

CITY OF LOS ANGELES

CALIFORNIA



ANTONIO R. VILLARAIGOSA
MAYOR

JUNE LAGMAY
City Clerk

HOLLY L. WOLCOTT
Executive Officer

When making inquiries relative to
this matter, please refer to the
Council File No.

Office of the
CITY CLERK

Council and Public Services
Room 395, City Hall
Los Angeles, CA 90012
General Information - (213) 978-1133
Fax: (213) 978-1040

SHANNON HOPPE
Council and Public Services
Division

www.cityclerk.lacity.org

October 4, 2012

To All Interested Parties:

The City Council adopted the action(s), as attached, under Council File No. 11-0023,
at its meeting held September 28, 2012.



City Clerk
kw

TIME LIMIT FILES
ORDINANCES

Mayor's Time Stamp
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CITY OF LOS ANGELES

FORTHWITH

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BY _____
DEPUTY

COUNCIL FILE NUMBER 11-0023 COUNCIL DISTRICT 9

COUNCIL APPROVAL DATE September 28, 2012 LAST DAY FOR MAYOR TO ACT OCT 1 2 2012

ORDINANCE TYPE: Ord of Intent Zoning Personnel General
 Improvement LAMC LAAC CU or Var Appeals - CPC No. _____

SUBJECT MATTER: AMENDING SECTIONS 12.04 AND 12.16.4 OF THE LOS ANGELES MUNICIPAL CODE TO ESTABLISH A CONVENTION AND EVENT CENTER ZONE

	APPROVED	DISAPPROVED	BY	
PLANNING COMMISSION	_____	_____	CITY CLERK DEPUTY	RECEIVED CITY CLERK'S OFFICE 2012 OCT -3 AM 11:25
DIRECTOR OF PLANNING	<u>X</u>	_____		
CITY ATTORNEY	_____	_____		
CITY ADMINISTRATIVE OFFICER	_____	_____		
OTHER	_____	_____		

DATE OF MAYOR APPROVAL, DEEMED APPROVED OR *VETO OCT 03 2012
(*VETOED ORDINANCES MUST BE ACCOMPANIED WITH OBJECTIONS IN WRITING PURSUANT TO CHARTER SEC. 250(b) (c))

(CITY CLERK USE ONLY PLEASE DO NOT WRITE BELOW THIS LINE)

DATE RECEIVED FROM MAYOR OCT - 3 2012 ORDINANCE NO. 182268
DATE PUBLISHED _____ DATE POSTED OCT - 4 2012 EFFECTIVE DATE NOV 13 2012
ORD OF INTENT: HEARING DATE _____ ASSESSMENT CONFIRMATION _____
ORDINANCE FOR DISTRIBUTION: YES NO

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TIME LIMIT FILES
 ORDINANCES

FORTHWITH

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 BY _____
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COUNCIL FILE NUMBER 11-0023 COUNCIL DISTRICT 9
 COUNCIL APPROVAL DATE September 28, 2012 LAST DAY FOR MAYOR TO ACT OCT 1 2 2012
 ORDINANCE TYPE: Ord of Intent Zoning Personnel General
 Improvement LAMC LAAC CU or Var Appeals - CPC No. _____

SUBJECT MATTER: SECOND AMENDMENT TO THE THIRD AMENDED AND RESTATED DEVELOPMENT AGREEMENT BY AND AMONG THE CITY OF LOS ANGELES, L.A. ARENA LAND COMPANY, LLC, FLOWER HOLDINGS, LLC, OLYMPIC AND GEORGIA PARTNERS, LLC, LA LIVE THEATRE, LLC, LA LIVE PROPERTIES, LLC, FIDM RESIDENTIAL, INC. AND FIG CENTRAL FEE OWNER, LLC

	APPROVED	DISAPPROVED	BY
PLANNING COMMISSION	_____	_____	CITY CLERK DEPUTY
DIRECTOR OF PLANNING	_____	_____	
CITY ATTORNEY	<u>X</u>	_____	
CITY ADMINISTRATIVE OFFICER	_____	_____	
OTHER	_____	_____	
	_____	_____	

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DATE OF MAYOR APPROVAL, DEEMED APPROVED OR *VETO OCT 03 2012
 (*VETOED ORDINANCES MUST BE ACCOMPANIED WITH OBJECTIONS IN WRITING PURSUANT TO CHARTER SEC. 250(b) (c))

(CITY CLERK USE ONLY PLEASE DO NOT WRITE BELOW THIS LINE)

DATE RECEIVED FROM MAYOR OCT - 3 2012 ORDINANCE NO. 182269
 DATE PUBLISHED _____ DATE POSTED OCT - 4 2012 EFFECTIVE DATE NOV 13 2012
 ORD OF INTENT: HEARING DATE _____ ASSESSMENT CONFIRMATION _____
 ORDINANCE FOR DISTRIBUTION: YES NO

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 CITY OF LOS ANGELES

TIME LIMIT FILES
 ORDINANCES

FORTHWITH

City Clerk's Time Stamp
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COUNCIL FILE NUMBER 11-0023 COUNCIL DISTRICT 9
 COUNCIL APPROVAL DATE September 28, 2012 LAST DAY FOR MAYOR TO ACT OCT 1 2 2012
 ORDINANCE TYPE: Ord of Intent Zoning Personnel General
 Improvement LAMC LAAC CU or Var Appeals - CPC No. _____

SUBJECT MATTER: SECOND AMENDMENT TO DEVELOPMENT AGREEMENT BY AND AMONG THE CITY OF LOS ANGELES, L.A. ARENA LAND COMPANY, LLC, SUCCESSOR IN INTEREST TO L.A. ARENA LAND COMPANY, INC. AND L.A. ARENA FUNDING, LLC, AS PARTIAL SUCCESSOR IN INTEREST TO L.A. ARENA LAND COMPANY, INC., RELATING TO REAL PROPERTY IN THE CENTRAL CITY COMMUNITY PLAN AND THE CONVENTION AND EVENT CENTER SPECIFIC PLAN AREAS, WHICH IS HEREBY INCORPORATED BY REFERENCE

	APPROVED	DISAPPROVED	BY
PLANNING COMMISSION	_____	_____	CITY CLERK DEPUTY
DIRECTOR OF PLANNING	X	_____	
CITY ATTORNEY	X	_____	
CITY ADMINISTRATIVE OFFICER	_____	_____	
OTHER	_____	_____	
	_____	_____	

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OCT 03 2012

DATE OF MAYOR APPROVAL OCT - 3 2012 DEEMED APPROVED OR *VETO _____
 (*VETOED ORDINANCES MUST BE ACCOMPANIED WITH OBJECTIONS IN WRITING PURSUANT TO CHARTER SEC. 250(b) (c))

(CITY CLERK USE ONLY PLEASE DO NOT WRITE BELOW THIS LINE)

DATE RECEIVED FROM MAYOR OCT - 3 2012 ORDINANCE NO. 182270
 DATE PUBLISHED _____ DATE POSTED OCT - 4 2012 EFFECTIVE DATE NOV 1 3 2012
 ORD OF INTENT: HEARING DATE _____ ASSESSMENT CONFIRMATION _____
 ORDINANCE FOR DISTRIBUTION: YES NO

Mayor's Time Stamp
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 CITY OF LOS ANGELES

TIME LIMIT FILES
 ORDINANCES

FORTHWITH

City Clerk's Time Stamp
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 BY _____
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COUNCIL FILE NUMBER 11-0023 COUNCIL DISTRICT 9

COUNCIL APPROVAL DATE September 28, 2012 LAST DAY FOR MAYOR TO ACT OCT 1 2 2012

ORDINANCE TYPE: Ord of Intent Zoning Personnel General
 Improvement LAMC LAAC CU or Var Appeals - CPC No. _____

SUBJECT MATTER: DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF LOS ANGELES AND L.A. EVENT CENTER, LLC, AND L.A. PARKING STRUCTURES, LLC (JOINTLY, THE DEVELOPER), RELATING TO REAL PROPERTY IN THE CENTRAL CITY COMMUNITY PLAN. THIS PROPERTY IS COMPRISED OF APPROXIMATELY 68 ACRES OF LAND WITHIN THE BOUNDARIES OF THE CONVENTION AND EVENT CENTER SPECIFIC PLAN, EXCLUDING STAPLES CENTER, AND IS COMMONLY KNOWN AS THE LOS ANGELES CONVENTION CENTER, AND WHICH IS THE AREA GENERALLY BOUND BY THE FOLLOWING MAJOR ROADWAYS: CHICK HEARN COURT TO THE NORTH, THE SR-110 FREEWAY TO THE WEST, VENICE BOULEVARD TO THE SOUTH, AND FIGUEROA STREET TO THE EAST

