

CITY OF PASADENA

Community Development Commission Minutes
December 4, 2000 - 5:30 P.M.
City Hall Council Chamber

REGULAR MEETING

OPENING: Chair Bogaard called the regular meeting to order at 9:40 p.m.

ROLL CALL:
Commissioners:

Chair Bill Bogaard
Vice Chair Bill Crowfoot
Commissioner Steve Haderlein
Commissioner Holden
Commissioner Paul Little
Commissioner Steve Madison
Commissioner Joyce Streater
Commissioner Sidney F. Tyler, Jr.

Staff:

Chief Executive Officer Cynthia J. Kurtz
General Counsel Michele Beal Bagneris
Secretary Jane Rodriguez

PUBLIC COMMENT

No one appeared for public comment.

RECESS

On order of the Chair, the regular meeting of the Community Development Commission recessed at 9:40 p.m., to a joint meeting with the City Council.

JOINT PUBLIC HEARING

JOINT PUBLIC HEARING: APPROVAL OF A DISPOSITION AND DEVELOPMENT AGREEMENT BY AND BETWEEN THE PASADENA COMMUNITY DEVELOPMENT COMMISSION (COMMISSION) AND TRADEMARK DEVELOPMENT COMPANY, L.L.C. (DEVELOPER) FOR THE PURCHASE OF COMMISSION-OWNED REAL PROPERTY LOCATED AT 459 N. LINCOLN AVENUE, PASADENA AND CONSTRUCTION OF TWO AFFORDABLE HANDICAPPED ACCESSIBLE SINGLE FAMILY RESIDENCES

Recommendation of City Manager: It is recommended that the City Council adopt a resolution:

(a) Finding and determining that construction of two dwellings and related improvements (the Project) do not have a significant impact on the environment and have been determined to be categorically exempt under the California Environmental Quality Act (CEQA) Guidelines;

(b) Finding and determining that (i) the Project is consistent with the Downtown Redevelopment Plan, (ii) the sale of the Site will assist in the elimination of blight and provide housing for moderate-income persons, (iii) the Project is consistent with the Commission's Five Year Implementation Plan, and (iv) the consideration received by the Commission under the DDA is not less than the fair reuse value with the covenants, conditions and costs authorized by the sale of the Site;

(c) Approving the sale of the Site to the Developer in accordance with the terms and provisions, as indicated in Exhibit I of the agenda report, between the Commission and the Developer; and

(d) Authorizing the City Manager to take the necessary actions to complete the Project. (Resolution No. 7948)

Recommendation of Chief Executive Officer: It is recommended that the Commission adopt a resolution:

(a) Finding and determining that the Project is categorically exempt under the California Environmental Quality Act (CEQA) Guidelines;

(b) Approving the terms and provisions of the DDA between the Commission and Developer;

(c) Authorizing the Chief Executive Officer to execute and the Secretary to attest the DDA with the Developer. (Resolution No. CDR-199 & CDC-383)

The Secretary reported the Notice of Public Hearing was published in the Star-News on November 20 and 27, 2000; no letters were received in favor or opposition.

Mr. Richard Bruckner, Director of Housing & Development, summarized the agenda report and responded to questions.

Staff was asked to look at relocating the two large canary palm trees on the property.


There was no public comment.

It was moved by Commissioner Holden, seconded by Commissioner Tyler, to close the public hearing. (Motion unanimously carried) (Absent: None)

It was moved by Commissioner Holden, seconded by Commissioner Tyler, to approve the City Manager's recommendation. (Motion unanimously carried) (Absent: None)

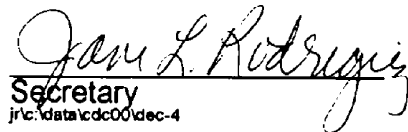
ADJOURNMENT

On order of the Chair, the regular meeting and joint meeting with the City Council adjourned at 9:50 p.m.



Bill Bogaard, Chair
Community Development Commission

ATTEST:



Secretary
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