

VICTORVILLE 2 HYBRID POWER PROJECT (07-AFC-01)
CEC STAFF DATA REQUEST NUMBERS 57-60

Technical Area: Land Use

Response Date: July 23, 2007

Data Request 57:

For the 308 acres of land already under the city's control, please discuss the terms of control (i.e., fee simple, long term leases, purchase agreement or any other site control terms).

Response:

The acreage currently under the City's control is owned by the City in fee simple.

Data Request 58:

For the 38 acres of land for which the city is in active negotiations for acquiring the land or rights for project development, please provide the status of these negotiations and a schedule as to when the city expects to obtain control.

Response:

Of the 38 acres referenced, the City of Victorville remains in active negotiations with the owners. With regard to several of these parcels, agreement has been reached and all that remains is for the City Council to formally approve the transaction. The City remains confident that this acreage will be acquired through the offer/purchase process by no later than the end of the year (December 31, 2007).

Data Request 59:

For the 52 acres of land for which the city has not been able to negotiate purchase due to land owners' refusal to sell or the city's inability to contact the land owner, please provide the following:

- a. Status and schedule of efforts to acquire the lands or rights for project development; and
- b. In the event the city has to rely on the option of obtaining control of any properties by exercising eminent domain, please discuss the expected process and schedule for doing so.

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Response:

a. and b.) For the remaining (approximately) 52 acres, the City has either been unable to locate the owners or the owners remain unwilling to sell at the reasonable terms the City is currently offering. The City is prepared to initiate condemnation proceedings early in 2008 against any needed property that has not been secured by then. The City's goal is to acquire such acreage by condemnation immediately following issuance of the certification by the CEC.

Data Request 60:

Please provide a detailed map showing the location of parcels in proximity to the project boundaries for which the city is still working to obtain site control. For each parcel, please distinguish type of site control activities, assessor's parcel number (APN) and acreage.

Response:

The requested map is provided as Figure DR60-1. The additional requested information (control activities, APN, and acreage) are shown on Table DR60-1.

Data Request 61:

Please provide a copy of the Specific Plan for SCLA, dated February 2004 and prepared by the City of Victorville.

Response:

The SCLA Specific Plan is provided as Attachment DR61-1 on a CD that is part of this submittal to the CEC.

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Key to Figure DR60-1:

- Parcels in Green are currently under City control: 307.99 acres
- Parcels in Purple are under negotiation: 37.56 acres
- Parcels in Blue are potentially candidates for Eminent Domain action: 51.28 acres

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Table DR60-1. VV2 Project Parcels Not Yet Purchased by Victorville

Control Activity	APN	Acreage
Eminent Domain	0460 232 08 0000	5.03
	0460 232 17 0000	5
	0460 232 30 0000	5
	0460 242 03 0000	5
	0460 242 05 0000	5
	0460 242 11 0000	1.25
	0460 242 12 0000	3.75
	0460 242 18 0000	5
	0460 242 20 0000	5
	0460 242 31 0000	1.25
	0460 242 07 0000	5
	0460 242 08 0000	5
	Total Acres	51.28
Active Negotiations	0460 232 13 0000	5
	0460 232 22 0000	5
	0460 232 27 0000	5
	0460 232 32 0000	2.56
	0460 232 38 0000	5
	0460 242 01 0000	5
	0460 242 23 0000	5
	0460 242 25 0000	5
	Total Acres	37.56