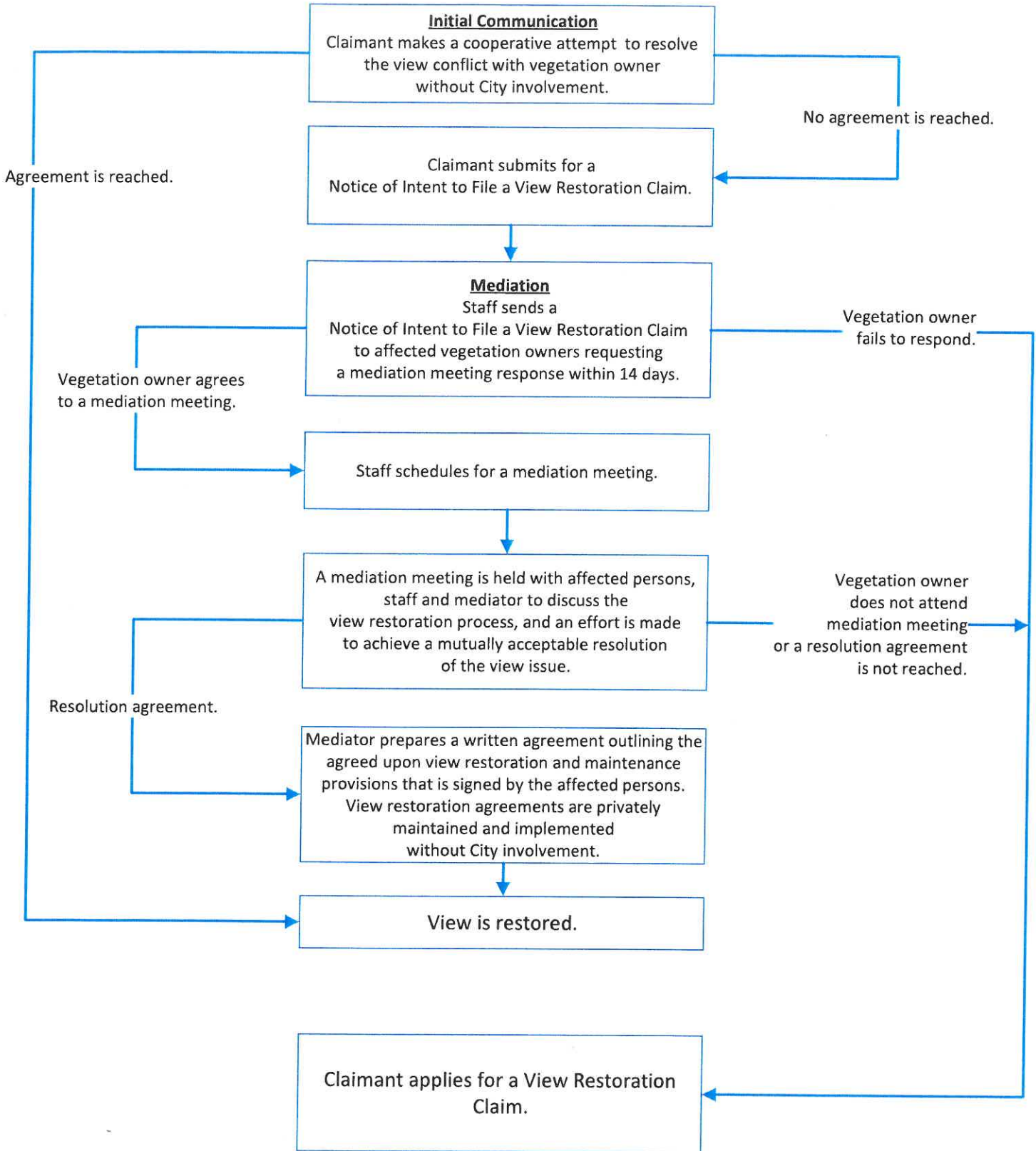
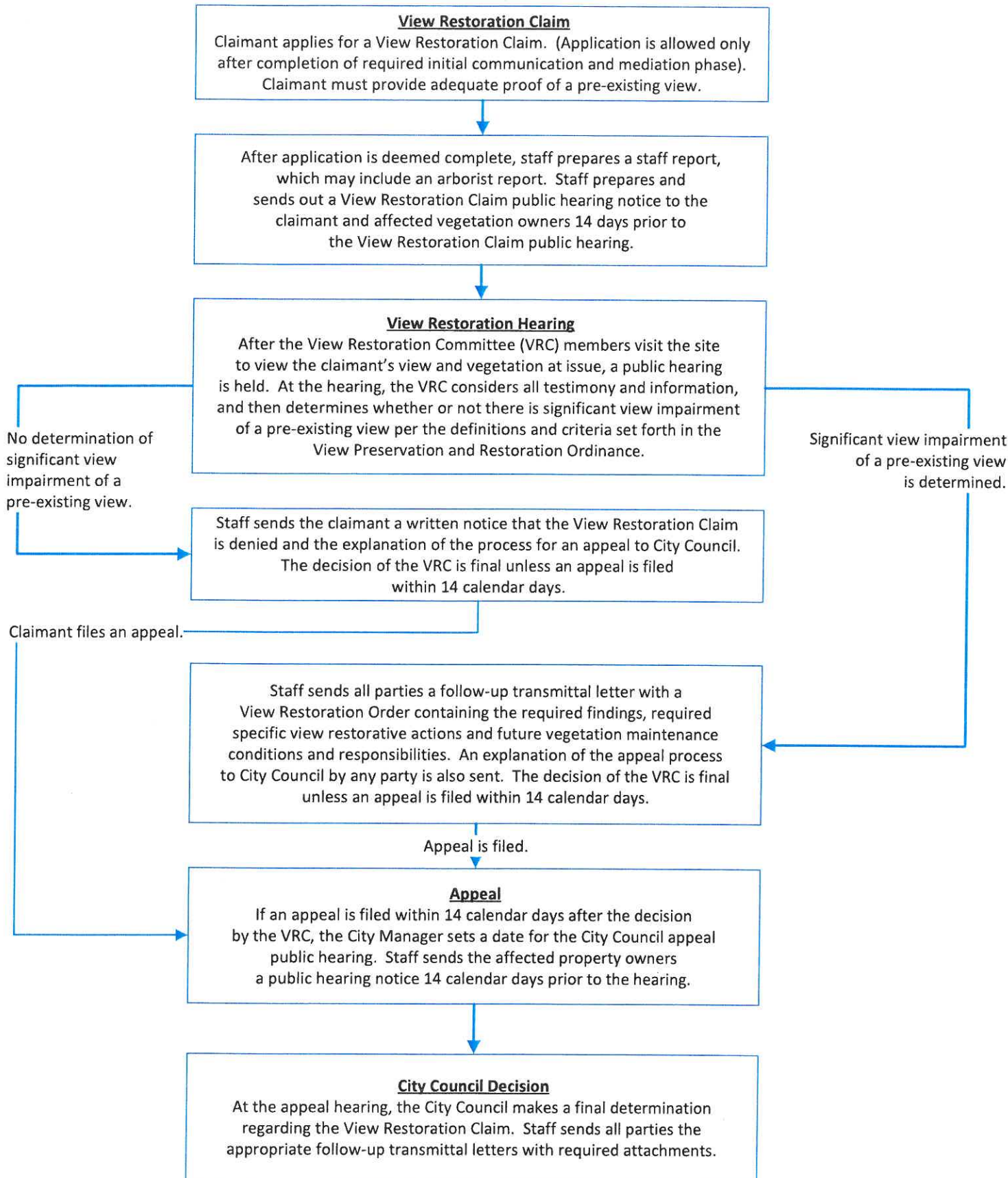


