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DATE: April 6, 2005

TO: Honorable Ed Reyes
Planning and Land Use Management Committee
Los Angeles City Council

FROM: Con Howe 
Director of Planning
Los Angeles Department of City Planning

SUBJECT: Amendment to the Boundaries of the Sphere of Influence
CF-00-2206

BACKGROUND

On November 14, 2000, the City Council adopted a Motion (Bernson-Galanter, CF 00-2206) instructing the City Planning Department, with assistance from the Chief Legislative Analyst, to prepare an application to the Local Agency Formation Commission of the County of Los Angeles to amend the boundaries of the sphere of influence for the City of Los Angeles pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000. The sphere of influence is the geographic area in Los Angeles County that is determined to be the probable, ultimate physical boundaries and service area for the City of Los Angeles. The current boundary of the sphere for the City of Los Angeles is coterminous with the incorporation limits, as shown on Exhibit A.

BOUNDARY RECOMMENDATION

The requested northern boundary of the proposed sphere of influence amendment follows the natural ridgeline of the San Gabriel and Santa Susana Mountains. Staff recommends that the boundary of the sphere be expanded to include the areas near Dayton Canyon between the Ventura County Line and the City of Los Angeles on the west, north along the Ventura County line to the ridgeline of the Santa Susanna



Mountains, turning east following the ridgeline of the Santa Susana Mountains (west of the 405 Freeway) to the limits of the City of Santa Clarita at the Sierra Highway. The boundary then follows the limits to the south and then east, and continues to follow the ridge line eastward to the boundary of the Angeles National Forest before turning southward following the boundary of the National Forest and the unincorporated areas to a terminus south of Little Tujunga Road. In some areas, these proposed boundaries follow the current boundary with deviations to include unincorporated areas between the City of Los Angeles and Ventura County and between the City of Los Angeles and the Angeles National Forest. Along the northern segment, the border was chosen to include unincorporated areas in the San Fernando Valley that are south of the natural ridgeline of the Santa Susana Mountains as shown on Exhibit B. Slight modifications were made to account for ownership of parcels. The ridgeline separates the San Fernando valley from the Santa Clarita Valley and defines the northern edge of the drainage basin for the San Fernando Valley. Water flowing from the southern face of the ridge feeds the Los Angeles River and the valley aquifer. Municipal services that are gravity driven such as sewer service can be provided more efficiently by the local agency located downward from the ridge.

Portions of the Los Angeles River watershed that are in the proposed sphere of influence help mitigate flooding, maintain water quality and quantity, recycle nutrients, and provide an important habitat for plants and animals. The City Council established the Los Angeles Ad Hoc River Committee in June 2002 to focus on major revitalization efforts for the Los Angeles River including opportunities for parks, trails, recreation, nature, neighborhood identity, jobs, community development, tourism, and civic pride. One of the guiding principles for the Los Angeles River is viewing the river as an important natural resource with emphasis on the ecology of the river, flood management, and sustainability. Encompassing the watershed for the Los Angeles River in the sphere of influence for the City of Los Angeles is both logical and paramount to the continued success of revitalization efforts.

The Los Angeles River watershed is an important boundary on which to base the Sphere of Influence as it directly impacts the delivery of a wide range of services related to stormwater and water quality. Rain that falls within the unincorporated portions of the Los Angeles River watershed eventually passes through the City of Los Angeles. Any activities that generate water-borne pollutants regulated by the State will affect the City. The City of Los Angeles settled two lawsuits, in 2002 and 2003, related to State requirements concerning TMDL requirements in stormwater flows. Voters in 2004 passed a \$500 million bond to address stormwater needs and general environmental enhancements. Providing the City a Sphere of Influence over this area improves the City's ability to provide stormwater management services to the area and ensures more efficient, direct management responsibility for any pollutants that occur throughout the Los Angeles River watershed because there would be fewer governmental agencies with responsibility for that area.

DESCRIPTION OF PROPOSED AMENDMENT AREA

The proposed amendment area for the City's sphere of influence covers 19,242 acres, or slightly more than 30 square miles. Major ridgelines of the transverse Santa Susana Mountain Range are to the north and west, and metropolitan communities of the

Los Angeles Basin are to the south. Portions of Ventura County adjacent to the amendment area contain parklands, agricultural land uses and scattered single-family residences. Sunshine Canyon Landfill is adjacent to the area on the north. The project area is contiguous to portions of Council Districts 3, 12, 7 and 2 and community plan areas of Canoga Park – Winnetka - Woodland Hills - West Hills, Chatsworth - Porter Ranch, Granada Hills – Knollwood, Northridge, Sylmar, and Sunland - Tujunga - Shadow Hills - Lakeview Terrace - East La Tuna Canyon.

The land uses in the northern San Fernando Valley within the City of Los Angeles are classified mainly as Open Space or Minimum Residential with some Very Low and Low density Residential in the Porter Ranch area, as shown on Exhibit C. The land in the proposed amended area is designated by the County General Plan primarily as Non-Urban and Open Space. There are rural communities near Little Tujunga Road, and north of the 118 near the current western city border. Deerlake development has been approved north of the rural community of Twin Lakes. A small acreage of commercial and industrial developments exist at intersection of Interstate 210 and State Highway 118. Major arterial roads in the proposed amendment area include Interstate 5, Interstate 405, Interstate 210, State Highway 14, State Highway 118, and Little Tujunga Road. Metrolink runs through the proposed area between Interstate 5 and State Highway 14.

Mountain ridges of varying heights, canyons, and flat land define the topography of the proposed amendment area. It is largely undeveloped land and is within the Santa Monica Mountains Conservancy Zone—Rim of the Valley Trail Corridor, a system of natural lands that shelters wildlife and extends recreational opportunities in the San Fernando and San Gabriel Valley areas, as shown on Exhibit D. The northwestern portion of the proposed sphere of influence contains a Significant Ecological Area (SEA) as defined and delineated in conjunction with the Land Use and Open Space Elements of the County General Plan.

Major tributaries for the Los Angeles River originate on the southern slopes of the Santa Susana Mountains within the proposed sphere of influence for the City of Los Angeles. These include the Santa Susana Wash, Browns Canyon Wash, Limekiln Canyon Wash, Wilbur Creek, Aliso Canyon Wash, and Bull Creek. The headwaters of the Los Angeles River are in the Simi Hills, formed by Chatsworth Creek, Dayton Canyon Wash, Bell Creek and Calabasas. These tributaries provide an important habitat for plants and animals.

Recreation areas containing hiking, biking and equestrian trails are adjacent to and within the proposed amendment area. Parks include: Bell Canyon Park, Knapp Park, Roscoe-Valley Circle Park, Chatsworth Nature Preserve/Reservoir, Chatsworth Oaks Park, Rocky Peak Park, Michael D. Antonovich Regional Park at Joughin Ranch, Brown's Canyon Park, Moonshine Canyon Park, Limekiln Canyon Park, Porter Ridge Park, O'Melveny Park, Santa Clarita Woodlands Park, Stetson and Wilson Canyon debris basins, Wilson Canyon Park, and Veterans Memorial County Park. The Angeles National Forest is north of the proposed sphere east of the 405 freeway.

PURPOSE OF THE SPHERE OF INFLUENCE

A sphere of influence is a planning tool or guide for the probable, ultimate physical boundary and municipal service area of a local governmental agency. In general, the purpose of a sphere of influence is to:

1. Facilitate orderly growth in the unincorporated areas adjacent to a city;
2. Coordinate property development standards, and encourage timely provision of adequate and essential services, such as parks, recreation, and flood control and, if urbanization of unincorporated areas occurs, streets, sewer, water, solid waste disposal, and police and fire protection;
3. Promote cooperative planning between the city and county, various public/private service entities, major landowners, and facilitate proper implementation of their respective general or master plans;
4. Assist all government agencies and private entities in any planning and scheduling for extension of their facilities and services to assure it will be done in a logical, orderly, and economical manner, thus avoiding expensive and unnecessary duplication of effort; and
5. Promote, assist, and enhance property owners' ability to plan comprehensively, and with reasonable assurance for the ultimate use and development of their lands.

