



County of Los Angeles

September 16, 2025

Dawyn R. Harrison
County Counsel

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

Board of Supervisors

Hilda L. Solis
Supervisor, First District

**Re: Project No. 2018-003069-(5)
(03/25/25 Board Agenda; Item No. 3)**

Holly J. Mitchell
Supervisor, Second District

Dear Supervisors:

Lindsey P. Horvath
Supervisor, Third District

Your Board previously conducted a duly-noticed public hearing regarding the above-referenced Project No. 2018-003069-(5) (Project), consisting of Conditional Use Permit No. 2018004676-(5) and Variance No. 2018004861-(5) to authorize an existing amusement ride (bungee jumping), as well as a private heliport and overnight camping with appurtenant facilities; and a variance to waive the parking requirements for the Project, applied for by Bungee America, Inc. At the conclusion of the public hearing, your Board indicated its intent to deny the appeal and instructed our office to prepare the necessary findings to uphold the Regional Planning Commission's approval of the Project. Enclosed are the findings and conditions for your Board's consideration.

Janice Hahn
Supervisor, Fourth District

Kathryn Barger
Supervisor, Fifth District

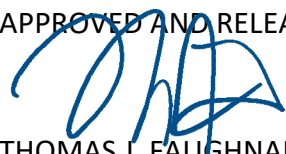


Very truly yours,

DAWYN R. HARRISON
County Counsel

By 
ROLAND TRINH
Senior Deputy County Counsel

APPROVED AND RELEASED:


THOMAS J. FAUGHNAN
Senior Assistant County Counsel

RT:av
Enclosures

c: Fesia A. Davenport, Chief Executive Officer
Edward Yen, Executive Officer, Board of Supervisors
Amy J. Bodek, Director, Department of Regional Planning

**FINDINGS OF THE BOARD OF SUPERVISORS
AND ORDER
PROJECT NO. 2018-003069-(5)
CONDITIONAL USE PERMIT NO.RPPL2018004676-(5)
VARIANCE NO. RPPL2018004861-(5)**

1. The Los Angeles County (County) Board of Supervisors (Board) conducted a duly-noticed public hearing on March 25, 2025, in the matter of Project No. 2018- 003069-(5), consisting of Conditional Use Permit No. RPPL2018004676-(5) (CUP) and Variance No. RPPL2018004861-(5) (Variance), collectively hereinafter referred to as the "Project." The County Regional Planning Commission (Commission) previously conducted a duly-noticed public hearing on the Project on September 11, 2024.
2. Bungee America, Inc. (Applicant) requests approval of the Project to authorize an existing amusement ride (bungee jumping) and existing private heliport. The Project Site consists of Assessor Parcel Nos. (APN) 8678-002-015 and 8678-002-016 and is a private inholding within the Angeles National Forest along the East Fork Trail (Trail) (Project Site), and includes what is commonly known as the "Bridge to Nowhere" (Bridge). The Bridge was built in 1936. In 1938, a flood occurred which washed out the road leading to the Bridge, leaving the Bridge cut off from any roads and isolated in a remote area. While the road leading to the Bridge was abandoned, the Bridge has remained in place.
3. The Project Site is within the San Gabriel Watershed Zoned District and the Antelope Valley Planning Area. The CUP is a request to authorize the Project in the C-R (Commercial Recreation) Zone, pursuant to County Code Section 22.20.030 (Land Use Regulations for Commercial Zones). The Variance is a related request to waive the parking requirements for the Project, pursuant to the Los Angeles County Code (County Code) Section 22.194.020 (Variances – Applicability).
4. The Applicant established a bungee jumping business on the Project Site in 1989 and has operated the existing private heliport as an accessory land use. Since 1993, the Applicant has had permits to operate an amusement ride (bungee jumping) at the Project Site issued by the State of California Department of Industrial Relations Division of Occupational Safety and Health (DOSH). The permits from DOSH are renewed annually. The Federal Aviation Administration (FAA) issued a memorandum dated April 15, 2020, approving the private heliport. However, the Applicant did not obtain requisite County approval for these land uses. Certificate of Compliance No. RPPL2018004675 was recorded on September 9, 2019, to certify the legality of the Project Site parcels and to hold them together as one parcel.
5. The Project Site is located within the C-R land use designation of the Antelope Valley Area Plan (Area Plan) Land Use Policy Map, a component of the General Plan.

6. The Project Site is currently zoned C-R. Pursuant to County Code Section 22.20.030.C (Land Use Regulations for Commercial Zones), a CUP is required for an amusement ride and a private heliport in the C-R Zone and a Ministerial Site Plan Review (SPR) is required for a campground in the C-R Zone.
7. Surrounding zoning within a 500-foot radius of the Project Site includes:

North: OS-NF (Open Space-National Forest);
South: OS-NF;
East: OS-NF; and
West: OS-NF.
8. Surrounding land uses within a 500-foot radius of the Project Site include:

North: National forest;
South: National forest;
East: National forest; and
West: National forest.
9. The Project Site is 50 gross acres in size and is one legal parcel that consists of APNs 8678-002-015 and 8678-002-016. Although the Project Site consists of two APNs, Certificate of Compliance No. RPPL2018004675 was recorded on September 9, 2019, which certified the legality of the Project Site parcels and held them together as one parcel. The Project Site is shaped like two connected rectangles with mountainous topography. The western portion of the Project Site is APN 8678-002-015, which is rectangular in shape, 20 acres in area, and has a width from east to west of 660 feet and a length from north to south of 1,320 feet, an area of 20 acres. The eastern portion of the Project Site is APN 8678-002-016, which is rectangular in shape, 30 acres in area, and has a width from east to west of 660 feet and a length from north to south of 1,980 feet. The eastern portion of the Project Site extends 660 feet further north than the western portion. The Project Site is located entirely within a Very High Fire Hazard Severity Zone. Nearly the entire Project Site is in a Hillside Management Area with natural slopes of 25 percent or greater. The Project Site contains the Bridge, an office, storage containers, a cinder block outhouse, a cargo container used as a helicopter hangar, and a helicopter landing zone.
10. The Project Site is accessible from the Trail, which is a horse riding and hiking trail that starts at the end of Camp Bonita Prairie Forks Road, also known as Camp Bonita Road, which is the nearest public road to the Project Site. The Camp Bonita Road public right-of-way is 60 feet wide. The trailhead of the Trail is located at a parking lot on land owned by the United States Forest Service (USFS) at the end of Camp Bonita Road.
11. The site plan depicts the features of the Project Site. The Trail enters the Project Site on the west side. A new 80-square-foot security booth is proposed near the

