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CITY CLERK

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EXECUTIVE OFFICER

CITY OF LOS ANGELES
CALIFORNIA



ANTONIO R. VILLARAIGOSA
MAYOR

OFFICE OF
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MIRANDA C. PASTER
ACTING DIVISION HEAD

April 1, 2010

Honorable Members of the City Council
City Hall, Room 395
200 North Spring Street
Los Angeles, California 90012

Council District 12

REGARDING: CHATSWORTH BUSINESS IMPROVEMENT DISTRICT (MERCHANT-BASED) RECONFIRMATION PROCEDURE FOR THE 2010/2011 FISCAL YEAR

Honorable Members:

On September 7, 1999, the City Council adopted Ordinance 172,795, which established the Chatsworth Business Improvement District (Chatsworth BID), located in Council District 12 (CF 07-1803). The City is required to conduct reconfirmation proceedings in order to levy a special assessment, which supports each year of District operations. The Chatsworth BID will complete its eighth operating year on May 31, 2010. The Chatsworth BID Advisory Board has submitted an Annual Report and is ready to proceed with the reconfirmation of the Chatsworth BID. The Annual Report for the BID's ninth operating year, beginning June 1, 2010 through May 31, 2011, is presented with this Report for Council consideration as "Attachment 1."

RECONFIRMATION PROCESS

The reconfirmation process consists of the adoption of an Ordinance of Intention, the approval of the Annual Report from the District's management entity and a public hearing prior to the adoption of an Ordinance, which would authorize the special assessment to fund operations for the next year of the program. We have received and reviewed the Annual Report as submitted by the Chatsworth BID Advisory Board and as required by law (Section 36533, California Streets and Highways Code). The report includes the various programs and activities, which would be supported by assessment revenue and interest earnings.

PROPOSED BUDGET

The proposed budget for the Chatsworth BID's 2010-2011 operating year is \$132,420. This amount includes revenue of \$102,420 from BID assessments and approximately \$30,000 rolled over from a video surveillance pilot project in the 2009/2010 BID year budget which was determined to be unfeasible to pursue. The rollover funds from the pilot project are

being attributed to a new gateway marker project in the 2010/2011 fiscal year. A copy of the complete 2010/2011 budget is included in the Annual Report in Attachment 1.

PROPOSED DISTRICT BOUNDARIES

The Chatsworth BID's boundaries for its 2010/2011 operating year remain unchanged from the BID's 2009/2010 operating year and are generally described as all commercial businesses along Devonshire Street from 20419 to 21930, along Mason Street from 10116 to 10370 on the even side and 10241 to 10317 on the odd side, and along Old Depot Plaza Road from 10030 to 10050. A map illustrating the Chatsworth BID's boundaries for its 2009/2010 operating year is included in the Annual Report (Attachment 1).

PROPOSED IMPROVEMENTS AND PROGRAMS

The Chatsworth BID's activities and programs for the 2010/2011 operating year include, but are not limited to: marketing, security, streetscape/landscape maintenance, and administrative activities, which would be supported by assessment revenue and are described in its Annual Report (Attachment 1).

ASSESSMENT METHODOLOGY

The assessment methodology for the Chatsworth BID is based on business categories. Businesses are categorized based on their type of business, and each category is assessed a flat rate.

A full description of the assessment methodology with the classification of businesses and assessment schedule is included in the Annual Report (Attachment 1).

CONTRACTING WITH NON-PROFIT SERVICE PROVIDER

Upon the establishment of the District, State law requires that the City enter into an agreement with an Owners' Association for the administration of the District. City policy dictates that competitive bidding requirements are to be met when contracting. However, Charter section 371(e)(10) provides an exception to the competitive bidding requirements, and states, in relevant part, that the competitive bidding process does not apply to contracts "where the contracting authority finds that the use of competitive bidding would be undesirable, impractical or impossible or where the common law otherwise excuses compliance with competitive bidding requirements."

From its first operating year, the Chatsworth Business Improvement District has been administered by the Chatsworth B.I.D., Inc., a California non-profit mutual benefit corporation, which oversees expenditures and manages and implements improvements and activities related to the BID. Through its longstanding presence in the Chatsworth community and as administrator of the BID during its 8 years of operation, the Chatsworth B.I.D., Inc. possesses unique knowledge and expertise of the Chatsworth BID and has a

vested interest in its success. Therefore, the City Clerk finds that it would be undesirable and impractical to comply with the competitive bidding requirements or to select another entity to administer the District.

ASSESSABLE CITY PROPERTY

There are no City-owned properties located within the Chatsworth BID boundaries.

FISCAL IMPACT

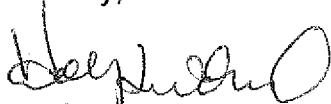
There is no impact on the General Fund.

City Clerk administrative expenses for BID-related services will be charged to the BID and will be recovered from the collected assessments. The estimated amount of recoverable costs for the BID's ninth year of operation will be \$4,096.80 or four percent (3% plus an additional 1% for the processing of assessment bills for a total of 4%) of the BID's 2010/2011 fiscal year total assessment revenue of \$102,420.

RECOMMENDATIONS

1. ADOPT an Ordinance of Intention confirming the Chatsworth BID Annual Report and levying an annual assessment for the Chatsworth BID's ninth operating year, June 1, 2010 to May 31, 2011.
2. DIRECT the City Clerk to schedule, prepare, publish, and mail the public hearing notice, as required by the provisions of Section 36500 et seq. of the California Streets and Highways Code.
3. INSTRUCT the City Clerk, subject to approval by the City Attorney as to form and legality, to prepare an enabling Ordinance levying the special assessment for the Chatsworth BID's ninth operating period beginning June 1, 2010 to May 31, 2011.
4. AUTHORIZE the City Clerk, subject to City Attorney approval, to prepare, execute, and administer a contract between the City and the Chatsworth B.I.D., Inc. to administer the Chatsworth BID, if the Ordinance reconfirming the BID is adopted.

Sincerely,


June Lagmay
City Clerk

JL:HLW:MCP:RMH:pm

Attachment: Chatsworth 2010/2011 Annual Report; Ordinance of Intention

BY mcb/ma DEPUTY
CITY CLERK

2010 APR 14 AM 11:35

RECEIVED
CITY CLERK'S OFFICE



CHATSWORTH BUSINESS IMPROVEMENT DISTRICT INC.
10038 Old Depot Plaza Road
Chatsworth, 91311
Telephone: 818-721-0171

March 23, 2010

Mr. Paul Makowski
Office of the City Clerk
200 N. Spring Street, Room 224
Los Angeles, CA 90012

RECEIVED
MAR 30 2010
ADMIN. SVCS

Re: Chatsworth Business Improvement District
2010-2011 Annual Report

Dear Mr. Paul Makowski,

As required under the Chatsworth Business Improvement District agreement with the City of Los Angeles, the Chatsworth Business Improvement District **Advisory Board** have reviewed in detail both the year to date activities and proposed 2010-2011 budget.

We are pleased to endorse and approve the Annual Report for the renewal year 2010-2011.

Cordially,

Dan L. Huffman, Chairperson
Chatsworth BID Advisory Board

cc:
Administrative Services
Special Assessments Unit

Chatsworth Business Improvement District

2010/2011 Annual Report

(The fiscal year is from
June 1, 2010 to May 31, 2011)

Prepared by:
Rana Ghadban
BID Administrator

2010/2011 Annual Report Chatsworth Business Improvement District (Chatsworth BID)

Name of Business Improvement District:

Chatsworth Business Improvement District

Fiscal year:

June 1, 2010 to May 31, 2011

Advisory Board Members:

1. Dan L. Huffman
2. Ed Barker
3. Linda van der Valk
4. Jerry England
5. Marcia Carter
6. Gary Thomas

The advisory board approved this 2010/2011 Annual Report on March 23, 2010.

There are no proposed changes to the boundaries or benefit zones.

New businesses that opened within the Chatsworth BID after the notice of the required public hearing for the ordinance for levying the 2010/2011 assessments was sent by the Los Angeles City Clerk will be exempt from the 2010/2011 assessment; however, they will be subject to assessments in future years. Any businesses that relocate within the BID year and remain within the BID area must pay their assessments and the rolls will be updated.

