

ANNUAL MEETING 2017

Office of L.A. County Supervisor Hilda Solis & City of Cudahy

Thursday, October 26, 2017



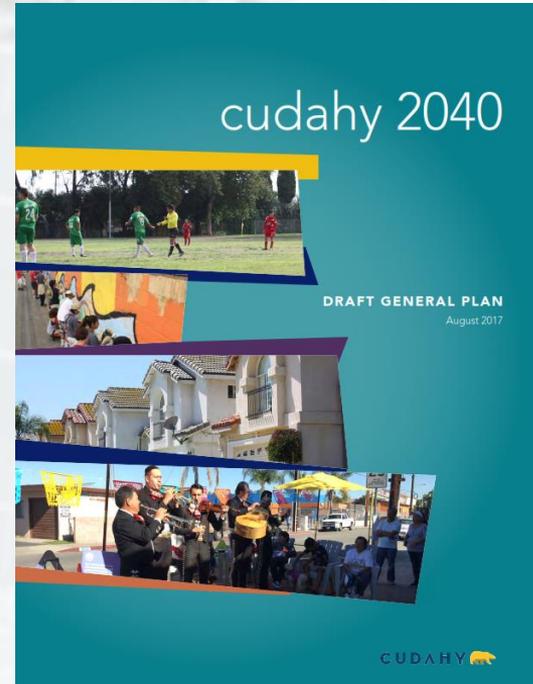
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Agenda

- 1) Draft 2040 Cudahy General Plan Update
- 2) Economic Development Opportunities
- 3) Cudahy Los Angeles County Library
- 4) Clara Park Physical Improvements
- 5) Los Angeles River Revitalization
- 6) Eco - Rapid Transit
- 7) Complete Street Atlantic Avenue
- 8) Senior Services

Draft 2040 Cudahy General Plan Update

- Future Land Use Options
 - Mixed Use
 - Industrial
 - Commercial
 - Entertainment
 - Open Space
- High Density Residential
- Affordable Housing (four stories plus two stories)
- LOS vs. VMT
- Completion: March 2018
- Successor Agency Properties RFP/RFQ



Economic Development Opportunities

- Low Tax City due to Prop 13 (6.59% of 1%) – (e.g., \$350k home yields \$230.65 Cudahy and \$907.55 for Los Angeles County)
- Economic Development Ordinance and Development Agreement Ordinance
- AB2 Community Revitalization & Investment Act and AB2492, assists in implementing AB2
- Private Public Partnerships (P3) Opportunities (i.e., Civic Center, L.A. County Library, and DPSS)