	APPROVED	DISAPPROVED	BY	RECEIVED
PLANNING COMMISSION	_____	_____	CITY CLERK DEPUTY	2012 OCT -3 AM 11:25 CITY CLERK'S OFFICE
DIRECTOR OF PLANNING	<u>X</u>	_____		
CITY ATTORNEY	<u>X</u>	_____		
CITY ADMINISTRATIVE OFFICER	_____	_____		
OTHER	_____	_____		

OCT 03 2012

DATE OF MAYOR APPROVAL, DEEMED APPROVED OR *VETO _____
 (*VETOED ORDINANCES MUST BE ACCOMPANIED WITH OBJECTIONS IN WRITING PURSUANT TO CHARTER SEC. 250(b) (c))

(CITY CLERK USE ONLY PLEASE DO NOT WRITE BELOW THIS LINE)

DATE RECEIVED FROM MAYOR OCT - 3 2012 ORDINANCE NO. 182271

DATE PUBLISHED _____ DATE POSTED OCT - 4 2012 EFFECTIVE DATE NOV 1 3 2012

ORD OF INTENT: HEARING DATE _____ ASSESSMENT CONFIRMATION _____

ORDINANCE FOR DISTRIBUTION: YES NO

2

**TO THE COUNCIL OF THE
CITY OF LOS ANGELES**

File No. 11-0023

**Your AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION**

reports as follows:

ENVIRONMENTAL IMPACT REPORT (EIR), MITIGATION MEASURES, MITIGATION MONITORING AND REPORTING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, AD HOC COMMITTEE ON DOWNTOWN STADIUM AND CONVENTION CENTER RENOVATION REPORT, and ORDINANCE relative to the modernization of the Los Angeles Convention Center (LACC) and the construction of a new multi-purpose Event Center.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the EIR (EIR No. ENV-2011-0585-EIR; State Clearing House No. 2011031049) for the modernization of the LACC and the construction of a new multi-purpose Event Center project has been completed in compliance with the California Environmental Quality Act, the environmental guidelines of State of California and the City of Los Angeles, and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the lead agency City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file No. 11-0023 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; the Project's EIR was presented to the City Council and City Council reviewed and considered the information contained in the EIR prior to approving the Project, as well as all other information in the record of proceedings on this Matter; and, ADOPT the EIR.
2. FIND that the Project's EIR was presented to the City Planning Commission (CPC) as a recommending body of the lead agency, and the CPC reviewed and considered the information contained in the EIR prior to recommending the project for approval, as well as all other information in the record of proceedings on this matter.
3. FIND that the project's EIR was presented to Council, and that Council reviewed and considered the information contained in the EIR prior to approving the project, as well as all other information in the record of proceedings on this matter.
4. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the City Planning Department and ADOPT the Statement of Overriding Considerations, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.

5. ADOPT FINDINGS pursuant to and in accordance with Section 21081.6 of the California State Public Resources Code, the Mitigation Monitoring and Reporting Program as the Findings of Council and ADOPT the Mitigation Monitoring and Reporting Program and the accompanying mitigation measures, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
6. ADOPT FINDINGS of the CPC, including the Environmental Findings as the Findings of the Council, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
7. PRESENT and ADOPT accompanying ORDINANCE (City Attorney report No. R12-0293), recommended by the CPC at its meeting held September 13, 2012, authorizing the execution of a Development Agreement by and among the City of Los Angeles and L.A. Event Center, LLC and L.A. Parking Structures, LLC for the modernization of the LACC and the construction of a new multi-purpose Event Center on approximately 68 acres of land owned by the City of Los Angeles.

Applicant: L.A. Event Center, LLC
Representative: William Delvac, Armbruster Goldsmith & Delvac LLP

8. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
9. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The Chief Legislative Analyst, City Administrative Officer, and LACC report that this action will not impact the General Fund. The Board of City Planning Commissioners reports that administrative costs are recovered through fees.

Community Impact Statement: None submitted.

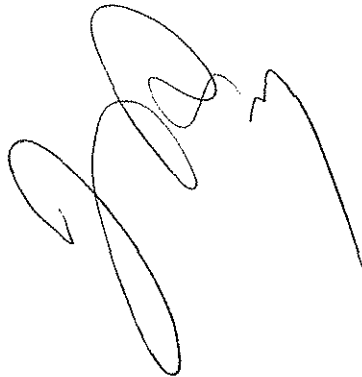
SUMMARY

On September 14, 2012, the City Attorney transmitted to Council accompanying Ordinance, in accordance with the action taken by the CPC, authorizing the execution of a Development Agreement by and among the City of Los Angeles and L.A. Event Center, LLC and L.A. Parking Structures, LLC of a Development Agreement. At its special meeting held September 24, 2012, the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation

recommended that Council approve the above recommendations and Ordinance relative to the modernization of the LACC and the construction of a new multi-purpose Event Center.

Respectfully submitted,

AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION



<u>MEMBER</u>	<u>VOICE</u>
PERRY:	YES
CARDENAS:	ABSENT
REYES:	YES
LABONGE:	YES
ROSENDAHL:	ABSENT
HUIZAR (ALT):	YES

JAW
CD 9
11-0023.2_rpt_st_9-25-2012

ADOPTED
** as amended*
SEP 28 2012
see attached motion
LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH

ITEM 2 - A


MOTION

I MOVE that the matter of Communication from City Attorney and Ordinance First Consideration relative to a Development Agreement, and execution of a Development Agreement by and among the City of Los Angeles and L.A. Event Center, LLC and L.A. Parking Structures, LLC for the modernization of the Los Angeles Convention Center (LACC), the construction of a new multi-purpose Event Center and construction of parking garages on approximately 68 acres of land owned by the City of Los Angeles, Item 2 on today's Council Agenda (CF 11-0023), be AMENDED to Present and Adopt the attached ordinance in lieu of the ordinance attached to the file in order to incorporate the following changes:

- A. *Section 3.2.1.2.1 of Event Center Development Agreement:*
"If Event Center Owner does not meet the goals described in this Section, ~~after completion of construction~~ Event Center Owner shall contribute the following, upon the completion of construction for failure to meet the construction local hiring goal and, for each year the goal is not met for the operational local hiring goal: \$25,000 to the Small Business Enterprise Development fund described in Section 3.2.4.3 below."
- B. *Section 3.2.3.1 of Event Center Development Agreement:*
"The Event Center Owner shall guarantee \$2,000,000 through cash, bond or irrevocable letter of credit, payable to the Planning Department, for the development and implementation of neighborhood protection and land use planning initiatives to be implemented in the vicinity of the Project, with 50% of the payment to be made three (3) months after the Effective Date of this Agreement and the following 50% to be made prior to issuance of ~~the~~ either the demolition or building permit, whichever occurs first, for the Event Center Improvements. Expenditures from this fund shall be made at the sole discretion of the Director of Planning in consultation with the affected Council Offices. The following communities will be eligible for the expenditure of funds: Pico Union, South Los Angeles and Central City Downtown, ~~with \$500,000 of the expenditures allocated to Pico Union and South Los Angeles.~~"
- C. *Section 3.2.3.2 of the Event Center Development Agreement:*
"Prior to the issuance of a demolition permit for the West Hall of the Convention Center, the Event Center Owner shall submit to the Director of Planning a plan, which shall be prepared at no cost to the City, for the implementation of streetscape improvements (such as street trees, sidewalk scoring, street furniture, street lighting, etc.) ~~for a length of 500 feet beginning from the Specific Plan boundary and running west to Union Avenue~~, and shall cover both sides of the following streets:
1. Olympic Blvd
 2. Chick Hearn Court/11th Street
 3. 12th Street
 4. West Pico Blvd.

The landscaping, fixtures, and materials used shall be comparable to those used within the Specific Plan area and the streetscape improvement plan shall describe them detail.

The Event Center Owner shall fund or cause to be funded \$500,000 towards the implementation of the streetscape improvements prior to the issuance of a building permit for the Event Center Improvements. Prior to the issuance of a temporary or final certificate of occupancy for the Event Center Improvements, the Event Center Owner shall complete the streetscape improvements."

-  D. *Add New Section 3.2.9 to Event Center Development Agreement:*
"Within ninety (90) days following the Effective Date, the Event Center Owner shall provide \$80,000 to the City in connection with an analysis of Fire Department facilities in Downtown."

