MEMORANDUM TO FILE

DATE: July 3, 2006

COUNCIL FILE NO.: 96-0309

RE: EXPIRED COUNCIL FILE

This memorandum notes the expiration of the accompanying Council file/contents; the file is deemed terminated (received and filed) and the subject matter contained herein is closed. No other action is forthcoming.

Pursuant to Council action of September 13, 2005, all Council files pending before the City Council, which have not been placed on a Council or Committee agenda for consideration for a period of two years or more, are deemed received and filed (CF 05-0553). City Clerk, Council File Index Section: 213.978.1044

Brian Walters
Legislative Assistant

PLACE IN FILES

JUL 0 3 2006

DEPUTY

cc: Index Section

O:\Docs\Reports\expfiles

ELIAS MARTINEZ
City Clerk

J. Michael Carey
Executive Officer

When making inquiries relative to this matter refer to File No.

CITY OF LOS ANGELES
CALIFORNIA



RICHARD J. RIORDAN
MAYOR

Office of
CITY CLERK
Council and Public Services
Room 395, City Hall
Los Angeles, CA 90012
Council File Information - (213) 485-5703
General Information - (213) 485-5705

Pat Healy
Chief Legislative Assistant

96-0309

February 16, 1996

COMMERCE, ENERGY AND NATURAL RESOURCES COMMITTEE

In accordance with Council Rules, transmittal from the Mayor relative to Board of Water and Power Resolution No. 96-143 authorizing a Transfer of Jurisdiction and Control and a 40-year license agreement of certain real property to the Los Angeles Police Department (Grantee and Licensee) affecting a portion of the Van Normal Complex and Transmission Line Right of Way No. 37, was referred on February 16, 1996, to the COMMERCE, ENERGY AND NATURAL RESOURCES COMMITTEE.

Elias Martinez

City Clerk
amm

Recyclable and made from recycled waste.

REPORT FROM

CITY ADMINISTRATIVE OFFICER

TO	DATE	CAO FILE No.
Commerce, Energy and Natural Resources Committee	3-22-96	0150-06352-0000
REFERENCE Committee request January 22, 1996 for a report		COUNCIL FILE No.
SUBJECT Conveyance of property for a Police Emergency Vehicle Operations Center - Board of Water and Power Commissioners (DWP) Resolution 96-143		COUNCIL DISTRICT

SUMMARY

Resolution 96-143 requests ordinance authority to convey approximately 44 acres of DWP property near the Los Angeles Reservoir (affecting the Van Norman Complex) to the Police Department for the construction, operation and maintenance of an Emergency Vehicle Operations Center and related Police training facilities. City Planning approved the draft ordinance for the purpose. The appraised value of the premises totals approximately $5 million.

On March 20, 1996 the City Council (15-0), subject to the approval of the Mayor, authorized the acquisition of the property under appropriate leasing arrangements, "for a nominal fee in lieu of purchasing the site for its appraised value of $5 million." Refer to File 95-0512.

RECOMMENDATIONS

1. Receive and file Board of Water and Power Commissioners Resolution 96-143 to convey approximately 44 acres of DWP property to the Police Department for approximately $5 million.

2. That the Council, subject to the approval of the Mayor, request the Board of Water and Power Commissioners to prepare and submit appropriate leasing documents for the property consistent with the Council action of March 20, 1996, File 95-0512.

FISCAL IMPACT STATEMENT

Little or no impact upon either the Power, Water or General Funds.

KBC:BAW:djc/baw28

K. Connelly

CITY ADMINISTRATIVE OFFICER

CAO 649

TRANSMITTAL

TO	DATE	COUNCIL FILE No.
THE COUNCIL	FEB 15 1996	
FROM THE MAYOR		COUNCIL DISTRICT

TRANSMITTED FOR YOUR CONSIDERATION. PLEASE SEE ATTACHED.

RICHARD J. RIORDAN
MAYOR

COMMERCE ENGY & NAT RES
FEB 16 1996

CAO 649-d

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FILED
CITY CLERK'S OFFICE

'96 FEB 15 P2:18

CITY CLERK

BY. _____
DEPUTY

Department of Water and Power the City of Los Angeles

RICHARD J. RIORDAN
Mayor

Commission
DENNIS A. TITO, *President*
JOSÉ DE JESÚS LEGASPI, *Vice President*
CAROLYN L. GREEN
JUDY M. MILLER
MARCIA F. VOLPERT
JUDITH K. KASNER, *Secretary*

WILLIAM R. McCARLEY, *General Manager*
PHYLLIS E. CURRIE, *Chief Financial Officer*

January 16, 1996
C.D. 12

The Honorable Richard J. Riordan, Mayor
City of Los Angeles
Room 305, City Hall
Los Angeles, California 90012

Attention: June Lagmay, Legislative Coordinator

Dear Mayor Riordan:

Enclosed is a certified copy of Resolution No. 96-143, adopted by the Board of Water and Power Commissioners on January 16, 1996. This resolution authorizes a Transfer of Jurisdiction and Control and a 40-year license agreement of certain real property to the Los Angeles Police Department (Grantee and Licensee) affecting a portion of the Van Norman Complex and Transmission Line Right of Way No. 37. Supporting documents are also enclosed.

