

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

September 12, 2022

Honorable Members:

C.D. No. 11

SUBJECT:

Final Map of Tract Map L.A. No. 82781

RECOMMENDATIONS:

Approve the final map of Tract Map L.A. No. 82781, located at 1452 South Butler Avenue, northerly of Ohio 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(B)(3) of the Municipal Code. No additional City funds are needed.

TRANSMITTALS:

1. Map of Tract Map L.A. No. 82781.
2. Unnumbered file for Tract Map L.A. No. 82781.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract Map L.A. No. 82781 was conditionally approved by the Advisory Agency on December 6, 2019 for a maximum of five (5) small lot homes for the purpose of a Small Lot Subdivision.

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 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 was December 6, 2022.

The owner and surveyor for this subdivision are:

Owner

The 1454 Butler Avenue, LLC  
14600 Sherman Way, Suite 100A  
Van Nuys, CA 91405

Surveyor

Mo Sahebi, Planex Associates Inc.  
1330 Olympic Blvd.  
Santa Monica, CA 90404

Report prepared by:  
Permit Case Management Division

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Respectfully submitted,



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