

# A G E N D A

## ADJOURNED CITY COUNCIL MEETING

CITY HALL COUNCIL CHAMBERS  
11710 TELEGRAPH ROAD  
SANTA FE SPRINGS, CA  
WEDNESDAY, JULY 15, 2009  
4:30 P.M.

**NOTE: THE REPORTS LISTED ON THIS AGENDA ARE ON FILE IN THE CITY CLERK'S OFFICE AND ARE AVAILABLE FOR PUBLIC INSPECTION. QUESTIONS REGARDING THESE REPORTS MAY BE DIRECTED TO THE CITY CLERK.**

(In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office, (562) 868-0511, Ext. 7314. Notification 48 hours before the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.)

1. **ROLL CALL**

Councilmembers Putnam, Rounds, Serrano, Velasco, Mayor Gonzalez

2. **ORAL COMMUNICATIONS**

*This is the time when comments may be made by interested persons on matters not on the agenda having to do with City business. Anyone wishing to speak on an agenda item is asked to please comment at the time the item is considered by the City Council.*

**ORDINANCES FOR PASSAGE**

3. Ordinance No. 1000 – Second Reading of Ordinance No. 1000 Adopting the Redevelopment Plan for Amendment No. 4 to the Consolidated Redevelopment Project Area

**Recommendation:** That the City Council waive further reading and adopt Ordinance No. 1000 approving the Redevelopment Plan for Amendment No. 4 to the Consolidated Redevelopment Project Area.

4. Ordinance No. 1001 – Second Reading of Ordinance No. 1001 Adopting the Redevelopment Plan for Amendment No. 2 to the Washington Boulevard Project Area

**Recommendation:** That the City Council waive further reading and adopt Ordinance No. 1001 approving the Redevelopment Plan for Amendment No. 2 to the Washington Boulevard Project Area.

5. **ADJOURNMENT**



# City of Santa Fe Springs

Adjourned City Council Meeting

July 15, 2009

## ORDINANCE FOR PASSAGE

Ordinance No. 1000 – Second Reading of Ordinance No. 1000 Adopting the Redevelopment Plan for Amendment No. 4 to the Consolidated Redevelopment Project Area

## RECOMMENDATION

That the City Council waive further reading and adopt Ordinance No. 1000 approving the Redevelopment Plan for Amendment No. 4 to the Consolidated Redevelopment Project Area.

## BACKGROUND

Ordinance No. 1000 passed its first reading at the July 9, 2009 City Council Meeting. Ordinance No. 1000 approved the Redevelopment Plan for Amendment No. 4 to the Consolidated Redevelopment Project Area.

Frederick W. Latham  
City Manager

## Attachment

Ordinance No. 1000

## ORDINANCE NO. 1000

### AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SANTA FE SPRINGS ADOPTING THE REDEVELOPMENT PLAN FOR AND APPROVING AMENDMENT NO. 4 TO THE AMENDED CONSOLIDATED REDEVELOPMENT PROJECT AREA

#### Recitals:

1. By resolution, the City Council acknowledged receipt of a resolution of the Community Development Commission of the City of Santa Fe Springs, which resolution concerned proposed Amendment No. 4 to the Amended Consolidated Redevelopment Project Area. In its resolution, the Commission consented to hold a joint public hearing with this City Council in regard to said proposed Amendment No. 4 to said project area (hereinafter referred to as the "Amendment") in accordance with Health and Safety Code Section 33458 and directed the Executive Director and Secretary of the Community Development Commission to cause notice of that joint public hearing required by law to be given upon this City Council consenting to and setting the day, hour and place for that hearing.

2. By said resolution, this City Council consented to hold a joint public hearing with the Community Development Commission in regard to the Amendment, at which hearing any and all persons having any objections to the adoption of the Amendment, or the regularity of any prior proceedings, would be allowed to appear before this City Council and show cause why the Amendment should not be adopted. Said resolution determined that the joint public hearing would occur at 6:00 p.m. on June 25, 2009 in the Council Chambers, Santa Fe Springs City Hall, 11710 Telegraph Road, Santa Fe Springs, California.

3. Notice of said joint public hearing has been given by publication and mailing as required by Health and Safety Code Section 33452. Said notices all were timely published and mailed.

4. The Community Development Commission heretofore has requested that the Planning Commission of the City of Santa Fe Springs render a report and recommendation to the Commission with respect to the Amendment. By resolution, the Planning Commission rendered its report and recommendation that the Amendment conforms to the City of Santa Fe Springs General Plan and that the Amendment be adopted.