Fiscal Impact Statement

The transfer will generate $4,682,000 to the Water Revenue Fund. An additional $300,000 for the License Agreement will go to the Power Revenue Fund.

Council approval by ordinance is required.

Sincerely,

Irene N. Kishi

IRENE N. KISHI
Board Secretary

Enclosures

cc: Los Angeles City Council

TO: BOARD OF WATER AND POWER COMMISSIONERS **DATE:** January 3, 1996 96 000004 BB

SUBMITTED BY:

ORIGINAL SIGNED
JAMES F WICKSER BY RWC
Assistant General Manager
Water Services

ORIGINAL SIGNED
WILLIAM R. McCARLEY
General Manager and Chief Engineer

ORIGINAL SIGNED
ELDON A. COTTON
by C.D.H.
Assistant General Manager
Energy Services

SUBJECT: Real Estate File J-72825

Transfer of Jurisdiction and Control and a 40-Year License to the Los Angeles Police Department of the City of Los Angeles

FOR COMMISSION OFFICE USE:

FOR: APPROVAL ☒ INFORMATION ☐

AGENDA:
CONSENT ☐
REGULAR ☐

COMMITTEE APPROVAL:
Contracts, Land & Legal Committee

Resolution and Ordinance, approved as to form and legality by the City Attorney, when adopted and approved, will authorize a Transfer of Jurisdiction and Control and a 40-year license agreement of certain real property to the City of Los Angeles Police Department.

GRANTOR and LICENSOR: Department of Water and Power of the City of Los Angeles

GRANTEE and LICENSEE: Los Angeles Police Department of the City of Los Angeles

PROPERTY AFFECTED: Transfer of Jurisdiction and Control - Van Norman Complex (shown outlined in red on the attached drawing)

40-Year Long-term License - Transmission Line Right of Way No. 37 (shown crosshatched and outlined in green on the attached drawing)

VICINITY: North of Rinaldi Street and west of Blucher Avenue, Granada Hills

AREA: Transfer of Jurisdiction and Control - 39.08 acres
Long-term License - 5.33 acres

COUNCIL DISTRICT: 12

CITY PLANNING APPROVAL: The Planning Department of the City of Los Angeles has approved the ordinance under City Plan Case No. 95-0435-PWA.

APPRAISAL: An appraisal dated June 8, 1995, by Manuel Negrete, Jr., Senior Staff Appraiser, determined the following values:

Transfer of Jurisdiction and Control - $4,682,000
40-Year License Agreement - $ 300,000

CONSIDERATION: $4,682,000 - Transfer of Jurisdiction and Control
$ 300,000 - 40-Year License Agreement

REMARKS: The Los Angeles Police Department (LAPD) has identified Department property as the site for its Emergency Vehicle Operation Center & Tactics/Firearms Training Facility. This facility is funded under the Police Facilities Bond Program, and construction will result in a public benefit to the citizens of Los Angeles. LAPD's proposed facility requires acquisition of 39.08 acres of Department-declared excess land located at the Van Norman Complex and a 40-year license agreement of 5.33 acres of operational transmission line right of way.

Construction of the LAPD facility is scheduled to begin during the first quarter of 1996.

Council approval by ordinance is required.

ENVIRONMENTAL DETERMINATION: In accordance with the California Environmental Quality Act (CEQA), it has been determined that this work is exempt from further requirements under the Los Angeles City CEQA Guidelines, Article VII, Classes 12, 4(7), Categorical Exemption.

FISCAL IMPACT STATEMENT: The transfer will generate $4,682,000 to the Water Revenue Fund. An additional $300,000 for the License Agreement will go to the Power Revenue Fund.

Attachments

bc: Commerce, Energy and Natural Resources Committee (8)

Los Angeles City Planning Department

6255 Van Nuys Boulevard
Van Nuys, CA 91411

RECEIVED

M. N.

DEC 28 1995

DEC 28 1995

REAL ESTATE SECTION
Dept. of Water and Power

Anne E. Fisher
Chief Real Estate Officer
Department of Water and Power
111 N. Hope Street
Los Angeles, CA 90051-0100

City Plan Case No. 95-0435-PWA
Council District: 12
Community: Granada Hills-Knollwood

DEC 29 1995

FK

Attn: Vivian Howel, Real Estate Officer
Real Estate Section

ORDINANCE - TRANSFER OF JURISDICTION AND CONTROL OF REAL PROPERTY UNDER THE CONTROL OF THE DEPARTMENT OF WATER AND POWER AND AUTHORIZATION OF A 40-YEAR LICENSE AGREEMENT TO THE LOS ANGELES POLICE DEPARTMENT

Properties Involved: Van Norman Complex, Blucher Avenue west of north of Odessey Drive.

