

## NEVIN FLORENCE

Miguel Sangalang, Exec. Director  
 Bureau of Street Lighting  
 Attn: Prop. 218 Section  
 1149 S. Broadway, 2nd Flr.  
 Los Angeles CA 90015

**PROJ ID / Elect. No.:** 5073  
**COUNCIL FILE No.:** 22-0900-S43

**Engineer:** Lang Dam

Election Division  
 Attn: Jennifer Bedolla  
 Piper Technical Center, 3rd FL  
 Mail Stop 168

**Mailing Date:** 08/24/22  
**P.W. Hearing Date:** 10/05/22  
**Council Hearing Date:** 10/11/22

Calendar Section  
 Attn: Melinda Novoa / Erika Pulst  
 Room 395, City Hall  
 Mail Stop 160

Councilmember Curren D. Price, Jr. Councilmember Kevin de León  
 9th District 14th District  
 Room 430, City Hall Room 425, City Hall  
 Stop 215 Stop 223

	City Assmt ID	APN	Owner name	Owner address	PROPOSED ASSESSMENT
1.	15680-001	5117-012-900	L A CITY	200 N MAIN ST RM 1290 LOS ANGELES, CA 90012	\$66.35
2.	15680-002	5117-012-901	L A CITY	200 N MAIN ST RM 1290 LOS ANGELES, CA 90012	\$110.59
3.	15680-003	5117-012-902	L A CITY	200 N MAIN ST RM 1290 LOS ANGELES, CA 90012	\$110.59
4.	15680-004	5117-013-900	L A CITY	1501 E 41ST ST LOS ANGELES, CA 90011	\$3,538.80
5.	15680-005	5117-015-900	L A CITY	111 E 1ST ST #201 LOS ANGELES, CA 90012	\$16.59
6.	15681-001	5119-012-900	LOS ANGELES LOMOD SOUTH INC	2600 WILSHIRE BLVD LOS ANGELES, CA 90057	\$246.55
7.	15681-002	5121-013-901	LA CITY - GSD	111 E 1ST STREET, RM 201 LOS ANGELES, CA 90012	\$162.72
8.	15681-003	5121-013-904	L A CITY - GSD	111 E 1ST STREET, RM 201 LOS ANGELES, CA 90012	\$271.21
9.	15681-004	5121-013-903	L A CITY	111 E 1ST ST #201 LOS ANGELES, CA 90011	\$110.59
10.	15681-005	5121-013-902	L A CITY	3817 S SAN PEDRO ST LOS ANGELES, CA 90011	\$110.59
11.	15681-006	5168-014-904	L A CITY	2551 E WASHINGTON BLVD LOS ANGELES, CA 90021	\$2,495.09
12.	15681-007	5168-014-915	LA METRO - REAL ESTATE & ASSET MGMT ATTN: JOHN BECK	1 GATEWAY PLAZA, 22ND FLOOR, MS 99-22-9 LOS ANGELES, CA 90012-2592	\$49.31
13.	15681-008	5168-015-902	L A CITY	111 N HOPE ST #1203 LOS ANGELES, CA 90012	\$567.07
14.	15681-009	5168-018-900	LA METRO - REAL ESTATE & ASSET MGMT ATTN: JOHN BECK	1 GATEWAY PLAZA, 22ND FLOOR, MS 99-22-9 LOS ANGELES, CA 90012-2592	\$2,495.09
15.	15681-010	5168-018-902	LA METRO - REAL ESTATE & ASSET MGMT ATTN: JOHN BECK	1 GATEWAY PLAZA, 22ND FLOOR, MS 99-22-9 LOS ANGELES, CA 90012-2592	\$394.48
16.	15682-001	5169-016-902	L A CITY DEPT OF WATER AND POWER	PO BOX 51111 LOS ANGELES, CA 90051	\$1,134.13
17.	15682-002	5169-016-903	L A CITY	PO BOX 151 SAN PEDRO, CA 90732	\$88.47
18.	15682-002	5169-016-905	LONG BEACH CITY	PO BOX 570 LONG BEACH, CA 90801	\$88.47
19.	15682-003	5169-016-907	L A CITY	400 S MAIN ST 8TH FL LOS ANGELES, CA 90013	\$55.29
20.	15682-003	5169-016-908	LONG BEACH CITY	PO BOX 570 LONG BEACH, CA 90801	\$55.29



CERTIFICATION OF MAILING NOTICES OF  
STREET LIGHTING MAINTENANCE

(Section 6.95 to 6.127 of the  
Los Angeles Administrative Code)

I, Ruben Flamenco, hereby certify and declare that I am and was at all times herein mentioned a Deputy City Clerk of the City of Los Angeles; that, acting for and under the direction of the City Clerk and in accordance with the direction contained in Ordinance of Intention No(s). 187577 relating to the proposed maintenance of lighting posts and appliances and furnishing of electric current thereto in the above designated lighting district, under provisions of Sections 6.95 to 6.127 of the Los Angeles Administrative Code. I, on August 24, 2022 deposited in the United States mail at Los Angeles, California, a notice entitled "Notice of Public Hearings and Ballot for Operation of Streetlights," to each of the owners of real property within the Street Lighting maintenance assessment district:

NEVIN FLORENCE

whose names and addresses appear on the last equalized assessment roll of the County of Los Angeles, or on file in the office of, and known to the City Clerk of the City of Los Angeles and that a true copy of such notice is attached hereto and made a part hereof.

I certify (or declare) under penalty of perjury that the foregoing is true and correct. At Los Angeles, California  
August 24, 2022.

Date

  
DEPUTY CITY CLERK

## SAMPLE BALLOT

### OFFICIAL PROPERTY OWNER ASSESSMENT BALLOT

STREET LIGHTING DISTRICT : "NEVIN FLORENCE"

PROPERTY OWNER :

VOTE HERE

**YES, I am IN FAVOR** of the proposed Street Lighting Assessment District. I understand that I will be assessed \$66.35 annually for the operation and maintenance of the street light(s) adjacent to my property.

**NO, I am OPPOSED** to the proposed Street Lighting Assessment District. I understand that a majority NO vote will cause the streetlight(s) not to be installed; or if already installed, turned off and removed from service.

Election: 5073  
City Parcel: 15680-001  
County APN: 5117-012-900

*I hereby declare, under penalty of perjury under the laws of the State of California, that I am the record owner, or the authorized representative of the record owner, of the parcel identified above.  
(Both Name and Original Signature must be completed in order for your ballot to be counted.)*

\_\_\_\_\_  
PRINT NAME

(Property Owner, Authorized Rep., etc.)

