

# Notice of Exemption

## Appendix E

**To:** Office of Planning and Research  
P.O. Box 3044, Room 113  
Sacramento, CA 95812-3044

County Clerk

County of: Los Angeles

12400 Imperial Hwy.

Norwalk, CA 90650

**From:** (Public Agency): City of Los Angeles

Department of Cannabis Regulation

221 N. Figueroa St., Suite 1245, Los Angeles, CA 90012

(Address)

Project Title: DCR CORE RECORD NO. 100010

Project Applicant: Superior Herbal Health, LLC

Project Location - Specific:

20447 W NORDHOFF ST, CHATSWORTH, CA 91311

Project Location - City: Chatsworth

Project Location - County: Los Angeles

Description of Nature, Purpose and Beneficiaries of Project:

**Retail with on-site sales, cultivation, manufacturing, and distribution of commercial cannabis products under State and local law.**

Name of Public Agency Approving Project: City of Los Angeles, Department of Cannabis Regulation

Name of Person or Agency Carrying Out Project: Superior Herbal Health, LLC

Exempt Status: **(check one):**

- ☐ Ministerial (Sec. 21080(b)(1); 15268);
- ☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- ☒ Categorical Exemption. State type and section number: CEQA Sections 15301 & 15332/Class 1 & 32
- ☐ Statutory Exemptions. State code number: \_\_\_\_\_

Reasons why project is exempt:

Environmentally benign infill project consistent with the General Plan, Zoning requirements and consistent with the criteria for a Class 1 & Class 32 Categorical Exemption pursuant to CEQA Guidelines Section 15301 & 15332 and does not require further analysis based on the exceptions in CEQA Guidelines Section 15300.2, and thus, DCR finds that no further CEQA analysis is required.

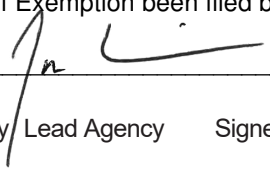
Lead Agency

Contact Person: Jason Killeen

Area Code/Telephone/Extension: (213) 978-0738

**If filed by applicant:**

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project?    ☒ Yes    ☐ No

Signature:  Date: June 10, 2024 Title: Asst. Executive Director

☒ Signed by Lead Agency    ☐ Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.  
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: \_\_\_\_\_

THIS NOTICE WAS POSTED

ON May 10 2024UNTIL June 10 2024

REGISTRAR – RECORDER/COUNTY CLERK

CITY OF LOS ANGELES  
OFFICE OF THE CITY CLERK  
200 NORTH SPRING STREET, ROOM 395  
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

**NOTICE OF EXEMPTION**

(PRC Section 21152; CEQA Guidelines Section 15062)

**2024 101972****FILED**

May 10 2024

Dean C. Logen, Registrar – Recorder/County Clerk

Electronically signed by RICKENA MCCLAIN

Pursuant to Public Resources Code § 21152(b) and CEQA Guidelines § 15062, the notice should be posted with the County Clerk by mailing the form and posting fee payment to the following address: Los Angeles County Clerk/Recorder, Environmental Notices, P.O. Box 1208, Norwalk, CA 90650. Pursuant to Public Resources Code § 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

**PARENT CASE NUMBER(S) / REQUESTED ANNUAL LICENSES**

LA-R-100010-ANN, LA-C-24-100010-ANN / Retail (Type 10), Distributor (Type 11), Manufacturer (Type 6), &amp; Cultivation

**LEAD CITY AGENCY****City of Los Angeles (Department of Cannabis Regulation)****CASE NUMBER**

ENV- 100010-ANN

**PROJECT TITLE**

DCR CORE RECORD NO. 100010

**COUNCIL DISTRICT**

12

**PROJECT LOCATION** (Street Address and Cross Streets and/or Attached Map)

20447 W NORDHOFF ST, CHATSWORTH, CA 91311 (Cross Streets listed on Attached Map)

☒ Map attached.**PROJECT DESCRIPTION:**

Retail with on-site sales, cultivation, manufacturing, and distribution of commercial cannabis products under State and local law.

☐ Additional page(s) attached.**NAME OF APPLICANT / OWNER:**

Superior Herbal Health, LLC

**CONTACT PERSON** (If different from Applicant/Owner above)

Jason Killeen

**(AREA CODE) TELEPHONE NUMBER**

(213) 978-0738

**EXT.****EXEMPT STATUS:** (Check all boxes, and include all exemptions, that apply and provide relevant citations.)**STATE CEQA STATUTE & GUIDELINES**☐ **STATUTORY EXEMPTION(S)**

Public Resources Code Section(s) \_\_\_\_\_

☒ **CATEGORICAL EXEMPTION(S)** (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)CEQA Guideline Section(s) / Class(es) CEQA Sections 15301 & 15332/Class 1 & 32☐ **OTHER BASIS FOR EXEMPTION** (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b) )**JUSTIFICATION FOR PROJECT EXEMPTION:**☒ Additional page(s) attached

Environmentally benign infill project consistent with the General Plan, Zoning requirements and consistent with the criteria for a Class 1 & Class 32 Categorical Exemption pursuant to CEQA Guidelines Section 15301 & 15332 and does not require further analysis based on the exceptions in CEQA Guidelines Section 15300.2, and thus, DCR finds that no further CEQA analysis is required.

☒ None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.☐ The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.**IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE DEPARTMENT OF CANNABIS REGULATION**

STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

If different from the applicant, the identity of the person undertaking the project.

**CITY STAFF USE ONLY:****CITY STAFF NAME AND SIGNATURE**

Jason Killeen

**STAFF TITLE**

Asst. Executive Director

**COMMERCIAL CANNABIS ANNUAL LICENSE(S) APPROVED**

Retail (Type 10), Distributor (Type 11), Manufacturing (Type 6), and Cultivation

DISTRIBUTION: County Clerk, Agency Record

Rev. 6-22-2021

**DEPARTMENT OF  
CANNABIS REGULATION**  
-  
**CANNABIS REGULATION  
COMMISSION**

THRYERIS MASON  
PRESIDENT

DAVID NASH  
VICE PRESIDENT

ANTON FARMBY  
SHI YOUNG LIM  
MARIO MELENDEZ

JOSIE TREVIZO  
Commission Executive Assistant  
(213) 978-0738

**City of Los Angeles**  
**CALIFORNIA**



Karen Bass  
MAYOR

**EXECUTIVE OFFICES**  
221 N. FIGUEROA STREET, SUITE 1245  
LOS ANGELES, CA 90012  
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MICHELLE GARAKIAN  
EXECUTIVE DIRECTOR

JASON KILLEEN  
ASSISTANT EXECUTIVE DIRECTOR

VACANT  
ASSISTANT EXECUTIVE DIRECTOR

<http://cannabis.lacity.org>

## **RECOMMENDATION REPORT FOR RETAIL WITH ON-SITE SALES COMMERCIAL CANNABIS LICENSE**

Pursuant to Los Angeles Municipal Code (LAMC) Section 104.06, the following application for commercial cannabis activity is complete and the Department of Cannabis Regulation (DCR) has determined the Applicant meets the requirements for the issuance of an Annual License for the commercial cannabis activity listed below. DCR recommends that the Cannabis Regulation Commission approve the issuance of an Annual License. DCR also has determined this project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to the Class 1 and Class 32 categorical exemptions.

<b>DCR Core Record No.:</b>	100010
<b>Applicant Name:</b>	Superior Herbal Health, LLC
<b>DCR Record No. / Activities Requested:</b>	LA-R-24-100010-ANN / Retail with on-site sales (Type 10)
<b>Proposed Project:</b>	Applicant seeks an Annual License for the Retail with on-site sales (Type 10 or Type 12) commercial cannabis activity pursuant to LAMC section 104.06 et. al.
<b>Business Premises Address/ Project Location:</b>	20447 W NORDHOFF ST, CHATSWORTH, CA 91311
Council District: Closest Neighborhood Council: Business Improvement District: Community Plan Area: Zoning:	12 Chatsworth None Chatsworth - Porter Ranch MR2-1
<b>Environmental Analysis/Clearance:</b> ENV-100010-ANN	Notice of Exemption pursuant to the Class 1 and Class 32 categorical exemptions (tit. 14, Cal. Code Regs., §§ 15301, 15332)

**BACKGROUND:**

The Applicant was issued Temporary Approval by DCR with an effective date of January 1, 2018. Since that time, the Applicant has adhered to the requirements of the Los Angeles Municipal Code (LAMC) and DCR's Rules and Regulations, and completed all requirements for the issuance of an Annual License. The Applicant currently possesses a State provisional License, Lic. No. C10-0000459-LIC, to conduct Retail with on-site sales Commercial Cannabis Activity, which is active through July 17, 2024. The Applicant is not subject to the requirements of LAMC Section 104.20 for the Social Equity Program. The Business Premises is located at 20447 Nordhoff St Chatsworth, CA 91311, a parcel zoned for light manufacturing purposes. The Applicant is an Existing Medical Marijuana Dispensary (EMMD). Pursuant to Los Angeles Municipal Code (LAMC) section 105.03(b), and EMMD shall not be subject to the zone, distance and Sensitive Use restrictions stated in LAMC section 105.02 until after December 31, 2025, on the condition that the EMMD operates and continues to operate in compliance with the distance and Sensitive Use restrictions.

**DEPARTMENT ANNUAL LICENSING RECOMMENDATION:**

DCR recommends approving the Annual License for the Applicant based on the following factors:

- The Applicant has met the Application requirements under LAMC Section 104.03.
- Pursuant to Los Angeles Municipal Code (LAMC) section 105.03(b), the Business Premises is not subject to the zone, distance and Sensitive Use restrictions stated in LAMC section 105.02 until after December 31, 2025.
- The Application does not contain any grounds for denial under LAMC Section 104.04.

**COMMUNITY INPUT:**

On or about March 7, 2024, DCR provided notice of the community meeting and Cannabis Regulation Commission meeting by mail to the owners and occupants of all property within 700 feet of the property line of the Business Premises. Notice was also provided to the nearest Neighborhood Council, Business Improvement District, and Council Office.

The virtual community meeting was held on March 29, 2024. During the meeting, members of the public were afforded two minutes each to speak about the Application. DCR also accepted online written input through the date of the community meeting. DCR did not receive oral and/or written comments provided by the public in favor of the Applicant or against the Applicant.

Number of Comments In Favor of the Application	0
Number of Comments Against the Application	0
<b>Total Number of Comments</b>	<b>0</b>

**COMPLIANCE REVIEW:**

DCR has not recently performed a compliance inspection for this Applicant. However, this business shall be subject to multiple, future inspections by DCR and several other agencies prior to the receipt of an Operating Permit. An Operating Permit is the final authorization from DCR to conduct Commercial Cannabis Activity, and is issued only after a licensee has passed a Final Inspection by DCR, and obtained all permits, clearances, or other authorizations required by law, which may include a Certificate of Occupancy from the Los Angeles Department of Building and Safety, clearance from the Los Angeles Fire Department and/or permit from the Los Angeles County Department of Public Health.



**THERE ARE NO EXISTING REASONS TO DENY AN ANNUAL LICENSE:**

DCR or the Cannabis Regulation Commission may deny an Annual Application for the reasons stated in LAMC section 104.04. These denial reasons include, but are not limited, to:

- The Business Premises is substantially different from the diagram of the Business Premises submitted by the Applicant or Licensee;
- Denying DCR employees or agents access to the Business Premises;
- Procuring a License by fraud or deceit, making a material misrepresentation, false statement, or knowingly failing to disclose a material fact;
- Failing to timely to provide DCR with requested information, forms or documents;
- Denial of a license, permit or other authorization to engage in Commercial Cannabis Activity by any state or other local licensing authority;
- Creation a significant public safety problem as documented by a law enforcement agency;
- Failure to adhere to the requirements of this article or the Rules and Regulations;
- Engaging in unlicensed Commercial Cannabis Activity in violation of Section 104.15;
- Revocation of Temporary Approval;
- Failing a Business Premises inspection by DCR, another City agency, or the Los Angeles County Department of Public Health; or
- Failing to comply with any requirement in LAMC Section 104.20, if applicable;
- The Business Premises was the site of a utility disconnect, padlocking or certain criminal convictions for a period of 5 years from the date of the conviction, padlock or disconnect;
- Improper zoning or distancing of the Business Premises from Sensitive Uses under LAMC Section 105.00 *et seq.*;
- An Owner is an individual who holds office in, is employed by any agency of the State of California and any of its political subdivisions when the individual's duties include the enforcement or regulation of Commercial Cannabis Activity or any other penal provisions of law of the State of California prohibiting or regulating Commercial Cannabis Activity; and,
- An Owner is an entity incorporated outside of the United States.

At present, DCR is not aware of any existing facts or circumstances to deny this Annual License for the reasons in LAMC Section 104.04. Thus, DCR recommends the Commission approve the issuance of this Annual License.

**CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PROJECT DESCRIPTION:**

The Applicant seeks conversion of an existing Retail Storefront (Type 10) Temporary Approval to an Annual License to be located on an existing industrially zoned site MR2-1 at 20447 NORDHOFF ST (Assessor's Parcel Number 2781-001-037). The Project-Specific Information (LIC-4013-FORM) submitted by the Applicant states that existing structures will remain with no expansion proposed (Exhibit A). Existing City sewer service is provided to the project site, and water and electricity are provided by the City of Los Angeles Department of Water and Power. Operations would be seven days per week from 6:30 a.m. to 10:30 p.m. The Applicant is an Existing Medical Marijuana Dispensary (EMMD). Pursuant to Los Angeles Municipal Code (LAMC) section 105.03(b), and EMMD shall not be subject to the zone, distance and Sensitive Use restrictions stated in LAMC section 105.02 until after December 31, 2025, on the condition that the EMMD operates and continues to operate in compliance with the distance and Sensitive Use restrictions. Therefore, the Applicant passed a pre-application review and the project is consistent with planning and zoning until December 31, 2025. Further project site information is provided in the Project Parcel Profile Report from the City's Zone Information and Map Access System (ZIMAS) (Exhibit A). Full compliance with applicable regulations for the proposed cannabis use(s) are assumed in this analysis.

