

**CITY OF LOS ANGELES**  
**INTER-DEPARTMENTAL CORRESPONDENCE**

Date: August 9, 2012

To: Councilmember Jose Huizar, Chair  
 Councilmember Dennis P. Zine, Vice Chair  
 Councilmember Tony Cardenas  
 Councilmember Richard Alarcon  
 Councilmember Paul Koretz  
 Energy and Environment Committee

From: Enrique C. Zaldivar, Director  
 Bureau of Sanitation

Tony M. Royster, General Manager  
 General Services Department

Subject: **COUNCIL FILE NO. 12-0709 - SOLID WASTE MANAGEMENT PARTNERSHIP  
 AND DISPOSITION OF CITY-OWNED PARCEL – 6000 W. JEFFERSON BLVD.  
 (CD 10)**

In response to the attached Council Motion introduced on May 11, 2012, by Councilmember Herb Wesson and referred to the Energy and Environment Committee, the Bureau was directed to expedite the partnership discussion for solid waste management with the City of Culver City. In addition, The Bureau and the Department of General Services (GSD) were also directed to report on the best disposition of what remains of the City- owned parcel at 6000 W. Jefferson, (CD10).

**Background**

In 1996, The Bureau of Sanitation (SAN) was authorized to purchase a 5-acre vacant parcel located at 6000 W. Jefferson Blvd., (CD10). The intended use of the property was to ultimately be developed into a solid resources management facility for servicing the West Los Angeles Wasteshed. A portion of the parcel (1.6 acres) has been dedicated for an Air Treatment Facility already constructed in 2010, while the remaining 3.6 acres have been used for storage of trucks and containers. Over the past several years, SAN and neighboring City of Culver City have had a partnership in the use of Culver City's solid waste transfer station on Jefferson Blvd. Recently, there have been further conversations about expanding and formalizing this partnership to the benefit of both cities. Options that are being considered are:

- Upgrading existing Culver City Transfer Facility located at 9255 Jefferson Blvd. to accommodate its own and West Los Angeles generated waste.
- Until the upgrade to Culver City Transfer Facility is completed, Culver City will provide SAN a transfer capacity of up to 150 tpd from West LA wasteshed at a mutually agreed price.
- Designation of City of LA owned site located at 9940 Jefferson in Culver City for development into a public facility to be jointly used by SAN and Culver City for storage of containers and equipment, or other use.

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SAN and Culver City are preparing a Memorandum of Understanding (MOU) to include the options listed above and any other related conditions to effectuate and formalize the partnership. Therefore, the remaining 3.6 acres at 6000 W. Jefferson will not be needed by SAN's future operations and may be deemed as surplus.

**Recommendations**

1. That the Council concur, subject to approval by the Mayor, with the findings of the Director of the Bureau of Sanitation that the Bureau no longer needs the remaining 3.6 acres of 6000 W. Jefferson property and that it be deemed surplus property, and
2. Authorize the Director of the Bureau of Sanitation to finalize the MOU with the City of Culver City for approval, and
3. Direct the Bureau of Sanitation to work with the Bureau of Engineering to prepare all required documents to subdivide 6000 W. Jefferson property into two (2) separate parcels, the Air Treatment Facility and the 3.6 acre surplus property, and
4. Direct the Department of General Services, Asset Management Division to appraise the surplus property following the completion of the subdivision and proceed with the sale of the property in accordance with City established procedures.

12.6.11  
CD10

MAY 11 2012

MOTION

The City of Los Angeles, through its Bureau of Sanitation, provides solid resources management services to approximately 750,000 residential customers and several City departments. With the closure of the last City-owned landfill (Lopez Canyon) in 1996, the Bureau of Sanitation has evolved its mission from that of collection and disposal of refuse to managing solid resources through recycling, source reduction, and reuse in an environmentally sound manner. This policy decision is coupled with a commitment to create a facilities infrastructure that will provide the City with greater control over the costs of managing its resources while providing exceptional service to their customers. The development of solid resources management facilities is critical to maintaining the outstanding level of service provided by the Bureau of Sanitation.

In 1996, the Bureau of Sanitation was authorized to purchase a 5-acre vacant parcel located at 6000 W. Jefferson Blvd. (CD10). The intended use of the property was to ultimately be developed into a solid resources management facility for servicing the West Los Angeles Wasteshed. A portion of the parcel (1.6 acres) has been dedicated for an Air Treatment Facility already constructed in 2010, while the remaining 3.6 acres have been used for storage of containers and as a temporary LNG fueling site.

Over the past several years, the Bureau of Sanitation and neighboring City of Culver City have had a partnership in the use of Culver City's solid waste transfer station on Jefferson Blvd. Recently, there have been further conversations about expanding and formalizing this partnership to the benefit of both cities.

I THEREFORE MOVE that the Bureau of Sanitation be directed to expedite the partnership discussion for solid waste management with the City of Culver City.

I FURTHER MOVE that in parallel to the discussions with the City of Culver City, the Bureau of Sanitation and the Department of General Services report to City Council on the best disposition of what remains of the parcel at 6000 Jefferson Blvd.

PRESENTED BY: Herb J. Wesson, Jr.  
HERB J. WESSON, JR.  
Councilmember, 10th District

SECONDED BY: [Signature]

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