The estimated cost for providing improvements and activities for 2010/2011 is \$132,420 as presented in the Budget Proposal in **Attachment 1**. The total amount of assessments that businesses will be billed is \$102,420. The assessment methodology and assessment listing for Chatsworth businesses are attached to this report as **Attachment 2**. The Chatsworth BID has an estimated surplus balance of \$30,000 from the 2009/2010 fiscal year that will be carried forward to the 2010/2011 fiscal year.

To our knowledge, there are no other grants or contributions to be made from other sources other than the assessments levied pursuant to this report.

2009/2010 Programs were as follows:

- A. **Administration:** The BID continued to outsource administration to the Chatsworth/Porter Ranch Chamber of Commerce, and included: use of facility space, furniture, utilities, office equipment, office supplies, postage, and personnel to accomplish the day-to-day operations of the BID which include but are not limited to, bookkeeping, Stakeholder and BID area support services, marketing, publicity, promotions, fielding phone calls, report preparation, filing, disbursements, copying and mailing of newsletter and other materials and correspondence. In addition, it includes Directors and Officers and liability insurance, bank service charges, postage and local taxes. The annual CPA review required was conducted as well. The administrator also oversees all volunteers' work including data entry in our database as well as the preparation and distribution of all communication materials to stakeholders. The use of two enhanced websites improved stakeholders' visibility and, thus, increased business within the BID among Stakeholders and with the community at large.
- B. **Marketing:** The primary marketing focus for 2009/2010 has been to support and promote stakeholders' businesses in this difficult economic time. Our emphasis has been on our "Shop Chatsworth" marketing campaign, encouraging shopping within and thus keeping our money circulating in our community in the "Gold Card" members rewards program. Each BID stakeholder got the opportunity to advertise, for free, its benefits, discounts or promotions to all BID stakeholders, their friends, customers, employees and families on our websites. Cards have been widely distributed in the community. BID also participated in the Chatsworth Annual Holiday Parade and distributed Gold Cards to local residents. BID Board Members have personally distributed "Shop Chatsworth" branded "green" shopping bags to each stakeholder stuffed with stakeholders' promotional items. The BID has advertised the initiative widely in the community with bold, brightly-colored posters, counter tent signs and window decals that have been and continue to be made available to our stakeholders. The signature Chatsworth-themed benches and trash receptacles have been enhanced with "Shop Chatsworth" and website address decals. Through January 4, 2010, a billboard in the middle of the Devonshire corridor next to IHOP proclaimed our business initiative further using the "branded" marketing style of the posters and decals.
- C. **Security/Business Watch:** The Security Patrol Program has been maintained, providing nightly security patrols in the BID corridor 7 nights a week, 4 times per night, helping to make the BID corridor a safer and more desirable destination for businesses and patrons. Monthly security update reports have been submitted to the BID administrator and are circulated to Stakeholders in the newsletter for evaluation. Our Business-Watch Programs continue to maintain security and the overall safety and well-being of the BID.

- D. **Streetscape/Landscape Maintenance**: Our American flag installation along the BID corridor continued during Memorial Day to 4th of July. In addition, ongoing services for maintenance of our "Welcome to Chatsworth" signs and distinctive Chatsworth-themed sidewalk benches and trash receptacles have continued to take place. We have been successful in partnering with the youth community services department at Chatsworth High School and we hope to continue this year in having the youth assist us in volunteerism for community service time.
- E. **New Projects**: The Funds allocated to this category were not utilized in 2009/2010; after thorough research, the video surveillance pilot project was found not to be viable due to high costs. The remaining funds in this category will be rolled over to the following year to restore the Stakeholders' festival and implement the Gateway/Marker Project which will be part of the 2010/2011 new projects.

2010/2011 PLANNED ACTIVITIES: The Business Improvement District (BID) has put together a five year strategy for building value for businesses on the Devonshire Corridor. As business owners on the Devonshire Corridor, BID stakeholders are responsible for the strategic direction of the business community. BID Board Members have developed the current strategy over the last two months and built in specific metrics and milestones to measure progress with an ultimate goal of helping businesses and people in our community. Strong and healthy businesses create a safe, clean and positive environment for our community.

BID members have identified areas for improvement with regard to the strategic direction of the BID:

1. Drive revenue to Chatsworth businesses
2. Real measurements and results from BID initiatives
3. Improved communication with stakeholders
4. Visible improvements and accomplishments by the BID
5. Stakeholders' awareness of BID and its value
6. Improved cost control

To accomplish the strategy, BID Board Members have produced the following initiatives:

- Chatsworth Summerfest
- Welcome to Chatsworth Gateway Marker
- Chatsworth Light Pole Banisters
- Business Front Improvement
- Web Marketing Strategy
- BID Business Outreach
- Chatsworth Gold Card

In addition to maintaining the 2009-2010 program objectives, the 2010-2011 objectives include:

- A. **Administration:** There is no change from 2009-2010 activities in item for 2010-2011. The BID will continue to outsource administration to the Chatsworth/Porter Ranch Chamber of Commerce, which includes: use of facility space, furniture, utilities, office equipment, office supplies, postage, and personnel to accomplish the day-to-day operations of the BID which include but are not limited to, bookkeeping, Stakeholder and BID area support services, marketing, publicity, promotions, fielding phone calls, report preparation, filing, disbursements, copying and mailing of newsletter and other materials and correspondence. The administrator will also oversee part-time personnel and all volunteers' work including data entry and the preparation and distribution of all communication materials to stakeholders. The annual CPA review required shall be conducted in this category as well. The

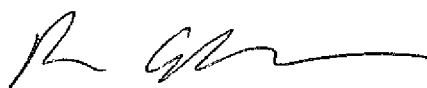
Administrator will also support and coordinate programs, events, advertising and promotional programs intended to increase business within the BID among Stakeholders and with the community at large.

- B. **Marketing:** For 2010-2011, a newly-formed Strategic Planning Committee will be reviewing our current marketing strategy to improve all aspects of marketing including: reviewing and improving our websites; allowing stakeholders to update their online profile and their Gold Card listing; and creating an online community calendar. Holiday Parade participation will continue, as well as targeting advertising in print and visual, audio and virtual media designed to promote the Gold Card and to support Stakeholders' business.
- C. **Security/Business Watch:** Both the Security Patrol Program and Business Watch Program utilized in 2009-2010 will continue in 2010-2011. We plan ongoing evaluation of these programs and consideration of improvement modalities as the need requires (this program continues to be very successful).
- D. **Streetscape/Landscape Maintenance:** In addition to what was done in 2009-2010, for 2010-2011 we are considering other streetscape enhancements, possibly including trees and tree-well maintenance and creating distinctive western-themed street name signs along the Devonshire corridor.
- E. **New Projects:** 2009-2010 funds for this category were not used for the video surveillance pilot project and are being rolled over into 2010-2011 for new projects. We are considering the implementation of a "Welcome to Chatsworth" Gateway Marker; and the restoration of Chatsworth Summerfest. We are currently researching the feasibility of delivering both projects during the 2010-2011 year. In addition to these two projects for 2010-2011, we are looking into the feasibility of implementing other projects which may include Chatsworth Light Pole Banisters and Business Front Improvement.

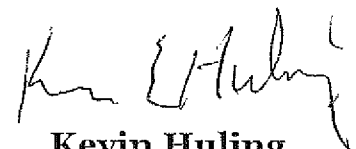
Costs for the 2010/2011 planned activities mentioned above are outlined in the 2010/2011 Budget Proposal which is attached to this report as **Attachment 1**.

I certify that I represent the non-profit organization of the Chatsworth Business Improvement District, Incorporated and I am authorized to submit this report on behalf of the organization.