IMPACT OF THE SPHERE AMENDMENT

Historically, the City of Los Angeles has provided services to the proposed amendment area. The ridgeline of the Santa Susana Mountains and the Angeles National Forest provide natural dividing lines between Los Angeles and the jurisdictions to the north. The City has an extensive network of police, fire, sanitation, and other services in operation adjacent to these areas and logically would provide the most effective service to these areas. The Los Angeles Police Department provides police service, and the Los Angeles City Fire Department provides fire and paramedic service within the municipal boundaries and also serve the surrounding unincorporated area of Los Angeles.

An expansion of the City's sphere of influence would formalize a procedure for the County to refer proposed actions and proposals for unincorporated areas to the City for review and comment. It is imperative that the City have a role in any proposals for development of upstream areas since increased urbanization would tax the carrying capacity of the Los Angeles River by decreasing permeable area, resulting in a rise in inflow peaks and volumes into the river. Several of the tributaries that are in the sphere amendment area are currently classified in the 500 year flood plain. The City has a need to assure adequate flood protection, reduce the velocity of storm water and runoff, and keep stormwater pollution levels below the total maximum daily loads.

An amended sphere of influence would allow the City of Los Angeles review authority for projects located inside Los Angeles County, outside of the City Limits, but within the

sphere area. Even though procedures for interagency referrals would change, the existing jurisdictional authority for projects within the unincorporated area would remain with the County of Los Angeles. No environmental plans or policies will be altered due to modifications of the City's sphere of influence boundary, nor will changes occur to jurisdictional authorities. An Initial Study was prepared and it was determined that amending the sphere of influence would have no environmental impacts. A Negative Declaration was published for the amendment to the sphere of influence and is included as Exhibit E.

Amending the boundary for the sphere of influence will have no effect on development—it will be neither easier nor harder. The primary effect of the boundary change will be to establish which government entity is the logical service provider. Becoming part of the sphere of influence does not change any processes or procedures. Any impact would come if an area is annexed, which can be requested without the amended sphere. Currently, unincorporated areas are governed by Los Angeles County; if annexed to the City of Los Angeles, they would be governed by the regulations and processes of the City. Any territories to be annexed would be pre-zoned. In the pre-zoning process, the City is required to comply with the California Environmental Quality Act and follow the same procedures and allow the same public comment as for a change in zone.

Although an expanded sphere of influence would facilitate processing requests for annexation from property owners and residents of inhabited areas, modification to a sphere of influence is not an annexation, nor does modification to an adopted sphere initiate annexation proceedings. No changes to jurisdictional boundaries, regulatory authority, public or private services, tax revenue distribution, or land use would ensue as a result of adopting a sphere of influence. The proposed area to be included in the amended sphere of influence of the City of Los Angeles will remain as part of the unincorporated portion of the County of Los Angeles. Future uses must be consistent with the General Plan and Zoning of Los Angeles County. A requirement of Government code Section 56425 is that any land included within the sphere of influence of the City of Los Angeles must be consistent with all parts of the General Plan for Los Angeles. No one part takes precedence. Land Use designations and zoning for the City of Los Angeles are assigned if and when the land in the sphere is annexed.

Because no development is being proposed as part of this project, the modifications to the City of Los Angeles's existing sphere of influence boundary will not result in a direct impact upon open space. Parks and recreation services provided within the amended sphere area would remain under the direct influence of the County of Los Angeles. The proposal will therefore not result in an impact to the quantity of existing recreation opportunities currently provided throughout the San Fernando Valley. Decisions on development or providing open space will depend on ownership of the land and the desires of the owner within established regulatory requirements.

ROLE OF LAFCOs

LAFCOs exercise both regulatory and planning functions. They are responsible for annexations and detachments of territory to and/or from cities and special districts, incorporations of new cities, formations of new special districts, and consolidations, mergers, and dissolutions of existing districts. In addition, LAFCOs must review and approve contractual service agreements, determine spheres of influence for each city and district, and may initiate proposals involving district consolidation, dissolution, establishment of subsidiary districts, mergers, and reorganizations (combinations of these jurisdictional changes).

The major planning task of LAFCOs is the establishment of a sphere of influence for each local agency in its jurisdiction. Prior to 2000, the State of California approved the formation of many new local government agencies, often with little forethought as to the ultimate governance structures in a given region. Lack of coordination and adequate planning led to a multitude of overlapping, inefficient jurisdictional and service boundaries, and to the premature conversion/loss of California's agricultural and open-space lands. The Cortese-Knox-Hertzberg Act established Local Agency Formation Commissions as the regulatory agencies with countywide jurisdiction. Their purpose was to discourage urban sprawl, while encouraging orderly and efficient provision of services such as water, sewer and fire protection.

In considering an application to amend a local agency Sphere of Influence, LAFCOs must consider and make written determinations with regard to the following factors:

1. The present and planned land uses in the area, including agricultural and open space lands;
2. The present and probable need for public facilities and adequacy of public facilities and services in the area;
3. The present capacity of public facilities and adequacy of services that the agency provides or is authorized to provide; and
4. The existence of any social or economic communities of interest in the area, if the commission determines that they are relevant to the agency.

Upon adoption, LAFCOs use a sphere of influence as a factor in making determinations and decisions for proposals concerning cities or special districts and adjacent territories over which LAFCO has authority and jurisdiction. LAFCOs coordinate the orderly development of a community by reconciling the differences between city and county plans so that the most efficient urban service arrangements are created for the benefit of area residents and property owners.

LAFCO requires consistency with city general plans in adopting or amending a sphere of influence. The Commission, when establishing spheres of influence, considers joint City/County Specific Plans and factors such as density policies, development standards, geology, and future use. LAFCO also considers fiscal impacts of proposed sphere amendments. LAFCO has sole responsibility for establishing a city's sphere of influence. Further, LAFCO is not required to establish a sphere that is greater than the

Amendment to the SOI

city's existing boundaries. Spheres of influence for cities and special districts may overlap when both agencies expect to provide service to the area.

RECOMMENDATION

The Los Angeles Department of City Planning recommends that the City request an amendment to the boundaries of the sphere of influence for the City of Los Angeles as shown on Exhibit A attached hereto. Accordingly, it recommends that the City Council approve the application to the Local Agency Formation Commission of the County of Los Angeles to amend the sphere of influence pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, included as Exhibit F and adopt the Resolution included as Exhibit G.

cc: Honorable Wendy Gruel, District 2
Honorable Denis Zine, District 3
Honorable Jack Weiss, District 5
Honorable Tony Cardenas, District 6
Honorable Alex Padilla, District 7
Honorable Cindy Miscikowski, District 11
Honorable Greig Smith, District 12
Mr. John Wickham, Office of the Chief Legislative Analyst

Exhibits

- A: Map of Current and Proposed Sphere of Influence
- B: Map of LA River and Major Tributaries
- C: Map of San Fernando Valley General Land Use and County Land Use
- D: Map of the Rim of the Valley Corridor
- E: Negative Declaration and Initial Study
- F: Sphere of Influence Amendment Application
- G: Resolution to Initiate Proceedings to Adopt an Amended Sphere of Influence