portion of the Trail located on the property, approximately 80 feet from the western lot line and 420 feet from the southern lot line. A gate is proposed next to the security booth on the Trail to identify the access point to the Project Site. The Trail continues past the security booth to a helicopter landing zone, which is on a relatively flat area approximately 400 feet northeast of the booth. A private dirt road branches off from the Trail and leads to the helicopter hangar, which is a 320-square-foot cargo container located approximately 400 feet south of the Trail. A proposed 160-square-foot restroom building will be located near the junction of the Trail and the private dirt road. It will contain two composting toilets and will replace the existing outhouse. The composting toilets will compost solid human waste on-site and divert urine to a separate holding tank. Liquid waste will be transported off-site for disposal at an approved disposal facility. The restroom building will replace the existing outhouse, which is an approximately 182-square-foot cinder block structure located near the Trail approximately 210 feet north of the proposed restroom building. The existing outhouse will be converted to a storage building. The Trail then continues in a northeasterly direction from the cinder block storage building to the Bridge, which is located in the northeastern portion of the Project Site. The Bridge is approximately 170 feet in length and is approximately 70 feet west of the eastern property line. There is a removable canopy structure on the Bridge that is approximately 26 feet by 40 feet. An existing 640-square-foot office building made up of two cargo containers is located west of the Bridge. Two existing smaller cargo containers used for storage, with a combined area of 256-square-feet, are located southwest of the office and adjoin it. A new non-combustible metal roof is proposed over the office and storage area which will connect the office and storage area and will have solar panels. New non-combustible metal roofs with solar panels are also proposed on the existing container used as a hangar, the proposed restroom building, and the proposed security booth.

12. There is no parking provided on the Project Site since it has no road access to accommodate an automobile. The Applicant requests a Variance to waive the parking requirements for the Project because it is not possible to provide parking on the Project Site. Providing a new off-site parking lot is not feasible because there are no available parking lots nearby for lease, and there is existing parking available at the trailhead for users of the Angeles National Forest. The trailhead parking lot is on land owned by the USFS at the end of Camp Bonita Road. Parking at this lot and along nearby roadways is permitted with a USFS Adventure Pass, which is offered for a fee by the day or annually. The distance from the trailhead of the Trail to the Project Site is approximately five miles.
13. This Project requests authorization of an existing amusement ride (bungee jumping), as well as a private heliport and overnight camping, with appurtenant facilities including a container used as a hangar to store a helicopter, two storage containers, a storage building, an office, a security booth, a restroom building with composting toilets, a removable shade canopy, a directional/informational sign, and fencing. No changes to the existing facilities are proposed, except for a

new 160-square-foot restroom building with composting toilets to replace the existing outhouse, a new 80-square-foot security booth, new fencing and a new gate, new signage, and new roofs with solar panels on existing structures. The existing outhouse will be converted into a storage structure. The proposed changes to the facilities are minor in scope and would not create any significant new impacts.

14. Prior to the Commission's public hearing on the Project, Department of Regional Planning (Regional Planning) staff (Staff) determined the Project qualified for a Class 1 (Existing Facilities), Class 3 (New Construction or Conversion of Small Structures), Class 5 (Minor Alterations in Land Use Limitations), and Class 23 (Normal Operations of Facilities for Public Gatherings) Categorical Exemptions under the California Environmental Quality Act (CEQA) Guidelines (Title 14, Cal. Code Regs., Chapter 3) sections 15301, 15303, 15305, and 15323, respectively, and the County Environmental Document Reporting Procedures and Guidelines because no expansion of the number of visitors is proposed and the number of visitors will remain within the Project baseline that was calculated from the Applicant's guest logs for the time period of 2013 to 2015. Further, no exceptions to the Categorical Exemptions are applicable to the Project.
15. Staff received various comments from members of the public regarding the Project between 2016 and 2022. These comments opposed the Director of Regional Planning's (Director) approval of a Clean Hands Waiver, pursuant to County Code Section 22.02.070 (Application Where Violation Exists) and the continued operation of the amusement ride (bungee jumping), private heliport, and appurtenant facilities on the Project Site. These comments raised numerous concerns regarding safety, impacts to the environment, sanitation and waste disposal, parking, and the use of a helicopter. Staff received another comment in 2024 opposing the Project due to concerns with waste disposal, trash, traffic, and parking.
16. Staff consulted with various County departments about the Project and received the following recommendations in advance of Project's public hearing before the Commission:
 - A. County Department of Public Works recommended clearance to public hearing with no conditions or comments in a letter dated October 2, 2023.
 - B. County Fire Department (Fire) recommended clearance to public hearing with conditions in a letter dated January 8, 2024. Fire's recommended conditions have been incorporated into the Project's conditions of approval.
 - C. County Department of Public Health (Public Health) recommended clearance to public hearing with conditions in a letter dated August 22, 2024. Public Health's recommended conditions have been incorporated into the Project's conditions of approval.

- D. DOSH issued a Certificate of Inspection for Applicant, which functions as an approval, on December 7, 2023. This Certificate of Inspection was issued after DOSH conducted an inspection of safety-related systems and structural attributes of the amusement ride (bungee jumping) on November 26, 2023. During this inspection, DOSH did not note any deficiencies and determined the ride complied with its requirements. The DOSH approval expires on October 7, 2025. DOSH has issued Certificates of Inspection for the bungee jumping amusement ride since 1993, which certificates are renewed on an annual basis.
 - E. The FAA issued a memorandum dated April 15, 2020, approving the private heliport. The FAA approval requires use of a non-obstructing safety barrier to ensure that unauthorized persons are restrained from access to the takeoff/landing area during helicopter flight operations. The FAA's condition has been incorporated into the Project's conditions of approval.
17. A duly-noticed public hearing on the Project was held before the Commission on September 11, 2024. Staff gave a presentation about the Project and recommended approval. Aaron Clark and Ron Jones gave a presentation on behalf of the Applicant and provided additional information regarding the Applicant's stewardship of the environment at the Project Site and along the Trail leading to it, including ongoing efforts to remove litter and graffiti and to generally protect the environment of the area. Applicant requested modifications to two of the Project's conditions of approval: to increase the grant term of the CUP and Variance from 20 years to 30 years and require composting toilet system inspections every two years instead of annually after the initial inspection six months after installation. Twenty-five public commenters testified in support and spoke about the Project's benefits to the area and community. One speaker testified in opposition, and he raised concerns regarding the Variance request and parking issues at the trailhead, potential impacts to the Sheep Mountain Wilderness Area, and the need for an outfitter/guide permit.
18. The Commissioners asked Staff about Applicant's request to modify two conditions of approval at the public hearing. Staff indicated that they do not object to the requested modifications, but pointed out that an increase to the grant term of the CUP and Variance to 30 years should also entail a modification to the condition of approval on inspections to provide for a higher deposit into the performance fund to cover the cost of additional inspections over the longer grant term. Staff also recommended a revised motion that would direct Staff to schedule the Project's private heliport for consideration by the Airport Land Use Commission (ALUC) in a separate public hearing. After a brief discussion, the Commission unanimously moved to close the public hearing, find the Project categorically exempt from CEQA, and approve the CUP and Variance with the requested modification to grant a CUP term of 30 years with the commensurate additional inspections and higher deposit. The Commission did not grant Applicant's requested modification regarding the composting toilet system.