Respectfully submitted by:



Rana Ghadban
BID Administrator



Kevin Huling
BID President

Chatsworth Business Improvement District Budget Proposal 2010/2011

ESTIMATED REVENUE FOR 2010/2011:

Amount carried forward from 2009/2010:	\$30,000
Estimated assessments for 2010/2011:	\$102,420

Total Estimated Revenue	\$132,420
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ESTIMATED EXPENSES FOR 2010/2011:**Administration (A)**

- | | |
|--|-----------|
| • Outsource full administrative services:
Including Marketing Assistance, Newsletter
Production/Publishing/Copying | \$ 24,000 |
| • Outside temp help | \$ 5,000 |
| • Insurance (Directors and Officers & Liability) | \$ 3,000 |
| • General Postage/Supplies | \$ 1,500 |
| • Bank service charges/print checks | \$ 200 |
| • CPA Review | \$ 2,500 |

Total Administration Expenses	\$ 36,200
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Marketing (B)

- | | |
|--|-----------|
| • Web Hosting & Maintenance | \$ 2,400 |
| • American Flag installations | \$ 1,450 |
| • Stakeholders Advertising and Promotion | \$ 12,000 |

Total Marketing Expenses	\$ 15,850
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Gold Card Member Rewards Program Promotion, Stakeholder Directory, and Website-related "Shop Chatsworth" Promotional Programs; Direct Advertising; Parade sponsorship and event sponsorship in the community and a Marketing agreement with the chamber in efforts with media, promotional item development; grants research; professional PR consultation and temporary employees as needed.

Security/Business Watch (C)

- | | |
|--|-----------|
| • Monthly services for nightly patrols | \$ 12,900 |
|--|-----------|

Total Security/Business Watch Expenses	\$ 12,900
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Streetscape/Landscape Maintenance (D)

- | | |
|---|----------|
| • Sign Cleaning | \$ 500 |
| • Bench, trash and Tree Wells maintenance services/Graffiti Removal | \$ 9,200 |

Total Security/Business Watch Expenses	\$ 9,700
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New Projects:

- | | |
|-----------------------|-----------|
| • New Projects | \$ 20,270 |
| • Gateway Marker Fund | \$ 30,000 |
| • Street Fair | \$ 7,500 |

Total New Projects Expenses	\$ 57,770
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Total Estimated Expenses/Budget	\$132,420
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CHATSWORTH BID PROPOSED BOUNDRIES
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The following streets and address series comprise the BID areas:

Street	Address Series
Devonshire Street	20419 – 21930
Mason Avenue	10116 – 10370 (Even) 10241 – 10317 (Odd)
Old Depot Plaza Road	10030 – 10050

**CHATSWORTH BID
ASSESSMENT METHODOLOGY**

Each business within the Chatsworth BID will be assigned to a category based on the type of business conducted and assessed according to the amount assigned to that category.

The following is a list of assessment amounts that have been assigned to each category of business:

	CATEGORY	AMOUNT FOR EACH BUSINESS
A.	MAJOR FINANCIAL, UTILITY, & TOURISM RELATED	\$ 1,200.00
B.	MAJOR RETAIL	\$ 720.00
C.	RETAIL ORIENTED	\$ 360.00
D.	SERVICES	\$ 240.00
E.	PROFESSIONALS	\$ 180.00
F.	MANUFACTURERS, WHOLESALE, NON-PROFITS, ETC.	\$ 120.00
G.	AUTOMOTIVE SERVICES	\$ 240.00

CHATSWORTH BID ASSESSMENT METHODOLOGY CATEGORIES

The following seven Categories of Business comprise the Chatsworth BID:

A. Major Financial, Utility, & Tourism Related: (The following Category A businesses include but are not limited to:)

- Banks
- Financial Institutions
- Major Theaters (3 locations or more)
- Hotels with 100 rooms or more

B. Major Retail Oriented: Businesses grossing over \$1,000,000 per year according to L.A. annual business license data. (Please see Category C for types of businesses included as part of Category B.)

C. Retail Oriented: Businesses grossing less than \$999,999 per year according to L.A. annual business license data. (The following Category C businesses include but are not limited to:)

- Amusement Centers
- Antique Stores
- Art Supply
- Auto Retail Supply
- Bakery
- Bars/Lounges
- Billiard Rooms
- Bookstores
- Bowling Alleys
- Cafes/Esspresso Bars/Juice Bars
- Camera Stores
- Cellular Phone Retail Stores
- Check Cashing Businesses
- Clothing and Apparel Stores
- Coffee Shops
- Community Newsletters
- Commercial Property Owners leasing/renting in the BID
- Computer Stores
- Department Stores
- Drug Stores
- Duty Free Stores
- Electronic Components and Stereo Stores
- Factory Outlet Stores
- Galleries
- Ice Cream and Yogurt Shops

C. 'Retail Oriented' continued.....

- Jewelry Stores
- Liquor Stores
- Markets
- Micro Breweries
- Money Exchange Businesses
- Hotels/Motels (under 100 rooms)
- Musical Instruments and Recorded Music Stores
- Office Supply Stores
- Parking Lots
- Perfume Stores
- Pet Supply Stores
- Pool/Spa Supply Stores
- Restaurants
- Second Hand Stores
- Shoe Stores
- Sports Equipment Retail Stores
- Video/Game Stores
- Virtual Reality Stores

D. Services: (The following Category D businesses include but are not limited to:)

- Auto Rentals
- Auto Sales (New or Used)
- Automotive Retail Parts Replacement
- Barbers/Nails/Beautification
- Carpet Cleaners
- Computer/Electronic Repairs
- Contractors
- Copy Centers
- Cosmetic and Skin Related
- Dry Cleaners and Laundry
- Equipment Rentals
- Flooring and Draperies Sales
- Floral Related
- Furniture Stores/Home Furnishings
- Gas and Services Stations
- Hardware Related
- Limousine Related
- Locksmith/Key Maker
- Piano Repairers
- Mail Centers
- Martial Arts Centers
- Nursery and Garden Related
- Pet Groomers
- Pharmacies
- Photographers

D. 'Services' continued.....

- Photo Developers
- Religious Gifts
- Shoe Repair/Shoe Shine Stands
- Sport Equipment Repair
- Swimming Pool Services
- Tanning Salons
- Ticket Sellers
- TV Repairs

E. Professionals: (The following Category E businesses include but are not limited to:)

- Advertising and Public Relations
- Animal Hospitals and Vets
- Architects
- Artists
- Attorneys
- Auto Brokers
- Beauty Schools
- Broadcasters
- Caterers
- Certified Produce
- Child Care Centers
- Consultants
- Convalescent Homes
- CPAs
- Dance Studios
- Draftsmen and Blueprint and Surveyors
- Engineers
- Financial/Investment Brokers or Planners
- Funeral and Mortuaries
- Graphic Artists
- Health Care/Medical Doctors
- Hospitals
- Insurance Brokers and Agents
- Interior Designers
- Landscapers
- Loan Counselors
- Messengers
- Music Studios
- Nursing and Convalescent Homes
- Plumbers
- Printers/Publications
- Property Managers
- Real Estate Brokers and Agents
- Retirement Homes

- E. Professionals continued.....
- Security Services
 - Software/Web Designers
 - Tailors
 - Temporary Services
 - Traffic Schools
 - Travel Agents and Related

F. Manufacturers, Wholesale, Non-Profits, Etc.: (The following Category F businesses include but are not limited to:)

- Bottling Companies
- Charter Bus Companies
- Chemical and Janitorial
- Common Carriers/Buses
- Dairies
- Distributors
- Drapery/Window Treatment Subcontractors
- Heating and Air Conditioning
- Import/Export
- Industrial
- Interstate sales/shipping
- Labor Unions
- Linen Supply
- Manufacturing
- Metal Working
- Non-Profit businesses
- Recycling
- Refuse
- Self Storage
- Silk Screening
- Towing
- Trade Unions
- Trucking Companies
- Upholsterers
- Vocational Schools
- Warehousing
- Wholesale Sales

G. Automotive Services: (The following Category G businesses include but are not limited to:)

- Auto Body and Paint Shops
- Auto Repair/Mechanics Services
- Auto Parts Wholesale
- Auto Wrecking

