

For Wednesday, December 12, 2018

MOTION

TO BE OPEN FOR PLACEMENT ON NEXT
REGULAR COUNCIL AGENDA TO BE POSTED

#54

Community facilities serve an integral function of municipal government by providing a means of delivering public services to residents and business owners within their community. In Pacoima, there is a need to expand on community facilities that not only serve a government purpose, but also provide an expanded array of educational and training services for the community. Real property located at 13460 Van Nuys Boulevard, Pacoima, CA 91331 (APN's 2620-011-005 & 2620-011-023) is available for sale and would be suitable for government use. The property is currently improved with a three-story commercial building, approximately 20,309 square feet in size on a 25,275 square foot corner lot. Acquisition of this property would help promote government services in the community and drive community development by stimulating both public and private investment. Strategic investments in public infrastructure, community facilities, and economic development designed to catalyze both public and private investment improve the local economy, create new revenue to the City and other local taxing entities, and enhance the quality of life of its residents. The addition of a new community facility could provide an array of public services such as employment services, permitting services, and business incubator services. Potential tenants could include the Employment Development Department, an Economic and Workforce Development Department WorkSource Center, Los Angeles County Health Department, and space for private partners to assist in the business incubator component of the facility. A community preparation kitchen/business incubator/permitting center focused around the restaurant sector has been identified as an important resource for workforce development that could be included in this property. There is also the potential for a partnership with Mission College and their culinary program to provide education and training services in the Pacoima community.

In accordance with policies adopted by Council (C.F. 14-1174) related to the CRA/LA Bond Expenditure Agreement and Bond Spending Plan, any proposal to expend CRA/LA Excess Bond Proceeds shall be initiated by Council Motion. Proposals will be reviewed by the CRA/LA Bond Oversight Committee, Economic Development Committee, and any other applicable committee with final recommendations presented to the Council and Mayor for final consideration and approval. The use of tax-exempt CRA/LA Excess Bond Proceeds towards the acquisition of commercial property for government use purposes and establishment of a culinary art program and business incubator is identified as an eligible expenditure in the Bond Expenditure Agreement and Bond Spending Plan.

I THEREFORE MOVE that tax-exempt CRA/LA Excess Bond Proceeds available to Council District 7 in an amount not to exceed purchase price and associated costs from the Pacoima Panorama City Redevelopment Project Area be utilized by the General Services Department to acquire commercial property located at 13460 Van Nuys Boulevard, Pacoima, CA 91331 (APN's 2620-011-005 & 2620-011-023) for the purpose of expanding government services and establishing a culinary arts program in the community.

I FURTHER MOVE that the Economic and Workforce Development Department, with the assistance of the City Administrative Officer, Chief Legislative Analyst, General Services Department, and any other applicable City department, provide a report with recommendations to the CRA/LA Bond Oversight Committee to allocate tax-exempt CRA/LA Excess Bond Proceeds in an amount not to exceed purchase price and associated costs from the Pacoima/Panorama City Redevelopment Project Area be utilized to acquire commercial property located at 13460 Van Nuys Boulevard, Pacoima, CA 91331 (APN's 2620-011-005 & 2620-011-023) for use by local government to provide public services and establish a culinary arts program and business incubator as identified in the Bond Expenditure Agreement and Bond Spending Plan for the Pacoima/Panorama City Redevelopment Project Area.

PRESENTED BY Monica Y Rodriguez
MONICA RODRIGUEZ
Councilwoman, 7th District

SECONDED BY 2013

ORIGINAL



DEC 07 2018