

80-709137

This is to certify that this is an exact copy of the document on file in the office of the County Recorder

RECORDED AND INDEXED BY 4000 10/21/78

BOOK CCC/202

PAGE PO Box 1450

CITY Long Beach, CA 90801



County, California. As Deput
Date Rec: July 1978

FIRST AMERICAN TITLE INSURANCE

BY: DJ Triplett

IRREVOCABLE OFFER TO DEDICATE

I. WHEREAS, MI HILSTON LILLARD JR is/are the record owner(s), hereinafter referred to as "owner(s)," of the real property located at 31736 BROADBEACH RD MALIBU, California and legally described as LOT 3 PARCEL MAP NO 4358, hereinafter referred to as the "subject property"; and

II. WHEREAS, the California Coastal Commission South Coast Region, hereinafter referred to as "the Commission," is acting on behalf of the People of the State of California; and

III. WHEREAS, the People of the State of California have a legal interest in the lands seaward of the mean high tide line; and

IV. WHEREAS, pursuant to the California Coastal Act of 1976, the owner(s) applied to the Commission for a coastal development permit for ASIANGIE FAMILY RESIDENCE and lot reconsolidation on the subject property; and

V. WHEREAS, a coastal development permit no. A-77-171 (Exhibits A+B) was granted on AUGUST 25 1977 by the South Coast Regional Commission in accordance with the provisions of the staff recommendation and findings attached in Exhibit AR-c and hereby incorporated by reference and subject to the following condition;

Submit a deed restriction for recording granting a partial public access way across the property, 5 feet in width from the Broadbeach right of way to the bluff edge, and 10 feet in width down the bluff to the level of the ocean.

As to comply with the intent of the condition and ensuring that the public access is as shown for public access and that the Commission as described in the condition.

The subject property is a parcel located between the first public road and the bluff edge - a private parking area.

VI. WHEREAS, under the policies of Sections 30210 through 31112 of the California Coastal Act of 1976, public access to the ocean and along the coast is to be maintained, and all new development projects located between the first public road and the bluff edge shall be designed and

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VIII. WHEREAS, the Commission found that but for the imposition of the above conditions the proposed development could not be found consistent with the public access provisions of Sections 30210 through 31112 of the California Coastal Act of 1976 and that a permit could not therefore have been granted.

A-77-171

NOW, THEREFORE, in consideration of the granting of permit A-77-NK Exhibit A+B to the owner(s) by the Commission, the owner(s) hereby irrevocably offer(s) to dedicate to the State Coastal Resource Agency, County of Los Angeles, or any public agency of the State of California, or private association acceptable to the Executive Director of the California Coastal Commission South Coast Regional Commission, an easement of 5'

along the westerly boundary of said property to the bluffade
10' in width from the bluff to San Leo Drive
located in Malibu

in County of Los Angeles, Ca.
were specifically described on attached Exhibit D which is hereby incorporated by reference.

This irrevocable offer of dedication shall be binding upon the owner(s), and the heirs, assigns or successors in interest to the subject property described above. The People of the State of California shall accept this offer through the local government in whose jurisdiction the subject property lies, or through a public agency or a private association acceptable to the Executive Director of the South Coast Regional Commission or its successor in interest.

This offer of dedication is offered subject to a deed restriction which runs with the land, providing that the first offeror to accept the offer may not abandon the offer, but must instead offer to other public agencies or private association acceptable to the Executive Director of the South Coast Regional Commission or its successor in interest, for the duration of the term of the original offer to dedicate. The grant of easement here made shall run with the land and shall be binding on the parties, their heirs and assigns.

Witness my hand and seal of Sept, 1977, in the City of _____
County of Los Angeles

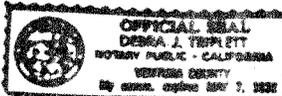
Dated: 9/28/77
Signed: [Signature]

W. Gordon Miller III

700157

STATE OF CALIFORNIA

COUNTY OF Ventura



On January 7, 1980, before the undersigned, a Notary Public for the County and State mentioned above, personally appeared W. Huston Lillard III

_____, whose names are subscribed to the within instrument, and acknowledged that they executed the same.

Debra J. Triplet
Notary Public in and for said County and State

TO BE FILLED IN BY COMMISSION

This is to certify that the offer to dedicate set forth above, dated _____ January 7, 1980, and signed by W. Huston Lillard III owner is hereby acknowledged by the undersigned officer on behalf of the California Coastal Commission South Coast Regional Commission when it granted Coastal Development Permit No. A-77-171 A-77-1666 on August 25, 1979 and the California Coastal Commission South Coast Regional Commission consents to recordation thereof by its duly authorized officer.

Dated: 1-24-80

Murphy
Executive Director, South Coast Regional Commission

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

On January 24, 1980, before the undersigned, a Notary Public in and for said State, personally appeared Delvin Carpenter known to me to be the person who executed the within instrument on behalf of said California Coastal Commission South Coast Regional Commission executed the same.

Witness my hand and official seal.



George G. Evans
Notary Public in and for said County and State

CALIFORNIA COASTAL COMMISSION
SOUTH COAST REGIONAL COMMISSION
500 E. OCEAN BOULEVARD, SUITE 2107
P.O. BOX 1488
LONG BEACH, CALIFORNIA 90801
714 598 5271 (714) 598 8648

EXHIBIT A



COASTAL DEVELOPMENT PERMIT

FILE COPY

Application Number: A-8-1-77-1466

Name of Applicant: W. Huston Lillard III
875 So. Westland Blvd., Ste. 206
Westland Village, CA 91361

Permit Type: Emergency
 Standard
 Administrative

Development Location: 21798 Broad Beach Rd.
Malibu, CA

Development Description: Amendment to a previously approved land con-
solidation of 7 vacant lots totaling 37,032 sq. ft. into 4 lots and con-
struction of four 2-story, 4,000 sq. ft. SFDs for consolidation of 4 vacant
lots into 3 lots, approx. 11,000, 11,200, 14,200 sq. ft. & construction of
three 2-story SFDs (two 3 bedrooms, and one 6 bedroom) with 3-car attached
garage. No increase in height.