## **PROJECT ANALYSIS & FINDINGS:**

### **Land Use/Zoning Designations**

Light Manufacturing/MR2-1

### **Surrounding Land Use/Zoning Designations**

Light Manufacturing/MR2-1 & Low I Residential/RS

### **Subject Property**

The subject site is a fully developed lot within the Chatsworth - Porter Ranch Community Plan Area. The lot is approximately 350 feet deep and a width of 150 feet along Mason Ave. The site is currently developed with a The site is currently developed with a 9,300 square foot one-story Industrial - Light Manufacturing building, built in 1971 (Building 1) and a 14,800 square foot one-story Industrial - Light Manufacturing building, built in 1971 (Building 2), proposed to be maintained.

The site has a Light Manufacturing land-use designation and is zoned MR2-1. The site is located within Council District 12, Chatsworth Neighborhood Council, the lot is flat and contains pre-existing buildings to be used by the Applicant.

### **Abutting Properties**

Abutting uses include manufacturing, industrial, and residential uses within 200 feet of the site. The immediate area along Mason Ave is predominantly developed with light manufacturing uses, zoned MR2-1 and residential uses, zoned RS-1. (See Exhibit A)

### **CEQA Findings**

CEQA Guidelines, Sections 15301 & 15332, Class 1 & Class 32, consists of projects characterized as in-fill development meeting the following 5 conditions: (a) The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with the applicable zoning designation and regulations; (b) The proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses; (c) The project site has no value as habitat for endangered, rare or threatened species; (d) Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality; and (e) The site can be adequately served by all required utilities and public services.

These conditions are met as follows: The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with the applicable zoning designation and regulations for the requested commercial cannabis activities.

a) The site is comprised of one lot totaling approximately 52,430 gross square feet, zoned C2-1 (general commercial), and is currently developed with a 9,300 square-foot light industrial building originally constructed in 1971 and a 14,800 square-foot light industrial building originally constructed in 1971. No relief has been requested from any applicable provision or requirement of the Los Angeles Municipal Code.

b) The subject site is wholly within the City of Los Angeles, on an approximately 52,430 gross square foot property (i.e., less than five acres), and is substantially surrounded by urban uses. The surrounding area is zoned Light Manufacturing/MR2-1 and Low I Residential/RS and developed with a mix of commercial/industrial buildings and single family dwellings along Mason Avenue.

c) The project site has no value as habitat for endangered, rare or threatened species. The project is located within an established, fully developed, neighborhood. The project site has no value as habitat for endangered, rare or threatened species. The project does not propose the removal of any trees on-site and/or within the adjacent public right-of-way.

d) Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality.

e) The site can be adequately served by all required utilities and public services. The project site will be adequately served by all required public utilities and services, given that the site is currently served by the City's Department of Water and Power, the City's Bureau of Sanitation, the Southern California (SoCal) Gas Company, the Los Angeles Police Department, the Los Angeles Fire Department, Los Angeles Unified School District, Los Angeles Public Library, and other public services. Compliance with Regulatory Compliance Measures as enforced through the Department of Building and Safety permitting process will ensure that any needed improvements are made in order to provide adequate delivery of utilities and services to the proposed project.

CEQA Section 15300.2: Exceptions to the Use of Categorical Exemptions. The City has further considered whether the proposed project is subject to any of the exceptions set forth in State CEQA Guidelines Section 15300.2, that would prohibit the use and reliance on the categorical exemptions. None of the exceptions are triggered. As the proposed project will result in no physical changes to the site, the project would not have physical impacts to the environment. As such, it would not have a combined impact with other projects in the area that would result in cumulative impacts. There are no unusual circumstances associated with the project, which is proposed in general plan designation and zoning classification that allow the proposed use. The project will not physically change the site or the existing structures. Therefore, the project would have no impact on scenic resources, historic building(s), and the site is not on the lists and the site is not on the lists that satisfy Government Code Section 65962.5, commonly referred to as the "Cortese List," as being affected by hazardous wastes or clean-up problems.

Based on the analysis above, the proposed project is consistent with the criteria for Class 1 and Class 32 categorical exemptions (tit. 14, Cal. Code Regs., §§ 15301, 15332) and does not require further analysis based on the exceptions in CEQA Guidelines Section 15300.2, and thus, DCR finds that no further CEQA analysis is required.


In conclusion, since the project meets all of the requirements for categorical exemption as set forth at CEQA Guidelines, Sections 15301 & 15332, and none of the applicable exceptions to the use of an exemption apply to the project, it is appropriate to determine this project is categorically exempt from the requirements of CEQA.

**DEPARTMENT OF CANNABIS REGULATION RECOMMENDED ACTIONS:**

That the Cannabis Regulation Commission:

1. Determine, based on the whole of the administrative record, that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to Article 19, Section 15301, Class 1, and Article 19, Section 15332, Class 32 of the State CEQA Guidelines (tit. 14, Cal. Code Regs., §§ 15301, 15332), and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines Section 15300.2 applies;

2. Pursuant to Los Angeles Municipal Code Section 104.06(b)(2), approve the Annual License for Type 10 Storefront Retail Commercial Cannabis Activity at the Business Premises location; and,
3. Adopt DCR's Project Analysis & Findings as the Commission's report on the subject.



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Jason Killeen  
Assistant Executive Director,  
Department of Cannabis Regulation

April 12, 2024  
Date

**EXHIBITS:**

A – Project Specific Information Form (LIC-4013-FORM) and Materials



**EXHIBIT**

**A**



LIC-4013-FORM

**Instructions:** If a previously certified or adopted environmental document is not available or does not exist, you must submit a completed Project-Specific Information Form to request that the Department of Cannabis Regulation (DCR) consider whether the project is exempt from further California Environmental Quality Act (CEQA) review or to determine whether the project has the potential to generate "significant adverse environmental impacts" that may require preparation of a CEQA document or the need for additional information. (Cal. Code Regs., tit. 14, § 15060(a) [CEQA Guidelines].).

To facilitate the processing of your Application, please provide detailed responses to the items below. If more space is needed, additional pages may be added. Missing, incomplete, or inconsistent information may delay the processing of your Application.

DCR Record No.: LA-C-23-100010-ANN, LA-B-0002184569

Applicant Entity Name: Superior Herbal Health, LLC

License Type(s): Medical and Adult-use Retail,Cultivation Specialty Indoor,Distribution,Manufacturer 1

Business Premises Location: 20447 Nordhoff st, Chatsworth, CA. 91311

County: Los Angeles

Assessor's Parcel Number (APN): APN2781001037

Council District: CD 12

Neighborhood Council: Chatsworth

Community Plan Area: Chatsworth-Porter Ranch

Zoning: MR2-1,P-1

Specific Plan Area: None

General Plan Land Use: Light Manufacturing

Redevelopment Project Area: None

Business Improvement District:

Promise Zone: None

State Enterprise Zone: LA State Enterprise Zone

Historic Preservation Review: No

LAPD Division/Station: LAPD-Devonshire Station

LAPD Reporting District: 1781

LAFD Bureau: Valley Bureau

LAFD District/Fire Station: 104

*Applicants seeking DCR to consider whether the project is exempt from further CEQA review may provide justification for a categorical exemption (a partial list of categorical exemptions is provided at the end of this document).*

**CEQA Exemption Petition**

Class: Class 1 Category: Existing Facility Explanation of how the project fits the CEQA exemption indicated above:

The project consists of leasing, licensing, operation, and minor alteration of an existing private structure with negligible expansion of the use and not expansion or change of topographical features.

1. **Source(s) of Information:** Identify Sources: *Indicate the document(s) or other sources of information reviewed to complete this form.*

Previous application. DCR site.

2. **Project Location and Surrounding Land Use.**

- (a) Describe Project Location: *Provide detailed information about the project location and any other physical description that clearly indicates the project site location.*

20447 Nordhoff st., Chatsworth, CA. 91311, APN2781001037, Nordhoff St and Mason Ave.,  
MR2 restricted light industrial

- (b) Existing General Plan/Land Uses/Zoning: *Describe the surrounding land uses and zoning designations within a one-half mile radius of the project and list all abutting land uses.*

Mr2 restricted light industrial, C2-1I commercial zone, rs1 suburban zone

- (c) Maps to be Included: *Provide a vicinity map and aerial image to show the project location. Include photographs, not larger than 8 ½ by 11 inches, of existing visual conditions as observed from publicly accessible vantage point(s).*

3. **Project Description.**

- (a) Activities Occurring Onsite: *Describe the activities included in the project application and identify any other commercial cannabis activity or activities occurring at the proposed premises, including other proposed cannabis activities occurring on the property.*

Cannabis Distribution, Cannabis Retail, Cannabis Cultivation, Manufacture

- (b) Project Size: *Quantify the project size (total floor area of the project), and the lot size on which the project is located, in square feet.*

52,430 sqft lot size

24,100 sqft lot size

**4. Operation and Maintenance Activities:**

- (a) Hours of Operation/Work Shifts: *Identify the hours of operation/work shifts for the project.*

Monday-Sunday 6:30am-10:30pm

Shifts are 6:30 am- 2:30 pm and 2:30 pm- 10:30pm

- (b) Number of employees (total and by shift): *Estimate the number of anticipated employees onsite and occupancy during operating hours.*

We have 18 employees total. The am shift has 8 employees and the pm shift has 6 employees.

- (c) Estimated Daily Trip Generation: *Estimate the frequency of deliveries or shipments originating from and/or arriving to the project site. Identify the approximate number of vehicle trips per day to be generated by the project and information regarding the days and times most trips are expected to occur.*

We average 1.5 deliveries a day. Most trips are expected Monday through Friday between the hours of 12pm and 6pm.

- (d) Source(s) of Water: *Name all sources of water, and indicate whether a new or amended water right must be obtained from the State Water Resources Control Board.*

LADWP, city water, currently 7-14 hcf per month

- (e) Wastewater Treatment Facilities: *Describe the facilities for treatment of wastewater (e.g. leach field, City wastewater collection facilities).*

no water treatment

**5. Environmental Setting:**

- (a) Describe natural characteristics on the project site:

Flat City Street.



- (b) General Topographic Features (slopes and other features):

Flat City Street

- (c) Natural characteristics (general vegetation types, drainage, soil stability, habitat, etc):

Desert landscaping with a few shrubs, cacti, and 3 pine trees on the lot.

- (d) Identify whether there are any watercourses and riparian habitats within 150- feet of the proposed premises (e.g., drainage swales, stream courses, springs, ponds, lakes, creeks, tributary of creeks, wetlands):

N/A

- (e) Identify whether the property contains natural features of scenic value of rare or unique characteristics (e.g., rock outcroppings, mature trees):

N/A

- (f) Identify whether the property has any historic designations or archeological remains onsite:

N/A

- (g) Identify whether the property contains habitat for special status species:

N/A

- (h) Identify the location, type, and quantity of hazardous materials, as defined by Health and Safety Code section 25260, that are stored, used, or disposed of at the project site and a copy of the Hazardous Material Business Plan (HMBP) prepared for the proposed premises, if any:

All hazardous material is being kept in a secured locker in 9ur retail depots limited access area. The current materials are windex, bleach, and simple green.

- (i) Discuss whether the project will increase the quantity and type of solid waste, as defined by Public Resources Code section 40191, or hazardous waste, as defined by Health and Safety Code section 25117, that is generated or stored onsite.

No it will not.

- (j) Describe the project's anticipated operational energy needs, identify the source of energy supplied for the project and the anticipated amount of energy per day, and explain whether the project will require an increase in energy demand and the need for additional energy resources:

333 kwh per day. No increase in energy demand in the near future.

6. Environmental Commitments: *List any environmental commitments agreed to by the applicant to the protection of biological or cultural resources, energy efficiency, water efficiency, noise abatement, lighting, or other aspects of the project that may reduce impacts on the environment.*

N/A However we do have water efficient dual flush toilets, led lights where possible, and desert landscaping.