Economic Development Opportunities

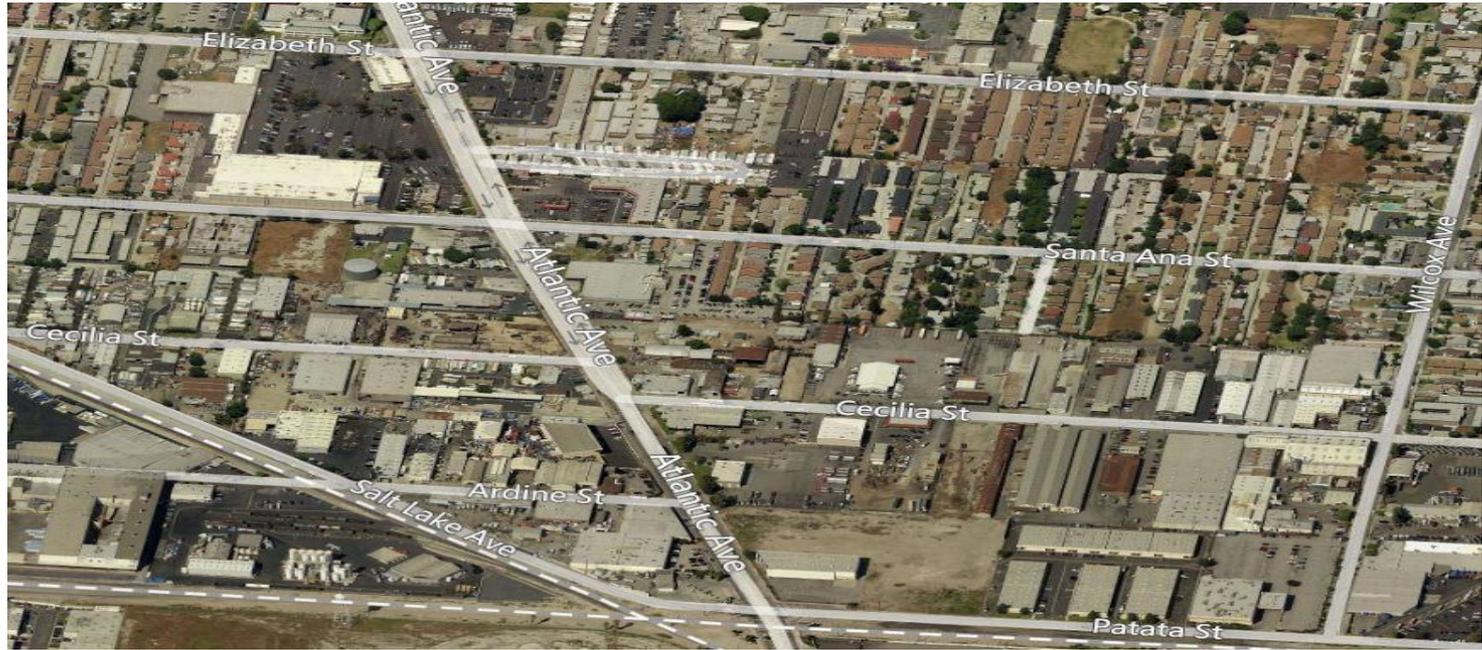
LA County DPSS Building (8130 S. Atlantic Avenue)



New proposed zoning is “Entertainment” which will create higher land value – Re-use Opportunity **CUDAHYCA**

Potential Development Opportunities

Partnerships Between City / LA County / YMCA



Cudahy Los Angeles County Library

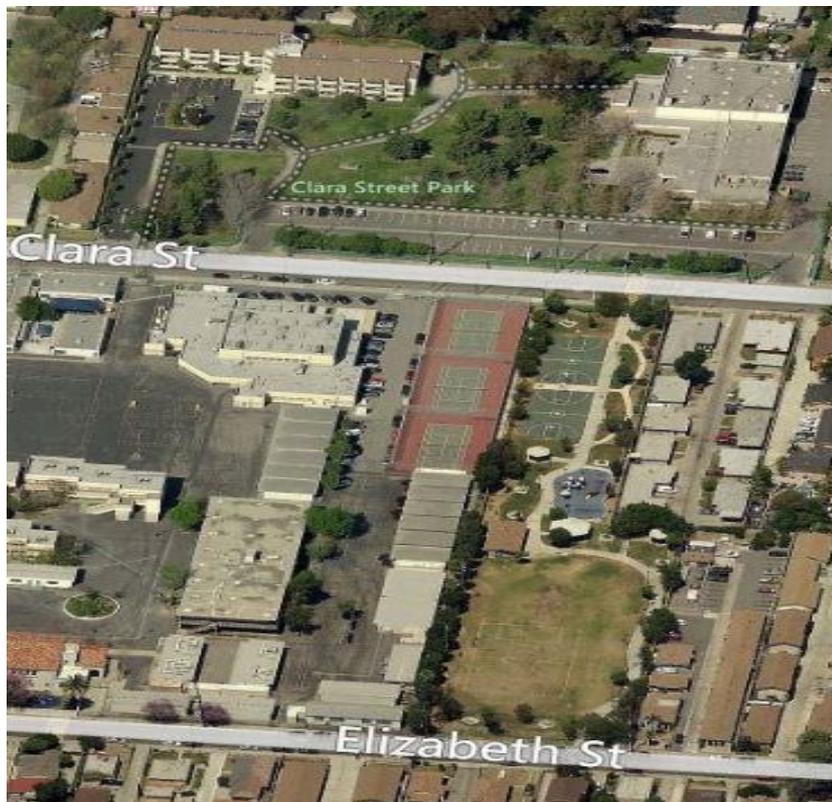


- Community Library Needs Assessment
- Review Existing County – City Library Lease Terms (Currently \$2,830.00 Per Month)
- Potential Capital Improvement Project – New or Update of Existing Site

