

**Response to Comments**  
**2014 Antelope Valley Area Plan Update**  
**As of September 11, 2014**

ID No.	Source of Comment	Comment	DRP Response	Recommendations
<b>AREA PLAN TEXT CHANGES</b>				
3a	Blue Ribbon Committee, letter dated August 29, 2014	“The normal subdivision process and project level environmental review will address site specific issues or concerns related to development within the EOA’s. There is no need for the County to require the condition of a Community Plan over the EOA’s.”	The latest Area Plan draft does not contain a requirement of a Community Plan in the East and Central EOAs. However, in the West EOA, there is a need for either a Community Plan, Specific Plan or any similar planning document to make sure that the two large landholdings in the area (Tejon Ranch and Bruce Burrows) are developed in an orderly and sustainable manner.	Area Plan text may be modified to make the intent of the Area Plan clearer. Please see tracked changes in Plan (August 2014 RPC Version) for details.
3b		“We are in agreement with EOA’s as depicted on the AVAP maps: we believe they have been placed in the right location at appropriate densities, as previously agreed. However, we believe your text has created uncertainties in the implementation of these areas. There should be no need for further planning; the purpose of this plan update is to plan for the next 20 years, it should not require a Plan Amendment for development in an identified EOA immediately following approval.”	To clarify, the Land Use densities indicated in the Land Use Maps are effective as soon as the Area Plan is adopted. The intent of the future Community Plans is to fine tune the land use maps, <b>if necessary</b> , based on the final plans and design of the High Desert Corridor and the Northwest 138 Corridor. Except for the West EOA, there is no requirement for a Community Plan in order for property owners to develop in these EOAs. Please see response above with regards to why this requirement was incorporated into the West EOA.	Area Plan text may be modified to make the intent of the Area Plan clearer. Please see tracked changes in Plan (August 2014 RPC Version) for details.
3c		“Development in the EOA’s should not be constrained. The EOA’s were proposed to focus development in ecologically less significant areas while preserving both open space and greater	The EOAs are not intended to exempt areas within it from all other developmental constraints, but rather allow for a balanced mix of residential, commercial and light industrial with preservation of rural character and natural	No change necessary.

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		value habitat elsewhere. We strongly disagree with having the SEA overlays placed in areas designated as EOA's"	resources. All overlays, including the SEA, are still intended to apply inside the EOAs.	
3d	Blue Ribbon Committee, letter dated August 29, 2014 (red-lined attachment)	Remove whole <del>Applicability Section</del> (p. I-9)	This section was drafted to clearly define how the Area Plan intends to deal with complete applications filed prior to the effective date of the Area Plan. This is an important section of the Area Plan and should not be removed.	Retain existing language.
3e		<p>Revise Guidance section as follows:</p> <p>The Antelope Valley Area Plan is a component of the Los Angeles County General Plan. <u>The General Plan must make sure any reference to the Antelope Valley is consistent with a</u>All of the its maps, goals, policies, <del>and</del> implementing actions <u>and must be consistent with</u> the elements of the <u>Antelope Valley Area Plan Countywide General Plan</u>. Users should be guided by the following:</p> <ul style="list-style-type: none"> <li><del>Equally Weighted Policies: No policy, whether in written or diagram form, shall be given greater weight than any other policy in evaluating the policy intent of this Antelope Valley Area Plan.</del></li> </ul> <p>(p. I-10)</p>	The intent of this section is to ensure internal consistency of the Antelope Valley Area Plan and the Countywide General Plan, as well as to provide guidance to users on how to interpret the goals and policies contained in the Area Plan. This language is the same as what has been used in the adopted Santa Clarita Valley Area Plan (One Valley One Vision). It would be better to use the same guidance language across different area plans for consistency and simplicity purposes.	Retain existing language.
3f		Add language under "Pending Projects" (p. I-11)	This is dealt with by the language under the Applicability Section, which was reviewed by County Counsel, and intended to clarify how	No change necessary.

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			the Area Plan applies to pending applications.	
3g		Remove “ <del>Policy LU 2.2: Limit the amount of potential development near and within Scenic Resource Areas, including water features, significant ridgelines, and Hillside Management Areas, through appropriate land use designations with very low residential densities, as indicated in the Land Use Policy Map (Map 2.1) of this Area Plan.</del> ” (p. LU-3)	This policy is important to the Rural Communities of the Antelope Valley as it helps preserve the unique rural character and scenic value of their communities. It also indicates that the “limit” of development in these areas have already been determined by the Area Plan through the Land Use Map.	Retain existing language.
3h		Remove phrase “ <del>Residents living in these areas are willing to forego urban infrastructure and services in order to live in a rural environment.</del> ” (p. LU-6)	This is a reasonable change.	Remove phrase “ <del>Residents living in these areas are willing to forego urban infrastructure and services in order to live in a rural environment.</del> ”
3i		Remove language: “ <del>Also, in anticipation of the potential effects of these major infrastructure projects as they go through the planning and construction process, the Area Plan includes and implementation program for the preparation of a community plan for each of these EOA’s. These community plans will further analyze the effects of these planned infrastructure projects, and recommend land use and zoning changes, as well as revised policies, as necessary, in order to encourage growth within these areas and provide incentives to preserve rural areas</del> ” (p.	After a discussion with the BRC, it was clarified that it was not the intent of the Area Plan to <b>require</b> a Community Plan before any development can take place in these areas. The only exception was for any <b>master-planned</b> development in the West EOA. Language was revised under Implementation Chapter to make the intent clearer.	Remove sentence “ <del>Also, in anticipation of the potential effects of these major infrastructure projects as they go through the planning and construction process, the Area Plan includes and implementation program for the preparation of a community plan for each of these EOA’s. These community plans will further analyze the effects of these planned</del>