FINDINGS

Environmental Status: The project is exempt from the California Environmental Quality Act (CEQA) of 1970, pursuant to Article VII, Class 12, 4(7) of the City's CEQA Guidelines.

CHARTER SECTIONS 96.5(5) AND 97.6

The project is in substantial conformance with the purposes, intent and provisions of the City's General Plan, by conforming to the Granada Hills-Knollwood Community Plan, an element or portion of the General Plan, in that the transfer of jurisdiction and control of real property under the control of the Department of Water and Power and authorization of a 40-year license agreement to the Los Angeles Police Department is necessary for the public interest. Additionally, it will allow the Los Angeles Police Department to construct a needed facility.

The existing zoning on the subject property is A1-1. The Community Plan designation is Open Space. An overriding public benefit would result from the transfer of land for the general safety and welfare. The project is consistent with the City's proposed change under the Granada Hills-Knollwood Community Plan Revision which designates the site as Public Facility, with an accompanying PF zone, and identifies the site as a police training facility.

Recyclable and made from recycled waste.

CHARTER SECTION 97.8

The subject project conforms with applicable portions of the General Plan and applicable specific plans.

RECOMMENDATION

Under the authority granted under City Plan Case No. 13505-A, I approve the subject ordinance and recommend that it be approved by the City Council.

CON HOWE
Director of Planning

By Jack Sedwick mc
Jack Sedwick
Principal City Planner

Date: 12-27-95

Approved By:

Derek Perrin for
Frank Fielding
Senior City Planner

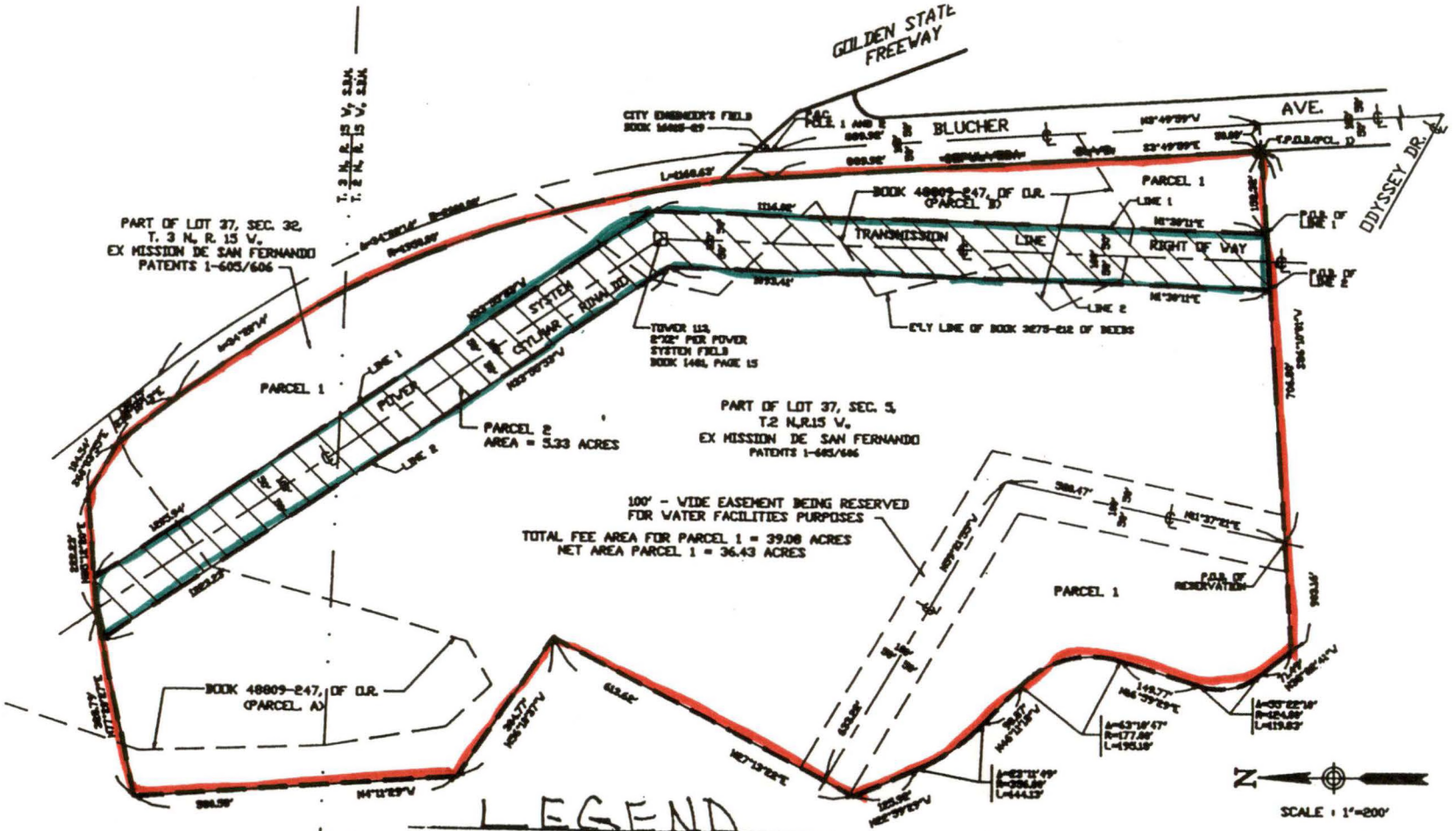
Reviewed By:

Phil Garofalo
Phil Garofalo
City Planner

Prepared By:

Dwayne Wyatt
City Planning Associate

CH:DW:vl



CITY OF LOS ANGELES
COUNTY OF LOS ANGELES
STATE OF CALIFORNIA

LEGEND

- TRANSFER OF JURISDICTION and Control - PARCEL 1 = 39.08 ac.
- TRANSMISSION Line Right of Way - PARCEL 2 = 5.33 ac.

40-YEAR License Agreement

R/W 12796
V.D. VVG 11C
OFN 216-144
C.D. 12
L.F. J-72825

REFERENCES	SCALE AS NOTED	DATE	APPROVED	DATE
T.S. 137-107, 109	LOC. CK. A. Avalos	5/95	AS TO DESIGN Duane D Burchfield/DDM	6/1/95
T.B. 138-139	ASSIST.			
	DRAFTSMAN TAKAHASHI	5/95	AS TO OPERATION	
	CHECKED W. Lai	5/95		
	RECOMMENDED B. Kirby	5/95	ASSIST. GENERAL MANAGER-WATER	
			GENERAL MANAGER AND CHIEF ENGINEER	

VAN NORMAN COMPLEX - BLUCHER AVE. (W/o), N/o ODYSSEY DR.

TRANSFER OF PROPERTIES TO LOS ANGELES POLICE DEPARTMENT'S AND POWER SYSTEM'S JURISDICTIONS

DEPARTMENT OF WATER AND POWER
WATER SYSTEM — CITY OF LOS ANGELES

DRAWING NUMBER C-1993

4 | 5 | 6 | 7 | 8 | 9 | 10 | 11

J-72825

J-72825
R/W 12796
(Transfer of Jurisdiction and Control and a 40-Year License of Certain Real Property from the Department of Water and Power to the Los Angeles Police Department of the City of Los Angeles)

RESOLUTION NO. 96 143

BE IT RESOLVED:

Section 1. It is found and determined that the following described real property owned by the City of Los Angeles and presently under the jurisdiction and control of the Department of Water and Power be transferred to the jurisdiction and control of the Los Angeles Police Department of the City of Los Angeles for the consideration of $4,682,000, subject to the following terms and conditions:

a. The Los Angeles Police Department shall keep the reserved areas as herein described free from and to prevent any person, successor or assign from erecting, placing, or parking in said reserved areas any flammable or other hazards, and no structure, building, object, or other obstruction shall be erected, placed, or maintained upon any of the land herein described unless prior written approval has been given by the Department of Water and Power.

b. The Los Angeles Police Department shall be responsible for any cost, design, maintenance, repair, relocation, reconstruction, future demolition (performed by the Los Angeles Police Department or the Department of Water and Power), and liability for all of its improvements both on and off site. (Off-site improvements require a Maintenance Agreement between the Department of Water and Power and the Los Angeles Police Department.) The Department of Water and Power shall only be responsible for backfilling any excavation associated with its repair or reconstruction of Reservation No. 1, as noted herein.

c. The Department of Water and Power may add additional terms and conditions to protect and operate its existing facilities.

Section 2. Said real property to be transferred from the Department of Water and Power to the Los Angeles Police Department is described as follows:

Parcel 1

Those portions of Lot 37, in Section 5, Township 2 North, and in Section 32, Township 3 North, both Range 15 West, Ex Mission de San Fernando, in the City of Los Angeles, County of Los Angeles, State of California, as shown on map recorded in Book 1, pages 605 and 606, of Patents, in the office of the County Recorder of said County, included within those certain parcels of land described as Parcels A and B in Grant Deed recorded in Book 48809, Page 247 of Official Records, and described in Deed recorded in Book 3275, Page 212 of Deeds, both in the office of said County Recorder, bounded and described as follows:

Commencing at the southeasterly terminus of that certain curve in the center line of Blucher Avenue, shown as Sepulveda Boulevard, 100 feet wide, in City Engineer's Field Book 16015, Page 29, on file in the office of the City Engineer of said City, said curve being concave southwesterly, having a radius of 2000.00 feet and a central angle of 34° 20' 24"; thence tangent to said curve South 3° 49' 59" East a distance of 889.92 feet; thence South 86° 10' 01 West, 50.00 feet to the TRUE POINT OF BEGINNING; thence continuing South 86° 10' 01" West, 903.16 feet; thence North 38° 22' 41" West, 71.49 feet; thence northerly along a tangent curve concave easterly and having a radius of 124.00 feet, through a central angle of 55° 22' 10" an arc distance of 119.83 feet; thence tangent to said curve North 16° 59' 29" East, 149.77 feet; thence northerly along a tangent curve concave westerly and having a radius of 177.00 feet, through a central angle of 63° 10' 47" an arc distance of 195.18 feet; thence tangent to said curve North 46° 11' 18" West, 98.87 feet; thence northwesterly along a tangent curve concave northeasterly and having a radius of 356.00 feet, through a central angle of 23° 11' 49" an arc distance of 144.13 feet; thence tangent to said curve North 22° 59' 29" West, 125.92 feet; thence North 27° 13' 22" East, 613.62 feet; thence North 56° 10' 37" West, 304.77 feet; thence North 4° 11' 29" West, 580.58 feet; thence North 77° 20' 27" East, 328.79 feet; thence North 85° 12' 20" East a distance of 222.23 feet to that certain course having a bearing and length of South 60° 02' 07" East and 238.39 feet as described in amended Parcel 2 of Final Order of Condemnation, entered in Case No. 755141, in and for said County, a copy of said Final Order of Condemnation is recorded in Book D3024, Page 824 of Official Records, in the office of said County Recorder; thence South 60° 03' 55" East along said certain course a distance of 104.54 feet to that certain course having a bearing and length of North 38° 08' 25" West and 1268.32 feet in the southwesterly line of said Sepulveda Boulevard as described in amended Parcel 2 of said Final

Order of Condemnation; thence South 38° 10′ 13″ East along said last-mentioned certain course a distance of 132.15 feet; thence southeasterly along a tangent curve concave southwesterly, having a radius of 1950.00 feet, and being concentric with said curve hereinbefore described as having a radius of 2000.00 feet, through a central angle of 34° 20' 14" an arc distance of 1168.63 feet; thence tangent to said curve having a radius of 1950.00 feet, South 3° 49' 59" East a distance of 889.92 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom that portion bounded easterly and northeasterly by a line hereinafter referred to as "Line 1", and bounded westerly and southwesterly by a line hereinafter referred to as "Line 2", both described as follows:

"Line 1"

Beginning at the intersection of said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, with a line parallel with and distant 50.00 feet easterly measured at right angles from the centerline of the Rinaldi Transmission Line shown on Power System Field Book 1481, Page 15, on file in the office of the General Manager of the Department of Water and Power of said City, said intersection being distant 152.32 feet, more or less, westerly measured along said last-mentioned certain course from its easterly terminus; thence North 1° 30' 11" East along said parallel line a distance of 1116.02 feet; thence North 33° 55' 53" West along a line parallel with and distant 50.00 feet northeasterly measured at right angles from the center line of the Sylmar Transmission Line shown on said Power System Field Book 1481, Page 15, a distance of 1205.94 feet to said course hereinbefore described as having a bearing and length of North 85° 12' 20" East and 222.23 feet.

"Line 2"

Beginning at the intersection of said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, with a line parallel with and distant 100.00 feet westerly and southwesterly measured at right angles from hereinbefore described "Line 1"; thence northerly and northwesterly along said last-mentioned parallel line the following courses: North 1° 30' 11" East, 1093.41 feet; thence North 33° 55' 53" West a distance of 1223.23 feet to said course hereinbefore described as having a bearing and length of North 77° 20' 27" East and 328.79 feet.

The above-described parcel of land contains an area of approximately 39.08 acres.

Reservation No. 1
Los Angeles Reservoir Outlet Line

RESERVING therefrom an easement for water facilities purposes with ingress and egress capabilities at any time across the lands of the Los Angeles Police Department, included within a strip of land, 100.00 feet wide, lying 50.00 feet on each side of a line described as follows:

Beginning at a point in said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, distant 706.80 feet westerly measured along said last-mentioned course from its easterly terminus; thence North 11° 37' 21" East, 520.47 feet; thence North 59° 21' 55" West, 633.22 feet to said course hereinbefore described as having a bearing and length of North 27° 13' 22" East and 613.62 feet.

The side lines of said strip of land are to be prolonged or shortened so as to terminate southerly in said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, to meet at all angle points, and northwesterly in said course hereinbefore described as having a bearing and length of North 27° 13' 22" East and 613.62 feet.