\_\_\_\_\_  
ORIGINAL SIGNATURE

\_\_\_\_\_  
DATE

#### INSTRUCTIONS

1. Vote by marking one of the boxes on the reverse side of this ballot - Mark only one box.
2. Mark your ballot with blue or black ink – Do not use pencil.
3. Print your name, sign and date the ballot - If more than one owner, only one owner needs to sign.
4. Return the ballot using the enclosed envelope.
5. Make sure the Los Angeles City Clerk address on the back of the ballot appears in the window of the return envelope.
6. Ballot must be received by Tuesday, October 11, 2022

LOS ANGELES CITY CLERK, ELECTION DIV.  
**ATTN: 218 BALLOT ST. LTG. MNT. # 5073**  
555 RAMIREZ STREET, SPACE 300  
LOS ANGELES, CA 90099-9716

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and upon request will provide reasonable accommodation to ensure equal access to its programs, services and activities.

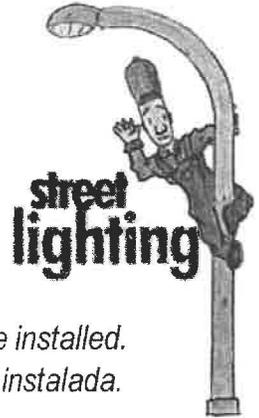


# NOTICE TO PROPERTY OWNERS

FOR THE FORMATION OF THE CITY OF LOS ANGELES  
STREET LIGHTING MAINTENANCE DISTRICT:

**NEVIN FLORENCE**

NOTE: Ballots must be received by Tuesday, October 11, 2022



*This package contains a ballot to determine if streetlights adjacent to your property will be installed.  
Este paquete contiene una boleta de votación si a luces adyacentes a su propiedad son instalada.*

**In order to provide street lighting services near your property, an assessment district must be created to collect the annual cost for street lighting operation and maintenance from the adjacent property owners. This is your opportunity to vote (see instructions on back of ballot) on whether you want to have streetlights and accept the assessment added to your property taxes to pay for these costs.**

## NOTICE

This notice informs you, as record owner of property within the proposed assessment district, which on 8/9/22 the Los Angeles City Council declared its intention to form a new Street Lighting Maintenance District, under Council File number 22-0900-S43. All interested persons are invited to attend the public hearings and express opinions on the proposed assessment.

**Public Hearing:** Wednesday, October 5, 2022, 10:00 AM  
Board of Public Works – 3rd fl., Rm. 350, City Hall, 200 N. Spring Street.

**Council Hearing:** Tuesday, October 11, 2022, 10:00 AM  
Los Angeles City Council – 3rd fl., Rm. 340, City Hall, 200 N. Spring Street.

**Protest Procedure:** Protests presented for consideration to the Council are not binding, regardless of the number. The Council may accept or deny the protest(s) at its discretion. Any person may file a written protest or appeal with the City Clerk at any time prior to, or on the day of, the final public hearing by the City Council on this matter. Written protests shall specify the ground(s) upon which the protest is based, the name and mailing address of the person protesting, a description sufficient to identify the property for which the protest is being filed, the Council File number, and be mailed or delivered to the City Clerk, Room 395, Los Angeles City Hall, 200 N. Spring St., Los Angeles, CA 90012.

## ASSESSMENT INFORMATION

The proposed assessment described in this Notice is new and, if approved, will appear on your property tax bill. Proposition 218, the "Right to Vote on Taxes Act", was approved on the November 1996 statewide ballot, and added Article XIID to the California Constitution. It requires that a parcel's assessment may not exceed the reasonable cost for the proportional special benefit conferred on that parcel. Article XIID provides that only special benefits are assessable and the City must separate the general benefits from the special benefits. It also requires that publicly owned properties, which benefit from the improvements, be assessed.

1. **Proposed Annual Assessment (Your Property):** \$66.35 for FY 2022-23. \*
2. **Proposed Annual Assessment (Entire District):** \$29,988.68 for FY 2022-23.
3. **Duration of the Proposed Assessment:** Annually on your Property Tax Bill.
4. **Reason for the Assessment:** To pay for the cost of operating, servicing and maintaining local street lighting. These costs include, but are not limited to electricity, lamps, fixtures, poles, wires, repair crews and vehicles and other items necessary to operate streetlights in the City of Los Angeles.
5. **Balloting Results:** The District will be formed and the assessment in the amount listed on the enclosed ballot will be imposed unless a majority of the ballots are returned opposing the assessment. Ballots are weighted proportionally by each parcel's assessment amount. (\$1 = 1 vote.)



## Proposed Assessment Calculation

The process of determining maintenance assessments for each parcel is based on evaluating three areas relative to the amount of special benefit received. These include the size of the property, the land use, and the type of street lighting system(s) benefiting the property. These factors are evaluated for your property to determine your annual assessment. For more detailed information regarding assessment calculations, please visit us at: [www.lacity.org/bsl](http://www.lacity.org/bsl)

# SEE ATTACHED MAP

### Questions?

Call (213) 847-1500  
or visit the Bureau of Street Lighting website:  
[www.lacity.org/bsl](http://www.lacity.org/bsl)

## PROPERTY and ASSESSMENT DETAILS

- Location:
- County APN: 5117-012-900
- Fiscal Year: 2022-23
- Acreage: .0900
- Land Use: GOV
- Dwell Units: 0
- Current Assessment: \$10.61
- Proposed Assessment: \$66.35 \*  
(this equates to about \$5.53 per month)



\* Assessments may be increased annually without further notice or ballot, by no more than the annual Consumer Price Index (CPI) for Los Angeles area, provided by the U.S. Dept. of Labor (Bureau of Labor Statistics). The annual Consumer Price Index (CPI) will be calculated from the calendar year (Jan 1-Dec 31) just prior to the assessment period affected (Jul 1-Jun 30). Current Assessment will be replaced by Proposed Assessment.

