



# CITY OF LONG BEACH

DEPARTMENT OF COMMUNITY DEVELOPMENT

333 WEST OCEAN BOULEVARD • LONG BEACH, CALIFORNIA 90802

**R-27**

October 17, 2006

HONORABLE MAYOR AND CITY COUNCIL  
City of Long Beach  
California

## RECOMMENDATION:

Adopt the attached Resolution making certain findings regarding the construction of certain public improvements with North Long Beach Redevelopment Project Area Funds.

Request the City Attorney to prepare an amendment to Section 10.14.020 of the Long Beach Municipal Code, adding a new section to read: "113. (Westbound) 56<sup>th</sup> Street between Linden Avenue and Long Beach Boulevard. 114. (Eastbound) Ellis Street between Long Beach Boulevard and Linden Avenue." (Districts 8 and 9)

## DISCUSSION

On January 18, 2005, the City Council adopted a resolution authorizing the issuance of Tax Increment Revenue Bonds. With these bond revenues, several important public projects are planned in the North Long Beach Redevelopment Project Area, including street improvements.

The North Long Beach Strategic Guide for Development (Strategic Guide) has identified specific projects within the North Long Beach Redevelopment Project Area (North) that will serve as catalysts for neighborhood revitalization. Some of the major priorities identified by the community are development of open space and street improvements.

Development of a one-way street couplet on 56<sup>th</sup> Street and Ellis Street between Long Beach Boulevard and Linden Avenue, and streetscape improvements on Atlantic Avenue will facilitate the removal of blight as well as help create a safe, more cohesive and economically dynamic neighborhood. These public improvements will improve and calm traffic flow, improve neighborhood access and circulation, and provide additional parking spaces. Streetscape improvements will beautify public streets and promote business attraction and retention, development of affordable housing, as well as a feeling of community among project area neighborhoods.

The Redevelopment Agency Board approved its Fiscal Year 2005-2006 budget on June 27, 2005, that included the One-Way Street Couplet Implementation and Streetscape Improvements along major corridors.

Before the Redevelopment Agency may proceed with the aforementioned projects, California Redevelopment Law requires the City Council to adopt a Resolution (attached) making the following findings:

- That the construction of such public improvements are of benefit to the redevelopment project area or the immediate neighborhood in which the public improvement project is located;
- That no other reasonable means of financing the public improvements are available to the community; and
- That the payment of Agency funds for the construction of the public improvements will assist in the elimination of one or more blighting conditions within the project area.

Notices for a public workshop on the proposed conversion of 56<sup>th</sup> Street and Ellis Street to oneway operation were mailed to all residents and property owners along the impacted street segments as well as to those along the immediate adjacent streets. On August 5, 2006, the proposed conversion to a oneway operation was presented to the residents and property owners and the majority of both parties were in support of the conversion.

The City's Traffic Engineer has reviewed the proposed conversion of 56<sup>th</sup> Street and Ellis Street to a oneway operation. He supports the proposal and believes the conversion will enhance safety and add parking in the neighborhood.

This letter was reviewed by Assistant City Attorney Heather A. Mahood on September 11, 2006, and Budget Management Officer David Wodynski on September 21, 2006.

#### TIMING CONSIDERATIONS

City Council action is requested on October 17, 2006, to allow for the immediate initiation of the transactions.

#### FISCAL IMPACT

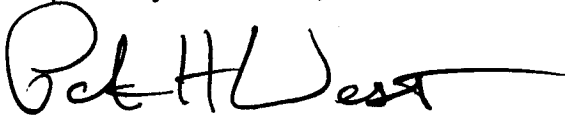
Sufficient funds are currently appropriated in the Redevelopment Fund (RD) in the Department of Community Development.

#### SUGGESTED ACTION:

Approve recommendation.

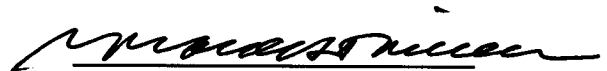
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Respectfully submitted,

A handwritten signature in black ink, appearing to read "P. H. West", with a long horizontal flourish extending to the right.

PATRICK H. WEST  
DIRECTOR OF COMMUNITY DEVELOPMENT

APPROVED:

A handwritten signature in black ink, appearing to read "Gerald R. Miller", with a long horizontal flourish extending to the right.

GERALD R. MILLER  
CITY MANAGER

PW:CB:LM:dc

Attachment: Resolution

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1 RESOLUTION NO.

