

Wm. S. Hart



ROBERT B. HEUER
DIRECTOR

COUNTY OF LOS ANGELES
DEPARTMENT of
REAL ESTATE AND PROPERTY MANAGEMENT

1007 HALL OF RECORDS
LOS ANGELES 12, CALIFORNIA

MUTUAL 9211

July 18, 1958

Honorable Board of Supervisors
County of Los Angeles

Gentlemen:

Subject: NOTICE OF INTENTION TO PURCHASE
REAL PROPERTY - PROPOSED ADDITION
TO WILLIAM S. HART PARK, NEWHALL
- FIFTH SUPERVISORIAL DISTRICT -

Attached for the Board's consideration and possible approval is a Notice of Intention to Purchase for the sum of \$82,500.00 from Thomas M. Frew, Jr., et al, real property as described therein to be used as a proposed addition to the William S. Hart Park in Newhall.

The subject property, which consists of approximately 23.86 acres of improved land, is situated southeasterly of the intersection of Newhall Avenue and San Fernando Road, Newhall, California. (Please see attached location map and photographs.)

Funds for this acquisition are provided in the current fiscal year budget under Capital Project No. 8829.

This department has obtained a signed option to purchase the said property. Negotiations are on the basis of appraisals submitted by Mr. William H. Holabird dated March 18, 1958 and by Mr. P. D. Baehr dated March 12, 1958.

July 18, 1958

Please see the Confidential Real Estate Report furnished on this date to the Board members on details of the appraisals and the negotiations in accordance with Board Order of July 16, 1957.

Possession of the William S. Hart Park property passed to the County on August 1, 1957 when the decree of distribution under the Hart estate was recorded after extensive litigation. The proposed addition to said park will provide an adequate parking area and a satisfactory ingress and egress pattern for traffic. Other proposed developments to better serve the public which cannot be placed on the present park property are planned to be located on this proposed addition.

TERRITORIAL JURISDICTION OF SUBJECT PROPERTY

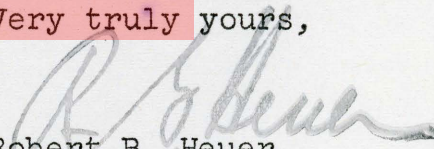
The property reported upon herein is presently in unincorporated territory of the County and in the local community of Newhall. Our careful inquiry indicates that there is at this time no evident local action by citizens of the district for incorporation proceedings which would include the subject property or for annexation thereof to any existing city.

The acquisition of the aforesaid park addition was approved by the Regional Planning Commission on December 17, 1957.

RECOMMENDATIONS:

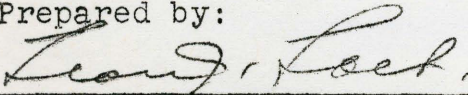
1. That your Board make a finding that the subject property is needed for County purposes; namely, a park and other governmental use.
2. That your Board approve the attached Notice of Intention to Purchase the land described therein.
3. That the Clerk of the Board be instructed to carry out the necessary legal steps for advertising.

Very truly yours,


Robert B. Heuer
Director

RBH:LJL:MM

Prepared by:



Leon J. Loeb
Property Agent

Attachments

c: Each Supervisor
Auditor-Controller
County Counsel



VIEW OF SOUTHEAST PORTION OF PROPERTY
FROM ACROSS SOUTHERN PACIFIC RAILROAD
TRACKS



DWELLING AND BARN ON SUBJECT PROPERTY
LOOKING SOUTHWESTERLY ACROSS SAN FERNANDO
ROAD

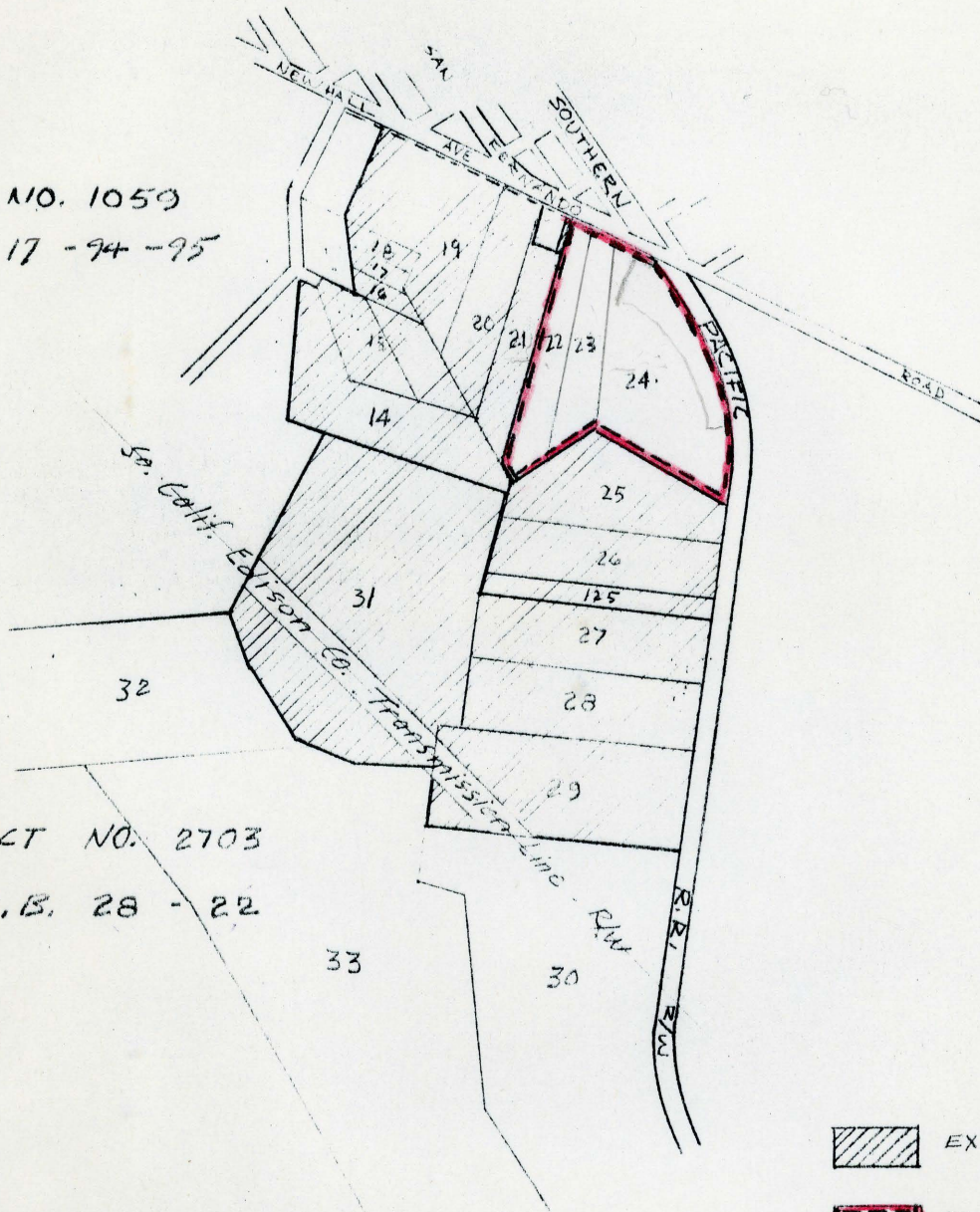


LOOKING WEST AT NORTH END OF SUBJECT
PROPERTY FROM INTERSECTION OF SAN
FERNANDO ROAD AND SOUTHERN PACIFIC
RAILROAD TRACKS.

HART ESTATE BUILDINGS ON HILL IN
BACKGROUND.



NEWHALL

TRACT NO. 1059
M.B. 17-94-95



NORTH
SCALE 1" = 1000'
I.M. 62 (A-3)
5TH SUP. DIST.
11-14-1957
FA

TRACT NO. 2703
M.B. 28-22

-  EXISTING AREA
-  PROPOSED ADDITION

Lots 22, 23 & 24 of Tr. No. 1059 and the SE'LY 20 ft. of Newhall Ave. Vac. adjoining said lots on the NE..

PROPOSED ADDITION TO
WILLIAM S. HART PARK