3

TO THE COUNCIL OF THE
CITY OF LOS ANGELES

File No. 11-0023

Your **AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION**

reports as follows:

ENVIRONMENTAL IMPACT REPORT (EIR), MITIGATION MEASURES, MITIGATION MONITORING AND REPORTING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, AD HOC COMMITTEE ON DOWNTOWN STADIUM AND CONVENTION CENTER RENOVATION REPORT, and ORDINANCE relative to the modernization of the Los Angeles Convention Center (LACC) and the construction of a new multi-purpose Event Center.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the EIR (EIR No. ENV-2011-0585-EIR; State Clearing House No. 2011031049) for the modernization of the LACC and the construction of a new multi-purpose Event Center project has been completed in compliance with the California Environmental Quality Act, the environmental guidelines of State of California and the City of Los Angeles, and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the lead agency City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file No. 11-0023 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; the Project's EIR was presented to the City Council and City Council reviewed and considered the information contained in the EIR prior to approving the Project, as well as all other information in the record of proceedings on this Matter; and, ADOPT the EIR.
2. FIND that the Project's EIR was presented to the City Planning Commission (CPC) as a recommending body of the lead agency, and the CPC reviewed and considered the information contained in the EIR prior to recommending the project for approval, as well as all other information in the record of proceedings on this matter.
3. FIND that the project's EIR was presented to Council, and that Council reviewed and considered the information contained in the EIR prior to approving the project, as well as all other information in the record of proceedings on this matter.
4. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the City Planning Department and ADOPT the Statement of Overriding Considerations, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
5. ADOPT FINDINGS pursuant to and in accordance with Section 21081.6 of the California

State Public Resources Code, the Mitigation Monitoring and Reporting Program as the Findings of Council and ADOPT the Mitigation Monitoring and Reporting Program and the accompanying mitigation measures, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.

6. ADOPT FINDINGS of the CPC, including the Environmental Findings as the Findings of the Council, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
7. PRESENT and ADOPT accompanying ORDINANCE (City Attorney report No. R12-0292), recommended by the CPC at its meeting held September 13, 2012, authorizing the execution of Amendment No. 2 to the STAPLES Center Development Agreement by and among the City of Los Angeles and L.A. Arena Land Company, Inc. in order to: (1) amend the legal description of the property to remove therefrom those portions of the property that have been released from the Arena Ground Lease pursuant to the First Amendment to Arena Ground Lease; and (2) amend the definition of "Project Approvals" to be consistent with the Convention and Event Center Approval.

Applicant: L.A. Arena Land Company, LLC
Representative: William Delvac, Armbruster Goldsmith & Delvac LLP

8. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
9. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The Chief Legislative Analyst, City Administrative Officer, and LACC report that this action will not impact the General Fund. The Board of City Planning Commissioners reports that administrative costs are recovered through fees.

Community Impact Statement: None submitted.

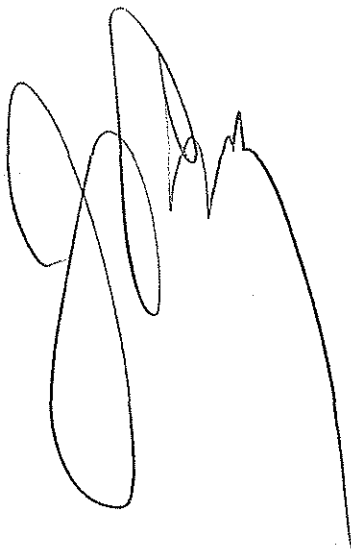
SUMMARY

On September 14, 2012, the City Attorney transmitted to Council accompanying Ordinance, in accordance with the action taken by the CPC, authorizing the execution of Amendment No. 2 to the STAPLES Center Development Agreement by and among the City of Los Angeles and L.A. Arena Land Company, Inc. At its special meeting held September 24, 2012, the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation recommended that Council approve the above recommendations and Ordinance relative to the modernization of

the LACC and the construction of a new multi-purpose Event Center.

Respectfully submitted,

AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION

A large, stylized handwritten signature in black ink, consisting of several overlapping loops and a long, sweeping tail.

<u>MEMBER</u>	<u>VOTE</u>
PERRY:	YES
CARDENAS:	ABSENT
REYES:	YES
LABONGE:	YES
ROSENDAHL:	ABSENT
HUIZAR (ALT):	YES

JAW
CD 9
11-0023.3_rpt_st_9-25-2012

ADOPTED
* as amended
SEP 28 2012
See attached motion
LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH

ITEM 3 - A

MOTION

I MOVE that the matter of Communication from City Attorney and Ordinance First Consideration relative to an Amendment No. 2 to the STAPLES Center Development Agreement and execution of Amendment No. 2 to the STAPLES Center Development Agreement by and among the City of Los Angeles and L.A. Arena Land Company, Inc., Item 3 on today's Council Agenda (CF 11-0023), BE AMENDED to Present and Adopt the attached ordinance in lieu of the ordinance attached to the file, to reflect the following changes in the Development Agreement:

1. Paragraph (c) Section 1 of Draft Ordinance submitted under City Attorney Report No. R12-0292 be revised as follows:

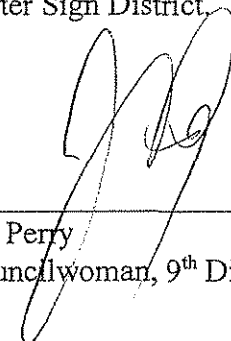
“The Second Amendment will not be detrimental to the public health, safety and general welfare. The Second Amendment clarifies provisions in the Development Agreement regarding its term; the legal description of the Property and City approvals governing the Property. These amendments do not otherwise affect the Applicant's obligations under the Development Agreement. Furthermore, the Second Amendment does not modify those provisions of the Development Agreement which specifically permit application to the project of rules and regulations under Los Angeles Municipal Code Sections 98.0605 to 91.101.1 relating to public health and safety.”

2. Amendment No. 2 to Development Agreement, Attachment “1” – Project Approvals, on the left-side column replace Case No. CPC 2012-849 (GPA)(VZC)(SP)(SN)(DA) with the following:

“CPC-2012-0849-GPA-VZC-SP-SN; CPC-2012-2311-DA; CPC-2012-2398-DA; ENV-2011-585-EIR”,

and on the right-side column add references to the Zone Map Change ordinance and the Development Agreement Amendment ordinance and clarify that the Sign District is named the Convention and Event Center Sign District.

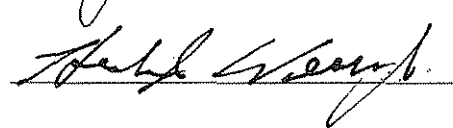
PRESENTED BY:



Jan Perry
Councilwoman, 9th District

ADOPTED

SECONDED BY:




Councilmember

SEP 28 2012

LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH


September 28, 2012

ORIGINAL

TO THE COUNCIL OF THE
CITY OF LOS ANGELES

File No. 11-0023

Your **AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION**

reports as follows:

ENVIRONMENTAL IMPACT REPORT (EIR), MITIGATION MEASURES, MITIGATION MONITORING AND REPORTING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, AD HOC COMMITTEE ON DOWNTOWN STADIUM AND CONVENTION CENTER RENOVATION REPORT, and ORDINANCE relative to the modernization of the Los Angeles Convention Center (LACC) and the construction of a new multi-purpose Event Center.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the EIR (EIR No. ENV-2011-0585-EIR; State Clearing House No. 2011031049) for the modernization of the LACC and the construction of a new multi-purpose Event Center project has been completed in compliance with the California Environmental Quality Act, the environmental guidelines of State of California and the City of Los Angeles, and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the lead agency City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file No. 11-0023 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; the Project's EIR was presented to the City Council and City Council reviewed and considered the information contained in the EIR prior to approving the Project, as well as all other information in the record of proceedings on this Matter; and, ADOPT the EIR.
2. FIND that the Project's EIR was presented to the City Planning Commission (CPC) as a recommending body of the lead agency, and the CPC reviewed and considered the information contained in the EIR prior to recommending the project for approval, as well as all other information in the record of proceedings on this matter.
3. FIND that the project's EIR was presented to Council, and that Council reviewed and considered the information contained in the EIR prior to approving the project, as well as all other information in the record of proceedings on this matter.
4. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the City Planning Department and ADOPT the Statement of Overriding Considerations, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
5. ADOPT FINDINGS pursuant to and in accordance with Section 21081.6 of the California

State Public Resources Code, the Mitigation Monitoring and Reporting Program as the Findings of Council and ADOPT the Mitigation Monitoring and Reporting Program and the accompanying mitigation measures, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.

6. ADOPT FINDINGS of the CPC, including the Environmental Findings as the Findings of the Council, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
7. PRESENT and ADOPT accompanying ORDINANCE (City Attorney report No. R12-0291), recommended by the CPC at its meeting held September 13, 2012, authorizing the execution of the Second Amendment to the Third Amended, and Restated Development Agreement by and among the City of Los Angeles and L.A. Arena Land Company, LLC, Flower Holding, LLC, Olympic and Georgia Partners, LLC, LA Live Theatre, LLC, LA Live Properties, LLC, FIDM Residential, Inc. and FIG Central Fee Owner, LLC, to modify the existing use restriction on the Convention Center Expansion Parcel in the Olympic West Subarea of the Los Angeles Sports and Entertainment District (LASED) Specific Plan upon the earlier of the issuance of a Temporary Certificate of Occupancy for the New Hall of the Convention Center or October 21, 2021.

Applicant: L.A. Arena Land Company, LLC
Representative: William Delvac, Armbruster Goldsmith & Delvac LLP

8. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
9. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The Chief Legislative Analyst, City Administrative Officer, and LACC report that this action will not impact the General Fund. The Board of City Planning Commissioners reports that administrative costs are recovered through fees.

