

AGENDA



Thursday, February 26, 2009

**Economic Growth & Redevelopment Services
RECOMMENDATION FOR COUNCIL ACTION****Item No. 15**

Subject: Approve an ordinance amending the City's Economic Development Program related to "project-based" economic development incentives.

For More Information: Rodney Gonzales, Acting Director, EGRSO / 974-2313
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Prior Council Action: December 6, 2007: Approved Resolution No. 20071206-049;
December 18, 2008: Approved Resolution No. 20081218-074.

On December 6, 2007, council approved Resolution No. 20071206-049 to: (1) require that compliance review for future economic development agreements be verified by an independent party and the results of that independent review be available for public inspection; (2) honor the City's current economic development agreements; (3) eliminate project-based incentives for large scale mixed use projects from the City's economic development programs; and (4) continue to develop publicly owned property in ways that promote community values, including historic preservation, revitalization of downtown, affordable housing, transit oriented development, and protection and enhancement of the tax base.

On December 18, 2008, council approved Resolution No. 20081218-074 directing the city manager to prepare an ordinance for council action to: (1) require that compliance review for future and existing economic development agreements be verified by an independent party and the results of that independent review be made available for public inspection; and (2) remove the use of project-based incentives for large scale mixed use projects that include a retail component from the City's economic development programs; and (3) not prohibit the City from developing publicly owned property in ways that promote community values, including historic preservation, or incentive programs for revitalization of downtown, affordable housing, transit oriented development, and that promote protection and enhancement of the tax base, notwithstanding that such programs may include a retail component.

As directed, the attached ordinance has been prepared for council consideration. The ordinance would codify the requirements of the December 18, 2008 resolution.