City of Los Angeles  
Department of Public Works  
Bureau of Street Lighting

SAMPLE NOTICE

# AREA MAP

## LEGEND:

--- MAINTENANCE DISTRICT BOUNDARY

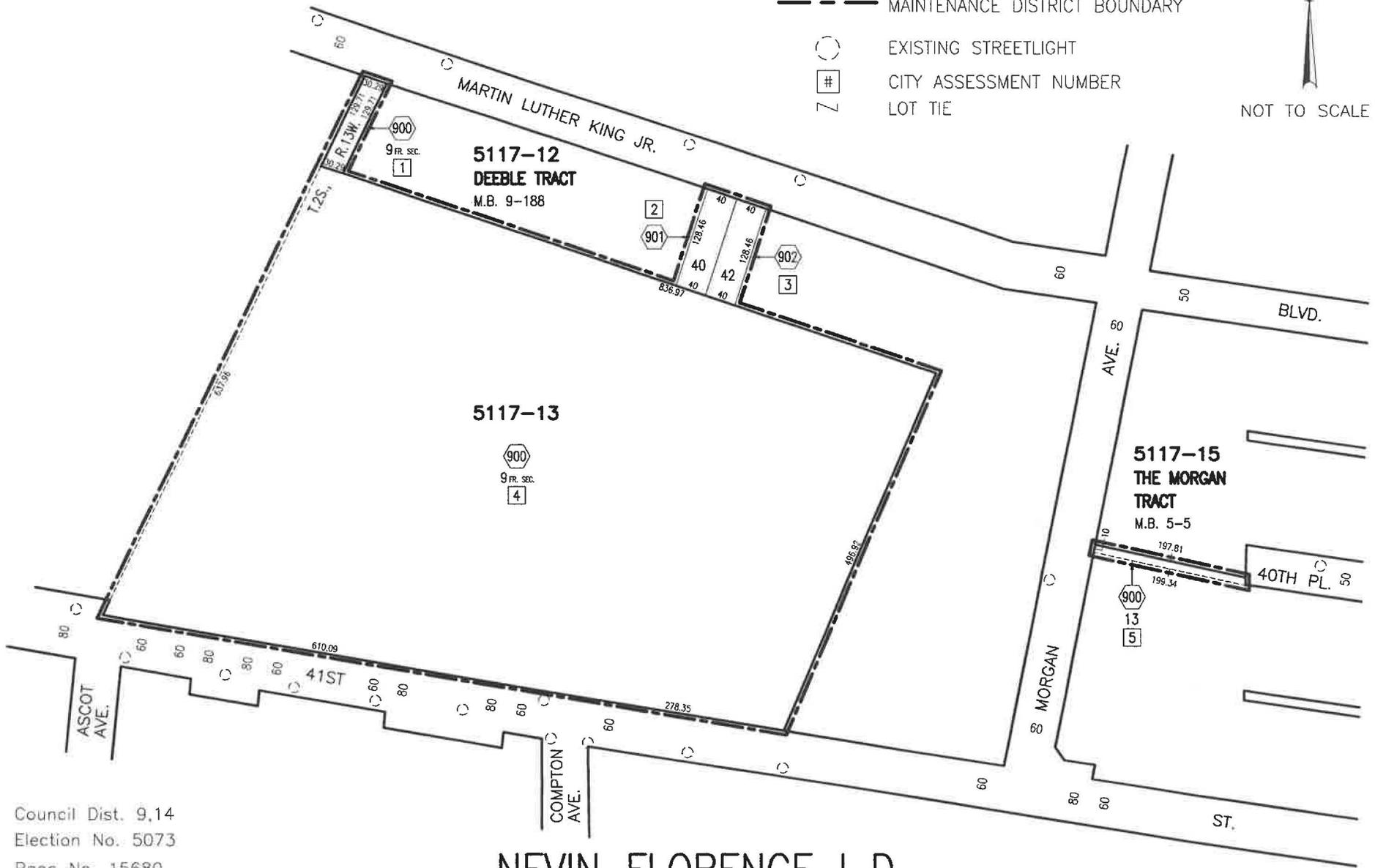
○ EXISTING STREETLIGHT

# CITY ASSESSMENT NUMBER

7 LOT TIE



NOT TO SCALE



Council Dist. 9.14  
 Election No. 5073  
 Page No. 15680  
 Date: 5-10-22

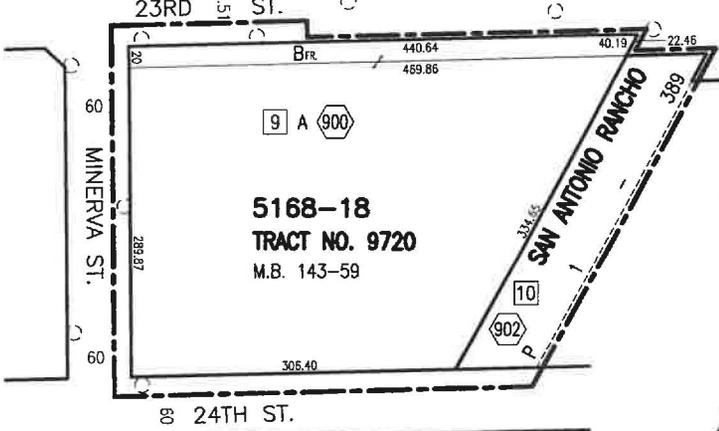
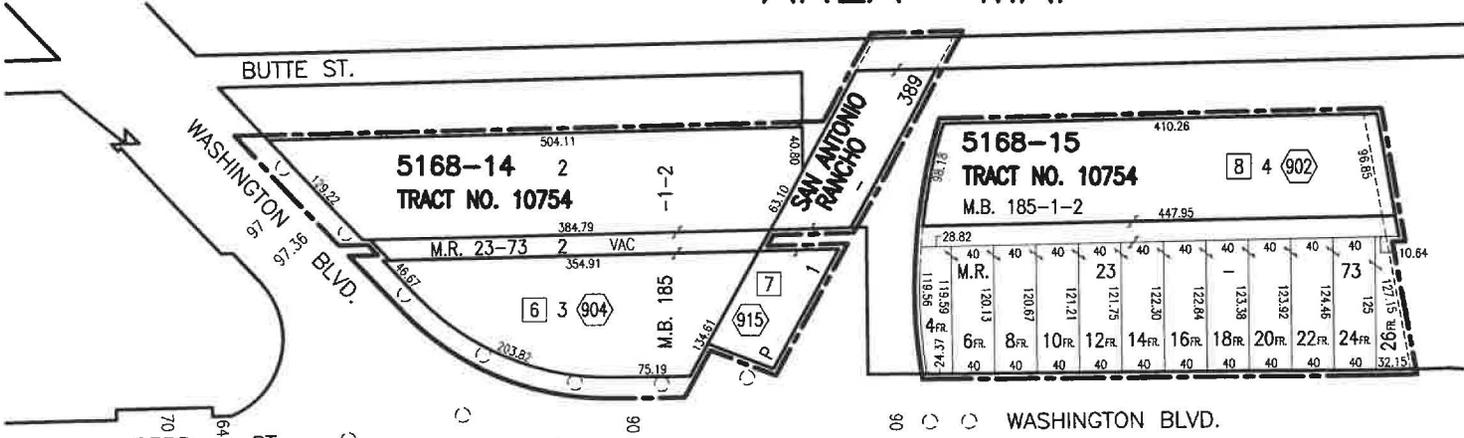
## NEVIN FLORENCE L.D.