Community Impact Statement: None submitted.

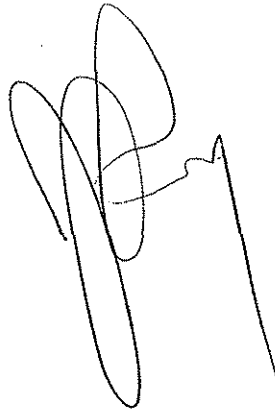
SUMMARY

On September 14, 2012, the City Attorney transmitted to Council accompanying Ordinance, in accordance with the action taken by the CPC, authorizing the execution of the Second Amendment to the Third Amended, amendment to modify Section 6.B.4 of LASED Specific Plan to allow development of the Convention Center Expansion Parcel with any other use permitted

by the Specific Plan, and Restated Development Agreement by and among the City of Los Angeles and L.A. Arena Land Company, LLC, Flower Holding, LLC, Olympic and Georgia Partners, LLC, LA Live Theatre, LLC, LA Live Properties, LLC, FIDM Residential, Inc. and FIG Central Fee Owner, LLC. At its special meeting held September 24, 2012, the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation recommended that Council approve the above recommendations and Ordinance relative to the modernization of the LACC and the construction of a new multi-purpose Event Center.

Respectfully submitted,

AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION



<u>MEMBER</u>	<u>VOTE</u>
PERRY:	YES
CARDENAS:	ABSENT
REYES:	YES
LABONGE:	YES
ROSENDAHL:	ABSENT
HUIZAR (ALT):	YES

JAW
CD 9
11-0023.4_rpt_st_9-25-2012

ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH

Your **AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION**

reports as follows:

ENVIRONMENTAL IMPACT REPORT (EIR), MITIGATION MEASURES, MITIGATION MONITORING AND REPORTING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, AD HOC COMMITTEE ON DOWNTOWN STADIUM AND CONVENTION CENTER RENOVATION REPORT, RESOLUTION, and ORDINANCE relative to the modernization of the Los Angeles Convention Center (LACC) and the construction of a new multi-purpose Event Center.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the EIR (EIR No. ENV-2011-0585-EIR; State Clearing House No. 2011031049) for the modernization of the LACC and the construction of a new multi-purpose Event Center project has been completed in compliance with the California Environmental Quality Act, the environmental guidelines of State of California and the City of Los Angeles, and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the lead agency City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file No. 11-0023 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; the Project's EIR was presented to the City Council and City Council reviewed and considered the information contained in the EIR prior to approving the Project, as well as all other information in the record of proceedings on this Matter; and, ADOPT the EIR.
2. FIND that the Project's EIR was presented to the City Planning Commission (CPC) as a recommending body of the lead agency, and the CPC reviewed and considered the information contained in the EIR prior to recommending the project for approval, as well as all other information in the record of proceedings on this matter.
3. FIND that the project's EIR was presented to Council, and that Council reviewed and considered the information contained in the EIR prior to approving the project, as well as all other information in the record of proceedings on this matter.
4. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the City Planning Department and ADOPT the Statement of Overriding Considerations, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
5. ADOPT FINDINGS pursuant to and in accordance with Section 21081.6 of the California State Public Resources Code, the Mitigation Monitoring and Reporting Program as the Findings of Council and ADOPT the Mitigation Monitoring and Reporting Program and the accompanying mitigation measures, as modified by the Ad Hoc Committee on

Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.

6. ADOPT FINDINGS of the CPC, including the Environmental Findings as the Findings of the Council, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
7. ADOPT the accompanying RESOLUTION as recommended by the Mayor, the Director of Planning, and the CPC approving the proposed General Plan Amendment, to:
 - a. Change the Regional Center Commercial land use designation of portions of STAPLES Center to Public Facilities.
 - b. Amend the General Plan Land Use Map for the Central City Community Plan to add a footnote establishing the Proposed Convention and Event Center (CEC) Specific Plan as the land use regulatory document for the project, to designate the Convention and Event Center Specific Plan area on the Community Plan Specific Plan area map, and provide correspondence of the Public Facilities designation with CEC zoning designation.
 - c. Reclassify a segment of 12th Street, between L.A. Live Way and SR-110 east Right-of-Way line as a Local Street from Collector Street.

Applicant: City of Los Angeles, LA Convention Hall, LA Event Center, LLC,
LA Arena Land Company, LLC
Representative: William Delvac, Armbruster Goldsmith & Delvac LLP

8. APPROVE a Vesting Zone Change from PF-4D-O and C2-4D-O to (Q)ECE-4D-O-SN to reflect the establishment of the proposed Convention and Event Center Specific Plan zone.
9. APPROVE the Convention and Event Center Specific Plan with regulations and procedures satisfying, or superseding, the applicable provisions of the Los Angeles Municipal Code (LAMC).
10. APPROVE a Sign Supplemental Use District "SN" ordinance, as recommended by staff, to set forth sign regulations, procedures, guidelines, and standards for the project site.
11. ADOPT the Conditions of Approval (attached to the Council file).
12. APPROVE the various minor amendments of, and additions to the CPC final determination relative to this project as presented by the representative of the project applicant in a letter dated September 24, 2012 (attached to the Council file), and as stated in the Planning Department report to the Hoc Committee on Downtown Stadium and Convention Center Renovation dated September 24, 2012 (attached to the Council file): CPC Determination Reports CPC 2012-0849-GPA-VZC-SP-SN, CPC 2012-2311-DA and CPC 2012-2398-DA, CPC 2012-0851-SP, and CPC 2012-2322-DA.

13. PRESENT and ADOPT accompanying ORDINANCE, approved by the Director of Planning, authorizing updates to the LAMC, General Plan, and appropriate maps pursuant to this action.
14. ADVISE the applicant of "Q" Qualified classification time limit as described in the Committee report.
15. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
16. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The Chief Legislative Analyst, City Administrative Officer, and LACC report that this action will not impact the General Fund. The Board of City Planning Commissioners reports that administrative costs are recovered through fees.

Community Impact Statement: None submitted.

SUMMARY

On September 13, 2012, the CPC approved General Plan Amendments, vesting zone change, a Specific Plan, Development Agreement and Development Agreement Amendments, and a Sign District for the project. The Commission's action included the certification and approval of the EIR and related environmental and project mitigations and conditions of approval.

At its special meeting held September 24, 2012, the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation discussed the proposed modernization of the LACC and multi-purpose Event Center project with representatives of the Planning Department. Department staff reviewed the actions taken by the CPC, the EIR, community input and participation in the hearing process, and the applicant's commitment to the project's community benefits package. Staff went on to discuss how the project is consistent with area planning goals and how it enhances the vibrant character of Downtown Los Angeles. It was further stated that the project will serve as a catalyst for economic development. The Director of Planning reviewed technical amendments proposed by the project applicant and recommended that they be approved along with the CPC action.

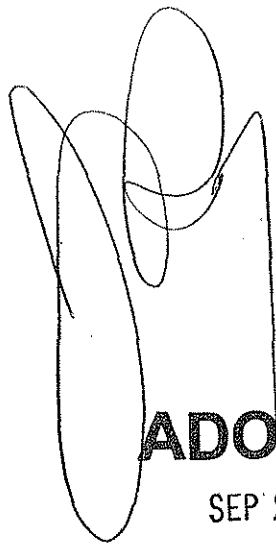
The President of AEG was in attendance to discuss the project, touting AEG's success constructing and operating privately financed major sports venues around the world. It was noted that AEG will bear the entire cost of the development and operation of the football stadium.

During the public comment period, support was expressed for the project and the community benefits agreements. Speakers commended AEG and praised the project's positive economic impact on the region and its creation of sorely needed jobs. One speaker expressed opposition.

The Ad Hoc Committee recommended that Council approve the above recommendations relative to the modernization of the LACC and the construction of a new multi-purpose Event Center, as recommended by the CPC, and as amended to incorporate the technical amendments reflected above.

Respectfully submitted,

AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION



ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

** see attached motion*

TO THE MAYOR FORTHWITH

<u>MEMBER</u>	<u>VOTE</u>
PERRY:	YES
CARDENAS:	ABSENT
REYES:	YES
LABONGE:	YES
ROSENDAHL:	ABSENT
HUIZAR (ALT):	YES

JAW
CD 9
11-0023.6_rpt_st_9-25-2012

MOTION

I HEREBY MOVE that Council ADOPT the following recommendation relative to effects of a new multi-purpose Event Center (Farmer's Field) on the Transportation Management Plan (TMP) (Item No. 6, Council file No. 11-0023):

INSTRUCT the Los Angeles Department of Transportation (LADOT), as it refines and creates the TMP, to:

- a. Look at potential effects and improvements to parking and traffic at public transit portals around the City, especially the Red Line stops in the San Fernando Valley.
- b. Report back on the details of the TMP and its effects on parking and traffic in the San Fernando Valley and elsewhere.
- c. Provide annual updates on the TMP.

