



GAIL FARBER, Director

**COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS**

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331

<http://dpw.lacounty.gov>

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

October 20, 2015

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Dear Supervisors:

ADOPTED

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

29 October 20, 2015


PATRICK OJAWA
ACTING EXECUTIVE OFFICER

**GRANT OF EASEMENTS
FROM THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT
TO THE WATER REPLENISHMENT DISTRICT OF SOUTHERN CALIFORNIA
SAN GABRIEL RIVER COASTAL BASIN SPREADING GROUNDS PARCEL 563GE
AND SAN GABRIEL RIVER PARCELS 36GE AND 183GE
IN THE CITY OF PICO RIVERA
(SUPERVISORIAL DISTRICT 1)
(3 VOTES)**

SUBJECT

This action is to approve the grant of easements from the Los Angeles County Flood Control District to the Water Replenishment District of Southern California for construction and maintenance of recycled water diversion/turn-out structures in the San Gabriel River Coastal Basin Spreading Grounds and San Gabriel River in the City of Pico Rivera.

IT IS RECOMMENDED THAT THE BOARD ACTING AS THE GOVERNING BODY OF THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT:

1. Acting as a responsible agency for the 001B Turn-out Structure and Basin No. 2 Inlet/Turn-out Structure projects, consider the Mitigated Negative Declarations prepared and adopted by the Water Replenishment District of Southern California as the lead agency, together with comments received during the public review period; certify that the Board has independently considered and reached its own conclusions regarding the environmental effects of the projects as shown in the Mitigated Negative Declarations; find on the basis of the whole record before the Board that there is no substantial evidence the projects will have a significant effect on the environment; and adopt the Mitigation Monitoring Programs for the projects finding the programs are adequately designed to ensure compliance with the mitigation measures.

2. Find that the grant of easements for construction and maintenance of diversion/turn-out structures in, on, over, and across San Gabriel River Coastal Basin Spreading Grounds Parcel 563GE and San Gabriel River Parcels 36GE and 183GE, in the City of Pico Rivera, and the subsequent use of said easements will not interfere with the use of those parcels for any purposes of the Los Angeles County Flood Control District.
3. Approve the grant of easements from the Los Angeles County Flood Control District to the Water Replenishment District of Southern California for the construction and maintenance of diversion/turn-out structures in, on, over, and across San Gabriel River Coastal Basin Spreading Grounds Parcel 563GE and San Gabriel River Parcels 36GE and 183GE, in the City of Pico Rivera.
4. Instruct the Mayor to sign the Easement document and authorize delivery to the Water Replenishment District of Southern California.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The purpose of the recommended actions is to obtain approval from the Board, acting as the governing body of the Los Angeles County Flood Control District (LACFCD), to grant easements for construction and maintenance of diversion/turn-out structures in, on, over, and across San Gabriel River Coastal Basin Spreading Grounds Parcel 563GE and San Gabriel River Parcels 36GE and 183GE, in the City of Pico Rivera, to the Water Replenishment District of Southern California (WRD).

The granting of the easements is not considered adverse to LACFCD's purposes and will not hinder the use of the Spreading Grounds or the San Gabriel River for possible transportation, utility, or recreational corridors. Moreover, the instrument reserves paramount rights in the easement areas for LACFCD purposes.

Implementation of Strategic Plan Goals

The Countywide Strategic Plan directs the provisions of Operational Effectiveness/Fiscal Sustainability (Goal 1) and Community Support and Responsiveness (Goal 2). The granting of the easements will help maximize the effectiveness of processes, structures, operations, and maintenance to support water conservation. It will also enrich the lives of residents of the County of Los Angeles by providing enhanced services and effectively planning and responding to environmental challenges.

FISCAL IMPACT/FINANCING

There will be no impact to the County General Fund.

The grant of easements will be gratis to WRD. WRD has proposed a project to construct two new turn-out structures that will enable recycled water to be infiltrated for groundwater recharge at two additional locations and will provide for additional operational flexibility for LACFCD to conserve recycled water during times when the adjacent spreading grounds cannot be used due to maintenance activities or when they are being operated to conserve stormwater.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

LACFCD has an ongoing interest in and commitment to partnering with local agencies to maximize water conservation and groundwater recharge benefits. WRD is a special district created pursuant to the California Water Code and has operated since 1959 to protect and preserve the quantity and quality of the groundwater supplies in the Central and West Coast Groundwater Basins. The Spreading Grounds recharge the Central Groundwater Basin. LACFCD owns and operates the Spreading Grounds, located in the City of Pico Rivera. LACFCD has an operating agreement with WRD to spread recycled water through an existing turnout structure at the headworks to the Spreading Grounds.