Reservation No. 2
Department of Water and Power's
Power Distribution Facilities
and Communications Facilities

ALSO RESERVING THEREFROM a 10-foot-wide easement for the construction, reconstruction, operation, maintenance, and access to the power distribution facilities, communications facilities, and appurtenances thereof to be specifically located at a future date within that portion of said Parcel 1 lying easterly of said "Line 1".

Reservation No. 3
Department of Water and Power
Access Road Easement

ALSO RESERVING THEREFROM a 20-foot-wide easement for a Department of Water and Power access road to be specifically located at a future date within that portion of Parcel 1 lying easterly of said "Line 1", said easement being joined with the electrical transmission line access roads within that portion of the right of way, of said Rinaldi Transmission Line, lying between said "Line 1" , and said "Line 2" to (a) provide a continuous access road from the

access road, of said Rinaldi Transmission Line, north of said Parcel 1 to the access road, of said Rinaldi Transmission Line, south of said Parcel 1; (b) provide an access road from said continuous access road to each of the transmission line towers within said portion of the right of way of said Rinaldi Transmission Line; and (c) provide an access road from the westerly line of said Blucher Avenue to the easterly line of said continuous access road.

Section 3. The public interest and necessity require that said real property be transferred from the Department of Water and Power to the Los Angeles Police Department of the City of Los Angeles pursuant to Division 7, Chapter 1, Article 4, Section 7.27 of the Los Angeles Administrative Code.

Section 4. It is further found and determined that a form of license, approved as to form and legality by the City Attorney, in connection with this resolution whereby the Department of Water and Power of the City of Los Angeles, Licensor, gives permission to the Los Angeles Police Department of the City of Los Angeles, Licensee, to use a portion of the Department of Water and Power's Sylmar Switching Station-Rinaldi Receiving Station Transmission Line Right of Way No. 37 for purposes to support a portion of the Los Angeles Police Department's Emergency Vehicle Operation Center & Tactics/Firearms Training Facility, for the total consideration of $300,000 for a term of 40 years commencing when the license agreement has been duly executed and delivered, upon the terms and conditions set forth in said license, be and the same is hereby authorized and approved; and

Section 5. A legal document identified as "Transfer of Jurisdiction and Control" and the long-term license of said property to the Los Angeles Police Department of the City of Los Angeles are hereby authorized, and the President or Vice President and the Secretary, Assistant Secretary or Acting Secretary of the Board are authorized and directed to execute said Transfer of Jurisdiction and Control and License, both approved as to form and legality by the City Attorney, on behalf of the Department.

Section 6. The City Council of the City of Los Angeles is requested to adopt an ordinance, finding and determining that the public interest and necessity requires the transfer of jurisdiction and control of the above-mentioned real property in accordance with the provisions of this resolution.

Section 7. The City Council is further requested to authorize and direct the execution of said license by ordinance, as provided in Section 220 (6) of the City Charter.

I HEREBY CERTIFY that the foregoing is a full, true, and correct copy of a resolution adopted by the Board of Water and Power Commissioners of the City of Los Angeles at its meeting held JAN 16 1996

Secretary

DESCRIPTION APPROVED
R/W 12796
CHECKS 12-13-95
ENGINEER OF DESIGN
LOS ANGELES WATER SYSTEM

APPROVED:

ENGINEER IN CHARGE
WATER OPERATING DIVISION

APPROVED
Manager of Bulk Power
Marketing, Sales and
Operations

ORDINANCE NO._____
(DWP File J-72825, R/W 12796)

(Transfer of Jurisdiction and Control and
a 40-Year License of Certain Real Property
from the Department of Water and Power to the
Los Angeles Police Department of the
City of Los Angeles)

THE PEOPLE OF THE CITY OF LOS ANGELES DO ORDAIN:

Section 1. The Board of Water and Power Commissioners by resolution has authorized, and has requested the City Council by ordinance to authorize, the transfer of jurisdiction and control of the herein described real property from the Department of Water and Power to the Los Angeles Police Department of the City of Los Angeles for the consideration of $4,682,000, subject to the following terms and conditions:

a. The Los Angeles Police Department shall keep the reserved areas as herein described free from and to prevent any person, successor or assign from erecting, placing, or parking in said reserved areas any flammable or other hazards, and no structure, building, object, or other obstruction shall be erected, placed, or maintained upon any of the land herein described unless prior written approval has been given by the Department of Water and Power.

b. The Los Angeles Police Department shall be responsible for any cost, design, maintenance, repair, relocation, reconstruction, future demolition (performed by the Los Angeles Police Department or the Department of Water and Power), and liability for all of its improvements both on and off site. (Off-site improvements require a Maintenance Agreement between the Department of Water and Power and the Los Angeles Police Department.) The Department of Water and Power shall only be responsible for backfilling any excavation associated with its repair or reconstruction of Reservation No. 1, as noted herein.

c. The Department of Water and Power may add additional terms and conditions to protect and operate its existing facilities.

