LOS ANGELES COUNTY REGIONAL PARK AND OPEN SPACE DISTRICT

November 3, 2004

The Honorable Board of Directors
Los Angeles County
Regional Park and Open Space District
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Dear Directors:

AMEND THE SANTA MONICA MOUNTAINS CONSERVANCY'S PROJECT LIST PURSUANT TO SECTION (3), SUBSECTION (d) OF THE SAFE NEIGHBORHOOD PARKS PROPOSITION OF 1996, ALLOCATE FIFTH SUPERVISORIAL DISTRICT SPECIFIED EXCESS GRANT FUNDS, AUTHORIZE ADMINISTRATION OF AN EXCESS FUNDS GRANT, WAIVE INAPPLICABLE REQUIREMENTS IN THE CONSERVANCY'S PROCEDURAL GUIDE, AND AUTHORIZE THE INTERIM DIRECTOR TO REIMBURSE THE MOUNTAINS RECREATION AND CONSERVATION AUTHORITY FOR COSTS INCURRED PRIOR TO EXECUTION OF A PROJECT AGREEMENT FOR THE ACQUISITION OF TAX-DEFAULTED PARCELS
(FIFTH DISTRICT - 3 -VOTE MATTER)

IT IS RECOMMENDED THAT YOUR BOARD:

1. Find that the project is exempt from the California Environmental Quality Act.

2. Amend the Santa Monica Mountains Conservancy's (Conservancy) project list, previously approved by your Board on January 21, 1997, and most recently amended on April 27, 2004, to add the acquisition of tax-defaulted parcels of land in the Fifth Supervisorial District as identified in Attachments A1 and A2.

3. Allocate grant funds in the amount of $175,000 to the Conservancy, from the Fifth Supervisorial District's Specified Excess Funds for acquisition of the parcels identified in Attachments A1 and A2.

4. Authorize the Interim Director of Parks and Recreation (Interim Director) to award a grant for the acquisition of the parcels identified in Attachments A1 and A2 and to administer the grant as of the date of this action and pursuant to the

procedures in the Procedural Guide for the Conservancy, waiving Procedural Guide requirements inapplicable to acquisition of tax-defaulted properties.

5. Authorize the Interim Director to reimburse the Mountains Recreation and Conservation Authority (MRCA) for costs incurred prior to the execution of a grant project agreement for the acquisition of the parcels identified in Attachments A1 and A2.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTIONS

On December 3, 2002, your Board adopted an Agreement to Purchase Los Angeles County Tax-Defaulted Property, giving the MRCA the right to acquire 146.08 acres and 364.86 acres in two groups of tax-defaulted property in various locations within the Fifth Supervisorial District. The properties have been purchased for public park and open space purposes, for the amount of back taxes owed plus County administrative costs, as identified in Attachment A1 and A2, except for any properties that were redeemed prior to the effective date of that agreement. Chapter 8 Agreement sale procedure permits public agencies to acquire "Tax Defaulted Subject to Power to Sell" property without the necessity of a public auction.

The total cost of the acquisition of the parcels identified in Attachments A1 and A2 is $269,804.13, including $263,403 in back taxes and administrative costs of $6,401.13. The recommended actions would allocate $175,000 in Fifth Supervisorial District Specified Excess Funds to the Conservancy and allow the transfer of the grant funds to the MRCA toward the acquisition, resulting in a balance of $94,804.13 which will be funded by the MRCA.

The Procedural Guide requires that an appraisal be prepared for each parcel acquired as well as title reports and Statements of Just Compensation. The District is recommending waiver of these requirements since these are not applicable to acquisition of tax-defaulted property. This acquisition is not based on the appraised value of the parcels, but instead on the amount of back taxes owed on each, plus County administrative costs. Therefore, appraisals are not necessary to confirm that the costs of the land are not excessive.

It is also recommended that the Interim Director be authorized to award the grant, when applicable conditions have been met, such as grantee qualifications and consistency between the projects and requirements of the Safe Neighborhood Parks Proposition of 1996 (1996 Proposition), and to administer the grant under procedures previously

approved by your Board. The Interim Director will determine that the application for the funds is for a project eligible to receive District funding.

Since the MRCA purchased the parcels to meet the 2003 Treasurer/Tax Collector Tax Defaulted Parcels of Land payment deadline prior to the execution of a grant agreement for the project, your Board's approval is required to allow the Interim Director to reimburse the MRCA for the expenditure.

IMPLEMENTATION OF STRATEGIC PLAN GOALS

The proposed actions further the Board approved County Strategic Plan Goal 1 (Service Excellence), Goal 4 (Fiscal Responsibility), Goal 5 (Children and Family Well-being), and Goal 6 (Community Services) by funding the acquisition of additional protected open space land in the Fifth Supervisorial District.

FISCAL IMPACT/FINANCING

Sufficient funds for the project are appropriated in the Los Angeles County Regional Park and Open Space Districts' Excess Funds Fund (HD6) under Other Charges to fund the $175,000 identified for the project in Fifth Supervisorial Specified Excess Funds.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

The 1996 Proposition requires that funds provided to the Conservancy be expended "solely for projects approved by the Board, pursuant to such criteria as the Board may, in its discretion, adopt," provided that those projects are identified in the Conservancy's annual work program transmitted to the Governor and State Legislature and as may be amended from time to time, after a noticed public hearing which was held on May 23, 2003.

The 1996 Proposition further provides that your Board may disapprove a project within the boundaries of a city only upon a finding that the acquisition or improvement may impact access to or use of a site identified or proposed for present or future sanitary landfill purposes. In addition, your Board previously has adopted procedural requirements requiring a review of proposed Conservancy projects relative to their impact on existing or proposed highways, and their consistency with General or Area Plans.

The proposed acquisition project meets the procedural requirements of the 1996 Proposition and has been reviewed in accordance with the Conservancy's revised Procedural Guide, adopted by your Board on June 17, 1997.

The Department of Public Works has found that the project would not negatively impact current or potential future County sanitary landfill sites (see Attachments B1 and B2) and does not impact any planned County roads or highways (see Attachments C1 and C2).

The County Counsel's Office and the Department of Regional Planning have determined that there are no inconsistencies or lack of conformity between the unincorporated portion of the proposal and the applicable county planning documents (see Attachments D1 and D2 and Attachments E1 and E2).

The 1996 Proposition provides for an annual determination of the availability of excess funds and for allocation of such funds for capital projects in four categories to fund capital improvement projects in addition to the amounts specifically identified for projects in the 1992 and 1996 Propositions. On June 8, 2004, your Board allocated funds for capital projects in Fiscal Year 2004-05. The allocations were divided between the four project categories and the five Supervisorial Districts. The recommended grant would be funded from the amounts allocated to the Fifth Supervisorial District to acquire sensitive and critical mountain and canyon lands, streams, wildlife lands, trails and scenic areas, in accordance with Section (24), Subsection (b) of the Safe Neighborhood Parks Proposition of 1996.

