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## LATHAM & WATKINS LLP

March 31, 2010

The Honorable Greig Smith  
Councilmember, Twelfth District  
200 North Spring Street  
Los Angeles, CA 90012

Ms. S. Gail Goldberg  
Director of Planning  
Department of City Planning  
City Hall – Room 525  
200 North Spring Street  
Los Angeles, CA 90012

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File No. 047268-0001

### **RE: SIERRA CANYON SCHOOL EQUESTRIAN TRAILS – MARCH PROGRESS REPORT**

Dear Greig and Gail:

Condition No. A.1 of CPC-2008-3537-CU (CF 09-0985) requires the dedication of an equestrian trail along Rinaldi Street within the School's athletic fields site as part of the project's Phase One development. Condition No. 58.c requires a two-foot dedication on De Soto Avenue. The School filed an offer to dedicate this trail and the street on August 6, 2009. Condition No. A.1.j requires dedication of the "Variel" trail on the elementary school site. The School filed an offer to dedicate this trail on September 14, 2009.

On September 22, 2009, the City issued a temporary use of land permit for the athletic fields site to conduct physical education and team practice. In conjunction with that permit, the School is required to submit monthly progress reports to the Planning Department and to Council District 12, beginning on November 1, 2009, that detail the School's activities and progress toward completing to the City's satisfaction the dedications required by these conditions. A complete copy of the text is attached.

We have submitted to you timely monthly progress reports since November 2009.

On or about March 1, the project architect submitted grading drawings for the Athletic Field site as required by the Bureau of Engineering that depict the grade that will exist at the end of Phases II and III, to assure the Bureau that all adjacent street improvements on De Soto

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Avenue and Rinaldi Street will be consistent with those street improvements. Also submitted was a small revision to the proposed equestrian trail map. The legal description for the trails was approved by the City's surveyor.

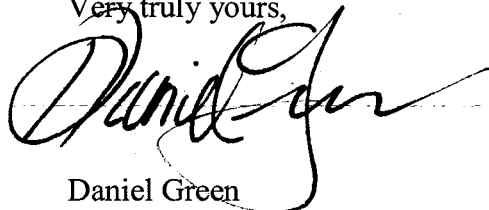
The architect was advised that the drawings would be reviewed and approved within two weeks of submittal. As of this writing, four weeks have transpired and the drawings remain with the Bureau of Engineering. The architect has called the Bureau on a weekly basis to keep up to date on any progress.

The School continues to exercise its best efforts to comply with all procedural requirements to dedicate the two identified equestrian trails as well as the dedication along De Soto Avenue. However, whether due to a shortage of staff at the respective City departments or for other reasons, the offers to dedicate the trails are not moving expeditiously through the City's approval process. The volunteered condition entered into by the School on September 22, 2009 (attached), was based, in part, on our expectation that the involved City departments would process the dedication offers in a timely manner. Any assistance you can provide to move that process along would be welcomed.

The School will continue to monitor the process and submit its next monthly report at the end of April.

On behalf of Sierra Canyon School, if you have any questions or comments about the March progress report, please contact me.

Very truly yours,



Daniel Green  
Land Use Project Manager  
LATHAM & WATKINS LLP

Attachment

cc: Mitch Englander, Chief Deputy, Council District 12  
Phyllis Winger, Chief Planning Deputy, Council District 12  
Dan Scott, Principal City Planner, Department of City Planning  
Tom Glick, Department of City Planning  
James L. Arnone, Latham & Watkins LLP

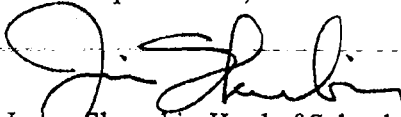
# SIERRACANYON

Attachment:

## Applicant Volunteered Condition

This use of land permit is limited in time and in allowed use. This permit only allows use of the site for physical education classes and practice athletic fields. To keep this permit in effect, the owner shall submit monthly progress reports to the Planning Department and to the Office of Council District 12 starting on November 1, 2009, that detail the owner's activities and progress toward completing to the City's satisfaction the dedications required by Condition Nos. 1.a, 1.i and 1.j of Case No. CPC-2008-3537-CU. If the owner fails to submit any such monthly report or if any such monthly report fails to demonstrate that the owner is exercising reasonable steps to expedite and complete the dedications required by Condition Nos. 1.i and 1.j of Case No. CPC-2008-3537-CU, then this permit shall terminate immediately upon the Planning Department and the Office of Council District 12 notifying the owner and the Department of Building and Safety in writing that they have determined that the owner has failed to exercise reasonable steps to expedite and complete the dedications required by Condition Nos. 1.i and 1.j of Case No. CPC-2008-3537-CU. Unless terminated earlier pursuant to the preceding sentence, this permit shall automatically terminate on May 1, 2010, without further City action, and that no further use of land permit will be granted absent completion of the dedication. Nothing herein shall be interpreted as preventing any further permit from being issued.

Date: September 22, 2009



James Skrumbis, Head of School