Section 2. Said real property to be transferred from the Department of Water and Power to the Los Angeles Police Department is described as follows:

Parcel 1

Those portions of Lot 37, in Section 5, Township 2 North, and in Section 32, Township 3 North, both Range 15 West, Ex Mission de San Fernando, in the City of Los Angeles, County of Los Angeles, State of California, as shown on map recorded in Book 1, pages 605 and 606, of Patents, in the office of the County Recorder of said County, included within those certain parcels of land described as Parcels A and B in Grant Deed recorded in Book 48809, Page 247 of Official Records, and described in Deed recorded in Book 3275, Page 212 of Deeds, both in the office of said County Recorder, bounded and described as follows:

Commencing at the southeasterly terminus of that certain curve in the center line of Blucher Avenue, shown as Sepulveda Boulevard, 100 feet wide, in City Engineer's Field Book 16015, Page 29, on file in the office of the City Engineer of said City, said curve being concave southwesterly, having a radius of 2000.00 feet and a central angle of 34° 20' 24"; thence tangent to said curve South 3° 49' 59" East a distance of 889.92 feet; thence South 86° 10' 01 West, 50.00 feet to the TRUE POINT OF BEGINNING; thence continuing South 86° 10' 01" West, 903.16 feet; thence North 38° 22' 41" West, 71.49 feet; thence northerly along a tangent curve concave easterly and having a radius of 124.00 feet, through a central angle of 55° 22' 10" an arc distance of 119.83 feet; thence tangent to said curve North 16° 59' 29" East, 149.77 feet; thence northerly along a tangent curve concave westerly and having a radius of 177.00 feet, through a central angle of 63° 10' 47" an arc distance of 195.18 feet; thence tangent to said curve North 46° 11' 18" West, 98.87 feet; thence northwesterly along a tangent curve concave northeasterly and having a radius of 356.00 feet, through a central angle of 23° 11' 49" an arc distance of 144.13 feet; thence tangent to said curve North 22° 59' 29" West, 125.92 feet; thence North 27° 13' 22" East, 613.62 feet; thence North 56° 10' 37" West, 304.77 feet; thence North 4° 11' 29" West, 580.58 feet; thence North 77° 20' 27" East, 328.79 feet; thence North 85° 12' 20" East a distance of 222.23 feet to that certain course having a bearing and length of South 60° 02' 07" East and 238.39 feet as described in amended Parcel 2 of Final Order of Condemnation, entered in Case No. 755141, in and for said County, a copy of said Final Order of Condemnation is recorded in Book D3024, Page 824 of Official Records, in the office of said County Recorder; thence South 60° 03' 55" East along said certain course a distance of 104.54 feet to that certain course having a bearing and length of North 38° 08' 25" West and 1268.32 feet in the southwesterly line of said Sepulveda Boulevard as described in amended Parcel 2 of said Final

Order of Condemnation; thence South 38° 10' 13" East along said last-mentioned certain course a distance of 132.15 feet; thence southeasterly along a tangent curve concave southwesterly, having a radius of 1950.00 feet, and being concentric with said curve hereinbefore described as having a radius of 2000.00 feet, through a central angle of 34° 20' 14" an arc distance of 1168.63 feet; thence tangent to said curve having a radius of 1950.00 feet, South 3° 49' 59" East a distance of 889.92 feet to the TRUE POINT OF BEGINNING.

EXCEPTING therefrom that portion bounded easterly and northeasterly by a line hereinafter referred to as "Line 1", and bounded westerly and southwesterly by a line hereinafter referred to as "Line 2", both described as follows:

"Line 1"

Beginning at the intersection of said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, with a line parallel with and distant 50.00 feet easterly measured at right angles from the centerline of the Rinaldi Transmission Line shown on Power System Field Book 1481, Page 15, on file in the office of the General Manager of the Department of Water and Power of said City, said intersection being distant 152.32 feet, more or less, westerly measured along said last-mentioned certain course from its easterly terminus; thence North 1° 30' 11" East along said parallel line a distance of 1116.02 feet; thence North 33° 55' 53" West along a line parallel with and distant 50.00 feet northeasterly measured at right angles from the center line of the Sylmar Transmission Line shown on said Power System Field Book 1481, Page 15, a distance of 1205.94 feet to said course hereinbefore described as having a bearing and length of North 85° 12' 20" East and 222.23 feet.

"Line 2"

Beginning at the intersection of said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, with a line parallel with and distant 100.00 feet westerly and southwesterly measured at right angles from hereinbefore described "Line 1"; thence northerly and northwesterly along said last-mentioned parallel line the following courses: North 1° 30' 11" East, 1093.41 feet; thence North 33° 55' 53" West a distance of 1223.23 feet to said course hereinbefore described as having a bearing and length of North 77° 20' 27" East and 328.79 feet.

The above-described parcel of land contains an area of approximately 39.08 acres.