19. The Commission's approval of the Project was timely appealed to the Board by the Save the East Fork Association (Appellant) through its legal counsel, Mitchell Tsai, on September 25, 2024. The Appellant cites concerns regarding the following issues:
 - A. The Project Site has severe fire risks which are not mitigated.
 - B. The heliport would operate without proper permitting.
 - C. The CEQA exemptions are improper.
 - D. The Project has clear environmental impacts which must be studied and mitigated.
 - E. The Variance is unsupported by the County's findings.
20. The Board held its duly-noticed public hearing on the appeal on March 25, 2025. Appellant spoke first and expressed safety concerns related to the Trail and the recent wildfire which pose additional risks related to flooding. Appellant expressed the need for an evacuation plan and emphasized that the Project should undergo full CEQA review given it is in a sensitive environmental region in the Los Angeles National Forest and because it has been operating for decades without a permit, and thus the categorical exemptions invoked under CEQA should not apply because the existing facilities were never permitted. The Board then had questions for the Director, Amy Bodek, starting with whether the Project went through the ALUC process. The Director explained that the Project utilizes a small helicopter for servicing the Project Site and for emergencies, which the California Department of Transportation has authority to regulate, and they have delegated that authority to the Airport Land Use Authorities. For the County, the Commission serves as the ALUC, and it was determined that, in this case, the Project needs a minor permit, not a major permit, which does not need to go to ALUC but instead is reviewed by ALUC Staff which will then submit it to the Board with a recommendation for consideration (should the appeal be denied and the Project approved). The Board then had a question for Fire as to how fire safety is incorporated into the CUP, to which Nicholas Duvally, Deputy Fire Chief of Emergency Operations, responded that a wildfire safety evacuation plan was reviewed by Fire, and the components in the plan to mitigate fire issues would be continually reviewed annually moving forward. Applicant's owner, Ron Jones, then spoke, thanking Regional Planning for its efforts over the 11 years it took to process the application, and then read in a statement from Bobby Park, principal safety engineer and program manager for the State of California Amusement Ride Unit who called the Project a "unique recreational experience" that is the "only legally operating bungee site in California," and further emphasized its favorable safety and compliance history (with the State). Applicant was proud to point out that the Project has been operating for 35 years with a perfect safety record, has been a steward of the environment, and has welcomed public access on to the Project's (private) property.

21. After Appellant and Applicant spoke and the Board's questions were answered, twenty-one public comments were heard by the Board, all in support of the Project. The comments praised the Project's operations for providing a unique and unforgettable adventure that is safe and responsible while still respecting and caring for the environment, and praising the owner for his integrity and generally being a steward of the Trail and the land. After hearing all the public comments and testimony on the Project, the Board closed the public hearing, found the Project exempt from CEQA, indicated its intent to deny the appeal and uphold the Commission's approval of the Project, and directed County Counsel to prepare the final findings and conditions for the Board's consideration.
22. The Board finds the Project is consistent with the Area Plan's Land Use Policy Map. The Project Site is in the C-R land use designation which identifies lands in the planning area that are designated for limited, low-intensity commercial uses that are compatible with rural and agricultural activities. Specific allowable uses are determined by the underlying zoning designation. The C-R Zone allows amusement rides and private heliports with a CUP and allows campgrounds with an SPR.
23. The Board finds the Project is consistent with the goals and policies of the General Plan. The following General Plan policies apply to the Project:
 - A. General Plan Economic Development Policy ED 1.1: "Encourage a diverse mix of industries and services in each Planning Area." The Project is a unique business that has been providing recreational opportunities for the public for approximately 35 years, and its continued operation will contribute to the range of services available in the Antelope Valley Planning Area.
 - B. General Plan Economic Development Policy ED 1.4: "Encourage the expansion and retention of targeted industries and other growth economic sectors, such as the entertainment industry, aerospace industry, agriculture, transportation/logistics, healthcare, biomed/biotech, hospitality and tourism." The Project is a recreational business that contributes to tourism in the County, which is an important economic sector. The continued operation of Project, which has operated for approximately 35 years, will promote tourism in the County and contribute to economic activity for other businesses in the County which support the visitors using the Project.
24. The Board finds the Project is consistent with the goals and policies of the Area Plan. Specifically, Area Plan Economic Development Policy ED 1.17 applies to the Project: "Promote uses and activities that rely on the natural state of the environment to take advantage of the vast areas of relatively undisturbed natural areas in the Antelope Valley. These include recreational, tourism and film-making uses." Bungee America is a small business that has operated on the Project Site for approximately 35 years and is part of the tourism sector, which is an important

part of the economy of the County and the Southern California region. The Project promotes activities that rely on the natural environment and contributes to the tourism in the County.