The 1996 Proposition requires that agencies to which funds were allocated under the Safe Neighborhood Parks Propositions of 1992 and 1996 have encumbered all such funds before they may receive grants of excess funds. The MRCA has met that condition. Any funds allocated by your Board but not encumbered by award of a grant contract in the same fiscal year shall be available for allocation by your Board in the following fiscal year.

CONTRACTING PROCESS:

The Grant Project Agreement will be entered into and administered under authority delegated to the Interim Director and pursuant to the Conservancy's Procedural Guide approved by your Board in 1997 and used since then for the administration of similar grant projects. It is recommended that the acquisition documentation requirements in the Procedural Guide be waived since they are inapplicable to the acquisition of tax-

defaulted parcels. Prior to execution, the Grant Project Agreement will be reviewed and approved as to form by County Counsel.

IMPACT ON CURRENT SERVICES

Your Board's approval of this recommendation will authorize the Interim Director to award a grant to the MRCA for the acquisition of the tax-defaulted parcels. It will have no impact on any other District-funded project.

ENVIRONMENTAL DOCUMENTATION

This action is exempt from the California Environmental Quality Act (CEQA) according to Sections 15316 and 15325 of the State CEQA Guidelines and classes 16 and 25 of the Environmental Document Reporting Procedures and Guidelines adopted by your Board on November 17, 1987. Any projects funded through the District are required to undergo the applicable CEQA review by their grantee agencies.

CONCLUSION

Please instruct the Executive Officer-Clerk of the Board to return one conformed copy of this action to the Chief Administrative Office, Capital Projects Division, and to the Department of Parks and Recreation.

Respectfully submitted,

Russ Guiney
Interim Director, Parks and Recreation

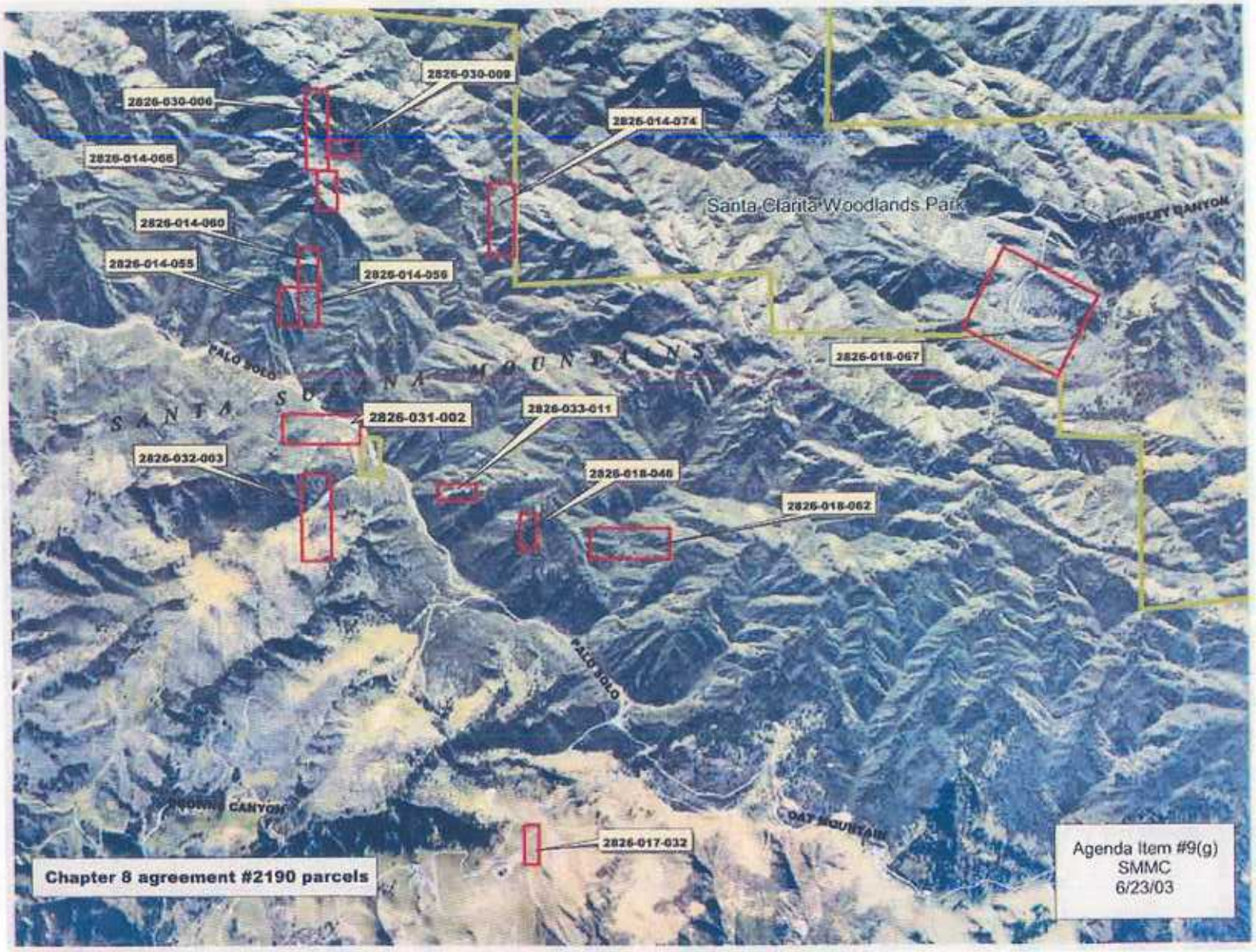
Attachments (10)

c: Chief Administrative Officer
Executive Officer, Board of Supervisors (22)
County Counsel

Attachment A1

MRCA Group #1 (Chapter 8 Agreement 2190)