Clara Park Physical Improvements

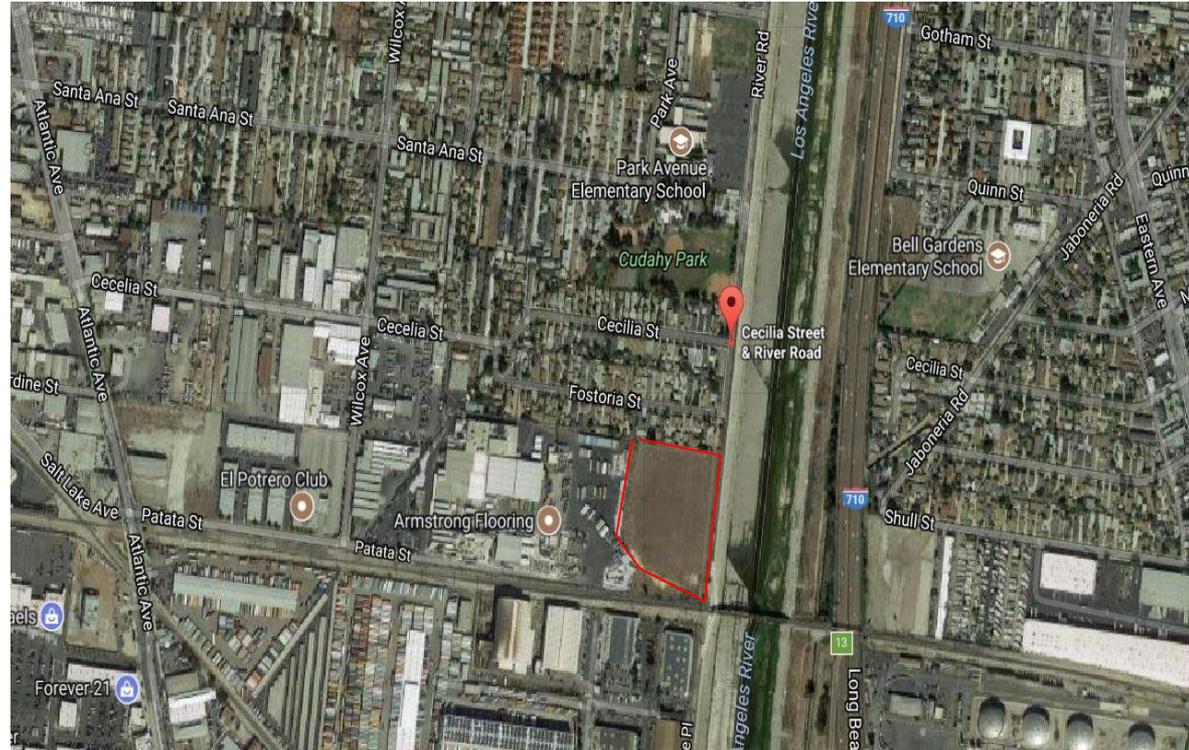
\$1.5M

- Re-roofing
- HVAC
- Exterior Physical Repairs
- Restroom Upgrades



Los Angeles River Revitalization

- Cudahy River Overlay Zone – Chevron Pipeline
- Armstrong Flooring Parcel – Open Space Opportunity
- LA River Revitalization Corporation
- Lower LA River Working Group
- Which one will the LA County Flood Control Use?



Eco-Rapid Transit

- Possible Maintenance Yard in Cudahy
 - Need consistency with Draft 2040 General Plan
- P3 Financing Models
 - Relieves Local Contribution
- Asian Investment Could Expedite Construction



Complete Street Atlantic Avenue

Complete Streets Design

- Bikeway
- ADA Sidewalks
- Pedestrian Lighting
- Efficient Traffic Flow
- Linkages to Metro & Eco-Rapid
- Electric Buses
- 2015 Metro Call for Projects, \$3.2 million



Senior Services

- Human Services Association (HSA)
 - Lunch Program
 - Social Activities
- Seeking more partners / nonprofits for senior services