WRD and LACFCD executed an agreement in January 2009 to share the cost for the design and construction of a pump station and pipeline at the Spreading Grounds to distribute, recycle, and import stormwater for groundwater recharge at the Rio Hondo Coastal Spreading Grounds or the Spreading Grounds.

The proposed easements will be granted to WRD to construct and maintain diversion/turn-out structures that will further enhance the ability of LACFCD and WRD to infiltrate recycled water for groundwater recharge. LACFCD and WRD are currently negotiating an agreement for LACFCD to operate the new turn-out structures to spread recycled water. The Department of Public Works will return to the Board for approval of the new operating agreement once negotiations have been completed.

The proposed grant of easements is authorized by Section 2, subsection 13, of the Los Angeles County Flood Control Act. This section provides as follows: "The Los Angeles County Flood Control District is hereby declared to be a body corporate and politic, and has all the following powers... 13. To lease, sell, or dispose of any property (or any interest therein) whenever in the judgment of the board of supervisors of the property, or any interest therein or part thereof, is no longer required for the purposes of the district, or may be leased for any purpose without interfering with the use of the same for the purposes of the district..."

The enclosed Easement document has been approved by County Counsel as to form and will be recorded.

ENVIRONMENTAL DOCUMENTATION

Public Works is acting as a responsible agency for the proposed projects. WRD, as the lead agency, has prepared Initial Studies, consulted with Public Works, and adopted the enclosed Mitigated Negative Declarations for these projects on May 1, 2013. The recommended actions will not have a significant effect on the environment.

The projects are not exempt from payment of a fee to the California Department of Fish and Wildlife, pursuant to Section 711.4 of the Fish and Game Code, to defray the costs of fish and wildlife protection and management incurred by the California Department of Fish and Wildlife. WRD has paid the fees. Upon the Board's finding the projects will not have a significant effect on the environment, Public Works will file Notices of Determination with the office of the Registrar-Recorder/County Clerk of the County in accordance with Section 21152(a) of the California Public Resources Code and pay the required filing fees with the County Clerk in the amount of \$75 for each project.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

This action allows for the joint use of LACFCD's right of way for water conservation purposes.

CONCLUSION

Please return one adopted copy of this letter and the executed original Easement document to the Department of Public Works, Survey/Mapping & Property Management Division. Retain the duplicate for your files.

Respectfully submitted,



GAIL FARBER
Director

GF:SGS:el

Enclosures

c: Auditor-Controller (Accounting Division–Asset
Management)
Chief Executive Office (Rochelle Goff)
County Counsel
Executive Office

DUPLICATE

**RECORDING REQUESTED BY
AND MAIL TO:**

Water Replenishment District of
Southern California
4040 Paramount Boulevard
Lakewood, CA 90712-1427

Space Above This Line Reserved for Recorder's Use

THIS DOCUMENT IS EXEMPT FROM DOCUMENTARY TRANSFER TAX
PURSUANT TO SECTION 11922 OF THE REVENUE & TAXATION CODE.

THIS DOCUMENT IS EXEMPT FROM RECORDING FEES PURSUANT TO
SECTION 27383 OF THE GOVERNMENT CODE.

Assessor's Identification Numbers:
6376-025-900 and 903 (Portions)
6383-039-901 (Portion)

EASEMENT

For a valuable consideration, receipt of which is hereby acknowledged, the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, a body corporate and politic (hereinafter referred to as DISTRICT), does hereby grant to the WATER REPLENISHMENT DISTRICT OF SOUTHERN CALIFORNIA, a public body (hereinafter referred to as GRANTEE), easements for construction and maintenance of diversion/turn-out structures in, on, over, and across the real property in the City of Pico Rivera, County of Los Angeles, State of California, described in Exhibit A and shown on and delineated on Exhibit B, both of which are attached hereto and by this reference made a part hereof.