APN	Agreement	Location	Acres	Price
2826-014-055	Pico/Salt Canyon - Upper	Near Pico Canyon	5	$3,151
2826-014-056	Pico/Salt Canyon - Upper	Near Pico Canyon	5	$3,151
2826-014-060	Pico/Salt Canyon - Upper	Near Pico Canyon	5	$3,151
2826-017-032	Oat Mountain - Upper Southface	Near Towsley Canyon	13.73	$1,623
2826-018-046	Towsley Canyon - Upper	Oat Mountain	3.77	$1,834
2826-018-062	Towsley Canyon - Upper	Oat Mountain	16	$2,868
2826-030-006	Pico/Salt Canyon - Upper	Near Pico Canyon	11.03	$2,533
2826-030-009	Pico/Salt Canyon - Upper	Near Pico Canyon	2.76	$1,668
2826-031-002	Oat Mountain - Upper Southface	Oat Mountain	16	$2,877
2826-032-003	Oat Mountain - Upper Southface	Oat Mountain	16	$2,885
2826-033-011	Pico/Salt Canyon - Upper	Oat Mountain	4	$1,870
2845-007-031	Lower Kagel Canyon	Kagel Canyon	0.05	$995
2845-007-032	Lower Kagel Canyon	Kagel Canyon	0.05	$881
2845-007-033	Lower Kagel Canyon	Kagel Canyon	0.05	$881
2845-015-018	Lower Kagel Canyon	Kagel Canyon	0.06	$1,244
2845-015-022	Lower Kagel Canyon	Kagel Canyon	0.08	$1,315
3054-012-008	Soledad Pass/Eastern Sierra Pelona	Along CA Aqueduct	2.64	$11,254
3062-002-008	San Gabriel Mountains - Desert Transition Zone	Near Largo Vista Rd.	40	$8,657
3062-002-124	San Gabriel Mountains - Desert Transition Zone	Near Largo Vista Rd.	2.5	$1,933
3217-015-017	Soledad Canyon - Ritter Ranch Connector	Acton near Sierra Hwy	2.36	$5,194
LACO Treasurer and Tax Collector Fees				$3,235.53
TOTAL CHAPTER 8 AGREEMENT 2190			146.08	$63,200.53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2826-014-055
2826-014-056
PALO DOLO
SANTA SUSANA MOUNTAINS
2826-018-067
2826-031-002
2826-033-011
2826-032-003
2826-018-046
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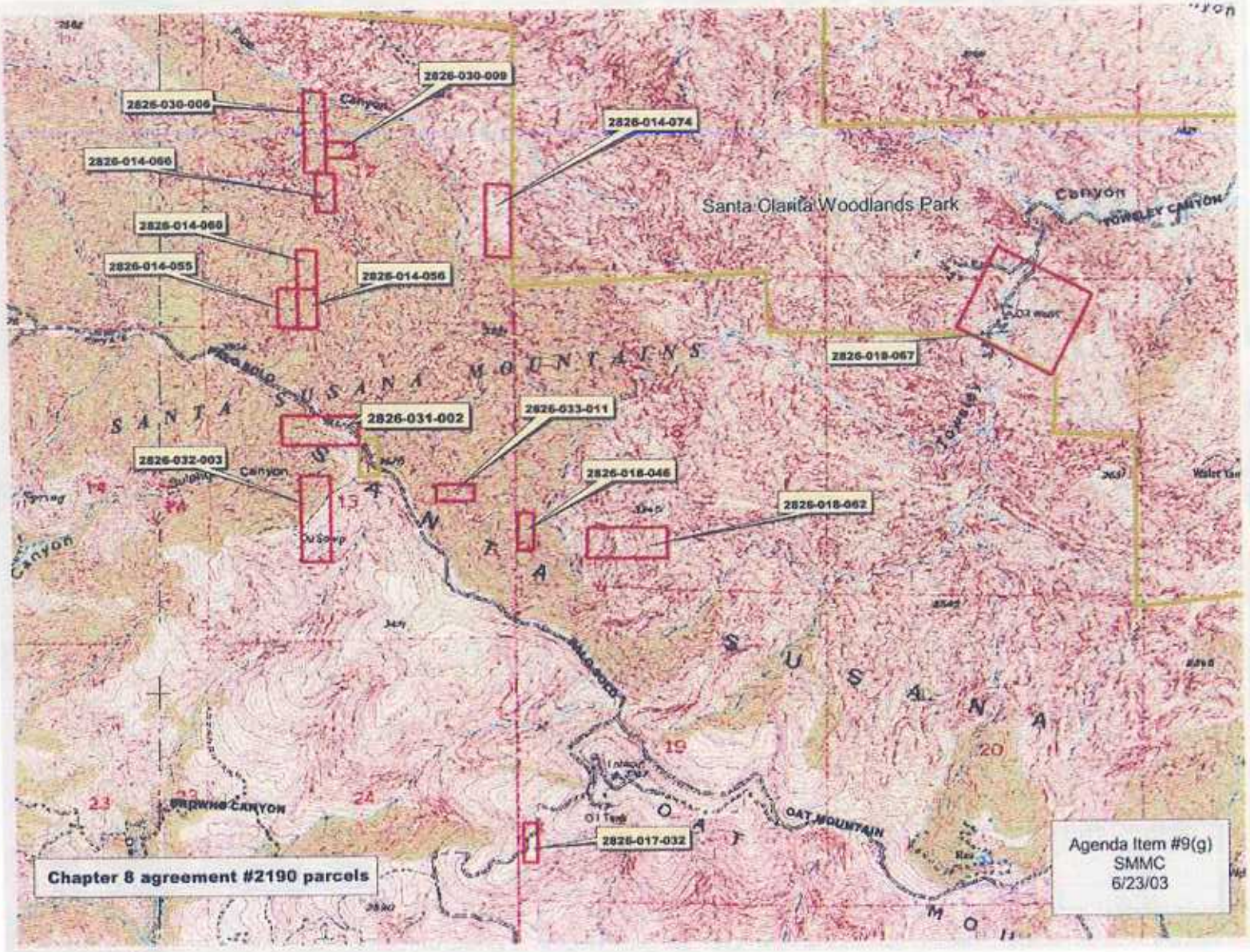
PALO DOLO
2826-017-032
Agenda Item #9(g)
SMMC
6/23/03
Chapter 8 agreement #2190 parcels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Canyon
TOWSLEY CANYON
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SANTA SUSANA MOUNTAINS
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2826-032-003
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2826-018-062
Canyon
Canyon
SANTA SUSANA
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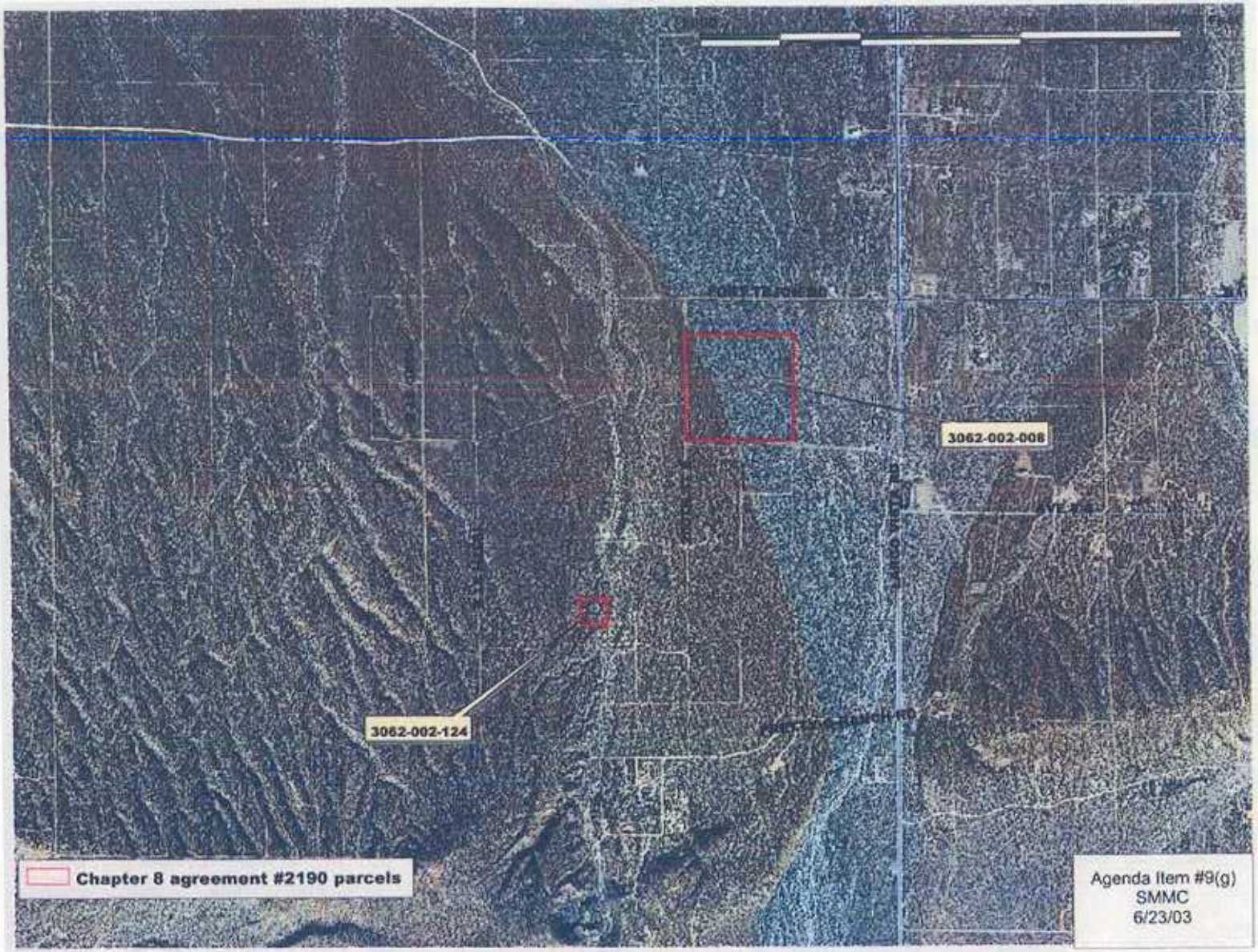
Agenda Item #9(g)
SMMC
6/23/03



