

1 RESOLUTION NO. 20-129

2 RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF  
3 INGLEWOOD APPROVING THE DISPOSITION AND DEVELOPMENT  
4 AGREEMENT (AGREEMENT) BETWEEN THE CITY OF INGLEWOOD  
5 (CITY) AND MURPHY'S BOWL LLC (DEVELOPER) CONCERNING THE  
6 DEVELOPMENT OF THE INGLEWOOD BASKETBALL AND  
7 ENTERTAINMENT CENTER COMPRISED OF AN ARENA SITE, WEST  
8 PARKING GARAGE SITE, EAST TRANSPORTATION SITE AND HOTEL  
9 SITE ON THOSE CERTAIN PARCELS OF REAL PROPERTY  
10 CONSISTING OF APPROXIMATELY 27 ACRES LOCATED ON THE  
11 SOUTH SIDE OF WEST CENTURY BOULEVARD AND BOUNDED BY  
12 YUKON AVENUE TO THE EAST, 103RD STREET TO THE SOUTH, AND  
13 FREEMAN AVENUE TO THE WEST.

14  
15 WHEREAS, on September 8, 2020 the City Council for the City of Inglewood considered  
16 the Disposition and Development Agreement (Agreement) by and between the City of Inglewood  
17 (City) and Murphy's Bowl, L.L.C. (Developer) concerning the development of the Inglewood  
18 Basketball and Entertainment Center on those certain parcels of real property consisting of  
19 approximately 27 acres located on the south side of West Century Boulevard and bounded by Yukon  
20 Avenue to the east, 103rd Street to the south, and Freeman Avenue to the west (the "Site")

21 WHEREAS, the Site is comprised of various City-owned parcels (inclusive of certain parcels  
22 to be transferred by the Successor Agency to the former Inglewood Redevelopment Agency to the  
23 City) and certain privately-owned parcels, which the City, in its sole and absolute discretion, may  
24 acquire.

25 WHEREAS, the development of the Site will consist of four parts, the Arena Site, the West  
26 Parking Garage Site, the East Transportation Site and the Hotel Site.  
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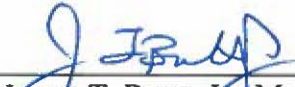
1           **NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL FOR THE CITY**  
2 **OF INGLEWOOD DOES HEREBY DECLARE AS FOLLOWS:**

- 3           1. The recitals are true and correct and incorporated herein by this reference as if set forth in  
4           full.
- 5           2. The City approved the Agreement on September 8, 2020.
- 6           3. The City finds and determines that approval of the Agreement will result in the production  
7           of additional property tax and sales tax revenue to the City of Inglewood, certain  
8           employment opportunities for the residents of the City of Inglewood, and as such, is in the  
9           best interest of the City of Inglewood and the health, safety and welfare of its residents.
- 10          4. The City finds and determines that approval of the Agreement is consistent with the Merged  
11          Inglewood Redevelopment Plan.
- 12          5. The City finds and determines that approval of the Agreement by the City is consistent with  
13          the list of actions included in Chapter 2, Section 2.6 of the Draft EIR (see Draft EIR page 2-  
14          89) and constitutes one of a number of actions to be taken to implement the IBEC project.  
15          On July 21, 2020, the City Council certified the EIR and adopted CEQA Findings including  
16          a Statement of Overriding Considerations for significant and unavoidable impacts of the  
17          Project that would remain significant even with the implementation of all feasible mitigation  
18          measures specified in the EIR, and adopted an MMRP for the Project in accordance with  
19          CEQA as provided in City Council Resolution No. 20-105 (EIR Certification Resolution).  
20          Approval of the Agreement implements in part the IBEC project, is entirely consistent with  
21          the project described in the adopted CEQA Findings of Fact and Chapter 2 of the EIR, and  
22          evaluated in Chapters 3, 4, and 5 of the Draft EIR, as well as in Chapters 2 and 3 of the Final  
23          EIR, and the July 17, 2020 EIR Errata. Moreover, any such approval by the City of the  
24          Agreement would not make any changes to the significant impacts of the IBEC project nor  
25          change the mitigation measures in the Mitigation Monitoring and Reporting Program  
26          (MMRP) that was adopted by the City on July 21, 2020. There have been no changes in the  
27          IBEC project or the circumstances associated with the IBEC project that require major


1 changes to the EIR. Accordingly, pursuant to Public Resources Code section 21166 and  
2 CEQA Guidelines sections 15162, no further CEQA review is required.

3 **PASSED, APPROVED AND ADOPTED** at a regular meeting of the City Council of the  
4 City of Inglewood this 8th day of September 2020.

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By:   
James T. Butts, Jr., Mayor  
City of Inglewood

ATTEST:

By:   
Yvonne Horton, City Clerk  
City of Inglewood

STATE OF CALIFORNIA        )  
COUNTY OF LOS ANGELES)        SS.  
CITY OF INGLEWOOD        )

I, YVONNE HORTON, City Clerk of the City of Inglewood, California do hereby certify that the whole number of members of the CITY COUNCIL of said city is five; that the Foregoing resolution, being Resolution No. 20-129 is the full, true and correct original of Resolution No. 20-129 of the said City of Inglewood, California entitled;

**RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF INGLEWOOD APPROVING THE DISPOSITION AND DEVELOPMENT AGREEMENT (AGREEMENT) BETWEEN THE CITY OF INGLEWOOD (CITY) AND MURPHY'S BOWL LLC (DEVELOPER) CONCERNING THE DEVELOPMENT OF THE INGLEWOOD BASKETBALL AND ENTERTAINMENT CENTER COMPRISED OF AN ARENA SITE, WEST PARKING GARAGE SITE, EAST TRANSPORTATION SITE AND HOTEL SITE ON THOSE CERTAIN PARCELS OF REAL PROPERTY CONSISTING OF APPROXIMATELY 27 ACRES LOCATED ON THE SOUTH SIDE OF WEST CENTURY BOULEVARD AND BOUNDED BY YUKON AVENUE TO THE EAST, 103<sup>RD</sup> STREET TO THE SOUTH AND FREEMAN AVENUE TO THE WEST.**

which was duly passed and adopted by the said City Council, approved and signed by the Mayor of said city, and attested by the City Clerk of said City, all at a regular meeting of said Council held on the 8<sup>th</sup> day of September, 2020 and that the same was so passed and adopted by the following vote:

Ayes: Council Members Dotson, Padilla, Morales, Franklin and Mayor Butts, Jr.; and

Noes: None.

WITNESS my hand and the seal of said City the 14<sup>th</sup> day of September, 2020.

(SEAL)

  
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City Clerk of the City of Inglewood