



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



**NOTICE AND CALL OF SPECIAL MEETING OF INGLEWOOD CITY COUNCIL AND
REDEVELOPMENT AGENCY
(Government Code Section 54956)**

**TO THE MEMBERS OF THE CITY COUNCIL AND REDEVELOPMENT AGENCY OF THE
CITY OF INGLEWOOD**

NOTICE IS HEREBY ORDERED by the Mayor/Chairman that a special meeting of the Council/Agency of the City of Inglewood will be held on Tuesday, December 15, 2009, commencing at 4:00 P.M. in the Council Chambers, One Manchester Boulevard, Inglewood, California (Government Code Section 54956).

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

CITY ADMINISTRATOR

Timothy E. Wanamaker

CITY ATTORNEY

Cal Saunders

Said special meeting shall include the following:

**AGENDA
CITY COUNCIL/REDEVELOPMENT AGENCY**

CLOSED SESSION ITEMS ONLY -- 4:00 P.M.

Roll Call

PUBLIC COMMENTS REGARDING CLOSED SESSION ITEMS ONLY

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

- CS-1. Closed session - Confidential - Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1); Claim of Parking Concepts.

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- CS-2. Closed session - Confidential - Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1); Claim of Jacqueline Ford.
- CS-3. Closed session - Confidential - Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1); Claim of ICTV.
- CS-4. Closed session - Confidential - Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1); Claim of SJC 3 Consulting.
- CS-5. Closed session - Confidential - Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1); City of Inglewood vs. Christopher.
- CS-6. Closed session - Confidential - Attorney/Client Privileged; Potential Litigation, Government Code Section 54956.9(b)(1); Claim of John Harris.
- CSR-1. Closed session - Confidential - Attorney/Client Privileged; Pending Litigation, Government Code Section 54956.9(a); Inglewood Redevelopment Agency vs. Kim, et., al.
- CSR-2. Closed session - Confidential - Real Property Negotiator's Meeting; Real Property Negotiations, Government Code Section 54956.8; Closed session regarding discussion of the potential future acquisition and redevelopment of the properties bounded to the north by Century Boulevard, to the south by 104th Street, to the east by Yukon Avenue, and to the west by Prairie Avenue (Century); Parties: Inglewood Redevelopment Agency and Imperial Partners LLC; Negotiator for the Agency: Timothy E. Wanamaker, Executive Director.
- CSR-3. Closed session - Confidential - Real Property Negotiator's Meeting; Real Property Negotiations, Government Code Section 54956.8; Closed session regarding the potential acquisition and redevelopment of the property located at 4000 West Century Boulevard; Parties: Inglewood Redevelopment Agency and Century 4000 LLC; Negotiator for the Agency: Timothy E. Wanamaker, Executive Director.
- CSR-4. Closed session - Confidential - Real Property Negotiator's Meeting; Real Property Negotiations, Government Code Section 54956.8; Closed Session regarding discussion of the potential future acquisition and redevelopment of the property located at 9920 South La Cienega Boulevard Parties: Inglewood Redevelopment Agency and C-Two hotels; Negotiator for the Agency: Timothy E. Wanamaker, Executive Director.
- CSR-5. Closed session - Confidential - Real Property Negotiator's Meeting; Real Property Negotiations, Government Code Section 54956.8; Closed session regarding real property negotiations for the disposition and redevelopment of the property 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); Parties: Inglewood Redevelopment Agency and Alon Abady and Shane Astani; Negotiator for the Agency: Timothy E. Wanamaker, Executive Director.

CSR-6. Closed session - Confidential - Real Property Negotiator's Meeting; Real Property Negotiations, Government Code Section 54956.8; Closed session regarding discussion of the potential future acquisition and redevelopment of the property located at 125 Market Street; Parties: Inglewood Redevelopment Agency and Kim; Negotiator for the Agency: Timothy E. Wanamaker, Executive Director.

