



RECORDING REQUESTED BY
AND MAIL TO:

COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
BUILDING AND SAFETY DIVISION
900 S. FREMONT AVENUE, 3RD FLOOR
ALHAMBRA, CA 91803-1331

Space above this line is for Recorder's use

**COVENANT AND AGREEMENT REGARDING THE MAINTENANCE OF LOW IMPACT
DEVELOPMENT (LID) FEATURES**

Lili Mintorabi

The undersigned, *Lili Mintorabi* ("Owner"), hereby certifies that it owns the real property described as follows ("Subject Property"), located in the County of Los Angeles, State of California:

LEGAL DESCRIPTION

ASSESSOR'S ID # 4076-011-037 TRACT NO. 12711 LOT NO. 23 B 24
ADDRESS: 15106 Hawthorne Blvd. Lawndale, CA 90260

Owner is aware of the requirements of County of Los Angeles' Green Building Standards Code, Title 31 relating to LID standards. In accordance with said Title 31, Section 4.106.4 the following LID features have been installed on the Subject Property:

- Porous pavement
- Cistern/rain barrel
- Rain garden/planter box
- Disconnect impervious surfaces
- Dry Well
- Storage containers
- Landscaping and landscape irrigation
- Green roof
- Other _____

The location and type of each LID feature installed on the Subject Property is identified on the site diagram attached hereto as Exhibit 1.

Owner hereby covenants and agrees to maintain the above-described LID features in a good and operable condition at all times, and in accordance with the LID Maintenance Guidelines, attached hereto as Exhibit 2.

Owner further covenants and agrees that the above-described LID features shall not be removed from the Subject Property unless and until they have been replaced with other LID features in accordance with County of Los Angeles' Green Building Standards Code, Title 31.

Owner further covenants and agrees that if Owner hereafter sells the Subject Property, Owner shall provide printed educational materials to the buyer regarding the LID features that are located on the Subject Property, including the type(s) and location(s) of all such features, and instructions for properly maintaining all such features.

Owner makes this Covenant and Agreement on behalf of itself and its successors and assigns. This Covenant and Agreement shall run with the Subject Property and shall be binding upon Owner, future owners, and their heirs, successors and assignees, and shall continue in effect until the release of this Covenant and Agreement by the County of Los Angeles, in its sole discretion.

Owner(s):

By: *Lili Mintorabi*
By: *Lili Mintorabi*

Date: 9-9-2013
Date: _____

(PLEASE ATTACH NOTARY)

REFERENCE

PLAN CHECK NO.: PR 2012-0661 DISTRICT OFFICE NO.: 07.01

ATTACHMENTS

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

State of California

County of Los Angeles

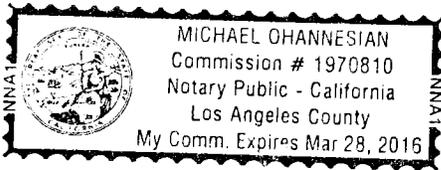
On Sept 09, 2013 before me, Michael Ohannesian, Notary Public

personally appeared Lili Mir torasi

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the forgoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal Above

Signature

[Handwritten Signature]

Signature of Notary Public

-----OPTIONAL-----

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Covenant and agreement regarding the maintenance of low impact development fees

Document Date: Sept 09, 2013

Number of Pages: 1

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: Lili Mir torasi

- Individual
- Corporate Officer - Title(s): _____
- Partner - Limited General
- Attorney In Fact
- Trustee
- Guardian or Conservator
- Other: owner