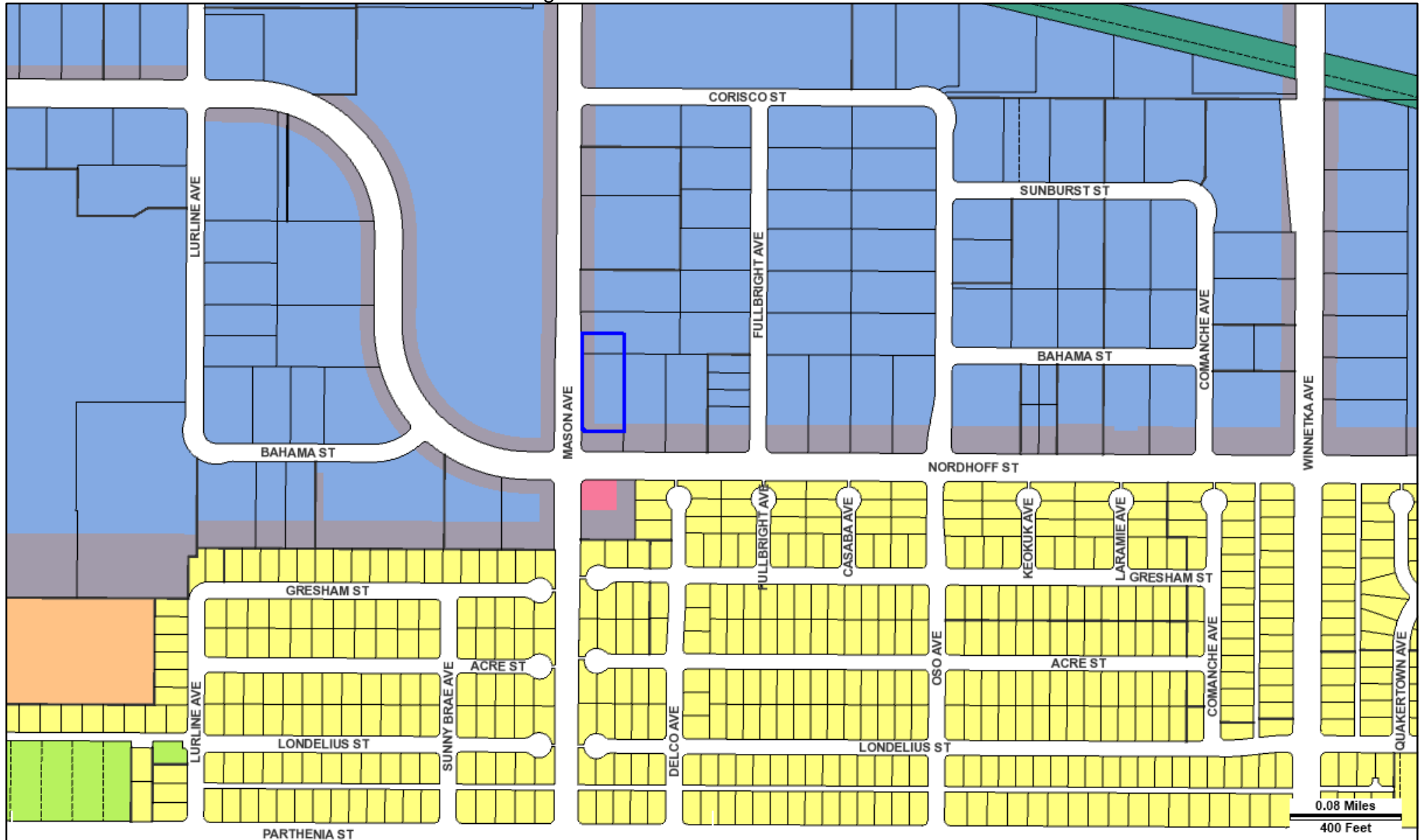
7. Permits Required: *List all other required federal, state, and local permits required, including, but not limited to, all entitlements required for this project by a planning commission, local air district, or regional water board. Identify whether the commercial cannabis business(es) is licensed by or has applied for licensure from the Department, or one of the prior state cannabis licensing authorities:*

- ☐ California Department of Cannabis Control
- ☐ Los Angeles Fire Department
- ☐ Los Angeles Department of Building and Safety
- ☐ California Department of Fish and Wildlife
- ☐ State Water Resources Control Board / Regional Water Quality Control Board
- ☐ County of Los Angeles Public Health Permit
- ☐ Local Air District
- ☐ Streambed Alteration Agreement
- ☐ Water quality protection program
- ☐ Los Angeles Department of Water and Power
- ☐ Los Angeles Department of Public Works, Bureau of Sanitation

## Partial List of Categorical Exemptions under CEQA

*Certain commercial cannabis activities (projects) may be exempt from further environmental review pursuant to the California Environmental Quality Act (CEQA) because they fall within a class of projects determined not to have significant effect on the environment. (Cal. Code Regs., tit. 14, § 15300 et seq.) Common exemptions that may apply have been identified below.*

<b>Class</b>	<b>Category</b>	<b>Description</b>
Class 1	Existing Facilities	Consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. (Cal. Code Regs., tit. 14, §15301.)
Class 2	Replacement or Reconstruction	Consists of replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced with a new structure of substantially the same size, purpose, and capacity. (Cal. Code Regs., tit. 14, § 15302.)
Class 3	New Construction or Conversion of Small Structures	Consists of construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures; and the conversion of existing small structures from one use to another where only minor modifications are made in the exterior of the structure. (Cal. Code Regs., tit. 14, § 15303.)
Class 4	Minor Alterations to Land	Consists of minor public or private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees except for forestry and agricultural purposes. (Cal. Code Regs., tit. 14, § 15304.)
Class 5	Minor Alterations in Land Use Limitations	Consists of minor alterations in land use limitations in areas with an average slope of less than 20%, which do not result in any changes in land use or density. (Cal. Code Regs., tit. 14, § 15305.)
Class 15	Minor Land Divisions	Consists of the division of property in urbanized areas zoned for residential, commercial, or industrial use into four or fewer parcels when the division is in conformance with the General Plan and zoning, no variances or exceptions are required, all services and access to the proposed parcels to local standards are available, the parcel was not involved in a division of a larger parcel within the previous 2 years, and the parcel does not have an average slope greater than 20 percent. (Cal. Code Regs., tit. 14, § 15315.)
Class 32	In-Fill Development Projects	Consists of projects characterized as in-fill development meeting the conditions described in Cal. Code Regs., tit. 14, § 15332.



Address: 20447 W NORDHOFF ST

APN: 2781001037

PIN #: 195B109 60

Tract: TR 18969

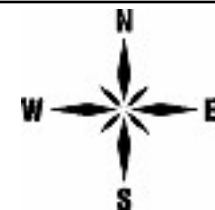
Block: None

Lot: 26

Arb: None

Zoning: MR2-1, P-1

General Plan: Light Manufacturing





# LEGEND

## GENERALIZED ZONING

- OS, GW
- A, RA
- RE, RS, R1, RU, RZ, RW1
- R2, RD, RMP, RW2, R3, RAS, R4, R5, PVSP
- CR, C1, C1.5, C2, C4, C5, CW, WC, ADP, LASED, CEC, USC, PPSP
- CM, MR, CCS, UV, UI, UC, M1, M2, LAX, M3, SL
- P, PB
- PF

## GENERAL PLAN LAND USE

### LAND USE

#### RESIDENTIAL

- Minimum Residential
- Very Low / Very Low I Residential
- Very Low II Residential
- Low / Low I Residential
- Low II Residential
- Low Medium / Low Medium I Residential
- Low Medium II Residential
- Medium Residential
- High Medium Residential
- High Density Residential
- Very High Medium Residential

#### COMMERCIAL

- Limited Commercial
- Limited Commercial - Mixed Medium Residential
- Highway Oriented Commercial
- Highway Oriented and Limited Commercial
- Highway Oriented Commercial - Mixed Medium Residential
- Neighborhood Office Commercial
- Community Commercial
- Community Commercial -Mixed High Residential
- Regional Center Commercial

### FRAMEWORK

#### COMMERCIAL

- Neighborhood Commercial
- General Commercial
- Community Commercial
- Regional Mixed Commercial

#### INDUSTRIAL

- Commercial Manufacturing
- Limited Manufacturing
- Light Manufacturing
- Heavy Manufacturing
- Hybrid Industrial

#### PARKING

- Parking Buffer

#### PORT OF LOS ANGELES

- General / Bulk Cargo - Non Hazardous (Industrial / Commercial)
- General / Bulk Cargo - Hazard
- Commercial Fishing
- Recreation and Commercial
- Intermodal Container Transfer Facility Site

#### LOS ANGELES INTERNATIONAL AIRPORT

- Airport Landside / Airport Landside Support
- Airport Airside
- LAX Airport Northside

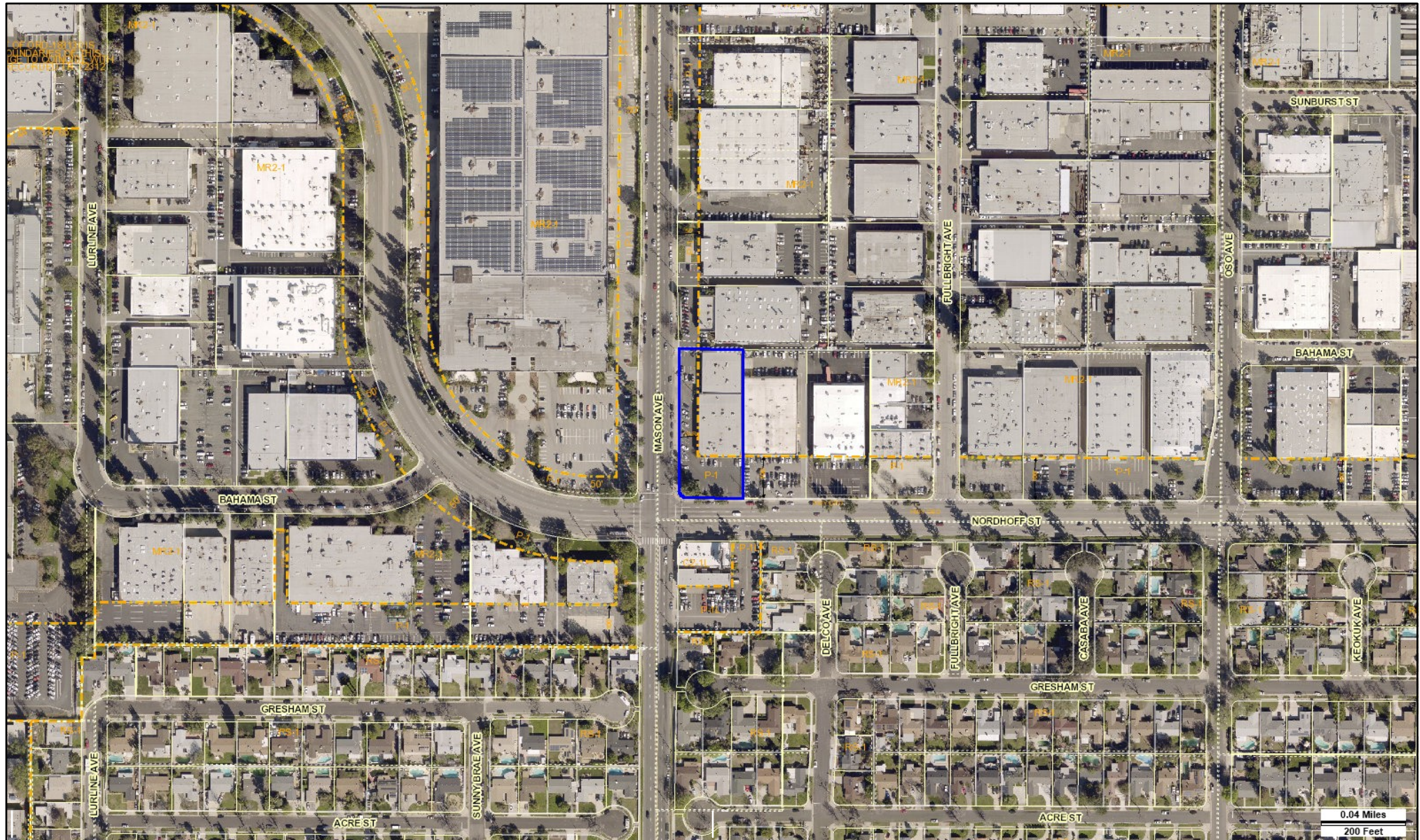
#### OPEN SPACE / PUBLIC FACILITIES

- Open Space
- Public / Open Space
- Public / Quasi-Public Open Space
- Other Public Open Space
- Public Facilities

#### INDUSTRIAL

- Limited Industrial
- Light Industrial





Address: 8930 N MASON AVE

APN: 2781001037

PIN #: 195B109 60

Tract: TR 18969

Block: None

Lot: 26

Arb: None

Zoning: MR2-1, P-1

General Plan: Light Manufacturing





# LEGEND

## GENERALIZED ZONING

- OS, GW
- A, RA
- RE, RS, R1, RU, RZ, RW1
- R2, RD, RMP, RW2, R3, RAS, R4, R5, PVSP
- CR, C1, C1.5, C2, C4, C5, CW, WC, ADP, LASED, CEC, USC, PPSP
- CM, MR, CCS, UV, UI, UC, M1, M2, LAX, M3, SL
- P, PB
- PF

## GENERAL PLAN LAND USE

### LAND USE

#### RESIDENTIAL

- Minimum Residential
- Very Low / Very Low I Residential
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### FRAMEWORK

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- General / Bulk Cargo - Hazard
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#### LOS ANGELES INTERNATIONAL AIRPORT

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- LAX Airport Northside

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- Open Space
- Public / Open Space
- Public / Quasi-Public Open Space
- Other Public Open Space
- Public Facilities

#### INDUSTRIAL

- Limited Industrial
- Light Industrial



20446 Nordhoff St  
nordhoff view



Image capture: Feb 2019 © 2019 Google

Los Angeles, California



Street View - Feb 2019





8933 Mason Ave  
view from mason



Image capture: Feb 2019 © 2019 Google

Los Angeles, California



Street View - Feb 2019

**CUSTOMER SERVICE – 7:00 am - 6:00 pm**  
1-800-499-8840

SUPERIOR HERBAL HEALTH, LLC, 20447 NORDHOFF ST, CHATSWORTH, CA 91311

## Paying Your Bill



### AUTOMATIC PAYMENT

Automatically pay from your checking or savings by logging in at [www.ladwp.com/combillpay](http://www.ladwp.com/combillpay)



### ONLINE

Pay from your checking or savings any time by logging in at [www.ladwp.com/myaccount](http://www.ladwp.com/myaccount)



### BY PHONE

Pay from your checking or savings any time by calling 1-877-MYPAYDWP (1-877-697-2939)



### BY MAIL

Place your payment stub and your check or money order in the envelope provided with the bill.



### IN PERSON

Via payment drop box

The 2021 Power Content Label is included in this bill.

## Account Summary

Previous Account Balance		\$ 1,579.17
Payment Received 5/22/23	Thank you	-1,579.17
Remaining Balance		\$ 0.00
New Charges		+ 1,807.50

**Total Amount Due \$ 1,807.50**

## Summary of New Charges

*Details on following pages.*

Los Angeles Department of Water and Power Charges			
	Electric Charges	5/18/23 - 6/20/23 6,560 kWh	\$1,701.45
	Water Charges	5/18/23 - 6/20/23 8 HCF	\$62.68
	<b>Total LADWP Charges</b>		<b>\$ 1,764.13</b>

LADWP provides billing services for the Bureau of Sanitation. All money collected for the services listed in the City of Los Angeles Bureau of Sanitation Charges section is forwarded to them.

