

MAGNOLIA AVENUE & VENICE BOULEVARD

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

PROJ ID / Elect. No.: 5383
COUNCIL FILE No.: 22-0900-S48

Engineer: Steven Jew

Mailing Date: 08/25/21

Election Division
 Attn: Yvonna Contreras
 Piper Technical Center, 3rd Fl.
 Mail Stop 168

P.W. Hearing Date: 10/06/21
Council Hearing Date: 10/12/21

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

Councilmember Gilbert Cedillo
 1st District
 Room 460, City Hall
 Stop 201

	City Assmt ID	APN	Owner name	Owner address	PROPOSED ASSESSMENT
1.	15651-001	5056-004-024	CETINA,ORLANDO A SR CO TR FAMILY TRUST	CETINA 3984 MARCASEL AVE LOS ANGELES , CA 90066	\$280.69
2.	15651-002	5056-004-008	CAUDILLO,RAUL AND CAUDILLO,JAIME	1336 WESTERLY TER LOS ANGELES , CA 90026	\$132.70
3.	15651-003	5056-004-009	ALARCON,JOSE AND EMMA TRS AND EMMA ALARCON TRUST	JOSE 626 S MAGNOLIA AVE WEST COVINA , CA 91791	\$176.94
4.	15651-004	5056-004-010	PETCO PLAZA LLC	250 N ROBERTSON BLVD STE 511 BEVERLY HILLS , CA 90211	\$243.29
5.	15651-005	5056-005-001	ATIENZA,JANUARIO T CO TR FAMILY TRUST	ATIENZA 7435 N FIGUEROA ST # 1355 LOS ANGELES , CA 90041	\$194.63
6.	15651-006	5056-005-002	WILLIAMS,ERIC AND KRISTEN TRS WILLIMS FAMILY TRUST AND LEE,ERICK B CO TR LEE TRUST	22641 JUNIPER AVE TORRANCE, CA 90505	\$221.18
7.	15651-007	5056-005-003	OSORIO,ARMIDA J TR FAMILY TRUST	OSORIO 1415 MAGNOLIA AVE LOS ANGELES , CA 90006	\$88.47
8.	15651-008	5056-005-004	LOPEZ DURADE,AIDA C TR LOPEZ FAMILY TRUST AND LOPEZ,BETTY M	DURADE 2155 HILL DR LOS ANGELES , CA 90041	\$88.47
9.	15651-009	5056-005-005	RENALI CORP ET AL PROPERTIES LLC	HART 5300 MANTON AVE WOODLAND HILLS , CA 91367	\$221.18
10.	15651-010	5056-005-006	YOUNG,MEE LEE	540 S CATALINA ST UNIT 316 LOS ANGELES , CA 90020	\$194.63
11.	15651-011	5056-006-001	JOHNSON TRUST	568 DIAMOND PL WALNUT , CA 91789	\$145.98
12.	15651-012	5056-006-002	OLIVO,DANIEL A AND ANA S	1622 N CORONADO ST LOS ANGELES , CA 90026	\$176.94
13.	15651-013	5056-006-003	BARAJAS,GERARDO CO TR BARAJAS TRUST	G AND PV 1515 MAGNOLIA AVE LOS ANGELES , CA 90006	\$132.70
14.	15651-014	5056-006-004	STARROS,DIANE TR STARROS TRUST	P AND D 17572 BRENT LN TUSTIN, CA 92780	\$176.94