PRESENTED BY _____

PAUL KREKORIAN
Councilmember, 2nd District

SECONDED BY _____

HERB WESSON
Councilmember, 10th District

September 28, 2012

CF 11-0023

ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

FORTHWITH

RESOLUTION

WHEREAS, the subject property is located within the area covered by the Central City Community Plan ("Community Plan"), which was adopted by the City Council on May 2, 1974 (CF 72-1723); and

WHEREAS, the applicant is proposing to modernize and expand the Los Angeles Convention Center and to construct a multi-purpose event center that would create a unified center for convention, sports, and entertainment uses in downtown Los Angeles; and

WHEREAS, to carry out the above-referenced project, the applicant has requested a General Plan Amendment to (a) change the land use designation for a portion of the subject property developed with the STAPLES Center from Regional Center Commercial to Public Facilities within the Central City Community Plan ("Community Plan"); (b) amend the General Plan Generalized Land Use Map for the Community Plan area to include a footnote establishing the Convention and Event Center Specific Plan as the land use regulatory document for the Project Site, and to designate the Convention and Event Center Specific Plan area on the Community Plan Specific Plan Area Map and provide for correspondence of Public Facilities designation with the Convention and Event Center Specific Plan ("CEC") zoning designation, and (c) reclassify a segment of 12th Street as a "local street" within the Generalized Circulation Map of the Community Plan; and

WHEREAS, the City Planning Commission at its meeting of September 13, 2012, recommended City Council approve the foregoing General Plan Amendments; and

WHEREAS, the General Plan Amendments are necessary to achieve and maintain consistency between zoning and the adopted Community Plan as required by California State law; and

WHEREAS, pursuant to the provisions of the Los Angeles City Charter, the Mayor and the City Planning Commission have transmitted their recommendations; and

WHEREAS, the requested General Plan Amendments are consistent with the intent and purpose of the Central City Community Plan to designate land uses in an orderly and unified manner; and

WHEREAS, the subject request would provide for a more logical and uniform pattern of planned land use development that is compatible with surrounding land use designations on the General Plan; and

WHEREAS, the project has been reviewed by Environmental Impact Report, SCH No. 2011031049, in accordance with the City's Guidelines for implementation of the California Environmental Quality Act ("CEQA") by the City Planning Department.

NOW, THEREFORE, BE IT RESOLVED that the Community Plan shall be amended as shown on the attached General Plan Amendment Maps.

BE IT FURTHER RESOLVED that the Community Plan shall be amended by adding footnote 15 to the General Plan Land Use Map as follows:

"The Convention and Event Center Specific Plan Zone (CEC) shall be a corresponding zone with respect to the Public Facilities land use designation and, notwithstanding the above footnotes, the FAR, height, and other development standards within the Convention and Event Center Specific Plan area zoned CEC shall be those set forth in the Convention and Event Center Specific Plan."

I CERTIFY THAT THE FOREGOING
RESOLUTION WAS ADOPTED BY THE
COUNCIL OF THE CITY OF LOS ANGELES
AT ITS MEETING OF SEP 28 2012
A MAJORITY OF ALL ITS MEMBERS.