5. A copy of the Redevelopment Plan for the Amendment is attached hereto, marked "Exhibit A" and incorporated herein by this reference. The Redevelopment Plan for the Amendment specifically describes the boundaries of the area being added to and incorporated into the Amended Consolidated Redevelopment Project Area. That area hereinafter is referred to as the "Added Area". The above-referenced redevelopment plan as amended hereby is referred to hereinafter as the "Amended Plan".

6. The joint public hearing referred to above was duly conducted on June 25, 2009 in the City Council Chambers, Santa Fe Springs City Hall, 11710 Telegraph Road, Santa Fe Springs, California, and was concluded immediately prior to the first reading of this ordinance and, at said joint public hearing, this City Council considered the Amendment.

7. All legal prerequisites to the passage of this ordinance have occurred.

**NOW, THEREFORE, the City Council of the City of Santa Fe Springs does hereby find, determine, and ordain as follows:**

Section 1. All facts set forth in the Recitals of this ordinance are hereby found to be true and correct.

Section 2. The Added Area is a blighted area, the redevelopment of which is necessary to effectuate the public purpose declared in the Health and Safety Code, Division 24, Part 1.

Section 3. The Amended Plan will redevelop the Added Area in conformity with Health and Safety Code, Division 24, Part 1, and in the interests of the public peace, health, safety, and welfare.

Section 4. The adopting and implementation of the Amended Plan as applied to the Added Area is economically sound and feasible.

Section 5. The Amended Plan conforms to the General Plan of the City of Santa Fe Springs.

Section 6. The implementation of the Amended Plan as applied to the Added Area will promote the public peace, health, safety, and welfare of the City of Santa Fe Springs and will effectuate the purposes and policy of the Health and Safety Code, Division 24, Part 1.

Section 7. The condemnation of real property by the Community Development Commission in the Added Area is necessary to the execution and implementation of the Amended Plan as applied to the Added Area, and adequate provisions have been made for payment for property to be acquired as provided by law.

Section 8. The Community Development Commission has a feasible method and plan for the relocation of families and persons displaced from the Added Area if the execution of the Amended Plan should result in the temporary or permanent displacement of any occupants of housing facilities in the Added Area.

Section 9. There are or are being provided in the Added Area or in other areas not generally less desirable in regard to public utilities and public and commercial facilities and at rents or prices with the financial means of the families and persons, if any, displaced from the Added Area, decent, safe, and sanitary dwellings equal in number to the number of available to such displaced families and persons and reasonably accessible to their places of employment.

Section 10. This City Council is satisfied that permanent housing facilities will be available within three (3) years from the time occupants of the Added Area are displaced and that pending the development of such facilities there will be available to such displaced occupants adequate temporary housing facilities at rents

comparable to those in the City of Santa Fe Springs at the time of their displacement.

Section 11. Inclusion within the Added Area of any lands, buildings, or improvements which are not detrimental to the public health, safety, or welfare is necessary for the effective redevelopment of the Added Area, any such area included is necessary for the effective redevelopment and is not included for the purpose of obtaining the allocation of tax increment revenues from such area pursuant to California Health and Safety Code Section 33670 without other substantial justification for its inclusion.

Section 12. The elimination of blight and the redevelopment of the Added Area could not be reasonably expected to be accomplished by private enterprise acting alone without the aid and assistance of the Community Development Commission.

Section 13. The purpose and intent of this City Council with respect to the Added Area and the Amended Plan is to protect and promote the sound development of the Added Area and the general welfare of the inhabitants of the City of Santa Fe Springs by remedying the injurious conditions presently existing in the Added Area and by providing needed public facilities in the area through the application of all appropriate means.

Section 14. The effect of tax increment financing will not cause a significant financial burden or detriment on any taxing agency deriving revenues from the Added Area.

Section 15. This City Council hereby finds that the Added Area and, in fact, the entire Amended Consolidated Redevelopment Project Area, is predominately urbanized as that phrase is utilized in the California Health and Safety Code Section 33320.1

Section 16. This City Council hereby approves and adopts the Amendment attached hereto as "Exhibit A" and incorporated herein by reference and designates the Amended Plan as the official redevelopment plan for Amendment No. 4 to the Amended Consolidated Redevelopment Project Area.

Section 17. This City Council hereby authorizes and provides for the City of Santa Fe Springs' expenditure of money provided for in the Amended Plan.

Section 18. This City Council hereby declares its intention to undertake and complete any proceedings necessary to be carried out by the City of Santa Fe Springs under the provisions of the Amended Plan.

Section 19. The City Clerk of the City of Santa Fe Springs (hereinafter "City Clerk") shall cause a copy of this ordinance to be transmitted to the Community Development Commission and to the Building Department of the City of Santa Fe Springs.

Section 20. The Building Department of the City of Santa Fe Springs is hereby directed to advise all applicants for building permits within the Added Area for a period of two (2) years after the adopting of this ordinance that the site for which a building permit is sought for the construction of buildings or other improvements is within a redevelopment project area.