Subject to all matters of record and to the following reservation and conditions, which GRANTEE by the acceptance of this Easement and/or the exercise of any of the rights granted herein agrees to keep and perform, viz:

1. DISTRICT reserves the paramount right to use said land for flood control purposes.
2. GRANTEE agrees that it will not perform or arrange for the performance of any construction or reconstruction work in, on, over, and across the land herein described until the plans and specifications for such construction or reconstruction work shall have first been submitted to and been approved in writing by the Chief Engineer of the Los Angeles County Flood Control District. Such approval by DISTRICT shall not be interpreted or inferred as an endorsement or approval as to the design, accuracy, correctness, or authenticity of the information shown on the submitted plans and specifications. Furthermore, such approval cannot be relied upon for any other purpose or by any third party for any reason whatsoever. DISTRICT does not accept ownership or responsibility for the improvements.

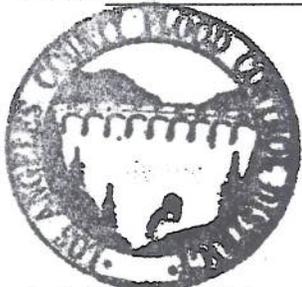
<p>San Gabriel River - Parcel 36C; also affecting SGR Coastal S.G. (Water Replenishment District) USACE (Files: SAN GABRIEL RIVER 36, 183, and 563) Parcels 36GE, 183GE, and 563GE 6-RW12 and 6-RW13 S.D. 1 Project ID No. MPR0000666</p>	<p>H0321490</p>
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DB:bw

3. GRANTEE shall indemnify, defend, and save harmless DISTRICT, its officers, agents, and/or employees, from any and all claims, demands, liability, loss, damage, or expense to which DISTRICT, its officers, agents, and employees may be subjected as the result of any act or omission by GRANTEE, its officers, agents, employees, or contractors arising out of the exercise by GRANTEE, its officers, agents, employees, or contractors of any of the rights granted to it by this Easement document.
4. It is expressly understood that DISTRICT will not be called upon to construct, repair, maintain, or reconstruct any structure or improvement to be erected or constructed pursuant to this Easement document.
5. The provisions and agreements contained in this Easement document shall be binding upon GRANTEE, its successors, and assigns.

To the extent any lawful assessment be levied pertaining to the area to which these easements apply and to the extent that the assessment is based on the structures and improvements being constructed under the authority of this easement and provided further that the assessment be levied following GRANTEE's exercise of these easement rights to construct such structures and improvements GRANTEE agrees to pay on behalf of DISTRICT that part of any such assessment levied against DISTRICT, which is based on the value contributed to that area by GRANTEE's said improvements.

Dated October 20, 2015



(LACFCD-SEAL)

LOS ANGELES COUNTY FLOOD CONTROL DISTRICT,
a body corporate and politic

By Mike Antonovich
Mayor, Board of Supervisors of the
Los Angeles County Flood Control District

ATTEST:

PATRICK OGAWA, Acting Executive Officer
of the Board of Supervisors of the County of Los Angeles

By Carla Little
Deputy

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code that authorized the use of facsimile signatures of the Mayor of the Board on all papers, documents, or instruments requiring the Mayor's signature.

The undersigned hereby certifies that on this 20th day of October, 2015, the facsimile signature of MIKE ANTONOVICH, Mayor of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, was affixed hereto as the official execution of this document. The undersigned further certifies that on this date a copy of the document was delivered to the Mayor of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.



(LACFCD-SEAL)

PATRICK OGAWA, Acting Executive Officer
of the Board of Supervisors
of the County of Los Angeles

By Carla Little
Deputy

APPROVED AS TO FORM:

MARY WICKHAM
Interim County Counsel

By [Signature]
Deputy

APPROVED as to title and execution,
_____, 20____.
DEPARTMENT OF PUBLIC WORKS
Survey/Mapping & Property Management Division
Supervising Title Examiner
By _____

CERTIFICATE OF ACCEPTANCE

This is to certify that, pursuant to Section 27281 of the California Government Code, the interest in real property conveyed by the Easement document dated _____, from the Los Angeles County Flood Control District, a body corporate and politic, to the Water Replenishment District of Southern California, a public body, is hereby accepted by the undersigned officer of the Water Replenishment District of Southern California, a public body, pursuant to the authority conferred by Resolution No. _____ of the Board of Directors of the Water Replenishment District of Southern California, a public body, duly adopted on _____, and the Water Replenishment District of Southern California, a public body, consents to the recordation thereof by its duly authorized officer.

