

**ECONOMIC DEVELOPMENT & JOBS**

**MOTION**

On August 18, 2021, the City Council approved, among other things, the selection of The Bakewell Company and Associates as the preferred developer (Developer) of a mixed-use project on City-owned property located at 200 East Slauson Avenue, 5828-5936 Wall Street, and 5829-5935 South Los Angeles Street in Council District Nine (APN 6006-003-900; Properties) and authorized the Economic and Workforce Development Department (EWDD) to negotiate and execute an Exclusive Negotiation Agreement (ENA) with the Developer for the proposed project (C.F. 19-0362). The proposed project consists of a mixed-use development with residential, recreational, retail, and commercial uses (Project).

Subsequent to the Council's action and prior to the execution of an ENA, the City received clarification from the Developer on the following: 1) the City-authorized contracting entity for the ENA should be modified from "The Bakewell Company and Associates (Buyer)" to the "The Bakewell Company of California, LLC, and The Michaels Organization (Buyer or Lessee)"; 2) the transfer structure of the City-owned Properties should be modified from "sale" to "sale or lease"; and 3) the Project description should be modified to include a public park along Slauson Avenue (to be transferred to the City's Department of Recreation and Parks upon completion); the redevelopment of the Brotherhood Crusade site; and the development of affordable housing subject to and contingent upon compliance with the restrictions set forth in Government Code Section 37364, along with any other City-required elements, such as parking. Council action is needed to authorize the above modifications prior to the execution of an ENA.

I THEREFORE MOVE that the Council action approved on August 19, 2021, relative to a proposed Exclusive Negotiation Agreement (ENA) with The Bakewell Company and Associates to construct a mixed use project on City-owned property located at at 200 East Slauson Avenue, 5828-5936 Wall Street, and 5829-5935 South Los Angeles Street, Los Angeles, CA 90003 (APN 6006-003-900; Properties) (C.F. 19-0362), BE AMENDED to:

1. Modify the authorized contracting entity for the Exclusive Negotiation Agreement from "The Bakewell Company and Associates (Buyer)" to "The Bakewell Company of California, LLC, and The Michaels Organization (Buyer or Lessee)";
2. Modify the transfer instruction of the city-owned properties from "effectuate the sale of the Properties" to "effectuate the sale or lease of the Properties"; and
3. Modify the scope of the Project to include a public park along Slauson Avenue; the redevelopment of the privately-owned Brotherhood Crusade site; and the development of affordable housing subject to and contingent upon compliance with the restrictions set forth in Government Code Section 37364, along with any other City-required elements, such as parking.

PRESENTED BY: \_\_\_\_\_

CURREN D. PRICE  
Councilmember 9<sup>th</sup> District

SECONDED BY: \_\_\_\_\_

SEP 23 2022

**ORIGINAL**