City of Los Angeles Bureau of Sanitation Charges			
	Sewer Charges	5/18/23 - 6/20/23	\$43.37
	<b>Total Sanitation Charges</b>		<b>\$ 43.37</b>

**Total New Charges \$ 1,807.50**

PLEASE KEEP THIS PORTION FOR YOUR RECORDS. IF PAYING IN PERSON, BRING ENTIRE BILL TO CUSTOMER SERVICE CENTER.

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT, MAKING SURE THE RETURN ADDRESS SHOWS IN THE ENVELOPE WINDOW.



For paperless billing, go to [www.ladwp.com/myaccount](http://www.ladwp.com/myaccount)

P.O. Box 30808 • Los Angeles, CA 90030-0808

ELECTRONIC SERVICE REQUESTED

SUPERIOR HERBAL HEALTH, LLC  
20447 NORDHOFF ST  
CHATSWORTH CA 91311

## THIS IS YOUR BILL

**ACCOUNT NUMBER**  
479 004 1863

**DATE DUE** Jul 10, 2023

**AMOUNT DUE** \$ 1,807.50

Please enter amount enclosed

\$

Write account number on check or money order and make payable to LADWP.

47900418630000000001807504

## Other Important Phone Numbers

### HEARING OR SPEECH-IMPAIRED - TTY

1-800-HEAR-DWP(432-7397)

### CITY OF LOS ANGELES UTILITY TAX

1-800-215-6277

## Correspondence Addresses

*Please do not send correspondence with your payment. It may be delayed or lost.*

### LOS ANGELES DEPT OF WATER & POWER

PO Box 515407  
Los Angeles, CA 90051-6707

## Customer Service and Payment Information

### WHEN TO PAY YOUR BILL

Your bill is due and payable on presentation and shall become delinquent nineteen days after the date of presentation. The payment due on your bill applies to the current charges only and does not extend the due date on any unpaid previous balance. Current City of Los Angeles policy provides for notification ten (10) days prior to discontinuance of service for nonpayment.

### LATE PAYMENT CHARGE

A Late Payment Charge amounting to an 18% annual rate, computed on a daily basis, may be assessed on electric and water balances that are not paid by the due date. The charge is made for each day of the billing period shown on the current bill. Service may be discontinued for nonpayment.

### IF YOU QUESTION YOUR LADWP CHARGES

Please contact a representative by calling the Customer Service Telephone Number or by going into any of the Department of Water and Power Customer Service Centers listed on the back of your payment stub or email us using our Customer Service form at [www.ladwp.com/contactus](http://www.ladwp.com/contactus). After receiving an explanation, you may ask for more information from a supervisor. If you still disagree with the charges, you have a right to a management-level review. To ask for a management-level review, send a written request to: LADWP Customer Relations Office, P.O. Box 51111, Los Angeles, CA 90051-0100. You must pay the undisputed portion of the bill within 7 days of the request for a management-level review. Your account will be reviewed and you will be informed of the result.

### ELECTRONIC CHECK CONVERSION

Your payment may be processed as a check transaction or a one-time electronic fund transfer, which means funds may be withdrawn the same day as payment, and you will not receive your check back from your bank. For more information on electronic fund transfers and fees for insufficient funds, please see [www.ladwp.com/checkconversion](http://www.ladwp.com/checkconversion).

Mail payments to LADWP, PO BOX 30808, LOS ANGELES, CA 90030-0808

## WHERE TO PAY YOUR BILL

All LADWP Customer Service Centers below are open Mon-Fri, except holidays, from 9:00 am to 5:00 pm. You may make an appointment to visit a service center by calling 1-888-999-0477, or drop your payment in the payment box during normal business hours.

### BISHOP

Main Office.....300 Mandich Street

### METROPOLITAN LOS ANGELES

Main Office.....111 N. Hope St.  
Boyle Heights.....919 S. Soto St., #10  
Central.....4619 S. Central Ave.  
Crenshaw-Baldwin Hills.....4030 Crenshaw Blvd.  
Hollywood.....6547-B Sunset Blvd.  
(entrance on Schrader Blvd.)  
Lincoln Heights.....2417 Daly St.  
Slauson-Vermont.....5928 S. Vermont Ave.  
Watts.....1647 E. 103rd St

### HARBOR AREA

San Pedro.....535 W. 9th St.  
Wilmington.....931 N. Avalon Blvd

### SAN FERNANDO VALLEY

Canoga Park.....7229 Winnetka Ave.  
North Hills.....9154 Sepulveda Blvd.  
Van Nuys.....6550 Van Nuys Blvd.

### WEST LOS ANGELES

West Los Angeles.....1394 S. Sepulveda Blvd.

**Place your payment stub in the provided envelope so that the address below shows through the window.**

**PO BOX 30808  
LOS ANGELES, CA 90030-0808**



**www.ladwp.com 1-800-499-8840**

Hours of operation - 7 am to 6 pm

**DEFINITIONS** (For residential customers, the tier rates on your bill may include the following adjustments.)

**CRPSEA** – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

**ECA** – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

**ESA** – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, EZ-SAVE, traffic control lighting, and enterprise zone.

**IRCA** – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

**kWh** – (kilo-watt-hour) the units in which electric usage is measured. One kWh equals 1000 watts of electricity used for one hour.

**RCA** – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

**VEA** – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

**VRPSEA** – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.



## Electric Charges

**SA # : 4790041557**

**BILLING PERIOD** 5/18/23 - 6/20/23  
**DAYS** 33

**RATE SCHEDULE**  
A-3 and A-3[i] Subtransmission Electric - Rate  
A TOU - KVAR Metered Service

**NEXT SCHEDULED READ DATE**  
7/17/23

**METER NUMBER** APMYD00122-000037  
**SERVES** 36  
**BASE**

PERIOD	CURRENT READ	–	PREVIOUS READ	x	MULTIPLIER	=	TOTAL USED
High Peak kW	0.13				80		10.4 kW
Low Peak kW	0.16				80		12.8 kW
Base kW	0.17				80		13.6 kW
High Peak kWh	3017		3006		80		880 kWh
Low Peak kWh	3521		3504		80		1360 kWh
Base kWh	7797		7743		80		4320 kWh

Service Charge							75.00
Facilities Charge			40.8 kW x \$4.56/kW				186.05
ESA			40.8 kW x \$0.46/kW				18.77
RCA			40.8 kW x \$0.96/kW				39.17
IRCA			40.8 kW x \$2.55/kW				104.04
IRCA based on KWH			6,560 kWh x \$0.00399/kWh				26.17
High Peak High Season Demand - 20 days			10.4 kW x \$9.70/kW				61.14
High Peak Low Season Demand - 13 days			10.4 kW x \$4.30/kW				17.62
High Peak High Season Energy - 20 days	533.33333 kWh x \$0.05991/kWh						31.95
High Peak Low Season Energy - 13 days	346.66667 kWh x \$0.05464/kWh						18.94
High Peak ECA	880 kWh x \$0.0569/kWh						50.07
High Peak VEA	880 kWh x \$0.00849/kWh						7.47
High Peak CRPSEA	880 kWh x \$0.01065/kWh						9.37
High Peak VRPSEA	880 kWh x \$0.02765/kWh						24.33

**High Peak Subtotal (880 kWh x \$0.25101/kWh) \$220.89**

Low Peak High Season Demand - 20 days			12.8 kW x \$3.30/kW				25.60
Low Peak Low Season Demand - 13 days			12.8 kW x \$0.00/kW				0.00
Low Peak High Season Energy - 20 days	824.24242 kWh x \$0.05365/kWh						44.22
Low Peak Low Season Energy - 13 days	535.75758 kWh x \$0.05464/kWh						29.27
Low Peak ECA	1,360 kWh x \$0.0569/kWh						77.38
Low Peak VEA	1,360 kWh x \$0.00849/kWh						11.55
Low Peak CRPSEA	1,360 kWh x \$0.01065/kWh						14.48
Low Peak VRPSEA	1,360 kWh x \$0.02765/kWh						37.60

**Low Peak Subtotal (1,360 kWh x \$0.17654/kWh) \$240.10**

Base High Season Demand - 20 days			13.6 kW x \$0.00/kW				0.00
Base Low Season Demand - 13 days			13.6 kW x \$0.00/kW				0.00
Base High Season Energy - 20 days	2,618.18182 kWh x \$0.03356/kWh						87.87

(Continued on next page)





**www.ladwp.com 1-800-499-8840**

Hours of operation - 7 am to 6 pm

**DEFINITIONS** (For residential customers, the tier rates on your bill may include the following adjustments.)

**CRPSEA** – (Capped Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs associated with RPS Operations and Maintenance, RPS debt service, and Energy Efficiency Programs.

**ECA** – (Energy Cost Adjustment) an adjustment that reflects the variations of fuel, energy and other associated costs.

**ESA** – (Electric Subsidy Adjustment) a charge reflecting the costs of subsidies including senior, disabled, EZ-SAVE, traffic control lighting, and enterprise zone.

**IRCA** – (Incremental Reliability Cost Adjustment) a charge reflecting Operations and Maintenance and debt service related to Power Reliability Program cost and legacy RCA under-collection.

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**RCA** – (Reliability Cost Adjustment) a charge reflecting the costs to support additional capital investments needed to improve reliability in areas of power distribution, transmission and generation infrastructure.

**VEA** – (Variable Energy Adjustment) a charge reflecting the costs of fuel, non-RPS power purchase agreements, non-RPS economy purchases, legacy ECAF under-collection, and base rate decoupling from energy efficiency impact.

**VRPSEA** – (Variable Renewable Portfolio Standard Energy Adjustment) a charge reflecting the costs of RPS market purchases and RPS costs above and beyond any Operations and Maintenance and debt service payments.

(Continued from previous page)

Base Low Season Energy - 13 days	1,701.81818 kWh x \$0.03798/kWh	64.64
Base ECA	4,320 kWh x \$0.0569/kWh	245.81
Base VEA	4,320 kWh x \$0.00849/kWh	36.68
Base CRPSEA	4,320 kWh x \$0.01065/kWh	46.01
Base VRPSEA	4,320 kWh x \$0.02765/kWh	119.45
<b>Base Subtotal (4,320 kWh x \$0.139/kWh)</b>		<b>\$600.46</b>
Reactive Energy - No Consumption		0.00
Green LA Program (REO)	0 kWh x \$0.03/kWh	0.00
<b>Subtotal Electric Charges</b>		<b>\$1,510.65</b>
City of Los Angeles Utility Tax	\$1,510.65 x 12.5%	188.83
State Energy Surcharge	6,560 kWh x \$0.0003/kWh	1.97
<b>Total Electric Charges</b>		<b>\$ 1,701.45</b>

**Green Power for a Green LA**--LADWP's Green Power program replaces electricity from polluting power plants with energy generated from renewable resources. To learn more and sign up, visit [www.ladwp.com/greenpower](http://www.ladwp.com/greenpower)

## USAGE HISTORY

Bill Date	Days	BASE PERIOD		LOW PERIOD		HIGH PERIOD		Total kWh Consumption	Billing kW (Facilities)	Total Electric Cost
		kWh	kW	kWh	kW	kWh	kW			
6/20/23	33	4,320.00	13.60	1,360.00	12.80	880.00	10.40	6,560.00	40.80	1,701.45
5/18/23	30	3,760.00	12.80	1,120.00	12.80	960.00	13.60	5,840.00	40.80	1,539.39
4/18/23	29	3,680.00	12.80	1,280.00	14.40	880.00	14.40	5,840.00	40.80	1,542.29
3/20/23	31	4,080.00	12.00	1,280.00	14.40	880.00	14.40	6,240.00	40.80	1,603.44
2/17/23	29	3,520.00	11.20	1,200.00	12.80	800.00	13.60	5,520.00	40.80	1,479.18
1/19/23	34	4,080.00	11.20	1,280.00	12.80	880.00	12.00	6,240.00	40.80	1,602.21
12/16/22	31	3,600.00	11.20	1,280.00	12.00	800.00	12.00	5,680.00	40.80	1,520.44
11/15/22	29	4,000.00	14.40	1,280.00	15.20	960.00	16.00	6,240.00	40.80	1,636.19
10/17/22	30	4,880.00	16.00	1,680.00	16.80	1,200.00	17.60	7,760.00	40.80	1,936.30
9/17/22	31	5,360.00	18.40	2,000.00	18.40	1,440.00	20.00	8,800.00	40.80	2,174.25
8/17/22	29	4,880.00	16.80	1,840.00	16.80	1,360.00	17.60	8,080.00	40.80	2,027.83
7/19/22	33	5,360.00	40.80	2,000.00	16.80	1,440.00	17.60	8,800.00	40.80	2,159.05
6/16/22	29	4,560.00	19.20	1,680.00	20.80	1,360.00	22.40	7,600.00	34.40	1,904.14
<b>TOTALS</b>	398	56,080.00	40.80	19,280.00	20.80	13,840.00	22.40	89,200.00	40.80	22,826.16
sum		sum	highest	sum	highest	sum	highest	sum	highest	sum



**www.ladwp.com 1-800-499-8840**

Hours of operation - 7 am to 6 pm

### DEFINITIONS

**HCF** – (Hundred Cubic Feet) the units in which water usage is measured. One HCF equals 748 gallons.

**Rate Schedule** – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit [www.ladwp.com](http://www.ladwp.com)

**Tier (Commercial)** – One of two usage ranges used in a pricing method that provides an incentive to conserve water. The first usage range (Winter Tier 1 allotment) is based on average consumption for the preceding Dec. - Mar. Any usage over the Tier 1 allotment is billed at a higher rate (Tier 2). During the High Season months (June 1 - Sept. 30), Tier 1 allotment shall be 105% of Winter Tier 1 allotment. Shortage year water rates no longer apply.