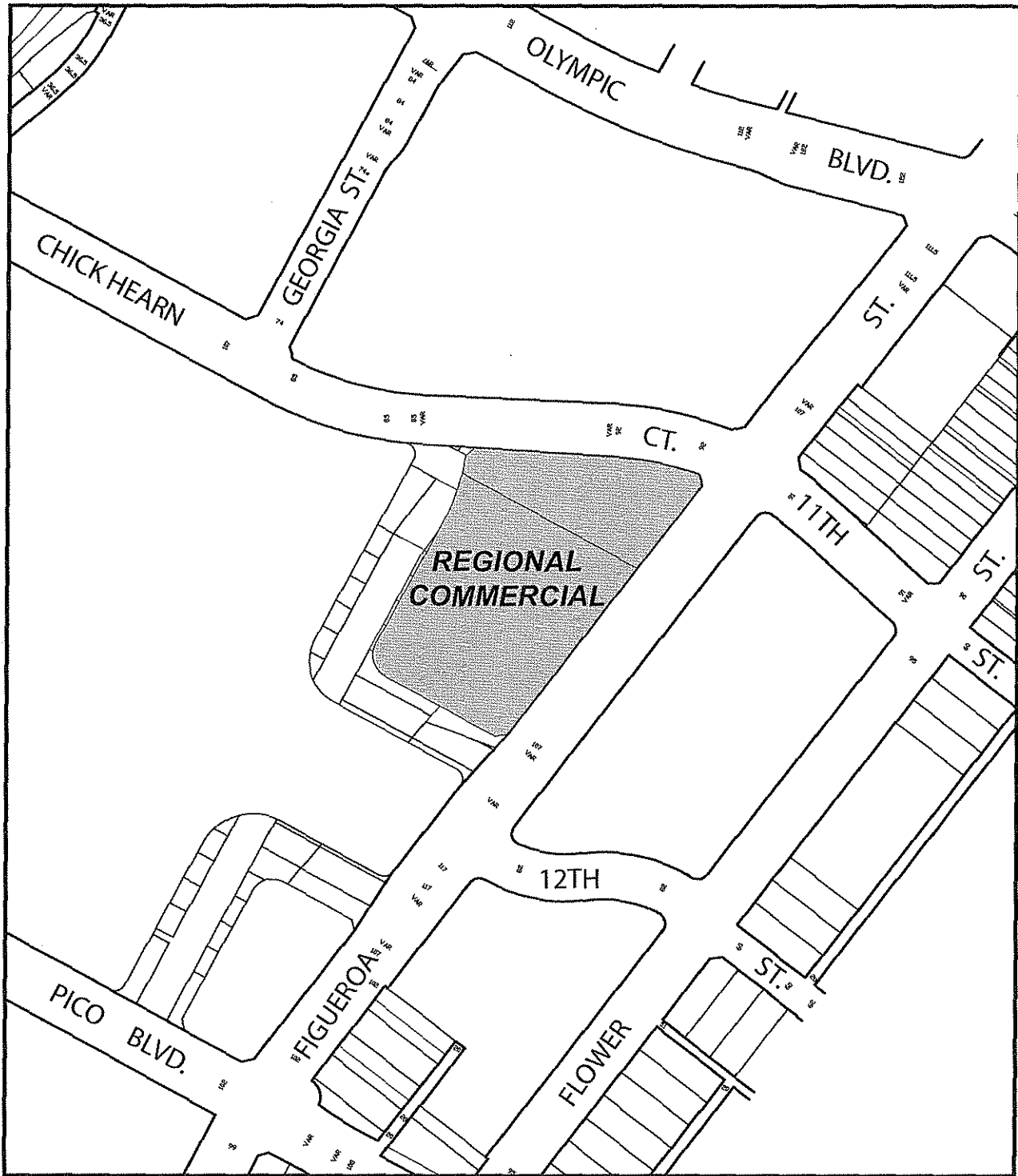
JUNE LARMAY
CITY CLERK

BY _____
DEPUTY

GENERAL PLAN AMENDMENT MAP

EXISTING CENTRAL CITY COMMUNITY PLAN

REGIONAL COMMERCIAL



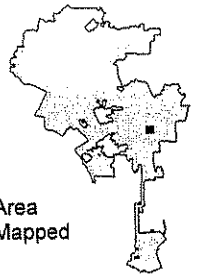
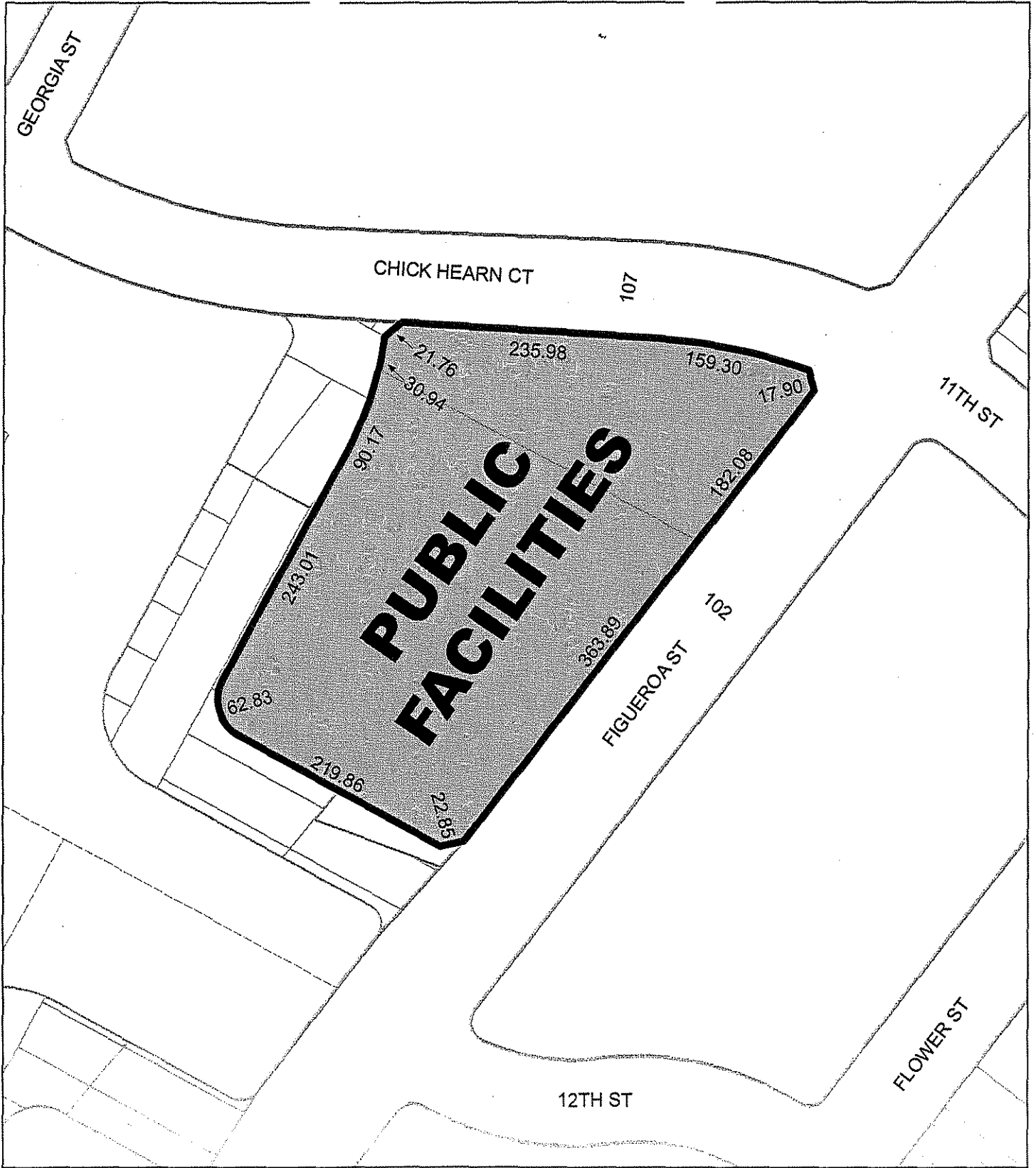
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NOT TO SCALE

C.M. 127.5A205 & 12705A207

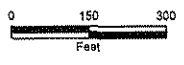
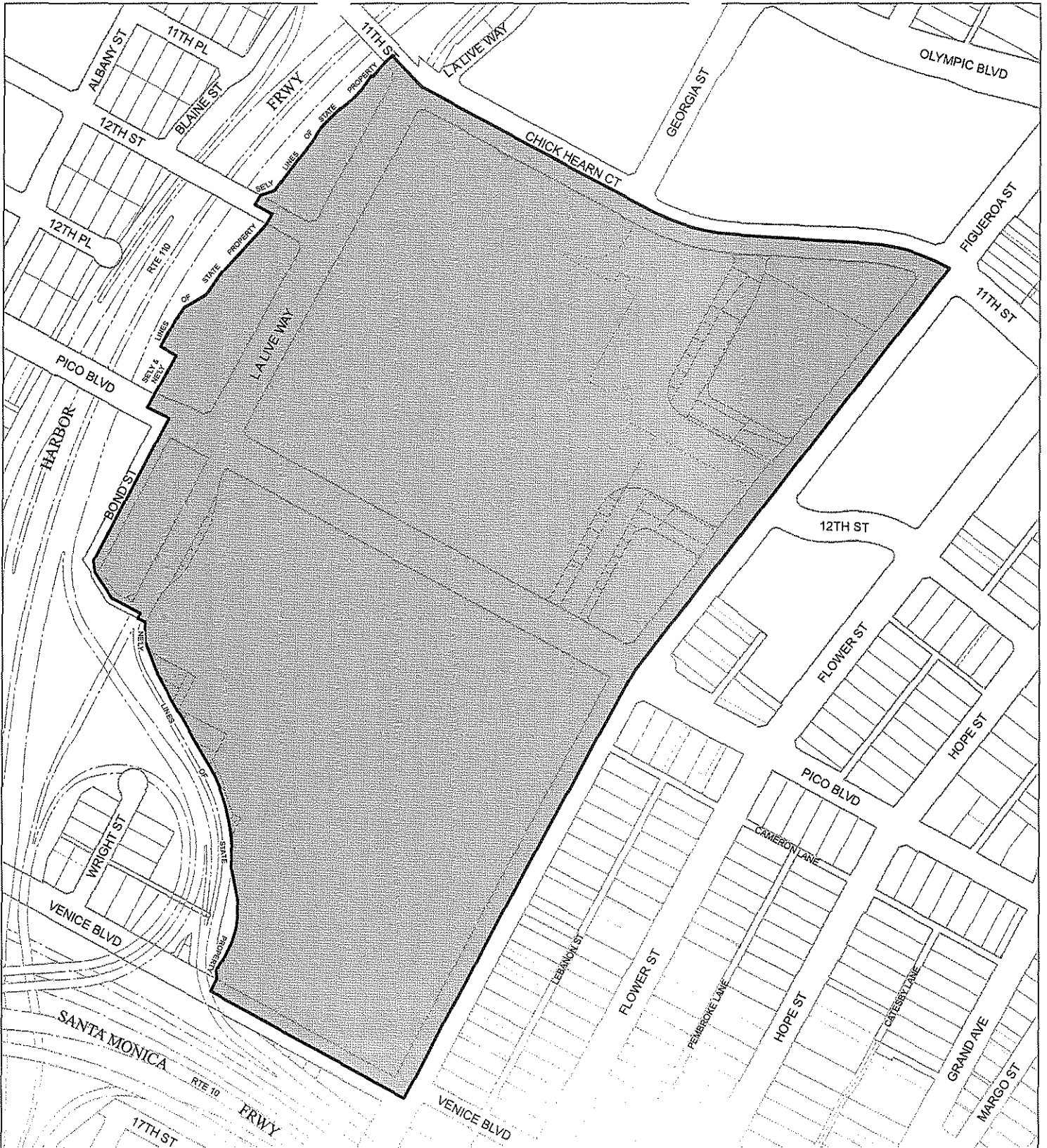


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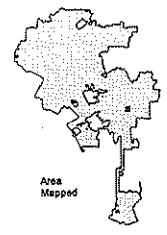
AAI *[Signature]*

CENTRAL CITY

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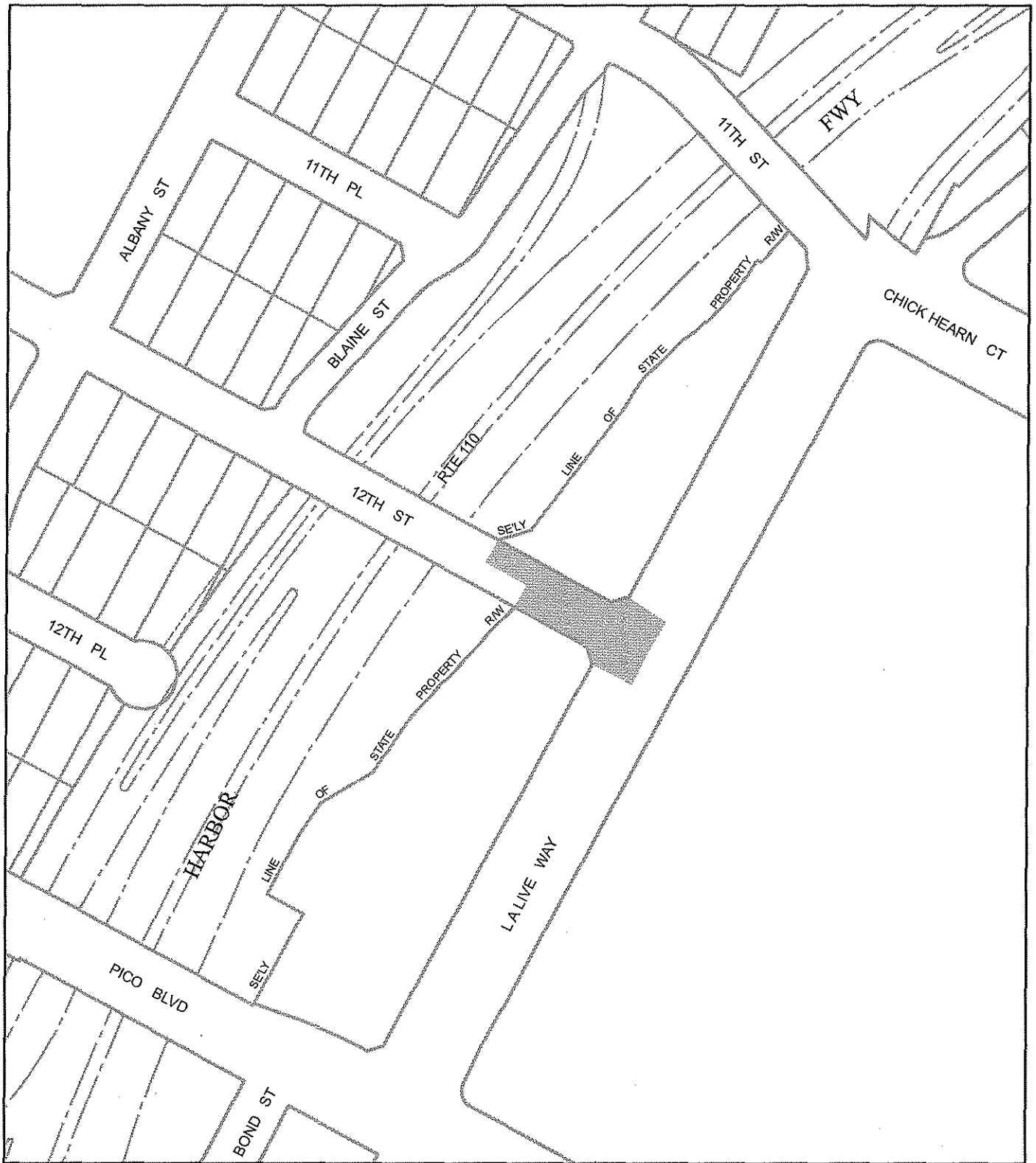
**SPECIFIC PLAN BOUNDARY
CONVENTION AND EVENT CENTER**



