

ORDINANCE NO. 185107

An Ordinance authorizing and providing for the Grant of an Easement to 636 NHP LLC over a portion of real property being acquired from 636 NHP LLC, and the public interest or necessity requires the grant without the necessity of calling to bids, to 636 NHP LLC.

THE PEOPLE OF THE CITY OF LOS ANGELES DO ORDAIN AS FOLLOWS:

Section 1. The Council of the City of Los Angeles hereby finds and determines that certain real property being acquired by the City of Los Angeles from 636 NHP LLC, and located at the address and/or location set forth hereinafter, that the public interest and necessity require the grant of easement to 636 NHP LLC to access their property abutting the property being sold to the City.

Location:

524 West Ord Street, Los Angeles, CA

APN:

5407-025-010, -017, and 5407-025-900, -901, -902

Legal Description:

SEE ATTACHED LEGAL DESCRIPTION MARKED EXHIBIT "A"

Section 2. The Mayor of the City of Los Angeles in the name of and on behalf of said City is hereby authorized and directed to execute an Easement Agreement for the said real property described in Section 1 of this Ordinance to 636 NHP LLC, the City Clerk of said City is hereby authorized and directed to attest thereto and to affix the City Seal.

Section 3. The Department of General Services, Real Estate Services Division is authorized to process all necessary documents to otherwise complete this easement agreement with 636 NHP LLC.

Section 4. The City Clerk shall certify to the passage of this Ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten (10) days in three (3) public places in the City of Los Angeles; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

I hereby certify that this Ordinance was passed by the Council of the City of Los Angeles, at its meeting of AUG 11 2017.

APPROVED AS TO FORM AND LEGALITY:

MICHAEL N. FEUER, City Attorney

BY



Name:

Annette R. Rogra
Deputy

Dated

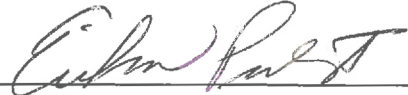
June 16, 2017

File No.

17-0395

HOLLY L. WOLCOTT, City Clerk

BY



Name:

Eric Garcia
Deputy



AUG 14 2017

ERIC GARCETTI, Mayor

DECLARATION OF POSTING ORDINANCE

I, JUAN VERANO, state as follows: I am, and was at all times hereinafter mentioned, a resident of the State of California, over the age of eighteen years, and a Deputy City Clerk of the City of Los Angeles, California.

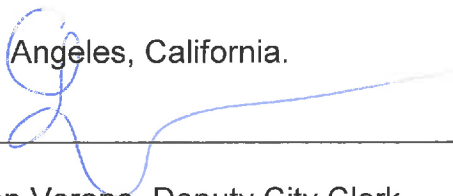
Ordinance No. 185107 – Acquisition of property located at 524 West Ord Street by the Department of Recreation and Parks and an Easement Agreement with the owner of adjoining property for the development of the Ord and Yale Street Park – a copy of which is hereto

attached, was finally adopted by the Los Angeles City Council on **August 11, 2017**, and under the direction of said City Council and the City Clerk, pursuant to Section 251 of the Charter of the City of Los Angeles and Ordinance No. 172959, on **August 15, 2017** I posted a true copy of said ordinance at each of the three public places located in the City of Los Angeles, California, as follows: 1) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; 2) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; 3) one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

Copies of said ordinance were posted conspicuously beginning on **August 15, 2017** and will be continuously posted for ten or more days.

I declare under penalty of perjury that the foregoing is true and correct.

Signed this **15th** day of **August 2017** at Los Angeles, California.



Juan Verano, Deputy City Clerk

EXHIBIT A

LEGAL DESCRIPTION

That portion of Lot 12 of Block 35 1/2, being an extension of Ord's Survey of the City of Los Angeles, in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 3 Page 240 and Page 383 of Miscellaneous Records, in the office of the County Recorder of said county, together with that portion of Teed Street, 60.00 feet wide, as shown on said map, vacated by said city per Resolution to Vacate No. 82-21808 recorded December 22, 1982 as Instrument No. 82-1282467 in said County Recorder's office, bounded and described as follows:

Beginning at the Easterly corner of said Lot 12; thence along a line perpendicular to the centerline of said vacated Teed Street South $67^{\circ}07'15''$ East, for the purposes of this description only, a distance of 30.00 feet to said centerline; thence along said centerline South $22^{\circ}52'45''$ West, 139.14 feet to a line perpendicular to said centerline and passing through the southerly end of the existing retaining wall; thence along last said perpendicular line North $67^{\circ}07'15''$ West, 21.44 feet to a line parallel with and distant 5.00 feet Southeasterly, measured at right angles from the Easterly face of said retaining wall; thence along said parallel line North $23^{\circ}59'24''$ East, 69.63 feet to a line parallel with and distant 5.00 feet easterly, measured at right angles of said Easterly face of retaining wall; thence along last said parallel line North $3^{\circ}25'11''$ East, 69.32 feet to a line parallel with and distant 5.00 feet Northeasterly, measured at right angles from said Easterly face of retaining wall; thence along last said parallel line North $67^{\circ}24'36''$ West 33.44 feet to a line parallel with and distant 5.00 feet southeasterly, measured at right angles from said Easterly face of retaining wall; thence along last said parallel line and its northerly prolongation North $22^{\circ}56'16''$ East, 4.26 feet to the Northeasterly line of said Lot 12; thence along said northeasterly line South $67^{\circ}11'57''$ East, 46.62 feet to the point of beginning.

Containing: 3,834 square feet.

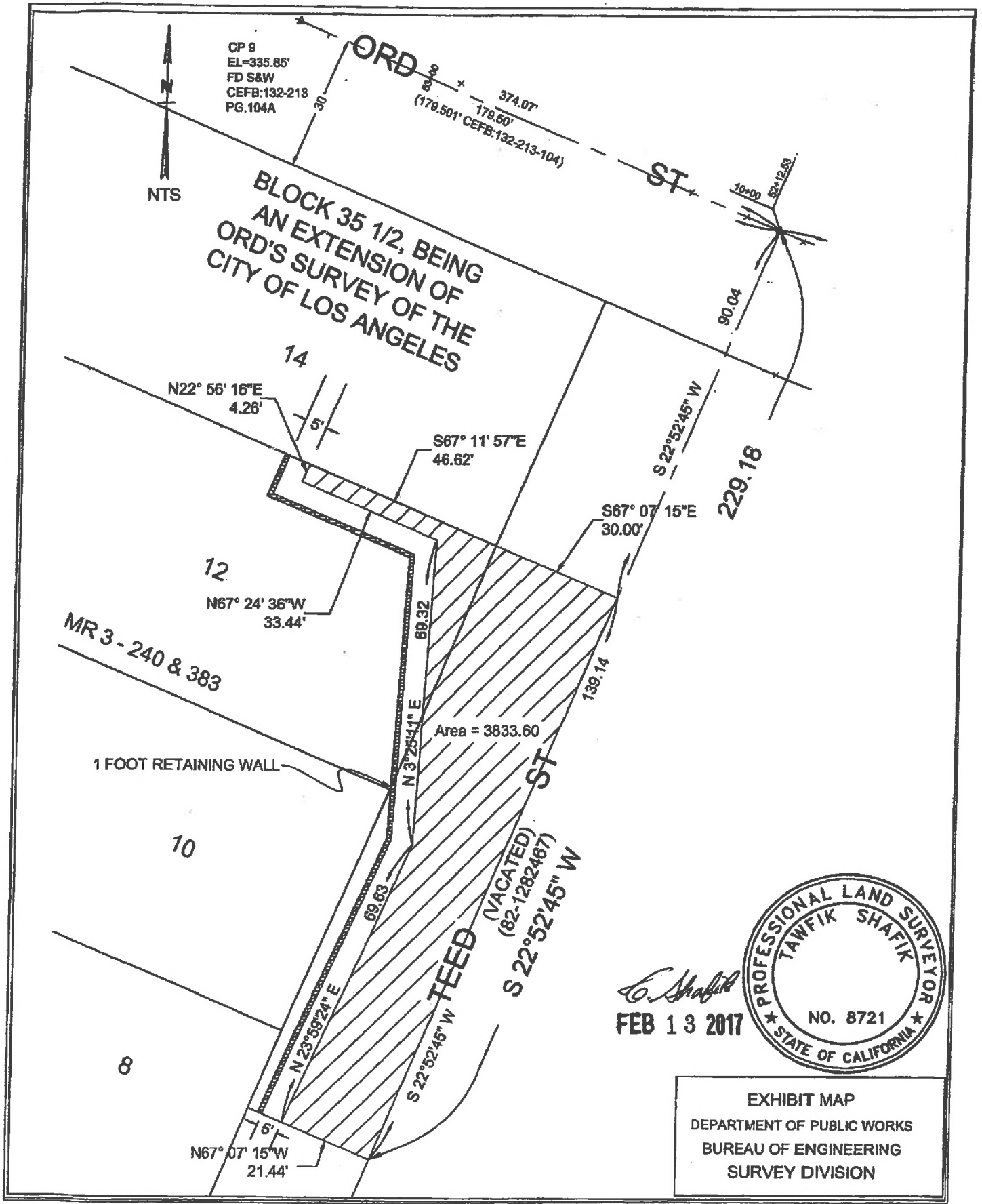
All as shown on "Exhibit Map" attached hereto and by this reference made a part hereof.

