



Ordinance Fact Sheet

DATE: DECEMBER 13, 1999

TO: CITY COUNCIL
FROM: CYNTHIA KURTZ
**SUBJECT: ORDINANCES EXTENDING REDEVELOPMENT TIME LIMITS
PURSUANT AB1290**

TITLE OF PROPOSED ORDINANCE

ORDINANCES EXTENDING REDEVELOPMENT TIME LIMITS (AB 1290) PURSUANT TO THE "SUMMARY ORDINANCE" PROCEDURES OF HEALTH AND SAFETY CODE SECTION 33333.6

PURPOSE OF THE LAW

The purpose of this ordinance is to establish conforming time limits for redevelopment plans state wide. AB1290 set conforming time limits in the following three areas: 1) Time limit for establishing debt, Time limit for Plan effectiveness, and Time limit for repayment of debt.

REASON WHY THIS LEGISLATION IS NEEDED

Under AB1290 redevelopment agencies are required to amend their redevelopment plans or prepare summary ordinances no later than December 31, 1999 or lose their opportunity to do so.

Redevelopment Project Areas

The redevelopment plans that will be effected by these ordinances are Fair Oaks, Lincoln, Lake/Washington, Orange Grove, Villa Parke, Old Pasadena and Downtown.

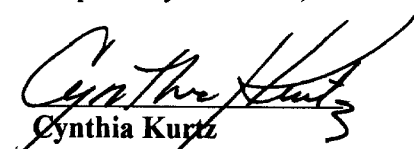
Fiscal Impact

This amendment will have no impact on the general fund. However, the Pasadena Community Development Commission will generate an estimated \$20,694,135 of new tax increment from the combined redevelopment projects areas affected by this amendment.

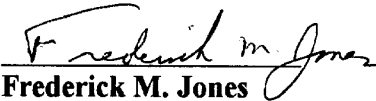
MEETING OF _____ 12/13/99

AGENDA ITEM NO. 9.A.(3-12)

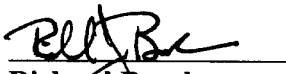
Respectfully submitted,



Cynthia Kurtz
City Manager

prepared by:


Frederick M. Jones
Senior Project

Approved by:


Richard Bruckner
Director, Housing & Development


Michelle Beal Bagneris
City Attorney

ORDINANCE NO. _____

AN UNCODIFIED ORDINANCE OF THE CITY OF PASADENA
AMENDING CERTAIN TIME LIMITATIONS FOR THE
REDEVELOPMENT PLAN FOR THE PASADENA FAIR OAKS
REDEVELOPMENT PROJECT FOR THE ORIGINAL PROJECT
AREA AND THE ADDED PROJECT AREA

WHEREAS, the City Council of the City of Pasadena adopted Ordinance No. 4677 on September 8, 1964 passing, approving and adopting the Redevelopment Plan (hereinafter referred to as the "Redevelopment Plan") for the Pasadena Fair Oaks Redevelopment Project, and such Redevelopment Plan was amended on May 14, 1968 by Ordinance No. 4870, on November 28, 1972 by Ordinance No. 5094, on May 27, 1986 by Ordinance No. 6154, and on December 22, 1986 by Ordinance No. 6193 (hereinafter referred to as the "Original Project Area"); and

WHEREAS, the City Council adopted Ordinance No. 6174 on July 21, 1986 amending the Redevelopment Plan to include an additional project area in the Redevelopment Plan (hereinafter referred to as the "Added Project Area"); and

WHEREAS, California Health and Safety Code §33333.6 (b) requires that the Redevelopment Plan be limited so as to terminate the effectiveness of the Redevelopment Plan on a date not to exceed forty (40) years from the adoption of the Redevelopment Plan or January 1, 2009, whichever is later; and

WHEREAS, Section 800 of the adopted Redevelopment Plan provides that the Redevelopment Plan as it applies to the Original Project Area shall be effective until September 8, 2004; and

WHEREAS, Section 800 of the amended Redevelopment Plan as it applies to the Added Project Area provides that the Redevelopment Plan as it applies to the Added Project Area shall be effective until July 21, 2021; and

WHEREAS, California Health and Safety Code §33333.6 (c) prohibits the Pasadena Community Development Commission (the redevelopment agency of the City of Pasadena, hereinafter referred to as the "Commission") from repaying indebtedness or receiving tax increment funds for more than ten (10) years beyond the time limit established for the effectiveness of the Redevelopment Plan in accordance with California Health and Safety Code §33333.6 (b); and

