

**SUCCESSOR AGENCY
TO THE COMMUNITY DEVELOPMENT COMMISSION OF THE
CITY OF HUNTINGTON PARK**



**Regular Meeting Agenda
March 18, 2013**

5:30 p.m.

City Hall Council Chambers
6550 Miles Avenue
Huntington Park, CA 90255

CALL TO ORDER

ROLL CALL

PUBLIC APPEARANCES AND ORAL COMMUNICATIONS

This is the time and place for the general public to address the Successor Agency on matters within their jurisdiction. Items not included previously on the agenda may only be referred to staff for administrative action or scheduled on a subsequent agenda for discussion.

1. REGULAR AGENDA

- 1.1 Resolution to terminate two delegation and conveyance agreements between the City of Huntington Park and the Community Development Commission of the City of Huntington Park.**

RECOMMENDATION OF ITEM UNDER CONSIDERATION:

1. Adopt Resolution No. SA 2013-2 acting as Successor Agency to the City of Huntington Park Community Development Commission, terminating a delegation and conveyance agreement between the City of Huntington Park Community Development Commission for properties located at 6100-6114 Carmelita Avenue, 6126 Bear Avenue, 3806-3629 East 61st Street and 5959-6169 South Alameda Street, and directing the reconveyance of said property to the Successor Agency.
2. Authorize the City Manager to execute legal documents for this transaction.

ADJOURNMENT

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted on the City Hall bulletin board not less than 72 hours prior to the meeting. Dated this 14th day of March, 2013.

By Rosanna M. Ramirez
Rosanna M. Ramirez, Secretary



CITY OF HUNTINGTON PARK

Community Development Department
Successor Agency Agenda Report

March 18, 2013

Honorable Chair and Members of the Successor Agency
City of Huntington Park
6550 Miles Avenue
Huntington Park, CA 90255

Dear Chair and Members of the Successor Agency:

RESOLUTION TO TERMINATE TWO DELEGATION AND COVEYANCE AGREEMENTS BETWEEN THE CITY OF HUNTINGTON PARK AND THE COMMUNITY DEVELOPMENT COMMISSION OF THE CITY OF HUNTINGTON PARK

IT IS RECOMMENDED THAT THE SUCCESSOR AGENCY:

1. Adopt a Resolution terminating two Delegation and Conveyance Agreements dated March 17, 2011 between the City of Huntington Park and the Community Development Commission of the City of Huntington Park (Successor Agency) and to accept reconveyance of title for the following properties:
 - a. Carmelita Property - 6100-6114 Carmelita Avenue, 6126 Bear Avenue and 3806-3629 East 61st Street;
 - b. Southland Steel Property - 5959-6169 South Alameda
2. Authorize the City Manager to execute legal documents for this transaction.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The attached resolution will terminate the Delegation and Conveyance Agreement between the City of Huntington Park (City) and the Community Development Commission of the City of Huntington Park (CDC). The Delegation and Conveyance Agreements were approved on March 17, 2011, which transferred ownership from the CDC to the City.

However, asset transfers that occur after January 1, 2011, which are not contractually committed to a third party must be returned to the Successor Agency pursuant to Health and Safety Code Section 34167.5.

FISCAL IMPACT/FINANCING

There is no fiscal impact to the City General Fund.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

On September 19, 2011, the City Council elected to become a Successor Agency to the CDC. Subsequently the CDC was dissolved on February 1, 2012, pursuant to AB X1 26 (the "Dissolution Act").

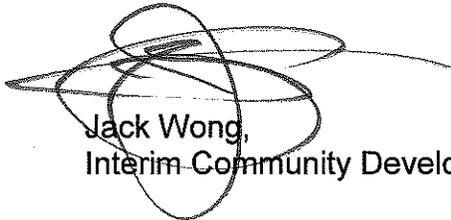
The Dissolution Act specifies that asset transfers occurring after January 1, 2011, between a City and Redevelopment Agency are unauthorized and are to be reversed.

The attached Resolution serves to terminate the Delegation and Conveyance Agreements previously approved by the City (through Resolution No's 2011-4 and 2011-5) and the former CDC (through Resolution No's 11-03 and 11-04) and authorizes the execution of documents necessary to accept reconveyance of the Properties to the Successor Agency.

CONCLUSION

Upon approval of the Resolution, staff will forward necessary documents (i.e. Quitclaim Deeds) for execution and recording to reconvey the Subject Properties to the Successor Agency.

RENÉ BOBADILLA,
City Manager, P.E.

A handwritten signature in black ink, appearing to read "Jack Wong", is written over the printed name and title of the signatory.

Jack Wong,
Interim Community Development Director

Attachments:

- A. Resolution
- B. Quitclaim Deeds

1 Section 4. On or about February 1, 2012, the CDC ceased to exist by operation of
2 law. Pursuant to Resolution No. 11-49, the City elected to become the successor agency to
3 the City of Huntington Park Community Development Commission (the "Successor
4 Agency").

5 Section 5. Subsequently, the City and Successor Agency determined that the
6 conveyance of the Property by the CDC to the City was potentially in violation of applicable
7 provisions of the California Health and Safety Code. Accordingly, the City desires to
8 reconvey the Property to the City as successor agency of the City of Huntington Park
9 Community Development Commission.

10 Section 6. The Delegation and Conveyance Agreements described in Sections 1 and
11 2 of this Resolution are hereby terminated, and are of no further force or effect. The City
12 Manager is hereby directed to convey the Property to the City of Huntington Park as
13 Successor Agency to the City of Huntington Park Community Development Commission.