25. The Board finds the Project is consistent with the C-R zoning classification because an amusement ride and a private heliport are permitted in such zone with a CUP, and a campground is permitted in such zone with an SPR, pursuant to County Code Section 22.20.030.C (Land Use Regulations for Commercial Zones, Table 22.20.030-B).
26. The Board finds the Project complies with the required C-R Zone Development Standards. Pursuant to County Code Section 22.20.040 (Development Standards for Commercial Zones), there are no required yards, no minimum required landscaping area, and no maximum lot coverage in the C-R Zone. The only development standard listed for the C-R Zone is maximum building height, which is 13 times the buildable area. The Board finds the Project complies with the maximum building height.
27. The Board finds the existing signage on the Project Site is consistent with County Code requirements. The Project Site is not allowed to have any wall business signs, pursuant to County Code Section 22.114.110 (Wall Business Signs), or any roof or freestanding business signs, pursuant to County Code Section 22.114.120 (Roof and Freestanding Business Signs), because it does not have any street frontage. However, it is permitted to have directional or informational signs, pursuant to County Code Section 22.114.190 (Directional or Informational Signs), which signs may not exceed 24 square feet in sign area or 12 feet in height. The Project Site contains several existing directional or informational signs to identify the property, warn against hazards, provide rules to be followed by visitors, warn against trespassing in restricted areas, and other information for the public. The proposed sign near the security booth shown on the Project's Exhibit "A" is also classified as a freestanding directional or informational sign, as it identifies the Project Site. The Board finds the aforementioned signs qualify as directional or informational signs and comply with the County's signage standards.
28. The Board finds the Project Site does not meet the minimum requirement for on-site parking, pursuant to County Code Section 22.112.070 (Required Parking Spaces), but a Variance to waive the parking requirement for the Project is justified because of the unique circumstances and physical characteristics of the Project Site, pursuant to County Code Section 22.194.050 (Variance Findings), for the following reasons:
 - A. The Project Site is approximately five miles from the nearest public road, which is Camp Bonita Road. There is a parking lot at the trailhead available to hikers of the Trail, which leads from the trailhead to the Project Site. The parking lot at the trailhead at the end of Camp Bonita Road has 33 parking spaces and is on land owned by the USFS, except for the

portion traversing the Project Site which is owned by the Applicant. This parking lot is available to hikers of the Trail. There are also additional parking spaces along Camp Bonita Road and other nearby roadways, such as East Fork Road and Glendora Mountain Road. Vehicles using the parking lot and the parking areas along the side of Camp Bonita Road are required to display a USFS Adventure Pass. The Applicant is an authorized vendor of Adventure Passes on behalf of the USFS and has been for decades.

- B. There is no parking requirement specified for amusement rides under County Code Section 22.112.070 (Required Parking Spaces). Section C (Required Parking Spaces – Uses Not Specified) thereof reads: "Where parking requirements for any use are not specified, parking shall be provided in an amount that the Director finds adequate to prevent traffic congestion and excessive on-street parking. Whenever practical, such determination shall be based upon the requirements for the most comparable use specified in this Chapter." (County Code Chapter 22.12 (Parking)). The most comparable identified land use in Chapter 22.12 (Parking) is for places of amusement and entertainment, which is based on a ratio of one parking space per three persons based on the occupant load of all indoor and outdoor areas, with a minimum of 10 spaces for each land use. As there is no occupant load for the Project, the average number of guests per day was used as a substitute to estimate the demand for parking. The Project averaged 7,701 guests per year during the years of 2013 to 2015. During this time period, there were 358 total days when the Applicant held bungee jumping tours, with an average of 119 days per year with at least one tour. The average number of guests per day during the years of 2013 to 2015 was 65. The maximum number of guests in one day during the years of 2013 to 2015 was 177, and the highest number on a single tour was 144. The total number of days during the years of 2013 to 2015 with at least 100 guests was 58, while there were only five days during the same period with at least 150 guests. This leads to an average number of guests in a single day of 65, and based on a ratio of one space per three guests pursuant to the above mentioned comparable use, a minimum of 22 parking spaces would be required, if practical.
 - C. There are no parking lots available nearby or in the vicinity of the Project for Applicant to lease.
29. The Board finds a Variance to waive the parking requirement for the Project is justified, pursuant to County Code Section 22.194.050 (Variance Findings), because it is not possible to provide parking spaces at the Project Site, as there is a lack of alternative parking locations and because the parking areas at the trailhead have been adequate to serve this use in the past. Further, the Board finds the conditions of approval imposed on the Project approved by the Commission regarding parking help justify the Variance for parking, including:

- A. Limits on the maximum number of guests on a single tour, a single day, a single month, and a single calendar year. The conditions of approval also set limits on the number of overnight camping nights that may be conducted during a year, the number of guests allowed per camping night, and the number of camping guests per year. These limits are based on the data provided by the Applicant related to guests during the years of 2013 to 2015, which also established the baseline for the Project's environmental analysis.
 - B. Requirement that Applicant maintain logs of guest that will be provided to Regional Planning to ensure compliance.
 - C. Applicant shall encourage guests to carpool or rideshare to the trailhead to minimize the number of cars parked in the vicinity of the trailhead, including on Applicant's website and any other promotional materials related to the Project.
30. The Board finds the Project is exempt from the Inclusionary Housing Ordinance because the Project does not include any housing component.
31. The Board finds the proposed use at the Project Site will not adversely affect the health, peace, comfort, or welfare of persons residing or working in the surrounding area; will not be materially detrimental to the use, enjoyment, or valuation of property of other persons located in the vicinity of the site; and will not jeopardize, endanger, or otherwise constitute a menace to the public health, safety, or general welfare. The Project Site is in a very remote location, with no residences or places of employment for miles in all directions. Applicant has an excellent safety record and has not had any known safety incidents since it began operating in 1989. Annual safety inspections are performed by DOSH to ensure the bungee jumping amusement park use remains safe. Applicant's staff regularly picks up trash along the trail to the Project Site and sponsors trail clean-up events. The Project has emergency communications equipment at the Project Site, which provides the ability to communicate in emergency situations in an area otherwise lacking in communication services due to the remote location. The private heliport on the Project Site was approved by the FAA, and the helicopter is operated in compliance with FAA requirements and is needed for logistical support which is necessitated by the Project Site's remote location, including transport of waste and supplies. The helicopter is not used to transport guests, and flights are relatively infrequent.
32. The Board finds the Project Site is adequate in size and shape to accommodate the yards, walls, fences, parking and loading facilities, landscaping, and other development features prescribed in Title 22, or as is otherwise required in order to integrate said use with the uses in the surrounding area. The Project Site has an area of 50 acres, and there is ample space for all required development features. There is no parking provided on the Project Site due to the fact it is located five miles from the nearest public road and is inaccessible by

automobiles, and therefore a Variance waiving parking requirements for the Project is justified.

