



## **CITY OF COMMERCE AGENDA REPORT**

**TO:** Honorable City Council

**Item No. \_\_\_\_\_**

**FROM:** City Manager

**SUBJECT:** A Resolution of the City Council Accepting an Irrevocable Right-of-Way Easement for Street Dedication for the Real Property Fronting 7140 Bandini Boulevard, Commerce

**MEETING DATE:** August 5, 2019

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### **RECOMMENDATION:**

Adopt a Resolution accepting the irrevocable right-of-way easement for street dedication for the real property fronting 7140 Bandini Boulevard, from JFC International, Inc., and finding that there is no significant environmental effect directly related to the dedication of the property.

### **ANALYSIS:**

On December 27, 2017, the Planning Commission of the City of Commerce (City) held a public hearing to consider an application to allow for the construction of a new warehouse/distribution facility measuring approximately 326,482 square feet (7.5 acres) in the City's M-2 (Heavy Industrial) zone. As a condition of approval, the Public Works and Development Services Department required the applicant/owner, JFC International, Inc., to dedicate to the City street right-of-way fronting the property whose address is 7140 Bandini Boulevard, Commerce. The proposed right-of-way dedication is 8 feet in width and approximately 403.71 feet in length. The legal descriptions for this property to be dedicated to the City are described in Exhibit "A" and depicted in Exhibit "B." The owner has agreed to provide such dedication pursuant to an irrevocable right-of-way easement. A copy of the dedication documents and exhibits are attached for reference.

Pursuant to Section 65402 of the California Government Code, on December 27, 2017, the Planning Commission determined that the proposed dedication of real property conforms to the provisions of the City's General Plan.

The California Environmental Quality Act (CEQA) applies only to projects which have the potential for causing a significant effect on the environment. Staff determined that the right of way easement has no significant effect on the environment and that, therefore, pursuant to Section 15061(b)(3) of the CEQA Guidelines [14 CCR §15061(b)(3)], no further action is required under CEQA. The City Council is being asked to concur with Staff and find that

there is no significant environmental effect directly related to the dedication of the property because it will not cause any foreseeable physical change in the environment; therefore, no further action is required under CEQA.

**ALTERNATIVES:**

1. Approve staff recommendation
2. Reject staff recommendation
3. Provide staff with further direction

**FISCAL IMPACT:**

No fiscal impact.

**RELATIONSHIP TO STRATEGIC GOALS:**

This item relates to Council's 2016 Strategic Action Plan's:

Community Quality of Life

- Guiding Principle 4 to "support and evaluate community services, programs and events that promote healthy and quality lifestyles for our residents. Enhance public safety and social services through innovative programs that meet the needs of the residential and business communities."

**ATTACHMENTS:**

1. Resolution
2. Attachment 1: Easement Recordation Document
3. Attachment 2: Exhibit "A" – Legal Description
4. Attachment 3: Exhibit "B" – Plat

Approved by: Vilko Domic, Acting Public Works & Development Services Director

Fiscal Impact reviewed by: Vilko Domic, Director of Finance

Approved as to form by: Noel Tapia, City Attorney

Respectfully submitted: Edgar P. Cisneros, City Manager