### Water Charges

**BILLING PERIOD** 5/18/23 - 6/20/23  
**DAYS** 33

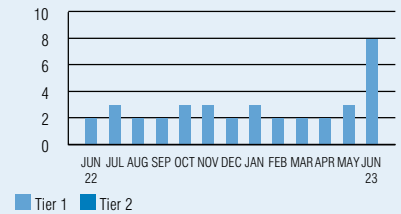
#### RATE SCHEDULE

Water Schedule C - Comm, Ind, Govt and Temp Service

**NEXT SCHEDULED READ DATE**  
7/17/23

**SA # : 4790041235**

#### USAGE HISTORY (Total HCF)



	Prev Yr	Jun 23
Total HCF used	2	8
Average daily gallons	52	181
Days in billing period	29	33
Your average daily cost of water		\$1.90
Your average cost per gallon of water		\$0.01

1 Hundred Cubic Feet (HCF) = 748 Gallons

METER NUMBER	CURRENT READ	PREVIOUS READ	TOTAL USED
90130931	6519	6511	8 HCF
Tier 1 Water			8 HCF x \$7.835/HCF
<b>Subtotal Water Charges</b>			<b>\$62.68</b>
<b>Total Water Charges</b>			<b>\$ 62.68</b>

### Your Water Usage by Tier

Tier 1 Water Allotment \$7.835/HCF	Tier 2
8 HCF	More than 8 HCF

Usage is billed at different rates, depending on how much you use. The graph shows how your water usage relates to these tiers, and the rate you paid in each tier. For more, visit [www.ladwp.com/res\\_water](http://www.ladwp.com/res_water)

**For the Quarterly Notice of Change in LADWP Water Rates, go to**

[www.ladwp.com/quarterlynotice](http://www.ladwp.com/quarterlynotice)



**www.lacitysan.org 1-800-773-2489**

Hours of operation - 24/7

#### DEFINITIONS

**EZ-SAVE Program Sewer Surcharge** - an amount charged to each customer to help cover the costs of providing sewer service subsidies to EZ-SAVE customers, required by state and federal law.

**Sewer Service Charge** - (SSC) a charge for use of the sewer system, to cover the costs of constructing and maintaining wastewater facilities such as sewers and sewage treatment plants, and for treating sewage.

### Sewer Charges

**SA # : 4790041381**

<b>BILLING PERIOD</b>		<b>DAYS</b>	<b>SEWER RATE SCHEDULE</b>
5/18/23 - 6/20/23		33	Sewer Service Charge - Multi Dwell and Commercial
Sewer Service Charge*		7.44000 HCF x \$5.80/HCF	43.15
Sewer Service EZ-SAVE Program Surcharge*			0.22
<b>Total Sewer Charges</b>			<b>\$ 43.37</b>

*\*Your Sewer Service Charge is calculated on 93% of your water consumption.*



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## Electric Definitions

**Demand Charge** – a charge related to maximum power measured in kilowatts (kW). It is the highest kW as measured by the meter over a continuous 15 minute interval during the billing period.

**Facilities Charge** – a charge to recover the cost of transformer and line capacity used in meeting customer's maximum demand as recorded in the last twelve months.

**kVarh** – (kilo-var-hour) the units in which electric reactive energy usage is measured. One kVarh equals 1000 volt-ampere reactive energy use for one hour.

**Minimum Charge** – an amount charged if your usage falls below a certain minimum level to cover costs for services provided such as meter reading, billing, postage, etc. when a service charge is not applicable.

**Power Factor** – the ratio of real Energy (kWh) to reactive energy (kVarh) for a given time period. The Maximum value is 1.0

**Rate Schedule** – rates, based on type of use, approved by the Board of Water and Power Commissioners and adopted by the City Council. For a list, visit [www.ladwp.com](http://www.ladwp.com)

**RPS** – Renewable Portfolio Standard program to increase the use of energy from photovoltaics, wind, biomass, and other renewable sources.

**Service Charge** – a charge for services provided such as meter reading, billing, postage, etc.

**Time-of-Use** – Time-of-Use rates are based on the time of day that you use electricity. During the Base hours, when customer use is low, your price will be lower than the standard rate. Prices during Low Peak hours are slightly higher than standard rate. In High Peak hours, the cost to supply energy is the highest, and it will cost more than the standard rate.



# INVOICE

**Customer ID:****19-94980-03007**

Customer Name:

SUPERIOR HERBAL HEALTH

Service Period:

07/01/23-07/31/23

Invoice Date:

06/21/2023

Invoice Number:

0575939-4801-1

**How To Contact Us**

Learn more at [recycLA.com](http://recycLA.com)  
For service inquiries contact LASAN at  
800-773-2489  
For billing inquiries contact WM at 855-292-6665

Or visit one of our Customer Service Centers:  
West Valley (WV) - 22736 Vanowen St, Ste 205,  
West Hills 91307  
South East Valley (SEV) - 5906 Van Nuys Blvd,  
Sherman Oaks 91401  
(Mon-Fri 8am to 5pm & Sat 8am to 12pm)

**Your Payment is Due****07/06/2023**

If full payment of the invoiced amount is not received, you may be charged a monthly late charge of 1.5% of the unpaid amount or \$5.00, whichever is greater.

**Your Total Due****\$703.39****Previous Balance**

597.65

+

**Payments**

(597.65)

+

**Adjustments**

0.00

+

**Current Invoice Charges**

703.39

=

**Total Account Balance Due****703.39****DETAILS OF SERVICE****Details for Service Location:****Superior Herbal Health, 20447 Nordhoff St, Chatsworth CA 91311-6112****Customer ID: 19-94980-03007**

Description	Date	Ticket	Quantity	Amount
Delivery DE 1 64 GAL TOTER	06/13/23	772193	1.00	0.00
<b>Ticket Total</b>				<b>0.00</b>
4 Yard Lock	07/01/23		1.00	0.00
64 Gallon Cart Service - Organics	07/01/23		1.00	105.74
2 Yard Dumpster Service - Recycle Materials	07/01/23		1.00	0.00
1 - 4 Yard Dumpster 2 Times Per Week	07/01/23		1.00	597.65
<b>Total Current Charges</b>				<b>703.39</b>



----- Please detach and send the lower portion with payment ----- (no cash or staples) -----



USA WASTE OF CALIFORNIA, INC.  
WASTE MANAGEMENT  
PO BOX 3020  
MONROE, WI 53566-8320  
(800) 773-2489  
(855) 292-6665

Invoice Date	Invoice Number	Customer ID (Include with your payment)
06/21/2023	0575939-4801-1	<b>19-94980-03007</b>
Payment Terms	Total Due	Amount
Total Due by 07/06/2023	\$703.39	

4801000199498003007005759390000007033900000070339 8

I4801C51

**SUPERIOR HERBAL HEALTH**  
**20447 NORDHOFF ST**  
**CHATSWORTH CA 91311-6112**

Remit To: **WM CORPORATE SERVICES, INC.**  
**AS PAYMENT AGENT**  
**PO BOX 541065**  
**LOS ANGELES, CA 90054-1065**



## EASY WAYS TO PAY

**AutoPay**

Set up recurring payments with us at [wm.com/myaccount](http://wm.com/myaccount).

**Online**

Use [wm.com](http://wm.com) or **My WM** for a quick and easy payment.

**By Phone**

Pay 24/7 by calling **866-964-2729**

**By Mail**




Fill out your invoice and mail it in. We'll provide the envelope.

## HOW TO READ YOUR INVOICE

How to Contact Us

Visit [wm.com/MyWM](http://wm.com/MyWM)

Create a **My WM** profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.



Customer Service: (775) 329-8822

Your Payment is Due

January 1, 1968

If full payment of the invoice amount is not received within your contract terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due

\$124.73

If payment is received after 01/01/1968: \$126.60

Previous Balance

2 119.68

+

Payments

(119.68)

+

Adjustments

0.00

+

Current Invoice Charges

124.73

=

Total Account Balance Due

124.73

Details for Service Location:  
311 Jackson Street, Stockton CA 95202

Customer ID: 2-82290-00885  
PO Numbers: 45693

Description	Date	Ticket	Quantity	Amount
3 Van Toter	01/01/68		1.00	90.00
Join Toter Recycle	01/01/68		1.00	0.00
Extra Pickup Service	01/01/68	5934	1.00	15.00
Fuel/Environmental Charge				19.73
Total Current Charges				124.73

- States the date payment is due to **WM**. Anything beyond that date may incur additional charges. Your **Total Due** is the total amount of current charges and any previous unpaid balances combined.
- Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a **Total Due** on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire **Total Due** to avoid a late charge or service interruption.
- Service location details the total current charges of this invoice.

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> <b>Check Here to Change Contact Info</b>		<input type="checkbox"/> <b>Check Here to Sign Up for Automatic Payment Enrollment</b>	
List your new billing information below. For a change of service address, please contact <b>WM</b> .		If I enroll in Automatic Payment services, I authorize <b>WM</b> to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying <b>WM</b> at <a href="http://wm.com">wm.com</a> or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.	
<b>Address 1</b>		<b>Email</b>	
<b>Address 2</b>		<b>Date</b>	
<b>City</b>		<b>Bank Account Holder Signature</b>	
<b>State</b>			
<b>Zip</b>			
<b>Email</b>			
<b>Date Valid</b>			

**NOTICE:** By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to [RMCbankruptcy@wm.com](mailto:RMCbankruptcy@wm.com) or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)



EDMUND G. BROWN JR.  
GOVERNOR



MATTHEW RODRIGUEZ  
SECRETARY FOR  
ENVIRONMENTAL PROTECTION

## Los Angeles Regional Water Quality Control Board

August 10, 2018

Yejin Alloway  
Superior Herbal Health, LLC  
20447 Nordhoff Street  
Chatsworth, CA 91311

VIA CERTIFIED MAIL  
RETURN RECEIPT REQUESTED  
CLAIM NO. 7017 2400 0000 9373 6946

Yejin Alloway  
Superior Herbal Health, LLC  
9726 Laramie Avenue  
Chatsworth, CA 91311

VIA CERTIFIED MAIL  
RETURN RECEIPT REQUESTED  
CLAIM NO. 7017 2400 0000 9373 6953

Hamid Davoodi  
Agent for Service of Process for  
Superior Herbal Health, LLC  
20447 Nordhoff Street  
Chatsworth, CA 91311

VIA CERTIFIED MAIL  
RETURN RECEIPT REQUESTED  
CLAIM NO. 7017 2400 0000 9373 6960

### **NOTICE OF APPLICABILITY – CONDITIONAL WAIVER OF WASTE DISCHARGE REQUIREMENTS, WATER QUALITY ORDER NO. WQ-2017-0023-DWQ, FOR SUPERIOR HERBAL HEALTH, LLC, 20447 NORDHOFF ST., CHATSWORTH, LOS ANGELES COUNTY APN 2781001037 (WDID NO. 4\_19CC402665)**

Dear Yejin Alloway and Hamid Davoodi:

Superior Herbal Health, LLC (hereafter "Discharger") submitted information through the State Water Resources Control Board's (State Water Board) online portal on June 4, 2018, for discharges of waste associated with cannabis cultivation related activities. Based on the information provided, the Discharger self-certifies the cannabis cultivation activities are consistent with the requirements of the State Water Board *Cannabis Cultivation Policy- Principles and Guidelines for Cannabis Cultivation* (Policy), and the *General Waste Discharge Requirements and Waiver of Waste Discharge Requirements for Discharges of Waste Associated with Cannabis Cultivation Activities*, Order No. WQ-2017-0023-DWQ (General Order). This letter provides notice that the Policy and General Order are applicable to the site as described below. You are hereby assigned waste discharge identification (WDID) number 4\_19CC402665. The Discharger is responsible for all the applicable requirements in the Policy, General Order, and this Notice of Applicability (NOA).



## FACILITY AND DISCHARGE DESCRIPTION

The information submitted by the Discharger states that the cannabis cultivation activities occur within a structure with a permanent roof, a permanent relatively impermeable floor (e.g., concrete or asphalt paved), and all hydroponic/industrial wastewaters generated are discharged to a community sewer system consistent with the sewer system requirements. Based on the facility and description of the discharge, the cultivation activities are consistent with the Waiver of Waste Discharge Requirements (Conditional Waiver). Cannabis cultivation activities at Superior Herbal Health, LLC are therefore conditionally exempt and covered under the Conditional Waiver.

**Coverage under this Conditional Waiver expires on December 18, 2022,** and the Discharger will be required to re-apply for coverage at that time to continue any cannabis cultivation activities.

## SITE-SPECIFIC REQUIREMENTS

The Policy and General Order are available on the Internet at [https://www.waterboards.ca.gov/water\\_issues/programs/cannabis](https://www.waterboards.ca.gov/water_issues/programs/cannabis).

The Discharger shall ensure that all site operating personnel know, understand, and comply with the requirements contained in the Policy, General Order, and this NOA. Note that the General Order contains standard provisions, general requirements, and prohibitions that apply to all cannabis cultivation activities.

The application requires the Discharger to self-certify that all applicable Best Practicable Treatment or Control (BPTC) measures are being implemented, or will be implemented by the onset of the winter period (November 15 - April 1), following the enrollment date. Dischargers that cannot implement all applicable BPTC measures by the onset of the winter period, following their enrollment date, shall submit to the appropriate Regional Water Board a *Site Management Plan* that includes a time schedule and scope of work for use by the Regional Water Board in developing a compliance schedule as described in Attachment A of the General Order.

During reasonable hours, the Discharger shall allow the State Water Board or Regional Water Quality Control Board (collectively Water Boards), California Department of Fish and Wildlife, CAL FIRE, and any other authorized representatives of the Water Boards, upon presentation of a badge, employee identification card, or similar credentials, to:

- i. enter premises and facilities where cannabis is cultivated or processed; where water is diverted, stored, or used; wastes are treated, stored, or disposed, or in which any records are kept;



- ii. access and copy any records required to be kept under the terms and conditions of the Policy and General Order;
- iii. inspect, photograph, and record audio and video, any cannabis cultivation sites, and associated premises, facilities, monitoring equipment or device, practices, or operations regulated or required by the Policy and General Order; and
- iv. sample, monitor, photograph, and record audio and video of site conditions, any discharge, waste material substances, or water quality parameters at any location for the purpose of assuring compliance with the Policy and General Order.