33. The Board finds the Project Site is adequately served by highways or streets of sufficient width and improved as necessary to carry the kind and quantity of traffic such use would generate, and by other public or private service facilities as are required. The Project Site has no direct vehicular access and is approximately five miles from the nearest public road via the Trail. The trailhead is at the end of Camp Bonita Road, which is a 60-foot-wide County-maintained road that is adequate to serve the users of the Trail. There are limited services available at the Project Site, but Applicant operates a satellite phone with Wi-Fi for emergency communications. An estimated 20,000 public hikers per year use the Trail to access the Bridge in addition to the approximately 8,000 guests per year who participate in bungee jumping at the Project. Applicant will continue to allow hikers of the public trail to access the Bridge on the Project Site although it is not required to do so, which provides a significant benefit to residents of, and visitors to, the County and the Southern California region who want to access the Bridge as it is a unique architectural site. Additionally, an outhouse on the Project Site will be replaced by a new restroom building with composting toilets which allow for the composting of human solid waste at the Project Site, reducing the amount of waste and disposing it in a more efficient and environmentally sensitive way. The conditions of Project approval require periodic evaluations of the composting toilet system by a certified industrial hygienist throughout the grant term to ensure that it is functioning correctly to the satisfaction of the Director. If it is not, the Project must cease operations until necessary repairs or modifications are made, inspected, and approved by a certified industrial hygienist to the satisfaction of the Director.
34. The Board finds that because of special circumstances or exceptional characteristics applicable to the Project Site, the strict application of the County Code deprives such property of privileges enjoyed by other property in the vicinity under identical zoning classification. The Project Site has special circumstances and exceptional characteristics that make a variance necessary for the Project. It is located well within the boundary of the Angeles National Forest, has no means of vehicular access, and can only be reached using a hiking trail that is approximately five miles in length from the trailhead and Camp Bonita Road, which is the nearest public road. There is a parking lot on USFS land at the trailhead and additional parking spaces along Camp Bonita Road that are available to the public with the purchase of USFS Adventure Passes from authorized vendors, which Applicant is (an authorized vendor). It is a five-mile hike in each direction from the Project Site, which guests of the Project expect and is an important aspect of the recreational experience of the Project.
35. The Board finds the Variance will not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and zone in which the property is situated. There are no other properties in the vicinity with the same or similar zoning and no other private inholdings nearby. The Project

Site is surrounded by USFS land for miles in all directions and has unique circumstances and characteristics that are not found elsewhere in the vicinity. There are no other known land uses in the County with similar circumstances and in a similarly remote location with no vehicular access for miles in all directions.

36. The Board finds that strict application of zoning regulations as they apply to such property will result in practical difficulties or unnecessary hardships inconsistent with the general purpose of such regulations and standards. The Applicant explored alternatives to using the parking lot on USFS land at the trailhead and the parking spaces along designated portions of Camp Bonita Road, but none were viable. The Applicant contacted the owners of six properties on East Fork Road, the nearest road to Camp Bonita Road, regarding the possibility of providing off-site parking spaces for the Project. These locations had no available parking spaces and were not properly zoned for commercial parking, or the owners of these locations were not interested in selling or leasing any areas for parking. Applicant also explored the possibility of operating a shuttle to provide transportation for guests but that was found to be infeasible because of the excessive time that would be necessary for guests to wait for the shuttles given the location of the Project Site. The Board finds that strict application of the parking requirements for the Project is not possible due to its remote location and physical constraints and would result in practical difficulties or unnecessary hardships inconsistent with the purpose of such standards. As there are no feasible alternatives, the Project would be severely impacted because it cannot continue operating without relief from the parking requirements. Therefore, continuing the current parking arrangement, which includes the parking lot on USFS land at the trailhead and the parking spaces along designated portions of Camp Bonita Road, is the most viable and practical option to provide parking for the Project to enable its continued operation.
37. The Board finds the Variance will not be materially detrimental to the public health, safety, or general welfare, or to the use, enjoyment, or valuation of property of other persons located in the vicinity. Project guests have used the parking lot on USFS land at the trailhead and the parking spaces along designated portions of Camp Bonita Road since 1989, and the amount of parking available there has been sufficient to accommodate the Project and other users of the Trail. The Project's conditions of approval will limit the number of guests for the Project to avoid an increase above the baseline levels established during the years of 2013 to 2015. The Project will continue operating in largely the same manner as it has for the past 35 years, which would not be detrimental to the use, enjoyment, or valuation of other properties or persons in the area. Visitors to the Project Site will be encouraged to carpool to minimize the parking demands at the parking lot on USFS land at the trailhead and the parking spaces along designated portions of Camp Bonita Road. The parking lot on USFS land at the trailhead and the parking spaces along designated portions of Camp Bonita Road will continue to be available to other visitors to the Angeles National Forest. All users of the parking lot and the parking spaces, including visitors to the

Project Site, are required to display a USFS Adventure Pass purchased from the USFS or an authorized vendor, such as the Applicant.

38. The Board finds that, to ensure continued compatibility between the Project and the surrounding land uses, it is necessary to limit the CUP and Variance to a grant term of 30 years.
39. The Board finds the Project is exempt from CEQA pursuant to State CEQA Guidelines sections 15301 (Class 1, Existing Facilities categorical exemption), 15303 (Class 3, New Construction or Conversion of Small Structures categorical exemption), 15305 (Class 5, Minor Alterations in Land Use Limitations categorical exemption), and 15323 (Class 23, Normal Operations of Facilities for Public Gatherings categorical exemption), as well as the County Environmental Document Reporting Procedures and Guidelines. The Project will authorize an existing amusement ride (bungee jumping), a private heliport, and overnight camping with appurtenant facilities (a container used as a hangar to store a helicopter, two storage containers, a storage building, an office, a security booth, a restroom building with composting toilets, a removable shade canopy, a directional/informational sign, and fencing). No changes to the existing facilities are proposed except for a new 160-square-foot restroom building with composting toilets to replace the existing outhouse, a new 80-square-foot security booth, new fencing and a new gate, new signage, and new roofs with solar panels on existing structures. The existing outhouse will be converted into a storage structure. The proposed changes to the facilities are minor in scope and would not create any significant new impacts. Furthermore, no expansion of the number of visitors is proposed, and the number of visitors will remain within the Project's baseline for the time period of 2013 to 2015. No development is proposed in a Significant Ecological Area or any other designated environmental resource area. The Project does not result in cumulative impacts, is not near a scenic highway, is not included on a list of hazardous waste sites, does not impact historic resources, and does not result in other significant effects on the environment, and thus no exceptions to the Categorical Exemptions for the Project are applicable.
40. The Board finds that, pursuant to County Code Section 22.222.120 (Public Hearing Procedure), the community was properly notified of the public hearing by mail, newspaper (Antelope Valley Press) on February 22, 2025, and property posting. Additionally, the Project was noticed, and case materials were available on Regional Planning's website. On July 24, 2024, a total of six Notices of Public Hearing were mailed to all property owners as identified on the County Assessor's record within a 1,000-foot radius from the Project Site, as well as six notices to those on the courtesy mailing list for the San Gabriel Watershed Zoned District.

41. The location of the documents and other materials constituting the record of proceedings upon which the Board's decision is based in this matter is at Los Angeles County Department of Regional Planning, 13th Floor, Hall of Records, 320 West Temple Street, Los Angeles, California 90012. The custodian of such documents and materials shall be the Section Head of the North County Development Services Section, Department of Regional Planning.

