

INGLEWOOD, CALIFORNIA Web Site -- www.cityofinglewood.org

City Council
Meeting of July 10, 2007
6:00 P.M.

MAYOR

Roosevelt F. Dorn **COUNCIL MEMBERS** Daniel K. Tabor, District No. 1 Judy Dunlap, District No. 2 Eloy Morales, Jr., District No. 3

Ralph L. Franklin, District No. 4

CITY CLERK

Yvonne Horton

CITY TREASURER

Wanda M. Brown

ACTING CITY ADMINISTRATOR

Jeff Muir

CITY ATTORNEY

Cal Saunders

AGENDA CITY COUNCIL

CLOSED SESSION ITEMS ONLY -- 6:00 P.M.

Roll Call

PUBLIC COMMENTS REGARDING CLOSED SESSION ITEMS ONLY

Persons wishing to address the City Council on closed session items may do so at this time.

- CS-1. Closed session Confidential Attorney/Client Privileged; Pending Litigation, Government Code Section 54956.9(a); Oscar Mejia and Reginald Watson vs. City of Inglewood; LASC Case Nos.: BC 280305, BC 339419 and BC 350416. *
- CS-2. Closed session Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1), Confer with Legal Counsel regarding Sound Insulation.
- CS-3. Closed session Confidential Attorney/Client Privileged; Personnel Exception, Government Code Section 54957: Performance of Acting City Administrator. *

OPENING CEREMONIES -- 7:00 P.M.

Call to Order

Pledge of Allegiance

Invocation

Roll Call

PUBLIC COMMENTS REGARDING AGENDA ITEMS

Persons wishing to address the City Council on any item on today's agendas other than the public hearings may do so at this time.

PAYMENTS OF WARRANTS AND BILLS

1. Payment of bills.

CONSENT CALENDAR

These items will be acted upon as a whole unless called upon by a Council member.

- 2. Letter from the City Attorney's Office recommending denial of the following claim: a) Michelle Strickland for wrongful termination on May 7, 2007. Recommendation:
 - 1) Deny claim.
- 3. Staff report recommending adoption of a resolution approving the Final Statement of Objectives and Use of Funds for Consolidated Plan Grant Programs for the 2007-2008 fiscal year. *

Recommendation:

- 1) Approve as the City's FY 2007-2008 Annual Action Plan the 2007-2010 Consolidated Plan, which includes the fiscal year 2007-2008 Final Statement of Objectives and Projected Use of Funds for Consolidated Plan Grant Programs;
- 2) Authorize staff to submit the Consolidated Plan, including the Annual Action Plan, to the United States Department of Housing and Urban Development (HUD);
- 3) Direct staff to submit all required applications for FY 2007-2008 Consolidated Plan entitlement programs, which include the Community Development Block Grant (CDBG), the HOME Investment Partnership Act (HOME), and the Emergency Shelter Grant (ESG); and
- 4) Adopt resolution.
- 4. Staff report recommending approval of a five-year Joint Use Agreement between the City of Inglewood and Inglewood Unified School District (IUSD) to use Morningside High School for an Open Swim Program. *

Recommendation:

1) Approve.

SETTING OF PUBLIC HEARINGS

SPH-1. Staff report requesting that a public hearing be set to consider the annual approval of Inglewood's Local Development Report as being in conformance with the County's Congestion Management Program (CMP). *

Recommendation:

- 1) Set public hearing on August 7, 2007 at the hour of 7:00 p.m.
- SPH-2. Staff report requesting that a public hearing be set to consider an amendment to the Inglewood Municipal Code to clarify the exclusion of parking enforcement for street sweeping during specific national holidays. *

Recommendation:

1) Set public hearing on July 31, 2007 at the hour of 7:00 p.m.

ORDINANCES

O-1. Ordinance No. 07-12 describing the Inglewood Redevelopment Agency's Program to acquire property within the Merged Inglewood Redevelopment Project Area by eminent domain pursuant to California Health and Safety Code Section 33342.7(a). * (Introduced June 26, 2007).

Recommendation:

1) Adopt ordinance.

REPORTS - CITY ADMINISTRATOR

- CA-1. Staff report requesting that direction be provided to staff using one of the following options regarding Residential Sound Insulation Program Property Owner Participation Agreement. * Recommendation:
 - 1) Do NOT provide sound insulation to homes in which during the initial architectural survey, consultants have identified mold or the appearance of mold.
 - 2) Require the owner of the property that has been identified to contain mold or the appearance of mold to hire an environmental specialist to determine the extent and type of mold. The specialist would then determine how to best eliminate the mold and then certify to the City of Inglewood that the problem has been corrected. The City will then review the report and if accepted will proceed to modify the home.
 - 3) Require the property owner to sign the revised Participation Agreement and Release
 - of Liability (see attachment as prepared by former City Attorney Anita Willis, and recommended by the present City Attorney).
- CA-2. Verbal reports City Administrator.

