

<b>DOCKETED</b>	
<b>Docket Number:</b>	25-OPT-02
<b>Project Title:</b>	Prairie Song Reliability Project
<b>TN #:</b>	269644
<b>Document Title:</b>	LA County Comments on Application Materials
<b>Description:</b>	N/A
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<b>Organization:</b>	Los Angeles County
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*Comment Received From: Los Angeles County  
Submitted On: 4/27/2026  
Docket Number: 25-OPT-02*

## **LA County Comments on Application Materials**

*Additional submitted attachment is included below.*

April 27, 2026

California Energy Commission  
Docket Number 25-OPT-02

**SUBJECT: COMMENTS ON THE OPT-IN CERTIFICATION APPLICATION – PRAIRIE SONG RELIABILITY PROJECT**

Dear Commissioners:

The County of Los Angeles (County) submits the following comments on the Opt-In Certification application for the Prairie Song Reliability Project (Project) pursuant to the requirements for local agencies in AB 205 [2022]. Upon reviewing the application materials, the County requests that additional materials are submitted to meet County requirements for the Department of Public Works and County Fire Department:

County Department of Public Works

- Traffic management plans.
- Street right-of-way dedication, public street improvements, and driveway access along Soledad Canyon Road.
- Liquefaction analysis.
- Drainage analysis.

County Fire Department

- Fire and life safety requirements will be addressed during Fire Department building plan check review, including the number of water tanks, their size, and location. Fire Hydrants will also be addressed during this review.
- Fire apparatus access roads.
- Fuel modification plan.
- Certified Unified Program Agency (CUPA) hazardous materials handler and hazardous waste generator permits from the Health Hazardous Materials Division (HHMD) of the County Fire Department.

Please note that the Department of Parks and Recreation had no comments. The detailed comment letters from the Department of Public Works and County Fire Department.

Sincerely,



Susan Tae, AICP  
Assistant Deputy Director of Regional Planning



MARK PESTRELLA, Director

# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

900 SOUTH FREMONT AVENUE  
ALHAMBRA, CALIFORNIA 91803-1331  
Telephone: (626) 458-5100  
<http://dpw.lacounty.gov>

ADDRESS ALL CORRESPONDENCE TO:

P.O. BOX 1460

IN REPLY PLEASE

REFER TO FILE:

April 23, 2026

TO: Samuel Dea  
North County Development Services  
Department of Regional Planning

Attention Christopher Keating

FROM: James Chon  
Land Development Division

**CONDITIONAL USE PERMIT (RPPL2026001308)  
BATTERY ENERGY STORAGE SYSTEM (BESS)  
PRAIRIE SONG RELIABILITY PROJECT  
UNINCORPORATED COMMUNITY OF ACTON**

As requested, Public Works reviewed the proposed opt-in permit through the California Energy Commission for the proposed BESS project. The project proposes to construct, own, and operate the Prairie Song Reliability Project. The project is a 1,150-megawatt (MW), approximately 9,200-megawatt hour (MWh), battery energy storage system that would be constructed on privately owned land in the unincorporated Los Angeles County community of Acton, California.

The project has the potential to significantly impact the County streetways and intersections in the area. All works within or affecting the public street right of way will require county road permits and plans approval. Public Works offers the following comments on the submitted documents.

1. Traffic

- 1.1. Submit the Construction Traffic Management Plan to Public Works, Traffic Safety and Mobility Division for review and approval.
- 1.2. Submit the Traffic Control Plan to Public Works, Traffic Safety and Mobility Division for review and approval.

Submit plans directly to Public Works through the County EPIC-LA web portal.

For questions regarding the traffic requirements, please contact Stephen Lamm of Public Works, Traffic Safety and Mobility Division, at (626) 300-4764 or [slamm@pw.lacounty.gov](mailto:slamm@pw.lacounty.gov).

2. Street

- 2.1. The property line along Soledad Canyon Road should be set back 50 feet from the street centerline. This means an additional 10 feet offer of future street right of way dedication to the County is required.
- 2.2. Public street improvement and driveway access along the property frontage on Soledad Canyon Road shall conform to the County's major highway standard per Title 21.24.065.

Submit street improvement plans directly to Public Works through the County EPIC-LA web portal.

For questions regarding the street requirements, please contact Alyssa Eckley of Public Works, Land Development Division, at (626) 458-4921 or [aeckley@pw.lacounty.gov](mailto:aeckley@pw.lacounty.gov).

3. Geology

- 3.1. Address the comments on the attached Geologic and Soils Engineering Review Sheet dated April 21, 2026.

For questions regarding the geology requirements, please contact Karin Burger of Public Works, Geotechnical and Materials Engineering Division, at (626) 458-7989 or [kburger@pw.lacounty.gov](mailto:kburger@pw.lacounty.gov).

4. Drainage

- 4.1. There should be no negative drainage impacts from the proposed development to the existing conditions of the surrounding area.
- 4.2. The project shall conform to the County Low Impact Development Section 12.84.440 standards in accordance with the LID Standards Manual which is available at [https://dpw.lacounty.gov/idd/lib/fp/Hydrology/Los Angeles County Low Impact Development \(LID\) Manual.pdf](https://dpw.lacounty.gov/idd/lib/fp/Hydrology/Los_Angeles_County_Low_Impact_Development_(LID)_Manual.pdf).