BASED ON THE FOREGOING, THE BOARD CONCLUDES THAT:

- A. The proposed use, with the Project's conditions of approval, is consistent with the adopted General Plan and Area Plan.
- B. The proposed use at the Project Site will not adversely affect the health, peace, comfort, or welfare of persons residing or working in the surrounding area, will not be materially detrimental to the use, enjoyment, or valuation of property of other persons located in the vicinity of the Project Site, and will not jeopardize, endanger, or otherwise constitute a menace to the public health, safety, or general welfare.
- C. The Project Site is adequate in size and shape to accommodate the yards, walls, fences, parking and loading facilities, landscaping, and other development features prescribed in Title 22, or as is otherwise required in order to integrate said use with the uses in the surrounding area.
- D. The Project Site is adequately served by highways or streets of sufficient width and improved as necessary to carry the kind and quantity of traffic such use would generate, and by other public or private service facilities as are required.
- E. Because of special circumstances or exceptional characteristics applicable to the property, the strict application of the County Code deprives such property of privileges enjoyed by other property in the vicinity and under identical zoning classification.
- F. The Variance will not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and zone in which the property is situated.
- G. Strict application of zoning regulations as they apply to the Project will result in practical difficulties or unnecessary hardships inconsistent with the general purpose of such regulations and standards.
- H. The Variance will not be materially detrimental to the public health, safety, or general welfare, or to the use, enjoyment, or valuation of property of other persons located in the vicinity.

THEREFORE, THE BOARD HEREBY:

1. Finds the Project is exempt from the California Environmental Quality Act, pursuant to State CEQA Guidelines sections 15301, 15303, 15305, and 15323;
2. Denies the appeal of the Project by Appellant; and
3. Approves Conditional Use Permit No. RPPL2018004676-(5) and Variance No. RPPL2018004861-(5), subject to the attached conditions of approval.

CONDITIONS OF APPROVAL
PROJECT NO. 2018-003069-(5)
CONDITIONAL USE PERMIT NO. RPPL2018004676-(5)
VARIANCE NO. RPPL2018004861-(5)

1. This grant is for Project No. 2018-003069-(5) consisting of Conditional Use Permit No. RPPL2018004676-(5) (CUP) to authorize an amusement ride (bungee jumping), as well as a private heliport and overnight camping with appurtenant facilities (a container used as a hangar to store a helicopter, two storage containers, a storage building, an office, a security booth, a restroom building with composting toilets, a removable shade canopy, a directional/informational sign, and fencing) on a private inholding within the Angeles National Forest along the East Fork Trail, also known as the Bridge to Nowhere, in the C-R (Commercial Recreation) Zone (Project Site), and for a Variance to waive the on-site parking requirements subject to the following conditions of approval.
2. Unless otherwise apparent from the context, the term "Applicant" shall include the Applicant, owner of the property, and any other person, corporation, or other entity making use of this grant.
3. This grant shall not be effective for any purpose until the Applicant, and the owner of the subject property if other than the Applicant, have filed at the office of the Los Angeles County (County) Department of Regional Planning (Regional Planning) its affidavit stating it is aware of and agrees to accept all of the conditions of this grant, and that the conditions of this grant have been recorded as required by Condition No. 7, and until all required monies have been paid, pursuant to Condition No. 10. Notwithstanding the foregoing, this Condition No. 3 and Condition Nos. 4, 5, and 9 shall be effective immediately upon the date of final approval of this grant by the County. The term "date of final approval" for the purposes of this grant shall mean the date of decision of the County Board of Supervisors (Board), pursuant to Los Angeles County Code (County Code) Sections 22.222.230.F and 22.240.060.F.
4. Applicant shall defend, indemnify, and hold harmless the County, its agents, officers, and employees from any claim, action, or proceeding against the County or its agents, officers, or employees to attack, set aside, void, or annul this permit approval, which action is brought within the applicable time period of Government Code section 65009 or any other applicable limitations period. The County shall promptly notify the Applicant of any claim, action, or proceeding, and the County shall reasonably cooperate in the defense. If the County fails to promptly notify the Applicant of any claim, action, or proceeding, or if the County fails to cooperate reasonably in the defense, the Applicant shall not thereafter be responsible to defend, indemnify, or hold harmless the County.
5. In the event that any claim, action, or proceeding as described above is filed against the County, the Applicant shall within ten days of the filing make an initial deposit with Regional Planning in the amount of \$5,000, from which actual costs

and expenses shall be billed and deducted for the purpose of defraying the costs or expenses involved in Regional Planning's cooperation in the defense, including, but not limited to, depositions, testimony, and other assistance provided to Applicant or Applicant's counsel.

- A. If during the litigation process, actual costs or expenses incurred reach 80 percent of the amount on deposit, the Applicant shall deposit additional funds sufficient to bring the balance up to the amount of \$5,000. There is no limit to the number of supplemental deposits that may be required prior to completion of the litigation.
 - B. At the sole discretion of the Applicant, the amount of an initial or any supplemental deposit may exceed the minimum amounts defined herein. Additionally, the cost for collection and duplication of records and other related documents shall be paid by the Applicant according to County Code Section 2.170.010.
- 6. If any material provision of this grant is held or declared to be invalid by a court of competent jurisdiction, the permit shall be void and the privileges granted hereunder shall lapse.
 - 7. Prior to the use of this grant, the Applicant, or the owner of the subject property if other than the Applicant, shall record the terms and conditions of this grant in the office of the County Registrar-Recorder/County Clerk (i.e., Recorder's Office). In addition, upon any transfer or lease of the property during the term of this grant, the Applicant, or the owner of the subject property if other than the Applicant, shall promptly provide a copy of this grant and its conditions to the transferee or lessee of the subject property.
 - 8. This grant shall terminate on September 16, 2025. Entitlement to use of the property thereafter shall be subject to the regulations then in effect. If the Applicant intends to continue operations after such date, regardless of whether the Applicant proposes any modifications to the use at that time, the Applicant shall file a new CUP and Variance application with Regional Planning or shall otherwise comply with the applicable requirements at that time. Such application(s) shall be filed at least 12 months prior to the expiration date of this grant and shall be accompanied by the required fee. In the event that the Applicant seeks to discontinue or otherwise change the use, notice is hereby given that the use of such property may require additional or different permits and would be subject to the then-applicable regulations.
 - 9. This grant shall expire unless used within 90 days from the date of final approval of the grant. A single 30-day time extension may be requested in writing and with the payment of the applicable fee prior to such expiration date. For the purposes of this provision, the continued operation of the amusement ride (bungee jumping) and/or private heliport on the Project Site and satisfaction of Condition No. 3 shall be considered use of this grant.