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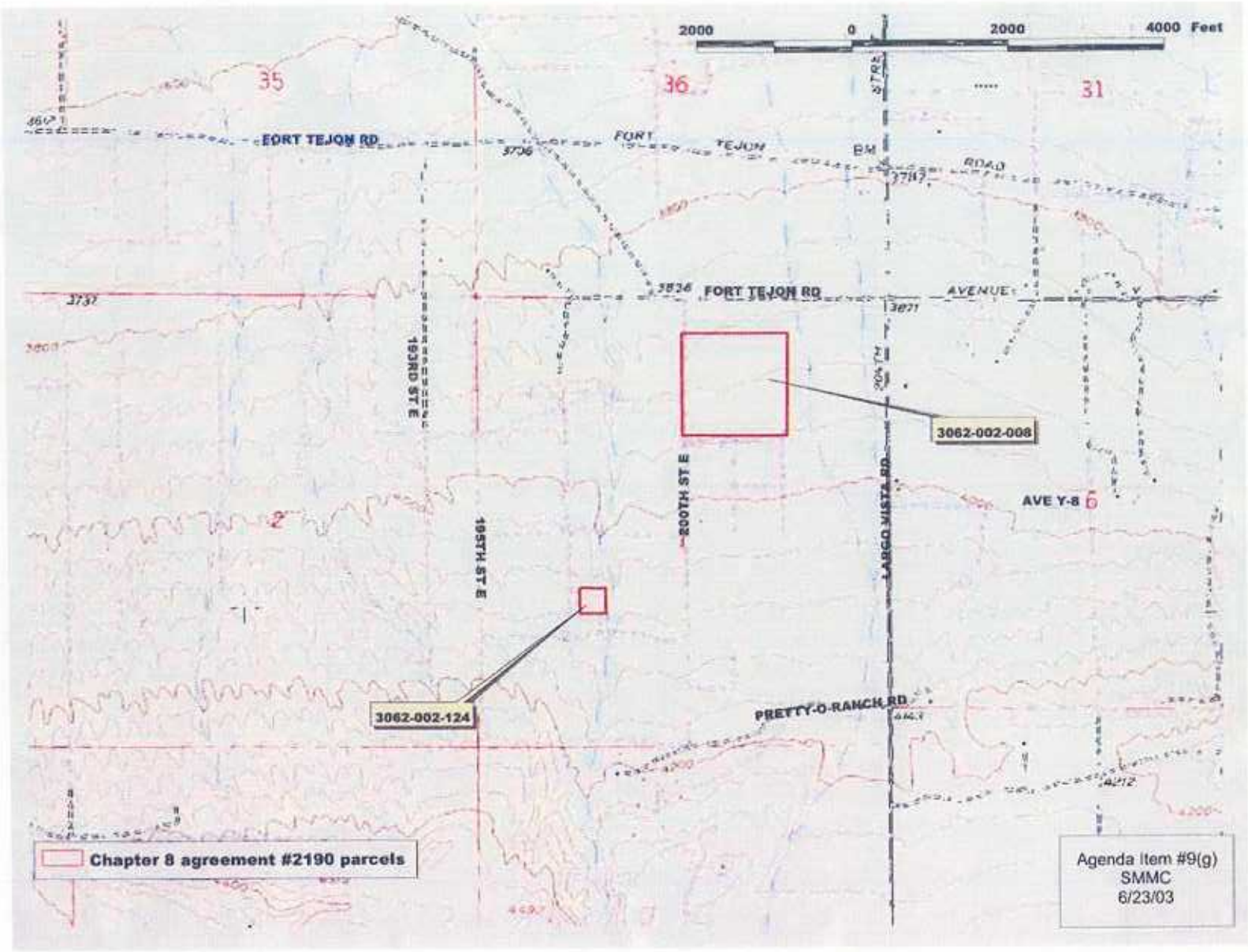
SMMC
6/23/03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195TH ST E
200TH ST E
LARGO VISTA RD
AVE Y-8
6
2
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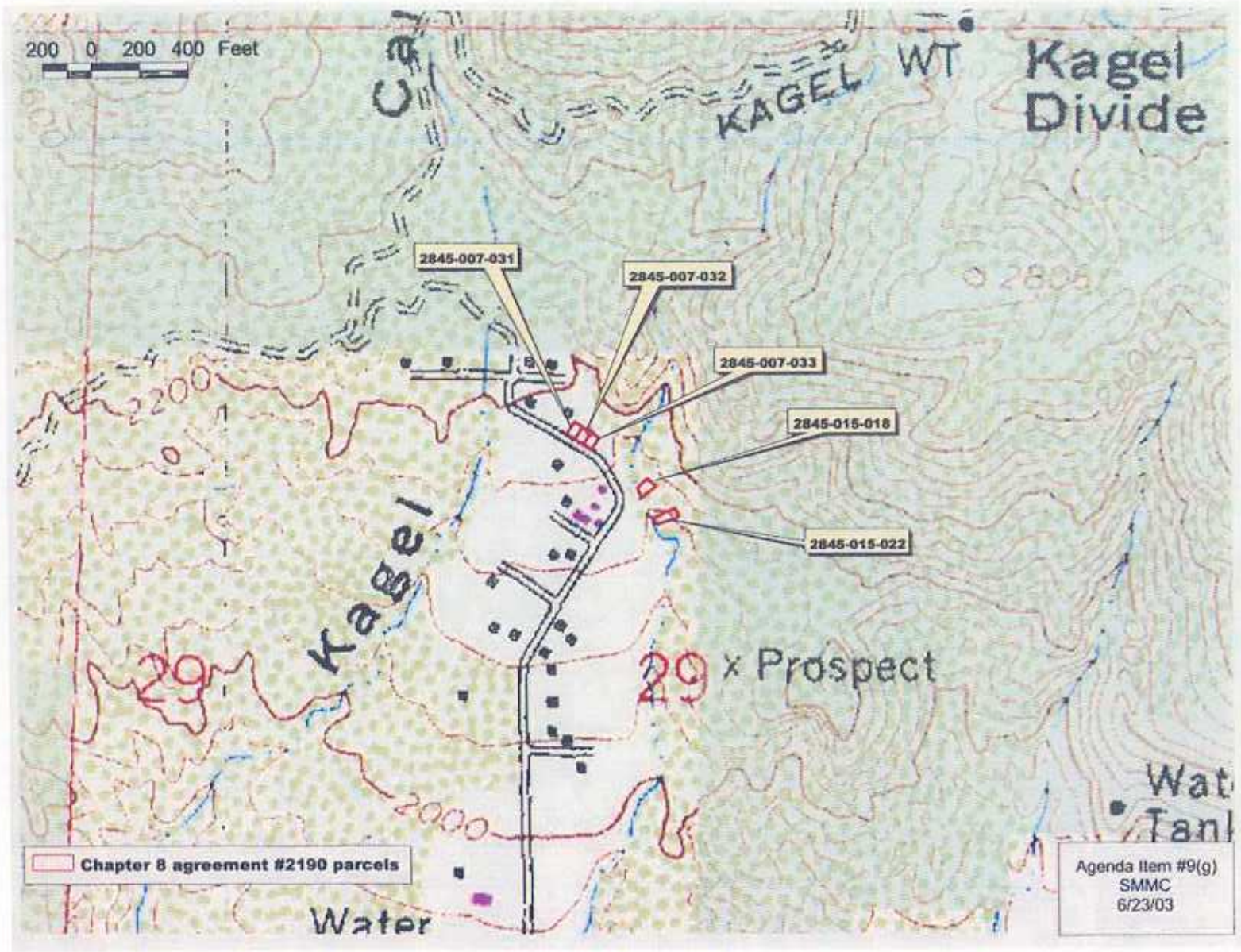
PRETTY-O-RANCH RD
Chapter 8 agreement #2190 parcels
Agenda Item #9(g)
SMMC