2  
3 A RESOLUTION OF THE CITY COUNCIL OF THE  
4 CITY OF LONG BEACH MAKING CERTAIN FINDINGS  
5 REGARDING THE CONSTRUCTION OF CERTAIN PUBLIC  
6 IMPROVEMENTS WITH REDEVELOPMENT FUNDS  
7 (ONE-WAY COUPLET AND ATLANTIC AVENUE  
8 IMPROVEMENTS)  
9

10 WHEREAS, the City Council of the City of Long Beach adopted and  
11 approved a certain Redevelopment Plan (the "Redevelopment Plan") for the North  
12 Long Beach Redevelopment Project (the "Project"); and

13 WHEREAS, in furtherance of the Project and the immediate  
14 neighborhood in which the Project is located, the Redevelopment Agency of the City of  
15 Long Beach, California (the "Agency"), has recognized the need for certain public  
16 improvements, which improvements will be located within the boundaries of the Project,  
17 and proposes to use redevelopment funds to finance the improvements; and

18 WHEREAS, Section 33445 of the California Community Redevelopment  
19 Law (Health and Safety Code Section 33000 et seq.) requires the Agency to make  
20 certain findings prior to the acquisition of land and construction of public improvements  
21 or facilities thereon; and

22 WHEREAS, Section 33678 of the Community Redevelopment Law  
23 provides that under certain conditions tax increment funds shall not be subject to the  
24 appropriations limitation of Article XIII B of the California Constitution;

25 NOW, THEREFORE, the City Council of the City of Long Beach resolves  
26 as follows:

27 Section 1. The City Council determines that the construction of public  
28 improvements, more particularly described in Exhibit "A", are of benefit to the Project

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1 and the immediate neighborhood in which the Project is located. This finding is  
2 supported by the following facts:

3           Development of a One-Way Street Couplet program and  
4           streetscape improvements will facilitate the removal of blight as well as  
5           help create a safe, more cohesive and economically dynamic  
6           neighborhood. These public improvements will improve traffic flow,  
7           improve neighborhood access and circulation, calm traffic flow, and  
8           provide additional parking spaces. Streetscape improvements will  
9           beautify public streets and promote business attraction and retention,  
10          development of affordable housing, as well as a feeling of community  
11          among project area neighborhoods.

12  
13           Sec. 2.       The City Council determines that no other reasonable  
14          means of financing the above-described improvements are available to the community.  
15          This finding is supported by the following facts:

16           Before the passage of Proposition 13, most of the City's general  
17           operating and capital improvements were funded through property taxes.  
18           However, the initiative placed severe constraints on the City's ability to  
19           use property tax revenues to offset increases in operating and capital  
20           costs. It has also been difficult for the City, by itself, to provide sufficient  
21           funds to support the construction of major public improvements. In fiscal  
22           year 2006-2007, the limited resources of the City's General Fund are  
23           committed to previously incurred obligations and planned projects.

24           Sec. 3.       The City Council further determines that the payment of  
25          funds for the construction of the public improvements will assist in the elimination of one  
26          or more blighting conditions within the Project, and is consistent with the  
27          implementation plan adopted pursuant to Health and Safety Code Section 33490.

28           Sec. 4.       This resolution shall take effect immediately upon its

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1 adoption by the City Council, and the City Clerk shall certify the vote adopting this  
2 resolution.

3  
4 I hereby certify that the foregoing resolution was adopted by the City  
5 Council of the City of Long Beach at its meeting of \_\_\_\_\_, 2006 by  
6 the following vote:

7 Ayes: Councilmembers: \_\_\_\_\_

8 \_\_\_\_\_

9 \_\_\_\_\_

10 \_\_\_\_\_

11 Noes: Councilmembers: \_\_\_\_\_

12 \_\_\_\_\_

13 Absent: Councilmembers: \_\_\_\_\_

14 \_\_\_\_\_

15  
16 \_\_\_\_\_  
17 City Clerk

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28 8/24/06

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## **EXHIBIT "A"**

### **DESCRIPTION OF THE PUBLIC IMPROVEMENTS**

Targeted traffic and streetscape improvements located in the North Long Beach Redevelopment Project Area in the area bounded by Del Amo Boulevard to the south and South Street to the north between the Los Angeles River to the west and Linden Avenue to the east, as well as along Atlantic Avenue.