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt
1	DENNYS RESTAURANT	20419 DEVONSHIRE ST	\$ 360
2	NAIL SPA	20423 DEVONSHIRE ST	\$ 240
3	EARLS DONUT HOUSE	20429 DEVONSHIRE ST	\$ 360
4	COLOURS HAIR SALON	20437 DEVONSHIRE ST	\$ 240
5	STARBUCKS #1671	20440 DEVONSHIRE ST	\$ 360
6	VONS 1671	20440 DEVONSHIRE ST	\$ 1,200
7	BASKIN ROBBINS 31 ICE CREAM	20445 DEVONSHIRE ST	\$ 360
8	SAROJ MALHI AM PM	20455 DEVONSHIRE ST	\$ 360
9	ONE WEST BANK	20505 DEVONSHIRE ST	\$ 1,200
10	HOUSE OF BREAD	20507 DEVONSHIRE ST	\$ 360
11	ROBEK'S JUICE #306	20509 DEVONSHIRE ST	\$ 360
12	PANDA EXPRESS	20515 DEVONSHIRE ST	\$ 360
13	WACHOVIA BANK	20516 DEVONSHIRE ST #A	\$ 1,200
14	STARBUCKS COFFEE #5341	20516 DEVONSHIRE ST #B	\$ 360
15	FAZIO CLEANERS	20516 DEVONSHIRE ST #C	\$ 240
16	WESTERN BAGEL	20516 DEVONSHIRE ST #D	\$ 360
17	BODY & BRAIN YOGA	20517 DEVONSHIRE ST	\$ 180
18	ROUND TABLE PIZZA	20519 DEVONSHIRE ST	\$ 360
19	CITIBANK	20520 DEVONSHIRE ST	\$ 1,200
20	CURVES FOR WOMEN	20521 DEVONSHIRE ST	\$ 240
21	EDWARD DOVE DDS PC	20523 DEVONSHIRE ST	\$ 180
22	CAFE ORIENT	20527 DEVONSHIRE ST	\$ 360
23	CHATSWORTH NAILS	20529 DEVONSHIRE ST	\$ 240
24	RENEES ART STUDIO	20531 DEVONSHIRE ST	\$ 240
25	JOLLY FOOT	20533 DEVONSHIRE ST	\$ 240
26	MASON CLEANERS	20535 DEVONSHIRE ST	\$ 240
27	ANGELOS RISTORANTE ITALIANO	20539 DEVONSHIRE ST	\$ 360
28	FANTASTIC SAM'S	20541 DEVONSHIRE ST	\$ 240
29	LESLIES SWIMMING POOL SUPPLY	20543 DEVONSHIRE ST	\$ 360
30	CASA DE CARLOS-CHATSWORTH	20549 DEVONSHIRE ST	\$ 360
31	OPPORTUNITIES FOR LEARNING	20553 DEVONSHIRE ST	\$ 180
32	UPS STORE	20555 DEVONSHIRE ST	\$ 360
33	CARROWS RESTAURANT #143	20557 DEVONSHIRE ST	\$ 720
34	CHABAD OF CHATSWORTH	20735 DEVONSHIRE ST	\$ 120
35	EMERITUS OF CHATSWORTH	20801 DEVONSHIRE ST	\$ 240
36	BURGER KING #5896	20838 DEVONSHIRE ST	\$ 720
37	CHATSWORTH UNION 76	20841 DEVONSHIRE ST	\$ 240
38	DESOTO AUTO REPAIR	20850 DEVONSHIRE ST	\$ 240
39	KELLYS SHELL	20850 DEVONSHIRE ST	\$ 240
40	WALGREENS #07015	20901 DEVONSHIRE ST	\$ 720
41	CHEVRON STATION #1961	20904 DEVONSHIRE ST	\$ 240

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 / ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt
42	MCDONALDS #2257	20932 DEVONSHIRE ST	\$ 720
43	ATTORNEY AT LAW	20933 DEVONSHIRE ST #102	\$ 180
44	LAW OFFICES OF WILLIAM POWERS JR	20933 DEVONSHIRE ST #102	\$ 180
45	BERNARDINO B VILLADIEGO DDS	20933 DEVONSHIRE ST #103	\$ 180
46	SAFARI SURF/SPORT	20936 DEVONSHIRE ST #A	\$ 360
47	PRO-TEK APPLIANCE SERVICE	20936 DEVONSHIRE ST #B	\$ 240
48	EXPRESS FLOOR COVERING	20936 DEVONSHIRE ST #C	\$ 240
49	GGB MANAGEMENT SERVICES	20943 DEVONSHIRE ST #202	\$ 180
50	ACCESS CONTROL SECURITY	20945 DEVONSHIRE ST #103	\$ 180
51	JOSE ANTONIO RESTAURANT	20951 DEVONSHIRE ST	\$ 360
52	RJF & ASSOCIATES	20953 DEVONSHIRE ST #7	\$ 180
53	RONALD SCHULKIN CPA	20953 DEVONSHIRE ST #8	\$ 180
54	CIRCULATION STARTERS	20953 DEVONSHIRE ST #9	\$ 240
55	SPEEDING AUTO TRADE	20953 DEVONSHIRE ST #9	\$ 240
56	EXPRESS SHOE LAB	20955 DEVONSHIRE ST	\$ 240
57	DAHAIJO CLEANER	20955 DEVONSHIRE ST	\$ 240
58	OMINO SUSHI & JAPANESE CUISINE	20957 DEVONSHIRE ST	\$ 360
59	BEDAZZLED NAIL ETC	20961 DEVONSHIRE ST	\$ 240
60	WEST COAST ARTISTS/FINE ARTS FESTIVALS	21000 DEVONSHIRE ST #101A	\$ 120
61	COMPUTER RESOURCE SPECIALISTS	21000 DEVONSHIRE ST #101B	\$ 180
62	MARQUISE REALTY	21000 DEVONSHIRE ST #101C	\$ 180
63	MALIBU RECONVEYANCE	21000 DEVONSHIRE ST #102A	\$ 180
64	MARC SEIGEL INSURANCE	21000 DEVONSHIRE ST #102C	\$ 180
65	PROTECTION FORCE PRIVATE SECURITY INC	21000 DEVONSHIRE ST #103	\$ 180
66	FRAZIER PARK SAND & GRAVEL	21000 DEVONSHIRE ST #103A	\$ 240
67	DENTAL PROSTHETICS LAB	21000 DEVONSHIRE ST #104	\$ 180
68	FARMERS INSURANCE	21000 DEVONSHIRE ST #105	\$ 180
69	HILDA SARKISSIAN INSURANCE	21000 DEVONSHIRE ST #106	\$ 180
70	MTV INC	21000 DEVONSHIRE ST #107	\$ 180
71	M.C. BOOKKEEPING SERVICES	21000 DEVONSHIRE ST #108	\$ 180
72	SOGENE PAECK INSURANCE	21000 DEVONSHIRE ST #109	\$ 180
73	R GRACE RODRIGUEZ, ESQ.	21000 DEVONSHIRE ST #110	\$ 180
74	DAVID GLAUBIGER	21000 DEVONSHIRE ST #112	\$ 180
75	CAREER NETWORK CONSULTANTS	21000 DEVONSHIRE ST #114B	\$ 180
76	AMERIMAX	21000 DEVONSHIRE ST #200	\$ 180
77	ELITE REALTY ASSOCIATES	21000 DEVONSHIRE ST #201	\$ 180
78	HOUSING REALTY	21000 DEVONSHIRE ST #202	\$ 180
79	ARZ MANAGEMENT	21000 DEVONSHIRE ST #203	\$ 180
80	FRED YEGER INSURANCE	21000 DEVONSHIRE ST #204	\$ 180
81	MBSN	21000 DEVONSHIRE ST #205	\$ 240
82	OCON & ASSOCIATES	21000 DEVONSHIRE ST #207	\$ 240