Accepted
WATER REPLENISHMENT DISTRICT OF SOUTHERN CALIFORNIA

By _____

Name: _____

Title: _____

Dated _____

EXHIBIT A

File with: **SAN GABRIEL RIVER 36C**

Parcel No. 36GE

Includes: Parcels Nos. 183GE and 563GE

6-RW12 and 6-RW13

A.I.N. 6376-025-900 and 903 (Portions)

6383-039-901 (Portions)

T.G. 676 (H4) and 706 (G1)

I.M. 099-257

S.D. 1

H0321490

LEGAL DESCRIPTION

PARCEL NO. 36GE (Easement for construction and maintenance of diversion/turn-out structures):

That portion of that certain parcel of land in Lot A, Tract No. 2120, as shown on map recorded in Book 22, page 52, of Maps, in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, described in tax deed to LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, recorded on April 7, 1977, as Document No. 77-353027, of Official Records, in the office of said Registrar-Recorder/County Clerk, within a strip of land 20 feet wide, lying 10 feet on each side of the following described centerline:

Commencing at the northerly terminus of that certain curve described as being concave to the west, having a radius of 1852.91 feet and an arc length of 398.46 feet in the centerline of that certain 10-foot-wide strip of land described in deed to the COUNTY SANITATION DISTRICT NO. 2 of LOS ANGELES COUNTY, recorded in Book D7138, page 682, of said Official Records; thence North 6°23'55" East, along said centerline, a distance of 29.15 feet; thence leaving said centerline, South 83°36'05" East 10.00 feet to a point hereby designated as Point "A", said point being the TRUE POINT OF BEGINNING; thence North 83°36'05" West 10.00 feet.

Containing: 35± square feet.

PARCEL NO. 563GE (Easement for construction and maintenance of diversion/turn-out structures):

Part A:

That portion of that certain parcel of land in above-mentioned Lot A, described as "2. Tract No. 2120" in tax deed to Los Angeles County Flood Control District, recorded on July 24, 1959, as Document No. 3067, in Book D548, page 297, of above-mentioned

Official Records, within a strip of land 20 feet wide, lying 10 feet on each side of the following described centerline:

Beginning at the above-designated Point "A", thence North 83°36'05" West 23.00 feet to a point hereby designated as Point "B".

Part B:

That portion of last above-mentioned certain parcel of land in above-mentioned Lot A within a strip of land 15 feet wide, lying 7.5 feet on each side of the following described centerline:

Beginning at the above-designated Point "B"; thence North 83°36'05" West 7.00 feet; thence South 6°23'55" West 89.12 feet; thence South 36°23'55" West 73.88 feet to a point hereby designated as Point "C".

The sidelines of the above-described 15-foot-wide strip of land shall be prolonged or shortened at the angle points so as to terminate at their points of intersection.

EXCEPTING therefrom that portion lying within the above-described Part A.

Part C:

That portion of last above-mentioned certain parcel of land in above-mentioned Lot A within a strip of land 24 feet wide, lying 12 feet on each side of the following described centerline:

Beginning at the above-designated Point "C"; thence South 36°23'55" West 31.00 feet.

Total area of PARCEL NO. 563GE, having three parts, containing: 3718± square feet.

PARCEL NO. 183GE (Easement for construction and maintenance of diversion/turn-out structures):

Part A:

That portion of that certain parcel of land in the tract of land marked "O.P. Passons 81.288 acres", as shown on Plat of the Easterly portion of the Guirado Tract in the Rancho Paso de Bartolo Viejo, recorded in Book 9, pages 19 and 20, of Miscellaneous Records, in the office of above-mentioned Registrar-Recorded/County Clerk, described in deed to LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, recorded on July 18, 1984, as Document No. 84-859225, of above-mentioned Official Records, within a strip of land 24 feet wide, lying 12 feet on each side of the following described centerline:

Commencing at a point in the southeasterly prolongation of the northeasterly line of Lot 28, Tract No. 22914, as shown on map recorded in Book 616, pages 97 and 98,