CSR-7. Closed session - Confidential - Real Property Negotiator's Meeting; Real Property Negotiations, Government Code Section 54956.8; Closed session regarding discussion of the potential future acquisition and redevelopment of the property located at 4026 West Century Boulevard; Parties: Inglewood Redevelopment Agency and Christopher; Negotiator for the Agency: Timothy E. Wanamaker, Executive Director.

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 closed session and the public hearings may do so at this time.

PAYMENTS OF WARRANTS AND BILLS

1. [Payment of bills.](#)

PUBLIC HEARINGS

PH-1. Continued public hearing to consider adoption of a resolution approving an appeal of the Planning Commission's preliminary Planned Assembly Development (PAD) approval of Special Use Permit No. 976 (SP-976/PAD) to allow a seven story, Senior Citizen Center complex consisting of a 33,357 square-foot Senior Center and 58 senior housing units in a 60,364 square-foot area constructed over a three-level 93,364 square-foot subterranean garage on a 33,300 square-foot C-1 (Limited Commercial) zoned property at 111 North Locust Street. *

Recommendation:

- 1) Public comment portion closed (November 17, 2009);
- 2) Adopt resolution upholding Planning Commission's decision; or
- 3) Overturn the Planning Commission's decision (if the Mayor and Council Members decide to overturn the Planning Commission's decision, appropriate findings must be made).

PH-2. Public hearing to consider an appeal to the Planning Commission's denial of Special Use Permit No. 1095 (SP-1095) to 1) Allow a dance floor with live entertainment; 2) Allow on-site sale of beer and wine; 3) Allow on-site sale of distilled spirits in a 2,625 square-foot second floor area of an existing 32,684 square-foot commercial building; and 4) Allow shared parking for infrequent users for the proposed use for an approximately 38,662 square-foot, C-2A (Airport Commercial) zoned property at 4747 West Century Boulevard. *

Recommendation:

- 1) Receive public input; and
- 2) Adopt resolution upholding Planning Commission's decision; or
- 3) Overturn the Planning Commission's decision (if the Mayor and Council Members decide to overturn the Planning Commission's decision, appropriate findings must be made).

PH-3. Public hearing to consider proposed amendments to Article 15 of the Inglewood Municipal Code (IMC) to revise mausoleum and columbarium regulations in the S-1 and S-2 zones. *

Recommendation:

- 1) Receive public input;
- 2) Motion to waive further reading; and
- 3) Introduce ordinance.

CONSENT CALENDAR

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

2. Approval of the minutes of meetings held October 13, 2009, October 20, 2009, October 27, 2009, and November 10, 2009.

Recommendation:

- 1) Approve.

3. Staff report recommending approval of an amendment to Agreement No. 08-82 with I.T. Crisis Services extending the term of the agreement to June 30, 2010. *
Recommendation:
 - 1) Approve.

4. Staff report recommending award of contract for Other Post Employment Benefits (OPEB) Actuarial Valuation services. * (General Fund)
Recommendation:
 - 1) Award contract to Bartel & Associates; and
 - 2) Approve agreement in the amount of \$52,000.

5. Staff report recommending approval of Amendment No. 3 to Agreement No. 08-97 with Oberon Appell, LLC extending the term to March 31, 2010. * (ITC Fund)
Recommendation:
 - 1) Approve in an amount of \$50,000.

6. Staff report recommending approval to purchase Liquid Chlorine from JCI Jones Chemicals Inc., per Bid No. RFB-0026. * (Water Fund)
Recommendation:
 - 1) Approve in the amount of \$70,380.

7. Staff report recommending approval to purchase liquid ammonia from Airgas Specialty Products Inc., per Bid No. RFB-0027. * (Water Fund)
Recommendation:
 - 1) Approve in the amount of \$37,900.

8. Staff report recommending adoption of a resolution amending the 2009-2010 fiscal year budget for the Be Well Program for senior citizens from Kaiser Hospitals Foundation (KHF). *
Recommendation:
 - 1) Adopt resolution.

9. Staff report recommending approval of an agreement with Los Angeles County Metropolitan Transportation Authority (LACMTA) for the use of a Metro Travel Information Kiosk (Kiosk) to be placed into service on the first floor of City Hall. *
Recommendation:
 - 1) Approve.