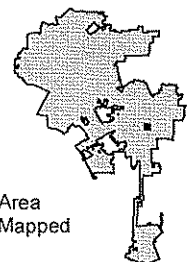
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AAJ

091812



 TO LOCAL STREET



Area Mapped



AAI 

C.M. 127.5A 205 | CPC-2012-0849-GPA-VZC-SP-SN-DA

090612

CENTRAL CITY

79

TO THE COUNCIL OF THE
CITY OF LOS ANGELES

File No. 11-0023

Your **AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION**

reports as follows:

ENVIRONMENTAL IMPACT REPORT (EIR), MITIGATION MEASURES, MITIGATION MONITORING AND REPORTING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, and AD HOC COMMITTEE ON DOWNTOWN STADIUM AND CONVENTION CENTER RENOVATION REPORT relative to the modernization of the Los Angeles Convention Center (LACC) and the construction of a new multi-purpose Event Center.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the EIR (EIR No. ENV-2011-0585-EIR; State Clearing House No. 2011031049) for the modernization of the LACC and the construction of a new multi-purpose Event Center project has been completed in compliance with the California Environmental Quality Act, the environmental guidelines of State of California and the City of Los Angeles, and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the lead agency City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file No. 11-0023 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; the Project's EIR was presented to the City Council and City Council reviewed and considered the information contained in the EIR prior to approving the Project, as well as all other information in the record of proceedings on this Matter; and, ADOPT the EIR.
2. FIND that the Project's EIR was presented to the City Planning Commission (CPC) as a recommending body of the lead agency, and the CPC reviewed and considered the information contained in the EIR prior to recommending the project for approval, as well as all other information in the record of proceedings on this matter.
3. FIND that the project's EIR was presented to Council, and that Council reviewed and considered the information contained in the EIR prior to approving the project, as well as all other information in the record of proceedings on this matter.
4. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the City Planning Department and ADOPT the Statement of Overriding Considerations, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
5. ADOPT FINDINGS pursuant to and in accordance with Section 21081.6 of the California State Public Resources Code, the Mitigation Monitoring and Reporting Program as the Findings of Council and ADOPT the Mitigation Monitoring and Reporting Program and the accompanying mitigation measures, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held

September 24, 2012.

6. ADOPT FINDINGS of the CPC, including the Environmental Findings as the Findings of the Council, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
7. APPROVE the requested Specific Plan Amendment pursuant to Los Angeles Municipal Code Section 11.5.7.G to modify Section 4 and Section 6.B.4 of the Los Angeles Sports and Entertainment District Specific Plan to allow development of the Convention Center Expansion Parcel with any other use permitted by the Specific Plan upon the earlier of the issuance of a Temporary Certificate of Occupancy for the New Hall of the Convention Center or October 21, 2021.
8. APPROVE the various minor amendments of, and additions to the CPC final determination relative to this project as presented by the representative of the project applicant in a letter dated September 24, 2012 (attached to the Council file), and as stated in the Planning Department report to the Hoc Committee on Downtown Stadium and Convention Center Renovation dated September 24, 2012 (attached to the Council file): CPC Determination Reports CPC 2012-0849-GPA-VZC-SP-SN, CPC 2012-2311-DA and CPC 2012-2398-DA, CPC 2012-0851-SP, and CPC 2012-2322-DA.
9. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
10. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The Chief Legislative Analyst, City Administrative Officer, and LACC report that this action will not impact the General Fund. The Board of City Planning Commissioners reports that administrative costs are recovered through fees.

Community Impact Statement: None submitted.

SUMMARY

On September 13, 2012, the CPC approved General Plan Amendments, vesting zone change, a Specific Plan, Development Agreement and Development Agreement Amendments, and a Sign District for the project. The Commission's action included the certification and approval of the EIR and related environmental and project mitigations and conditions of approval.

At its special meeting held September 24, 2012, the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation discussed the proposed modernization of the LACC and multi-purpose Event Center project with representatives of the Planning Department. Department staff reviewed the actions taken by the CPC, the EIR, community input and participation in the hearing process, and the applicant's commitment to the project's community benefits package. Staff went on to discuss how the project is consistent with area planning

goals and how it enhances the vibrant character of Downtown Los Angeles. It was further stated that the project will serve as a catalyst for economic development. The Director of Planning reviewed technical amendments proposed by the project applicant and recommended that they be approved along with the CPC action.

The President of AEG was in attendance to discuss the project, touting AEG's success constructing and operating privately financed major sports venues around the world. It was noted that AEG will bear the entire cost of the development and operation of the football stadium.

During the public comment period, support was expressed for the project and the community benefits agreements. Speakers commended AEG and praised the project's positive economic impact on the region and its creation of sorely needed jobs. One speaker expressed opposition.

The Ad Hoc Committee recommended that Council approve the above recommendations relative to the modernization of the LACC and the construction of a new multi-purpose Event Center, as recommended by the CPC, and as amended to incorporate the technical amendments reflected above.

Respectfully submitted,

AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION



A large, stylized handwritten signature in black ink, appearing to be the initials 'MM'.

ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH

<u>MEMBER</u>	<u>VOTE</u>
PERRY:	YES
CARDENAS:	ABSENT
REYES:	YES
LABONGE:	YES
ROSENDAHL:	ABSENT
HUIZAR (ALT):	YES

JAW
CD 9
11-0023.7_rpt_st_9-25-2012

TO THE COUNCIL OF THE
CITY OF LOS ANGELES

File No. 11-0023

Your **AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION**

reports as follows:

ENVIRONMENTAL IMPACT REPORT (EIR), MITIGATION MEASURES, MITIGATION MONITORING AND REPORTING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, and AD HOC COMMITTEE ON DOWNTOWN STADIUM AND CONVENTION CENTER RENOVATION REPORT relative to the modernization of the Los Angeles Convention Center (LACC) and the construction of a new multi-purpose Event Center.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the EIR (EIR No. ENV-2011-0585-EIR; State Clearing House No. 2011031049) for the modernization of the LACC and the construction of a new multi-purpose Event Center project has been completed in compliance with the California Environmental Quality Act, the environmental guidelines of State of California and the City of Los Angeles, and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the lead agency City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file No. 11-0023 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; the Project's EIR was presented to the City Council and City Council reviewed and considered the information contained in the EIR prior to approving the Project, as well as all other information in the record of proceedings on this Matter; and, ADOPT the EIR.
2. FIND that the Project's EIR was presented to the City Planning Commission (CPC) as a recommending body of the lead agency, and the CPC reviewed and considered the information contained in the EIR prior to recommending the project for approval, as well as all other information in the record of proceedings on this matter.
3. FIND that the project's EIR was presented to Council, and that Council reviewed and considered the information contained in the EIR prior to approving the project, as well as all other information in the record of proceedings on this matter.
4. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the City Planning Department and ADOPT the Statement of Overriding Considerations, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
5. ADOPT FINDINGS pursuant to and in accordance with Section 21081.6 of the California State Public Resources Code, the Mitigation Monitoring and Reporting Program as the Findings of Council and ADOPT the Mitigation Monitoring and Reporting Program and the accompanying mitigation measures, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.

