

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

October 20, 2021

Honorable Members:

C.D. No. 8

SUBJECT:

Final Map of Tract No. 73348

RECOMMENDATIONS:

Approve the final map of Tract No. 73348, located at 1284-1288 West 37th Street, easterly of Normandie Avenue and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT

The subdivider has paid a fee of \$9,064.00 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. 73348.
2. Unnumbered file for Tract No. 73348.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 73348 was conditionally approved by the Advisory Agency on July 1, 2016 for a maximum of ten (10) lots, pursuant to the Small Lot Subdivision Ordinance No. 176,354.

The Deputy Advisory Agency adopted Mitigated Negative Declaration ENV-2014-4939-MND as the environmental clearance and has determined that this project will not have a significant effect on the environment provided that the potential impacts identified are mitigated to a less than significant level through implementation of the Tract's Conditions of Approval.

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 attached security documents guarantees construction of the required 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 July 1, 2022.

The owner and surveyor for this subdivision are:

Owner

USC Holdings I, LP  
1180 West Adams, Boulevard  
Los Angeles, CA 90007

Surveyor

Robert J. Russell  
2514 Alpine Boulevard, Suite 4  
Alpine, CA 91901

Report prepared by:  
Permit Case Management Division

Respectfully submitted,

Thein Crocker, P.E.  
Civil Engineer  
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Bert Moglebust, P.E.  
Principal Civil Engineer  
Permit Case Management Division  
Bureau of Engineering

BM/bt  
Q:Tr. 73348