



# MOUNTAINS RECREATION & CONSERVATION AUTHORITY

Los Angeles River Center & Gardens  
570 West Avenue Twenty-six, Suite 100  
Los Angeles, California 90065  
Phone (323) 221-9944

## MEMORANDUM

TO: The Governing Board

FROM:   
Joseph T. Edmiston, FAICP, Hon. ASLA, Executive Officer

DATE: October 3, 2018

SUBJECT: **Agenda Item XIX: Consideration of resolution authorizing entering agreement with Malibu Encinal Homeowners Association for improvements to and usage of properties at Lechuza Beach, Malibu.**

Staff Recommendation: That the Governing Board adopt the attached resolution authorizing entering agreement with Malibu Encinal Homeowners Association for improvements to and usage of properties at Lechuza Beach, Malibu.

Background: The Mountains Recreation and Conservation Authority (MRCA) acquired fee simple properties within Tract 10630 in the City of Malibu, known as Lechuza Beach in 2000 using grant funds from the State Coastal Conservancy.

Since the acquisition, the MRCA has defended the public's right to access Lechuza Beach and has worked extensively to develop beach access amenities compliant with the Americans with Disabilities Act (ADA). Such amenities include ADA compliant parking spaces and loading zone, ADA compliant restroom facility, and ADA compliant view outlooks and stairways. Efforts to provide public access and to develop associated access amenities have been delayed by litigation and subsequent settlement negotiations with the homeowners' association of Tract 10630, the Malibu Encinal Homeowners' Association (MEHOA) for over 15 years.

Staff has extensively coordinated with MEHOA for over a decade to reach an amicable solution for all parties involved to ensure public access can be provided in conjunction with protected private property rights. A settlement comprised of five sets of agreements to provide for the improvement and management of public access at Lechuza Beach is now nearing its final, signature-ready stage. Once the agreements are executed, staff can then move forward with obtaining the proper entitlements for construction of the long anticipated public access improvements at Lechuza Beach, such as a coastal development permit and other approvals consistent with the California Environmental Quality Act.