6. ADOPT FINDINGS of the CPC, including the Environmental Findings as the Findings of the Council, as modified by the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation at its special meeting held September 24, 2012.
7. APPROVE the agreements attached to the Chief Legislative Analyst (CLA), City Administrative Officer (CAO), and LACC report to the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation dated September 11, 2012 (attached to the Council file), and the revised Implementation Agreement entitled Attachment A accompanying the CLA-CAO joint report to the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation dated September 21, 2012 (attached to the Council file); and, AUTHORIZE the CLA, in consultation with the CAO, LACC, and the City Attorney, to make any necessary technical changes prior to their execution.
8. AUTHORIZE the Mayor and the Councilmember of the Ninth Council District, on behalf of the City, to immediately execute the Implementation Agreement, and then the remaining agreements at the close of escrow.
9. INSTRUCT the CLA to transmit to Council the approved executed Team Lease provided that it meets the requirements contained in the Implementation Agreement.
10. INSTRUCT the CAO to prepare the necessary documents to issue Lease Revenue Bonds and Mello-Roos Bonds within the parameters of this report.
11. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
12. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The CLA, CAO, and LACC report that this action will not impact the General Fund. The Board of City Planning Commissioners reports that administrative costs are recovered through fees.

Community Impact Statement: None submitted.

SUMMARY

In their report to the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation dated September 11, 2012, the CLA, CAO, and the Chief Executive Officer and Interim General Manager, LACC, present and recommend approval of the Implementation Agreement, related transaction documents, and the new hall design for the proposed renovation of the LACC and the construction of an event center on the current LACC West Hall site to house a National Football League franchise. Approval of the documents represents final approval of the business transaction of this project. It is stated that the agreement for the project fully protects the City's General Fund and that there shall be no public money used for the football stadium. Their report goes on to discuss project cost estimates and financing, design, the use of lease revenue bonds, and related matters.

In their supplemental joint report to the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation dated September 21, 2012, the CLA and CAO present various amendments to the Implementation Agreement and other relevant transaction documents. The CAO and CLA note that a sale of AEG or a change in the developer's status does not impact the stipulation that no City funds will be used for the football stadium. The report recommends revisions to the assignment language should be added to the Implementation Agreement and other relevant transaction documents.

At its special meeting held September 24, 2012, the Ad Hoc Committee on Downtown Stadium and Convention Center Renovation discussed the proposed modernization of the LACC and multi-purpose Event Center project with the CLA and CAO. The CLA discussed the amendments proposed in the September 21, 2012 report. Language was added or clarified for experience, character, and financial components of the agreement. AEG's new owner must have experience running a major entertainment and sports venue. It was further stated that assignment rights are already included in the transaction documents should AEG or any of its assets be sold. The terms of the agreement shall apply to any purchaser.

The CAO stated that the sale of AEG does not put the City at risk because the construction of the football stadium uses no tax-payer funds. It was stated that the agreement minimizes risk by requiring the developer to provide an equity stake of least 40% in the development cost. The CAO went on to state that the current cost project assumes interest rates to remain unchanged. If interest rates increase, additional project financing costs will be born equally by the City and AEG.

The President of AEG was in attendance to discuss the project, touting AEG's success constructing and operating privately financed major sports venues around the world. It was noted that AEG will bear the entire cost of the development and operation of the football stadium.

During the public comment period, support was expressed for the project and the community benefits agreements. Speakers commended AEG and praised the project's positive economic impact on the region and its creation of sorely needed jobs. One speaker expressed opposition.

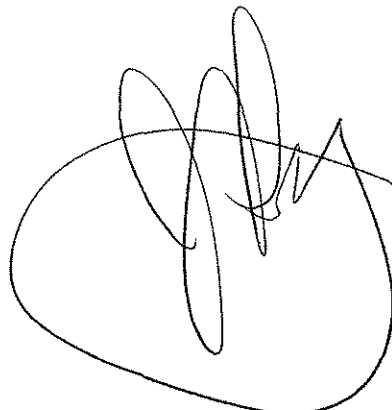
The Ad Hoc Committee recommended that Council approve the above recommendations relative to the construction of a new multi-purpose Event Center, as recommended by the CLA, the CAO, as amended to incorporate the technical amendments reflected above.

Respectfully submitted,

AD HOC COMMITTEE ON DOWNTOWN STADIUM AND
CONVENTION CENTER RENOVATION

MEMBER	VOTE
PERRY:	YES
CARDENAS:	ABSENT
REYES:	YES
LABONGE:	YES
ROSENDAHL:	ABSENT
HUIZAR (ALT):	YES

JAW
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11-0023.8_rpt_st_9-25-2012



ADOPTED
as amended
SEP 28 2012
See attached Motions
LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH

ITEM 8 - A


MOTION

I MOVE that the matter of Communication from the Chief Legislative Analyst, City Administrative Officer, and Interim General Manager, Los Angeles Convention Center, relative to transaction documents and new hall design for the modernization of the Los Angeles Convention Center and construction of a new multi-purpose Event Center, Item 8 on today's Council Agenda (CF 11-0023), BE AMENDED to:

1. Adopt revisions to the transaction documents as presented in Attachment A to the Chief Legislative Analyst and City Administrative Officer report of September 26, 2012, in lieu of amendments adopted by the Ad Hoc Committee on September 24, 2012; and
2. Add a new Section 3.3.12 to the Implementation Agreement as follows:

"In addition to all other conditions precedent to Closing set forth in this Article III, including without limitation the requirements and conditions set forth in Section 3.3.1 above, the Chief Executive Officer of AEG at the time of Closing shall be either: (a) the same person as the Chief Executive Officer at the Approval Date of the IA and the Other Agreements or (b) a qualified replacement. The City shall act reasonably in determining whether this condition has been satisfied."

PRESENTED BY:



Jan Perry
Councilwoman, 9th District

SECONDED BY:



ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH



September 28, 2012

ORIGINAL

RESOLUTION

~~Ad Hoc Stadium~~
Ad Hoc Stadium
8-B

WHEREAS, Los Angeles is the sports and entertainment capital of the world; and

WHEREAS, for many decades the people of the City have participated and shown strong support for both professional and amateur sports, hosting two successful Olympic Games, Super Bowls and the Men's and Women's World Cups and others with sporting venues that have set attendance records; and

WHEREAS, Los Angeles is one of the largest and most significant and diverse regions in the country, with the second largest media market; and

WHEREAS, since 1995 Los Angeles has been without a team from the National Football League (NFL); and

WHEREAS, the City has diligently been working over the past several years, to bring the NFL back in a financially responsible way; and

WHEREAS, in 2012 the City of Los Angeles, in partnership with private enterprise, has developed a model to successfully develop a new stadium with private dollars, while delivering significant public benefits including but not limited to: hundreds of millions of dollars in new investment and tax revenues, a new convention center, public spaces, transportation improvements, a project with the highest environmental and transit standards, good living wage jobs, significant architecture, diverse business opportunities and all at no risk to the tax payers and without subsidies; and

NOW, THEREFORE, BE IT RESOLVED that the City Council enthusiastically endorses the plan to deliver the proposed stadium and convention center to the people of Los Angeles; and

BE IT FURTHER RESOLVED, that representatives of the City notify the Commissioner of the NFL and its owners of the significant action taken by the City to certify the proposed Environmental Impact Report and accompanying documents and specifically notify the NFL that the City is focused and committed on completing this public/private partnership; and

BE IT FURTHER RESOLVED, that the City immediately invite the leadership of the NFL to visit Downtown Los Angeles and review the stadium and New Convention Center plans to develop world class facilities and create thousands of good, local jobs; and

BE IT FURTHER RESOLVED, that the City's leadership continues its efforts to complete this project in a timely manner.

PRESENTED BY:

JAN PERRY
Councilwoman, Ninth District

SECONDED BY:

Henry Hernandez

Bernard C. Parker

ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

SEP 20 2012

TO THE MAYOR FORTHWITH

ORIGINAL

Ad Hoc-Stadium *WC* *8-C*

MOTION

The City and People of Los Angeles have been ill served, particularly in the recent past, by team and stadium ownership disconnected from the interests of Angelenos.

The sale of AEG is an opportunity for strong, local ownership to participate in bringing football back to Los Angeles, improving our Convention Center and trade and tourism industries, and significant job creation.

Council action on the Downtown Stadium and Convention Center agreements is an opportunity for the City to send a message to Angelenos and the National Football League that Los Angeles is committed to securing an NFL team, revitalizing our Convention Center, and creating jobs to our city as soon as possible.

Therefore, I move, that by adoption of this motion, that the City of Los Angeles does express its desire and preference for substantial local owner involvement in the Downtown Stadium and Convention Center project and our commitment to working with the NFL and all parties to advance the economy and civic pride of Los Angeles without delay.

PRESENTED BY: *E.G.*
ERIC GARCETTI
Councilmember, 13th District

SECONDED BY: *Steve Wang*

Ed P. ...

David ...
Joe ...

M. England
Dan ...

ADOPTED

SEP 28 2012

LOS ANGELES CITY COUNCIL

TO THE MAYOR FORTHWITH

ORIGINAL