

RESOLUTION NO. ____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COMMERCE,
CALIFORNIA, APPROVING A SERVICES AGREEMENT BETWEEN THE CITY
OF COMMERCE AND SILVERADO MANAGEMENT AND HOLDING COMPANY**

WHEREAS, since March 2019, City staff and Silverado Management and Holding Company ("Silverado") have been working on a needs assessment as well as planning and design for a new public safety facility that would potentially include other city functions either at the site of the current City Hall located at 2535 Commerce Way and/or at the vacant land located at 6233 Telegraph Road, Assessor's Parcel Number 6336-010-908, (the "Land") within the City of Commerce; and

WHEREAS, the Services Agreement ("Agreement") provides a mechanism for Silverado to be reimbursed for certain costs associated with work ordered by the City and provides a mechanism for future work orders undertaken on behalf of efforts deemed to be crucial to the future operations of city government and public safety of the community; and

WHEREAS, on May 23, 2018, the Successor Agency approved the Agreement of Purchase and Sale and Joint Escrow Instructions between the Successor Agency to the Commerce Community Development Commission and the City of Commerce with the understanding that a portion of the Land will include a public facility component; and

WHEREAS, there are several proposed development projects in the City that include new housing, retail, and mixed-use components that will become a catalyst for a renewed vision to centralize City resources to accommodate the future demand for public safety; and

WHEREAS, the Land would be identified as a potential location for a new public safety/City Hall facility that would house the City's law enforcement personnel, currently the Los Angeles County Sheriff's Department, and other City public safety staff to serve the City of Commerce and other areas in the region; and

WHEREAS, Silverado would focus on conducting due diligence, investigations, and analysis with respect to the feasibility of real estate development for new public facilities as may be designated from time to time; and

WHEREAS, Silverado's engagement under the Agreement and work authorized pursuant to Work Order No. 1 would authorize Silverado to explore the feasibility of designing, permitting, developing, and operating an approximately 65,000 square foot municipal facility and an adjacent parking structure that might accommodate other uses and/or users; and

WHEREAS, all matters pertaining to the employment, training, conduct, supervision, compensation, promotion and discharge of such employees shall be the responsibility of Silverado, and Silverado shall pay all wages, salaries and other expenses related to such employees. Silverado shall comply with all applicable federal, state and local laws and regulations having to do with employment including, without limitation, workers' compensation, social security, unemployment insurance, hours of labor, wages, working conditions and safety, and similar matters with respect to such employees.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF COMMERCE DOES HEREBY RESOLVE AND ORDER AS FOLLOWS:

Section 1. The Agreement between the City of Commerce and Silverado Management and Holding Company is hereby approved.

Section 2. The Mayor is hereby authorized to execute the Agreement for and on behalf of the City of Commerce.

PASSED, APPROVED and ADOPTED this 17th day of September, 2019.

John Soria, Mayor

ATTEST:

Lena Shumway, City Clerk