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DIRECTOR SPECIAL ITEM

MOTION BY DIRECTOR RICHARD ALATORRE

WHEREAS, MTA has historically supported the efforts of benefit assessment districts throughout the County as a way of cleaning up and improving local neighborhoods;

WHEREAS, MTA recognizes the tremendous benefit of additional support from property owners and business owners which local revitalization efforts;

WHEREAS, on November 5, 1996 the voters of the State of California overwhelmingly approved Proposition 218 which included a provision that parcels within a district that are owned or used by an agency shall not be exempt from assessment unless the agency can demonstrate by clear and convincing evidence these publicly owned parcels, in fact, receive no benefit;

WHEREAS, the Central City East Association (CCEA) has created a management district plan for the Los Angeles Downtown Industrial District (LADID) which includes the MTA bus terminal located at Sixth Street and Central Avenue, making MTA a property owner in the proposed business improvement district;

I THEREFORE MOVE THAT the MTA support and participate in the formation of the LADID and authorize the Board Secretary to sign CCEA's petition in support of the district.

**CCEA****CENTRAL CITY EAST ASSOCIATION**

c/o MEGA TOYS, 905 EAST 2ND STREET, LOS ANGELES, CA 90012 • 213/680-CCEA

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May 27, 1996

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Los Angeles Metropolitan Transportation Authority  
One Gateway Plaza  
Los Angeles, CA 90012-2932

**SUBJECT:** Director Special Item # 7c

Dear Directors:

The Central City East Association (CCEA) is a eleven year old non-profit business organization interested in the improvement of the industrial and manufacturing community in the eastern part of downtown Los Angeles. We represent over fifty area businesses and property owners. We are presently forming a Business Improvement District in the area called the Los Angeles Downtown Industrial District (LADID). With MTA as the third largest property owner in our district, we are asking for your support in the creation of our improvement district.

Developed by CCEA, the Downtown Industrial District is a benefit assessment district proposed to improve the industrial area of downtown Los Angeles. The district, also known as a management district, will establish a security program, a new maintenance program, trash/debris collection, business interest advocacy, and marketing and promotion services above and beyond those currently provided by the City of Los Angeles.

Based upon property location and benefits received, annual assessments on property will be approximately \$.135 per square foot of land and \$6.80 per front foot in Zone 1, and approximately \$.045 per square foot of land and \$2.267 per front foot in Zone 2. MTA's 12 parcels in our district will be assessed \$30,132.83 per year over a five year period.

If you have any further questions, please contact our Executive Director, Tracey Lovejoy at (213) 680-2232. Thank you for your time and consideration.

Sincerely,

*Charles Woo*  
Charles Woo (TW)  
Chairman