

ACCELERATED REVIEW PROCESS - B

Office of the City Engineer

Los Angeles, California

To the Honorable Council

Of the City of Los Angeles

October 11, 2023

Honorable Members:

CD No. 4

SUBJECT:

Quitclaim of Portion of Sanitary Sewer Easements - 7282-7286  
West Woodrow Wilson Drive - Right of Way No. 36000-2384

RECOMMENDATIONS:

- A. That the petitioner's request for the quitclaim of portions of two 5-foot wide easements for sanitary sewer purposes lying on 7282-7286 West Woodrow Wilson Drive shown crosshatched on Exhibit "A" be approved, subject to the following conditions:
  - 1. That the petitioners make satisfactory arrangement with the Real Estate Group of the Bureau of Engineering with respect to the payment of document recording fee.
  - 2. Documentation of new easement replacement
- B. That the accompanying draft of Ordinance, authorizing such quitclaim, which has been approved as to form and legality by the City Attorney, be adopted.
- C. That the Real Estate Division of the Bureau of Engineering record and deliver the necessary quitclaim deed or deeds to the persons legally entitled thereto.
- D. That if the Council add, remove or modify any of the previously stipulated conditions, the accompanied draft of Ordinance be considered null and void and a new Ordinance

be procured.

FISCAL IMPACT STATEMENT:

A fee of \$7,075.91 was paid for processing this request pursuant to Section 7.40 of the Administrative Code.

Notification Letters:

That notification of the time and place of the City Council meeting to consider this matter be sent to:

- 1) Andrew H. Leung and Monica D. Hanna  
7282 West Woodrow Wilson Drive  
Los Angeles CA 90068
- 2) Liza Ahn  
15547 Calle El Capitan  
Santa Clarita CA 91390

TRANSMITTALS:

1. Application dated August 4, 2022, from Andrew H. Leung and Monica D. Hanna
2. Draft of Ordinance
3. Exhibit "A", location map

DISCUSSION:

The petitioner, Andrew H. Leung and Monica D. Hanna, owners of the properties, are requesting the City to quitclaim two 5-foot wide sanitary sewer easements lying on 7282-7286 West Woodrow Wilson Drive, as shown crosshatched on Exhibit "A".

The petitioner has requested the quitclaim of two 5-foot wide sanitary sewer easements due to there being improvements over easements.

The request for the quitclaim of the easement can be granted since the portion of the easement being requested is not utilized and its retention is no longer necessary. There are no existing sanitary sewers within the easement areas.

The two 5-foot wide easements for sanitary sewer purposes being quitclaimed, lying on Lots 927 and 928 of Tract 1450, were dedicated by instrument recorded in Book 7335, pages 124 and 125, and instrument recorded in Book 8228, pages 149 and 150, both of Official Records, in the Office of the County Recorder of Los Angeles County

The Valley District Office of the Bureau of Engineering stated in its communication dated September 13, 2022 that the office has no objection to the Quitclaim of the easements subject to the condition that the Offer to Dedicate a replacement Sanitary Sewer Easement, per Right of Way No. 36000-10269, has been processed to the point that the offer is irrevocable. The replacement easement irrevocable offer to dedicate was recorded as Document No.20221057497 on November 8, 2022.

The Wastewater Conveyance Engineering Division of the Bureau of Engineering stated in its communication dated September 26, 2022 that since no public sewers exist on the subject easement, the quitclaim of the sanitary sewer easement may be granted with the following conditions: 1. Documentation of new easement replacement. The replacement easement irrevocable offer to dedicate was recorded as Document No.20221057497 on November 8, 2022.

The City Engineer is also requiring the petitioner to provide payment of the recording fee as outlined under Recommendation "A" in a manner satisfactory to the City Engineer.

ENVIRONMENTAL DETERMINATION:

The Bureau of Engineering has determined that the quitclaim of the two 5-foot wide easements for sanitary sewer purposes is exempt from the California Environmental Quality Act of 1970, pursuant to the categorical exemptions included in the City of Los Angeles Guidelines under Article III, Class 5(4).

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "B Moklebus", is written over the typed name.

Bert Moklebus

Council

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CD No. 4

Principal Civil Engineer  
Permit Case Management Division  
Bureau of Engineering

BM/BG/ND

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