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt
83	JAMES A PASTERNAK DDS	21000 DEVONSHIRE ST #209	\$ 360
84	BANK OF AMERICA	21001 DEVONSHIRE ST	\$ 1,200
85	CASA D'REALTY	21006 DEVONSHIRE ST #200	\$ 180
86	AMERICA'S LENDING GROUP	21006 DEVONSHIRE ST #201	\$ 180
87	SPECTRUM VENDING	21006 DEVONSHIRE ST #201	\$ 360
88	LA VALLEY REALTY & LENDING	21006 DEVONSHIRE ST #202	\$ 180
89	ALLIED REALTY	21006 DEVONSHIRE ST #203	\$ 180
90	BANKERS APPRAISAL CO.	21006 DEVONSHIRE ST #204	\$ 180
91	DEMSEY FILLIGER & ASSOCIATES	21006 DEVONSHIRE ST #205	\$ 180
92	FARMERS INSURANCE	21006 DEVONSHIRE ST #206	\$ 180
93	GOLDEN STATE MOBILE HOMES	21006 DEVONSHIRE ST #206	\$ 360
94	FIESTA PLAZA NUTRITIONAL PRODUCTS LLC	21006 DEVONSHIRE ST #207	\$ 180
95	GUARDIAN ANGEL NURSES INC	21006 DEVONSHIRE ST #208	\$ 240
96	ACE PRIVATE SECURITY SERVICES	21006 DEVONSHIRE ST #209	\$ 180
97	BIARY INNOV. CO	21006 DEVONSHIRE ST #211	\$ 180
98	MAILWORKS ETC	21012 DEVONSHIRE ST	\$ 360
99	SAN FERNANDO VALLEY HEART INS	21021 DEVONSHIRE ST #101	\$ 180
100	MARK SMITH	21021 DEVONSHIRE ST #102	\$ 180
101	IMAGINE IT	21021 DEVONSHIRE ST #201	\$ 180
102	ACCENT ON RESEARCH	21021 DEVONSHIRE ST #202	\$ 180
103	LAW & MEDIATION OFFICES OF CHRISTINE MCCLANE	21021 DEVONSHIRE ST #202	\$ 180
104	IDEAL CARE HOME HEALTH SERVICE	21021 DEVONSHIRE ST #203	\$ 180
105	PROFESSIONAL INCOME TAX SERVICE	21021 DEVONSHIRE ST #204	\$ 180
106	ABLE-ASTOR INC	21021 DEVONSHIRE ST #206	\$ 180
107	CHATSWORTH FAMILY DENTAL GROUP	21029 DEVONSHIRE ST	\$ 180
108	ALEXANDER'S PHOTOGRAPHY	21031 DEVONSHIRE ST	\$ 180
109	THE HUNGRY NINJA	21032 DEVONSHIRE ST #101	\$ 360
110	AMORE CAFÉ & MORE	21032 DEVONSHIRE ST #102	\$ 360
111	BURRITO FACTORY	21032 DEVONSHIRE ST #103	\$ 360
112	KIMBERLYS NAIL & SKIN CARE	21032 DEVONSHIRE ST #104	\$ 240
113	REJUVENATION A MASSAGE SALON	21032 DEVONSHIRE ST #104	\$ 180
114	VENETIAN TAN	21032 DEVONSHIRE ST #105	\$ 240
115	DENNISH INSURANCE SERVICES	21032 DEVONSHIRE ST #106	\$ 180
116	THAI VALLEY	21032 DEVONSHIRE ST #107	\$ 360
117	ALL WAYS GAMING	21032 DEVONSHIRE ST #109	\$ 360
118	AMERICAN CLASSIC CONSTRUCTION INC	21032 DEVONSHIRE ST #110	\$ 180
119	MOTHER INDIA CATERING	21032 DEVONSHIRE ST #111	\$ 180
120	DEVONSHIRE ANIMAL HOSPITAL	21032 DEVONSHIRE ST #112	\$ 240
121	ADVANCED TECH. SUPPLY	21032 DEVONSHIRE ST #203	\$ 180
122	STATE FARM INSURANCE	21032 DEVONSHIRE ST #204	\$ 180
123	MUSTARD SEED FELLOWSHIP	21032 DEVONSHIRE ST #205	\$ 120

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt	
124	DAN GOLDBERG APPRAISAL	21032 DEVONSHIRE ST #206	\$	180
125	ALTOS ENTERPRISES	21032 DEVONSHIRE ST #207	\$	180
126	CENTER OF SPIRITUAL AWAKENING	21032 DEVONSHIRE ST #208	\$	120
127	ORR & ASSOCIATES	21032 DEVONSHIRE ST #209	\$	180
128	HAMMOND & FREY	21032 DEVONSHIRE ST #210	\$	180
129	BEST RATE INSURANCE SERVICES	21032 DEVONSHIRE ST #211	\$	180
130	CALIFORNIA SUN LINES	21032 DEVONSHIRE ST #216	\$	180
131	DAVID LEVEQUE INSURANCE	21032 DEVONSHIRE ST #218	\$	180
132	LULU'S SALON AND COMPANY	21035 DEVONSHIRE ST	\$	240
133	ALLCARE CENTER	21039 DEVONSHIRE ST	\$	180
134	PRUDENTIAL CALIFORNIA REALTY	21049 DEVONSHIRE ST	\$	240
135	ECONTEK SOFTWARE	21049 DEVONSHIRE ST #101	\$	180
136	ALL ESCROW SERVICES	21049 DEVONSHIRE ST #201	\$	180
137	MDF WARRANTY SERVICE	21049 DEVONSHIRE ST #202	\$	180
138	SERVICE SPECIALTIES	21049 DEVONSHIRE ST #203	\$	180
139	REAL TANDEM	21049 DEVONSHIRE ST #204	\$	360
140	DOUG STOUTENBOROUGH	21049 DEVONSHIRE ST #205	\$	180
141	FAIRES RUDEL/JIM CLAFIN	21049 DEVONSHIRE ST #206	\$	180
142	LAW FIRM OF JAMES E LEE	21049 DEVONSHIRE ST #210	\$	180
143	NEUROPSYCHOLOGICAL REHAB CENTER	21053 DEVONSHIRE ST #101	\$	180
144	OUTSIDE OF THE BOX PSYCHOLOGICAL SERVICE	21053 DEVONSHIRE ST #101	\$	180
145	SEPULVEDA DENTISTRY LAB	21053 DEVONSHIRE ST #102	\$	180
146	K.M. WALDRIP CPA	21053 DEVONSHIRE ST #103	\$	180
147	BRENT E VALLENS ATTY AT LAW	21053 DEVONSHIRE ST #104	\$	180
148	STATEWIDE MORTGAGE AND REALTOR	21053 DEVONSHIRE ST #105	\$	180
149	MAYLIN K JEWELERS	21053 DEVONSHIRE ST #106	\$	180
150	RKM ASSOCIATES/COMMUNITY TRAINING CONNECTION	21053 DEVONSHIRE ST #164	\$	240
151	MYTHIC WAVE PRODUCTIONS, INC.	21053 DEVONSHIRE ST #201	\$	180
152	HAMMOND & HAMMOND	21053 DEVONSHIRE ST #202	\$	180
153	BUSN NETWORK SUPPORT	21053 DEVONSHIRE ST #204	\$	180
154	FELDMAN FARMERS INSURANCE	21053 DEVONSHIRE ST #205	\$	180
155	STATE FARM INSURANCE	21053 DEVONSHIRE ST #206	\$	180
156	GOODS 4 LESS	21102 DEVONSHIRE ST	\$	240
157	IHOP #780	21103 DEVONSHIRE ST	\$	360
158	GOLDEN CLEANERS	21104 DEVONSHIRE ST	\$	240
159	LOUX CLEANERS	21104 DEVONSHIRE ST	\$	240
160	ANGEL THAI SPA	21108 DEVONSHIRE ST	\$	240
161	AMECI PIZZA/PASTA	21110 DEVONSHIRE ST	\$	360
162	VALLEY BICYLCES	21112 DEVONSHIRE ST	\$	360
163	THE MAIL DEPOT	21115 DEVONSHIRE ST	\$	240
164	CQ AUTO PARTS	21116 DEVONSHIRE ST	\$	360