T. Shafik

FEB 13 2017



EXHIBIT A



T. Shafik
FEB 13 2017



EXHIBIT MAP
DEPARTMENT OF PUBLIC WORKS
BUREAU OF ENGINEERING
SURVEY DIVISION

EXHIBIT A

LEGAL DESCRIPTION

Lots 5 to 12, inclusive, of Block 35 1/2, being an extension of Ord's Survey of the City of Los Angeles, in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 3 Pages 240 and 383 of Miscellaneous Records, in the office of the County Recorder of said county, together with that portion of vacated Teed Street, 60.00 feet wide, as shown on said map bounded on the Southeast by the centerline of said Teed Street, bounded on the North by a line perpendicular to said centerline and passing through the east corner of said Lot 12, and bounded on the South by a line perpendicular to said centerline of said Teed Street and passing through the southeast corner of said Lot 6, said street vacated by said city per Resolution to Vacate No. 82-21808 recorded December 22, 1982 as Instrument No. 82-1282467 in said County Recorder's office

EXCEPT therefrom those portions of said Lot 12 and of vacated Teed Street, particularly described as follows:

Beginning at the Easterly corner of said Lot 12; thence along a line perpendicular to the centerline of said vacated Teed Street South 67°07'15" East, for the purposes of this description only, a distance of 30.00 feet to said centerline; thence along said centerline South 22°52'45" West, 139.14 feet to a line perpendicular to said centerline and passing through the southerly end of the existing retaining wall; thence along last said perpendicular line North 67°07'15" West, 21.44 feet to a line parallel with and distant 5.00 feet Southeasterly, measured at right angles from the Easterly face of said retaining wall; thence along said parallel line North 23°59'24" East, 69.63 feet to a line parallel with and distant 5.00 feet easterly, measured at right angles of said Easterly face of retaining wall; thence along last said parallel line North 3°25'11" East, 69.32 feet to a line parallel with and distant 5.00 feet Northeasterly, measured at right angles from said Easterly face of retaining wall; thence along last said parallel line North 67°24'36" West 33.44 feet to a line parallel with and distant 5.00 feet southeasterly, measured at right angles from said Easterly face of retaining wall; thence along last said parallel line and its northerly prolongation North 22°56'16" East, 4.26 feet to the Northeasterly line of said Lot 12; thence along said northeasterly line South 67°11'57" East, 46.62 feet to the point of beginning.

Containing: 64,565 square feet.

All as shown on "Exhibit Map" attached hereto and by this reference made a part hereof.