EXHIBIT A

EXHIBIT A

of above-mentioned Maps, said point being distant South 57°09'25" East 24.77 feet, measured along said southeasterly prolongation, from the southeasterly corner of said Lot 28, said point also being the northeasterly terminus of that certain course described as having a bearing and length of South 37°58'43" West 293.99 feet in the centerline of that certain 10-foot-wide strip of land described in deed to the COUNTY SANITATION DISTRICT NO. 2 OF LOS ANGELES COUNTY, recorded in Book D4644, page 761, of said Official Records; thence along said centerline, South 37°33'02" West 293.99 feet and South 34°34'04" West 292.74 to the TRUE POINT OF BEGINNING; thence South 34°34'04" West 13.00 feet to a point hereby designated as Point "D"; thence South 34°34'04" West 25.00 feet.

Part B:

That portion of last above-mentioned certain parcel of land in above-mentioned "O.P. Passons 81.288 acres" within a strip of land 24 feet wide, lying 12 feet on each side of the following described centerline:

Beginning at the above-designated Point "D"; thence South 10°25'56" East 23.00 feet to a point hereby designated as Point "E".

EXCEPTING therefrom that portion lying within the above-described Part A of PARCEL NO. 183GE.

Part C:

That portion of last above-mentioned certain parcel of land in above-mentioned "O.P. Passons 81.288 acres" within a strip of land 15 feet wide, lying 7.5 feet on each side of the following described centerline:

Beginning at the above-designated Point "E"; thence South 10°25'56" East 6.90 feet; thence South 4°34'04" West 80.00 feet.

The sidelines of the above-described 15-foot-wide strip of land shall be prolonged or shortened at the angle points so as to terminate at their points of intersection.

EXCEPTING therefrom that portion lying within the above-described Part A of PARCEL NO. 183GE.

Total area of PARCEL NO. 183GE, having three parts, containing: 2377± square feet.

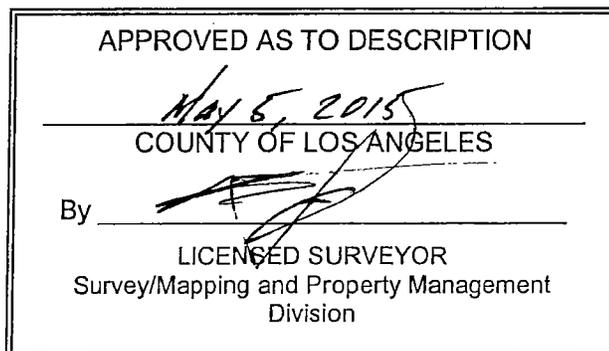
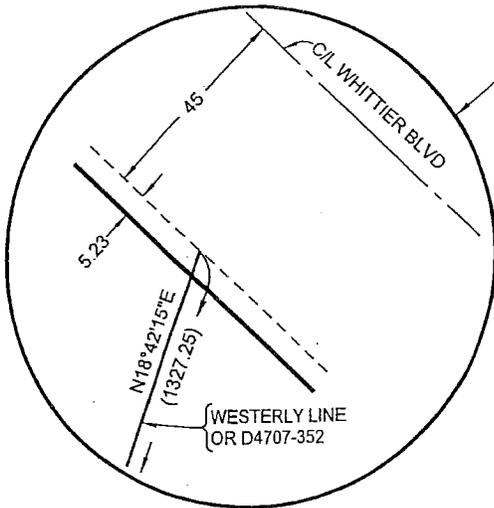