15.	15651-016	5056-007-020	LINDENBERG,PELEG	4921 RUBIO AVE ENCINO , CA 91436	\$115.01
16.	15651-017	5056-007-019	MENDEZ,HIPOLITO AND ELVIA M	1512 MAGNOLIA AVE LOS ANGELES , CA 90006	\$88.47
17.	15651-018	5056-007-018	COULMBIA PLACE INVESTMENT LLC	915 WILSHIRE BLVD STE 1700 LOS ANGELES , CA 90017	\$132.70
18.	15651-019	5056-007-017	MMERIBOLE ALLOH,CHIKAODI A ET AL ALLOH,UFUOMA K	19803 HARLAN AVE CARSON , CA 90746	\$132.70
19.	15651-020	5056-007-016	JUNG,PAUL S TR PAUL S JUNG TRUST AND JUNG,EUNHEE TR EUNHEE JUNG TRUST	4215 YORKSHIRE LN NORTHBROOK, IL 60062	\$132.70
20.	15651-021	5056-007-015	AMR INC	1670 PLEASANT HILL DR CHINO HILLS , CA 91709	\$115.01
21.	15651-022	5056-007-014	UNGO,GUSTAVO AND ELIZABETH	6909 ARIZONA AVE LOS ANGELES , CA 90045	\$115.01
22.	15651-023	5056-007-013	CORRALES,SANDRA TR CIUDAD BLANCA LIFE EST TRUST	5112 W 20TH ST LOS ANGELES , CA 90016	\$132.70
23.	15651-024	5056-007-012	ZEPEDA,VICENTE AND HILDELISA	1414 MAGNOLIA AVE LOS ANGELES , CA 90006	\$115.01
24.	15651-025	5056-007-011	CAUDILLO,RAUL CO TR CAUDILLO FAMILY TRUST	1115 COLUMBIA ST SOUTH PASADENA , CA 91030	\$88.47
25.	15651-026	5056-007-010	GARCIA,SILVIA CO TR CORTEZ GARCIA FAMILY TRUST	2331 WALL ST 5 LOS ANGELES, CA 90011	\$88.47
26.	15651-027	5056-007-009	FLORES,LUIS R	1400 MAGNOLIA AVE LOS ANGELES , CA 90006	\$115.01
27.	15651-028	5056-007-008	1330 MAGNOLIA LLC	1571 SAPPHIRE LN DIAMOND BAR , CA 91765	\$115.01
28.	15651-029	5056-007-007	KIM,BESTAR	1319 1/2 ARAPAHOE ST LOS ANGELES , CA 90006	\$123.86
29.	15651-030	5056-007-006	MARQUEZ,PLACIDO AND MARIA S AND RAMIREZ,RAFAEL AND MARIA E	1318 MAGNOLIA AVE LOS ANGELES , CA 90006	\$123.86
30.	15651-031	5056-007-005	AMMOUR,SAMIR	1314 MAGNOLIA AVE LOS ANGELES , CA 90006	\$132.70
31.	15651-032	5056-007-004	CETINA,ORLANDO A SR COTR FAMILY TRUST	CETINA 3984 MARCASEL AVE LOS ANGELES , CA 90066	\$11.06
32.	15651-033	5056-007-001	CETINA,ORLANDO SR COTR FAMILY TRUST	CETINA 3984 MARCASEL AVE LOS ANGELES , CA 90066	\$175.43

Total: \$4,527.92

END - THIS LIST IS SUBJECT TO CORRECTION

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). 187582 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:

MAGNOLIA AVENUE AND VENICE BOULEVARD

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 : "MAGNOLIA AVE & VENICE BLVD"

PROPERTY OWNER :

VOTE HERE

YES, I am IN FAVOR of the proposed Street Lighting Assessment District. I understand that I will be assessed \$280.69 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: 5383
City Parcel: 15651-001
County APN: 5056-004-024

*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. # 5383
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:

MAGNOLIA AVE & VENICE BLVD

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 8/9/2022 the Los Angeles City Council declared its intention to form a new Street Lighting Maintenance District, under Council File number 21-0900-S48. 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):** \$280.69 for FY 2022-23. *
2. **Proposed Annual Assessment (Entire District):** \$4,527.92 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.)