6/23/03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Chapter 8 agreement #2190 parcels
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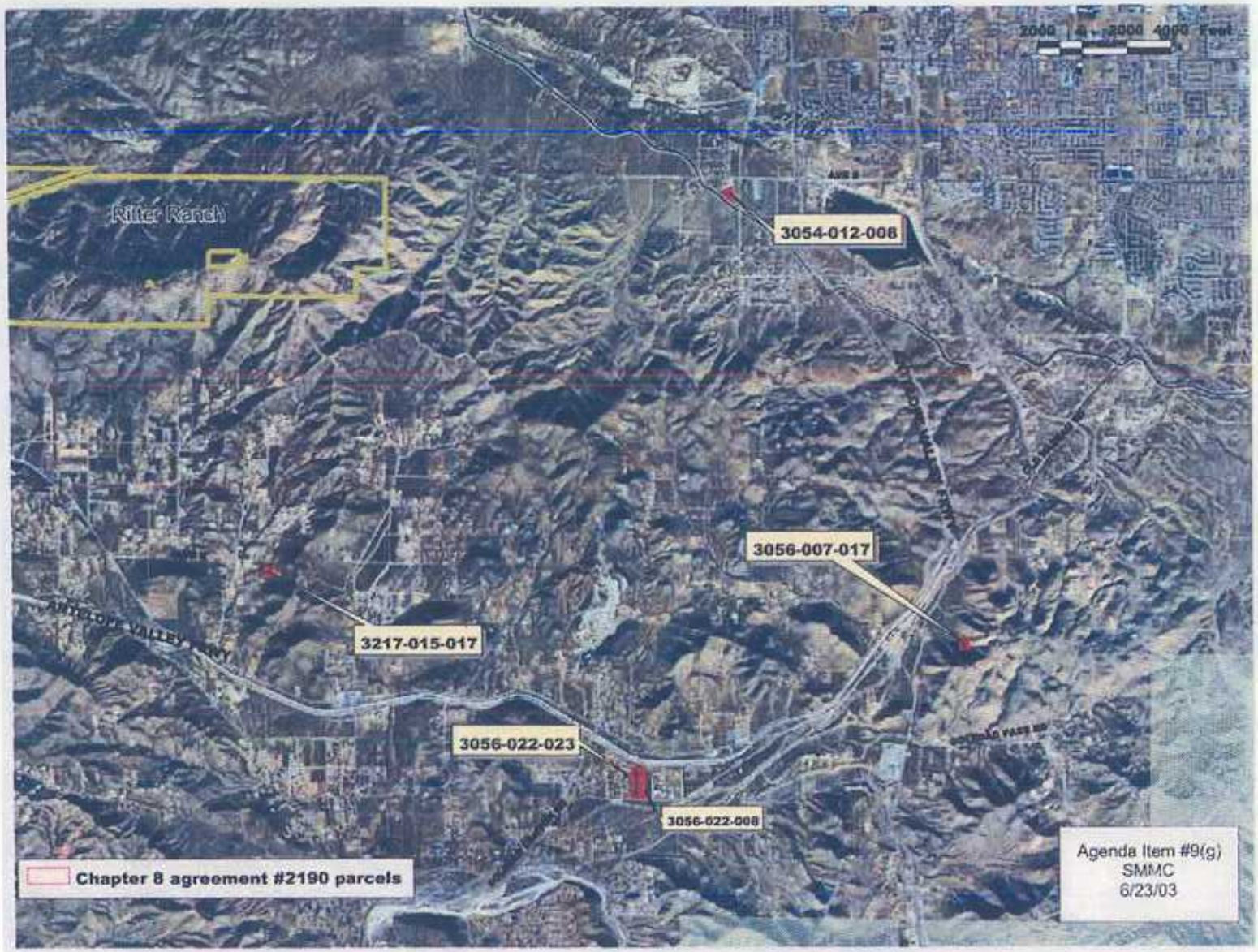
SMMC
6/23/03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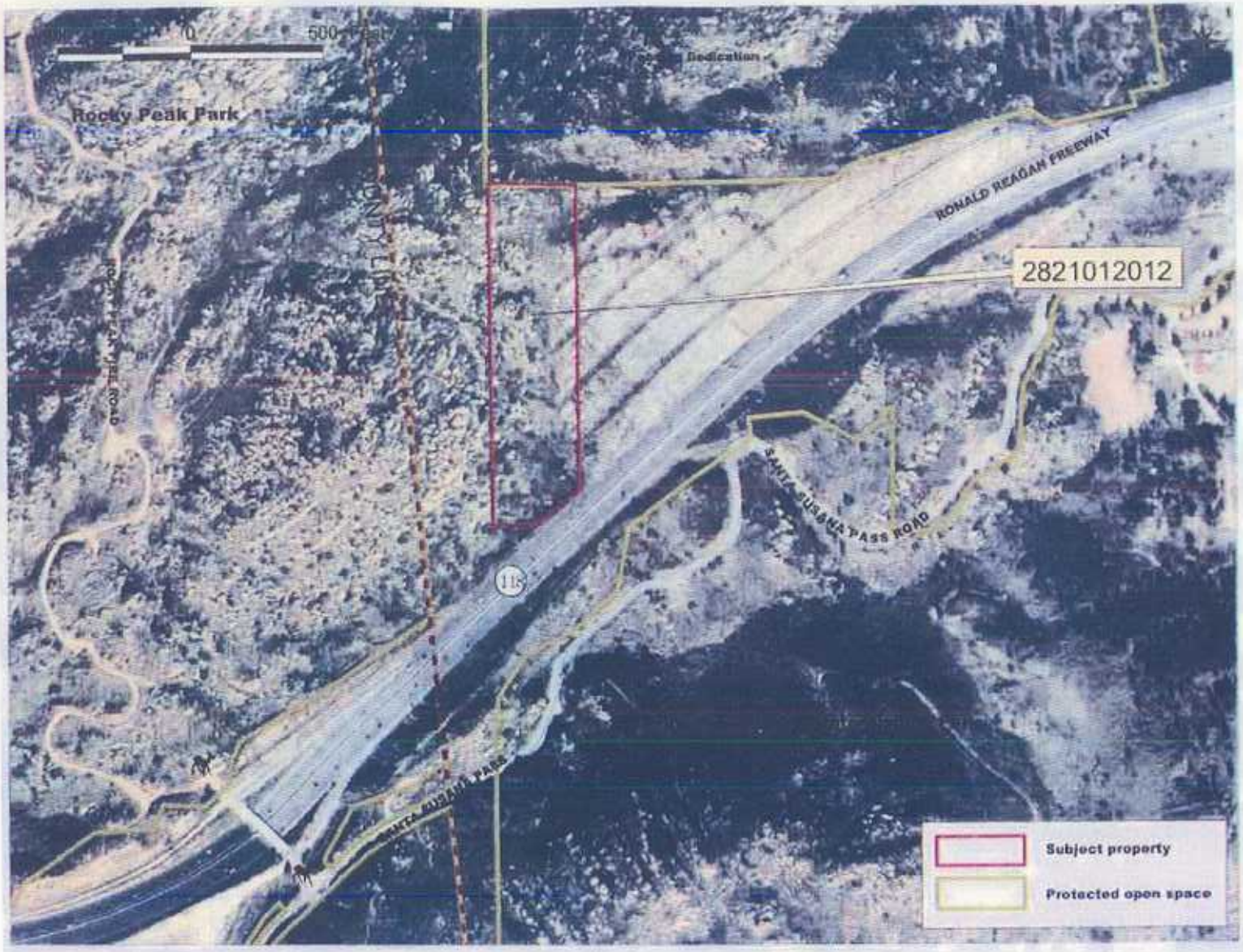
3217-015-017
3056-022-023
3056-022-008
Chapter 8 agreement #2190 parcels
Agenda Item #9(g)
SMMC
6/23/03