10. The subject property shall be maintained and operated in full compliance with the conditions of this grant and any law, statute, ordinance, or other regulation applicable to any development or activity on the subject property. Failure of the Applicant to cease any development or activity not in full compliance shall be a violation of these conditions. No provision of any easement or any other encumbrance on the subject property shall exempt the Applicant and/or property owner from compliance with these conditions and applicable regulations.
 - A. Inspections shall be made to ensure compliance with the conditions of this grant as well as to ensure that any development undertaken on the subject property is in accordance with the approved site plan on file. Given the remote location of the Project Site, at the request of Regional Planning, the Applicant shall provide transportation to and from the Project Site to assist with the completion of these inspections.
 - B. The Applicant shall deposit with the County the sum of \$3,528, which shall be placed in a performance fund and be used exclusively to reimburse Regional Planning for all expenses incurred while inspecting the premises to determine the Applicant's compliance with the conditions of this grant. The fund provides for eight inspections. Inspections may be unannounced. Inspections may be conducted utilizing any available technologies, including, but not limited to, unmanned aircraft systems (UAS). Use of an UAS requires the consent of the Applicant, pursuant to Regional Planning's UAS Policy, which may be updated from time to time, and which shall be provided to the Applicant upon request.
 - C. If additional inspections are required to ensure compliance with the conditions of this grant, or if any inspection discloses the subject property is being used in violation of any one of the conditions of this grant, the Applicant shall be financially responsible and shall reimburse Regional Planning for all additional enforcement efforts necessary to bring the subject property into compliance. The amount charged for additional inspections shall be \$441 per inspection, or the current recovery cost established by Regional Planning at the time any additional inspections are required, whichever is greater.
11. Notice is hereby given that any person violating a provision of this grant is guilty of a misdemeanor. Notice is further given that the Regional Planning Commission (Commission) or a Hearing Officer may, after conducting a public hearing, revoke or modify this grant, if the Commission or Hearing Officer finds that these conditions have been violated or that this grant has been exercised so as to be detrimental to the public's health or safety or so as to be a nuisance, or as otherwise authorized, pursuant to County Code Chapter 22.238.
12. All development pursuant to this grant must be kept in full compliance with the County Fire Code to the satisfaction of the County Fire Department (Fire).

13. All development pursuant to this grant shall conform with the requirements of the County Department of Public Works to the satisfaction of said department.
14. All development pursuant to this grant shall comply with the requirements of Title 22 of the County Code and of the specific zoning of the subject property, unless specifically modified by this grant, as set forth in these conditions, including the approved Exhibit "A," or a revised Exhibit "A" approved by the Director of Regional Planning (Director).
15. The Applicant shall maintain the subject property in a neat and orderly fashion. The Applicant shall maintain free of litter all areas of the premises over which the Applicant has control.
16. All structures, walls, and fences shall remain free of graffiti or other extraneous markings, drawings, or signage that was not approved by Regional Planning. These shall include any of the above that do not directly relate to the business being operated on the premises or that do not provide pertinent information about said premises. The only exceptions shall be seasonal decorations or signage provided under the auspices of a civic or non-profit organization.
17. In the event of graffiti or other extraneous markings occurring, the Applicant shall remove or cover said markings, drawings, or signage within 48 hours of such notification, weather permitting. Paint utilized in covering such markings shall be of a color that matches, as closely as possible, the color of the adjacent surfaces.
18. The subject property shall be developed and maintained in substantial conformance with the plans marked Exhibit "A," including the location of the existing heliport and all other existing and proposed structures, including, but not limited to, trails, roads, camping areas, signs, fences, storage containers, canopies, and other features.
19. In the event that subsequent revisions to the approved Exhibit "A" are submitted, the Applicant shall submit one digital copy of the proposed plans to the Director for review and approval. All revised plans must substantially conform to the originally approved Exhibit "A." All revised plans must be accompanied by the written authorization of the property owner(s) and applicable fee for such revision.
20. This grant shall authorize an amusement ride (bungee jumping), as well as a private heliport and overnight camping with appurtenant facilities (a container used as a hangar to store a helicopter, two storage containers, a storage building, an office, a security booth, a restroom building with composting toilets, a removable shade canopy, a directional/informational sign, and fencing) on the Project Site without any required on-site parking.
21. No dedicated parking is required for the Project.

22. The Applicant shall encourage guests to carpool or rideshare to the trailhead to minimize the number of cars parked in the vicinity of the trailhead of the East Fork Trail. The Applicant's website and any other promotional materials related to the Project shall include a statement that encourages guests to carpool or rideshare to the trailhead of the East Fork Trail.
23. The total number of guests shall not exceed the following limits: 144 guests on one tour; 177 guests in one day, including overnight guests; 1,186 guests in one month; and 8,437 guests in one calendar year. The Applicant shall maintain logs of the number of guests and the number of bungee jumps for each tour and shall provide them to Regional Planning upon request. The logs shall be maintained in a digital format that can be emailed to Regional Planning.
24. The maximum number of camping nights allowed at the Project Site in one calendar year is 13. The maximum number of guests participating in camping nights at the Project Site in one calendar year is 169. The maximum number of guests participating in any single camping night at the Project Site is 22. The Applicant shall maintain logs of all camping nights, including the date of each camping night and the number of guests on each camping night, and shall provide them to Regional Planning upon request. The logs shall be maintained in a digital format that can be emailed to Regional Planning.
25. The Applicant shall comply with all requirements provided in the attached letter issued by the Department of Public Health (Public Health) dated August 22, 2024.
26. The Applicant shall comply with all conditions provided in the attached letter issued by Fire dated January 8, 2024.
27. The Applicant shall comply with all applicable regulations of the California Department of Transportation Division of Aeronautics and the Federal Aviation Administration (FAA) for the private heliport. The heliport shall only function as an accessory use to the amusement ride (bungee jumping) and not as a separate or independent use. The private heliport shall be removed if the amusement ride (bungee jumping) use is discontinued.
28. The Applicant shall comply with all requirements related to the composting toilet system required by Condition 29, below, that are provided in the attached letter issued by Public Health dated August 22, 2024, as well as Conditions 30 through 35, below.
29. Within three months of the date of final approval, the Applicant shall select a certified industrial hygienist to assist with the activities required by Conditions 31 through 35, below, and provide information regarding their qualifications, expertise, and experience to the satisfaction of the Director. The Applicant may request a single three-month time extension in writing before the initial three-month period ends, which the Director may grant. After the Applicant provides the required information to the satisfaction of the Director, the Director

may approve the certified industrial hygienist based on an evaluation of qualifications, expertise, and experience, and may consult with Public Health, if needed, before making a decision. If the Director does not approve the certified industrial hygienist, the Applicant shall select a different certified industrial hygienist and provide the information required above, and the evaluation process described herein shall be repeated until such time that the Director approves a certified industrial hygienist. The process described above shall also be repeated if the Applicant decides to select a different certified industrial hygienist than the one approved by the Director at any time during this grant term. Throughout this grant term, the Applicant shall be responsible for paying all expenses incurred by the certified industrial hygienist(s) approved by the Director when they assist with the activities required by Conditions 31 through 35, below.