I. The proposed development is subject to the following conditions imposed pursuant to the California Coastal Act of 1976:

- SEE ATTACHED -

Condition/s Met On February 1, 1978 by [Signature]

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ac/wh

Page 1 of 2

The South Coast Commission finds that:

A. The proposed development, or as conditioned, is:

1. The developments are in conformity with provisions of Chapter 3 of the California Coastal Act of 1976 and will not prejudice the ability of the local government to prepare a local coastal program that is in conformity with the provisions of Chapter 3 of the California Coastal Act of 1976.
2. If located between the nearest public road and the sea or shoreline of any body of water located within the coastal zone, the development is in conformity with the public access and public recreation policies of Chapter 3 of the California Coastal Act of 1976.
3. There are no feasible alternatives, or feasible mitigation measures, as provided in the California Environmental Quality Act, available for imposition by this Commission under the power granted to it which would substantially lessen any significant adverse impact that the development, as finally proposed may have on the environment.

III. Whereas, at a public hearing, held on August 25, 1977 at Huntington Beach by a unanimous vote, permit application number A-8-1-77-1466 is approved.

IV. This permit may not be assigned to another person except as provided in Section 13170, Coastal Commission Rules and Regulations.

V. This permit shall not become effective until a copy of this permit has been returned to the Regional Commission, upon which copy all permittees or agent(s) authorized in the permit application have acknowledged that they have received a copy of the permit and have accepted its contents.

VI. Work authorized by this permit must commence within two years from the date of the Regional Commission vote upon the application. Any extension of time of said commencement date must be applied for prior to expiration of the permit.

VII. Issued on behalf of the South Coast Regional Commission on February 1, 1978.



M. J. Carpenter
Executive Director
ac/kh/ows

I, _____, permittee/agent, hereby acknowledge receipt of Permit Number A-8-1-77-1466 and have accepted its contents.

(date)

(signature)

1/2/1978

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Huston Lillard III
8-1-77-1446

CONDITIONS

FILE COPY

Prior to issuance of permit, applicant shall:

1. Submit a deed restriction for recording granting a vertical public accessway across the property, 5 feet in width from the Broad Beach Road right-of-way to the bluff edge, and 10 feet in width down the bluff face to Sea Level Drive.
Such accessway shall not be opened to the public until such time as access has been obtained to the beach.
2. Revised plans (plot plan with topo and floor plan if needed) showing that the structure proposed on the southwest parcel maintains a bluff setback equal to the bluff setback of the existing residence immediately to the west.
3. A deed restriction for recording prohibiting the construction of private stairways, structures or alterations on the bluff face.
4. Revised plans showing that the structure on the middle parcel shall be set back 25 feet from bluff edge.

EXHIBIT B

STATE OF CALIFORNIA

EDWARD E. BROWN JR. GOVERNOR

CALIFORNIA COASTAL COMMISSION
SOUTH COAST REGIONAL COMMISSION



500 S. OCEAN BOULEVARD, SUITE 2007
P. O. BOX 1000

LONG BEACH, CALIFORNIA 90801
213/590-5071 714/846-0648

COASTAL DEVELOPMENT PERMIT

Application Number: P-8-19-77-171
Name of Applicant: American Pacific Development Company
875 S. Westlake Blvd., #206, Westlake Village, CA 91361

Permit Type: Emergency
 Standard
 Administrative

Development Location: 31730 Broad Beach Road, Malibu, CA (approximately)

Development Description: Consolidate seven existing parcels of various
sizes (85 acres total) and resubdivide into four parcels,
(2 at +10,000 square feet and 2 at +6,500 square feet), with condition:

- I. The South Coast Commission finds that:
- A. The proposed development, or as conditioned, is:
1. In conformity with the provisions of Chapter 3 of the California Coastal Act of 1976 and will not prejudice the ability of local government to prepare a local coastal program in conformity with said chapter.
 2. If located between the nearest public road and the shoreline of any body of water in the coastal zone is in conformity with public access and public recreation policies of Chapter 3, California Coastal Act of 1976.
 3. That there are no feasible alternatives, or feasible mitigation measures, as provided in the California Environmental Quality Act, available which would substantially lessen any significant adverse impact that the development as finally proposed may have on the environment.

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II. The proposed development is subject to the following conditions imposed pursuant to the California Coastal Act of 1976:

See attached for condition.

Condition/s Met On _____ By KV

XIII. Whereas, at a public hearing, held on March 14, 1977 at _____ (date) _____ by a 10 to 0 vote permit application number P-2-15-77-171 is approved.

IV. This permit may not be assigned to another person except as provided in Section 13170, Coastal Commission Rules and Regulations.

V. This permit shall not become effective until a copy of this permit has been returned to the Regional Commission, upon which copy all permittees or agent(s) authorized in the permit application have acknowledged that they have received a copy of the permit and have accepted its contents.

VI. Work authorized by this permit must commence within two years from the date of the Regional Commission vote upon the application. Any extension of time of said commencement date must be applied for prior to expiration of the permit.

