

**RANCHO SIMI RECREATION AND PARK DISTRICT  
INTEROFFICE MEMORANDUM**

DATE: November 15, 2007

TO: General Manager

FROM: Assistant General Manager

SUBJECT: Approval of Preliminary Project Conditions for PD-S-999/TT5761, a 20 Lot Subdivision Located Directly South of Hidden Ranch Drive (Parker Ranch)

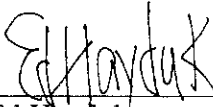
PD-S-999/TT5761 involves the development of a 20 lot, single family, low density housing development located directly south of Hidden Ranch Drive (see attached vicinity map). The project is still in the planning process, the application has not been deemed complete, and no Call for Conditions has been called for by the City of Simi Valley.

The Applicant, Ajubbi Holdings, LLC1101, represented by Jon Friedman, is proposing to dedicate 51.53 acres of property to the District as dedicated public open space. Staff is requesting direction from the Board of Directors regarding the acceptance of the property so the Applicant can proceed with processing of its application.

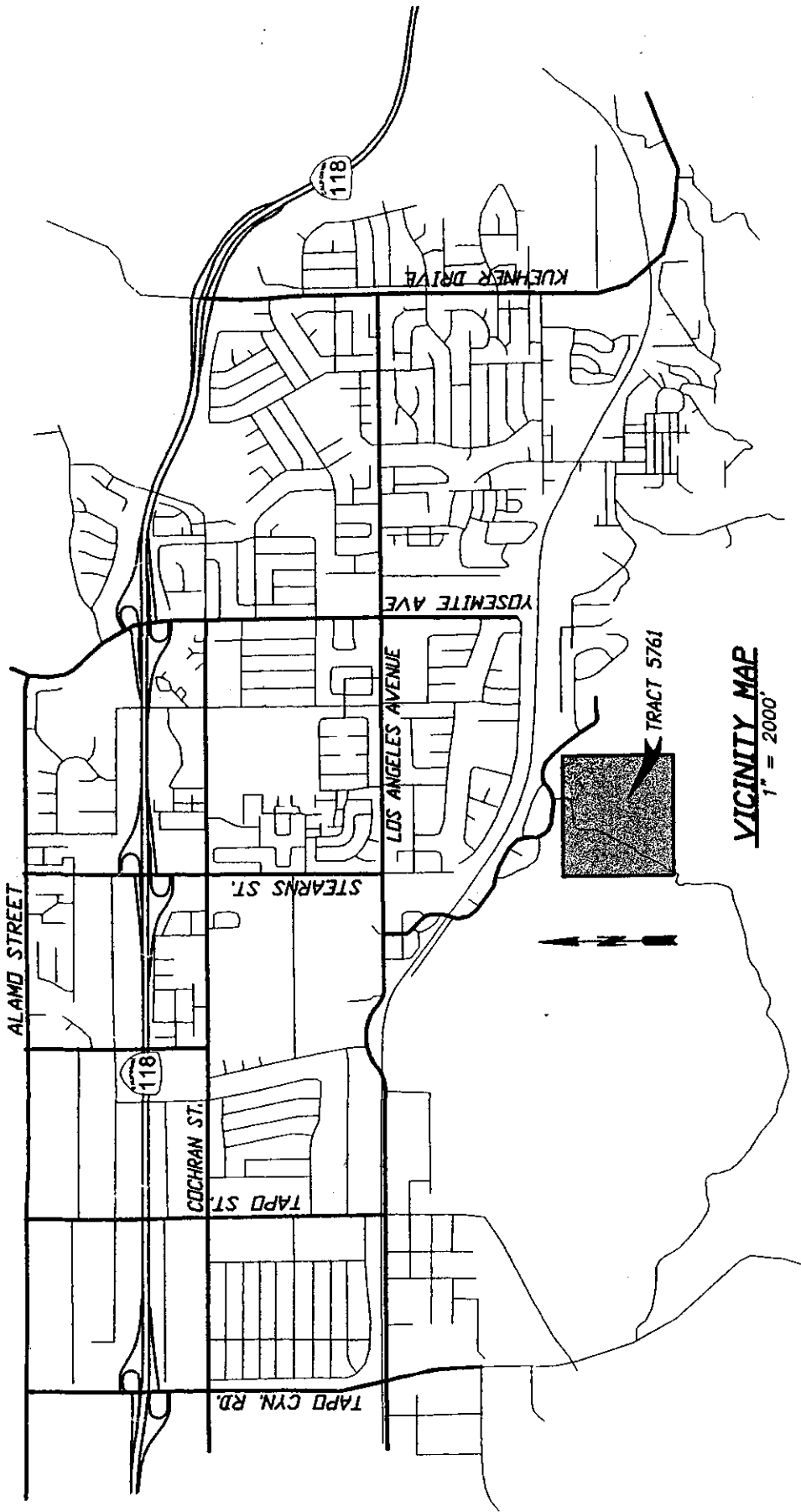
In addition to the dedication of public open space, the District will require Park Dedication Cash-In-Lieu Fees for the project. The District will also require modifications and upgrades to the District's Las Llajas to Black Canyon Trail which was developed as part of the adjacent Hidden Ranch development.

A formal presentation of the various issues associated with the project will be provided as part of the staff report on this item.

Board Action Requested: That the Board provide direction to staff on park district conditions for PD-S-999/TT5761.

  
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Ed Hayduk  
Assistant General Manager

EH/rw



Drawing Title:  
**TENTATIVE MAP  
 TRACT 5761**