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt
165	NORTHWEST VALLEY MEDICAL CLINIC	21119 DEVONSHIRE ST	\$ 180
166	TACO BELL	21120 DEVONSHIRE ST	\$ 720
167	KITCHENS DIRECT 2U	21141 DEVONSHIRE ST	\$ 360
168	DEVONSHIRE PRESCHOOL	21203 DEVONSHIRE ST	\$ 240
169	HINDU TEMPLE & INDIAN CULTURAL CENTER	21213 DEVONSHIRE ST	\$ 120
170	LILY WHITE MAID SERVICE	21215 DEVONSHIRE ST	\$ 240
171	REALTY EXECUTIVES VALLEY PROPERTIES	21220 DEVONSHIRE ST #101	\$ 180
172	NOBLE HOUSE	21220 DEVONSHIRE ST #102	\$ 120
173	JESSE LUCA PRODUCTIONS	21220 DEVONSHIRE ST #103	\$ 240
174	VISUAL ALLIANCE	21220 DEVONSHIRE ST #103	\$ 180
175	PREFERRED HOME SECURITY	21220 DEVONSHIRE ST #104	\$ 180
176	R & L PROPERTY MANAGEMENT	21220 DEVONSHIRE ST #201	\$ 180
177	PLATINUM CLUB	21220 DEVONSHIRE ST #203	\$ 240
178	ALPHA ENVIRONMENTAL	21220 DEVONSHIRE ST #205	\$ 180
179	AMERICARE INSURANCE SERV.	21220 DEVONSHIRE ST #207	\$ 180
180	BELMONTE GALEY	21220 DEVONSHIRE ST #208	\$ 180
181	TOM J HULL AND CO	21220 DEVONSHIRE ST #209	\$ 180
182	MARV'S CAR WASH COIN-OP	21221 DEVONSHIRE ST	\$ 360
183	OSAKA SUSHI	21230 DEVONSHIRE ST	\$ 360
184	RUSS' AUTOMOTIVE	21300 DEVONSHIRE ST	\$ 240
185	KINGS AUTO AND TRANSMISSION	21300 DEVONSHIRE ST #1	\$ 240
186	ROYAL MUFFLER	21300 DEVONSHIRE ST #15	\$ 240
187	CHATSWORTH AUTO UPHOLSTERY	21300 DEVONSHIRE ST #17	\$ 240
188	WINDOW TINTING BY DR. TINT	21300 DEVONSHIRE ST #7	\$ 240
189	KRAGEN AUTO PARTS #702	21309 DEVONSHIRE ST	\$ 360
190	ROXY CLEANERS	21317 DEVONSHIRE ST	\$ 240
191	CAR CONNECTION	21323 DEVONSHIRE ST	\$ 240
192	U-HAUL CENTER #711-80	21326 DEVONSHIRE ST	\$ 360
193	MEL O DEE GARDEN CENTER	21333 DEVONSHIRE ST	\$ 360
194	RAMADA INN	21340 DEVONSHIRE ST	\$ 720
195	THE NEW STAR	21340 DEVONSHIRE ST	\$ 180
196	RODEO KING OF RAMADA	21340 DEVONSHIRE ST #B	\$ 180
197	LITTLE PLEASURES	21350 DEVONSHIRE ST	\$ 360
198	MCG'S BAR & GRILL	21356 DEVONSHIRE ST	\$ 360
199	AMERICA'S BEST KARATE	21360 DEVONSHIRE ST	\$ 240
200	NIKKI MEDLIN GUITAR LESSON STUDIO	21405 DEVONSHIRE ST #206	\$ 180
201	ALLSTATE INSURANCE	21405 DEVONSHIRE ST #207	\$ 180
202	EM AUTOMOTIVE WARRANTY	21405 DEVONSHIRE ST #215	\$ 180
203	SOOD TAX SERVICES	21405 DEVONSHIRE ST #219	\$ 180
204	PURCELL/NOPPE ASSOCIATES	21408 DEVONSHIRE ST	\$ 180
205	VILLANUEVA MEXICAN GRILL	21409 DEVONSHIRE ST	\$ 360

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt
206	PARIS NAILS	21411 DEVONSHIRE ST	\$ 240
207	PACIFIC AQUATICS WEST	21413 DEVONSHIRE ST	\$ 360
208	KITCHEN AND FLOORING EMPORIUM	21417 DEVONSHIRE ST	\$ 240
209	CHATSWORTH VETERINARY CNTR	21418 DEVONSHIRE ST	\$ 180
210	CHATSWORTH PLAZA DENTAL	21423 DEVONSHIRE ST	\$ 180
211	RALPHS GROCERY #710	21431 DEVONSHIRE ST	\$ 720
212	REPLANET RECYCLING CENTER	21431 DEVONSHIRE ST	\$ 240
213	DEVONSHIRE WEST CLEANERS	21505 DEVONSHIRE ST	\$ 240
214	OPTOMETRICS OF CHATSWORTH	21507 DEVONSHIRE ST	\$ 180
215	STRANDS SALON & DAY SPA	21509 DEVONSHIRE ST	\$ 240
216	MUNCH BOX	21532 DEVONSHIRE ST	\$ 360
217	WABA GRILL TERIYAKI HOUSE	21534 DEVONSHIRE ST #B	\$ 360
218	DR LEO RUDROY DDS	21534 DEVONSHIRE ST #C	\$ 180
219	BEAUTY SQUARED SALON	21534 DEVONSHIRE ST #D	\$ 240
220	YOGURT TIME	21534 DEVONSHIRE ST #F	\$ 360
221	ADVANCE AMERICA #1008	21534 DEVONSHIRE ST #G	\$ 240
222	GELOURD FOOD MART	21534 DEVONSHIRE ST #H	\$ 360
223	CELL PLUS	21534 DEVONSHIRE ST #I	\$ 240
224	CATHERINES CAKE & CANDY SUPPLIES	21534 DEVONSHIRE ST #J	\$ 360
225	EXTRA SPACE STORAGE	21536 DEVONSHIRE ST	\$ 360
226	CAREER CONCEPT CENTER / DISABILITY ADVOCATE	21601 DEVONSHIRE ST #101	\$ 180
227	LBA INSURANCE SERVICES	21601 DEVONSHIRE ST #105	\$ 180
228	MASS INC	21601 DEVONSHIRE ST #108	\$ 180
229	3D BOB PRODUCTIONS	21601 DEVONSHIRE ST #112	\$ 180
230	BDM MORTGAGE SERVICES	21601 DEVONSHIRE ST #116	\$ 180
231	CPR FOR LIFE	21601 DEVONSHIRE ST #117	\$ 180
232	VCR/LBO ENTERTAINMENT GROUP	21601 DEVONSHIRE ST #125	\$ 180
233	TENDER TOUCH HOME CARE	21601 DEVONSHIRE ST #201	\$ 180
234	PRO TEAM GIFTS	21601 DEVONSHIRE ST #206	\$ 180
235	CHATSWORTH INSURANCE	21601 DEVONSHIRE ST #207	\$ 180
236	JERREL W DUNSWORTH	21601 DEVONSHIRE ST #218	\$ 180
237	ALL IN BLACK	21601 DEVONSHIRE ST #219	\$ 180
238	TRAFFIC TICKET ATTORNEY	21601 DEVONSHIRE ST #219	\$ 180
239	LEVEL Q INC	21601 DEVONSHIRE ST #228	\$ 180
240	WRITTEN COMMUNICATIONS INC	21601 DEVONSHIRE ST #300	\$ 180
241	CHELONIAN PRODUCTIONS	21601 DEVONSHIRE ST #301	\$ 180
242	STATE FARM INSURANCE	21601 DEVONSHIRE ST #305	\$ 180
243	R CURTIS DALTON/CRAIG MATHIAS	21601 DEVONSHIRE ST #309	\$ 180
244	DYCAM DEVELOPMENT COMPANY	21601 DEVONSHIRE ST #310	\$ 180
245	ITA LLC	21601 DEVONSHIRE ST #312	\$ 180
246	SHAW SEAGRAVES ASSOC	21601 DEVONSHIRE ST #317	\$ 180