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		LU- 9+)		<del>infrastructure projects, and recommend land use and zoning changes, as well as revised policies, as necessary, in order to encourage growth within these areas and provide incentives to preserve rural areas"</del>
3j		Add language: " <a href="#">which was adopted in 1982 and is regulated through Section 22.56.215 of Title 22, the Los Angeles County Zoning Code</a> " to the Significant Ecological Areas Section. (p. LU-11)	This additional phrase refers to the SEAs adopted in 1982, which is not applicable to this Area Plan. This Area Plan includes expansion of the SEA boundaries.	No change necessary.
3k		Revised language pertaining to the EOAs under the Major Planned Infrastructure Projects section. (p. LU-12)	Please see Item 3b.	Please see Item 3b.
3l		<p>Add language to Plan Amendment section:</p> <p>"Amendments to the Land Use Policy Map...may be approved..., subject to the following findings:</p> <ul style="list-style-type: none"> <li>The Plan Amendment will allow development that maintains and enhances rural character, protects environmental resources, minimizes threats from hazards, <a href="#">helps implement the economic development of rural town centers and</a></li> </ul>	This is reasonable except that the Town Councils may be concerned that it opens up their respective town centers to further development, which may not conform to what they envision their community to be. The current proposed Land Use and Zoning Maps, as well as the Goals and Policies of the AVAP, already reflects the comments received from the communities. Hence, there is no need to specifically highlight that as a candidate for a future Plan Amendment.	<p>Proposed language can be added but should refer only to economic opportunity areas, and not the rural town centers. Please see below:</p> <ul style="list-style-type: none"> <li>The Plan Amendment will allow development that maintains and enhances rural character, protects environmental resources, minimizes</li> </ul>

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		<p><a href="#">economic development areas</a>, and promotes the efficient use of existing infrastructure and public facilities in a manner that is equal or superior the development allowed by the existing land use designation.” (p. LU-14)</p>		<p>threats from hazards, <a href="#">helps implement the economic development of rural town centers and economic development opportunity areas</a>, and promotes the efficient use of existing infrastructure and public facilities in a manner that is equal or superior the development allowed by the existing land use designation.” (p. LU-13)</p>
3m		<p>Revise Policy M 5.2 to remove examples of designated truck routes and prohibition of truck traffic on designated truck routes. (p. M-4)</p>	<p>Cited examples of designated truck routes are not crucial to the overall thought and intent of this policy. However, the prohibition of truck traffic on scenic routes to the greatest extent feasible is crucial to preserving the visual integrity of these routes.</p>	<p>Language citing examples of designated truck routes may be removed but language on prohibition of truck traffic on scenic drives should be maintained. Please see tracked changes in Plan (August 2014 RPC Version) for details.</p>
3n		<p>Remove phrase <del>“such as solar facilities, in the Antelope Valley”</del> in Policies COS 11.1 and 12.1 (p. COS-8)</p>	<p>This is a reasonable change.</p>	<p>Remove phrase <del>“such as solar facilities, in the Antelope Valley”</del> in Policies COS 11.1 and 12.1</p>

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				(p. COS-8)
3o		Remove <del>Policy PS 2.3: Prohibit the construction of new structures on or across a fault trace.</del> (p. PS-3)	This is a State requirement.	Retain existing language.
3p		Rephrase Issues sub-section of the Background section of the Economic Development Element. (p. ED-2)	Proposed rephrasing is reasonable.	Incorporate proposed changes. Please see tracked changes in Plan (August 2014 RPC Version) for details.
3q		Revise language under Plan Implementation Introduction to state: “The Antelope Valley Area Plan (Area Plan) is <del>not a General Plan</del> <u>part of the General Plan and all references made in the General Plan about the Antelope Valley will conform to the Antelope Valley Area Plan language.</u> ” (p. IMP-2)	The intent of this section is to ensure internal consistency between the Antelope Valley Area Plan and the Countywide General Plan. This section may be rephrased to make this more clear.	Revise language under Plan Implementation Introduction to state: “The Antelope Valley Area Plan (Area Plan) is <del>not a</del> <u>General Plan and the two documents must be consistent with each other. and all references made in the General Plan about the Antelope Valley will conform to the Antelope Valley Area Plan language.</u> ” (p. IMP-2)
3r		Major edits are proposed in the SEA Section of the Plan Implementation Chapter. (p. IMP-2-3)	This is, and always has been, a major point of disagreement between DRP and the BRC and the proposed edits reflect that. The proposed text amendments will fundamentally change the Area Plan.	Retain existing language.
3s		Major edits are proposed in the EOA Section of the Plan Implementation Chapter. (p. IMP 4-5)	After a discussion with the BRC, it was clarified that it was not the intent of the Area Plan to <b>require</b> a Community Plan before any	Some language may be incorporated into the Area Plan document to make

