



City of Carson Report to Mayor and City Council

September 4, 2012
Special Orders of the Day

SUBJECT: PUBLIC HEARING TO CONSIDER RESOLUTION NO. 12-079, FINDING THE CITY OF CARSON TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM AND ADOPTING THE CONGESTION MANAGEMENT PROGRAM LOCAL DEVELOPMENT REPORT

Farrokh Abolfathi

Submitted by Farrokh Abolfathi
Acting Development Services General Manager

David C. Biggs

Approved by David C. Biggs
City Manager

I. SUMMARY

The 2010 Congestion Management Program (CMP) adopted by the Los Angeles County Metropolitan Transportation Authority (Metro) requires local jurisdictions to hold a noticed public hearing (Exhibit No. 1) and adopt a resolution self-certifying their conformance with the CMP Local Development Report (Exhibit No. 2).

II. RECOMMENDATION

TAKE the following actions:

1. OPEN the Public Hearing, TAKE public testimony, and CLOSE the Public Hearing.
2. WAIVE further reading and ADOPT Resolution No. 12-079, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, FINDING THE CITY OF CARSON TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM AND ADOPTING THE CONGESTION MANAGEMENT PROGRAM LOCAL DEVELOPMENT REPORT, IN ACCORDANCE WITH THE CALIFORNIA GOVERNMENT CODE SECTION 65089."

III. ALTERNATIVES

DENY the recommendations. However, if the City Council does not adopt the resolution, a portion of the City's annual Gas Tax funds could be at risk and funding that is obtained through Metro for transportation projects could be jeopardized.

IV. BACKGROUND

The Congestion Management Program (CMP) for Los Angeles County, which is administered by the Los Angeles County Metropolitan Transportation Authority (Metro), is a countywide program that is intended to address the impact of local growth on the regional transportation system. One of the primary objectives of the program is to link local land use decisions with their impacts on transportation and

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air quality in an effort to reduce traffic congestion. The CMP program became effective in 1990 with the passage of Proposition 111.

To comply with the CMP program, local jurisdictions have various requirements, which include the annual monitoring of building permits for new development activity and the annual adoption of a resolution to declare conformance with the CMP and certify the local development report. Previous annual reports required a list to include all development projects that were treated as debits and a list of all applicable transportation improvements that were treated as credits. The goal for each jurisdiction was to maintain a positive balance of debits and credits. However, this requirement is no longer applicable, as the listing of transportation improvements is no longer required.

With regard to the 2012 implementation of the CMP requirements, the City has met all local CMP responsibilities and has taken the following actions for compliance:

1. On March 2, 1993, the City adopted, and continues to implement, a Land Use Analysis Program consistent with the minimum requirements identified in the CMP Land Use Analysis Program Chapter.
2. On March 16, 1993, the City adopted, and continues to implement, a transportation demand management ordinance consistent with the minimum requirements identified in the CMP Transportation Demand Management Chapter.
3. The City has prepared the attached 2012 CMP Local Development Report that is consistent with the requirements identified in the CMP.

Metro must annually determine if local jurisdictions are in conformance with the CMP. Metro staff will review the self-certification findings and present recommendations for conformance determinations to the Metro Board. Jurisdictions are required to conform to local CMP requirements in order to receive their portion of state Gas Tax revenue allocated by Section 2105 of the California Streets and Highways Code. In addition, compliance with the CMP is necessary to preserve the City's eligibility for state and federal funding for transportation projects.

V. FISCAL IMPACT

Should the Metro Board make a finding that the City is not in conformance with the CMP, the City risks the loss of a portion or possibly all of its Gas Tax funds (Section 2105); i.e., approximately \$530,000.00 annually would be at risk.

VI. EXHIBITS

1. Notice of Public Hearing. (pg. 4)

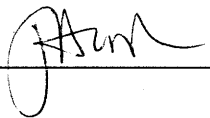
2. Resolution No. 12-079. (pgs. 5-10)

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Prepared by: Richard Garland, Traffic Engineer

TO: Rev04-23-12

Reviewed by:

City Clerk	City Treasurer
Administrative Services 	Development Services
Economic Development	Public Services

Action taken by City Council

Date _____ Action _____



CITY OF CARSON

NOTICE OF PUBLIC HEARING

CONCERNING THE CITY OF CARSON'S CONGESTION MANAGEMENT PROGRAM AND ADOPTION OF THE CMP LOCAL DEVELOPMENT REPORT

NOTICE IS HEREBY GIVEN that a **PUBLIC HEARING** will be conducted by the City Council of the City of Carson, California, concerning the City's Congestion Management Program (CMP) and adoption of the CMP Local Development Report (LDR), in accordance with California Government Code Section 65089.

