

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. 11

SUBJECT:

Final Map of Tract No. 73598

RECOMMENDATIONS:

Approve the final map of Tract No. 73598, located at 12400 West Pacific Avenue, westerly of Centinela 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. 73598.
2. Unnumbered file for Tract No. 73598.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 73598 was conditionally approved by the Advisory Agency on March 23, 2016 for a maximum of five (5) small lots for five small lot homes for the purpose of a Small Lot Subdivision.

The Deputy Advisory Agency certifies that Mitigated Negative Declaration No. ENV-2015-2499-MND reflects the independent judgment of the lead agency and determined that this project would not have a significant effect upon the environment provided the potential impacts identified above are mitigated to a less than significant level through implementation of Condition Nos. 22 and 23 of the Tract's 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 April 4, 2025.

The owner and surveyor for this subdivision are:

Owner

12400 Pacific Avenue Group, LLC
550 South Hill Street, Suite 1450
Los Angeles, CA 90013

Surveyor

Yoshiaki Miyamoto
5601 West Washington Boulevard
Los Angeles, CA 90016

Report prepared by:
Permit Case Management Division

Respectfully submitted,

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

BM/bt
Q:Tr. 73598