Exhibit A: Map of Current and Proposed Sphere of Influence

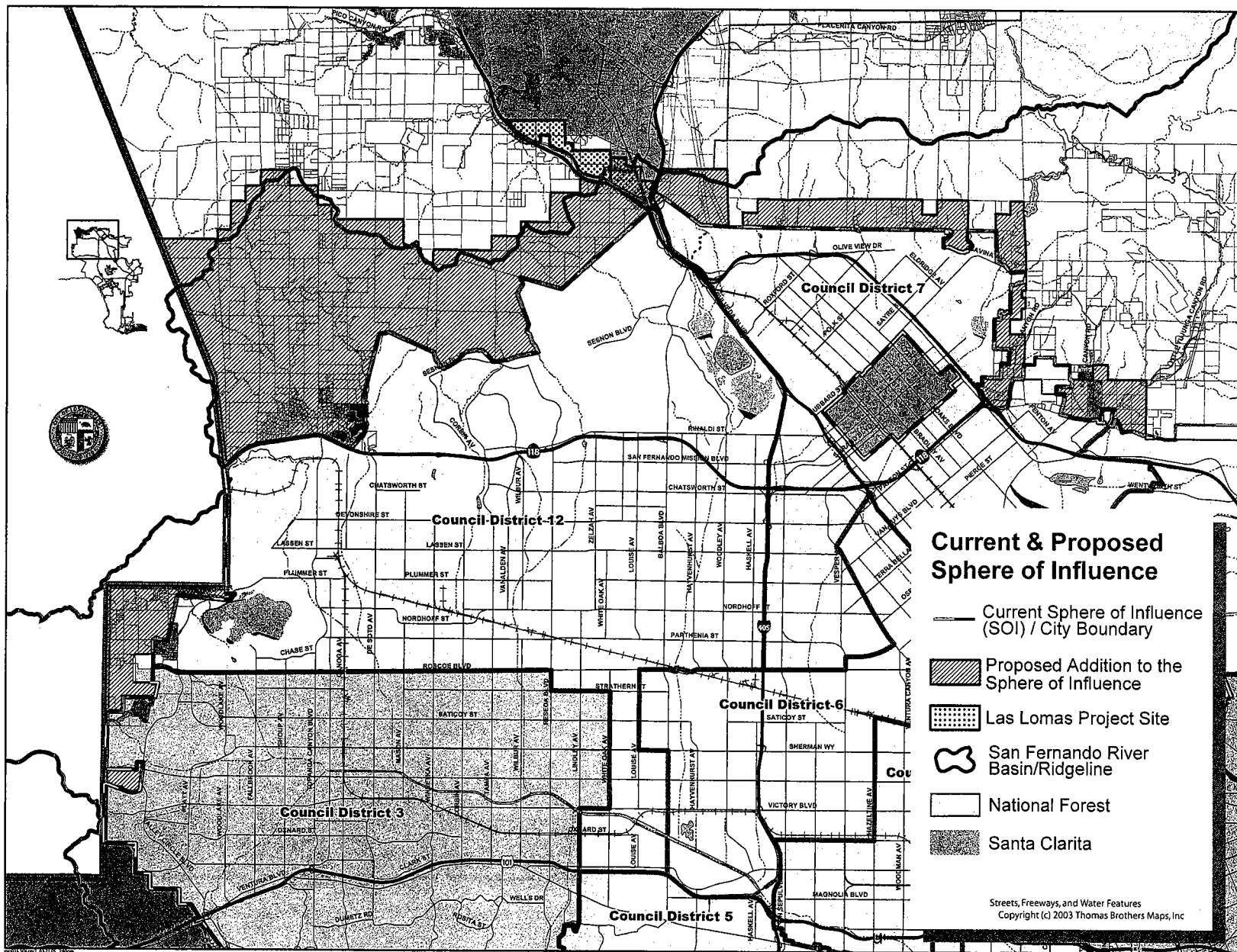


Exhibit A

This is a black and white copy of the full color version and has been reduced 64%. Color Copy is available upon request.

Exhibit B: Map of LA River and Major Tributaries

This is a black and white copy of the full color version and has been reduced 64%.
 Color Copy is available upon request.

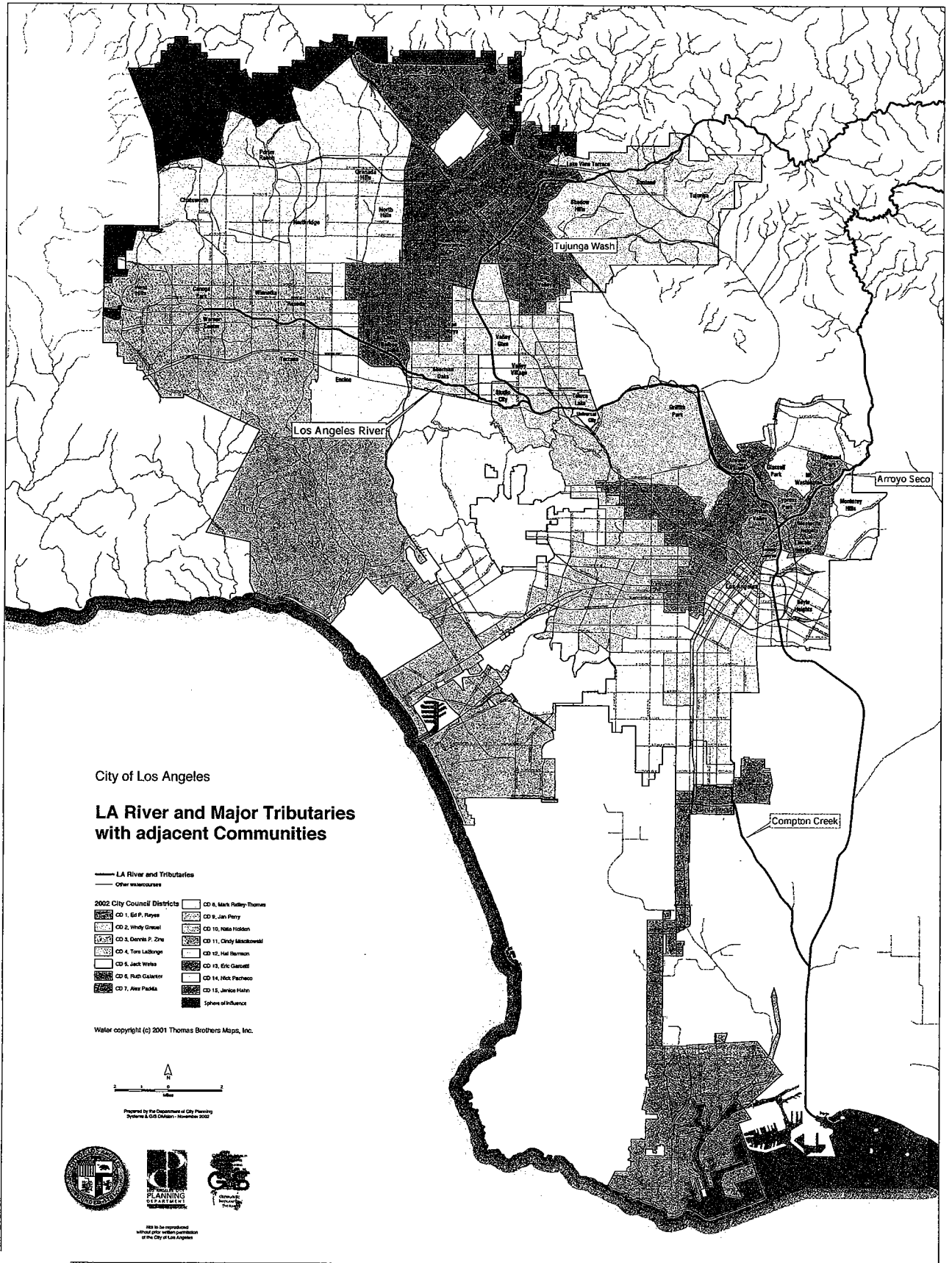
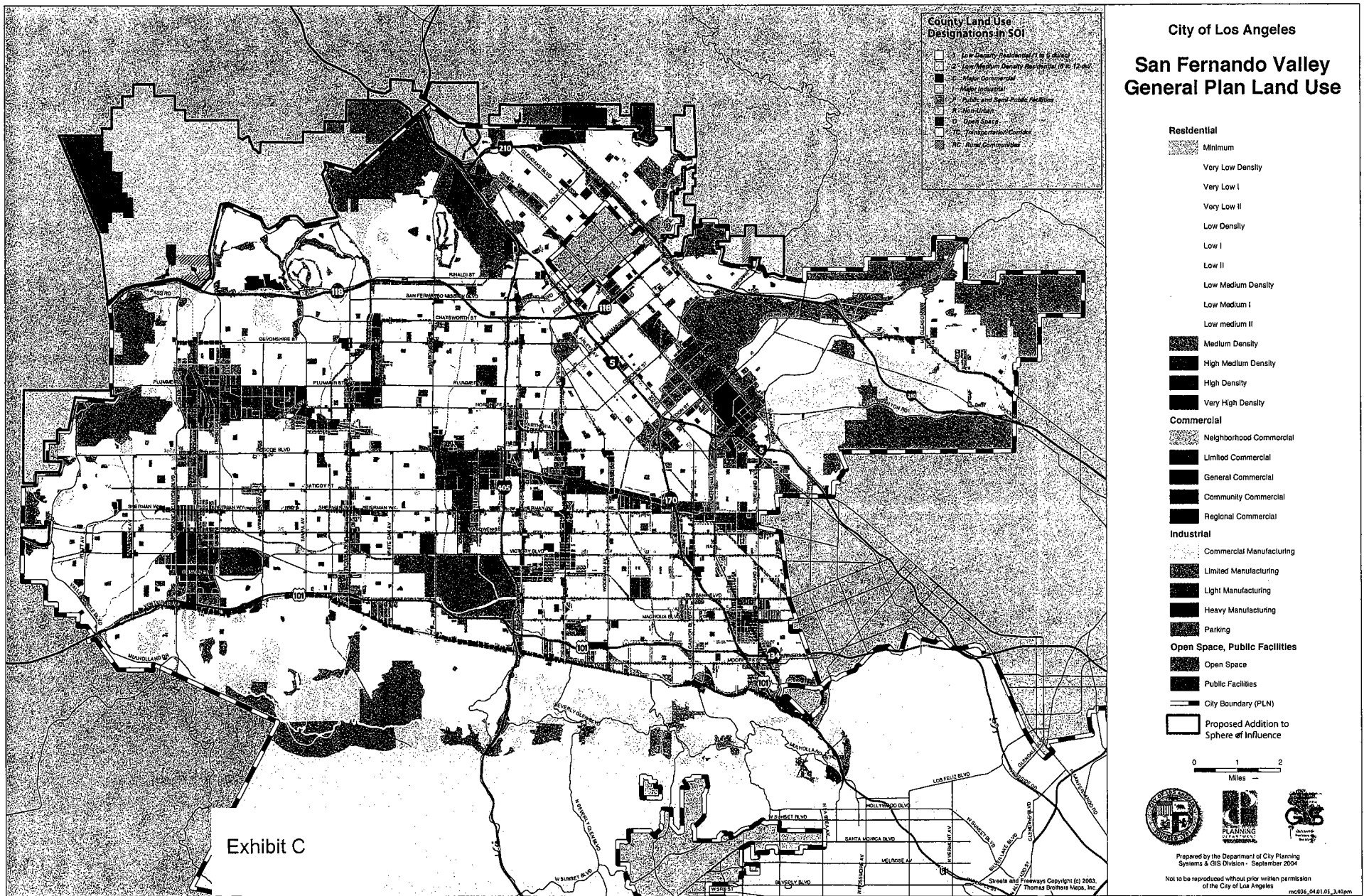


