

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

January 30, 2024

Honorable Members:

Council District No. 3

SUBJECT:

Final Map of Tract No. 82646.

RECOMMENDATIONS:

Approve the final map of Tract No. 82646, located at 20024 W. Chase Street, westerly of Penfield Avenue and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT:

The subdivider has paid a fee of \$9,064 for the processing of this final tract map pursuant to Section 19.02(A)(2) of the Municipal Code. No additional City funds are needed.

TRANSMITTALS:

1. Map of Tract No. 82646.
2. Unnumbered file for Tract No. 82646.
3. Subdivision Improvement Agreement and Contract with security documents.

DISCUSSION:

The vesting tentative map of Tract No. 82646 was conditionally approved by the Deputy Advisory Agency on June 25, 2020, for a maximum of nine (9) small lots.

The Advisory Agency has determined that this project will not have a significant effect on the environment.

The conditions of approval for the tract map have been fulfilled including payment of the Recreation and Parks Fee. Transmitted Subdivision Improvement Agreement and Contract with security documents guarantee construction of the required public improvements. Upon approval by the Council, the final map will be transmitted to the County Engineer for filing with the County

Recorder.

The expiration date of the tentative map approval is June 25, 2029.

The owner and engineer for this subdivision are:

Owner

Kermore Development, LLC  
P.O. Box 968  
Atwood, CA 92811

Surveyor

Larry Mar  
87 N. Raymond Avenue Suite 300  
Pasadena, CA 91103

Report prepared by:  
Permit Case Management Division

Respectfully submitted,

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Civil Engineer  
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 for  
Bertram Moklebust, P.E.  
Principal Civil Engineer  
Permit Case Management Division  
Bureau of Engineering