



City of Rialto

Legislation Details (With Text)

File #: 18-326 **Version:** 1 **Name:**
Type: Public Hearing **Status:** Agenda Ready
File created: 4/5/2018 **In control:** City Council
On agenda: 4/10/2018 **Final action:**
Title: Request City Council to Continue the Public Hearing to Adopt Resolution Approving a Purchase and Sale Agreement and Construction Loan Agreement by and between the City of Rialto and Ayala@210LLC and Adopt Budget Resolution.
(ACTION)

Sponsors:

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
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For City Council Meeting [April 10, 2018]

TO: Honorable Mayor and City Council

APPROVAL: Robb R. Steel, Interim City Administrator

Request City Council to Continue the Public Hearing to Adopt **Resolution** Approving a Purchase and Sale Agreement and Construction Loan Agreement by and between the City of Rialto and Ayala@210LLC and Adopt Budget **Resolution**.
(ACTION)

BACKGROUND:

On March 27, 2018, the City Council City Council set a Public Hearing for April 10, 2018, to receive public comment and consider adoption of a resolution to approve a Purchase and Sale Agreement and Construction Loan Agreement by and between the City of Rialto and Ayala@210LLC ("Developer") for a proposed retail development on the northeast corner of the Renaissance Parkway and the Ayala Drive.

ANALYSIS/DISCUSSION:

Staff and the Developer are still negotiating the final terms of the Purchase and Sale Agreement and Construction Loan Agreement. Staff requests a continuance of the public hearing until April 24, 2018 to complete the negotiations and document preparation. Staff proposes to brief the City Council in closed session regarding the key terms.

ENVIRONMENTAL IMPACT:

The requested City Council action is not a "Project" as defined by the California Environmental Quality Act (CEQA). Pursuant to Section 15378(a), a "Project" means the whole of an action, which has a potential for resulting in either a direct physical change in the environment, or a reasonably

foreseeable indirect physical change in the environment. According to Section 15378(b), a Project does not include: (5) Organizational or administrative activities of governments that will not result in direct or indirect physical changes in the environment.

GENERAL PLAN CONSISTENCY:

The City of Rialto General Plan establishes various guiding principles, goals, and objectives through which the City looks to improve the community and protect the quality of life for our residents.

LEGAL REVIEW:

The City Attorney reviewed and approved the staff report.

FINANCIAL IMPACT:

The continuance does not cause any financial impact.

RECOMMENDATION:

Staff recommends that the City Council continue the Public Hearing to April 24, 2018.