PREPARED BY BUREAU OF STREET LIGHTING

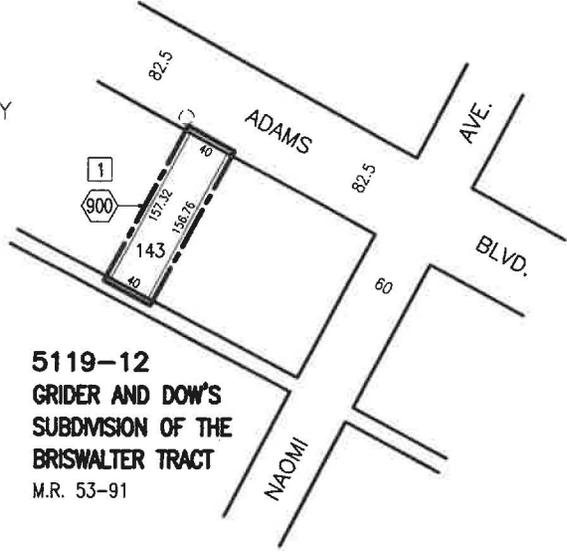
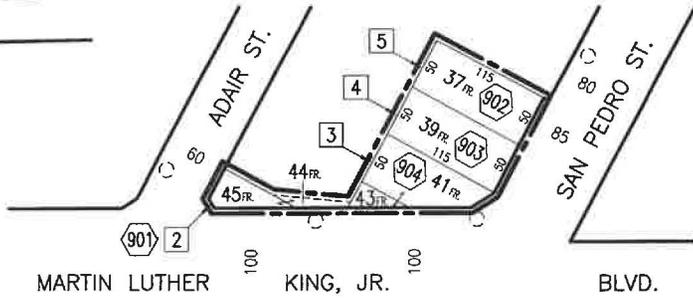
# AREA MAP



NOT TO SCALE



- LEGEND:**
- MAINTENANCE DISTRICT BOUNDARY
  - EXISTING STREETLIGHT
  - # CITY ASSESSMENT NUMBER
  - Z LOT TIE



Council Dist. 9,14  
 Election No. 5073  
 Page No. 15680  
 Date: 5-10-22

**5121-13**  
**SOUTH WOODLAWN**  
 M.B. 4-5

**NEVIN FLORENCE L.D.**

PREPARED BY BUREAU OF STREET LIGHTING

**LEGEND:**

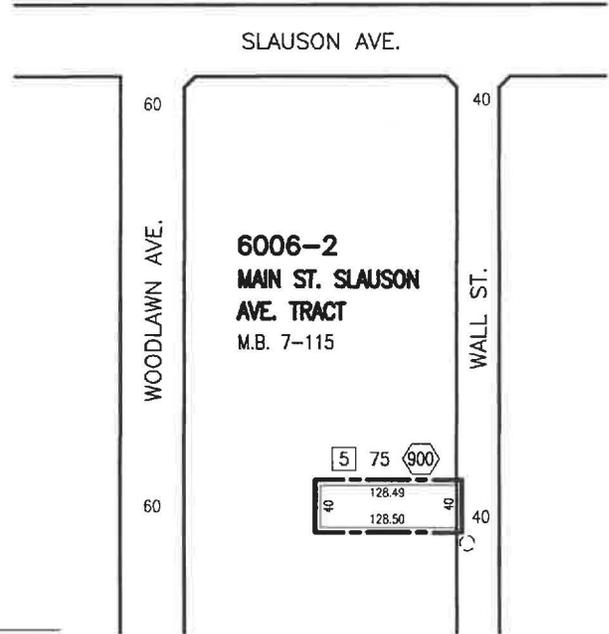
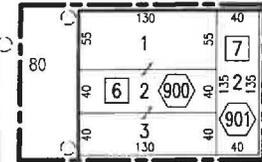
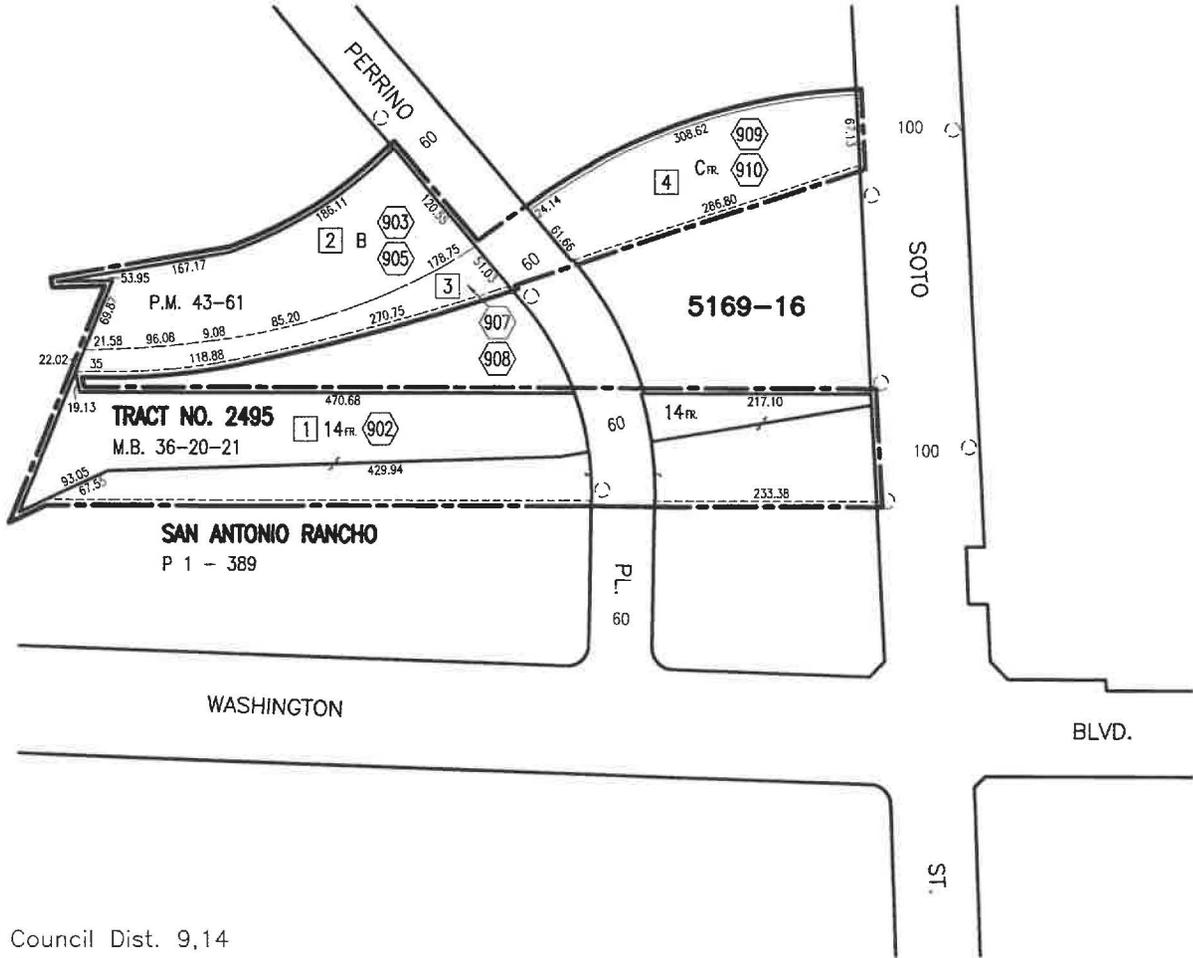
- MAINTENANCE DISTRICT BOUNDARY
- EXISTING STREETLIGHT
- # CITY ASSESSMENT NUMBER
- Z LOT TIE

