

**COUNTY OF SAN DIEGO  
BOARD OF SUPERVISORS - LAND USE  
WEDNESDAY, APRIL 22, 2026**

**MINUTE ORDER NO. 1**

**SUBJECT: ESTABLISH APPROPRIATIONS, ADVERTISE AND AWARD CONSTRUCTION CONTRACTS FOR 2024-2025 AND 2025-2026 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PEDESTRIAN FACILITY IMPROVEMENT PROJECTS (TROY STREET) AND RELATED CEQA EXEMPTION (DISTRICT: 4)**

**OVERVIEW**

The Department of Public Works (DPW) was awarded funding from the Community Development Block Grant (CDBG) program in 2024 and 2025 for the Troy Street Pedestrian Improvement Project located in the community of Spring Valley. This project will install approximately 1,044 linear feet of new concrete sidewalk, an Americans with Disabilities Act (ADA) compliant pedestrian ramp, 12 ADA compliant concrete driveways, and a marked crosswalk along the north side of Troy Street between Central Avenue and Bancroft Drive. The new facilities will provide a continuous, accessible walking path where none currently exist and will improve pedestrian visibility and safety. Additionally, this project directly supports Climate Action Plan goals as the new ADA ramp and sidewalk help provide active transportation alternatives to car trips that would produce greenhouse gas emissions

These improvements are consistent with DPW's Pedestrian Gap Analysis and the Local Road Safety Plan, which identify pedestrian safety needs and sidewalk gap closures as priority strategies for improving accessibility and safety within unincorporated communities. By implementing projects that close gaps identified in these plans, DPW enhances connectivity, supports Safe Routes to Schools programming, and promotes equitable access to community resources. The proposed improvements will provide a continuous sidewalk network, creating safer and more direct pedestrian routes for students, families, and seniors traveling to Lamar County Park, Goodland Acres Park, and Bancroft Elementary School.

The CDBG program, administered locally by the County's Health and Human Services Agency, provides federal funds from the U.S. Department of Housing and Urban Development to support infrastructure improvements in low- and moderate-income areas. This project aligns with CDBG objectives by enhancing accessibility, mobility, and safety in an underserved neighborhood. The project area is within a 76.21% Low- and Moderate-Income (LMI) census tract based on 2022 HUD LMI Summary Data and serves a community with a Healthy Places Index score of 31.22, indicating it is a historically lower-resourced community.

Upon Board approval, the Department of Purchasing and Contracting will advertise and award a construction contract to the lowest responsive and responsible bidder. Construction is anticipated to begin in Summer 2026 and be completed by Winter 2026. The total estimated project cost is \$1,303,812, partially funded through the CDBG program (\$303,812) and the remainder from bond proceeds (\$1,000,000).

## **RECOMMENDATION(S)**

### **CHIEF ADMINISTRATIVE OFFICER**

1. Find that the Fiscal Years 2024-25 and 2025-26 Community Development Block Grant (CDBG) Troy Street Pedestrian Improvement Project is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 of the CEQA Guidelines, because it involves the installation of concrete sidewalk, ADA pedestrian ramp, curb, gutter, driveways, and a marked crosswalk along the north side of Troy Street between Central Avenue and Bancroft Drive involving negligible or no expansion of existing or former use.
2. Establish appropriations of \$35,000, in the Department of Public Works, Road Fund, Services & Supplies, for the design and right of way acquisition of the CDBG Troy Street Pedestrian Improvement Project, based on revenue from the Community Development Block Grant.  
**(4 VOTES)**
3. Authorize the Director of Purchasing and Contracting to advertise and award a construction contract and to take any action authorized by Section 401 et seq. of the County Administrative Code, with respect to contracting for the CDBG Troy Street Pedestrian Improvement Project.
4. Designate the Director, Department of Public Works, as County Officer responsible for administering the construction contract in accordance with Board Policy F-41 (Public Works Construction Projects).

### **EQUITY IMPACT STATEMENT**

The Community Development Block Grant (CDBG) Program provides federal funds to improve infrastructure and services in communities with the greatest social and economic need. The Troy Street Pedestrian Improvement Project is in the community of Spring Valley, where 76.21 percent of surrounding households are considered low- and moderate-income according to federal standards. This area also has a Healthy Places Index score of 31.22, reflecting health and socioeconomic disparities that the project seeks to address through safer, more equitable access to transportation. This project directly benefits residents who rely on walking as their primary mode of transportation, including students, seniors, and individuals with disabilities. The improvements will enhance access to nearby parks, schools, and transit stops, supporting daily mobility and promoting active lifestyles within a historically underserved community.

### **SUSTAINABILITY IMPACT STATEMENT**

The Troy Street Pedestrian Improvement Project supports economic, social, and environmental sustainability by connecting residents to parks, schools, and transit stops, thereby improving access to essential community destinations. By promoting walkability and reducing vehicle miles traveled, the project will contribute to improved air quality and help advance the County's Climate Action Plan goals related to reducing greenhouse gas emissions. The project will improve mobility, accessibility, and safety for pedestrians within the community of Spring Valley. Installing new sidewalks, curb, gutter, and ADA-compliant pedestrian ramps will provide safe routes for walking and other non-vehicular travel modes. These improvements support the County's efforts to expand sustainable transportation infrastructure and promote active transportation options that reduce reliance on single-occupancy vehicles. The project also enhances long-term resilience by incorporating durable, low-maintenance infrastructure that promotes safety and accessibility for all users. These pedestrian facilities will improve mobility and quality of life while enhancing pedestrian accessibility and safety along existing public roadways and support the County's Climate Action Plan by improving roadway segments as

multimodal facilities. Together, these improvements contribute to the County's vision of creating healthy, connected, and sustainable communities.

**FISCAL IMPACT**

Funds for this request are partially included in the Fiscal Year 2025-26 Operational Plan in the Department of Public Works (DPW) Road Fund. If approved, this request will result in additional cost and revenue of \$35,000, based on Community Development Block Grant tied to Recommendation 2. The total estimated project costs are \$1,303,812, including \$303,812 for design, environmental review, right-of-way acquisition, and construction inspection. The construction contract is estimated at \$1,000,000 including a 25% contingency for unforeseen conditions. The funding sources are Community Development Block Grant (\$303,812) and bond proceeds (\$1,000,000). There will be no change in net General Fund costs and no additional staff years.

**BUSINESS IMPACT STATEMENT**

County of San Diego construction contracts are publicly and competitively bid, helping to stimulate the local economy by creating construction-related employment opportunities. All workers employed on County public works projects must be paid prevailing wages determined by the California Department of Industrial Relations, based on the type of work and project location. The Troy Street Pedestrian Improvement Project will comply with the County of San Diego's Working Families Ordinance, which requires the use of a skilled and trained workforce for County construction projects. By following these standards, the project will support fair wages, equitable hiring, and the development of local labor skills while contributing to the overall economic vitality of the region.

**ACTION:**

ON MOTION of Supervisor Montgomery Steppe, seconded by Supervisor Desmond, the Board of Supervisors took action as recommended, on Consent.

AYES: Aguirre, Anderson, Lawson-Remer, Montgomery Steppe, Desmond

State of California)  
County of San Diego)

I hereby certify that the foregoing is a full, true and correct copy of the Original entered in the Minutes of the Board of Supervisors.

ANDREW POTTER  
Clerk of the Board of Supervisors



**Signed**  
**by** Andrew Potter