



**City of South Pasadena
Planning and Community
Development Department**

Memo

Date: October 15, 2020

To: Chair and Members of the Cultural Heritage Commission

From: Kanika Kith, Planning Manager

Re: Additional Document No. 1 for **Item No. 1** – Project No. 2349-COA – Certificate of Appropriateness for Front Yard Landscape Design at 1534 Ramona Avenue

The applicant submitted a Letter of Authorization demonstrating that Holy Family has the full authority to apply for the Certificate of Appropriateness. The Letter of Authorization is included as Attachment 1.

Attachment:

1. Letter of Authorization

ATTACHMENT 1
Letter of Authorization



Archdiocese of Los Angeles

Moderator of the Curia/
Vicar General
Office: (213) 637-7255
Fax: (213) 637-6255

3424
Wilshire
Boulevard

Los Angeles
California
90010-2241

October 7, 2020

City of South Pasadena
Planning Department
1414 Mission Street
South Pasadena CA 91030

Re: 1534 Ramona Avenue, South Pasadena, Letter of Authorization

To Whom it May Concern:

The above referenced property is owned by The Roman Catholic Archbishop of Los Angeles, a California corporation sole. The property was acquired on August 20, 2015, recorded by the Los Angeles County Recorder as Instrument Number 20151025373. The property was acquired for the benefit of Holy Family Parish, South Pasadena. The property is used and operated by the Parish.

Holy Family Parish has the full authority and authorization to operate the site, which includes but is not limited to, processing Building and Planning applications, submitting and signing for any and all applications, and related documents connected to any government agency requirement and accepting terms and conditions which may be required as part of a government action for approval of an application and or submission.

If you should have any questions, please contact the Archdiocese of Los Angeles General Counsel, Margaret G. Graf at Mggraf@la-archdiocese.org.

Sincerely,

Reverend Brian Nunes
Moderator of the Curia/Vicar General

Encl. Recorded Power of Attorney Document, LA County

cc. Michael T. Davitt, Director of Real Estate

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Los Angeles)

On October 7, 2020 before me, Christine Moreno, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared ***Brian Nunes***
Name(s) of Signer(s)

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 foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Christine Moreno
Signature of Notary Public

The Notary Commission extended pursuant to Executive Order N-63-20

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Letter to City of South Pasadena, Planning Department in favor of 1534 Ramona Avenue, South Pasadena, CA

Document Date: October 7, 2020 Number of Pages: one

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

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

Signer Is Representing: _____

Signer's Name: _____

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

Signer Is Representing: _____

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20201012781



Pages:
0005

Recorded/Filed in Official Records
Recorder's Office, Los Angeles County,
California

08/27/20 AT 08:00AM

FEES :	29.00
TAXES :	0.00
OTHER :	0.00
SB2 :	75.00
PAID :	104.00



LEADSHEET



202008270240065

00018792267



011109405

SEQ:
01

SECURE - 8:00AM



THIS FORM IS NOT TO BE DUPLICATED

*Recording requested by
Chicago Title*

Please Record and
When Recorded Mail To:
Margaret G. Graf, Esq.
General Counsel
ARCHDIOCESE OF LOS ANGELES
3424 Wilshire Boulevard
Los Angeles, California 90010

Accommodation

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That the undersigned, THE ROMAN CATHOLIC ARCHBISHOP OF LOS ANGELES, a corporation sole, organized and existing under the laws of the State of California and having its principal office for the transaction of the business of said corporation at the City of Los Angeles, in said State, does hereby make, constitute and appoint, Brian Alan Nunes, of the City of Los Angeles, in the County of Los Angeles, in said state, who has been appointed as the Moderator of the Curia of the Archdiocese of Los Angeles, the true and lawful attorney of said corporation sole for it and in its name, place and stead, and for its use and benefit:

(a) To ask, demand, sue for, recover, collect and receive each and every sum of money, debt, account, legacy, bequest, interest, dividend, annuity and demand (which now is or hereafter shall become due, owing or payable) belonging to or claims by said corporation sole, and to use and take any lawful means for the recovery thereof by legal process or otherwise, and to execute and deliver a satisfaction or release therefor, together with the right and power to compromise or compound any claim or demand;

(b) To exercise any or all of the following powers as to real property, and interest therein and/or any building thereon, and in furtherance thereof, to contract for, purchase, receive and take possession thereof and of evidence of title thereto; to lease the same for any term or purpose, including leases for business, residence, and oil and/or mineral development; to sell, exchange, grant or convey the same with or without warranty; and to mortgage, transfer in trust, or otherwise encumber or hypothecate the same to secure payment of a negotiable or nonnegotiable note or performance of any obligation or agreement.