30. Within six months of the date of final approval, the Applicant shall install a composting toilet system. The Applicant may request a single six-month time extension in writing before the initial six-month period ends, which shall be in the Director's discretion to grant.
31. When the composting toilet system is installed, the certified industrial hygienist approved by the Director shall inspect and approve the installation. The certified industrial hygienist shall also determine whether it is appropriately sized to meet anticipated demand and otherwise meets the specifications for proper functioning. The certified industrial hygienist shall submit a written report indicating this approval to the Director for future reference.
32. Six months after the composting toilet system is installed, the certified industrial hygienist approved by the Director shall inspect the facility and submit a written report to the Director regarding the facility and whether it continues to meet the specifications for proper functioning.
33. After the inspection required by Condition 32, above, the certified industrial hygienist approved by the Director shall inspect the composting toilet system and submit a written report to the Director regarding the facility and whether it continues to meet the specifications for proper functioning at one-year intervals (i.e., 18 months after the composting toilet system is installed, 30 months after the composting toilet system is installed, etc.).
34. In addition to the inspections required by Condition 33, above, the Director may, at any other time, require the certified industrial hygienist approved by the Director to inspect the composting toilet system and submit a written report to the Director regarding the facility and whether it continues to meet the specifications for proper functioning.
35. If the Director, after reviewing any of the reports by the certified industrial hygienist, determines the composting toilet no longer meets the specifications for proper functioning, the Director shall require the Applicant to cease operations until such time that necessary repairs or modifications are made, inspected, and approved by the certified industrial hygienist to the satisfaction of the Director,

following consultation with Public Health, if needed. If the Applicant does not comply with this condition, pursuant to Condition 11, above, the Director shall initiate a public hearing before the Commission to consider modification or revocation of this grant, pursuant to County Code Chapter 22.238. The Commission may, after conducting the public hearing, revoke or modify this grant if the Commission finds these conditions have been violated or this grant has been exercised so as to be detrimental to the public's health or safety or so as to be a nuisance, or as otherwise authorized, pursuant to County Code Chapter 22.238.

Attachments:

Department of Public Health Letter dated August 22, 2024


Fire Department Letter dated January 8, 2024

COUNTY OF LOS ANGELES • DEPARTMENT OF PUBLIC HEALTH
ENVIRONMENTAL HEALTH

August 22, 2024

TO: Samuel Dea
Supervising Regional Planner
Department of Regional Planning

Attention: Richard Claghorn

FROM: Scott Abbott 
Assistant Director of Environmental Health

SUBJECT: **RPPL2018004676 – SAN GABRIEL MOUNTAINS NATIONAL
MONUMENT INHOLDING – BUNGEE AMERICA**

The Department of Public Health -Environmental Health Division (Public Health) has reviewed the proposal for using urine-diverting composting toilets at Bungee America, located in a remote wilderness area of the San Gabriel Mountains National Monument Inholding. After carefully considering the request and reviewing the unique aspects of the project, including no road access, an inability to connect to a municipal/public sewer system and potable water supply, and an inability to install a water well and septic system, Public Health will recommend approval for the proposed use of urine-diverting composting toilets with the following conditions to be fulfilled to the satisfaction of Public Health at the permitting stage before the installation of the proposed equipment.

Condition 1: Onsite Wastewater Treatment System: Wastewater

- 1.1 Submit plans for the installation and usage of the proposed urine diverting composting toilet. The plans should include manufacturer specifications of all parts and equipment.
- 1.2 Provide Standard Operating Procedure for maintenance on the company letterhead to indicate the following:
 - Personal Protective Equipment required for maintenance.
 - Procedure for cleaning the maintenance equipment.
 - Detailed information on how materials are removed, and the final disposal performed.
 - Waste disposal frequency and amount.
 - Detailed information on the waste collection and disposal process.
 - Waste transportation methods to an approved waste disposal site, including types of cleaning equipment to eliminate accidental spillage of sewage waste.

- 1.3 Obtain permits for all vehicles used to transport waste material from the composting toilets to a disposal location as required by California Health and Safety Code, Sections 117400 – 117450, to the satisfaction of Public Health.

Condition 2: Hand sanitizing

- 2.1 Provide adequate supply of alcohol-based hand sanitizer that contains at least 60% alcohol for use on hands.
- 2.2 Ensure that hand sanitizer is maintained and serviced regularly.

Upon issuance of the Conditional Use Permit by the Department of Regional Planning, all required information as stated above must be submitted to Public Health to initiate the approval process.

If you have any other questions or require additional information, please contact Shikari Nakagawa-Ota, Director of the Environmental Protection Branch at (626) 430-5438 or sota@ph.lacounty.gov.

SA:lm

c: Shikari Nakagawa-Ota, Director of Environmental Protection Branch
Liza Frias, Director of Environmental Health



COUNTY OF LOS ANGELES FIRE DEPARTMENT FIRE PREVENTION DIVISION

Land Development Unit
5823 Rickenbacker Road
Commerce, CA 90040
Telephone (323) 890-4293, Fax (323) 890-9783

EPIC-LA NUMBER:	RPPL2018004676	PROJECT NUMBER:	2018-003069
CITY/COMMUNITY:	Angeles National Forest	STATUS:	Cleared
PROJECT ADDRESS:	San Gabriel Mountains National Monument Inholding	DATE:	01/08/2024

CONDITIONS

1. The proposed site plan is cleared for the continued use of regular business operations provided no additional improvements are made to the existing structures. The plans show all accepted modifications to be permitted for construction.
2. Brush clearance may be required during building plan check and inspection. All requirements for brush clearance must be complied with upon identifying violations.

For any questions regarding the report, please contact Joseph Youman at (323) 890-4243 or joseph.youman@fire.lacounty.gov.