14 Section 7. The officers of the City and the City Manager are hereby authorized and
15 directed, jointly and severally, to do any and all things and to execute and deliver any and all
16 documents, and, if appropriate, record documents, which they may deem necessary or
17 advisable in order to effectuate the purposes of this Resolution, and any such actions
18 previously taken by such officers are hereby ratified and confirmed.

19 APPROVED AND ADOPTED this ____ day of March, 2013.

20
21 _____
22 Mayor

23
24 ATTEST:

25 _____
26 City Clerk

RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:

City of Huntington Park
6550 Miles Avenue
Huntington Park, California 90255
Attn.: City Clerk

APN: 6318-028-001, 6318-029-010

[SPACE ABOVE FOR RECORDER'S USE ONLY]

QUITCLAIM DEED

This transfer is exempt from Documentary Transfer Tax pursuant to Revenue & Taxation Code Section 11922, and exempt from Recording Fees pursuant to California Government Code Section 6103.

FOR A VALUABLE CONSIDERATION, receipt and sufficiency of which are hereby acknowledged, the **CITY OF HUNTINGTON PARK**, a municipal corporation, does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to the **CITY OF HUNTINGTON PARK**, as successor agency to the City of Huntington Park Community Development Commission and as a separate public entity under California Health and Safety Code Section 34173(g), all of its right, title and interest in, under and to that certain real property located in the County of Los Angeles, State of California, more particularly described on Exhibit A attached hereto, and all improvements and fixtures located thereon.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed as of the date set forth below.

Dated: _____, 2013

CITY OF HUNTINGTON PARK

By: _____

Name: _____

Mayor

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On _____, before me, _____, a
notary public, personally appeared _____
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same
in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument
the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the
foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public

SEAL:

**Exhibit A
to Quitclaim Deed**

LEGAL DESCRIPTION OF THE PROPERTY

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA,
COUNTY OF LOS ANGELES, DESCRIBED AS FOLLOWS:

Lot 676 and 677, Tract No. 3126, as shown on map recorded in Book 33, Page 51 of
Miscellaneous Maps, and a portion of Lot 427, Tract No. 2487, as shown on map recorded in
Book 31, Page 71 or Miscellaneous Maps, in the office of the County Recorder, County of Los
Angeles, California.

CERTIFICATE OF ACCEPTANCE
(California Government Code Section 27281)

This is to certify that the interest in real property conveyed to the City of Huntington Park by that certain Quitclaim Deed dated _____, 2013, executed by the City of Huntington Park is hereby accepted by the undersigned officer on behalf of the City of Huntington Park as successor to the City of Huntington Park Community Development Commission and as a separate public entity under California Health and Safety Code Section 34173(g), pursuant to the authority conferred by the City of Huntington Park as successor to the City of Huntington Park Community Development Commission and as a separate public entity under California Health and Safety Code Section 34173(g), at the City Council meeting held on March 18, 2013, and the grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2013

CITY OF HUNTINGTON PARK AS
SUCCESSOR TO THE CITY OF HUNTINGTON
PARK COMMUNITY DEVELOPMENT
COMMISSION

By: _____
Name: _____
Title: _____

RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:

City of Huntington Park
6550 Miles Avenue
Huntington Park, California 90255
Attn.: City Clerk

APN: 6009-033-900, 6009-033-901, 6009-033-902

[SPACE ABOVE FOR RECORDER'S USE ONLY]

QUITCLAIM DEED

This transfer is exempt from Documentary Transfer Tax pursuant to Revenue & Taxation Code Section 11922, and exempt from Recording Fees pursuant to California Government Code Section 6103.

FOR A VALUABLE CONSIDERATION, receipt and sufficiency of which are hereby acknowledged, the **CITY OF HUNTINGTON PARK**, a municipal corporation, does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to the **CITY OF HUNTINGTON PARK**, as successor agency to the City of Huntington Park Community Development Commission and as a separate public entity under California Health and Safety Code Section 34173(g), all of its right, title and interest in, under and to that certain real property located in the County of Los Angeles, State of California, more particularly described on Exhibit A attached hereto, and all improvements and fixtures located thereon.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed as of the date set forth below.

Dated: _____, 2013

CITY OF HUNTINGTON PARK

By: _____

Name: _____

Mayor

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On _____, before me, _____, a notary public, personally appeared _____ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public

SEAL:

**Exhibit A
to Quitclaim Deed**

LEGAL DESCRIPTION OF THE PROPERTY

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA,
COUNTY OF LOS ANGELES, DESCRIBED AS FOLLOWS:

Lots 12 through 15, exclusive of street, and portion of Lot A, Tract No. 8073, per map recorded in Book 117, Pages 24 and 25 of maps, in the office of the County Recorder, County of Los Angeles, California.

CERTIFICATE OF ACCEPTANCE
(California Government Code Section 27281)

This is to certify that the interest in real property conveyed to the City of Huntington Park by that certain Quitclaim Deed dated _____, 2013, executed by the City of Huntington Park is hereby accepted by the undersigned officer on behalf of the City of Huntington Park as successor to the City of Huntington Park Community Development Commission and as a separate public entity under California Health and Safety Code Section 34173(g), pursuant to the authority conferred by the City of Huntington Park as successor to the City of Huntington Park Community Development Commission and as a separate public entity under California Health and Safety Code Section 34173(g), at the City Council meeting held on March 18, 2013, and the grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2013

CITY OF HUNTINGTON PARK AS
SUCCESSOR TO THE CITY OF HUNTINGTON
PARK COMMUNITY DEVELOPMENT
COMMISSION

By: _____
Name: _____
Title: _____