

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

October 5, 2022

Honorable Members:

C.D. No. 13

SUBJECT:

Final Map of Parcel Map L.A. No. 2019-5438

RECOMMENDATIONS:

Approve the final map of Parcel Map L.A. No. 2019-5438, located at 542 North Serrano Avenue, northerly of Maplewood 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 parcel map pursuant to Section 19.02(B)(3) of the Municipal Code. No additional City funds are needed.

TRANSMITTALS:

1. Map of Parcel Map L.A. No. 2019-5438.
2. Unnumbered file for Parcel Map L.A. No. 2019-5438.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The preliminary map of Parcel Map L.A. No. 2019-5438 was conditionally approved by the Advisory Agency on April 23, 2021 for a maximum four (4) small lots, pursuant to the Small Lot Subdivision Ordinance No. 185,462.

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

The Conditions of Approval for the parcel 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 April 23, 2024.

The owner and surveyor for this subdivision are:

Owner

BOMO Investments, LLC  
8721 W. Sunset Blvd., Ste. P6  
West Hollywood, CA 90069

Surveyor

Richard Prutz  
6355 Topanga Canyon Blvd., Suite 345  
Woodland Hills, CA 91367

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