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			development can take place in these areas. The only exception was for any <b>master-planned</b> development in the West EOA. Language can be revised to make the intent clearer.	the intent of the Area Plan clearer. However, language requested by DPW should be maintained. Please see tracked changes in Plan (August 2014 RPC Version) for details.
3t		Revised language in the TDR Section of Plan Implementation Chapter to state: "Thus, it is the intent of this Area Plan to develop a Transfer of Development Rights (TDR) Program, <a href="#">Purchase of Development Right (PDR) or similar program</a> for the Antelope Valley in order to <a href="#">provide ranching and farming families with the opportunity to locate several homes in traditional rural development patterns (e.g. three homes on 20-80 acre parcels and thereby help fully realize the potential development in the EOA's and</a> encourage preservation of SEA lands." (p. IMP-6)	This level of detail is more appropriate at the time when the TDR Program is actually developed. There is no need to add the proposed language to the AVAP.	Keep current proposed language as is.
2	California Construction and Industrial Materials Association (CALCIMA), letter dated August 29, 2014, signed by	Add the following GPU language to the proposed AVAP: <ul style="list-style-type: none"> <li>• <a href="#">Policy C/NR 10.1: Protect MRZ-2's and access to MRZ-2's from development and discourage incompatible adjacent land uses.</a></li> <li>• <a href="#">Policy C/NR 10.2: Prior to permitting a use that would threaten the potential to extract</a></li> </ul>	Policies C/NR 10.2 and 10.3 are already existing State requirements. It is sufficient to just have this language in the GP. Stating this again at the Area Plan level would be unnecessarily redundant. The other two policies may be added, provided it specifically mentions the Antelope Valley.	Add the following language to the AVAP text: <ul style="list-style-type: none"> <li>• <a href="#">Policy COS 8.4 Protect MRZ-2's and access to MRZ-2's in the Antelope Valley from incompatible development and discourage</a></li> </ul>

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	Angela Driscoll, Director, Local Government Affairs	<p><a href="#">minerals in an identified Mineral Resource Zone, the county shall prepare a statement specifying its reasons for permitting the proposed use, and shall forward a copy to the State Geologist and the board for review in accordance with Public Resources Code subsections 2762 and 2763 as applicable.</a></p> <ul style="list-style-type: none"> <li>• <a href="#">Policy C/NR 10.3: Recognize newly identified MRZ-2s within 12 months of transmittal of information by State Mining and Geology Board.</a></li> <li>• <a href="#">Policy C/NR 10.4: Work collaboratively with agencies to identify Mineral Resource Zones and to prioritize mineral land use classifications in regional efforts.</a></li> <li>• <a href="#">Policy C/NR 10.5 Manage mineral resources in a manner that effectively plans for the access to, and the development and conservation of mineral resources for existing and future generations.</a></li> </ul>		<p><a href="#">incompatible adjacent land uses.</a></p> <ul style="list-style-type: none"> <li>• <a href="#">Policy COS 8.5 Work collaboratively with agencies to identify Mineral Resource Zones in the Antelope Valley and to prioritize mineral land use classifications in regional efforts.</a></li> <li>• <a href="#">Policy COS 8.6 Manage mineral resources in the Antelope Valley in a manner that effectively plans for the access to, and the development and conservation of mineral resources for existing and future generations.</a></li> </ul>
1	Various sources	All other minor proposed amendments tracked in the attached document.		Incorporate all proposed amendments tracked in the Plan (August 2014 RPC Version).
<b>LAND USE AND ZONING MAP CHANGES</b>				
23	Letter from	DRP committed to Ms. Heffley that	The current proposed zoning map of the AV	Change proposed zoning

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	DRP to Rosie Heffley dated September 27, 2011	while her area will now be part of the AV Area Plan, it will still have the same Land Use designation as what was adopted in the updated Santa Clarita Valley Area Plan (OVOV).	Area Plan Update is erroneously changing her area from A-1 to A-2.	of areas previously in OVOV boundaries to match what was adopted in OVOV.
22	Susan Zahnter, map submitted on September 10, 2014	Requests addition to Scenic Drives of following roads: 1. 200 <sup>th</sup> St East from Avenue C to Avenue J 2. Avenue J from 150 <sup>th</sup> St East to 200 <sup>th</sup> St East 3. 150 <sup>th</sup> Street East from Avenue J to Avenue O 4. Avenue O from 150 <sup>th</sup> Street East to 165 <sup>th</sup> Street East	These roads are near a number of scenic buttes, wildlife sanctuaries and the Indian Museum. These are reasonable additions to the Scenic Drives.	Designate the following road segments as Scenic Drives: 1. 200 <sup>th</sup> St East from Avenue C to Avenue J 2. Avenue J from 150 <sup>th</sup> St East to 200 <sup>th</sup> St East 3. 150 <sup>th</sup> Street East from Avenue J to Avenue O 4. Avenue O from 150 <sup>th</sup> Street East to 165 <sup>th</sup> Street East
21	Marvin J. McKinnon	Requests change of proposed Land Use and Zoning of parcel 3150019039 from RL10/A-2-5 to CR/C-RU.	This is within the area of proposed Roosevelt CSD. The Roosevelt Town Council had previously expressed concerns about expanded Commercial uses in their area. There doesn't appear to be any existing clusters of existing commercial and/or high-density residential development nearby that could support commercial uses at the site.	Proposed change is not justified at this time.
20	Oso Town Council, September 10, 2014	Requests that AVAP Land Use Map designate existing 2.5 acre parcels in Holiday Valley and adjoining area in Neenach as RL2, instead of RL5.	This will be an editorial change and will not affect the existing development on the ground since this area has already been subdivided to 2.5 ac parcels, most of which have already been developed with SFRs. Request for RL5 to reflect this area as RL2 instead of RL5 is reasonable.	Change proposed Land Use designation of Holiday Valley and adjoining area in Neenach from RL5 (and some RL10) to RL2. (Figure 1)
19	Veronica and	Requests change of proposed Land Use	Parcel is immediately adjacent to several large	Change the proposed Land