## TECHNICAL REPORT REQUIREMENTS

The following technical report(s) shall be submitted by the Discharger as described below:

*A Site Closure Report* must be submitted 90 days prior to permanently ending cannabis cultivation activities and seeking to rescind coverage under the Conditional Waiver. The *Site Closure Report* must be consistent with the requirements of General Order Provision C.1.e., and Attachment A, Section 5. Attachment D of the General Order provides guidance on the contents of the *Site Closure Report*.

## TERMINATION OF COVERAGE UNDER THE GENERAL ORDER & REGIONAL WATER BOARD CONTACT INFORMATION

Cannabis cultivators that propose to terminate coverage under the Conditional Waiver or General Order must submit a Notice of Termination (NOT). The NOT must include a *Site Closure Report* (see Technical Report Requirements above), and Dischargers enrolled under the General Order must also submit a final monitoring report. The Regional Water Board reserves the right to inspect the site before approving an NOT. Attachment C of the General Order includes the NOT form, and Attachment D of the General Order provides guidance on the contents of the *Site Closure Report*.

If the Discharger cannot comply with the General Order, or will be unable to implement an applicable BPTC measure contained in Attachment A by the onset of the winter period each year, the Discharger shall notify the Regional Water Board staff by telephone at (951) 782-4130 so that a site-specific compliance schedule can be developed.

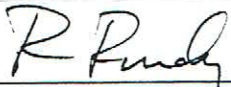
Yejin Alloway  
Hamid Davoodi  
Superior Herbal Health, LLC

- 4 -

August 10, 2018

Please direct all submittals, discharge notifications, and questions regarding compliance and enforcement to the South Coast Regional Cannabis Cultivation Regulatory Unit, at (951) 782-4130 or [losangeles.cannabis@waterboards.ca.gov](mailto:losangeles.cannabis@waterboards.ca.gov).

Sincerely,

  
\_\_\_\_\_  
for Deborah J. Smith  
Executive Officer

cc: Kevin Porzio, State Water Resources Control Board, Sacramento  
DWQ Cannabis Regulatory Unit  
Eric Lindberg, Santa Ana Regional Water Quality Control Board  
Michael Vella, CDFA CalCannabis Program  
Los Angeles Cannabis Unit  
Jacqueline Taylor, Los Angeles County Department of Public Health  
Judy Bardugo, Landowner





LJK &lt;sanctionivbackup@gmail.com&gt;

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**Fwd: EPIMS - Lake or Streambed Alteration Notification Not Required - EPIMS-01396-R5**

1 message

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**superior herbal** <shh4202006@gmail.com>

Thu, Jul 5, 2018 at 3:03 PM

To: Danielle Cohen &lt;danielle@fronteralawgroup.com&gt;, Lukian Kobzeff &lt;lukian@fronteralawgroup.com&gt;

----- Forwarded message -----

From: &lt;epims.support@wildlife.ca.gov&gt;

Date: Mon, Jul 2, 2018 at 1:51 PM

Subject: EPIMS - Lake or Streambed Alteration Notification Not Required - EPIMS-01396-R5

To: shh4202006@gmail.com

\*\*\*\* Do Not Respond to This Email \*\*\*\*

The following Cannabis Cultivation Self-Certification was received:

Notification Number: EPIMS-01396-R5

Name: Superior Herbal Health LLC

Program Area: Region 5

The California Department of Fish and Wildlife (CDFW) reviewed your Cannabis Cultivation Self-Certification (Self-Certification) that indicates the following:

1. Your project does not or will not result in **diversion or obstruction of water** from any river, stream, or lake; or use water from a source other than a municipal/public water supply.
2. Your project does not or will not result in **disturbance to land or vegetation** in or adjacent to any river, stream, or lake, including those that are periodically dry.
3. Your project does not or will not result in **deposition of any material** in or adjacent to any river, stream, or lake, including those that are periodically dry.

Based upon the information you provided in your Self-Certification, your project is not subject to the notification requirements pursuant to Fish and Game Code section 1602.

This letter and your submitted Self-Certification serve as **written verification that a Lake or Streambed Alteration Agreement is not required** for the activities described in your Self-Certification. A copy of this email, your submitted Self-Certification form, and all information and attachments submitted to CDFW must be available at all times at the project site. Please note that this written verification is not valid without this email and your submitted Self-Certification.

To print the required documents:

1. Print this email.
2. Log into EPIMS at <https://EPIMS.wildlife.ca.gov>
3. Click on "Apply for a Permit".
4. Select the "Region Permit Title" for the region this self-certification was applied.
5. Select the "Notification Title" listed at the top of this email.
  - o Verify the "ID" matches the "Notification Number" listed at the top of the email.
6. The document will open in a separate browser tab/window.
7. Use the steps normally used to print from the browser (i.e. Explorer, Chrome, Firefox, etc.).

If you change your project so that it differs materially from the project you described in your Self-Certification, you will need to submit a new Self-Certification.

Please note that you are responsible for complying with all applicable local, state, and federal laws in completing your work. This letter does not relieve you or any person acting on your behalf from complying with other applicable statutes in the Fish and Game Code including, but not limited to, sections 2050 et seq. (threatened and endangered species), section 3503 (bird nests and eggs), and section 3503.5 (birds of prey).

If you have questions, please contact the [CDFW Region Office](#) where the project is located. Please refer to the Notification number provided above.

You may log into EPIMS at:  
<https://EPIMS.wildlife.ca.gov>

--

**Thank You**  
**Superior Herbal Health, LLC**



# Cannabis Cultivation License

## Adult-Use

**Business Name:**

Superior Herbal Health, LLC

**Doing Business As DBA:**

**License Number:** CCL18-0001146

**License Type:** Provisional Adult-Use-Specialty Indoor

**Main Premises:**

20447 nordhoff st

Los Angeles, CA 91311

**Main APN:** 2781001037

**Valid:** 07/15/2023

**Expires:** 07/15/2024

The license authorizes Superior Herbal Health, LLC to engage in commercial cannabis cultivation at the premises address listed above until the expiration date of this license. This license issued is pursuant to Division 10 of the California Business and Professions Code and is not transferable to any other person or premises location. This license shall always be displayed in a prominent place at the licensed premises. This license shall be subject to suspension or revocation if the licensee is determined to be in violation of Division 10 of the Business and Professions Code or regulations adopted thereunder.

**Additional Premises APN(s) and Addresses:**



Department of  
Cannabis Control  
CALIFORNIA

Department of Cannabis Control  
licensing@cannabis.ca.gov, www.cannabis.ca.gov

## Cannabis Distributor License Adult-Use and Medicinal

**Business Name:**

SUPERIOR HERBAL HEALTH, LLC

SUPERIOR HERBAL HEALTH, LLC

**License Number:** C11-0000843-LIC

**License Type:** Provisional Distributor

The license authorizes SUPERIOR HERBAL HEALTH, LLC to engage in commercial cannabis Distribution at the premises address listed above until the expiration date of this license. This license issued is pursuant to Division 10 of the California Business and Professional Code and is not transferable to any other person or premises location. This license shall always be displayed in a prominent place at the licensed premises. This license shall be subject to suspension or revocation if the licensee is determined to be in violation of Division 10 of the Business and Professions Code or regulations adopted thereunder.

**Premises Address:**

20447 NORDHOFF ST  
CHATSWORTH, CA 91311-6112

**Valid:** 7/18/2019

**Expires:** 7/17/2024

Scan to verify this  
license.



Non-Transferable

Post in Public View





Department of  
Cannabis Control  
CALIFORNIA

Department of Cannabis Control  
licensing@cannabis.ca.gov, www.cannabis.ca.gov

## Cannabis Retailer License Adult-Use and Medicinal

**Business Name:**

SUPERIOR HERBAL HEALTH, LLC

SUPERIOR HERBAL HEALTH, LLC

**License Number:** C10-0000459-LIC

**License Type:** Provisional Retailer  
(Storefront)

The license authorizes SUPERIOR HERBAL HEALTH, LLC to engage in commercial cannabis Retail (Storefront) at the premises address listed above until the expiration date of this license. This license issued is pursuant to Division 10 of the California Business and Professional Code and is not transferable to any other person or premises location. This license shall always be displayed in a prominent place at the licensed premises. This license shall be subject to suspension or revocation if the licensee is determined to be in violation of Division 10 of the Business and Professions Code or regulations adopted thereunder.

**Premises Address:**

20447 NORDHOFF ST W  
CHATSWORTH, CA 91311-6112

**Valid:** 7/18/2019

**Expires:** 7/17/2024

Scan to verify this  
license.



**Non-Transferable**

**Post in Public View**

Address of Building 20447 NORDHOFF ST



# CITY OF LOS ANGELES CERTIFICATE OF OCCUPANCY

**Note: Any change of use of occupancy must be approved by the Department of Building and Safety.**

- ☒ This certifies that, so far as ascertained or made known to the undersigned, the vacant land, building or portion of building described below and located at the address complies with the applicable construction requirements (Chapter 9) and/or the applicable zoning requirements (Chapter 1) of the Los Angeles Municipal Code for the use, or occupancy group in which it is classified.\* (Non-Residential Uses)
- ☐ This certifies that, so far as ascertained by or made known to the undersigned, the building or portion of building described below and located at the above address complies with the applicable requirements of the Municipal Code, as follows: Ch. 1, as to permitted uses, Ch. 9, Arts. 1, 3, 4, and 5; and with applicable requirements of State Housing Law-for following occupancies:\* (Residential Uses)

Permit No. and Year 93HO21985

Convert existing 1 Story, Type V-N, 101' x 148' from Warehouse to Manufacturing, Warehouse and Office. B-2 Occupancy.

5800324200600004365

Total Parking Required 47 ☐ No Change in Parking requirement.

Total Parking Provided 49 = Standard 49 + Compact \_\_\_\_\_ + Disabled \_\_\_\_\_

\* ALSO SUBJECT TO ANY AFFIDAVITS OR BUILDING AND ZONING CODE MODIFICATIONS WHETHER LISTED ABOVE OR NOT.

Issued By / Office:  
LA-VN-WLA-SP-C.D. # \_\_\_\_\_

Bureau  
BLDG BCS

Division:  
GI-MS-MSS-EQ-BMI-COMM

Owner Secura Key  
19749 Bahama St  
Owner's Address Northridge, CA 91324

Issued: 06/25/93

By: D. LARA/MM/bc

84000700247



20447 W Nordhoff St



Permit #:

20016 - 30000 - 09183

Plan Check #: B20WL01631

Printed: 09/10/20 01:17 PM

Event Code:

Bldg-Alter/Repair <b>GREEN - NONE</b> Commercial Regular Plan Check Plan Check	City of Los Angeles - Department of Building and Safety <b>APPLICATION FOR BUILDING PERMIT AND CERTIFICATE OF OCCUPANCY</b>	Issued on: 09/03/2020 Last Status: Issued Status Date: 09/03/2020
---	--	---

<b>1. TRACT</b> TR 18969	<b>BLOCK</b> 26	<b>LOT(s)</b> 26	<b>ARB</b> M B 723-47/48	<b>COUNTY MAP REF #</b> M B 723-47/48	<b>PARCEL ID # (PIN #)</b> 195B109 60	<b>2. ASSESSOR PARCEL #</b> 2781 - 001 - 037
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<b>3. PARCEL INFORMATION</b> Area Planning Commission - North Valley LADBS Branch Office - VN Council District - 12 Cmpt. Fill Grd. - CFG-2500 Certified Neighborhood Council - Chatsworth	Community Plan Area - Chatsworth - Porter Ranch Census Tract - 1134.21 District Map - 195B109 Energy Zone - 9 Fire District - 2	Near Source Zone Distance - 8.1 Thomas Brothers Map Grid - 500-D7
---	---	--

ZONES(S): MR2-1 / P-1

<b>4. DOCUMENTS</b> ZI - ZI-2374 LOS ANGELES STATE EPC - CPC-1956-7597 ZI - ZI-2472 Chatsworth-Northridge Ind. CPC - CPC-22165 ORD - ORD-127567 ORD - ORD-145494	CPC - CPC-23882-ZBA AFF - OB-13382
--	---------------------------------------

<b>5. CHECKLIST ITEMS</b> Special Inspect - Epoxy Bolts Special Inspect - Field Welding Special Inspect - Structural Observation	Fabricator Reqd - Shop Welds Fabricator Reqd - Structural Steel Permit Flag - Not a Fire Life Safety Project	Std. Work Descr - Seismic Gas Shut Off Valve
---	--	--

<b>6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION</b> Owner(s): US HANDPRINTS AND FRERER LLC 200 IRVING BLVD LOS ANGELES CA 90004  Tenant:  Applicant: (Relationship: Agent for Owner) ASHRAK HEMMATI - (310) 709-3854		
---	--	--

<b>7. EXISTING USE</b> (22) Warehouse (12) Plastic Products Manufactu (13) Office	<b>PROPOSED USE</b>	<b>8. DESCRIPTION OF WORK</b> SUPPLEMENTAL TO PERMIT NO. 19016-30000-26818 FOR ADDING TO SCOPE OF WORK REMODELING OF INTERIOR WALLS, AND ADDING COLUMNS AND BEAMS FOR NEW AC AND LIGHTING SUPPORT. NO CHANGE IN USE, OCCUPANCY, OCCUPANCY LOAD, OR PARKING REQUIREMENTS
--	---------------------	--

<b>9. # Bldgs on Site &amp; Use:</b>	For inspection requests, call toll-free (888) LA4BUILD (524-2845), or request inspections via <a href="http://www.ladbs.org">www.ladbs.org</a> . To speak to a Call Center agent, call 311. Outside LA County, call (213) 473-3231.
<b>10. APPLICATION PROCESSING INFORMATION</b> BLDG. PC By: Sergio Silva OK for Cashier: Daisy Guillen Signature: DAS PC By: Somkiat Supanyachotski Coord. OK: Date:	