VII. Issued on behalf of the South Coast Regional Commission on _____, 1977.

M. J. Carpenter
Executive Director

_____, permittee/agent, hereby acknowledge receipt of Permit Number P-2-15-77-171 and have accepted its contents.

(date)

(signature)

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Conditions for P-171

Prior to issuance of permit, applicant shall:

Submit a deed restriction for recording granting a vertical public easement across the property, 5 feet in width from the Broad Beach Sand right-of-way to the bluff edge, and 10 feet in width down the bluff face to Sea Level Drive.

Such easement shall not be opened to the public until such time as access has been obtained to the beach.

* * * * *

CALIFORNIA COASTAL COMMISSION
SOUTH COAST REGIONAL COMMISSION
211 S. OCEAN BLVD., SUITE 3000
P. O. BOX 1000
LONG BEACH, CALIFORNIA 90801
213/590-5071 714/646-0648

EXHIBIT C

*2/17/77
ready to
call on
10-0
approved*
March 1977

To: Commissioners
From: Executive Director
Subject: Staff Summary and Recommendations
Application No.: P-2-15-77-171 ✓
Attachments: 1. Location Map
2. Parcel Map
3. Grading Plan
4. Acquisition Review, Staff Recommendation
5.
6.

1. Administrative Action:

The application has been reviewed and is complete. The 42-day hearing period expires 3-29-77. Public hearing is scheduled for 3-18-77. Continuations, (if any) were granted as follows:
a. _____
b. _____
c. _____

2. Applicant:

American Pacific Development Company
Applicant's full name 213/981-1070
Telephone number
67380 Westlake Blvd., #206
Address
Westlake Village, CA 91361

Representative's name
Telephone number
Address

3. Project Location:

- (a) City or counties Malibu
- (b) _____
- (c) District number Malibu District #1
- (d) Area Malibu District #1

PROJECT DESCRIPTION:

Consolidate seven existing parcels of various sizes (+ 85 acres total) and redivide into four parcels (2 at +10,000 sq. ft. and 2 at +6,500 sq. ft.).

LOCATION DESCRIPTION & STREET ADDRESS: approx. - 31730 Broad Beach Rd.
(between Broad Beach Rd. and the beach), west of Trancus Beach in Malibu.

DISTANCE FROM MEAN HIGH TIDE LINE: +70 yds.

PRESENT USE OF PROPERTY: vacant

SITE SIZE: 8/ irregular = 37,032 sq. ft.

DENSITY: GROSS: NET:

NET M2:

ON-SITE PARKING: Primary = Size =

Secondary = Size = Total =

PROJECT HEIGHT: Above CFR = Above APC =

PROJECT COST: \$300,000 including homes in P-77-172

RE:

APPROVAL: Approval in Concept - L.A. County E.P.D.

Homeowners Assoc. - Health Dept. -

Building Dept. - HCCB -

APP:

Inland of Broad Beach Rd., between Broad Beach Rd. and Pacific Coast Hwy., a more recent subdivision was created in a R-1-7500 zone. This area has been almost completely developed.

Because the original subdivision of which this site is a part, created separate parcels on the bluff faces and across the bluff top, this applicant's property currently includes seven separate parcels, (two are on bluff faces, two are shallow lots parallel to Broad Beach Road).

The applicant wishes to consolidate these seven original parcels and resubdivide to create four new parcels (though a technicality, the applicant will actually combine two adjoining lots for use as one building site and will consolidate the remaining five to redivide into three new parcels). The new parcels will be approximately 6100, 6500, 10,300 and 10,800 sq. ft. respectively.

It is questionable whether all seven existing lots could legally or practically be used as building sites. Nevertheless, this proposed lot line adjustment and resubdivision would create four building sites which are comparable in size to those surrounding it.

Public Access And Beach Acquisition:

This property was previously recommended as a high priority acquisition proposal by the State Dept. of Parks and Recreation. Both vacant bluff top ownerships combined with the Adameon beach property below had funding appropriations from the legislature and went before the State Public Works Board for approval. Part of these areas along with additional beach property extending east around Lechuza Point, were adopted as high priority acquisition recommendations by the State Coastal Commission (see attached acquisition proposal map).

The Public Works Board decided not to approve the appropriation, basically because of legal difficulty encountered in gaining access from the bluff parcels, across the private road to the Adameon beach parcels, because of the sale of one bluff top ownership to a new buyer who was unwilling to sell to the State, and because of opposition to the acquisition by local residents.

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After the decision of the Public Works Board, the owner of this subject property (Mr. Fowner, at the time) went before the State Coastal Commission requesting that his property be removed from the Commission's acquisition list (see attached staff recommendation). The staff recommended the site be retained on the list and the Public Works Board reconsider their decision. Should this not be acceptable, the staff recommended, at minimum, that the entire beach property remain on the list and a public accessway, across the bluff top property, also be retained. The Commission approved this latter recommendation and now the owner, Mr. Fowner, has the property in escrow to a new buyer, American Pacific Development Company, who is proposing this division into four parcels and subsequent development.

The escrow instruction between Mr. Fowner and American Pacific Development acknowledge the Commission may require dedication of a public access strip across the bluff and that the buyer will not reject that. In anticipation of this, the applicant has designed into his plan a 3' wide access strip across the bluff (see grading plan).

Staff recommends that an accessway should be dedicated, as recommended by the State Commission, even though the dedication would not extend to the tide line. An access strip across this ownership would be a major link in what should eventually extend across the private road to the beach property. Until the legal aspects of such a plan could be worked out, the accessway should not be opened to the public.

Findings:

1. The project site is the westerly half of the only remaining vacant bluff top area along the western end of Broad Beach Road in Malibu.
2. The proposed project would consolidate seven existing parcels and redivide the property into four lots.

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3. The lots would be roughly comparable in size to the surrounding parcels but would be aligned two lots deep across the bluff top where as most surrounding residences extend across the entire bluff top.