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	Ryan Rose	and Zoning of parcel 3102024008 from H2/R-1 to MU-R/MXD-RU to accommodate a commercial child care.	parcels proposed for MU-R/MXD-RU to the South. Parcel has been utilized in two separate parts, with the northern portion occupied by an SFR and the southern portion with several accessory structures, with a large paved area and separate access from 50 <sup>th</sup> St West. The southern portion of the property may be appropriate for mixed-use developments.	Use and Zoning designation of parcel 3102024008 from H2/R-1 to MU-R/MXD-RU. (Figure 2)
18	Ron Jones, email dated September 9, 2014	Requests change of proposed Land Use and Zoning of following parcels from RL10/A-2-2 to CR/C-R: 1. 8678002008 2. 8678002009 3. 8678002010 4. 8678002011	Property is the location of the “Bridge to Nowhere” where bungee jumping activities are being conducted. Commercial-Recreational uses that utilize the surrounding open space and forest areas are a reasonable use for the property.	Change the proposed land use and zoning designation from RL10/A-2-2 to CR/C-R for the following parcels: 1. 8678002008 2. 8678002009 3. 8678002010 4. 8678002011 (Figure 3)
17	Richard Hallett, letter dated September 8, 2014	Requests change of proposed Land Use and Zoning of following parcels from RL10/A-2-2 to CR/C-R: 1. 3065006007 2. 3065006019 3. 3065026020 4. 3065006016 5. 3065006017 6. 3065004035 7. 3065004033 8. 3065030024 9. 3065030023 10. 3065004054 11. 3065004026	Property is in the vicinity of Mountain High Resort and is in an area known for recreational uses. Commercial-Recreational uses that utilize the surrounding open space and forest areas are a reasonable use for the property.	Change the proposed land use and zoning designation from RL10/A-2-2 to CR/C-R for the following parcels: 1. 3065006007 2. 3065006019 3. 3065026020 4. 3065006016 5. 3065006017 6. 3065004035 7. 3065004033 8. 3065030024 9. 3065030023

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				10. 3065004054 11. 3065004026 (Figure 4)
16	Burl Patterson, email dated September 3, 2014	Requests changing proposed Land Use and Zoning of parcel 3110-005-015 from RL1/A-1-1 to MU-R/MXD-RU.	The adjoining parcel (3110-005-001) is owned by the same property owner and is already being proposed to be changed to MR-R/MXD-RU, which allows for mixed use developments. Combined, the two parcels would total to about 4 acres, which is more ideal for a mixed-use development than just a 2 ac lot. It is reasonable to change this to MR-R/MXD-RU as well in order for one mixed use project to be developed on both parcels.	Change proposed Land Use designation and zoning of parcel 3110-005-015 from RL1/A-1-1 to MU-R/MXD-RU
15	Thomas Miller, letter dated August 22, 2014	Requests change of proposed land use and zoning of parcel 3054-020-011 from RL1/A-1-1 to IL/M-1.	This parcel, as well as those adjoining it, is in the vicinity of a number of existing industrial uses and Park and Ride Parking lots at the Avenue S exit of CA-14. This is not an ideal location for residential uses and is more appropriate for industrial uses.	Change proposed land use and zoning of parcels 3054-020-011, 014, 027, and 037 from RL1/A-1-1 to IL/M-1.
14	Jacki Ayer, email dated August 14, 2014 and other information provided during subsequent and previous meetings.	Requests change of proposed land use and zoning designations of specific parcels in Acton to reflect the existing prohibition on further subdivision of these large lots due to the restrictions placed on them in past subdivisions.	This change will make it easier for planners to be aware of and enforce existing restrictions on further lot subdivisions.	Change the propose land use and zoning designations of these parcels as follows:  1. 3057022029, 3057027017, 3057027008, 3057032016, 3057028017, 3057031002 (from RL2/A-2-2 to RL5/A-2-5)

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				2. 3057029010 (from RL5/A-2-2 to RL20/A-2-5) 3. 3057031001 (from RL10/A-2-2 to RL20/A-2-5)
13	David Weary, email dated August 13, 2014	Requests retention of current land use designation of N2 (1 du/ac) for parcel 3208-002-011.	This parcel, as well as the one adjoining it to the West is adjacent to an existing residential subdivision that is being proposed to be designated as RL1/A-1-1. It is reasonable to use the same land use and zoning designations for these parcels as well.	Change proposed land use and zoning designations of parcels 3208002011 and 3208002012 from RL2/A-2-2 to RL1/A-1-1.
12	Pam Wolter, email dated August 8, 2014	Requests changing of proposed land use designation from RL10 to RL5 for following addresses:  1. 5566 Hisey Canyon Ranch Road 2. 5146 Escondido Canyon Road 3. 33381 Salty Dog Road 4. 33716 Jason Road 5. 5840 W Avenue W6	These parcels are adjacent to the currently identified Town Area boundary of Acton and most have already been subdivided to 5 ac parcels. They are also served by existing roads that provide access to residences in the area. Acton Town Area boundary can be adjusted to include these parcels and those in their immediate vicinity.	Change proposed land use and zoning designations from RL10/A-2-2 to RL5/A-2-5 for the following parcels:  1. 3223004007 2. 3223004025 3. 3223004024 4. 3223004021 5. 3223004022 6. 3223004008 7. 3223004040 8. 3223004042 9. 3223004041 10. 3223004043 11. 3223004018 12. 3223004017 13. 3223004019 14. 3223004005

