedule, for the purpose of project oversight. Applicants are required to identify phasing for the project, in the event that the project cannot be fully funded by SANDAG.

Please click here to complete the Excel Scope of Work, Schedule, and Budget sheet and attach to application.
# SANDAG SMART GROWTH INCENTIVE GRANT PROGRAM SCOPE OF WORK, SCHEDULE, AND BUDGET

**Project Title:** Chula Vista Healthy Communities Program

**Project Location/Limits:**

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<th>Phase I: All Smart Growth Areas</th>
<th>Phase II: CV-1 Smart Growth Area</th>
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**Project Description:**

Phase I: Develop Chula Vista Healthy Communities Program and amend General Plan and implementing documents. Prepare concept design sketches for Healthy Corridor Pilot Projects (CV-1)

**Phase II:**

Contract No.: SANDAG Use Only

Project (TNoT) No.: SANDAG Use Only

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**Totals:** $125,000 $12,500 $137,500