# AREA MAP

**6006-15**  
**THE MCCARTHY COMPANY'S**  
**GREATER LOS ANGELES TRACT**  
 M.B. 9-134  
 BLK. 2



NOT TO SCALE



Council Dist. 9,14  
 Election No. 5073  
 Page No. 15680  
 Date: 5-10-22

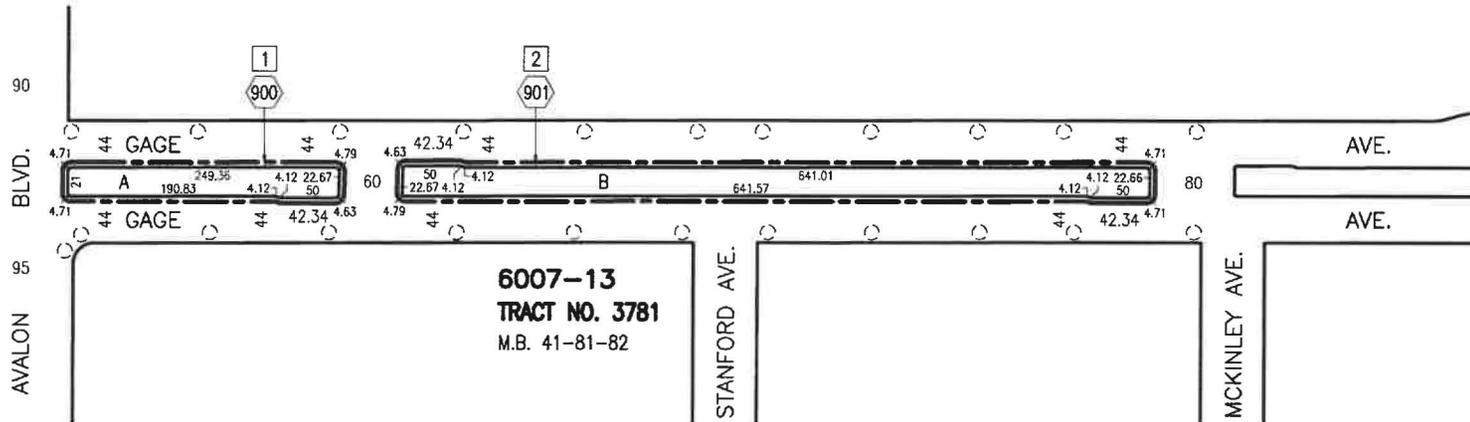
## NEVIN FLORENCE L.D.

PREPARED BY BUREAU OF STREET LIGHTING

# AREA MAP

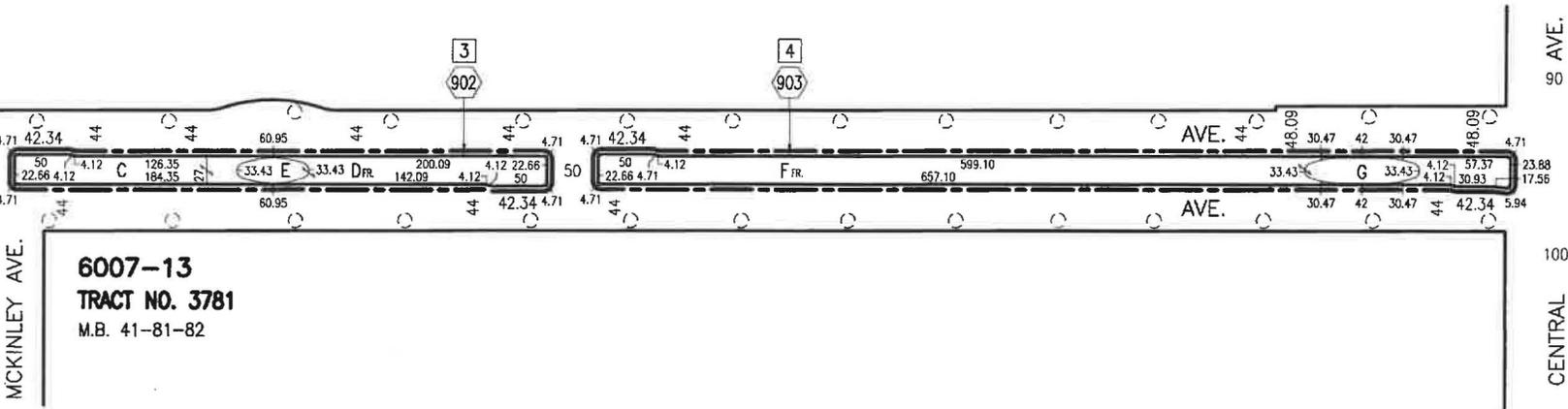


NOT TO SCALE



## LEGEND:

-  MAINTENANCE DISTRICT BOUNDARY
-  EXISTING STREETLIGHT
-  CITY ASSESSMENT NUMBER
-  LOT TIE



**6007-13**  
**TRACT NO. 3781**  
 M.B. 41-81-82

Council Dist. 9,14  
 Election No. 5073  
 Page No. 15680  
 Date: 5-10-22

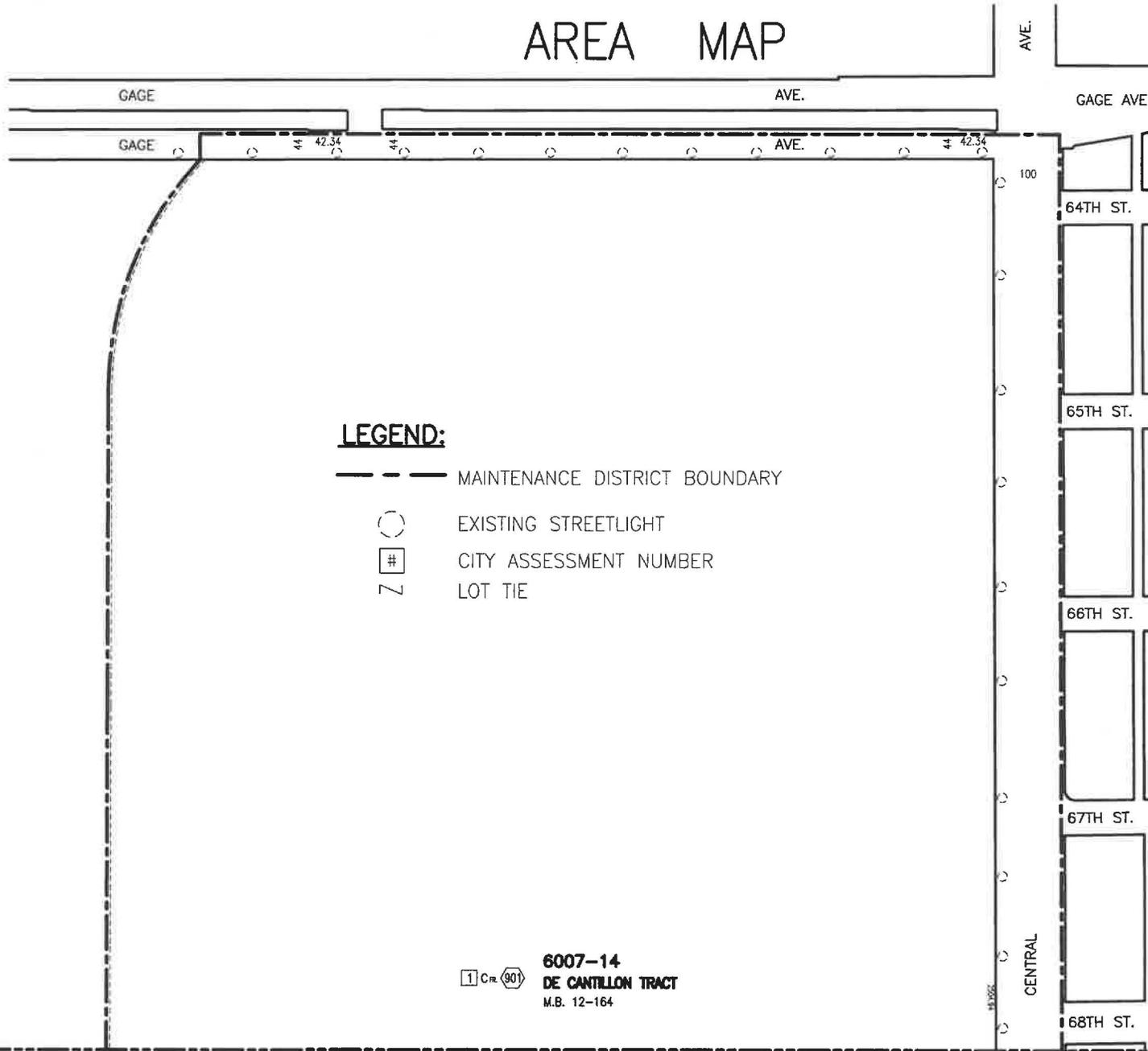
## NEVIN FLORENCE L.D.