<b>11. PROJECT VALUATION &amp; FEE INFORMATION</b> Final Fee Period	For Cashier's Use Only	W/O #: 01609183
---	------------------------	-----------------

<b>Permit Valuation:</b> \$50,000		<b>PC Valuation:</b>
FINAL TOTAL Bldg-Alter/Repair	685.24	Linkage Fee 0.00
Permit Fee Subtotal Bldg-Alter/Re	528.75	
Handicapped Access		
Plan Check Subtotal Bldg-Alter/Rc	0.00	
Plan Maintenance	10.58	
E.Q. Instrumentation	14.00	
D.S.C. Surcharge	16.60	
Sys. Surcharge	33.20	
Planning Surcharge	32.36	
Planning Surcharge Misc Fee	10.00	
Planning Gen Plan Maint Surchar	37.75	
CA Bldg Std Commission Surchar	2.00	
Permit Issuing Fee	0.00	
Sewer Cap ID:	Total Bond(s) Due:	

<b>12. ATTACHMENTS</b> Plot Plan Signed Declaration
---



\* 0 8 0 0 1 2 0 0 1 6 3 0 0 0 0 0 9 1 8 3 F N \*

Payment Date: 09/03/20  
Receipt No: 820821  
Amount: \$685.24  
Method: ECHECK

2020ON 14300



## 14. APPLICATION COMMENTS:

\*\* Approved Seismic Gas Shut-Off Valve may be required. \*\* [1] LIGHT MANUFACTURING OF PLASTIC CONTROLLED ACCESS CARDS, WAREHOUSE, AND INCIDENTAL OFFICE USES ESTABLISHED UNDER PERMIT/CERTIFICATE OF OCCUPANCY NO. 1993HO21985

In the event that any box (i.e. 1-16) is filled to capacity, it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

## 15. BUILDING RELOCATED FROM:

## 16. CONTRACTOR, ARCHITECT &amp; ENGINEER NAME

(C) BIG GROUP INC

(E) SADJADI, ABDULREZA

## ADDRESS

1221 NORTH ORANGE DR APT 109,

1223 WILSHIRE BLVD #169,

LOS ANGELES, CA 90038

SANTA MONICA, CA 90404

## CLASS

B

## LICENSE #

1064706

C51812

## PHONE #

(310) 962-9798

**PERMIT EXPIRATION/REFUNDS:** This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

## 17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: **B**License No.: **1064706**Contractor: **BIG GROUP INC**

## 18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations

☐ I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

☐ I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: \_\_\_\_\_ Policy Number: \_\_\_\_\_

☐ I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

**WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES**

## 19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at [www.aqmd.gov](http://www.aqmd.gov). Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or [www.dhs.ca.gov/childlead](http://www.dhs.ca.gov/childlead).

## 20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): \_\_\_\_\_ Lender's Address: \_\_\_\_\_

## 21. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

## By signing below, I certify that:

(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration/ Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and

(2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: \_\_\_\_\_

Sign: \_\_\_\_\_

Date: \_\_\_\_\_



Contractor



Authorized Agent



Bldg Alter/Repair  
Commercial  
Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B20WL01631

Initiating Office: WEST LA

Printed on: 08/10/20 14:27:36

**PLOT PLAN ATTACHMENT**

NORDHOFF ST.

MASON AVE.

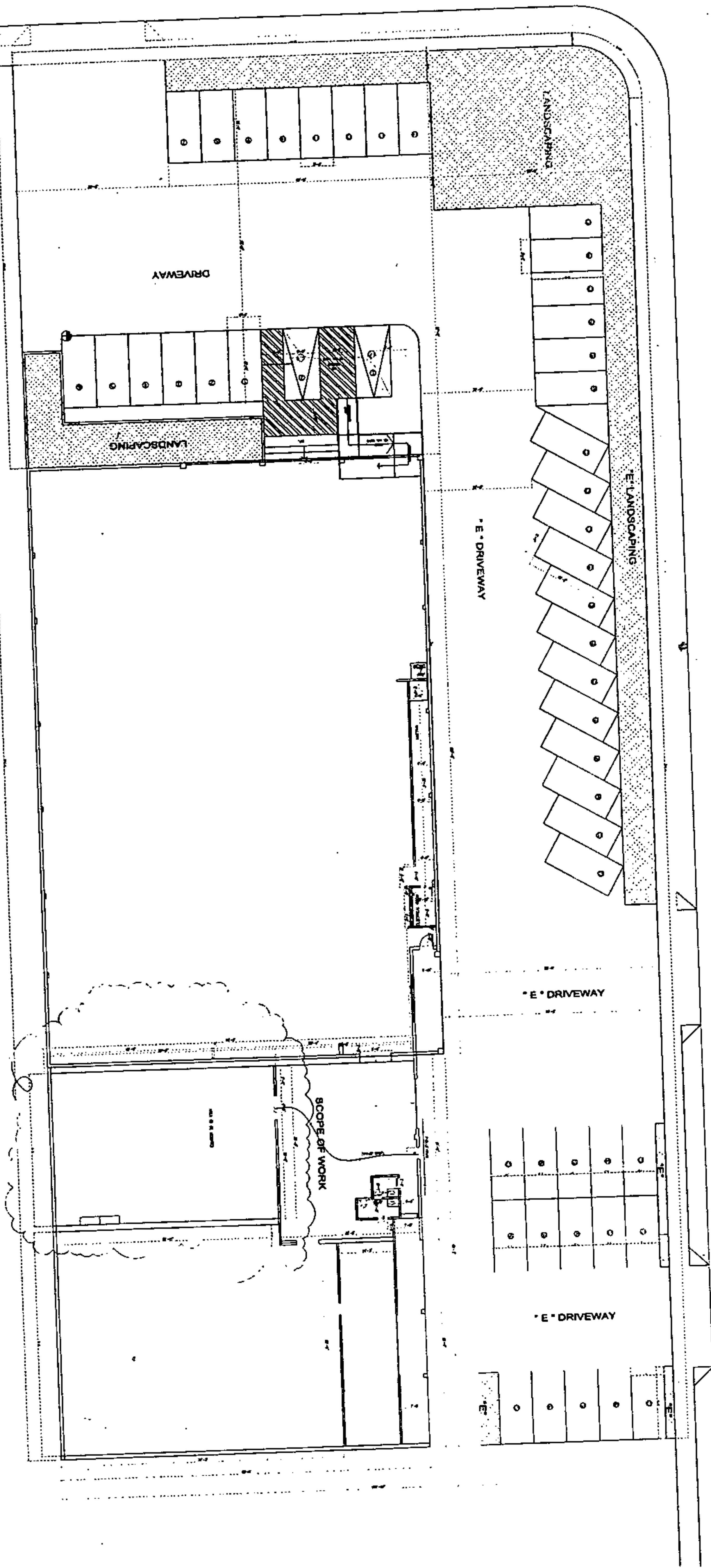
PLOT PLAN

SCALE 1/16"=1'-0"



(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)

10502092021106092



READY TO ISSUE  
BY SERGIO PEREZ  
AUG 13 2020  
Signature *[Signature]* 08/13/2020



20016-30000-09183

Application #: 20447 W. NORDHOFF

City of Los Angeles – Department of Building and Safety  
Signature Declaration Attachment Form

ST

Instructions

**Applicant (contractor, owner, or agent):** Complete and sign the appropriate statements below only after completely reviewing the entire permit application for accuracy. Also, indicate the job address on the top of the form. This attachment will become part of the permit application.

**Building and Safety Staff Member:** Complete the "APPLICATION#:" and make sure the job address is shown above. Give a copy of the permit application to the applicant.

**"Signature Declaration"**

**PERMIT EXPIRATION/REFUNDS:** This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAM C). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

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License Class: B License No.: 1064706 Contractor: BIG Group Inc

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Carrier: \_\_\_\_\_

Policy Number: \_\_\_\_\_

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Print Name: Mari Bigdeli Sign: [Signature] Date: 8/26/20 ( ) Owner ( ☒ ) Contractor ( ) Authorized Agent



# City of Los Angeles Department of City Planning

## 4/8/2024 PARCEL PROFILE REPORT

### PROPERTY ADDRESSES

8930 N MASON AVE  
20447 W NORDHOFF ST

### ZIP CODES

91311

### RECENT ACTIVITY

None

### CASE NUMBERS

CPC-19XX-23882  
CPC-19XX-22165  
CPC-1956-7597  
ORD-145494  
ORD-127567  
OB-13382  
CFG-2500

### Address/Legal Information

PIN Number	195B109 60
Lot/Parcel Area (Calculated)	52,430.4 (sq ft)
Thomas Brothers Grid	PAGE 500 - GRID D7
Assessor Parcel No. (APN)	2781001037
Tract	TR 18969
Map Reference	M B 723-47/48
Block	None
Lot	26
Arb (Lot Cut Reference)	None
Map Sheet	195B109

### Jurisdictional Information

Community Plan Area	Chatsworth - Porter Ranch
Area Planning Commission	North Valley
Neighborhood Council	Chatsworth
Council District	CD 12 - John Lee
Census Tract #	1134.26
LADBS District Office	Van Nuys

### Permitting and Zoning Compliance Information

Administrative Review	None
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### Planning and Zoning Information

Special Notes	None
Zoning	MR2-1 P-1
Zoning Information (ZI)	ZI-2498 Local Emergency Temporary Regulations - Time Limits and Parking Relief - LAMC 16.02.1 ZI-2472 Chatsworth-Northridge Industrial Core (Innov818) ZI-2374 State Enterprise Zone: Los Angeles
General Plan Land Use	Light Manufacturing
General Plan Note(s)	Yes
Hillside Area (Zoning Code)	No
Specific Plan Area	None
Subarea	None
Special Land Use / Zoning	None
Historic Preservation Review	No
Historic Preservation Overlay Zone	None
Other Historic Designations	None
Mills Act Contract	None
CDO: Community Design Overlay	None
CPIO: Community Plan Imp. Overlay	None
Subarea	None
CUGU: Clean Up-Green Up	None
HCR: Hillside Construction Regulation	No
NSO: Neighborhood Stabilization Overlay	No
POD: Pedestrian Oriented Districts	None
RBP: Restaurant Beverage Program Eligible Area	None
RFA: Residential Floor Area District	None

This report is subject to the terms and conditions as set forth on the website. For more details, please refer to the terms and conditions at [zimas.lacity.org](https://zimas.lacity.org)  
(\*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.



RIO: River Implementation Overlay	No
SN: Sign District	No
AB 2334: Very Low VMT	No
AB 2097: Reduced Parking Areas	No
Streetscape	No
Adaptive Reuse Incentive Area	None
Affordable Housing Linkage Fee	
Residential Market Area	Low
Non-Residential Market Area	Low
Transit Oriented Communities (TOC)	Not Eligible
ED 1 Eligibility	Review Eligibility
RPA: Redevelopment Project Area	None
Central City Parking	No
Downtown Parking	No
Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No

#### Assessor Information

Assessor Parcel No. (APN)	2781001037
APN Area (Co. Public Works)*	1.200 (ac)
Use Code	3100 - Industrial - Light Manufacturing - One Story
Assessed Land Val.	\$298,128
Assessed Improvement Val.	\$576,293
Last Owner Change	01/15/2002
Last Sale Amount	\$0
Tax Rate Area	16
Deed Ref No. (City Clerk)	7-514
	461445
	4-158
	207117
	108923-5
Building 1	
Year Built	1971
Building Class	C55A
Number of Units	1
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	9,300.0 (sq ft)
Building 2	
Year Built	1971
Building Class	C55A
Number of Units	1
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	14,800.0 (sq ft)
Building 3	No data for building 3
Building 4	No data for building 4
Building 5	No data for building 5
Rent Stabilization Ordinance (RSO)	No [APN: 2781001037]

#### Additional Information

Airport Hazard	None
Coastal Zone	None
Santa Monica Mountains Zone	No
Farmland	Urban and Built-up Land
Urban Agriculture Incentive Zone	YES

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Very High Fire Hazard Severity Zone	No
Fire District No. 1	No
Flood Zone	Outside Flood Zone
Watercourse	No
Hazardous Waste / Border Zone Properties	No
Methane Hazard Site	None
High Wind Velocity Areas	No
Special Grading Area (BOE Basic Grid Map A-13372)	No
Wells	None

#### Seismic Hazards

Active Fault Near-Source Zone	
Nearest Fault (Distance in km)	8.0820768
Nearest Fault (Name)	Santa Susana
Region	Transverse Ranges and Los Angeles Basin
Fault Type	B
Slip Rate (mm/year)	5.00000000
Slip Geometry	Reverse
Slip Type	Poorly Constrained
Down Dip Width (km)	16.00000000
Rupture Top	0.00000000
Rupture Bottom	13.00000000
Dip Angle (degrees)	80.00000000
Maximum Magnitude	6.70000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Preliminary Fault Rupture Study Area	No
Tsunami Inundation Zone	No

#### Economic Development Areas

Business Improvement District	None
Hubzone	None
Jobs and Economic Development Incentive Zone (JEDI)	None
Opportunity Zone	Yes
Promise Zone	None
State Enterprise Zone	LOS ANGELES STATE ENTERPRISE ZONE

#### Housing

Direct all Inquiries to	Los Angeles Housing Department
Telephone	(866) 557-7368
Website	<a href="https://housing.lacity.org">https://housing.lacity.org</a>
Rent Stabilization Ordinance (RSO)	No [APN: 2781001037]
Ellis Act Property	No
AB 1482: Tenant Protection Act	No
Housing Crisis Act Replacement Review	Yes
Housing Element Sites	
HE Replacement Required	N/A
SB 166 Units	N/A
Housing Use within Prior 5 Years	No

#### Public Safety

Police Information	
Bureau	Valley
Division / Station	Devonshire
Reporting District	1781
Fire Information	

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Bureau	Valley
Battalion	17
District / Fire Station	104
Red Flag Restricted Parking	No