WHEREAS, pursuant to the adopted Redevelopment Plan as it applies to the Original Project Area, the Commission shall not pay indebtedness or receive property taxes pursuant to California Health and Safety Code §33670 after September 8, 2014; and

WHEREAS, pursuant to the amended Redevelopment Plan as it applies to the Added Project Area, the Commission shall not pay indebtedness or receive property taxes pursuant to California Health and Safety Code §33670 after July 21, 2031; and

WHEREAS, Chapter 635 of the California Statutes of 1998 amended §33333.6 (f) (2) of the California Health and Safety Code, to permit the extension of the above referenced dates made applicable to the Redevelopment Plan by further amending the Redevelopment Plan, without complying with the procedural requirements for amending redevelopment plans as set forth in

§33000 et seq. of the California Health and Safety Code.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PASADENA DOES ORDAIN AS FOLLOWS:

SECTION 1. Amendment of Redevelopment Plan - Original Project Area. In accordance with the requirements of Section 33333.6 (f) (2) of the California Health and Safety Code, as amended by Chapter 635 of the California Statutes of 1998, the City Council hereby amends and establishes the following limitations for the Redevelopment Project as it applies to the Original Project Area, subject to all of the provisions of this Ordinance:

- A. Consistent with California Health and Safety Code §33333.6 (b), and as an amendment to the date first established by Section 800 of the adopted Redevelopment Plan, except as provided in subdivision (g) and (h) of California Health and Safety Code §33333.6, the effectiveness of the Redevelopment Plan as it applies to the Original Project Area shall terminate January 1, 2009. Thereafter, the Commission shall have no authority to act pursuant to the Redevelopment Plan as it applies to the Original Project Area except to pay previously incurred indebtedness and to enforce existing covenants, contracts, or other obligations.
- B. In accordance with California Health and Safety Code §33333.6 (c), and as an amendment to the date first made applicable by the adopted Redevelopment Plan to the Original Project Area, except as provided in subdivision (g) and (h) of California Health and Safety Code §33333.6, the Commission shall not pay indebtedness or receive property taxes pursuant to California Health and Safety Code §33670 after ten (10) years from the termination of the effectiveness of the Redevelopment Plan as it applies to the Original Project Area, that is after January 1, 2019.

SECTION 2. Amendment of Redevelopment Plan - Added Project Area. In accordance with the requirements of Section 33333.6 (f) (2) of the California Health and Safety Code, as amended by Chapter 635 of the California Statutes of 1998, the City Council hereby amends and establishes the following limitations for the Redevelopment Project as it applies to the Added Project Area, subject to all of the provisions of this Ordinance:

- A. Consistent with California Health and Safety Code §33333.6 (b), and as an amendment to the date first established by Section 800 of the amended Redevelopment Plan as it applies to the Added Project Area, except as provided in subdivision (g) and (h) of California Health and Safety Code §33333.6, the effectiveness of the Redevelopment Plan as it applies to the Added Project Area shall terminate July 21, 2026. Thereafter, the Commission shall have no authority to act pursuant to the Redevelopment Plan as it applies to the Added Project Area except to pay previously incurred indebtedness and to enforce existing covenants, contracts, or other obligations.
- B. In accordance with California Health and Safety Code §33333.6 (c), and as an amendment to the date first made applicable by the amended Redevelopment Plan to the Added Project Area, except as provided in subdivision (g) and (h) of California Health and Safety Code §33333.6, the Commission shall not pay indebtedness or receive property taxes pursuant to California Health and Safety Code §33670 after ten (10) years from the termination of the effectiveness of the Redevelopment Plan as it applies to the Added Project Area, that is after July 21, 2036.

SECTION 3. Publication. The City Clerk of the city of Pasadena is hereby directed to publish this Ordinance, or the title thereof as summary, pursuant to state statute, once within fifteen (15) days after its passage in the Pasadena Star-News, a newspaper of general circulation published in the City of Pasadena.

SECTION 4. Effective Date. This Ordinance shall take effect and be in force on the thirtieth (30th) day from and after its final passage.

INTRODUCED at a regular meeting of the City Council of the City of Pasadena, California, held on the ___ day of _____, 1999, and, thereafter.

PASSED, APPROVED AND ADOPTED at a meeting of the City Council of the City of Pasadena, California, held on the ___ day of _____, 1999, by the following vote:

AYES:

NAYS:

ABSENT:

ABSTAIN:

MAYOR, CITY OF PASADENA

ATTEST:

APPROVED AS TO FORM:

CITY CLERK

Michelle Paul

CITY ATTORNEY