Signer is Representing: _____

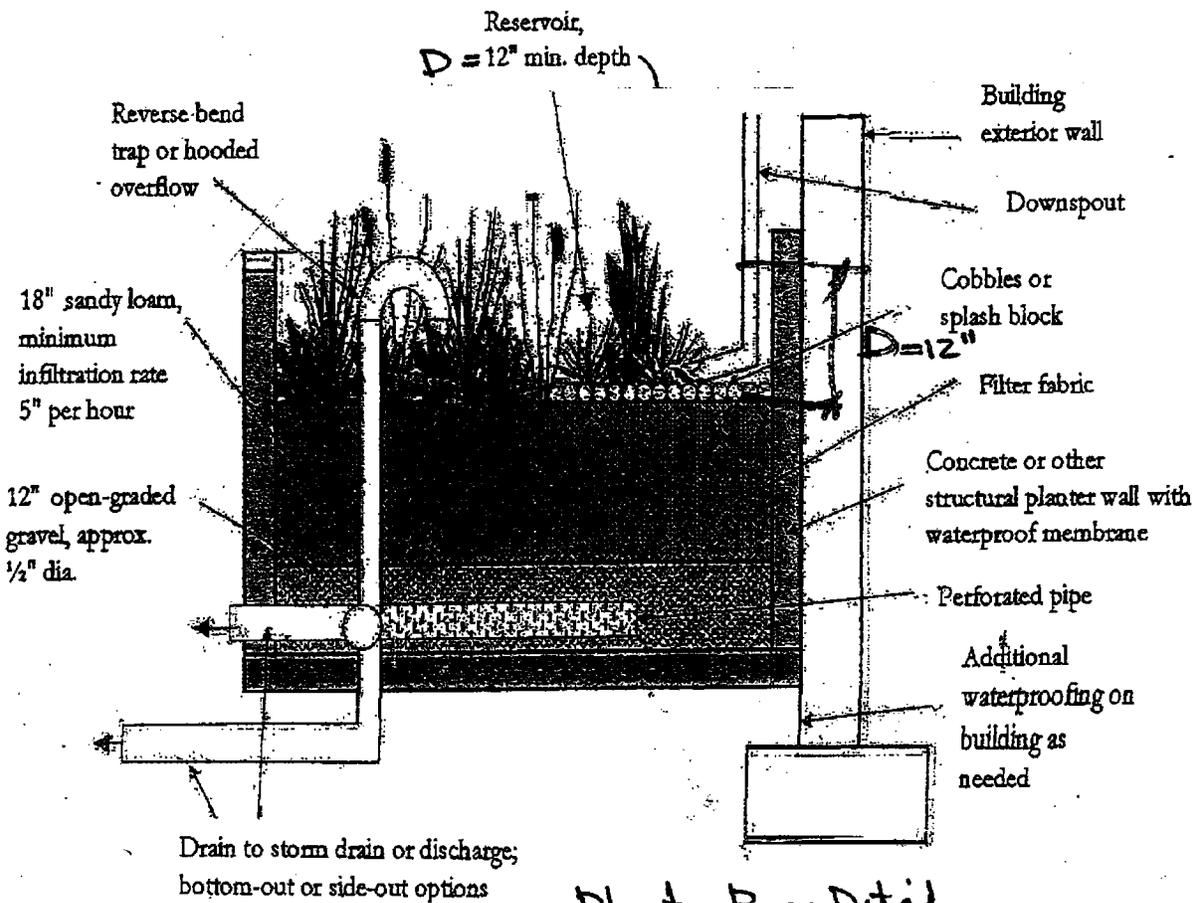
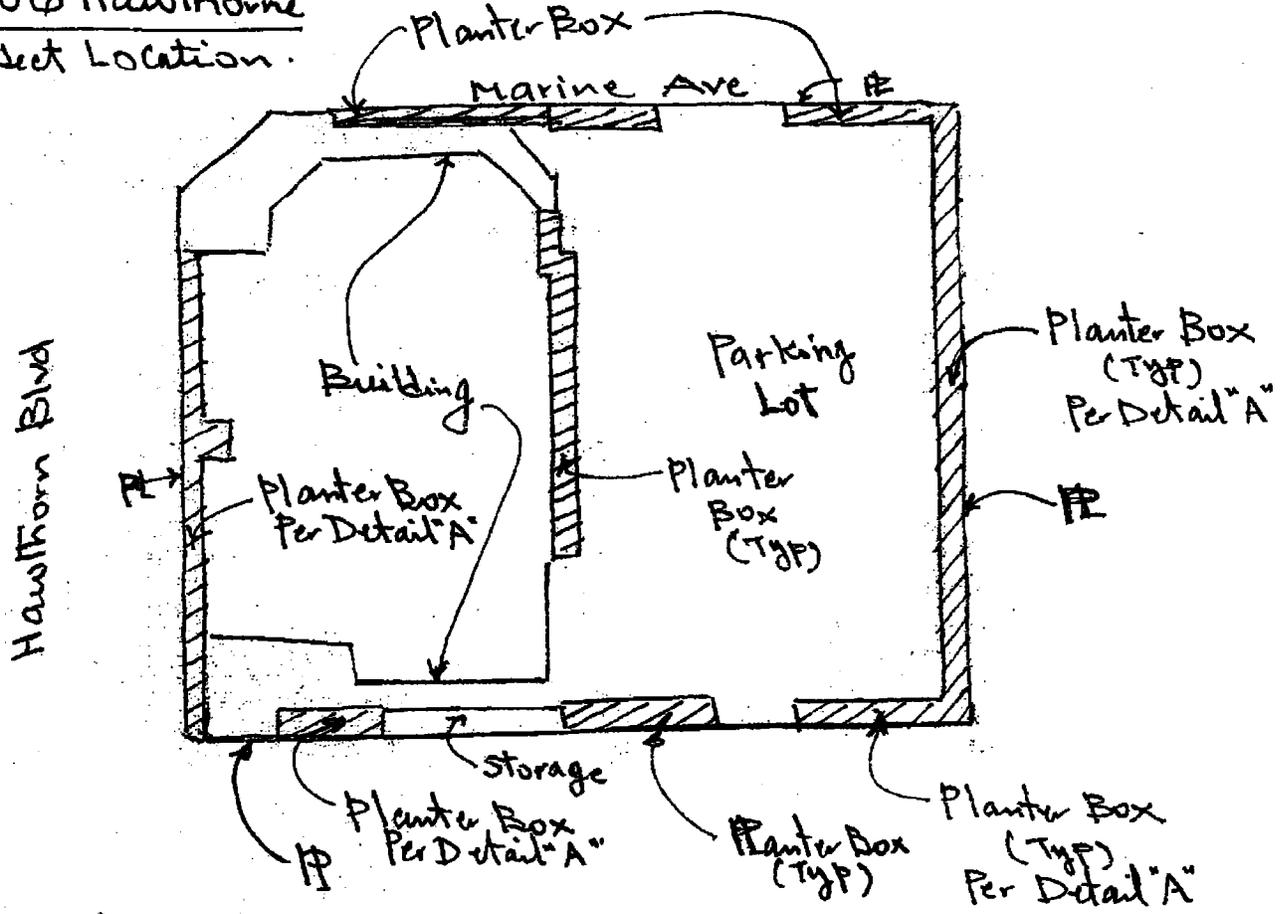
Signer's Name: _____

- Individual
- Corporate Officer - Title(s): _____
- Partner - Limited General
- Attorney In Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer is Representing: _____

15106 Hawthorne
Project Location.

Exhibit "1": Planter Box Location



(A) Planter Box Detail
N.T.S