Exhibit B

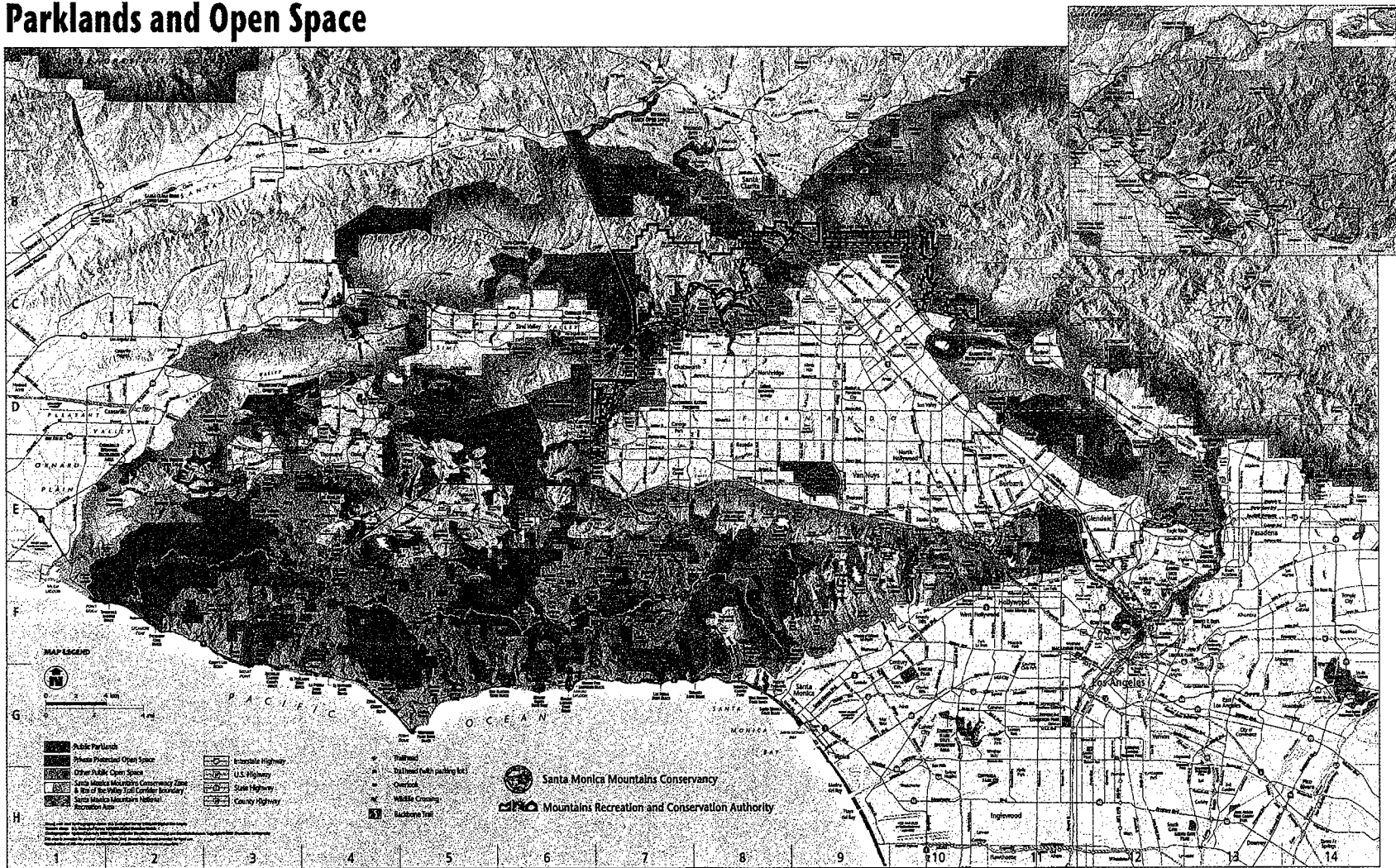
**Exhibit C: Map of San Fernando Valley General Land Use
and
County Land Use**



This is a black and white copy of the full color copy version and has been reduced 64%. Color Copy is available upon request.

Exhibit D: Map of the Rim of the Valley Corridor

Parklands and Open Space



SANTA MONICA MOUNTAINS CONSERVANCY ZONE - RIM OF THE VALLEY CORRIDOR

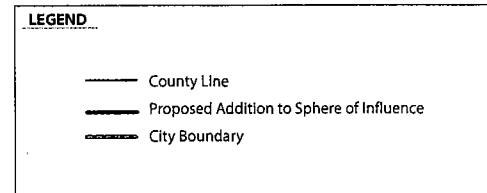


Exhibit D

This is a black and white copy of the full color version and has been reduced 64%. Color Copy is available upon request.