PREPARED BY BUREAU OF STREET LIGHTING

# AREA MAP



NOT TO SCALE



### LEGEND:

- MAINTENANCE DISTRICT BOUNDARY
- EXISTING STREETLIGHT
- CITY ASSESSMENT NUMBER
- LOT TIE

6007-14  
 DE CANTILLON TRACT  
 M.B. 12-164

Council Dist. 9,14  
 Election No. 5073  
 Page No. 15680  
 Date: 5-10-22

CONTINUED AT AA1 PAGE 15685

## NEVIN FLORENCE L.D.

PREPARED BY BUREAU OF STREET LIGHTING

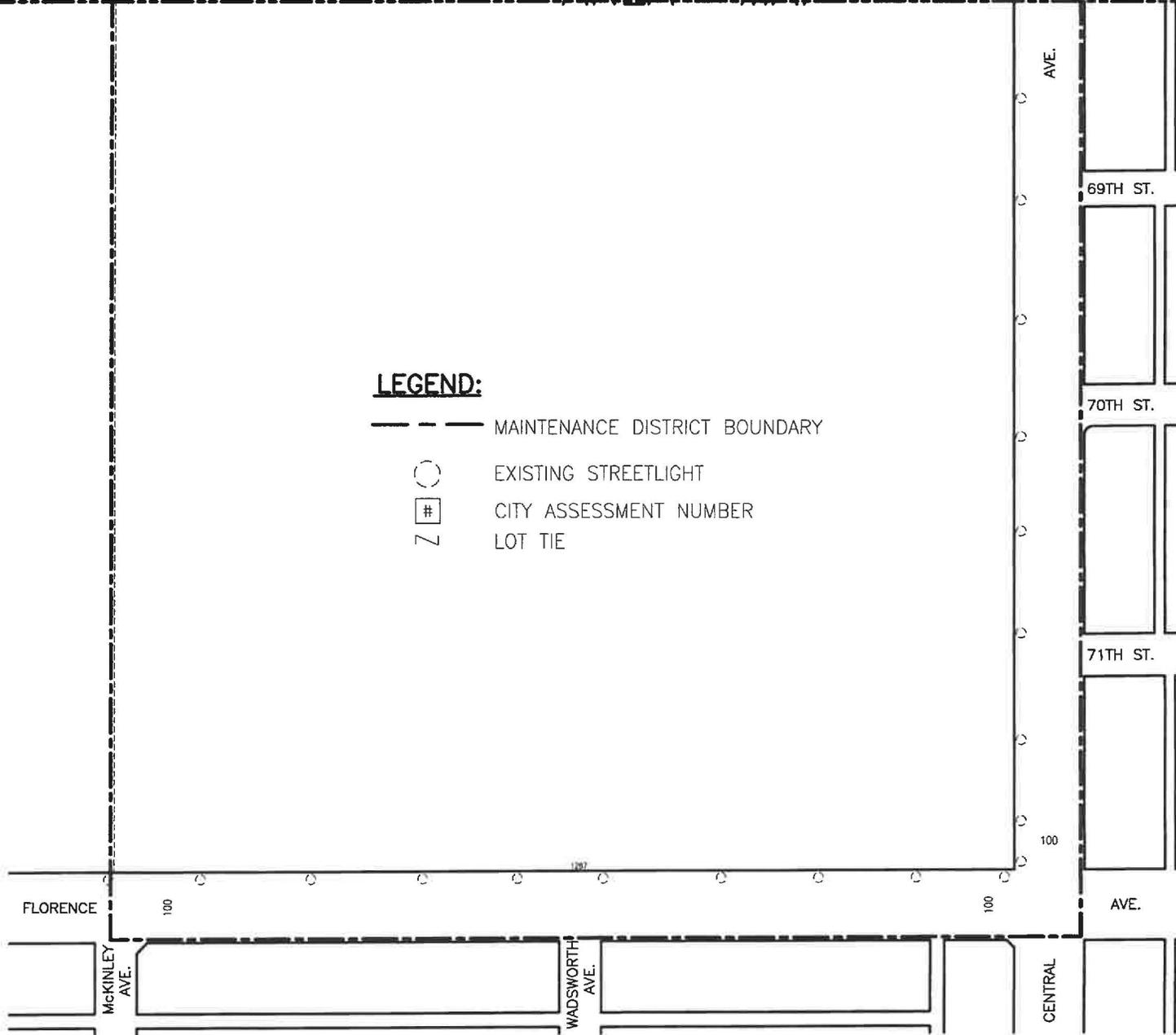
# AREA MAP



NOT TO SCALE

### LEGEND:

-  MAINTENANCE DISTRICT BOUNDARY
-  EXISTING STREETLIGHT
-  CITY ASSESSMENT NUMBER
-  LOT TIE



Council Dist. 9,14  
 Election No. 5073  
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## NEVIN FLORENCE L.D.