Attachment A2

Chapter 8 Agreement 2213

APN	Jurisdiction	Location	Acres	Price
2821-012-012	LACO - Sup 5	Santa Susana Pass	9.4	$4,063.00
2827-029-013	LACO - Sup 5	Between I5-Old Rd.	1.44	$2,909.00
3210-010-004	LACO - Sup 5	Between SR14-Soledad	3.5	$13,575.00
3247-036-006	LACO - Sup 5	East of Piru	40	$20,451.00
3247-036-008	LACO - Sup 5	East of Piru	12.92	$7,961.00
3247-036-009	LACO - Sup 5	East of Piru	40	$20,451.00
3247-036-017	LACO - Sup 5	East of Piru	39	$20,420.00
3247-036-018	LACO - Sup 5	East of Piru	38.6	$20,407.00
3247-036-021	LACO - Sup 5	East of Piru	40	$18,791.00
3247-036-023	LACO - Sup 5	East of Piru	40	$18,791.00
3247-036-024	LACO - Sup 5	East of Piru	40	$18,791.00
3272-018-001	LACO - Sup 5	East of Piru	40	$18,060.00
3272-018-015	LACO - Sup 5	East of Piru	20	$18,768.00
Fees				$3,165.60
TOTAL 2213			364.86	$206,603.60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Dedication
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ROCKY PEAK PARK ROAD
SANTA SUSANA PASS ROAD
118
SANTA SUSANA PASS
Subject property
Protected open space

500
2827-029-013
THE OLD ROAD
GOLDEN STATE FREEWAY
5TH SUPERVISOR DISTRICT
Subject property
Protected open space

0
500
3210-010-004
BLM Property
5TH SUPERVISOR DISTRICT
Subject property
Protected open space

500
0
3247-026-017
3247-036-021
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3247-036-008
3272-018-015
3247-036-018
3272-018-001
3247-036-024
Lake
5TH SUPERVISOR DISTRICT
Subject property
Protected open space

Attachment B1

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

JAMES A. NOYES, Director

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
www.ladpw.org

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE
REFER TO FILE: EP-2

September 23, 2003

RECEIVED
SEP 29 2003
EXECUTIVE OFFICE

TO: Tim Gallagher
Director of Parks and Recreation

Attention Curt Robertson, Administrator
Regional Park & Open Space District

FROM: James A. Noyes
Director of Public Works

SANTA MONICA MOUNTAINS CONSERVANCY'S REQUEST FOR A NEW ACQUISITION PROJECT

Pursuant to your correspondence of September 2, 2003, we have reviewed the proposed property acquisition by the Santa Monica Mountains Conservancy. Our review was limited to the impact of the proposed acquisition on the solid waste management system in Los Angeles County. Based on the information provided, we have found that the proposed acquisition of the properties appearing on the list of "Chapter 8 Agreement 2190 Parcels" dated July 1, 2003, will not negatively impact the solid waste management system.

If you have any questions, please contact me or you may contact Don Wolfe, Chief Deputy Director, at (626) 458-4002, or Shari Afshari, Assistant Deputy Director, at (626) 458-3504, Monday through Thursday, 7 am to 5:30 pm.