Exhibit E: Negative Declaration and Initial Study

CITY OF LOS ANGELES
 OFFICE OF THE CITY CLERK
 ROOM 395, CITY HALL
 LOS ANGELES, CALIFORNIA 90012
CALIFORNIA ENVIRONMENTAL QUALITY ACT
 PROPOSED **NEGATIVE DECLARATION**
 (Article V- City CEQA Guidelines)

LEAD AGENCY	COUNCIL DISTRICTS
LOS ANGELES CITY PLANNING DEPARTMENT	CD 12, CD 7, and CD 2

PROJECT TITLE	CASE #
Change of Organization or reorganization pursuant to the Cortese-Knox-Hertzberg Local Reorganization Act of 2000 (Title 5, Division 3, commencing with Section 56000 of the California government Code) relative to an amendment to boundaries of the Sphere of Influence for the City of Los Angeles. "Sphere of Influence per CF-00-2206"	ENV-2004-7108-ND CF-00-2206

PROJECT LOCATION

The proposed Sphere of Influence amendment area is located in north Los Angeles County, outside the existing limits of the City of Los Angeles. The general boundaries of the sphere are west to east, unincorporated areas near Dayton Canyon northward along the Ventura County line to the ridge line of the Santa Susanna Mountains, turning eastwardly along the ridge line of the Santa Susanna Mountains to the limits of the City of Santa Clarita at the Sierra Highway, and following the limits to the south and then east, and continuing to follow the ridge line eastward to and along the boundary of the Angeles National Forest, and turning southward to a terminus south of Little Tujunga Road. The project area is served by Interstate 5, Interstate 405, Interstate 210, State Highway 14, State Highway 118, and Little Tujunga Road. Undeveloped National Forest lands lie to the east of the proposed sphere boundary. To the south is the City of Los Angeles, whose northern boundary is developed primarily with single family residential dwellings to the west of Interstate 5, and light industrial development to the east. West of the proposed project area is the County of Ventura, developed with agricultural uses and scattered single family dwelling units. To the northwest of the project area are the undeveloped Santa Susanna Mountains that separate the San Fernando and Simi Valleys.

PROJECT DESCRIPTION

The project is a plan for modification to the adopted sphere in order to establish the probable ultimate physical boundaries and urban service area of the City of Los Angeles. The plan reflects the most efficient provision of future services including police, fire and utilities, and establishes who would have responsibility to provide such services. It is not an annexation nor initiation of annexation proceedings and does not change jurisdictional boundaries, regulatory authority, public or private services, tax revenue distribution, or land use. The proposed project covers 19,242 acres, or slightly more than 30 square miles.

NAME AND ADDRESS OF APPLICANT IF OTHER THAN CITY AGENCY

FINDING:

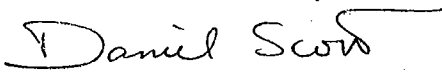
The City Planning Department of the City of Los Angeles has proposed that a mitigated negative declaration be adopted for this project because the mitigation measure(s) outlined on the attached page(s) will reduce any potential significant adverse effects to a level of insignificance.

SEE ATTACHED SHEET(S) FOR ANY MITIGATION MEASURES IMPOSED.

Any written comments received during the public review period are attached together with the responses of the Lead City Agency. The project decisionmaker may adopt this mitigated negative declaration, amend it, or require preparation of an EIR. Any changes made should be supported by substantial evidence in the record and appropriate findings made

THE INITIAL STUDY PREPARED FOR THIS PROJECT IS ATTACHED.

NAME OF PERSON PREPARING THIS FORM	TITLE	TELEPHONE NUMBER
M. Susan Whisnant	Planning Assistant	(818) 374-5044

ADDRESS	SIGNATURE (Official)	DATE
Los Angeles Department of City Planning 6262 Van Nuys Boulevard, Room 351 Van Nuys, CA 90401	Daniel M. Scott, Senior City Planner 	November 18, 2004

CITY OF LOS ANGELES

OFFICE OF THE CITY CLERK
ROOM 615, CITY HALL
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

INITIAL STUDY AND CHECKLIST

(Article IV – City CEQA Guidelines)

LEAD CITY AGENCY Los Angeles Department of City Planning	COUNCIL DISTRICTS CD 12, CD 7, and CD 2	DATE November 18, 2004
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RESPONSIBLE AGENCIES Los Angeles County Local Agency Formation Commission (LAFCO)

PROJECT TITLE/NO. Change of Organization or reorganization pursuant to the Cortese-Knox-Hertzberg Local Reorganization Act of 2000 (Title 5, Division 3, commencing with Section 56000 of the California government Code) relative to an amendment to boundaries of the Sphere of Influence for the City of Los Angeles. Sphere of Influence per CF-00-2206	CASE NO. ENV-2004-7108-ND CF-00-2206
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PREVIOUS ACTIONS CASE NO.	<input checked="" type="checkbox"/> DOES have significant changes from previous actions. <input type="checkbox"/> DOES NOT have significant changes from previous actions.
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PROJECT DESCRIPTION:
The project is a plan for modification to the adopted sphere in order to establish the probable ultimate physical boundaries and urban service area of the City of Los Angeles. The plan reflects the most efficient provision of future services including police, fire and utilities, and establishes who would have responsibility to provide such services. It is not an annexation nor initiation of annexation proceedings and does not change jurisdictional boundaries, regulatory authority, public or private services, tax revenue distribution, or land use. The proposed project covers 19,242 acres, or slightly more than 30 square miles.

ENVIRONMENTAL SETTING:
The project area is comprised of mountain ridges of varying heights, canyons and flat land. It is open space developed with approximately 740 single family dwelling units and multi-family dwellings that serve a population of approximately 1,550 persons including approximately 800 voters (according to the 2000 Los Angeles County Demographic prepared by the Los Angeles County Department of Regional Planning).

PROJECT LOCATION
The proposed Sphere of Influence amendment area is located in north Los Angeles County, outside the existing limits of the City of Los Angeles. The general boundaries of the sphere are west to east, unincorporated areas near Dayton Canyon northward along the Ventura County line to the ridge line of the Santa Susanna Mountains, turning eastwardly along the ridge line of the Santa Susanna Mountains to the limits of the City of Santa Clarita at the Sierra Highway, and following the limits to the south and then east, and continuing to follow the ridge line eastward to and along the boundary of the Angeles National Forest, and turning southward to a terminus south of Little Tujunga Road. The project area is served by Interstate 5, Interstate 405, Interstate 210, State Highway 14, State Highway 118, and Little Tujunga Road. Undeveloped National Forest lands lie to the east of the proposed sphere boundary. To the south is the City of Los Angeles, whose northern boundary is developed primarily with single family residential dwellings to the west of Interstate 5, and light industrial development to the east. West of the proposed project area is the County of Ventura, developed with agricultural uses and scattered single family dwelling units. To the northwest of the project area are the undeveloped Santa Susanna Mountains that separate the San Fernando and Simi Valleys.

