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June 13, 2013

VIA E-MAIL TRANSMISSION ONLY

Elena Eger, Senior Attorney  
California Coastal Conservancy  
1330 Broadway, Suite 1300  
Oakland, California 94612

**Re: Malibu Coastal Access Public Works Plan (Project No. 12-024-01)  
Lent Property -- 20802 Pacific Coast Highway, Malibu, CA 90265**

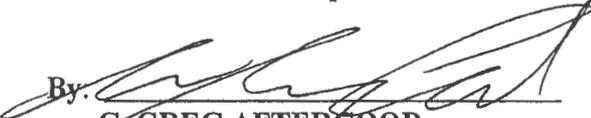
Dear Ms. Eger:

Roughly seven (7) weeks have elapsed since I sent you an e-mail (dated April 18, 2013, duplicate attached) which responded to your e-mail of April 17. It is disappointing that we never received your reply to our inquires regarding the vertical accessways adjacent to Duke's Restaurant (such accessways having been previously designated as L.A. No. 24 and No. 25 in chapter 3 of the Commission materials entitled "Vertical Accessways Acquired by California Costal Commission Actions 1973-2011"). Your e-mail of April 17 asserts that "all currently unopened accessways in Malibu are described in the Conservancy's staff recommendation of December 6, 2012, with none being "excluded." But this begs the question regarding the past/present existence of the vertical accessway at Duke's, which was never mentioned in the Conservancy staff analysis. We continue to request an answer relating to this anomaly. Ignoring inconvenient facts will not make them go away. The sites adjacent to Duke's Restaurant are especially important because -- unlike the Lent property -- substantial/costly improvements would not be necessary, off-street parking is available, and there is a traffic light and crosswalk to facilitate safe crossing of Pacific Coast Highway.

Needless to say, feel free to call if me if you would like to discuss this matter further. Please also furnish the name/contact information for the MRCA representative in charge of the feasibility study.

Sincerely,

**LAW OFFICES OF G. GREG AFTERGOOD**  
a Professional Corporation

By. 

**G. GREG AFTERGOOD**

GGA:gm  
enclosures

cc: Sam Schuchat, Executive Officer  
Glenn Alex, Legal Counsel  
Moirra McEnespy, Deputy Program Manager, South Coast Regional Conservancy  
Kara Kemmler, Project Manager  
Joan Cardellino  
Joseph Smith, Associate Planner, City of Malibu  
Christi Hogin, City Attorney, City of Malibu  
Clients