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt	
247	DAVID SCULLEY & CO CPA	21601 DEVONSHIRE ST #320	\$	180
248	COMFORT INN AND SUITES	21603 DEVONSHIRE ST	\$	720
249	CHATSWORTH LIQUOR	21615 DEVONSHIRE ST	\$	360
250	TAWAKAL HALAL MEAT AND DELI	21617 DEVONSHIRE ST	\$	240
251	COIN-OP LAUNDRY	21621 DEVONSHIRE ST	\$	360
252	BULLYS BILLIARDS	21623 DEVONSHIRE ST	\$	360
253	THE CANDY CAT	21625 DEVONSHIRE ST	\$	360
254	CHATSWORTH AUTO REPAIR	21630 DEVONSHIRE ST	\$	240
255	THE COWBOY PALACE SALOON	21635 DEVONSHIRE ST	\$	360
256	CHATSWORTH AUTO BODY	21638 DEVONSHIRE ST	\$	240
257	CHATSWORTH MUFFLER SERVICE	21640 DEVONSHIRE ST	\$	240
258	DVD ACCESS	21700 DEVONSHIRE ST	\$	360
259	SERGIOS RESTAURANT	21701 DEVONSHIRE ST #A	\$	360
260	LIZ JONES HAIR STUDIO AND SKIN SPA	21701 DEVONSHIRE ST #E	\$	240
261	EDWARD JONES	21701 DEVONSHIRE ST #F	\$	180
262	DENISE'S PET GROOMING	21701 DEVONSHIRE ST #G	\$	240
263	CHATSWORTH POSTAL CENTER	21704 DEVONSHIRE ST	\$	240
264	MEDICANN INC	21706 DEVONSHIRE ST	\$	180
265	DUKE SMITH	21708 DEVONSHIRE ST	\$	240
266	EAST-WEST BODY WORKS	21710 DEVONSHIRE ST	\$	240
267	BEST NAILS	21712 DEVONSHIRE ST	\$	240
268	COUNTRY SQUIRE MARKET	21717 DEVONSHIRE ST	\$	360
269	AYALA'S CUSTOM UPHOLSTERY	21721 DEVONSHIRE ST	\$	240
270	WE THE PEOPLE	21722 DEVONSHIRE ST	\$	240
271	PSYCHIC CENTER	21723 DEVONSHIRE ST	\$	240
272	CHATSWORTH FLORIST	21727 DEVONSHIRE ST	\$	240
273	SILVER KING	21728 DEVONSHIRE ST	\$	360
274	JAGTIANI & KOMMAREDDY	21730 DEVONSHIRE ST	\$	180
275	INNOVATIVE PROMOTIONS	21732 DEVONSHIRE ST	\$	120
276	CLARK INC	21732 DEVONSHIRE ST #2	\$	180
277	ADVANCED SCHOOL OF MASSAGE THERAPY	21740 DEVONSHIRE ST	\$	180
278	VALLEY CHIROPRACTIC	21740 DEVONSHIRE ST	\$	180
279	LOS TOROS MEXICAN RESTAURANT	21743 DEVONSHIRE ST	\$	720
280	STUDIO DESTINY	21748 DEVONSHIRE ST	\$	180
281	LIQUID GARDENS	21752 DEVONSHIRE ST	\$	240
282	DR RAMIL MACASAET DMD	21757 DEVONSHIRE ST #1	\$	180
283	A TEAM BUILDERS INC	21757 DEVONSHIRE ST #11A	\$	240
284	VMC MEDICAL COLLECTIONS	21757 DEVONSHIRE ST #12	\$	240
285	FAIC INC	21757 DEVONSHIRE ST #15	\$	180
286	JOHN NAGLE ATTORNEY AT LAW	21757 DEVONSHIRE ST #15	\$	180
287	K MARTIN SHAW ATTY SERVICES	21757 DEVONSHIRE ST #16	\$	180

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt	
288	FINE ARTS CLAIMS CONSULTANTS	21757 DEVONSHIRE ST #1A	\$	180
289	REC-SPECS / DUNFIELD INC	21757 DEVONSHIRE ST #1A	\$	180
290	LARRY CLOUGH ATTORNEY AT LAW	21757 DEVONSHIRE ST #2	\$	180
291	ACTIVE MICROGRAPHICS	21757 DEVONSHIRE ST #4	\$	180
292	WATKINS COMPLETE CLEANING	21757 DEVONSHIRE ST #5	\$	240
293	KOMBAINGA	21757 DEVONSHIRE ST #5A	\$	240
294	MOUNTAIN VIEW BILLING DEPT	21757 DEVONSHIRE ST #6	\$	180
295	LAW OFFICES OF MARTIN RENETZKY	21757 DEVONSHIRE ST #6A	\$	180
296	PRIMERICA	21757 DEVONSHIRE ST #8	\$	180
297	DARKSIDE MOTORING	21758 DEVONSHIRE ST	\$	360
298	CHATSWORTH DENTAL	21800 DEVONSHIRE ST	\$	180
299	NAYA FRESH BODY SPA	21800 DEVONSHIRE ST	\$	240
300	TIRE PROS	21803 DEVONSHIRE ST	\$	360
301	CHATSWORTH TIRE	21803 DEVONSHIRE ST	\$	360
302	RADIO THIEM	21808 DEVONSHIRE ST	\$	360
303	DOGGONE GOOD GROOMING	21812 DEVONSHIRE ST	\$	240
304	BETTY CATES DANCE CONCERN	21814 DEVONSHIRE ST	\$	180
305	ART OF LIFE	21816 DEVONSHIRE ST	\$	240
306	LES SISTERS RESTAURANT	21818 DEVONSHIRE ST	\$	360
307	PIRATE STAFFING	21820 DEVONSHIRE ST	\$	180
308	UNION BANK	21821 DEVONSHIRE ST	\$	1,200
309	CHATSWORTH CLEANERS	21824 DEVONSHIRE ST	\$	240
310	HOOPER CAMERA STORES	21902 DEVONSHIRE ST	\$	360
311	CRYSTAL HEALTH ZONE	21903 DEVONSHIRE ST	\$	180
312	SUE ZANNES HAIR DESIGN	21905 DEVONSHIRE ST	\$	240
313	RODNEY CANTER CPA	21909 DEVONSHIRE ST	\$	180
314	TACOS EL COSAS	21915 DEVONSHIRE ST	\$	360
315	DOUGHBOYS DONUTS	21921 DEVONSHIRE ST	\$	360
316	RAPID GAS #75	21924 DEVONSHIRE ST	\$	240
317	7-ELEVEN #24596	21925 DEVONSHIRE ST	\$	720
318	SILVER PANDA	10116 MASON AV	\$	360
319	H&R BLOCK	10118 MASON AV	\$	180
320	RITE AID #5545	10120 MASON AV	\$	720
321	THE SHOE RACK	10122 MASON AV	\$	360
322	TUESDAY MORNING	10130 MASON AV	\$	360
323	THE BROTHER'S SHOE REPAIR	10134 MASON AV	\$	240
324	GEORGIANA'S GROOM SHOP	10136 MASON AV	\$	240
325	NEW IMAGE UPHOLSTERY	10140 MASON AV	\$	240
326	USED BOOKS/BOOKS 5150	10144 MASON AV	\$	240
327	NAIL STUDIO SERVICE	10156 MASON AV	\$	240
328	EXCEL TRAVEL-AMERICAN EXPRESS	10158 MASON AV	\$	180