PLANNING DISTRICT Chatsworth Porter Ranch, Northridge, Granada Hills-Knollwood, Sylmar, Sunland-Tujunga Lakeview Terrace- Shadow Hills—East La Tuna Canyon	STATUS: <input type="checkbox"/> PRELIMINARY <input type="checkbox"/> PROPOSED <input checked="" type="checkbox"/> ADOPTED: 7/14/1993, 7/10/1996, 8/6/1987, 11/18/1997
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EXISTING ZONING Land use designations would follow the County of Los Angeles General Plan as follows: N1 (Non-urban 1), N2 (Non-urban 2: 0.5 to 1.0 dwelling units per acre), U1 (Urban 1: 1.1 to 3.3 dwelling units per acre), Urban 2 (Urban 2: 3.4 to 6.6 dwelling units per acre), U3 (Urban 3: 6.7 to 15.0 dwelling units per acre), U4 (Urban 4: 15.1 to 40 dwelling units per acre), C (Commercial), M (Industrial), RR (Resort recreational), W (Flood way and flood plains: Special Management Area), and S (Significant Ecological Area (SEA): Special Management Area).	MAX. DENSITY ZONING n/a	
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PLANNED LAND USE & ZONE No change in land use and zoning.	MAX. DENSITY PLAN n/a	<input type="checkbox"/> DOES CONFORM TO PLAN <input type="checkbox"/> DOES NOT CONFORM TO PLAN
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PLANNED LAND USE & ZONE No change in land use and zoning.	MAX. DENSITY PLAN n/a	<input type="checkbox"/> DOES CONFORM TO PLAN <input type="checkbox"/> DOES NOT CONFORM TO PLAN
SURROUNDING LAND USES Undeveloped National Forest lands, single family residential dwellings, light industrial development, agricultural lands, Sunshine Canyon landfill.	PROJECT DENSITY n/a	<input checked="" type="checkbox"/> NO DISTRICT PLAN

DETERMINATION (To be completed by Lead Agency)

On the basis of this initial evaluation:

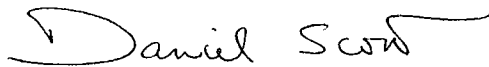
I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions on the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.

I find the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

I find the proposed project MAY have a “potentially significant impact” or “potentially significant unless mitigated” impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.

I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.



Daniel M. Scott
SIGNATURE

Senior City Planner
TITLE

EVALUATION OF ENVIRONMENTAL IMPACTS:

- 1) A brief explanation is required for all answers except “No Impact” answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A “No Impact” answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A “No Impact” answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants based on a project-specific screening analysis).
- 2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.
- 3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less than significant with mitigation, or less than significant. “Potentially Significant Impact” is appropriate if there is substantial evidence that an effect may be significant. If there are one or more “Potentially Significant Impact” entries when the determination is made, an EIR is required.
- 4) “Negative Declaration: Less Than Significant With Mitigation Incorporated” applies where the incorporation of a mitigation measure has reduced an effect from “Potentially Significant Impact” to “Less Than Significant Impact.” The lead agency must describe the mitigation measures, and briefly explain how they reduce the effect to a less than significant level (mitigation measures from Section XVII, “Earlier Analysis,” cross referenced).

- a) Earlier Analysis Used. Identify and state where they are available for review.
 - b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.
 - c) Mitigation Measures. For effects that are "Less Than Significant With Mitigation Measures Incorporated," describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.
- 6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated
- 7) Supporting Information Sources: A sources list should be attached, and other sources used or individuals contacted should be cited in the discussion.
- 8) This is only a suggested form, and lead agencies are free to use different formats; however, lead agencies should normally address the questions from this checklist that are relevant to a project's environmental effects in whichever format is selected.
- 9) The explanation of each issue should identify:
- a) The significance criteria or threshold, if any, used to evaluate each question; and
 - b) The mitigation measure identified, if any, to reduce the impact to less than significance.

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED:

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

- | | | |
|---|--|---|
| <input type="checkbox"/> Aesthetics | <input type="checkbox"/> Hazards & Hazardous Materials | <input type="checkbox"/> Public Services |
| <input type="checkbox"/> Agricultural Resources | <input type="checkbox"/> Hydrology/Water Quality | <input type="checkbox"/> Recreation |
| <input type="checkbox"/> Air Quality | <input type="checkbox"/> Land Use/Planning | <input type="checkbox"/> Transportation/Traffic |
| <input type="checkbox"/> Biological Resources | <input type="checkbox"/> Mineral Resources | <input type="checkbox"/> Utilities/Service Systems |
| <input type="checkbox"/> Cultural Resources | <input type="checkbox"/> Noise | <input type="checkbox"/> Mandatory Findings of Significance |
| <input type="checkbox"/> Geology/Soils | <input type="checkbox"/> Population/Housing | |

INITIAL STUDY CHECKLIST (To be completed by the Lead City Agency)

BACKGROUND

PROPONENT NAME City of Los Angeles	PHONE NUMBER (818) 374-5069
PROPONENT ADDRESS 6262 Van Nuys Boulevard, Room 351 Van Nuys, CA 91401-2709	
AGENCY REQUIRING CHECKLIST Los Angeles Department of City Planning	DATE SUBMITTED November 18, 2004
PROPOSAL NAME (If Applicable) Sphere of Influence per CF-00-2206	



ENVIRONMENTAL IMPACTS

(Explanations of all potentially and less than significant impacts are required to be attached on separate sheets)

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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I. AESTHETICS. Would the project:

- a. Have a substantial adverse effect on a scenic vista?
- b. Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings, or other locally recognized desirable aesthetic natural feature within a city-designated scenic highway?
- c. Substantially degrade the existing visual character or quality of the site and its surroundings?
- d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?

II. AGRICULTURAL RESOURCES. In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Department of Conservation as an optional model to use in assessing impacts on agriculture and farmland. Would the project:

- a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance, as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?
- b. Conflict the existing zoning for agricultural use, or a Williamson Act Contract?
- c. Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use?

III. AIR QUALITY. The significance criteria established by the South Coast Air Quality Management District (SCAQMD) may be relied upon to make the following determinations. Would the project result in:

- a. Conflict with or obstruct implementation of the SCAQMD or Congestion Management Plan?
- b. Violate any air quality standard or contribute substantially to an existing or projected air quality violation?

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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c. Result in a cumulatively considerable net increase of any criteria pollutant for which the air basin is non-attainment (ozone, carbon monoxide, & PM 10) under an applicable federal or state ambient air quality standard?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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d. Expose sensitive receptors to substantial pollutant concentrations?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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e. Create objectionable odors affecting a substantial number of people?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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IV. BIOLOGICAL RESOURCES. Would the project:

a. Have a substantial adverse effect, either directly or through habitat modification, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations by the California Department of Fish and Game or U.S. Fish and Wildlife Service ?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in the City or regional plans, policies, regulations by the California Department of Fish and Game or U.S. Fish and Wildlife Service ?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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c. Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh vernal pool, coastal, etc.) Through direct removal, filling, hydrological interruption, or other means?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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e. Conflict with any local policies or ordinances protecting biological resources, such as tree preservation policy or ordinance (e.g., oak trees or California walnut woodlands)?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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V. CULTURAL RESOURCES: Would the project:

a. Cause a substantial adverse change in significance of a historical resource as defined in State CEQA §15064.5?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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b. Cause a substantial adverse change in significance of an archaeological resource pursuant to State CEQA §15064.5?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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c. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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d. Disturb any human remains, including those interred outside of formal cemeteries?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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VI. GEOLOGY AND SOILS. Would the project:

a. Exposure of people or structures to potential substantial adverse effects, including the risk of loss, injury or death involving :

i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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ii. Strong seismic ground shaking?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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iii. Seismic-related ground failure, including liquefaction?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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iv. Landslides?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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b. Result in substantial soil erosion or the loss of topsoil?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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c. Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potential result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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d. Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial risks to life or property?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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e. Have soils incapable of adequately supporting the use of septic tanks or alternative waste water disposal systems where sewers are not available for the disposal of waste water?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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VII. HAZARDS AND HAZARDOUS MATERIALS. Would the project:

a. Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard for people residing or working in the project area?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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f. For a project within the vicinity of a private airstrip, would the project result in a safety hazard for the people residing or working in the area?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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g. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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h. Expose people or structures to a significant risk of loss, injury or death involving wildland fires, including where wildlands are adjacent to urbanized areas or where residences are intermixed with wildlands?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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VIII. HYDROLOGY AND WATER QUALITY. Would the proposal result in:

a. Violate any water quality standards or waste discharge requirements?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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b. Substantially deplete groundwater supplies or interfere with groundwater recharge such that there would be a net deficit in aquifer volume or a lowering of the local groundwater table level (e.g., the production rate of pre-existing nearby wells would drop to a level which would not support existing land uses or planned land uses for which permits have been granted)?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, in a manner which would result in substantial erosion or siltation on- or off-site?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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d. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or substantially increase the rate or amount of surface runoff in an manner which would result in flooding on- or off site?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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e. Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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f. Otherwise substantially degrade water quality?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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g. Place housing within a 100-year flood plain as mapped on federal Flood Hazard Boundary or Flood Insurance Rate Map or other flood hazard delineation map?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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h. Place within a 100-year flood plain structures which would impede or redirect flood flows?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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i. Expose people or structures to a significant risk of loss, inquiry or death involving flooding, including flooding as a result of the failure of a levee or dam?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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j. Inundation by seiche, tsunami, or mudflow?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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IX. LAND USE AND PLANNING. Would the project:

a. Physically divide an established community?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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b. Conflict with applicable land use plan, policy or regulation of an agency with jurisdiction over the project (including but not limited to the general plan, specific plan, coastal program, or zoning ordinance) adopted for the purpose of avoiding or mitigating an environmental effect?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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c. Conflict with any applicable habitat conservation plan or natural community conservation plan?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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X. MINERAL RESOURCES. Would the project:

a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan, or other land use plan?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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XI. NOISE. Would the project:

Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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- a. Exposure of persons to or generation of noise in level in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?
- b. Exposure of people to or generation of excessive groundborne vibration or groundborne noise levels?
- c. A substantial permanent increase in ambient noise levels in the project vicinity above levels existing without the project?
- d. A substantial temporary or periodic increase in ambient noise levels in the project vicinity above levels existing without the project?
- e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?
- f. For a project within the vicinity of a private airstrip, would the project expose people residing or working in the project area to excessive noise levels?

XII. POPULATION AND HOUSING. Would the project:

- a. Induce substantial population growth in an area either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?
- b. Displace substantial numbers of existing housing necessitating the construction of replacement housing elsewhere?
- c. Displace substantial numbers of people necessitating the construction of replacement housing elsewhere?

XIII. PUBLIC SERVICES. Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:

- a. Fire protection?
- b. Police protection?

	Potentially Significant Impact	Potentially Significant Unless Mitigation Incorporated	Less Than Significant Impact	No Impact
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- | | | | | |
|---|--------------------------|--------------------------|--------------------------|-------------------------------------|
| c. Schools? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| d. Parks? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| e. Other governmental services (including roads)? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

XIV. RECREATION.

- | | | | | |
|--|--------------------------|--------------------------|--------------------------|-------------------------------------|
| a. Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

XV. TRANSPORTATION/CIRCULATION. Would the project:

- | | | | | |
|--|--------------------------|--------------------------|--------------------------|-------------------------------------|
| a. Cause an increase in traffic which is substantial in relation to the existing traffic load and capacity of the street system (i.e., result in a substantial increase in either the number of vehicle trips, the volume to ratio capacity on roads, or congestion at intersections)? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| b. Exceed, either individually or cumulatively, a level of service standard established by the county congestion management agency for designated roads or highways? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| c. Result in a change in air traffic patterns, including either an increase in traffic levels or a change in location that results in substantial safety risks? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| d. Substantially increase hazards to a design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| e. Result in inadequate emergency access? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| f. Result in inadequate parking capacity? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| g. Conflict with adopted policies, plans, or programs supporting alternative transportation (e.g., bus turnouts, bicycle racks)? | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

XVI. UTILITIES. Would the project:

Potentially Significant Impact Potentially Significant Unless Mitigation Incorporated Less Than Significant Impact No Impact

- a. Exceed wastewater treatment requirements of the applicable Regional Water Quality Control Board?
- b. Require or result in the construction of new water or wastewater treatment facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?
- c. Require or result in the construction of new stormwater drainage facilities or expansion of existing facilities, the construction of which could cause significant environmental effects?
- d. Have sufficient water supplies available to serve the project from existing entitlements and resource, or are new or expanded entitlements needed?
- e. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?
- f. Be served by a landfill with sufficient permitted capacity to accommodate the project's solid waste disposal needs?
- g. Comply with federal, state, and local statutes and regulations related to solid waste?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

XVII. MANDATORY FINDINGS OF SIGNIFICANCE.

- a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?
- b. Does the project have impacts which are individually limited, but cumulatively considerable?
("Cumulatively considerable" means that the incremental effects of an individual project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects).
- c. Does the project have environmental effects which cause substantial adverse effects on human beings, either directly or indirectly?

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

DISCUSSION OF THE ENVIRONMENTAL EVALUATION (Attach additional sheets if necessary)

The list of impact categories and subcategories were prepared pursuant to the public Resources Code and the California Environmental Quality Act (CEQA). [Please see the following sections of the Public Resources Code and CEQA Guidelines: Public Resources code section 21082.2 (Significant effect based on substantial evidence, not public controversy or speculation), CEQA sections 15063 (Initial Study), 15064 (Determining the Significance of Environmental Effects Caused by a Project), 15065 (Mandatory Findings of Significance), 15070 (Decision to Prepare a Negative or Mitigated Negative Declaration; ND/MND), 15071 (Contents {of ND/MND}) and 15047 (Consideration and Adoption of a Negative Declaration or Mitigated Negative Declaration)]

The Public Resources Code and CEQA Guidelines explicitly indicate "substantial evidence" as a basis for determining the significance of impacts on the environment caused by a Project. Public Resources code section 21082.2 (c) states - "argument, speculation, unsubstantiated opinion or narrative, evidence which is clearly inaccurate or erroneous, or evidence of social or economic impacts which do not contribute to, or are not caused by, physical impacts on the environment, is not substantial evidence. Substantial evidence shall include facts, reasonable assumptions predicated upon facts, and expert opinion supported by facts." Public Resources Code section 21082.2 (b) states - "The existence of public controversy over the environmental effects of a project shall not require preparation of an environmental impact report if there is no substantial evidence, in light of the whole record before the lead agency, that the project may have a significant effect on the environment" (also see CEQA Guidelines sections 15382 and 15384).

Furthermore, the determination to prepare a Negative or Mitigated Negative Declaration (ND/MND) or an Environmental Impact Report (EIR) is reached by the examination of certain facts and supporting data, which clearly support the method of disclosure (i.e. ND/MND, EIR), alternatives, and mitigation of environmental impacts. The following criteria must be evident when an EIR is required by the Lead Agency (CITY OF LOS ANGELES) per CEQA Guidelines section 15065 (Mandatory Findings of Significance); a project will have a significant effect if it will:

- Substantially degrade environmental quality
- Substantially reduce fish or wildlife habitat.
- Cause a fish or wildlife habitat to drop below self-sustaining levels.
- Threaten to eliminate a plant or animal community.
- Reduce number, or restrict range of a rare, threatened, or endangered species.
- Eliminate important examples of major periods of California history or prehistory.
- Achieve short-term goals to the disadvantage of long-term goals.
- Result in environmental effects that are individually limited but cumulatively considerable.
- Result in environmental effects that will cause substantial adverse effects on human beings.

PREPARED BY	TITLE	TELEPHONE #	DATE
M. Susan Whisnant	Planning Assistant	(818) 374-5044	November 2004

Exhibit F: Sphere of Influence Amendment Application

LOS ANGELES SPHERE OF INFLUENCE AMENDMENT APPLICATION
(Pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act
of 2000, Division 3, Title 5 Commencing with Section 56000,
of the Government Code)

TO: LOCAL AGENCY FORMATION COMMISSION

County of Los Angeles
Room 383, Hall of Administration
500 West Temple Street
Los Angeles, California 90012

DESIGNATION OF PROPOSAL: Amendment to Sphere of Influence

AFFECTED CITY/DISTRICT: City of Los Angeles

RELATED JURISDICTIONAL CHANGES: None

GENERAL LOCATION OF PROPOSAL: The proposed Sphere of Influence amendment area is located in north Los Angeles County, outside the existing limits of the City of Los Angeles. The general boundaries of the sphere are west to east, unincorporated areas near Dayton Canyon northward along the Ventura County line to the ridge line of the Santa Susana Mountains, turning eastwardly along the ridge line of the Santa Susana Mountains to the limits of the City of Santa Clarita at the Sierra Highway, and following the limits to the south and then east, and continuing to follow the ridge line eastward to and along the boundary of the Angeles National Forest, and turning southward along the limits of the City of Los Angeles to a terminus south of Little Tujunga Road.

