



Roscomare
Valley
Association

March 20, 2012

Joyce Essex
Danny Harvey
Ron de Salvo
Coldwell Banker North
301 North Canon Drive
Beverly Hills, CA 90210

Re: UCLA Hannah Carter Japanese Garden (10619 Bellagio Road, Los Angeles, CA 90077;
Los Angeles County Assessor Parcel No. 4362-002-900)

Dear Ms. Essex, Mr. Harvey, and Mr. de Salvo:

As the listing agents for the above property, I am writing to inform you that the Roscomare Valley Association (RVA) Board of Directors strongly supports the extensive ongoing efforts to save the Hannah Carter Japanese Garden (Garden), as detailed on the following website: <http://hannahcarterjapanesegarden.com/>. In this regard, we strongly oppose UCLA's current efforts to sell the Garden, which has been an important part of the Bel Air community for half a century. Our homeowners organization includes almost 900 households in north Bel Air that are located close to both the Garden and UCLA.

Former UC Regent Edward W. Carter and Hannah L. Carter donated the Garden to UCLA in 1964 with the understanding that UCLA would maintain it in perpetuity and make it accessible to the public. While the UC Regents and UCLA apparently have the "legal" right to abrogate their "in perpetuity" agreement with the Carters and to then put the Garden up for sale, we consider both the abrogation and the proposed sale to be highly unethical. Furthermore, we feel these actions are seriously damaging the image of UCLA as an ethical institution, because it is obvious that UCLA could use apparently "legal" tactics to abrogate the terms of other gifts that it has received in good faith.

As support for our position, I have attached four other statements of opposition to the sale of the Garden: the January 24, 2012 letter from Los Angeles City Councilman Paul Koretz, the January 31, 2012 remarks of Jim Caldwell (eldest son of Hannah Carter), the February 21, 2012 UCLA Daily Bruin Garden Coalition Commentary, and the March 6, 2012 letter of Sacramento businessman Norman R. Brown regarding "money" versus "ethical conduct" at UCLA. These four items provide constructive ideas on how to save the Garden.

We request that you fully disclose to everyone who bids on the Garden the above opposition to the sale of the Garden. Also, we request that you disclose that this property is not currently classified by the Los Angeles County Assessor as a "single family residence," but has the Property Type of "other." The RVA Board has extensive experience in making sure that residential development projects in Bel Air satisfy Los Angeles City zoning and building codes. We will vigorously oppose any attempt to change the current zoning status of the Garden in order to make possible the construction of single family residence on this very special property.

Finally, several RVA Board Members and I request the opportunity to personally meet with you in order to explain the opposition to the sale of the Garden in more detail.

Thank you very much for your consideration and cooperation.

Sincerely yours,

A handwritten signature in blue ink, appearing to read "Stephen C. Twining". The signature is fluid and cursive, with a large loop at the end.

Stephen C. Twining
Multi-Year President, Roscomare Valley Association
President Emeritus (Former Multi-Year President), Bel Air-Beverly Crest Neighborhood Council
Former Chairman and Former President, Federation of Hillside and Canyon Associations, Inc.
Member, West Los Angeles Community Police Advisory Board
Vice President, Traffic Committee, West Los Angeles Community Police Advisory Board
Bel Air-Beverly Crest Neighborhood Council Representative,
Western Regional Alliance of Councils (10 Neighborhood Councils & 3 Community Councils)
Leadership Committee Member and Transportation/Mobility Chair,
Western Regional Alliance of Councils
Representative, Fifth City Council District Association of Homeowners