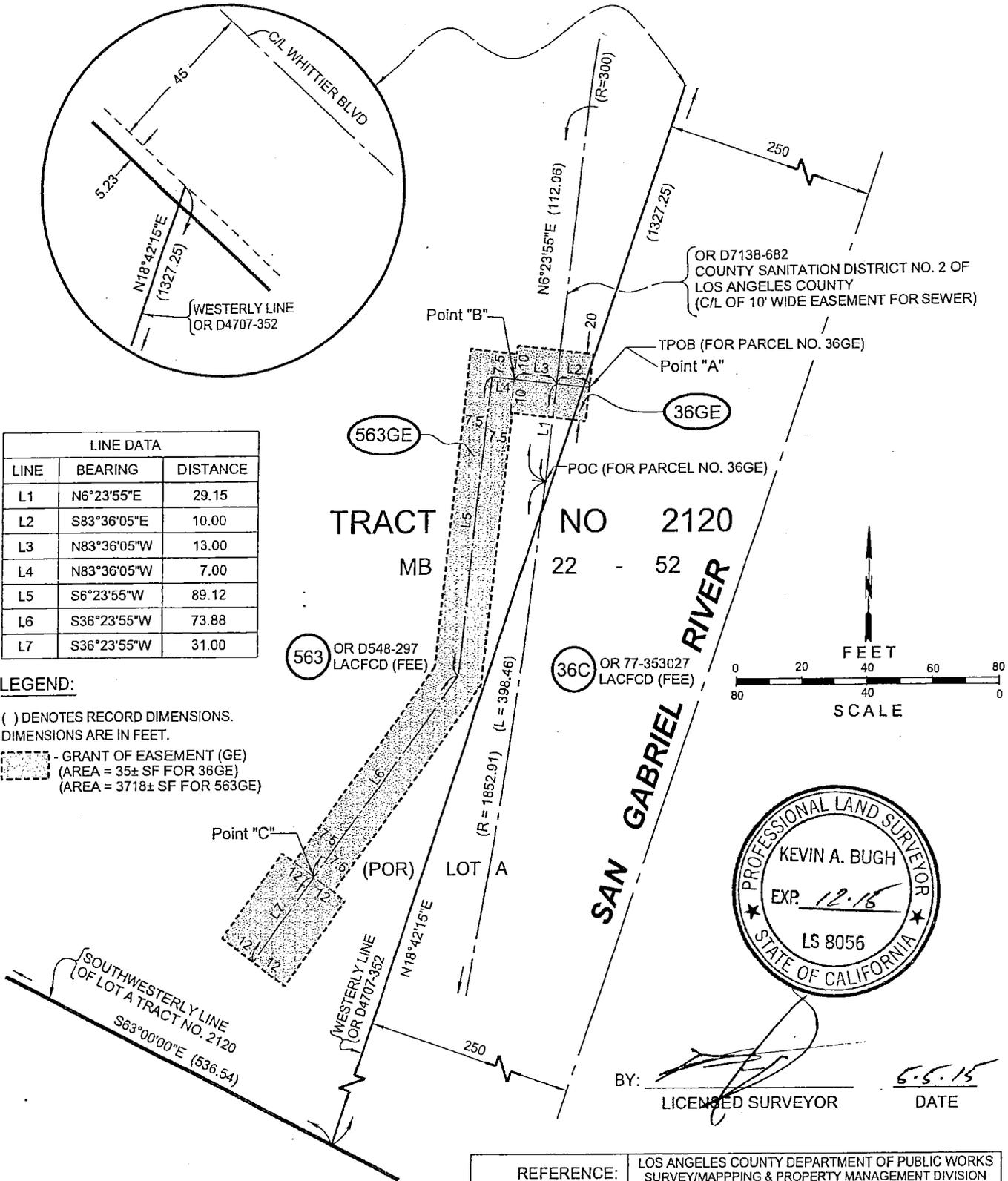
EXHIBIT B



LINE DATA		
LINE	BEARING	DISTANCE
L1	N6°23'55\"E	29.15
L2	S83°36'05\"E	10.00
L3	N83°36'05\"W	13.00
L4	N83°36'05\"W	7.00
L5	S6°23'55\"W	89.12
L6	S36°23'55\"W	73.88
L7	S36°23'55\"W	31.00

LEGEND:

- () DENOTES RECORD DIMENSIONS. DIMENSIONS ARE IN FEET.
- GRANT OF EASEMENT (GE)
(AREA = 35± SF FOR 36GE)
(AREA = 3718± SF FOR 563GE)



BY: *[Signature]* DATE: 6.5.15
 LICENSED SURVEYOR

REFERENCE:	LOS ANGELES COUNTY DEPARTMENT OF PUBLIC WORKS SURVEY/MAPPING & PROPERTY MANAGEMENT DIVISION		
6-RW12 T.G. 676-H4 A.I.N. 6376-025-900 & 6376-025-903	PROJECT:	SAN GABRIEL RIVER PROJECT I.D. MPR0000666	
PREPARED BY A MERCADO	CHECKED BY K BUGH	DATE 5-05-15	SHEET 1 OF 2