REPORTS - CITY ATTORNEY

- A-1. Report on closed session items.
- A-2. Verbal reports City Attorney.

REPORTS - CITY CLERK

CC-1. Verbal Reports - City Clerk.

REPORTS - CITY TREASURER

- CT-1. Monthly Treasurer's report for the month ending May 31, 2007. * Recommendation:
 - 1) Receive and file.
- CT-2. Verbal reports City Treasurer.

PUBLIC HEARINGS

- PH-1. Public hearing to amend Section 3-56 of the Inglewood Municipal Code to revise provisions for implementing parking time limits on public streets. *

 Recommendation:
 - 1) Receive public input;
 - 2) Motion to waive further reading and;
 - 3) Introduce ordinance.
- PH-2 & Joint public hearing of the City Council and the Inglewood Redevelopment Agency to consider actions associated with approval of the proposed disposition and development agreement between the Inglewood Redevelopment Agency and Keana Investment Holdings, LLC for the development of a retail shopping center of approximately 49,800 square feet located at the southeast corner of Florence and La Brea Avenues (Parcels 4015-028-900 through 909) in the Merged Inglewood Redevelopment Project Area (In-Town). * Recommendation:
 - 1) Adopt resolution certifying the Market Plaza Development Mitigated Negative Declaration and;
 - Adopt resolution approving the Disposition and Development Agreement (DDA) between the Inglewood Redevelopment Agency and Keana Investment Holdings, LLC.

APPOINTMENTS TO BOARDS, COMMISSIONS AND COMMITTEES

COUNCIL COMMITTEE REPORTS

PUBLIC COMMENTS REGARDING OTHER MATTERS

Persons wishing to address the City Council on any matter connected with City business not elsewhere considered on the agenda may do so at this time. Persons with complaints regarding City management or departmental operations are requested to submit those complaints first to the City Administrative

Officer for resolution.

CITY ADMINISTRATOR, STAFF REMARKS

COUNCIL REMARKS

MAYOR REMARKS

ADJOURNMENT

AGENDA INGLEWOOD REDEVELOPMENT AGENCY

Call to Order

Roll Call

- R-1 & Joint public hearing of the City Council and the Inglewood Redevelopment Agency to consider actions associated with approval of the proposed disposition and development agreement between the Inglewood Redevelopment Agency and Keana Investment Holdings, LLC for the development of a retail shopping center of approximately 49,800 square feet located at the southeast corner of Florence and La Brea Avenues (Parcels 4015-028-900 through 909) in the Merged Inglewood Redevelopment Project Area (In-Town). *

 Recommendation:
 - 1) Adopt resolution certifying the Market Plaza Development Mitigated Negative Declaration and;
 - 2) Adopt resolution approving and authorizing the execution of a Disposition and Development Agreement (DDA) between the Inglewood Redevelopment Agency and Keana Investment Holdings, LLC.
 - R-2. Staff report recommending approval of a one-year agreement with Inglewood Neighborhood Housing Services, Inc. (INHS) for the First-Time Homebuyers Program. * (Housing Set-A-Side Funds)

Recommendation:

- 1) Approve in the amount of \$2,445,000.
- R-3. Monthly Treasurer's report for the month ending May 31, 2007. * Recommendation:
 - 1) Receive and file.

ADJOURNMENT REDEVELOPMENT AGENCY

AGENDA INGLEWOOD HOUSING AUTHORITY

Call to Order

Roll Call

H-1. Public hearing to consider approval of the Inglewood Public Housing Authority (PHA) Annual Plan. *

Recommendation:

- 1) Receive input and;
- 2) Approve Plan for submission to the U.S. Department of Housing and Urban Development.
- H-2. Monthly Treasurer's report for the month ending May 31, 2007. * Recommendation:
 - 1) Receive and file.

ADJOURNMENT HOUSING AUTHORITY

AGENDA INGLEWOOD PUBLIC FINANCING AUTHORITY

Call to Order

Roll Call

F-1. Monthly Treasurer's report for the month ending May 31, 2007. * Recommendation:

1) Receive and file.

ADJOURNMENT PUBLIC FINANCE AUTHORITY

^{*} Copies to Council, Agency and Authorities.

City of Inglewood	July 10, 200