

INFORMATION, TECHNOLOGY, AND GENERAL SERVICES COMMITTEE REPORT
relative to the recommendations for authorizations related to the Clean Water Campus at 303
North San Fernando Road.

Recommendations for Council action:

1. AUTHORIZE the Bureau of Sanitation (BOS) and request the City Attorney, with assistance from the City Administrative Officer (CAO), the Chief Legislative Analyst (CLA), the Bureau of Engineering and other relevant departments (collectively, *Clean Water Campus Working Group*), to engage with the Goodwill Southern California (Goodwill) to develop a non-binding term sheet with fiscal impact for joint use of the City owned Humboldt site located in Council District 1 at 303 North San Fernando Road (APNs 5447-007-900 and 5447-007-901) and the adjacent Goodwill site (APN 5447-007-009) with the following goals:
 - a. Construction of a Clean Water Campus Building on the Humboldt site for the BOS to accommodate at least 169,000 square feet above-grade office space.
 - b. Utilization of a portion of the Humboldt site and the adjacent Goodwill site for use by the Goodwill to construct a new building to replace their facility located at 342 North San Fernando Road along with the construction of approximately 800 parking spaces.
 - c. Realization of community benefits from the Goodwill's new building and the Goodwill's intent for revitalization of their vacated facility located at 342 North San Fernando Road to include affordable housing.
 - d. Inclusion of community benefits from the new Clean Water Campus Building.
 - e. Set a business inclusion requirement.
2. INSTRUCT the Clean Water Campus Working group to work with the Goodwill Developer to assess the feasibility of providing up to 200 parking spaces at the Clean Water Campus for the Lincoln Heights Jail Project, subject to funding provided by the Lincoln Heights Jail Project Developer.
3. INSTRUCT the BOS to provide regular updates to the Municipal Facilities Committee (MFC) during the development and finalization of the above non-binding term sheet between the City and the Goodwill.

Fiscal Impact Statement: The MFC reports that there is no anticipated fiscal impact to the BOS or to the City from proceeding with negotiations with the Goodwill. The costs of consultants and staff to support the Goodwill negotiations are included in the existing BOS approved budgets. The BOS will update the Board of Public Works on the anticipated availability payment from the Goodwill proposal and the BOS budget impact for the partnership in future status reports, once those costs are known.

Community Impact Statement: None submitted.

SUMMARY

At its regular meeting held on June 12, 2019, the Information, Technology, and General Services Committee considered a MFC report dated April 19, 2019, relative to the recommendations for authorizations related to the Clean Water Campus at 303 North San Fernando Road.

The committee discussed this matter with representatives from the CAO, the CLA, the BOS, and the City Attorney. Councilmember Blumenfield added an amendment to the MFC recommendations to include setting a business inclusion requirement.

After providing an opportunity for public comment, the Committee moved to approve the recommendations contained in the MFC report as amended, as detailed above. This matter is now transmitted to the Council for its consideration.

Respectfully Submitted,

INFORMATION, TECHNOLOGY, AND GENERAL SERVICES COMMITTEE



<u>MEMBER</u>	<u>VOTE</u>
SMITH	YES
BLUMENFIELD:	YES
RODRIGUEZ:	YES

LC 06/12/19 Council file No. 18-0555

-NOT OFFICIAL UNTIL COUNCIL ACTS-