CHATSWORTH BUSINESS IMPROVEMENT DISTRICT - 2010 ASSESSMENT/BUSINESS LISTING

	BUSINESS NAME	BUSINESS ADDRESS	2010/2011 Assessment Amt
329	SUPER RELAX	10160 MASON AV	\$ 240
330	ACUPUNCTURE ON HEALTH	10164 MASON AV	\$ 360
331	HONSHU SUSHI	10166 MASON AV	\$ 360
332	HERTZ CORPORATION	10170 MASON AV	\$ 360
333	LANCE DUNHAM MD	10172 MASON AV	\$ 180
334	CULTURED TASTE	10174 MASON AV	\$ 360
335	VALLEY FAMILY OPTOMETRY	10176 MASON AV	\$ 180
336	SAN CARLO ITALIAN IMPORT &DELI	10178 MASON AV	\$ 360
337	ELIE'S LOCK AND KEY	10180 MASON AV	\$ 240
338	MAILBOXES & BEYOND	10200 MASON AV	\$ 360
339	RADIO SHACK #3530	10204 MASON AV	\$ 720
340	BLOCKBUSTER #02781	10210 MASON AV	\$ 720
341	KING SMOKE SHOP	10216 1/2 MASON AV	\$ 360
342	STUART CLEANERS	10216 MASON AV	\$ 240
343	VALLEY PET & SUPPLIES	10218 MASON AV	\$ 360
344	LAURAS BEAUTY SUPPLY	10220 MASON AV	\$ 360
345	HOUSE OF SHISH KABAB	10224 MASON AV	\$ 360
346	TALLY-HO BARBERS	10226 MASON AV	\$ 240
347	PLUSH SALON	10228 MASON AV	\$ 240
348	CHATSWORTH CARWASH	10241 MASON AV	\$ 240
349	WELLS FARGO BANK	10250 MASON AV	\$ 1,200
350	PALACE CLEANERS	10312 MASON AV	\$ 360
351	SEVAN CHICKEN #3	10317 MASON AV	\$ 360
352	BEAUTY GALLERY	10324 MASON AV	\$ 360
353	COSMETIC CREATIONS	10324 MASON AVE	\$ 240
354	TRADER JOE'S #184	10330 MASON AV	\$ 720
355	SMART & FINAL	10340 MASON AV	\$ 720
356	KAHOOTS	10360 MASON AV	\$ 720
357	VINCENZO'S PIZZA	10364 MASON AV	\$ 360
358	SUBWAY	10368 MASON AV	\$ 360
359	WASHINGTON MUTUAL BANK	10370 MASON AV	\$ 1,200
360	KINDERCARE	10036 OLD DEPOT PLAZA RD	\$ 180
361	CHATSWORTH CHAMBER OF COMMERCE	10038 OLD DEPOT PLAZA RD	\$ 180
362	DICK PEARSON	10038 OLD DEPOT PLAZA RD	\$ 180
363	WHISTLE STOP COFFEE	10040-A OLD DEPOT PLAZA RD	\$ 180
2010 ASSESSMENT TOTAL			\$ 102,420

ORDINANCE NO. _____

An Ordinance of Intention of the City of Los Angeles to confirm the Annual Report for the Chatsworth Business Improvement District (District) and to levy a special assessment upon businesses located within the District for the District's ninth operating year beginning June 1, 2010.

WHEREAS, the Parking and Improvement Area Law of 1989, as contained in Sections 36500 *et. seq.* of the California Streets and Highways Code (Act) authorizes the establishment of parking and business improvement districts for the purpose of levying assessments on district businesses for certain purposes; and

WHEREAS, the City Council on September 7, 1999, adopted Ordinance No. 172,795, which established the District and authorized the levy of a special assessment to support District operations for the District's first operating year; and

WHEREAS, pursuant to Section 36500 *et seq.* of the Act, an annual report is required to be prepared for each operating year for which assessments are to be levied and collected; and

WHEREAS, the Advisory Board for the District has caused to be prepared and filed the required annual report, which includes a description of programs and activities and any changes or modifications for the District's eighth operating year; and,

WHEREAS, the subject annual report complies with the provisions of Section 36533 of the Act.

NOW, THEREFORE,

**THE PEOPLE OF THE CITY OF LOS ANGELES
DO ORDAIN AS FOLLOWS:**

Section 1. DECLARATION OF INTENTION. Pursuant to provisions of the Act, the City Council hereby declares its intention to confirm and approve the Annual Report for the District's eighth operating year, prepared by the Advisory Board for the Chatsworth Business Improvement District which is filed with the City Clerk and is contained in Council File No. _____, to provide for the levy of assessments upon businesses operating within the Chatsworth Business Improvement District during the 2010/2011 operating year, and to adopt an ordinance to that effect. Assessments will be levied on and collected from all businesses located within the District in the amounts and according to the classifications set forth in the Annual Report prepared by the District's Advisory Board and filed with the City Clerk. These levies may be based on proposed changes to the district boundaries, to district benefit zones and/or to the basis and method of levying assessments within the District in accord with Section 36533 of the Act.

Sec. 2. DISTRICT BOUNDARIES. The boundaries of the District for the 2010/2011 operating year remain unchanged from the boundaries as set forth for the 2009/2010 operating year. A description of the boundaries of the District for 2010/2011 are as follows: The District boundaries include all commercial businesses along Devonshire Street from 20419 to 21930, along Mason Street from 10116 to 10370 even and 10241 to 10317 odd, and along Old Depot Plaza Road from 10030 to 10050. A full description of the boundaries and a map are included in the Annual Report on file with the City Clerk.

Sec. 3. IMPROVEMENTS AND ACTIVITIES. The improvements and activities to be funded by the assessments may include, but are not limited to: marketing, security, streetscape/landscape maintenance, a signature sign project, administration, and other activities as identified in Sections 36510 and 36513 of the Act.

Sec. 4. METHOD AND BASIS FOR LEVYING ASSESSMENT. The proposed method and basis for levying the assessment is set forth in the Annual Report filed with the City Clerk. Except where funds are otherwise available, an assessment to pay for all specified improvements and activities within the District will be levied annually following a public hearing and adoption of a resolution by the City Council.

Sec. 5. EXEMPTION OF NEW BUSINESSES. City Council reaffirms its determination to exempt new businesses recently established within the District area from the levy of assessments for a period not to exceed one year from the date the business commenced operating in the area.

Sec. 6. PUBLIC HEARING. Pursuant to Section 36524 of the Act, one public hearing shall be held before the City Council. The public hearing shall be held on _____, or as soon thereafter as this matter may be heard, in the John Ferraro Council Chamber in Room 340 at City Hall, 200 North Spring Street, Los Angeles, California 90012. The public hearing shall be held not less than ten days after the adoption of the Ordinance of Intention. The public hearing may be continued from time to time. At this hearing, the City Council will consider the adoption of the ordinance authorizing the assessment for the District's 2010/2011 operating year.

Sec. 7. PROTESTS. At the public hearing, the City Council shall hear and consider all protests against the proposed levying of the assessment on businesses located within the District for the subject operating year, the extent of the District, or the furnishing of specified types of improvements or activities within the District. A protest may be made orally or in writing by any interested person. Any protest pertaining to the regularity or sufficiency of the proceedings shall be in writing and shall clearly set forth the irregularity or defect to which the objection is made.

Every written protest shall be filed with the City Clerk prior to or during the public hearing. The City Council may waive any irregularity in the form or content of any written protest and at the public hearing may correct minor defects in the proceedings.

A written protest may be withdrawn in writing at any time prior to the conclusion of the public hearing.

Each written protest shall contain a description of the business in which the person subscribing the protest is interested sufficient to identify the business and, if a person subscribing is not shown on the official records of the City as the owner of the business, the protest shall contain or be accompanied by written evidence that the person subscribing is the owner of the business. A written protest that does not comply with these requirements shall not be counted in determining a majority protest.

Written protests can be on a form supplied by the City Clerk (Form SAS 143B). The form may be obtained at the Council and Public Services public counter in Room 395 at City Hall, 200 North Spring Street, Los Angeles, California 90012 or by telephoning (213) 978-1099.

If written protests are received from the owners of businesses in the District who will pay 50% or more of the assessments proposed to be levied and protests are not withdrawn so as to reduce the protests to less than 50%, no further proceedings to levy the proposed assessment shall be taken for a period of one year from the date of the finding of a majority protest by the City Council.

If the majority protest is only against the furnishing of a specified type or types of improvement or activity within the District, those types of improvements or activities shall be eliminated.

Sec. 8. QUESTIONS OR COMMENTS. Any person having a question or comment regarding the hearing proceedings may telephone (213) 978-1099 [facsimile (213) 978-1130] and address the questions or comments to the Deputy City Clerk assigned to answer inquiries regarding the hearing proceedings.

Sec. 9. NOTICE REQUIREMENT. The City Clerk is directed to give notice of the public hearing pursuant to Section 36523 of the Act.

Sec. 10. The City Clerk shall certify to the passage of this ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

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

JUNE LAGMAY, City Clerk


By _____ Deputy

Approved _____

Mayor

Approved as to Form and Legality

CARMEN A. TRUTANICH, City Attorney

By 
CHRISTY NUMANO-HIURA
Deputy City Attorney

Date 4-13-10

File No. _____