SA:ma
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Attachment B2

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

JAMES A. NOYES, Director

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
www.ladpw.org

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE REFER TO FILE: EP-2

May 18, 2004

TO: Tim Gallagher, Director
Department of Parks and Recreation

Attention Curt Robertson, Administrator
Regional Park & Open Space District

FROM: James A. Noyes
Director of Public Works

SANTA MONICA MOUNTAINS CONSERVANCY'S REQUEST FOR A NEW ACQUISITION PROJECT

Pursuant to your correspondence of March 23, 2004, we have reviewed the proposed acquisitions by the Santa Monica Mountains Conservancy. Our review was limited to the impact of the proposed acquisition on the solid waste management system in the County of Los Angeles. Based on the information provided, we have found that the proposed acquisitions appearing on the list of "Chapter 8 Agreement 2213," will not negatively impact potential landfill sites.

If you have any questions, please contact me or you may contact Don Wolfe, Chief Deputy Director, at (626) 458-4002, or Shari Afshari, Assistant Deputy Director, at (626) 458-3504, Monday through Thursday, 7 am to 5:30 pm.

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Attachment C1

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

JAMES A. NOYES, Director

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
www.ladpw.org

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE
REFER TO FILE: LD-4

September 24, 2003

TO: Tim Gallagher
Director of Parks and Recreation

Attention Curt Robertson
Regional Park and Open Space District

FROM: James A. Noyes
Director of Public Works

RECEIVED
SEP 29 2003
EXECUTIVE OFFICE

SANTA MONICA MOUNTAINS CONSERVANCY'S NEW ACQUISITION PROJECT

As requested in your September 2, 2003, memorandum, we reviewed the list of properties included in the Santa Monica Mountains Conservancy's New Acquisition Project and have the following comment:

> Parcels with Assessor Identification Nos. 3056-022-008 and 3056-002-023 abut the north side of Soledad Canyon Road, a Major Highway on the County Highway Plan requiring 100 feet of right of way (50 feet for each side). The existing right of way for Soledad Canyon Road at this location is 60 feet (30 feet for each side). Therefore, 20 feet of right of way along the frontage of these two parcels on Soledad Canyon Road should be reserved.

If you have any questions regarding our response, please contact Hubert Seto of our Land Development Division at (626) 458-4349.

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cc: Supervisor Michael D. Antonovich (Kathryn Barger-Leibrich)

Attachment C2

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

JAMES A. NOYES, Director

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
www.ladpw.org

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

April 19, 2004

IN REPLY PLEASE REFER TO FILE: LD-4

TO: Tim Gallagher, Director
Department of Parks and Recreation

Attention Curt Robertson
Regional Park and Open Space District

FROM: James A. Noyes
Director of Public Works

SANTA MONICA MOUNTAINS CONSERVANCY'S
NEW ACQUISITION PROJECT
IN THE FIFTH SUPERVISORIAL DISTRICT

As requested in your March 23, 2004, memorandum, we reviewed the list of properties included in the Santa Monica Mountains Conservancy's New Acquisition Project in the Fifth Supervisorial District and determined that the proposed acquisitions would not significantly impact County Highway Plan routes.

If you have any questions regarding our response, please contact Hubert Seto of our Land Development Division at (626) 458-4349.

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cc: Supervisor Michael D. Antonovich (Kathryn Barger-Leibrich)

Attachment D1

COUNTY OF LOS ANGELES
OFFICE OF THE COUNTY COUNSEL
648 KENNETH HAHN HALL OF ADMINISTRATION
500 WEST TEMPLE STREET
LOS ANGELES, CALIFORNIA 90012-2713

TTY
(213) 633-0901
TELEPHONE
(213) 974-1857
TELECOPIER
(213) 617-7182

July 20, 2004

Curt Robertson, District Administrator
Regional Park and Open Space District
Department of Parks and Recreation
433 South Vermont Avenue
Los Angeles, California 90020-1975

Re: Proposed Acquisition of Various Tax-Defaulted Parcels in the Fifth Supervisorial District by the Los Angeles County Regional Park and Open Space District for the Santa Monica Mountains Conservancy (241.87 Acres)

Dear Mr. Robertson:

As requested in your letter dated March 23, 2004, we have reviewed a proposed public acquisition of 241.87 acres consisting of 26 tax-defaulted properties for its consistency with the County's adopted general plan. The properties are located at various places within the Fifth Supervisorial District as indicated on an attachment provided by the Department of Regional Planning labeled "Chapter 8 Agreement 2190 Parcels."

Based on information we received from the planning director, we have determined that there are no inconsistencies or lack of conformity between the proposal and the applicable County planning document.

Very truly yours,

OFFICE OF THE COUNTY COUNSEL

By

PETER J. GUTIERREZ
Senior Deputy County Counsel
Public Works Division

PJG:di

c: James Hartl, Director
Department of Regional Planning

HOA.248391.1

Attachment D2

COUNTY OF LOS ANGELES

OFFICE OF THE COUNTY COUNSEL

648 KENNETH HAHN HALL OF ADMINISTRATION

500 WEST TEMPLE STREET

LOS ANGELES, CALIFORNIA 90012-2713

TTY
(213) 633-0901
TELEPHONE
(213) 974-1857
TELECOPIER
(213) 617-7182

July 20, 2004

Curt Robertson, District Administrator
Regional Park and Open Space District
Department of Parks and Recreation
433 South Vermont Avenue
Los Angeles, California 90020-1975

Re: Proposed Acquisition of Various Tax-Defaulted Parcels in the Fifth Supervisorial District by the Los Angeles County Regional Park and Open Space District for the Santa Monica Mountains Conservancy (364.86 Acres)

Dear Mr. Robertson:

As requested in your letter dated October 20, 2003, we have reviewed a proposed public acquisition of 364.86 acres consisting of 13 tax-defaulted properties for its consistency with the County's adopted general plan. The properties are located at various places within the Fifth Supervisorial District as indicated on an attachment provided by the Department of Regional Planning labeled "Chapter 8 Agreement 2213 Parcels."

Based on information we received from the planning director, we have determined that there are no inconsistencies or lack of conformity between the proposal and the applicable County planning document.

Very truly yours,

OFFICE OF THE COUNTY COUNSEL

By

PETER J. GUTIERREZ
Senior Deputy County Counsel
Public Works Division

PJG:di

c: James Hartl, Director
Department of Regional Planning

HOA.246394.1

Attachment E1

Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead

James E. Hartl, AICP
Director of Planning

May 24, 2004

Curt Robertson, Administrator
Los Angeles County Regional Park
And Open Space District
433 S. Vermont Avenue
Los Angeles, CA 90020-1975

Dear Mr. Robertson:

SUBJECT: PROPOSED ACQUISITION OF VARIOUS TAX-DEFAULTED PARCELS IN THE FIFTH SUPERVISORIAL DISTRICT FOR THE SANTA MONICA MOUNTAINS CONSERVANCY (241.87 ACRES)

This letter is in response to your letter of March 23, 2004 requesting that the Department of Regional Planning review the proposed acquisition of 26 tax-defaulted parcels by the Los Angeles County Regional Park and Open Space District on behalf of the Santa Monica Mountains Conservancy. These parcels are listed on the attachment labeled Chapter 8 Agreement 2190 Parcels and contain a total area of 241.87 acres. They are located at various places within the Fifth Supervisorial District. Pursuant to Section 65402 of the California Government Code and Section 22.36.010 of the Los Angeles County Code, the following comments are provided with respect to the zoning of the site and conformity of the proposed park with the Los Angeles County General Plan.

