

City of Placentia

401 East Chapman Avenue
Placentia, CA 92870

City Clerk's Office – (714) 993-8231

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Public Financing Authority of the Placentia Enhanced Infrastructure Financing District will hold a public hearing in the Council Chambers of the Placentia City Hall, 401 East Chapman Avenue, at 5:00 p.m., Wednesday, January 6, 2021 to consider the following item:

PUBLIC HEARING TO CONSIDER ALL WRITTEN AND ORAL PROTESTS ALONG WITH THE RECOMMENDATIONS, IF ANY, OF AFFECTED TAXING ENTITIES, AND TO TERMINATE THE PROCEEDINGS OR ADOPT THE ENHANCED INFRASTRUCTURE FINANCING DISTRICT (EIFD) INFRASTRUCTURE FINANCING PLAN (IFP) SUBJECT TO CONFIRMATION BY THE VOTERS AT AN ELECTION CALLED FOR THAT PURPOSE IF APPROPRIATE

The City of Placentia has initiated the formation of an Enhanced Infrastructure Financing District (EIFD) near the City's future Metrolink Station including the Old Town Placentia area and Transit Oriented Development Packing House District. The purpose of this district is to finance the construction, and/or acquisition, and/or maintenance of public facilities of communitywide significance. These infrastructure improvements include street improvements, landscape and lighting upgrades, improvements to bicycle and pedestrian connectivity, sidewalks, signage, beautification, public safety access, parking, roadway, circulation, open space, water, sewer and other utility capacity improvements, with emphasis on implementation of the Old Town Placentia Revitalization Streetscape Master Plan.

Proposed financial arrangements include the commitment by both the City and County of Orange a portion of their respective shares of future incremental property tax revenues generated within the EIFD (no new taxes for property owners, residents, or businesses). The boundaries of the proposed EIFD surround the City's future Metrolink Station including the Old Town Placentia area and Transit Oriented Development Packing House District, encompassing approximately 306 acres. A map of the district boundaries and additional information on the EIFD, including the draft IFP, are available on the City's website at www.placentia.org/EIFD and are on file in the office of the City Clerk located at 401 East Chapman Avenue, Placentia, California 92870.

This project is exempt from environmental review per Sections 15378(b)(4) and 15061(b)(3) of the California Environmental Quality Act. No further environmental review is required at this time. Any persons having any comments or objections to the proposed IFP, or the regularity of any of the prior proceedings, may email prior to 4:00 p.m. on January 6, 2021 to provide written comments or objections to the adoption of the proposed plan. Written comments must be directed to: Economic Development Division, 401 E. Chapman Avenue, Placentia CA 92870, Attn: Jeannette Ortega, Assistant to the City Administrator at jortega@placentia.org. Any person with oral comments or objections related to the proposed EIFD may participate virtually at <https://zoom.us/j/87127918729> or by phone at 1-669-900-6833 (Webinar ID: 871 2791 8729).

Any person having any objections to the proposed IFP, or the regularity of any of the prior proceedings, may email before 4:00 p.m. on January 6, 2021 or participate virtually or by phone to object to the adoption of the proposed IFP by the Public Financing Authority. Each landowner and resident in the EIFD has the right to submit oral or written protest before the close of the public hearing. The protest may state that the landowner or resident objects to the Public Financing Authority taking action to implement the EIFD IFP.

Rosanna Ramirez
Acting Deputy City Administrator

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