PREPARED BY BUREAU OF STREET LIGHTING

# AREA MAP

## LEGEND:

--- MAINTENANCE DISTRICT BOUNDARY

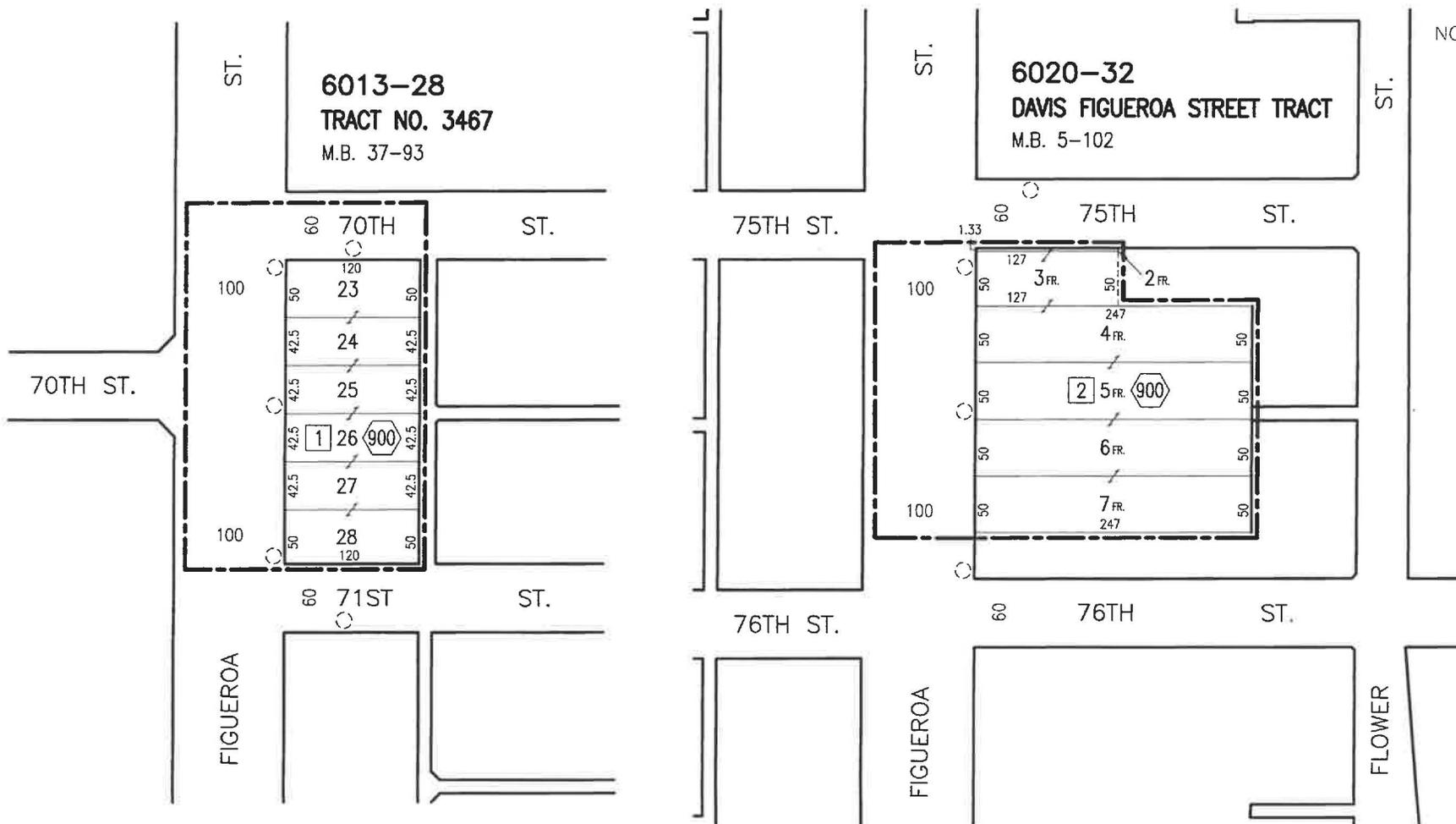
○ EXISTING STREETLIGHT

# CITY ASSESSMENT NUMBER

Z LOT TIE



NOT TO SCALE



Council Dist. 9,14  
 Election No. 5073  
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 Date: 5-10-22

## NEVIN FLORENCE L.D.

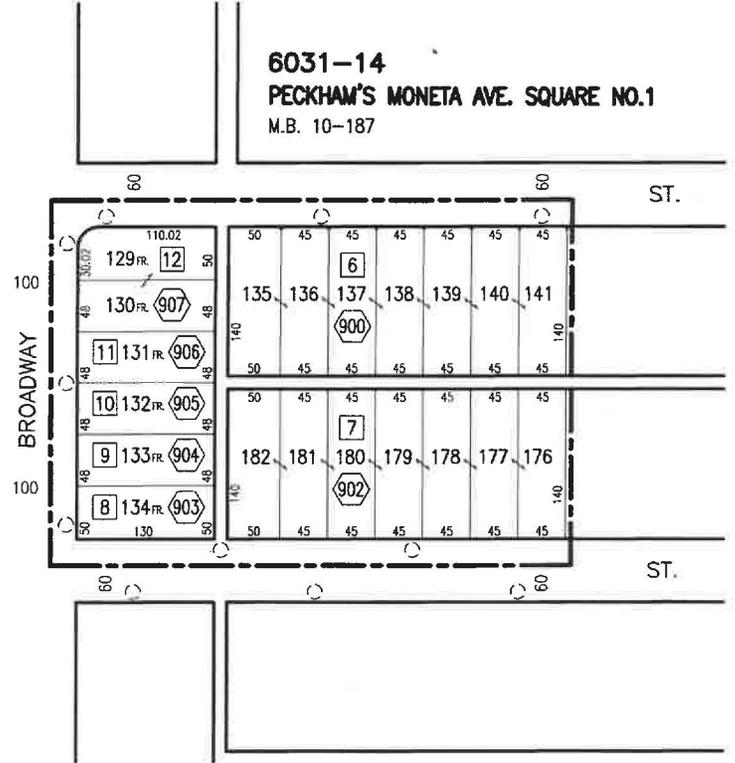
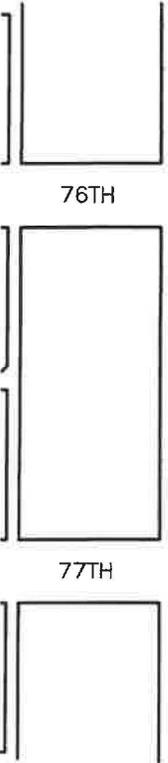
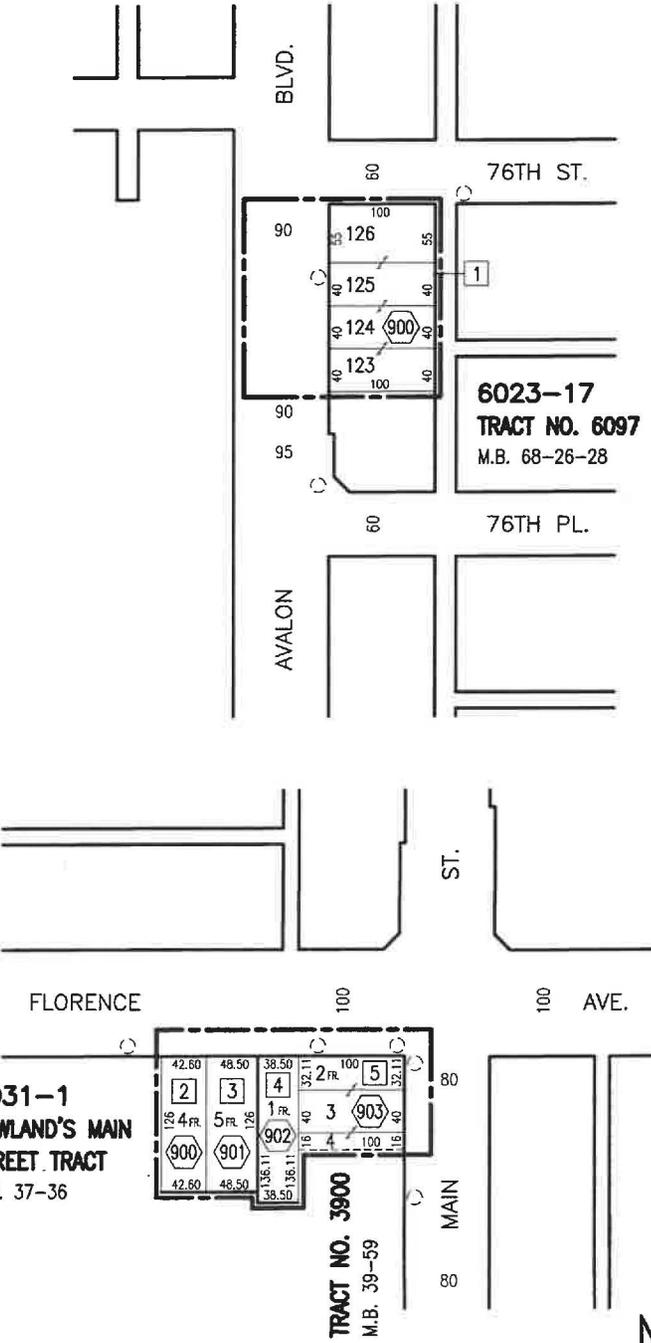
PREPARED BY BUREAU OF STREET LIGHTING