Laguna Beach
View Restoration Process
Initial Communication and Mediation
1st Phase



Laguna Beach
View Restoration Process
View Restoration Claim
2nd Phase



View Restoration Process

View Restoration Order 3rd Phase

View Restoration Order

Staff sends the view claimant and vegetation owners the View Restoration Order (VRO), which outlines the required specific view restorative actions and future vegetation maintenance conditions and responsibilities.



Bid and Deposit

The VRO contains the notification of and condition that the view claimant is required to obtain bids for the required restorative action, from a licensed, bonded and insured tree service contractor and post a deposit for that cost with the City within 30 days.



Vegetation Trimming

After the view claimant establishes a deposit trust account with the City and deposits the funds to pay for the required restorative action, staff sends the vegetation owner a 90-day notice to contract with the tree trimming service and to perform the required restorative action. After the required restorative action is performed and staff verifies all of the terms of the VRO, the vegetation owner is paid for the cost of the work from the funds held in the deposit trust account.



View is Restored



Enforcement

If there is any VRO noncompliance issue, either initially or long-term in regards to on-going vegetation limits or property access issues, City staff starts the processes to obtain the appropriate legal access authorization and code enforcement and/or nuisance abatement in order to authorize and obtain compliance. Liens or assessments recorded against the vegetation owner's property are allowed.