THOMAS GUIDE PAGE(S): LA County: 480, 481, 482, 499, 500, 503, 504, 529,
559, 4640, 4641, 4642
Ventura County: 367, 479

PROPOSAL INITIATED BY: Resolution Landowner/Voter Petition

APPLICANT: City of Los Angeles
6262 Van Nuys Blvd., Room 351
Van Nuys, CA 91401-2709

SIGNED: _____
Daniel M. Scott, Senior City Planner

TELEPHONE: (818) 374-5069

DATE: May 4, 2005

I. THE SUBJECT AREA

A. GENERAL DESCRIPTION

1. **Acres or square miles:** 19,242 acres or slightly more than 30 square miles.
2. **Major highways and streets serving the area:** The proposed area is served by Interstate 5, Interstate 405, Interstate 210, State Highway 14, State Highway 118, and Little Tujunga Road.
3. **Topography:** Mountain ridges of varying heights; canyons and flat land make up the general topography of the area.
4. **Physical boundaries):**
Santa Susana Mountain ridge line.

B. POPULATION AND HOUSING

1. **Estimated population:** The estimated population for the proposed Sphere of Influence outside of the City limits is approximately 1,550 persons.
2. **Number of registered voters:** Approximately 800 voters.
(2000 Los Angeles County Demographic Profile Prepared by the Los Angeles County Department of Regional Planning)
3. **Number and type of dwelling units:** The area within the proposed Sphere of Influence outside the incorporated city limits contains approximately 740 single-family and multi-family dwelling units. The area contains housing that is primarily single family dwelling units.

C. LAND USE AND ZONING

1. **Existing land use in the subject area:** The existing land uses in the subject area are open space, with scattered single-family homes and multi-family homes.
2. **Planned land use designations in the surrounding area:**
Land use designations will not change as a result of the amendment. The County of Los Angeles General Plan covers the area included within the proposed amendment area to the sphere of influence. The designations include: N1 (Non-urban 1), N2 (Non-urban 2: 0.5 to 1.0 dwelling units per acre), U1 (Urban 1: 1.1 to 3.3 dwelling units per acre), Urban 2 (Urban 2: 3.4 to 6.6 dwelling units per acre), U3 (Urban 3: 6.7 to 15.0 dwelling units per acre), U4 (Urban 4: 15.1 to 40 dwelling units per acre), C (Commercial), M (Industrial), RR (Resort recreational), W (Floodway and floodplains: Special Management Area), and S (Significant Ecological Area [SEA]: Special Management Area).

II THE PROPOSAL

- A. Reasons for initiation of this proposal:** The Sphere of Influence Study was prepared by the City of Los Angeles to plan for the probable ultimate physical boundaries and urban service area of the a portion of the northern border of the City of Los Angeles. It is presented as an informational and advocacy tool to assist members of the Local Agency Formation Commission (LAFCO) in making their determinations pursuant to Government Code Section 56076.
- B. Alternate courses of action:** Alternate course of action are denial of the proposed sphere and continuation of the of the current sphere with a border coterminous with the limits of the City of Los Angeles.
- C. Services and/or costs to residents or landowners in the area:** Services and/or costs to residents or landowners in the area would not be increased, reduced, or eliminated as a result of this proposal.
- D. Terms or conditions requested as part of this proposal:** Standard LAFCO conditions are anticipated and acceptable.

III. GENERAL

- A. Names and addresses of persons, organization or agencies known to you who may be opposed to this proposal:**
Carlyle W. Hall, Jr. for Las Lomas
Akin Gump Strauss Hauer & Feld
2029 Century Park East, Suite 2400
Los Angeles, CA 90067-3012
(310) 728-3242
- B. Names and addresses of persons who are to receive notice of hearing, staff report, and minutes:**

City of Los Angeles, Planning Department
c/o Susan Whisnant, Planning Assistant
6262 Van Nuys Blvd. Room 351
Van Nuys, CA 91401-2709

John Wickham, CLA
City Hall 255
200 North Spring Street
Los Angeles, CA 90012

Dale Thrush, CD 2
City Hall 475
200 North Spring Street
Los Angeles, CA 90012

Tom Henry, CD 3
City Hall 450
200 North Spring Street
Los Angeles, CA 90012

Dan Rosales, CD 7
City Hall 465
200 North Spring Street
Los Angeles, CA 90012

Kevin Keller, CD 11
City Hall 415
200 North Spring Street
Los Angeles, CA 90012

Phyllis Winger, CD 12
City Hall 405
200 North Spring Street
Los Angeles, CA 90012

**Exhibit G: Resolution to Initiate Proceedings to Adopt an
Amended Sphere of Influence**

Resolution No. _____

A RESOLUTION OF THE APPLICATION BY THE
CITY COUNCIL OF THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES,
STATE OF CALIFORNIA,
REQUESTING THE LOCAL AGENCY FORMATION COMMISSION OF THE COUNTY
OF LOS ANGELES TO
INITIATE PROCEEDINGS TO ADOPT AN AMENDED SPHERE OF INFLUENCE FOR,
AND AS PROPOSED BY, THE CITY OF LOS ANGELES.

WHEREAS, the City of Los Angeles desires to initiate proceedings pursuant to the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000, Division 3, commencing with Section 56000 of the California Government Code;

WHEREAS, this proposal is consistent with the spirit and intent of sections 56427 and 56428 of the California State Code;

WHEREAS, the territory proposed to be included in this sphere of influence is set forth in Exhibit "A", attached hereto and by this reference incorporated;

WHEREAS, the City has prepared and adopted a comprehensive general plan for the City and generally all the territories within the proposed sphere of influence area;

WHEREAS, the City Council of the City of Los Angeles conducted a public meeting on *(insert date)* pursuant to applicable law, to consider the proposed sphere of influence;

Exhibit G

WHEREAS, the reasons for this proposed sphere of influence are as follows:

3. Facilitate orderly growth in the unincorporated areas adjacent to the City of Los Angeles;
4. Coordinate property development standards and encourage timely provision of adequate and essential services such as streets, sewer, water, police and fire protection, parks and recreation, flood control, and solid waste disposal, as urbanization of unincorporated areas occurs;
5. Promote cooperative planning between the City of Los Angeles and the County of Los Angeles, various public/private service entities, and major landowners, and so facilitate proper implementation of their respective general or master plans;
6. Assist all government agencies and private entities in planning and scheduling the logical, orderly, and economic extension of their facilities and services, thus avoiding expensive and unnecessary duplication of effort;
7. Promote, assist, and enhance property owners' ability to plan comprehensively, and with reasonable assurance, for the ultimate use and development of their lands; and

WHEREAS, the City Council of the City of Los Angeles, California, has considered all evidence, oral and documentary, and is advised in the premises.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Los Angeles, California, does hereby determine and find as follows:

Section 1. This resolution is hereby adopted and approved by the City Council, and the Local Agency Formation Commission of the County of Los Angeles is hereby requested to initiate proceedings to adopt an amended sphere of influence as mapped in Exhibit "A", which is incorporated herein by this reference, according to the terms and conditions stated above, and in the manner provided by the Cortese-Knox-Hertzberg Local Government Reorganization Act of 2000.

Section 2. The City Council hereby directs and authorizes the City Clerk of the City of Los Angeles to file a certified copy of this resolution with the Executive Officer of the Local Agency Formation Commission of the County of Los Angeles.

Section 3. The City Clerk shall certify the adoption of this resolution.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2005.

James K. Hahn, Mayor

ATTEST:

J. Michael Carey, City Clerk

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES)
CITY OF LOS ANGELES)

I, J. Michael Carey, City Clerk of the city of Los Angeles, do hereby certify that the foregoing Resolution was duly adopted by the City Council of the City of Los Angeles.