Section 21. The Executive Director of the Community Development Commission is hereby directed to cause the recordation and submission specified in Health and Safety Coe Section 33373 and Section 33375 to occur forthwith.

Section 22. The City Clerk shall certify to the adoption of this Ordinance, and shall cause the same to be posted in at least three (3) public places in the City, such posting to be completed not later than fifteen (15) days after passage hereof.

PASSED AND APPROVED THIS \_\_\_ DAY OF \_\_\_\_\_ 2009 BY THE FOLLOWING ROLL CALL VOTE:

AYES: Council members:

NOES: Council members:

ABSENT: Council members:

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Luis M. Gonzalez, Mayor of the City of Santa Fe Springs

ATTEST:

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Barbara Earl, City Clerk of the City of Santa Fe Springs



# *City of Santa Fe Springs*

Adjourned City Council Meeting

July 15, 2009

## **ORDINANCE FOR PASSAGE**

Ordinance No. 1001 – Second Reading of Ordinance No. 1001 Adopting the Redevelopment Plan for Amendment No. 2 to the Washington Boulevard Project Area

## **RECOMMENDATION**

That the City Council waive further reading and adopt Ordinance No. 1001 approving the Redevelopment Plan for Amendment No. 2 to the Washington Boulevard Project Area.

## **BACKGROUND**

Ordinance No. 1001 passed its first reading at the July 9, 2009 City Council Meeting. Ordinance No. 1001 approved the Redevelopment Plan for Amendment No. 2 to the Washington Boulevard Project Area.

  
Frederick W. Latham  
City Manager

Attachment

Ordinance No. 1001

## ORDINANCE NO. 1001

### AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SANTA FE SPRINGS ADOPTING THE REDEVELOPMENT PLAN FOR AND APPROVING AMENDMENT NO. 2 TO THE WASHINGTON BOULEVARD REDEVELOPMENT PROJECT AREA

#### Recitals:

1. By resolution, the City Council acknowledged receipt of a resolution of the Community Development Commission of the City of Santa Fe Springs, which resolution concerned proposed Amendment No. 2 to the Washington Boulevard Redevelopment Project Area. In its resolution, the Commission consented to hold a joint public hearing with this City Council in regard to said proposed Amendment No. 2 to said project area (hereinafter referred to as the "Amendment") in accordance with Health and Safety Code Section 33458 and directed the Executive Director and Secretary of the Community Development Commission to cause notice of that joint public hearing required by law to be given upon this City Council consenting to and setting the day, hour and place for that hearing.
2. By said resolution, this City Council consented to hold a joint public hearing with the Community Development Commission in regard to the Amendment, at which hearing any and all persons having any objections to the adoption of the Amendment, or the regularity of any prior proceedings, would be allowed to appear before this City Council and show cause why the Amendment should not be adopted. Said resolution determined that the joint public hearing would occur at 6:00 p.m. on June 25, 2009 in the Council Chambers, Santa Fe Springs City Hall, 11710 Telegraph Road, Santa Fe Springs, California.
3. Notice of said joint public hearing has been given by publication and mailing as required by Health and Safety Code Section 33452. Said notices all were timely published and mailed.
4. The Community Development Commission heretofore has requested that the Planning Commission of the City of Santa Fe Springs render a report and recommendation to the Commission with respect to the Amendment. By resolution, the Planning Commission rendered its report and recommendation that the Amendment conforms to the City of Santa Fe Springs General Plan and that the Amendment be adopted.
5. A copy of the Redevelopment Plan for the Amendment is attached hereto, marked "Exhibit A" and incorporated herein by this reference. The Redevelopment Plan for the Amendment specifically describes the boundaries of the area being added to and incorporated into the Washington Boulevard Redevelopment Project Area. That area hereinafter is referred to as the "Added Area". The above-referenced redevelopment plan as amended hereby is referred to hereinafter as the "Amended Plan".
6. The joint public hearing referred to above was duly conducted on June 25, 2009 in the City Council Chambers, Santa Fe Springs City Hall, 11710 Telegraph Road, Santa Fe Springs, California, and was concluded immediately prior to the first reading of this ordinance and, at said joint public hearing, this City Council considered the Amendment.



7. All legal prerequisites to the passage of this ordinance have occurred.

**NOW, THEREFORE, the City Council of the City of Santa Fe Springs does hereby find, determine, and ordain as follows:**

Section 1. All facts set forth in the Recitals of this ordinance are hereby found to be true and correct.

Section 2. The Added Area is a blighted area, the redevelopment of which is necessary to effectuate the public purpose declared in the Health and Safety Code, Division 24, Part 1.

