

RESOLUTION NO. 7656

**CITY OF SOUTH GATE
LOS ANGELES COUNTY, CALIFORNIA**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SOUTH GATE WAIVING PERMIT FEES OF UP TO \$30,000 REQUESTED BY PWS-THE LAUNDRY COMPANY FOR PLANNING AND PLAN CHECK REVIEW OF THE NEW COMMERCIAL DEVELOPMENT AT 12000 -12030 GARFIELD AVENUE

WHEREAS, PWS The Laundry Company (Developer) is currently in escrow to purchase the County's Hollydale Library (Library) and commercial vacant building, located at 12000-12030 Garfield Avenue, of approximately 1.25 acres/54,610 square feet; and

WHEREAS, the close of escrow for the property is scheduled for May 1, 2015; and

WHEREAS, the Developer intends to maintain the Library as a tenant and relocate their corporate offices, parts center and 25-30 employees from the City of Commerce to property; and

WHEREAS, the current proposal also includes a "state-of-the-art" Laundromat of approximately 3,000 square feet that will be used both as a product demonstration and publicly accessible Laundromat; and a separate retail space on the corner of Main Street and Garfield Avenue, of which PWS has agreed to work with City to secure a business (retail or restaurant/coffee shop, etc) on the corner retail space; and

WHEREAS, PWS is considering installing a 53 foot wide by 10 feet tall mural on the south wall of the building, facing Main Street that will highlight the iconic images of South Gate's past and present. PWS has agreed to work closely with the City Council, City staff and key community members to develop the list of iconic images for the mural; and

WHEREAS, the PWS is requesting a subsidy request of \$30,000 to be used in the form of permit fee waivers and expedited Planning and Plan Check Review for the development to facilitate their relocation and restoration of the vacant commercial building and Library; and

WHEREAS, in return, PWS has preliminarily agreed to relocate corporate offices, parts center and 25-30 employees to property; hire locally; designate South Gate as point-of-sale for sales tax purposes; restore building architecture and meet the City's development expectations; install a mural (Arts-in-Public Places) on Main Street façade; maintain Library as tenant subject to "reasonable" conditions; work with Los Angeles County and City on upgrades for Library; open a state of the art Laundromat for public use; work with City to secure a business in proposed corner retail space; move developers bank account to local Bank (Union Bank); and be involved with the residential and business community;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SOUTH GATE DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council finds and determines that the foregoing recitals are true and correct.

SECTION 2. It is the intention of this legislative body as required by the public interest, and the City Council hereby finds and determines, that there are significant public benefits from waiving the permit fees and expediting planning and plan check review and approvals to spur development of this Property, and that without such waiver by the City there will be no commercial project developed on the vacant Property in the near future, that there will be a demonstrable increase in revenue to the City from the Project being developed in addition to the creation of jobs, where today the 20,600 square feet site sits vacant and unproductive.

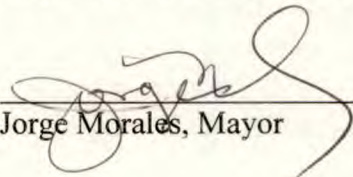
SECTION 3. The City Council hereby waives the permit fees for Developer.

SECTION 4. The City Council hereby declares that if any provision, sentence, clause, section or part of this Resolution is found to be unconstitutional, illegal or invalid, such finding shall affect only such provision, sentence, clause, section or part, and shall not affect or impair any of the remaining parts.

SECTION 5. The City Clerk shall certify to the adoption of this Resolution which shall be effective upon its adoption.

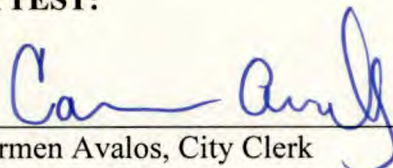
PASSED, APPROVED and ADOPTED on this 28th day of April 2015.

CITY OF SOUTH GATE:



Jorge Morales, Mayor

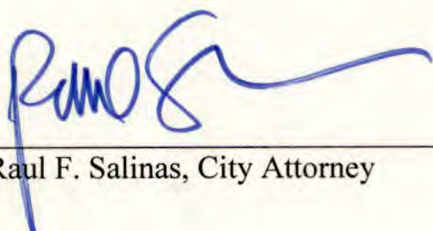
ATTEST:



Carmen Avalos, City Clerk

(SEAL)

APPROVED AS TO FORM:



Raul F. Salinas, City Attorney

RESOLUTION CERTIFICATION PAGE

STATE OF CALIFORNIA)

COUNTY OF LOS ANGELES) SS

CITY OF SOUTH GATE)

I, Carmen Avalos, City Clerk of the City of South Gate, California, hereby certify that the whole number of Members of the City Council of said City is five; that Resolution No. 7656 was adopted by the City Council at their Regular Meeting held on April 28, 2015, by the following vote:

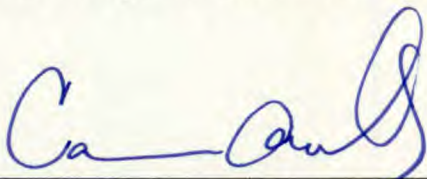
Ayes: Council Members: De Witt, Davila, Hurtado and Bernal

Noes: Council Members: None

Absent: Council Members: Morales

Abstain: Council Members: None

Witness my hand and the seal of said City on April 30, 2015.



Carmen Avalos, City Clerk
City of South Gate, California