1. The properties are zoned A-2-2 (Heavy Agriculture, 2 acre minimum lot size), A-1-10,000 (Light Agriculture, 10,000 square foot minimum lot size), R-A-1 (Residential Agriculture, 1 acre minimum lot size), A-2-1 (Heavy Agriculture, 1 acre minimum lot size) and A-1-1 (Light Agriculture, 1 acre minimum lot size). They are located in the Countywide General Plan, Santa Clarita Valley Area Plan, and the Antelope Valley Area Plan and are categorized as Hillside Management, Nonurban, Open Space/Parks, Nonurban 1 and Nonurban 2. Fourteen of the properties are located within the Santa Susana Mountains Significant Ecological Area. See the attached table for a list of the parcels and the zoning and plan designations for each.

2. Undeveloped open space is a permitted use that would not require any permit in any of the listed zones. The proposed use is also consistent with the above listed plan categories.

Based upon these facts, the Department of Regional Planning has no objection to the acquisition

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of the parcels in this agreement for park or open space purposes and has determined that such action will not conflict with any written or mapped policy of the Los Angeles County General Plan.

Please feel free to contact me if you have questions about this determination. You may reach me at (213) 974-6470 or by using any of the means described on the attached sheet.

Very truly yours,

DEPARTMENT OF REGIONAL PLANNING
James E. Hartl, AICP

Richard Claghorn
Regional Planning Assistant II
Land Development Coordinating Center

JEH:SA:rwc

attachment

Chapter 8 Agreement 2190 Parcels

APN	Zoning	General/Area Plan	Plan Category	Significant Ecological Area
2826-014-055	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-014-056	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-014-060	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-014-066	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-014-074	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-017-032	A-2-2	Countywide	Nonurban	Santa Susana Mountains
2826-018-046	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-018-062	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-018-067	A-2-2	Santa Clarita Valley	Open Space/Parks	Santa Susana Mountains
2826-030-006	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-030-009	A-2-2	Santa Clarita Valley	Hillside Management	Santa Susana Mountains
2826-031-002	A-2-2	Countywide	Nonurban	Santa Susana Mountains
2826-032-003	A-2-2	Countywide	Nonurban	Santa Susana Mountains
2826-033-011	A-2-2	Countywide	Nonurban	Santa Susana Mountains
2845-007-031	A-1-10,000	Antelope Valley	Nonurban 2	none
2845-007-032	A-1-10,000	Antelope Valley	Nonurban 2	none
2845-007-033	A-1-10,000	Antelope Valley	Nonurban 2	none
2845-015-018	A-1-10,000	Antelope Valley	Nonurban 2	none
2845-015-022	A-1-10,000	Antelope Valley	Nonurban 2	none
3054-012-008	R-A-1	Antelope Valley	Nonurban 2	none
3056-007-017	A-2-1	Antelope Valley	Nonurban 1	none
3056-022-008	A-1-1	Antelope Valley	Nonurban 2	none
3056-022-023	A-1-1	Antelope Valley	Nonurban 2	none
3062-002-008	A-1-1	Antelope Valley	Nonurban 1	none
3062-002-124	A-1-1	Antelope Valley	Nonurban 1	none
3217-015-017	A-2-1	Antelope Valley	Nonurban 1	none

Attachment E2

Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead

James E. Hartl, AICP
Director of Planning

May 24, 2004

Curt Robertson, Administrator
Los Angeles County Regional Park
And Open Space District
433 S. Vermont Avenue
Los Angeles, CA 90020-1975

Dear Mr. Robertson:

SUBJECT: PROPOSED ACQUISITION OF VARIOUS TAX-DEFAULTED PARCELS IN THE FIFTH SUPERVISORIAL DISTRICT FOR THE SANTA MONICA MOUNTAINS CONSERVANCY (364.86 ACRES)

This letter is in response to your letter of October 20, 2003 requesting that the Department of Regional Planning review the proposed acquisition of 13 tax-defaulted parcels by the Los Angeles County Regional Park and Open Space District on behalf of the Santa Monica Mountains Conservancy. These parcels are listed on the attachment labeled Chapter 8 Agreement 2213 Parcels and contain a total area of 364.86 acres. They are located at various places within the Fifth Supervisorial District. Pursuant to Section 65402 of the California Government Code and Section 22.36.010 of the Los Angeles County Code, the following comments are provided with respect to the zoning of the site and conformity of the proposed park with the Los Angeles County General Plan.

1. The properties are zoned A-2-2 (Heavy Agriculture, 2 acre minimum lot size), and A-2-1 (Heavy Agriculture, 1 acre minimum lot size). They are located in the Countywide General Plan (Nonuban category) and Santa Clarita Valley Area Plan (Hillside Management, Nonurban 2, and Transportation Corridor categories). One of the properties is located within the Santa Susana Pass Significant Ecological Area. See the attached table for a list of the parcels and the zoning and plan designations for each.

2. Undeveloped open space is a permitted use that would not require any permit in any of the listed zones. The proposed use is also consistent with the above listed plan categories.

Based upon these facts, the Department of Regional Planning has no objection to the acquisition of the parcels in this agreement for park or open space purposes and has determined that such action will not conflict with any written or mapped policy of the Los Angeles County General Plan.

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Curt Robertson
Los Angeles County Regional Park and Open Space District
May 24, 2004

Please feel free to contact me if you have questions about this determination. You may reach me at (213) 974-6470 or by using any of the means described on the attached sheet.

Very truly yours,

DEPARTMENT OF REGIONAL PLANNING
James E. Hartl, AICP

Richard Claghorn
Regional Planning Assistant II
Land Development Coordinating Center

JEH:SA:rwc

attachment

Chapter 8 Agreement 2213 Parcels

APN	Zoning	General/Area Plan	Plan Category	Significant Ecological Area
2821-012-012	A-2-2	Countywide	Nonurban	Santa Susana Pass
2827-029-013	A-2-1	Santa Clarita Valley	Transportation Corridor	none
3210-010-004	A-2-1	Santa Clarita Valley	Hillside Management, Nonurban 2	none
3247-036-006	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-008	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-009	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-017	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-018	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-021	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-023	A-2-2	Santa Clarita Valley	Hillside Management	none
3247-036-024	A-2-2	Santa Clarita Valley	Hillside Management	none
3272-018-001	A-2-2	Santa Clarita Valley	Hillside Management	none
3272-018-015	A-2-2	Santa Clarita Valley	Hillside Management	none