4. The project site was formerly scheduled for acquisition by the State but because of opposition and complications encountered before the Public Works Board, the acquisition was not approved.

5. The site, along with the vacant beach property below, was previously recommended for high priority acquisition by the State Coastal Commission.

6. After reconsideration, the Commission removed the bluff top property from the acquisition list but retained on the list a public accessway easement across the bluff top to the beach.

7. The applicant, anticipating this requirement, has designed a 5 foot access strip into his proposal.

8. The site would have potential for passive public recreation but in light of the past decisions of the Public Works Board and State Coastal Commission, the site has very little probability of being acquired for that purpose.

9. If an accessway is obtained across this property, the project would be in conformity with Chapter 3 of the Coastal Act and would not prejudice the ability of the local government to prepare a local coastal plan in conformity with said chapter.

10. The project is located between the nearest public road and the shoreline and as conditioned, would conform to the public access and recreation policies of Chapter 3 of the Act.

11. Possible mitigating alternatives to the project as conditioned, which would substantially lessen any significant adverse impacts, are not readily available.

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STAFF RECOMMENDATION Approval With Conditions

Conditions:

Prior to issuance of permit, applicant shall:

1. Submit a deed restriction for recording granting a vertical public accessway across the property, 5 feet in width from the Broad Beach Road right-of-way to the bluff edge, and 10 feet in width down the bluff face to Sea Level Drive.

Such accessway shall not be opened to the public until such time as access has been obtained to the beach.

2. Post a bond with the Los Angeles County Facilities Department equal to one-half the cost of constructing an accessway from Broad Beach Road to Sea Level Drive, figured at 1977 prices.

Staff Planner

Van Orman
av

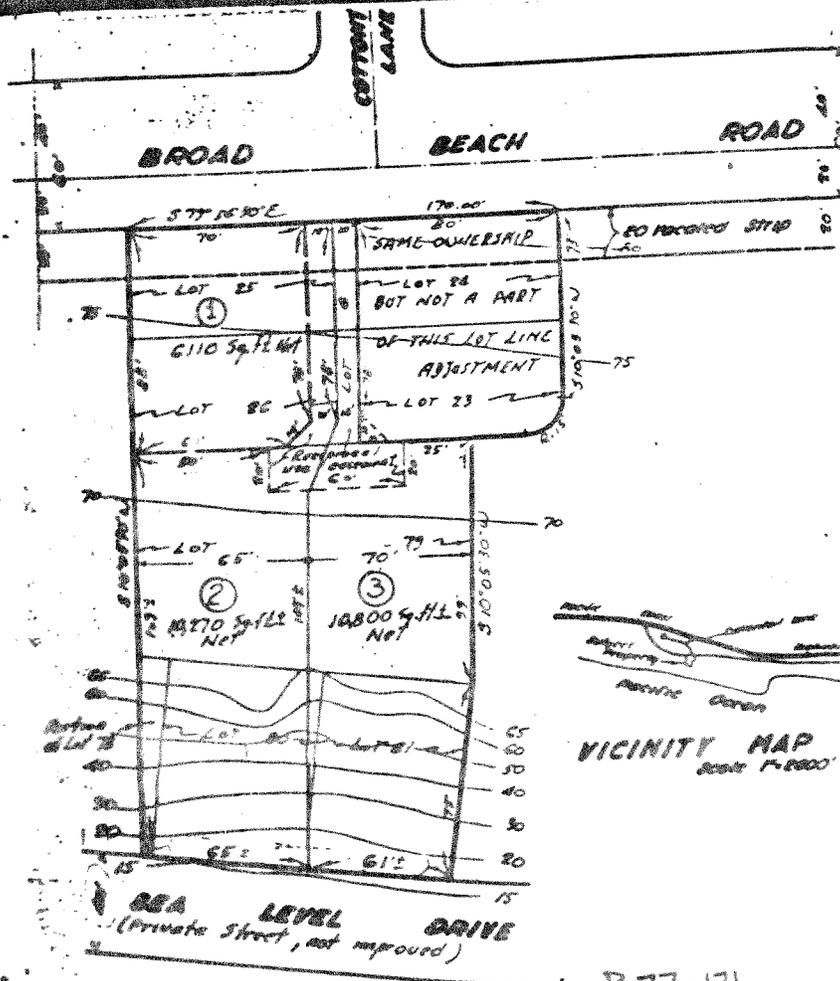
mc



LOCATION MAP

1970-08





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P 77-171

REVISED TENTATIVE PLANNED LAND DIVISION

MAP NO 4353

BEING A PROPERTY LINE ADJUSTMENT
 BETWEEN LOTS 25, 26, 27, 28, 29, 30, &
 PORTION OF LOT 29, ALL IN TRACT NO
 1850 N.B. 151 P.S. 6-11 AND BY
 ADJACENT FACED STRIP

