
Appendix I-6

Los Angeles County Library Request for
Information Letter

SKYE PATRICK
Library Director



September 14, 2021

Brian Allee
Managing Associate
ESA
2121 Alton Parkway, Suite 100
Irvine, CA 92606

REQUEST FOR INFORMATION REGARDING LIBRARY SERVICES AND FACILITIES FOR THE TRAILS AT LYONS CANYON PROJECT, LOS ANGELES COUNTY

Dear Mr. Allee:

This is in response to your request for information regarding the Trails at Lyons Canyon Project which proposes the development of 517 residential units. Attached is a report of LA County Library's analysis of the development and the projected impact to library services.

If you have any questions or need additional information, please contact Elsa Muñoz at (562) 940-8450 or EMunoz@library.lacounty.gov.

Very best,

A handwritten signature in black ink, appearing to read 'Skye Patrick'.

Skye Patrick
Library Director

SP:YDR:GR:EM

Attachments

c: Grace Reyes, Administrative Deputy, LA County Library
Jesse Walker-Lanz, Assistant Director, Public Services, LA County Library
Ting Fanti, Departmental Finance Manager, Budget and Fiscal Services, LA County Library

<https://lacounty.sharepoint.com/sites/publiclibrary/docs/staffservices/Documents/EIR/Lyons Canyon Project/Lyons Canyon response.doc>

7400 E Imperial Highway, Downey, CA 90242 | 562.940.8400 | LACountyLibrary.org



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**LA COUNTY LIBRARY
TRAILS AT LYONS CANYON PROJECT**

This project is within the service area of the Stevenson Ranch Library, located at 25950 The Old Road, Stevenson Ranch, CA 91381, a facility with 11,551 sq. ft. of space, a collection of 52,662 books, magazines, and media, and 21 computers (as of June 30, 2020).

- 1. The nearest library to the Project Site is the LA County Library Stevenson Branch, located at 25950 The Old Road, Stevenson Ranch, CA 91381 approximately 1.7 miles north of the Project Site. Please confirm.**

Yes, the statement above is correct.

- 2. The LA County Library Stevenson Branch would provide primary library services to the Project Site. Please confirm. Would other libraries serve the Project Site? If so, please provide the names of the libraries and distance to the Project Site.**

Stevenson Ranch Library will service the residents of the proposed project. Castaic Library, located at 27971 Sloan Canyon Rd., Castaic, CA 91384, is 10.6 miles from the project site and is the next closest library. A new library is planned within FivePoint Valencia®, formerly referred to as Newhall Ranch®, located in the northern portion of unincorporated Los Angeles County in the Santa Clara River Valley, approximately 3.4 miles from the Project site. FivePoint Valencia® is a 15,000-acre, 21,500 home community that will be built over the next 20 – 30 years and will include a new library.

- 3. Please provide facility information for each County library serving the Project Site, including:**
 - a. Size of library buildings (square footage);**
 - b. Personnel (paid employees and volunteers);**
 - c. Collection size and amenities;**
 - d. Programmed or target service population;**
 - e. Actual population served.**

Stevenson Ranch Library has a facility size of 11,551 sq. ft., a collection of 52,662 books and other library materials, and 21 public access computers. Stevenson Ranch Library serves the residents of unincorporated Stevenson Ranch area of the County of Los Angeles (County), a population of 21,068. Stevenson Ranch Library staffing includes 3 full time staff (2 Librarians and 1 Library Assistant) and 10 part-time staff (6 Library Associates and 4 Library Pages). Amenities include a study room and meeting room (currently not in use due to social distancing requirements), free printing, laptop/hotspot kits available for checkout, and self-checkout kiosks.