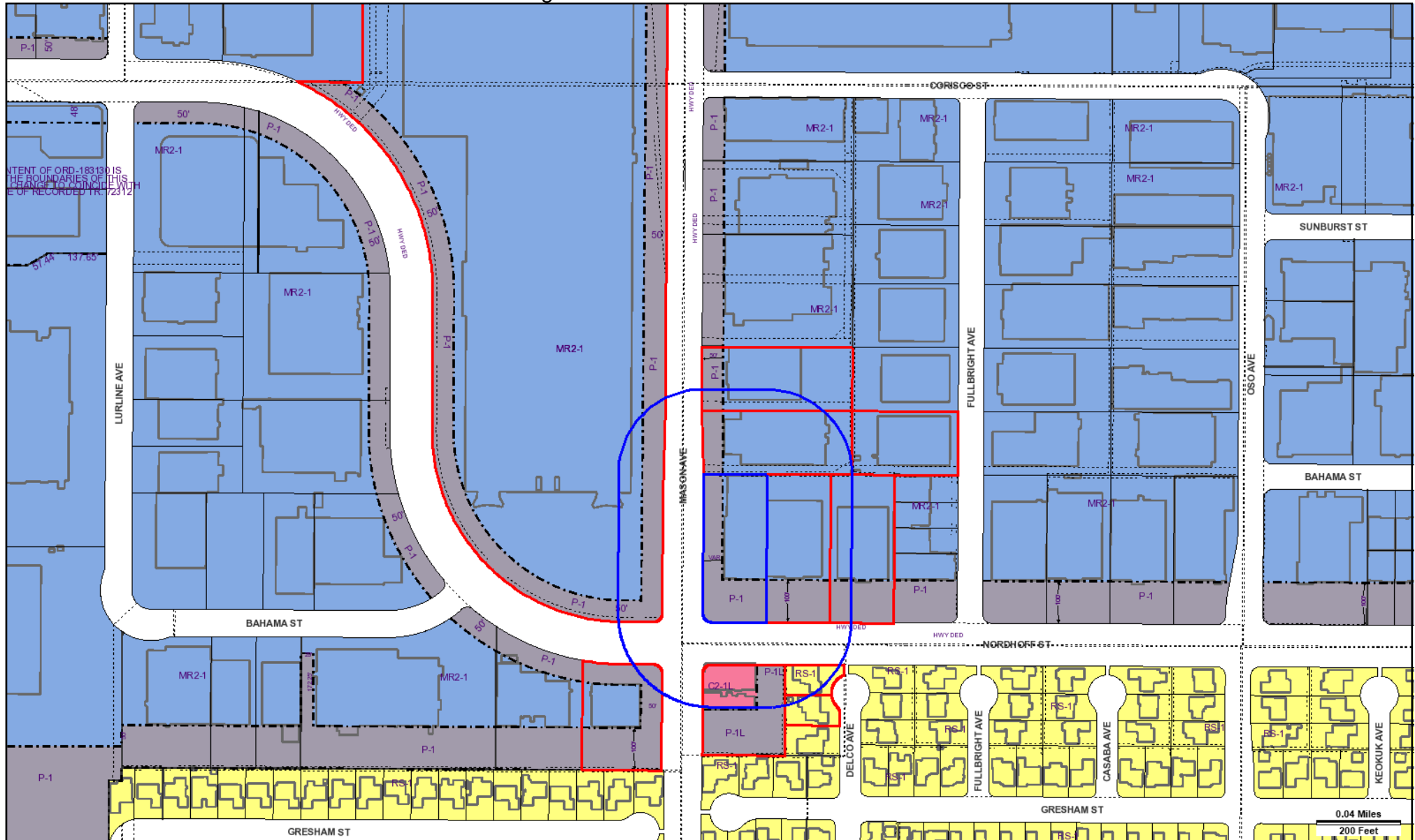
CASE SUMMARIES

Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number:	CPC-19XX-23882
Required Action(s):	Data Not Available
Project Descriptions(s):	
Case Number:	CPC-19XX-22165
Required Action(s):	Data Not Available
Project Descriptions(s):	
Case Number:	CPC-1956-7597
Required Action(s):	Data Not Available
Project Descriptions(s):	

DATA NOT AVAILABLE

ORD-145494  
ORD-127567  
OB-13382  
CFG-2500



Address: 20447 W NORDHOFF ST

APN: 2781001037

PIN #: 195B109 60

Tract: TR 18969

Block: None

Lot: 26

Arb: None

Zoning: MR2-1, P-1

General Plan: Light Manufacturing





# LEGEND

## GENERALIZED ZONING

	OS, GW
	A, RA
	RE, RS, R1, RU, RZ, RW1
	R2, RD, RMP, RW2, R3, RAS, R4, R5, PVSP
	CR, C1, C1.5, C2, C4, C5, CW, WC, ADP, LASED, CEC, USC, PPSP, MU, NMU
	CM, MR, CCS, UV, UI, UC, M1, M2, LAX, M3, SL, HJ, HR, NI
	P, PB
	PF



## GENERAL PLAN LAND USE

### LAND USE

#### RESIDENTIAL





	Minimum Residential
	Very Low / Very Low I Residential
	Very Low II Residential
	Low / Low I Residential
	Low II Residential
	Low Medium / Low Medium I Residential
	Low Medium II Residential
	Medium Residential
	High Medium Residential
	High Density Residential
	Very High Medium Residential

#### COMMERCIAL

	Limited Commercial
	Limited Commercial - Mixed Medium Residential
	Highway Oriented Commercial
	Highway Oriented and Limited Commercial
	Highway Oriented Commercial - Mixed Medium Residential
	Neighborhood Office Commercial
	Community Commercial
	Community Commercial - Mixed High Residential
	Regional Center Commercial

### FRAMEWORK

#### COMMERCIAL

	Neighborhood Commercial
	General Commercial
	Community Commercial
	Regional Mixed Commercial

#### INDUSTRIAL

	Commercial Manufacturing
	Limited Manufacturing
	Light Manufacturing
	Heavy Manufacturing
	Hybrid Industrial




#### PARKING

	Parking Buffer
---	----------------

#### PORT OF LOS ANGELES

	General / Bulk Cargo - Non Hazardous (Industrial / Commercial)
	General / Bulk Cargo - Hazard
	Commercial Fishing
	Recreation and Commercial
	Intermodal Container Transfer Facility Site



#### LOS ANGELES INTERNATIONAL AIRPORT

	Airport Landside / Airport Landside Support
	Airport Airside
	LAX Airport Northside

#### OPEN SPACE / PUBLIC FACILITIES

	Open Space
	Public / Open Space
	Public / Quasi-Public Open Space
	Other Public Open Space
	Public Facilities

#### INDUSTRIAL

	Limited Industrial
	Light Industrial

CIRCULATION

STREET

- Arterial Mountain Road
- Collector Scenic Street
- Collector Street
- Collector Street (Hillside)
- Collector Street (Modified)
- Collector Street (Proposed)
- Country Road
- Divided Major Highway II
- Divided Secondary Scenic Highway
- Local Scenic Road
- Local Street
- Major Highway (Modified)
- Major Highway I
- Major Highway II
- Major Highway II (Modified)

- Major Scenic Highway
- Major Scenic Highway (Modified)
- Major Scenic Highway II
- Mountain Collector Street
- Park Road
- Parkway
- Principal Major Highway
- Private Street
- Scenic Divided Major Highway II
- Scenic Park
- Scenic Parkway
- Secondary Highway
- Secondary Highway (Modified)
- Secondary Scenic Highway
- Special Collector Street
- Super Major Highway

FREEWAYS

- Freeway
- Interchange
- On-Ramp / Off- Ramp
- Railroad
- Scenic Freeway Highway



MISC. LINES























- Airport Boundary
- Bus Line
- Coastal Zone Boundary
- Coastline Boundary
- Collector Scenic Street (Proposed)
- Commercial Areas
- Commercial Center
- Community Redevelopment Project Area
- Country Road
- DWP Power Lines
- Desirable Open Space
- Detached Single Family House
- Endangered Ridgeline
- Equestrian and/or Hiking Trail
- Hiking Trail
- Historical Preservation
- Horsekeeping Area
- Local Street
- MSA Desirable Open Space
- Major Scenic Controls
- Multi-Purpose Trail
- Natural Resource Reserve
- Park Road
- Park Road (Proposed)
- Quasi-Public
- Rapid Transit Line
- Residential Planned Development
- Scenic Highway (Obsolete)
- Secondary Scenic Controls
- Secondary Scenic Highway (Proposed)
- Site Boundary
- Southern California Edison Power
- Special Study Area
- Specific Plan Area
- Stagecoach Line
- Wildlife Corridor

## POINTS OF INTEREST





 Alternative Youth Hostel (Proposed)	 Horticultural Center	 Public Elementary School
 Animal Shelter	 Hospital	 Public Elementary School (Proposed)
 Area Library	 Hospital (Proposed)	 Public Golf Course
 Area Library (Proposed)	<b>HW</b> House of Worship	 Public Golf Course (Proposed)
 Bridge	<b>e</b> Important Ecological Area	 Public Housing
 Campground	 Important Ecological Area (Proposed)	 Public Housing (Proposed Expansion)
 Campground (Proposed)	 Interpretive Center (Proposed)	 Public Junior High School
 Cemetery	 Junior College	 Public Junior High School (Proposed)
<b>HW</b> Church	 MTA / Metrolink Station	 Public Middle School
 City Hall	 MTA Station	 Public Senior High School
 Community Center	 MTA Stop	 Public Senior High School (Proposed)
 Community Library	<b>MWD</b> MWD Headquarters	 Pumping Station
 Community Library (Proposed Expansion)	 Maintenance Yard	 Pumping Station (Proposed)
 Community Library (Proposed)	 Municipal Office Building	 Refuse Collection Center
 Community Park	<b>P</b> Municipal Parking lot	 Regional Library
 Community Park (Proposed Expansion)	 Neighborhood Park	 Regional Library (Proposed Expansion)
 Community Park (Proposed)	 Neighborhood Park (Proposed Expansion)	 Regional Library (Proposed)
 Community Transit Center	 Neighborhood Park (Proposed)	 Regional Park
 Convalescent Hospital	 Oil Collection Center	 Regional Park (Proposed)
 Correctional Facility	 Parking Enforcement	<b>RPD</b> Residential Plan Development
 Cultural / Historic Site (Proposed)	 Police Headquarters	 Scenic View Site
 Cultural / Historical Site	 Police Station	 Scenic View Site (Proposed)
 Cultural Arts Center	 Police Station (Proposed Expansion)	 School District Headquarters
<b>DMV</b> DMV Office	 Police Station (Proposed)	 School Unspecified Loc/Type (Proposed)
<b>DWP</b> DWP	 Police Training site	 Skill Center
 DWP Pumping Station	<b>PO</b> Post Office	 Social Services
 Equestrian Center	 Power Distribution Station	 Special Feature
 Fire Department Headquarters	 Power Distribution Station (Proposed)	 Special Recreation (a)
 Fire Station	 Power Receiving Station	 Special School Facility
 Fire Station (Proposed Expansion)	 Power Receiving Station (Proposed)	 Special School Facility (Proposed)
 Fire Station (Proposed)	<b>C</b> Private College	 Steam Plant
 Fire Supply & Maintenance	<b>E</b> Private Elementary School	 Surface Mining
 Fire Training Site	 Private Golf Course	 Trail & Assembly Area
 Fireboat Station	 Private Golf Course (Proposed)	 Trail & Assembly Area (Proposed)
 Health Center / Medical Facility	<b>JH</b> Private Junior High School	<b>UTL</b> Utility Yard
 Helistop	<b>PS</b> Private Pre-School	 Water Tank Reservoir
 Historic Monument	 Private Recreation & Cultural Facility	 Wildlife Migration Corridor
 Historical / Cultural Monument	<b>SH</b> Private Senior High School	 Wildlife Preserve Gate
 Horsekeeping Area	<b>SF</b> Private Special School	
 Horsekeeping Area (Proposed)	 Public Elementary (Proposed Expansion)	

SCHOOLS/PARKS WITH 500 FT. BUFFER

-  Existing School/Park Site
-  Planned School/Park Site
-  Inside 500 Ft. Buffer

-  Aquatic Facilities
-  Other Facilities
-  Opportunity School
-  Beaches
-  Park / Recreation Centers
-  Charter School
-  Child Care Centers
-  Parks
-  Elementary School
-  Dog Parks
-  Performing / Visual Arts Centers
-  Span School
-  Golf Course
-  Recreation Centers
-  Special Education School
-  Historic Sites
-  Senior Citizen Centers
-  High School
-  Horticulture/Gardens
-  Middle School
-  Skate Parks
-  Early Education Center

COASTAL ZONE



-  Coastal Commission Permit Area
-  Dual Permit Jurisdiction Area
-  Single Permit Jurisdiction Area
-  Not in Coastal Zone

TRANSIT ORIENTED COMMUNITIES (TOC)






























-  Tier 1
-  Tier 3
-  Tier 2
-  Tier 4

**Note:** TOC Tier designation and map layers are for reference purposes only. Eligible projects shall demonstrate compliance with Tier eligibility standards prior to the issuance of any permits or approvals. As transit service changes, eligible TOC Incentive Areas will be updated.

WAIVER OF DEDICATION OR IMPROVEMENT

-  Public Work Approval (PWA)
-  Waiver of Dedication or Improvement (WDI)

OTHER SYMBOLS

-  Lot Line
-  Tract Line
-  Lot Cut
-  Easement
-  Zone Boundary
-  Building Line
-  Lot Split
-  Community Driveway
-  Building Outlines 2020
-  Building Outlines 2017
-  Airport Hazard Zone
-  Census Tract
-  Coastal Zone
-  Council District
-  LADBS District Office
-  Downtown Parking
-  Fault Zone
-  Fire District No. 1
-  Tract Map
-  Parcel Map
-  Flood Zone
-  Hazardous Waste
-  High Wind Zone
-  Hillside Grading
-  Historic Preservation Overlay Zone
-  Specific Plan Area
-  Very High Fire Hazard Severity Zone
-  Wells - Active
-  Wells - Inactive