# AREA MAP

Council Dist. 9,14  
Election No. 5073  
Page No. 15680  
Date: 5-10-22



NOT TO SCALE



### LEGEND:

- MAINTENANCE DISTRICT BOUNDARY
- EXISTING STREETLIGHT
- CITY ASSESSMENT NUMBER
- LOT TIE

## NEVIN FLORENCE L.D.

PREPARED BY BUREAU OF STREET LIGHTING

Light not yet installed.

# STREET LIGHTING BALLOT DON'T THROW AWAY

This package contains a ballot to determine if streetlights will be installed adjacent to your property.

In order to install streetlights near your property, an Assessment District must be created to collect the annual cost from adjacent property owners to operate and maintain the lights. This is your opportunity to vote on whether you want to have streetlights and accept the charge added to your property taxes to pay these costs.

In this packet you will find a blue Notice, a yellow Ballot, and an envelope for mailing the ballot.

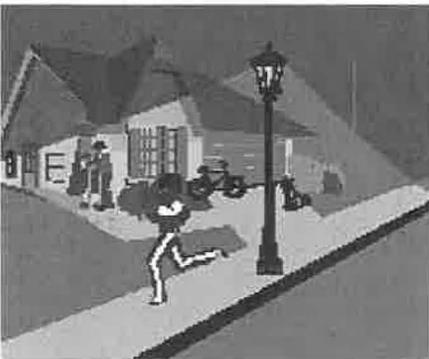
## Street Lighting Operation and Maintenance Ballot

This ballot is the most important document in this material. It shows the proposed assessment amount for your property. Ballots that are not returned, or that are returned late, cannot be counted.

**Please return your ballot!**

## Notice to Property Owners

This Notice provides you with legally required information about the balloting and the assessment. On the back, it explains how your assessment is calculated.



✓ A majority **YES** vote will permit the City to install streetlights near your property.



✓ A majority **NO** vote will not allow the City to install streetlights adjacent to your property.

City of Los Angeles  
Dept. of Public Works  
Bureau of Street Lighting



**Questions? Problems paying?**  
Call 213 847-1500 or visit the  
Bureau of Street Lighting website.  
<https://bsl.lacity.org>

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and upon request will provide reasonable accommodation to ensure equal access to its programs, services and activities.

# BALOTA DE ALUMBRADO PUBLICO FAVOR DE NO TIRAR A LA BASURA

Este paquete contiene una balota para determinar si un sistema de alumbrado público será instalado adyacente a su propiedad.

Para instalar un sistema de alumbrado público cerca de su propiedad, un distrito de valoración debe ser creado para coleccionar anualmente de los propietarios la cantidad para la operación y mantenimiento del alumbrado. Esta es su oportunidad para votar si desea que el alumbrado se mantenga encendido y aceptar que los cargos se agregen a los impuestos de su propiedad.

En este paquete usted encontrará un aviso color azul, una balota amarilla, y un sobre para enviar la balota.

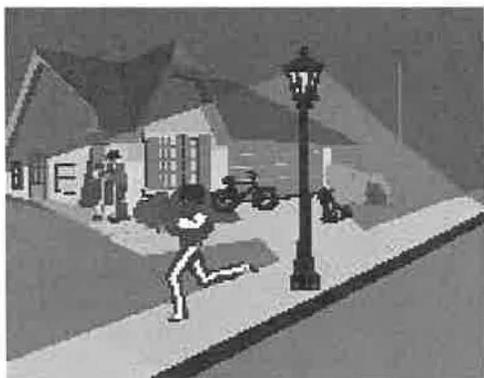
## Balota para la Operación y Mantenimiento del Alumbrado Público

Esta balota es el documento más importante dentro de este material.  
La balota muestra la propuesta cantidad de tasación sobre su propiedad.  
Balotas no regresadas o regresadas tarde, no pueden ser contadas.

**¡Favor de Regresar la Balota!**

## Aviso Para Propietarios

Este aviso suministra información sobre la votación y tasación requerida por la ley. Al reverso, le explica como su tasación es calculada.



✓ Una mayoría de votos "SI", permitirá a la Ciudad instalar alumbrado público cerca de su propiedad.



✓ Una mayoría de votos "NO", no requerirá a la Ciudad instalar alumbrado público adyacente a su propiedad.

Ciudad de los Angeles  
Departamento de Obras Públicas  
Buró de Alumbrado Público



¿Preguntas? ¿No puede pagar?  
Llame al 213 847-1500 o visite  
la página de internet del Buró de  
Alumbrado publico:  
<https://bsl.lacity.org>