Castaic Library has a facility size of 12,232 sq. ft., a collection of 42,515 books and other library materials, and 26 public access computers. Castaic Library serves the residents of unincorporated Castaic area of the County of Los Angeles (County), a population of 29,232. Castaic Library staffing includes 3 full time staff (2 Librarians and 1 Library Assistant) and 4 part-time staff (3 Library Associates and 1 Library Pages). Amenities include a study room and meeting room (currently not in use due to social distancing requirements), free printing, laptop/hotspot kits and Kindle eReaders available for checkout, a self-service homework center, and self-checkout kiosks.

- 4. Please describe any planned, funded, and/or scheduled service improvements or expansions to County library facilities that would serve the Project.**

The Library has no plans to expand the Stevenson Ranch Library, which will serve the Project. Although the Library has plans to build a new library within FivePoint Valencia®, formerly known as Newhall Ranch, the development which includes 21,500 homes, schools, community parks, fire stations and a new Library will be built over the next 20-30 years.

5. Beyond any planned improvements or changes in operations discussed under Response 4, would Project implementation require the provision of new or physically altered library(s) or the need for new or physically altered library(s) servicing the Project Site? If yes, please describe any new or expanded library facilities directly resulting from Project implementation.

Currently, LA County Library does not have plans for expanding the Stevenson Ranch Library.

6. Please confirm the County's standards and goals used to assess the adequacy of library facilities and potential impact from development.

LA County Library service level guidelines entail a minimum of 0.50 gross square foot of library facility space per capita, 3.0 items (books and other library materials) per capita for regional libraries and 2.75 items per capita for community libraries, and 1.0 public access computer per 1,000 people served.

Stevenson Ranch Library is a community library and based on these guidelines does not currently meet the minimum requirements for the population of this service area. The current deficiency is 5,275 collection items.

The proposed project involves the construction of 517 residential units with a population increase of approximately 1,629 which creates a need for an additional 4,480 collection items and 2 public access computers.

The table below illustrates the impact of the proposed population growth from the Trails at Lyons Canyon Project to the LA County Library service level guidelines.

Trails at Lyons Canyon Project Environmental Impact Report	Impact Per Capita (population of 1,629)	Estimated Costs	Total Costs
a. Building	0	\$1,000 sq. ft.	0
b. Land (4:1 land to building ratio)	0	\$23 (Library Planning Area 1)	0
c. Collections	4,480	\$28	\$125,440
d. Public Access Computers	2	\$1,800	\$3,600
Total			\$129,040

To meet the service demands of the current population and the proposed Trails at Lyons Canyon Project the library will require a total of 11,349 sq. ft of facility space, 62,417 collection items and 23 public access computers.

In efforts to minimize the impact of residential projects on library services LA County Library collects a one-time Library Facilities Mitigation Fee (Developer Fee) at the time building permits are requested for all new residential dwellings located within the unincorporated areas of the County served by the LA County Library. The current Developer Fees are as follows, by Library Planning Area, these fees are subject to a CPI increase effective July 1:

FY 2021-22 Library Facilities Mitigation Fee Schedule

Planning Area	Fee per Dwelling Unit
Area 1 - Santa Clarita Valley	\$1,010
Area 2 - Antelope Valley	\$978
Area 3 - West San Gabriel Valley	\$1,021
Area 4 - East San Gabriel Valley	\$1,008
Area 5 - Southeast	\$1,011
Area 6 - Southwest	\$1,018
Area 7 - Santa Monica Mountains	\$1,013

The Trails at Lyons Canyon Project is within the Library's Planning Area 1 – Santa Clarita Valley, current Developer Fee is \$1,010 per dwelling unit for a total of \$522,170 (\$1,010 x 517 dwelling units). Developer Fees collected for the Project will help mitigate the potential impact of residential developments.

LA County Library also collects an annual special tax which is levied on parcels within 10 cities (Cudahy, Culver City, Duarte, El Monte, La Cañada Flintridge, Lakewood, Lomita, Lynwood, Maywood, and West Hollywood) and unincorporated areas serviced by LA County Library. The Special Tax Rate for FY 2021-22 is \$32.55 per parcel.