For questions regarding the drainage requirements, please contact Mike Tran of Public Works, Land Development Division, at (626) 458-4921 or [mtran@pw.lacounty.gov](mailto:mtran@pw.lacounty.gov).

5. Survey/Mapping and Property Management

5.1. A Los Angeles County Franchise Agreement will be required for any proposed structures, such as transmission lines and poles, within the County's street right-of-way.

For questions regarding the franchise agreement, please contact Dayna Rothman of Public Works, Survey/Mapping and Property Management Division, at (626) 458-7072 or [drothman@pw.lacounty.gov](mailto:drothman@pw.lacounty.gov).

If you have any questions or require additional information, please contact Milad Hashemi of Public Works, Land Development Division, at (626) 458-7102 or [mihashemi@pw.lacounty.gov](mailto:mihashemi@pw.lacounty.gov).

DK:

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# COUNTY OF LOS ANGELES FIRE DEPARTMENT



ANTHONY C. MARRONE  
FIRE CHIEF  
FORESTER & FIRE WARDEN

*"Proud Protectors of Life,  
the Environment, and Property"*

1320 NORTH EASTERN AVENUE  
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April 24, 2026

Christopher Keating, Regional Planner  
Department of Regional Planning  
320 W. Temple Street  
Los Angeles, CA 90012

Dear Mr. Keating:

The County of Los Angeles Fire Department's Planning Division, Land Development Unit, Forestry Division, and Health Hazardous Materials Division have reviewed the following case, Antelope Valley, **RPPL2026001308**.

Prairie Song Reliability Project Battery Energy Storage System (BESS).

The following are their comments:

### **PLANNING DIVISION:**

We have no comments.

For any questions regarding this response, please contact Mamikon Nalchajyan, Planning Analyst, at (213) 466-5596 Mamikon.Nalchajyan@fire.lacounty.gov.

### **LAND DEVELOPMENT UNIT:**

The development of this project must comply with all applicable code and ordinance requirements for construction, access and the fire protection water system. The County of Los Angeles Fire Code shall be the referenced Fire Code, not the California Fire Code (CFC) within the document.

Specific fire and life safety requirements for the construction phase will be addressed at the Fire Department building plan check review. There may be additional fire and life safety requirements during this time. The number of water tanks, along with their size and location,

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will be done during this review. The installation of on-site fire hydrants may need to be addressed.

The project shall be accessible to Fire Department apparatus by way of access roadways, with paved all-weather surface of not less than a 26-foot width, which shall be maintained in accordance with the County of Los Angeles Fire Code. The Fire Code requires the Fire Apparatus Access Roads to be "clear-to-sky", not 13'-6" as noted in appendix 3.16.2.3.3. The required turning radius is a minimum of 32-foot centerline turning radius with an inner radius of 19 feet and an outer radius 45 feet as noted in Appendix 3.16.2.3.3.

The requirements for the gates include the following: (1) The onsite ingress/ egress gate shall be located on the address side of the property; (2) The onsite ingress/ egress gate width shall be a minimum of 20 feet, clear-to-sky, with all gate hardware clear of the roadway width (3) The gate shall be located a minimum of 50 feet from the public right-of-way; (4) The facility emergency contact information shall be provided with each limited access device, per County of Los Angeles Fire Department Regulation 5, and shall be clearly indicated with an appropriate placard at each ingress location. The minimum size of the placard shall be 12 inches X 12 inches; (5) All locking devices shall comply with the County of Los Angeles Fire Department Regulation 5, Compliance for Installation of Emergency Access Devices; (6) No interior gates permitted on the on-site access roads.

This property is located within the area described by the Fire Department as a Fire Hazard Severity Zone. The development of this project must comply with all applicable code and ordinance requirements for brush clearance along with the preparation of a Fuel Modification Plan.

The Land Development Unit appreciates the opportunity to comment on this project. Should any questions arise, please contact Wally Collins at (323) 890-4243 or [Wally.Collins@fire.lacounty.gov](mailto:Wally.Collins@fire.lacounty.gov).

#### **FORESTRY DIVISION – OTHER ENVIRONMENTAL CONCERNS:**

The statutory responsibilities of the County of Los Angeles Fire Department Forestry Division include erosion control, watershed management, rare and endangered species, brush clearance, vegetation management, fuel modification for Fire Hazard Severity Zones, archeological and cultural resources, and the County Oak Tree Ordinance.

For any questions regarding this response, please contact Forestry Assistant, Matthew Ermino at (818) 890-5719.

#### **HEALTH HAZARDOUS MATERIALS DIVISION:**

The Health Hazardous Materials Division (HHMD) of the Los Angeles County Fire Department has reviewed the EIR and associated documents (June 2025), prepared by Dudek. HHMD advises that the project site will likely need to obtain Certified Unified Program Agency (CUPA) hazardous materials handler and hazardous waste generator permits from HHMD for the proposed Prairie Song Reliability Project Battery Energy Storage System upon completion of development. HHMD has no further comments or requirements for the project at this time.

Christopher Keating, Regional Planner  
April 24, 2026  
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Please contact HHMD Hazardous Materials Specialist III, Sharon Dela Rea at (323) 890-4061 or [Sharon.DelaRea@fire.lacounty.gov](mailto:Sharon.DelaRea@fire.lacounty.gov) if you have any questions.

Very truly yours,



RONALD M. DURBIN, CHIEF, FORESTRY DIVISION  
PREVENTION SERVICES BUREAU

RMD:pg