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				15. 3223004026 16. 3223004027 17. 3223004033 18. 3223004034 19. 3223005052 20. 3223005051 21. 3223005053 22. 3223005056  (Figure 5)
11	Stefan Ghika-Budesti, letter dated August 7, 2014	Request change of proposed land use and zoning of parcel 3275012022 from MU-R/MXD-RU to a combination of CR/C-RU and H9/R-3.	The requested new land use and zoning designations essentially serve the same purpose: allow mixed use development. The requested change is reasonable.	Change proposed land-use and zoning of 3275012022 from MU-R/MXD-RU to H9/R3 for approximately 1.5 ac in front and CR/C-RU for the rest of the parcel. (Figure 6)
10	Jacki Ayer, email dated August 7, 2014	Request change of proposed Land Use designation and zoning of area bounded by Cedral St., 41 <sup>st</sup> St W, Banson St and Acklins St in Acton from RL2 to RL1.	This area was previously designated as N2, which has a residential density equivalent to RL1. A number of parcels have also already been subdivided into 1 ac parcels and have been developed with SFRs. It is reasonable to maintain the existing 1 du per acre in this area as well as for those existing N2 parcels to the south of it.	Change proposed land use designation of area generally bounded by CA-14, 41 <sup>st</sup> ST W, Hubbard Road and Acklins Ave from RL2/A-1-2 to RL1/A-1-1. (Figure 7)
9	Acton Town Council, meeting on July 31, 2014	Requests that existing land use density of 1 du per 2 acres be maintained for existing subdivision along Aliso Canyon Road.	While this area has already been subdivided into mostly 1 acre parcels, there are a number of parcels with lot sizes of 2 or more acres. These parcels are not intended to be subdivided further. Thus, a land use designation of RL2 is more appropriate for this area.	Change proposed land use and zoning designations of parcels in large subdivision adjoining Aliso Canyon Road and generally accessed by El Dorado Drive, Camino Canyon

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				Road and Shadow Canyon Road from RL1/A-1-1 to RL2/A-2-2. (Figure 8)
8	Marine Gazdzhyan, later dated July 29, 2014 and Johnny Cortez, phone conversations	Mr. Gazdzhyan intends to purchase parcel 3051006005 and supports current proposal of RL10/A-2-2. However, another constituent, Mr. Cortez, also intends to buy the same parcel but it requesting that the zoning be maintained at M-1.	This area is bounded by the Little Rock Wash on the West and various residential and agricultural uses on the East. Thus, A-2 is a more appropriate zone for this area. However, there is an existing truck parking facility to the north of this parcel. Since it is the intent of this Area Plan not to zone out existing uses, that parcel should remain M-1.	<ul style="list-style-type: none"> <li>• Change proposed land use and zoning designation of parcels 3051006003 and 3051006004 from RL10/A-2-1 to IL/M-1.</li> <li>• Do not change proposed land use and zoning of parcel 3051006005.</li> </ul>
7	Nada Lahoud, letter dated July 28, 2014	Requests change of proposed Land Use designations and zoning of parcels (3054-001-001, 002, 005, 007, 009 and 017) from RL10/A-2 to RL2/A-1.	These parcels, as well as those to their immediate east and south, are surrounded by existing residential development in the City of Palmdale, and vacant areas in unincorporated LA County that are proposed to be RL2/A-1-2. For consistency, this should be designated and zoned RL2/A-1-2 as well.	Change proposed land use designation and zoning of these parcels and those in their immediate vicinity, from RL10/A-2-2 to RL2/A-1-2. (Figure 9)
6	Lynne Sickler, email dated July 21, 2014 and subsequent meetings	Requests change of proposed Land Use of property on 5301 Soledad Canyon Road in Acton from RL20 to RL5 and parcel 3217019005 from RL2 to CR.	A few properties on the north side of Soledad Canyon Road in this area have been developed with SFR on 5 ac lots. They are also historically part of the community of Ravenna. This Area Plan considers this part of Acton but to recognize its community identity, this area can be designated as a second town area of Acton and therefore may have higher densities than rural preserve areas. With regards to parcel 3217019005, there is very strong opposition from the Acton community to expanding	Change land use and zoning designations from RL20/A-2-2 to RL5/A-2-5 for the following parcels: <ol style="list-style-type: none"> <li>1. 3209013001, except for small portion south of the train tracks, which should remain RL20/A-2-2</li> <li>2. 3209013009</li> </ol>