MALIBU

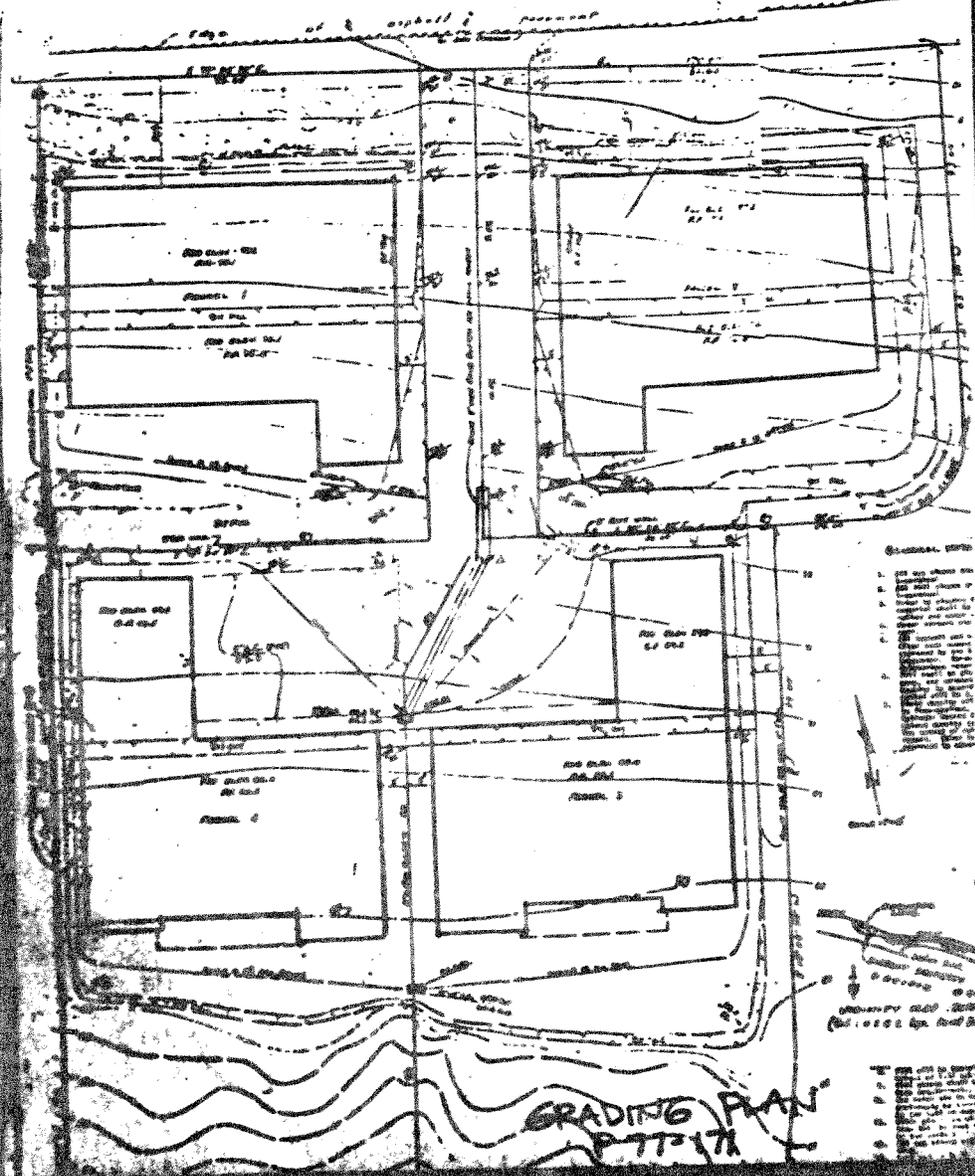
LOS ANGELES COUNTY, CALIFORNIA
 SCALE 1"=40'
 SEPT., 1936

QUANTITY OF RIGHTS OF
 RESERVATION LINDS AND
 ROSEBROUGH
 BY HERRI C. QUINN
 40 1/2 A.C. 1936
 10000 S.F. 1936
 10000 S.F. 1936
 10000 S.F. 1936

BEACH

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BROAD BEACH ROAD



GRADING PLAN
P-17-17

GENERAL NOTES

1. All work shall be in accordance with the specifications and drawings.
2. The contractor shall be responsible for obtaining all necessary permits and licenses.
3. The contractor shall maintain access to all adjacent properties at all times.
4. The contractor shall be responsible for the safety of all workers and the public.
5. The contractor shall be responsible for the protection of all existing utilities.
6. The contractor shall be responsible for the removal of all debris and waste.
7. The contractor shall be responsible for the final grading and compaction of all areas.
8. The contractor shall be responsible for the final inspection and approval of the work.

Scale: 1" = 10'

North Arrow

Proposed Grading

Existing Grading

Proposed Driveway

Proposed Parking

Proposed Building Footprint

DATE: 10/1/50

BY: [Signature]

CHECKED: [Signature]

APPROVED: [Signature]

CALIFORNIA COASTAL ZONE CONSERVATION COMMISSION
1849 Market Street, San Francisco 94102 - (415) 557-1001

RECEIVED

JUN 15 1976

South Coast Regional Commission

STAFF RECOMMENDATION

gwg

Acquisition Site 1141

SUBJECT:

Request of Mr. Robert Pownier to delete his property (part of site 1141) from the Commission's recommended acquisition list. The site includes both beach and upland support areas in western Malibu (Exhibit A). His property is a portion of the upland area.

STAFF RECOMMENDATION:

The staff recommends that the Commission retain this entire site on the acquisition list and request the State Board of Public Works to reconsider its decision not to acquire the three parcels that it had originally planned to purchase as Encinal Beach. If the Board will not reconsider its previous decision, the Commission may reconsider the matter at a later date.

Should the Commission determine that retention of the entire acquisition site would be inequitable given the decision of the State Board of Public Works, the staff recommends that the Commission retain on the acquisition list all of the beach parcels recommended for acquisition and retain a 20 ft. wide accessway from Broad Beach Road to the beach over the intervening upland parcels.

STAFF NOTES:

1. Site Description and History. The parcels recommended for acquisition by the Commission are shown on Exhibit A and include all of the beach parcels owned by the Adamsons on the east and numerous individual beach parcels running west from the Adamson properties around Lechusa Point. This would make available to the public approximately 3/4 mile of beach frontage (4,000 ft.) now in private ownership. Also included in the acquisition site are upland parcels between the beach and Broad Beach Road that were intended to serve as an accessway to the beach and parking. These upland parcels are shown on Exhibit A as the Pownier and Carty properties. Separating the Pownier and Carty properties from the beach is an undeveloped private road easement owned by the homeowners of the surrounding subdivision. An accessway through it would be required to connect the upland parcels to the beach.

The State Board of Public Works, on the recommendation of the State Department of Parks and Recreation, has decided not to acquire the upland Pownier and Carty parcels and the Adamson beach parcel (Exhibit B). The primary reasons discussed by the Board of Public Works were the necessity for condemnation actions because of the existence of CC&Rs and easements owned by the homeowners of the subdivision and the decision of the owner of the Carty property not to sell willingly, and the priority of the acquisition. Mr. Pownier

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has therefore requested that his parcel be withdrawn from the Commission's recommended acquisition list. Other representatives of property owners in the area spoke in favor of deleting the entire acquisition site.

2. Need for Beach Area and Beach Access in Malibu. In both its permit and planning decisions the Commission has consistently recognized the importance of the Malibu beaches as an irreplaceable recreation resource for the Los Angeles Metropolitan area. This is one of the largest expanses of substantially uncommitted beach in the entire west Malibu area, and is adjacent to a proposed Marine life preserve. A decision not to acquire the beach will inevitably result in an irretrievable commitment of this resource to single family homes with septic tanks on the beach. As recreational demands for beach use will just as inevitably increase in the future, the staff recommends that acquisition take place in the immediate future. If the beach is not to be acquired soon, the development pressures in western Malibu are such that the beach is unlikely to ever be acquired for public use.

Access must be provided however to make a beach usable as a major recreational resource. The nearest points from which the public can get from the nearest public road to the beach are shown in Exhibit A. The upland Powner and Carty parcels are the only parcels over which a significant accessway can be developed from this approximate 1 mile stretch of beach. The only significant alternative to acquisition of all or a part of these two upland parcels would be to acquire access along the privately owned Sea Level Drive from Broad Beach Road down to the beach parcels. This solution would most likely also require condemnation because of the restrictions in the subdivision's CC&Rs and would not provide as direct an access from Broad Beach Road to the beach.

Acquisition of the entire Powner and Carty parcels would permit a small parking lot to be constructed for beach users. Thus, the staff recommends that the Commission request the Board of Public Works to reconsider its decision and acquire these properties.

As Broad Beach Road is a public street with on street parking, however, beach users could park on Broad Beach Road and walk to the beach if an accessway was provided over the Carty and Powner parcels and crossing Sea Level Drive to the beach. Such an accessway would most likely not be as disruptive to the private surrounding subdivision as purchasing all of Sea Level Drive and would be a more direct route to the beach. Thus, if the Commission determines that acquisition of the entire Carty and Powner parcels should not take place, the staff recommends that the Commission retain a 20 ft. wide easement on its recommended acquisition list. Such an easement could be located between the Carty and Powner parcels (e.g., 10 ft. from each parcel) and continue across Sea Level Drive to the beach.

The only other alternatives for acquiring additional access would be to acquire or require the dedication of an access easement over one of the few undeveloped lots west of the proposed acquisition site. This would reduce the distance that the public would have to walk along the beach to get to this area, but is much less desirable than an accessway near the middle of the proposed acquisition site.

Memorandum

RETYPE FOR RECORDATION--ORIGINAL NOT LEGIBLE

COLONEL ALLENSWORTH STATE HISTORIC PARK, TULARE COUNTY
(Department of Parks and Recreation. Ch 375/74, Item 410.78(ff)
as added by Ch 1484/74.)

Upon motion made by Mr. Grimes, seconded by Mr. McCausland and unanimously carried, the Board adopted a resolution attached hereto as "EXHIBIT H", approving purchase in the amounts indicated below, of the following parcels of real property in the County of Tulare for use of the Department of Parks and Recreation.

Parcel 1920	\$3,000	Authorized by resolution adopted 10-31-75 (see pages 6 and 7 and Exhibit "O", minutes of that date.)
Parcel 1980	2,900	
Parcel 1933A & B	1,000	
Parcel 2035	550	

ENCINAL BEACH, LOS ANGELES COUNTY
(Department of Parks and Recreation. Ch 129/73, Item 35044 and 1521/74(dd).)

Upon motion made by Mr. Grimes, seconded by Mr. McCausland and unanimously carried, the Board RESCINDED the resolution adopted December 20, 1974 (see pages 4 and 5 and Exhibit "C", minutes of that date) which authorized acquisition of Parcels 2394 through 2396, Encinal Beach, Los Angeles County. This action was taken after extensive testimony from J.L. Wyatt, Jr., the attorney representing the Malibu/Encinal Homeowners Association, which opposes State's acquisition of these parcels. Further opposition was also expressed by Mr. Sam Leask, a property owner and former Administrative Officer of the City of Los Angeles. Testimony in favor of proceeding with the project was heard from Senator Lou Cusanovich and from Mr. Ray Fisher, attorney for the Adamson Company who is one of the property owners. Also testifying was Mr. Les McCargo of the Department of Parks and Recreation, who informed the Board that one of the parcels had been recently sold to an owner who will not willingly sell his property to the State, which means that the only way the State could acquire that particular parcel of land is through condemnation action.

Mr. Bell then asked for a roll call vote on the Encinal Beach item:

- Mr. Grimes voted to rescind resolution
- Mr. McCausland voted to rescind resolution
- Mr. Bell voted to rescind resolution

INVERNESS RIDGE, MARIN COUNTY

Upon motion made by Mr. McCausland, seconded by Mr. Grimes and unanimously carried, the Board approved the report by the Department of Parks and Recreation on the Inverness Ridge project pursuant to Section 11.8 of the Budget Act of 1975.

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Exhibit B
Encrypt, minutes of State Board of PV

February 2, 1976

COLONEL ALLIENWORTH STATE HISTORIC PARK, TULARE COUNTY
(Department of Parks and Recreation. Ch 375/74, Item 418.78(ff).
as added by CE 1484/74.)

Upon motion made by Mr. Grimes, seconded by Mr. McCausland and unanimously carried, the Board adopted a resolution attached hereto as "EXHIBIT B", approving purchase in the amounts indicated below, of the following parcels of real property in the County of Tulare for use of the Department of Parks and Recreation.

Parcel 1920	\$3,000	Authorized by resolution
Parcel 1980	2,900	adopted 10-31-75 (see
Parcel 1932A & B	1,000	pages 6 and 7 and
Parcel 2035	350	Exhibit "0", minutes
		of that date.)

ENCINAL BEACH, LOS ANGELES COUNTY
(Department of Parks and Recreation. Ch 129/73, Item 350kk and
1521/74(dg).)

Upon motion by Mr. Grimes, seconded by Mr. McCausland and unanimously carried, the Board RESCINDED the resolution adopted December 20, 1974 (see pages 4 and 5 and Exhibit "G", minutes of that date) which authorized acquisition of Parcels 2394 through 2396, Encinal Beach, Los Angeles County. This action was taken after extensive testimony from J. L. Wyatt, Jr., the attorney representing the Saliba/Encinal Homeowners Association, which opposes State's acquisition of these parcels. Further opposition was also expressed by Mr. Sam Leask, a property owner and former Administrative Officer of the City of Los Angeles. Testimony in favor of proceeding with the project was heard from Senator Lou Cusanovich and from Mr. Ray Fisher, attorney for the Adamson Company who is one of the property owners. Also testifying was Mr. Les McCargo of the Department of Parks and Recreation, who informed the Board that one of the parcels had been recently sold to an owner who will not willing sell his property to the State, which means that the only way the State could acquire that particular parcel of land is through condemnation action.

Mr. Bell then asked for a roll call vote on the Encinal Beach

vote:

Mr. Grimes voted to rescind resolution
Mr. McCausland voted to rescind resolution
Mr. Bell voted to rescind resolution

INVERNESS RIDGE, MARIE COUNTY

Upon motion made by Mr. McCausland, seconded by Mr. Grimes and unanimously carried, the Board approved the report by the Department of Parks and Recreation on the Inverness Ridge project pursuant to Section 11.6 of the Budget Act of 1975.

Exhibit B
Excerpt, minutes of State
Board of Public Works

88-786137

Original Redwood Branch acquisition proposal
 included the Premier, Derby, and Adams parcels.
 The Regional and State Comptrollers advised that
 Adams Parcel, as shown,
 is not a Redwood Branch parcel, and should not be
 included in the acquisition.

Acquisition Site 1144

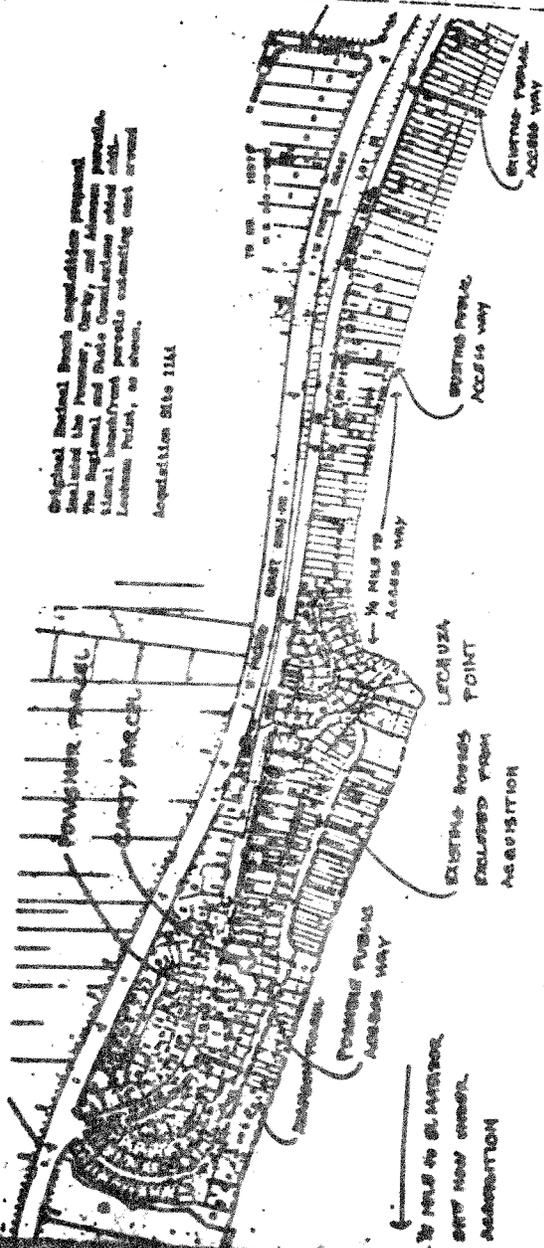


EXHIBIT A

1144-08

Original Redwood Beach acquisition proposal
 involved the Pomeroy, Clark, and Adams parcels.
 The Regional and State Commissions added addi-
 tional beachfront parcels extending east around
 Lochness Point, as shown.

Acquisition Site 1141

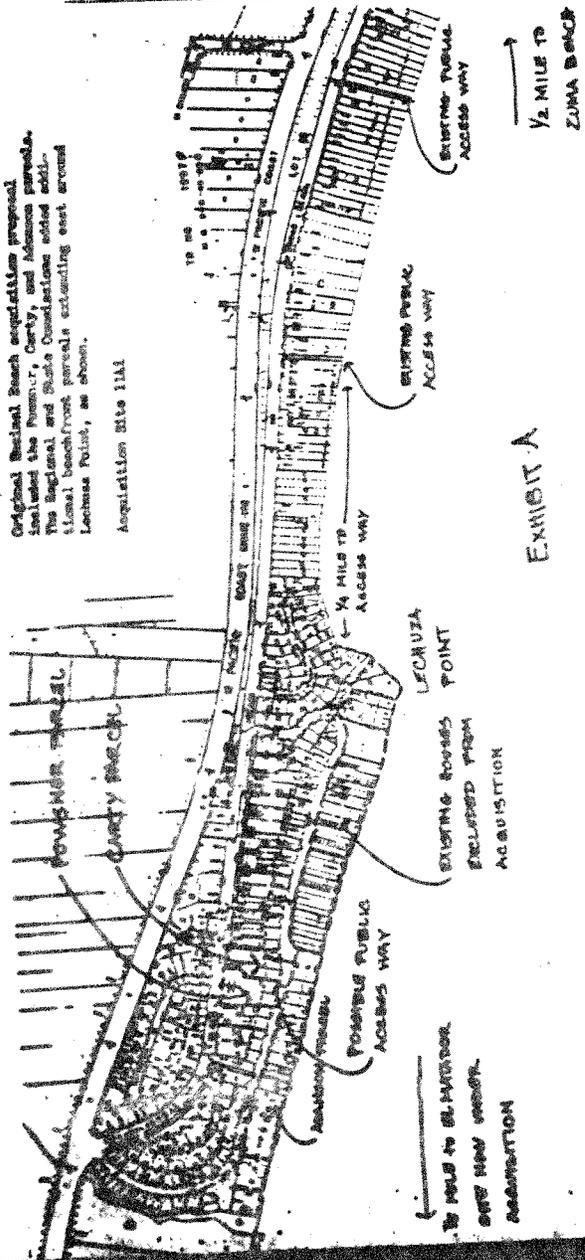
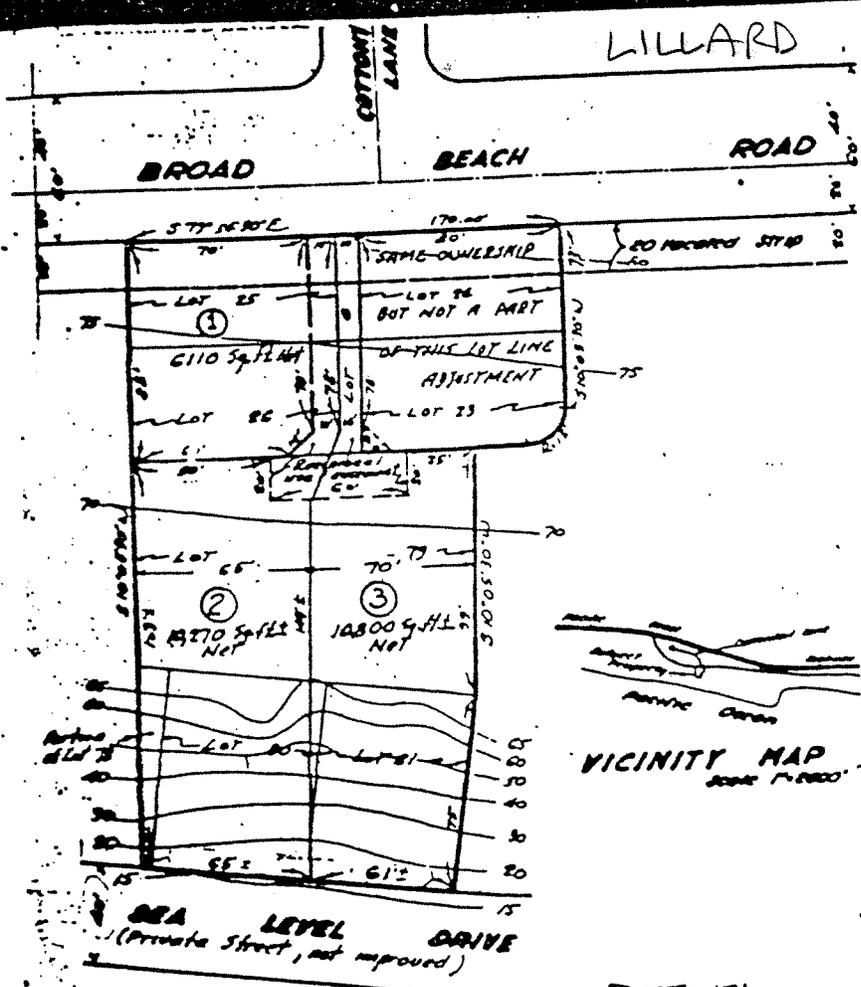


EXHIBIT A

TO BE IN BLANKET
 AND NEW WAYS
 ACQUISITION

80-709137



80-709137

REVISED TENTATIVE PLAT MAP SYSTEM
MAP NO 4358

SHOWS A PROPERTY LINE ADJUSTMENT BETWEEN LOTS 25, 26, 27, 28, 29, 30, A PORTION OF LOT 28, ALL IN TRACT NO 19880 N.E. 1/4 P.L. 6-11 AND OF ADJACENT ADGATED STRIP
MALIBU
LOS ANGELES COUNTY, CALIFORNIA
SCALE 1"=40' SEPT, 1938

Approved by authority of
WILSON LAND AND
IMPROVEMENT COMPANY
By **ROY C. QUINN**
Att. JAMES QUINN
1000 W. 10th Street
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