(c) To exercise any or all of the following powers as to all kinds of personal property and goods, wares and merchandise, choses in action and other property in possession or in action, and in furtherance thereof; to contract for, buy, sell, exchange, transfer and in any legal manner deal in and with the same; and to mortgage, transfer in trust, and otherwise encumber or hypothecate the same to secure payment of a negotiable or nonnegotiable note or performance of any obligation or agreement;

(d) To borrow money and to execute and deliver negotiable and nonnegotiable notes therefor with or without security; and to loan money and receive negotiable or nonnegotiable notes therefor with such security as he shall deem proper;

(e) To create, amend, supplement and terminate any trust and to instruct and advise the trustee of any trust therein for which said corporation sole is or may be trustor or beneficiary; to represent and vote stock, exercise stock rights, accept and deal with any dividend, distribution or bonus, join in any corporate financing, reorganization, merger, liquidation, consolidation, or other action and the extension, compromise, conversion, adjustment, enforcement or foreclosure, singly or in conjunction with others, of any corporate stock, bond, note debenture or other security; to compound, compromise, adjust, settle and satisfy any obligation, secured or unsecured, owing by or to said corporation sole and to give or accept any property and/or money whether or not equal to or less in value than the amount owing in payment, settlement or satisfaction thereof.

(f) To transact business of any kind or class and as said corporation sole's act and deed to sign, execute, acknowledge and deliver any deed, lease, assignment of lease, covenant, indenture, indemnity, agreement, mortgage, deed of trust, assignment of mortgage or of the beneficial interest under deed of trust, extension or renewal of any obligation, subordination or waiver of priority, hypothecation, bottomry, charter-party, bill of lading, bill of sale, bill, bond note, whether negotiable or nonnegotiable, receipt evidence of debt, full or partial release or satisfaction of mortgage, judgment and other debt, request for partial or full reconveyance of deed of trust and such other instruments in writing of any kind or class as may be necessary or proper in the premises:

GIVING AND GRANTING unto said attorney full power and authority to do and perform all and every act and thing whatsoever requisite, necessary or appropriate to be done in and about the premises as fully to all intents and purposes as said corporation sole might or could do by its incumbent if he were personally present or acted directly or without an intermediary, said corporation sole hereby ratifying all that its said attorney Brian Alan Nunes shall lawfully do or cause to be done by virtue of these presents. The powers and authority hereby conferred upon said attorney shall be applicable to all real and personal property or interest therein now owned and hereafter acquired by said corporation sole and wherever situate.

Said attorney is empowered hereby to determine in his sole discretion the time when, purpose for and manner in which any power herein conferred upon him shall be exercised, and the conditions, provisions and covenants of any instrument or document which may be executed by him pursuant hereto; and, in the acquisition or disposition of real or personal property, said attorney shall have exclusive power to fix the terms thereof for cash, credit, and/or property, and if on credit with or without security.

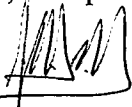
The agency created by this instrument shall not be terminated by a vacancy in the incumbency of said corporation sole.

The appointment of Brian Alan Nunes hereunder shall be effective on September 1, 2020 and shall continue for so long as he is Moderator of the Curia and shall automatically lapse with respect to actions taken after the effective date of the termination of such appointment.

When the context so requires, the singular number includes the plural, and vice versa.

IN WITNESS WHEREOF said corporation sole has executed these presents by its undersigned incumbent with its corporate seal affixed hereto, this 21 day of August, 2020.

THE ROMAN CATHOLIC ARCHBISHOP OF
LOS ANGELES, a corporation sole

By 

José H. Gomez
Its Incumbent

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of LOS ANGELES)

On AUGUST 21, 2020 before me, LINDA S. MACKENZIE, A NOTARY PUBLIC,
Date Here Insert Name and Title of the Officer
personally appeared JOSÉ H. GOMEZ
Name(s) of Signer(s)

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 foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Linda S. Mackenzie
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

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Description of Attached Document

Title or Type of Document: _____
Document Date: _____ Number of Pages: _____
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Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
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 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____