Reservation No. 1
Los Angeles Reservoir Outlet Line

RESERVING therefrom an easement for water facilities purposes with ingress and egress capabilities at any time across the lands of the Los Angeles Police Department, included within a strip of land, 100.00 feet wide, lying 50.00 feet on each side of a line described as follows:

Beginning at a point in said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, distant 706.80 feet westerly measured along said last-mentioned course from its easterly terminus; thence North 11° 37' 21" East, 520.47 feet; thence North 59° 21' 55" West, 633.22 feet to said course hereinbefore described as having a bearing and length of North 27° 13' 22" East and 613.62 feet.

The side lines of said strip of land are to be prolonged or shortened so as to terminate southerly in said course hereinbefore described as having a bearing and length of South 86° 10' 01" West and 903.16 feet, to meet at all angle points, and northwesterly in said course hereinbefore described as having a bearing and length of North 27° 13' 22" East and 613.62 feet.

Reservation No. 2
Department of Water and Power's
Power Distribution Facilities
and Communications Facilities

ALSO RESERVING THEREFROM a 10-foot-wide easement for the construction, reconstruction, operation, maintenance, and access to the power distribution facilities, communications facilities, and appurtenances thereof to be specifically located at a future date within that portion of said Parcel 1 lying easterly of said "Line 1".

Reservation No. 3
Department of Water and Power
Access Road Easement

ALSO RESERVING THEREFROM a 20-foot-wide easement for a Department of Water and Power access road to be specifically located at a future date within that portion of Parcel 1 lying easterly of said "Line 1", said easement being joined with the electrical transmission line access roads within that portion of the right of way, of said Rinaldi Transmission Line, lying between said "Line 1" , and said

"Line 2" to (a) provide a continuous access road from the access road, of said Rinaldi Transmission Line, north of said Parcel 1 to the access road, of said Rinaldi Transmission Line, south of said Parcel 1; (b) provide an access road from said continuous access road to each of the transmission line towers within said portion of the right of way of said Rinaldi Transmission Line; and (c) provide an access road from the westerly line of said Blucher Avenue to the easterly line of said continuous access road.

Section 3. The Council of the City of Los Angeles hereby finds and determines that the public interest and necessity require the transfer of said real property from the Department of Water and Power to the Los Angeles Police Department of the City of Los Angeles pursuant to Division 7, Chapter 1, Article 4, Section 7.27 ofthe Los Angeles Administrative Code.

Section 4. The Board of Water and Power Commissioners by resolution has also authorized, and has requested the City Council by ordinance to authorize, the execution of a license agreement, approved as to form and legality by the City Attorney, whereby the Department of Water and Power of the City of Los Angeles, Licensor, gives permission to the Los Angeles Police Department of the City of Los Angeles, Licensee, to use a portion of the Department of Water and Power's Sylmar Switching Station-Rinaldi Receiving Station Transmission Line Right of Way No. 37 for purposes to support a portion of the Los Angeles Police Department's Emergency Vehicle Operation Center & Tactics/Firearms Training Facility, for a total consideration of $300,000 for a term of 40 years commencing when the license agreement has been duly executed and delivered, upon the terms and conditions set forth in said license.

Section 5. The execution of a legal document identified as "Transfer of Jurisdiction and Control" jointly with the Board of Water and Power Commissioners is authorized. The Mayor of the City of Los Angeles is authorized and directed to execute, and the City Clerk is authorized and directed to attest, the instrument in writing; and

Section 6. The execution of said license agreement by the Board of Water and Power Commissioners is authorized.

Section 7. The City Clerk shall certify to the passage of this ordinance and cause the same to be published in some daily newspaper printed and published in the City of Los Angeles.

I hereby certify that the foregoing ordinance was passed by the Council of the City of Los Angeles, at its meeting of _____.

ELIAS MARTINEZ, City Clerk

By _____,
Deputy.

Approved _____

_____,
Mayor.

Approved as to Form and Legality

_____
JAMES K. HAHN, City Attorney,

By George Parivian
Deputy.

APPROVED Thomas H. McGuinness
Manager of Bulk Power
Marketing, Sales and
Operations

APPROVED:

B.W. Knebley Sgn
ENGINEER IN CHARGE
WATER OPERATING DIVISION

DESCRIPTION APPROVED
BY Lorin B Brown
DATE 12-7-95
BY
DATE 12/12/95
Right-of-Way Engineer
Power Design & Const. Div.

DESCRIPTION APPROVED
R1W12796
Jake A. Madera
ENGINEER OF DESIGN
LOS ANGELES WATER SYSTEM
CHECKS
12-13-95
444

ursuant to Sec. 97 of the City Charter
pproval of this ordinance recommended
r the City Planning Commission .....
ee attached report.

File No. J-72825

Jack Sedwick/me
12/27/95
Director of Planning

DATE .....