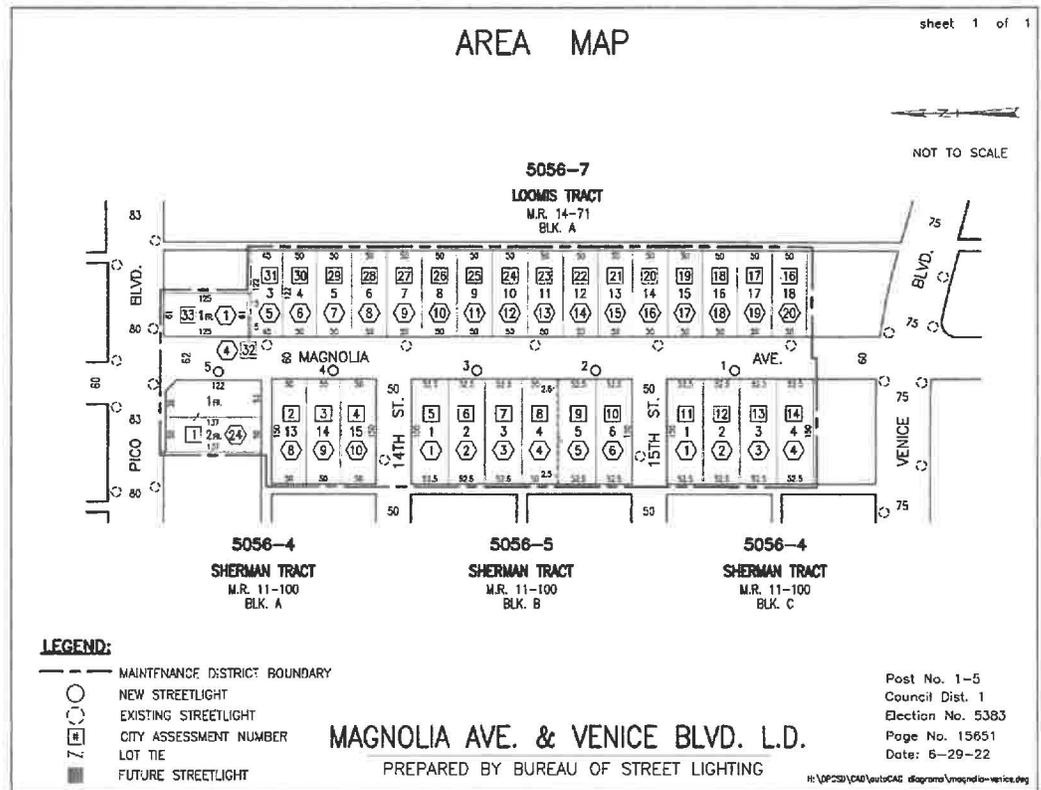


Proposed Assessment Calculation

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

Questions?

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



PROPERTY and ASSESSMENT DETAILS

- Location:
- County APN: 5056-004-024
- Fiscal Year: 2022-23
- Acreage: .3214
- Land Use: COM
- Dwell Units: 0
- Current Assessment: \$257.17
- Proposed Assessment: \$280.69 *
(this equates to about \$23.39 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

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.

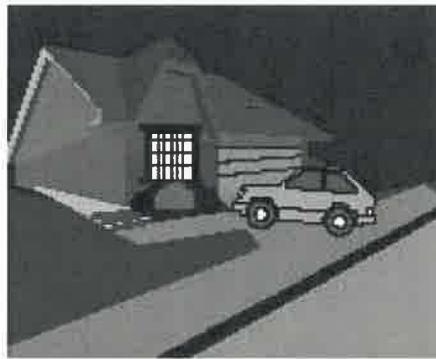
Please return your ballot!

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.
<http://www.lacity.org/BSL/index.htm>

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.

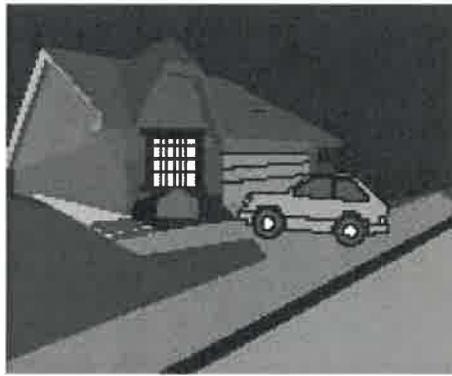
Balota para la Operación y Mantenimiento del Alumbrado Público

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:
<http://www.lacity.org/BSL/index.html>

La Ciudad de Los Angeles, como ser bajo el "Title II of the Americans with Disability Act", no discrimina en base de incapacidad y al ser solicitado proveerá facilidades razonables para asegurar el acceso a sus programas, servicios y actividades.