All interested persons wishing to be heard on this matter may be present and be heard. Any written communication should be addressed to **THE CITY CLERK**, 701 East Carson Street, Carson, CA 90745. If you have any comments or questions, please contact City staff at telephone no. (310) 830-7600, ext. 1815.

Said Public Hearing will be held at a regular meeting of the City Council of said City as follows:

DATE: **September 4, 2012**
TIME: **6:00 P.M.**
PLACE: **CARSON CITY HALL
COUNCIL CHAMBERS, 2ND FLOOR
701 EAST CARSON STREET
CARSON, CA 90745**

Dated: **August 13, 2012**

Donesia L. Gause, CMC
City Clerk

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RESOLUTION NO. 12-079

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, FINDING THE CITY OF CARSON TO BE IN CONFORMANCE WITH THE CONGESTION MANAGEMENT PROGRAM AND ADOPTING THE CONGESTION MANAGEMENT PROGRAM LOCAL DEVELOPMENT REPORT, IN ACCORDANCE WITH THE CALIFORNIA GOVERNMENT CODE SECTION 65089

WHEREAS, CMP statute requires the Los Angeles County Metropolitan Transportation Authority (Metro), acting as the Congestion Management Agency for Los Angeles County, to annually determine that the county and cities within the county are conforming to all CMP requirements; and

WHEREAS, Metro requires submittal of the CMP Local Development Report by September 1 of each year; and

WHEREAS, the City Council held a noticed public hearing on September 4, 2012.

NOW, THEREFORE, be it determined by the City Council of the City of Carson, California, that:

Section 1. That the City of Carson has taken all of the following actions, and that the City of Carson is in conformance with all applicable requirements of the 2010 CMP adopted by the Metro Board on October 28, 2010.

The City has locally adopted, and continues to implement, a transportation demand management ordinance, consistent with the minimum requirements identified in the CMP Transportation Demand Management chapter.

The City has locally adopted, and continues to implement, a land use analysis program, consistent with the minimum requirements identified in the CMP Land Use Analysis Program chapter.

The City has adopted a Local Development Report, attached hereto and made a part thereof, consistent with the requirements identified in the 2010 CMP. This report balances traffic congestion impacts due to growth within the City with transportation improvements, and demonstrates that the City is meeting its responsibilities under the Countywide Deficiency Plan consistent with the Metro Board adopted 2003 Short Range Transportation Plan.

Section 2. That the City Clerk shall certify to the adoption of this resolution and shall forward a copy of this resolution to the Los Angeles County Metropolitan Transportation Authority.

[MORE]

EXHIBIT NO. 02



PASSED, APPROVED and ADOPTED this 4th day of September, 2012.

Mayor Jim Dear

ATTEST:

City Clerk Donesia L. Gause, CMC

APPROVED AS TO FORM:

City Attorney



City of Carson

Date Prepared: June 21, 2012

2012 CMP Local Development Report

Reporting Period: JUNE 1, 2011 - MAY 31, 2012

Contact: ENTER NAME HERE

Phone Number: ENTER PHONE NUMBER HERE

**CONGESTION MANAGEMENT PROGRAM
FOR LOS ANGELES COUNTY****2011 DEFICIENCY PLAN SUMMARY**

*** IMPORTANT: All "#value!" cells on this page are automatically calculated.
Please do not enter data in these cells.**

DEVELOPMENT TOTALS**RESIDENTIAL DEVELOPMENT ACTIVITY****Dwelling Units**

Single Family Residential

6.00

Multi-Family Residential

0.00

Group Quarters

0.00

COMMERCIAL DEVELOPMENT ACTIVITY**1,000 Net Sq.Ft.²**

Commercial (less than 300,000 sq.ft.)

425.63

Commercial (300,000 sq.ft. or more)

0.00

Freestanding Eating & Drinking

0.00

NON-RETAIL DEVELOPMENT ACTIVITY**1,000 Net Sq.Ft.²**

Lodging

0.00

Industrial

18.31

Office (less than 50,000 sq.ft.)

0.00

Office (50,000-299,999 sq.ft.)

0.00

Office (300,000 sq.ft. or more)

0.00

Medical

0.00

Government

0.00

Institutional/Educational

0.00

University (# of students)

0.00

OTHER DEVELOPMENT ACTIVITY**Daily Trips**

ENTER IF APPLICABLE

0.00

ENTER IF APPLICABLE

0.00

EXEMPTED DEVELOPMENT TOTALS

Exempted Dwelling Units

0

Exempted Non-residential sq. ft. (in 1,000s)

0

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2. Net square feet is the difference between new development and adjustments entered on pages 2 and 3.



City of Carson

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2012 CMP Local Development Report

Reporting Period: JUNE 1, 2011 - MAY 31, 2012

Enter data for all cells labeled "Enter." If there are no data for that category, enter "0."