SETTING OF PUBLIC HEARINGS

- SPH-1. Staff report requesting that a public hearing be set to consider an appeal to three of the Planning Commission's twenty conditions of approval for Special Use Permit No. 1100 (SP-1100) to allow the installation of three panel antennas on an existing 51-foot high wireless telecommunications monopalm that currently contains nine panel antennas, a roof-mounted global positioning satellite (GPS) antenna, and four ground equipment cabinets on an approximately 6,960 square-foot C-2 (General Commercial) zoned property at 3136-3140 West Manchester Boulevard. *

Recommendation:

- 1) Set public hearing for January 12, 2010 at the hour of 7:00 p.m.

ORDINANCES

- O-1. Staff report recommending that an ordinance be introduced establishing a water conservation and water supply shortage program. *

Recommendation:

- 1) Motion to waive further reading; and
- 2) Introduce ordinance.

- O-2. Ordinance No. 09-23 approving the amendments of Sections 3-75 to 3-76 of the Inglewood Municipal Code to establish a permit parking district on Pepper Court and Pine Court. *

Recommendation:

- 1) Adopt ordinance.

REPORTS - CITY ADMINISTRATOR

- CA-1. Staff report recommending adoption of a resolution amending the 2009-2010 fiscal year budget to carryover purchase orders and agreements from prior years. * (General Fund)

Recommendation:

- 1) Adopt resolution.

- CA-2. Staff report recommending that the Proposed Public Participation Program for completion of the residential component of the Village Specific Plan be received and filed. *

Recommendation:

- 1) Discuss;
- 2) Receive and file; and
- 3) Direct staff.

- CA-3. 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. Verbal reports - City Treasurer.

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, CHIEF OF POLICE, CITY ENGINEER AND CITY ATTORNEY REMARKS

CITY CLERK AND CITY TREASURER REMARKS

COUNCIL REMARKS

MAYOR REMARKS

ADJOURNMENT CITY COUNCIL

In the event that today's meeting of the City Council is not held, or is concluded prior to a public hearing or other agenda item being considered, the public hearing or non-public hearing agenda item will automatically be continued to the next regularly scheduled City Council meeting.

**AGENDA
INGLEWOOD REDEVELOPMENT AGENCY**

Call to Order

Roll Call

R-8. [Approval of the minutes of meetings held October 13, 2009, October 20, 2009, October 27, 2009, and November 10, 2010. *](#)

- R-9. Staff report recommending approval of an agreement with Universal Business Solutions (UBS) to develop nine (9) affordable townhomes located at 8205 South Crenshaw Boulevard. *

Recommendation:

- 1) Approve.

ADJOURNMENT REDEVELOPMENT AGENCY

In the event that today's meeting of the Redevelopment Agency is not held, or is concluded prior to a public hearing or other agenda item being considered, the public hearing or non-public hearing agenda item will automatically be continued to the next regularly scheduled Redevelopment Agency meeting.

**AGENDA
INGLEWOOD HOUSING AUTHORITY**

Call to Order

Roll Call

- H-1. Approval of the minutes of meetings held October 20, 2009.

ADJOURNMENT HOUSING AUTHORITY

In the event that today's meeting of the Housing Authority is not held, or is concluded prior to a public hearing or other agenda item being considered, the public hearing or non-public hearing agenda item will automatically be continued to the next regularly scheduled Housing Authority meeting.

**AGENDA
INGLEWOOD PUBLIC FINANCING AUTHORITY**

Call to Order

Roll Call

F-1. [Approval of the minutes of meetings held October 20, 2009.](#)

ADJOURNMENT PUBLIC FINANCE AUTHORITY

In the event that today's meeting of the Public Finance Authority is not held, or is concluded prior to a public hearing or other agenda item being considered, the public hearing or non-public hearing agenda item will automatically be continued to the next regularly scheduled Public Finance Authority meeting.

*** Copies to Council, Agency and Authorities**

****Agenda items not received prior to printing**