Section 3. The Amended Plan will redevelop the Added Area in conformity with Health and Safety Code, Division 24, Part 1, and in the interests of the public peace, health, safety, and welfare.

Section 4. The adopting and implementation of the Amended Plan as applied to the Added Area is economically sound and feasible.

Section 5. The Amended Plan conforms to the General Plan of the City of Santa Fe Springs.

Section 6. The implementation of the Amended Plan as applied to the Added Area will promote the public peace, health, safety, and welfare of the City of Santa Fe Springs and will effectuate the purposes and policy of the Health and Safety Code, Division 24, Part 1.

Section 7. The condemnation of real property by the Community Development Commission in the Added Area is necessary to the execution and implementation of the Amended Plan as applied to the Added Area, and adequate provisions have been made for payment for property to be acquired as provided by law.

Section 8. The Community Development Commission has a feasible method and plan for the relocation of families and persons displaced from the Added Area if the execution of the Amended Plan should result in the temporary or permanent displacement of any occupants of housing facilities in the Added Area.

Section 9. There are or are being provided in the Added Area or in other areas not generally less desirable in regard to public utilities and public and commercial facilities and at rents or prices with the financial means of the families and persons, if any, displaced from the Added Area, decent, safe, and sanitary dwellings equal in number to the number of available to such displaced families and persons and reasonably accessible to their places of employment.

Section 10. This City Council is satisfied that permanent housing facilities will be available within three (3) years from the time occupants of the Added Area are displaced and that pending the development of such facilities there will be available to such displaced occupants adequate temporary housing facilities at rents

comparable to those in the City of Santa Fe Springs at the time of their displacement.

Section 11. Inclusion within the Added Area of any lands, buildings, or improvements which are not detrimental to the public health, safety, or welfare is necessary for the effective redevelopment of the Added Area, any such area included is necessary for the effective redevelopment and is not included for the purpose of obtaining the allocation of tax increment revenues from such area pursuant to California Health and Safety Code Section 33670 without other substantial justification for its inclusion.

Section 12. The elimination of blight and the redevelopment of the Added Area could not be reasonably expected to be accomplished by private enterprise acting alone without the aid and assistance of the Community Development Commission.

Section 13. The purpose and intent of this City Council with respect to the Added Area and the Amended Plan is to protect and promote the sound development of the Added Area and the general welfare of the inhabitants of the City of Santa Fe Springs by remedying the injurious conditions presently existing in the Added Area and by providing needed public facilities in the area through the application of all appropriate means.

Section 14. The effect of tax increment financing will not cause a significant financial burden or detriment on any taxing agency deriving revenues from the Added Area.

Section 15. This City Council hereby finds that the Added Area and, in fact, the entire Washington Boulevard Redevelopment Project Area, is predominately urbanized as that phrase is utilized in the California Health and Safety Code Section 33320.1

Section 16. This City Council hereby approves and adopts the Amendment attached hereto as "Exhibit A" and incorporated herein by reference and designates the Amended Plan as the official redevelopment plan for Amendment No. 2 to the Washington Boulevard Redevelopment Project Area.

Section 17. This City Council hereby authorizes and provides for the City of Santa Fe Springs' expenditure of money provided for in the Amended Plan.

Section 18. This City Council hereby declares its intention to undertake and complete any proceedings necessary to be carried out by the City of Santa Fe Springs under the provisions of the Amended Plan.

Section 19. The City Clerk of the City of Santa Fe Springs (hereinafter "City Clerk") shall cause a copy of this ordinance to be transmitted to the Community Development Commission and to the Building Department of the City of Santa Fe Springs.

Section 20. The Building Department of the City of Santa Fe Springs is hereby directed to advise all applicants for building permits within the Added Area for a period of two (2) years after the adopting of this ordinance that the site for which a building permit is sought for the construction of buildings or other improvements is within a redevelopment project area.

Section 21. The Executive Director of the Community Development Commission is hereby directed to cause the recordation and submission specified in Health and Safety Code Section 33373 and Section 33375 to occur forthwith.

Section 22. The City Clerk shall certify to the adoption of this Ordinance, and shall cause the same to be posted in at least three (3) public places in the City, such posting to be completed not later than fifteen (15) days after passage hereof.

PASSED AND APPROVED THIS \_\_\_ DAY OF \_\_\_\_\_ 2009 BY THE FOLLOWING ROLL CALL VOTE:

AYES: Council members:

NOES: Council members:

ABSENT: Council members:

\_\_\_\_\_  
Luis M. Gonzalez, Mayor of the City of Santa Fe Springs

ATTEST:

\_\_\_\_\_  
Barbara Earl, City Clerk of the City of Santa Fe Springs