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			commercial uses in their area. Thus, this parcel should not be changed to Commercial.	3. Southern portion adjoining Soledad Canyon Road (approximately 10 ac) of 3209013012 4. 3209013018 5. 3209013019 6. 3209013024 7. 3209013025 8. 3209013023 9. 3209013021 (Figure 10)
5	Mary Justice, letter dated July 11, 2014	Requests change of proposed land use and zoning designation of 3064-016-021 from RL20/A-2-2 to MU-R/MXD-RU.	This property is not ideal for higher densities of residential uses which a mixed-used development will allow. However, this area would be ideal for Commercial Recreational uses. This parcel is also immediately adjacent to the Jesus Canyon Ranch which is being proposed to be designated with CR/C-R. It is reasonable to use the same land use and zoning designation for this parcel.	Change proposed land use and zoning designation of 3064016021 from RL20/A-2-2 to CR/C-R.
4	AVEK, letter dated August 1, 2014 and subsequent meeting with Dan Flory and Dwayne Chisam	Requests that all their parcels be designated as P (Public and Semi-public)	This is consistent with how this Area Plan has designated similar parcels.	Change proposed land use designation of all AVEK parcels in attached list to P (Public/Semi-public).
3	Judith Fuentes, letter dated July 10, 2014	Requests for the following: 1. Remove EOA designation past 70 <sup>th</sup>	The area in question is within the Antelope Acres Town Council Area and Ms. Fuentes is a resident and active member of the Antelope	<ul style="list-style-type: none"> <li>Remove EOA designation past 70<sup>th</sup> Street West</li> </ul>

ID No.	Source of Comment	Comment	DRP Response	Recommendations
		<p>Street West</p> <ol style="list-style-type: none"> <li>2. Remove Industrial designation from the Southwest corner of Avenue I and 70<sup>th</sup> Street West</li> <li>3. Add the following to the list of Scenic Drives: Avenue I from 90<sup>th</sup> Street West through Lancaster Road to CA-138, and 90<sup>th</sup> Street West from Avenue J to Avenue A</li> </ol>	<p>Acres community. This comment reflects the general sentiments of the community as a whole. With regards to #2, the Light Industrial designation being referred to is simply a recognition of existing uses on the ground.</p>	<ul style="list-style-type: none"> <li>• Add the following to the list of Scenic Drives: Avenue I from 90<sup>th</sup> Street West to Lancaster Road and 110<sup>th</sup> St W from Avenue I to Johnson Road</li> </ul>
2	Virginia Stout, email dated June 28, 2014	<p>Requests for the following:</p> <ol style="list-style-type: none"> <li>1. Remove EOA designation between Avenue B to the North, Avenue J to the South, 60<sup>th</sup> Street to the West and 110<sup>th</sup> Street to the East</li> <li>2. Add the following to the list of Scenic Drives: 90<sup>th</sup> Street West from Avenue J to Avenue A, Avenue I from Lancaster Road to CA-138/Avenue D, and Avenue D/CA-138 from 60<sup>th</sup> Street West to I-5</li> </ol>	<p>The area in question is within the Antelope Acres Town Council Area and Ms. Stout is a member of the original Antelope Acres Town Council. This comment reflects the general sentiments of the community as a whole.</p>	<ul style="list-style-type: none"> <li>• Remove EOA designation past 70<sup>th</sup> Street West</li> <li>• Add the following to the list of Scenic Drives: Avenue I from 90<sup>th</sup> Street West to Lancaster Road and 110<sup>th</sup> St W from Avenue I to Johnson Road</li> </ul>
1	Robert Rubin, email dated June 3, 2014	<p>Requests for commercial zoning and land use designation for the following parcels:</p> <ol style="list-style-type: none"> <li>1. 3038021037</li> <li>2. 3038021040</li> <li>3. 3038021041</li> <li>4. 3038022046</li> <li>5. 3038023032</li> </ol>	<p>These parcels are adjacent to Pearblossom Highway and are in a Seismic Zone. Thus, it would be more appropriate to have commercial uses here, instead of any sort of residential use that would allow permanent residents to stay in the area.</p>	<p>Change land use and zoning designation from RL20/A-2-2 to CR/C-RU for the following parcels:</p> <ol style="list-style-type: none"> <li>1. 3038021037</li> <li>2. 3038021040</li> <li>3. 3038021041</li> <li>4. 3038022046</li> <li>5. 3038023032</li> </ol>

Figure 1:

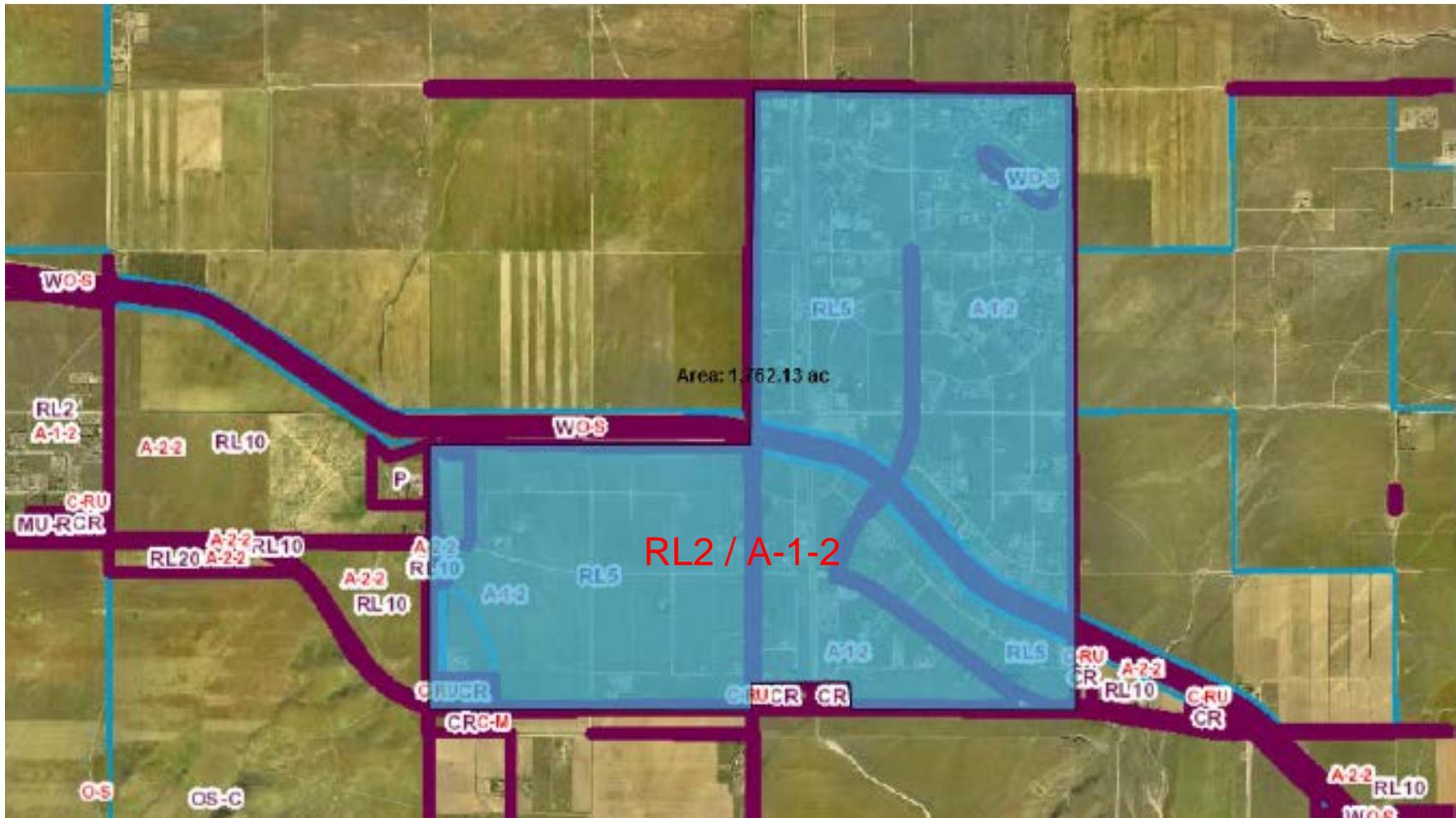


Figure 2:



Figure 3:



Figure 4:

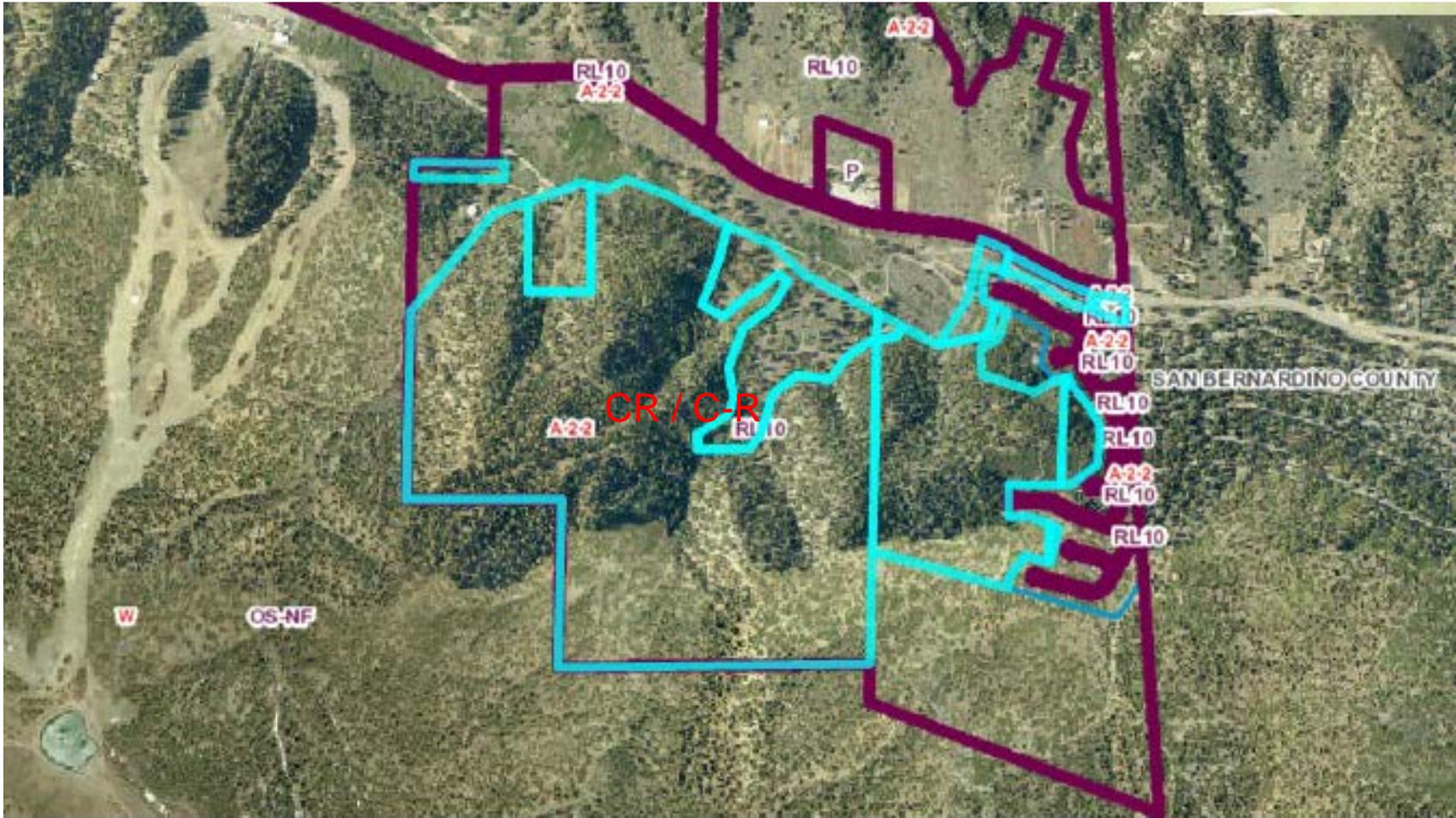


Figure 5:

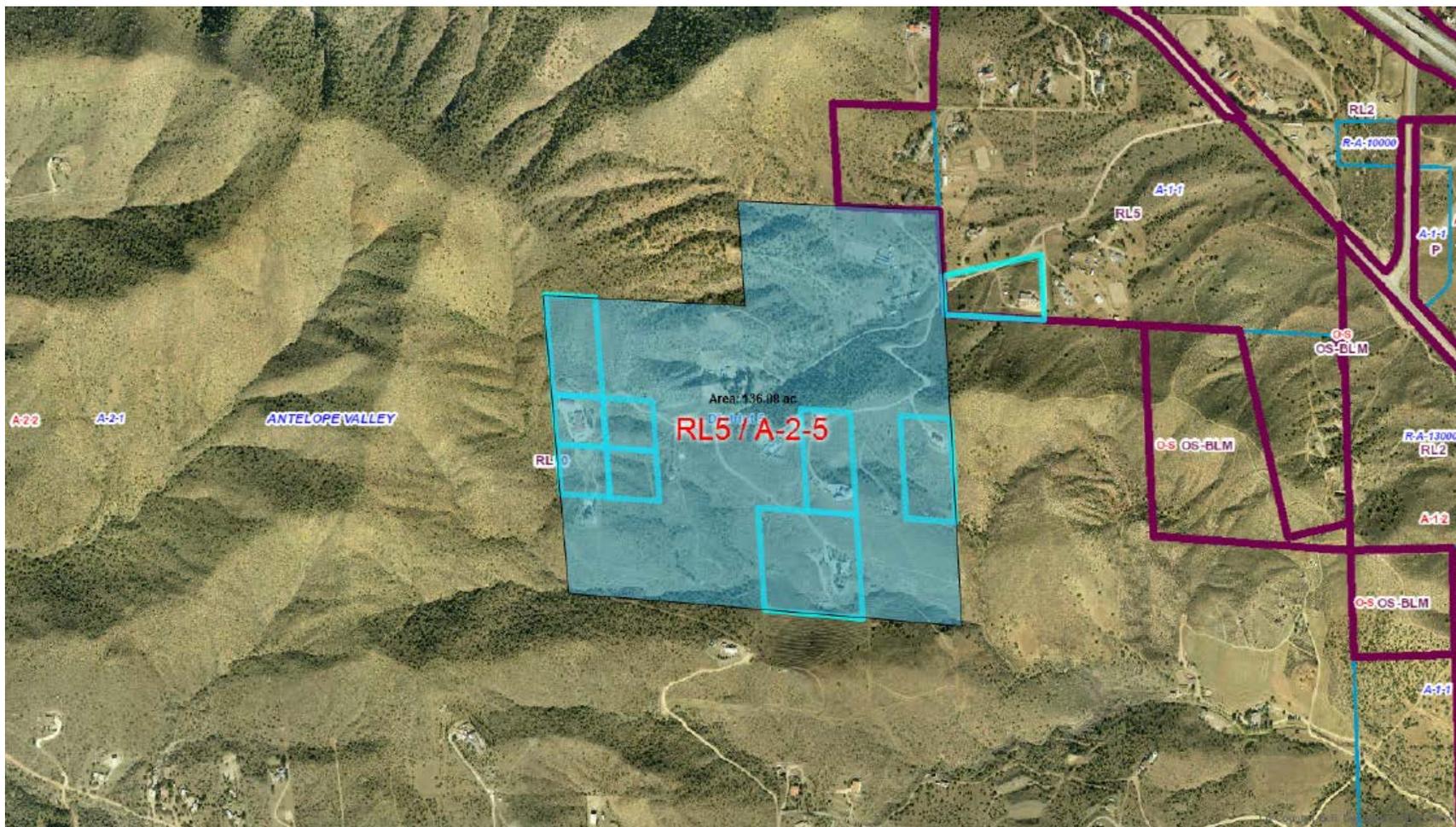


Figure 6:









Figure 10:

