

SANTA MONICA MOUNTAINS CONSERVANCY

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May 18, 2015

Planning and Land Use Committee
City of Los Angeles
200 North Spring Street, Room 395
Los Angeles, California 90012

Council File No. 15-0104, CPC-1990-439-DA-M1

**Ordinance Authorizing Adoption of an Amendment to the 2008 Amended and Restated
Development Agreement By and Between the City of Los Angeles and Porter Ranch
Development Company**

Hon. Chairperson Huizar and Committee Members:

One of the public benefits included in the subject development agreement is the dedication to the City of approximately 80 acres of public open space in the northwest corner of Porter Ranch. The value and integrity of this public dedication is currently in jeopardy from another proposed project, the Hidden Creeks Estates Project (case nos. VTT -68724 and CPC-2005-6656-AD-GPA-ZC-CU-DA-ZAD).

This 80-acre open space dedication is part of case no. VTT-50505, in the Porter Ranch Specific Plan Area. This open space contains part of Mormon Canyon Creek, a vitally important part of the Upper Los Angeles River watershed. The Hidden Creeks Estates Project requires that approximately nine acres of this 80-acre Porter Ranch open space dedication, including the bank of Mormon Creek, become integral to a two million cubic-yard wall of fill, 200-feet high, and 2,500-feet long.

Hidden Creeks Estates, if approved, would be totally antithetical to the intent of the subject Amended and Restated Porter Ranch Development Agreement, the conditions of approval, and its Final Environmental Impact Report.

How can the City be willfully processing the Hidden Creeks tract map with full knowledge that it is incongruous with the existing Porter Ranch Development? The subject Development Agreement explicitly precludes the Hidden Creeks Estates project from damaging or using any part of this 80-acre opens pace dedication.

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Please address any response to this question to my attention at (310) 589-3200, extension 128, or e-mail me at edelman@smmc.ca.gov. Thank you for your time and consideration.

Sincerely,



PAUL EDELMAN
Deputy Director
Natural Resources and Planning