PART 1: NEW DEVELOPMENT ACTIVITY**RESIDENTIAL DEVELOPMENT ACTIVITY**

Category	Dwelling Units
Single Family Residential	13.00
Multi-Family Residential	0.00
Group Quarters	0.00

COMMERCIAL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Commercial (less than 300,000 sq.ft.)	425.93
Commercial (300,000 sq.ft. or more)	0.00
Freestanding Eating & Drinking	0.00

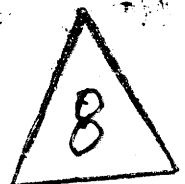
NON-RETAIL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Lodging	0.00
Industrial	18.31
Office (less than 50,000 sq.ft.)	0.00
Office (50,000-299,999 sq.ft.)	0.00
Office (300,000 sq.ft. or more)	0.00
Medical	0.00
Government	0.00
Institutional/Educational	0.00
University (# of students)	0.00

OTHER DEVELOPMENT ACTIVITY

Description (Attach additional sheets if necessary)	Daily Trips (Enter "0" if none)
ENTER IF APPLICABLE	0.00
ENTER IF APPLICABLE	0.00

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City of Carson

Date Prepared: June 21, 2012

2012 CMP Local Development Report

Reporting Period: JUNE 1, 2011 - MAY 31, 2012

Enter data for all cells labeled "Enter." If there are no data for that category, enter "0."

PART 2: NEW DEVELOPMENT ADJUSTMENTS

IMPORTANT: Adjustments may be claimed only for 1) development permits that were both issued and revoked, expired or withdrawn during the reporting period, and 2) demolition of any structure with the reporting period.

RESIDENTIAL DEVELOPMENT ADJUSTMENTS

Category	Dwelling Units
Single Family Residential	7.00
Multi-Family Residential	0.00
Group Quarters	0.00

COMMERCIAL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Commercial (less than 300,000 sq.ft.)	0.30
Commercial (300,000 sq.ft. or more)	0.00
Freestanding Eating & Drinking	0.00

NON-RETAIL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Lodging	0.00
Industrial	0.00
Office (less than 50,000 sq.ft.)	0.00
Office (50,000-299,999 sq.ft.)	0.00
Office (300,000 sq.ft. or more)	0.00
Medical	0.00
Government	0.00
Institutional/Educational	0.00
University (# of students)	0.00

OTHER DEVELOPMENT ACTIVITY

Description (Attach additional sheets if necessary)	Daily Trips (Enter "0" if none)
ENTER IF APPLICABLE	0.00
ENTER IF APPLICABLE	0.00

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City of Carson

Date Prepared: June 21, 2012

2012 CMP Local Development Report

Reporting Period: JUNE 1, 2011 - MAY 31, 2012

Enter data for all cells labeled "Enter." If there are no data for that category, enter "0."

PART 3: EXEMPTED DEVELOPMENT ACTIVITY**(NOT INCLUDED IN NEW DEVELOPMENT ACTIVITY TOTALS)**

Low/Very Low Income Housing	<input type="text" value="0"/>	Dwelling Units
High Density Residential Near Rail Stations	<input type="text" value="0"/>	Dwelling Units
Mixed Use Developments Near Rail Stations	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Development Agreements Entered into Prior to July 10, 1989	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Reconstruction of Buildings Damaged due to "calamity"	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Reconstruction of Buildings Damaged in Jan. 1994 Earthquake	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Total Dwelling Units	<input type="text" value="0"/>	
Total Non-residential sq. ft. (in 1,000s)	<input type="text" value="0"/>	

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Exempted Development Definitions:

1. Low/Very Low Income Housing: As defined by the California Department of Housing and Community Development as follows:
 - Low-Income: equal to or less than 80% of the County median income, with adjustments for family size.
 - Very Low-Income: equal to or less than 50% of the County median income, with adjustments for family size.
2. High Density Residential Near Rail Stations: Development located within 1/4 mile of a fixed rail passenger station and that is equal to or greater than 120 percent of the maximum residential density allowed under the local general plan and zoning ordinance. A project providing a minimum of 75 dwelling units per acre is automatically considered high density.
3. Mixed Uses Near Rail Stations: Mixed-use development located within 1/4 mile of a fixed rail passenger station, if more than half of the land area, or floor area, of the mixed use development is used for high density residential housing.
4. Development Agreements: Projects that entered into a development agreement (as specified under Section 65864 of the California Government Code) with a local jurisdiction prior to July 10, 1989.
5. Reconstruction or replacement of any residential or non-residential structure which is damaged or destroyed, to the extent of > or = to 50% of its reasonable value, by fire, flood, earthquake or other similar calamity.
6. Any project of a federal, state or county agency that is exempt from local jurisdiction zoning regulations and where the local jurisdiction is precluded from exercising any approval/disapproval authority. These locally precluded projects do not have to be reported in the LDR.