T. Shafik
FEB 13 2017



EXHIBIT A

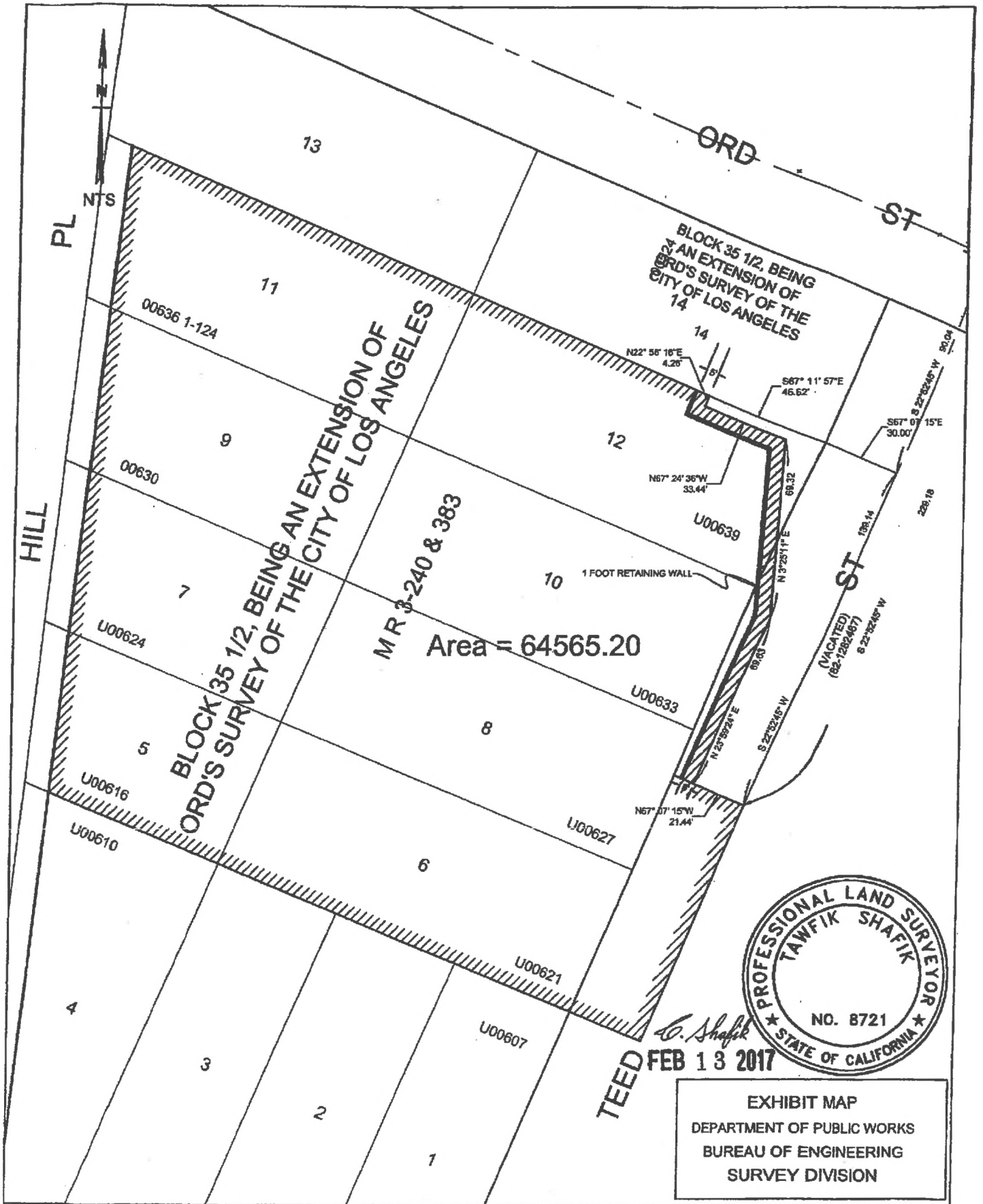


EXHIBIT A

Legal Description of the City Property

PARCEL 1 (APN 5407-025-902) Acquired from LASP

THE SOUTHEASTERLY 30 FEET OF THE NORTHWESTERLY 120 FEET OF LOT 14 IN BLOCK 35-1/2, BEING AN EXTENSION OF ORD'S SURVEY, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 3, PAGES 240 AND 383, OF MISCELLANEOUS RECORDS, OF LOS ANGELES COUNTY, CALIFORNIA.

PARCEL 2 (APN 5407-025-901) Acquired from Balkema & Nations

ALL THAT PORTION OF LOT 14, IN BLOCK 35-1/2 OF AN EXTENSION OF ORD'S SURVEY, LYING EASTERLY OF A LINE DRAWN PARALLEL WITH AND DISTANT 30 FEET WESTERLY FROM THE EASTERLY LINE OF SAID LOT, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 3, PAGES 240 AND 383 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

PARCEL 3 (APN 5407-025-901) Acquired from Balkema & Nations

TOGETHER WITH THAT PORTION OF TEED STREET 60 FEET WIDE, VACATED BY RESOLUTION TO VACATE NO. 82-21808, RECORDED DECEMBER 22, 1982, AS INSTRUMENT NO. 82-1282467, OF OFFICIAL RECORDS (FORMERLY KNOWN AS SHORT STREET AND FORMERLY KNOWN AS BELLEVUE AVENUE AND ALSO FORMERLY KNOWN AS SUNSET BOULEVARD) AS SHOWN ON SAID MAP OF THE EXTENSION OF THE ORD'S SURVEYS, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 3, PAGES 240 AND 383 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, BOUNDED ON THE NORTH BY THE EASTERLY PROLONGATION OF THE MOST NORTHERLY LINE OF LOT 14 OF BLOCK 35 1/2 OF SAID TRACT, BOUNDED ON THE SOUTH BY THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF LOT 14 OF BLOCK 35 1/2 OF SAID TRACT, BOUNDED ON THE WEST BY THE EASTERLY LINE OF LOT 14 OF BLOCK 35 1/2 OF SAID TRACT, AND BOUNDED ON THE EAST BY THE CENTER LINE OF SAID TEED STREET.

EXHIBIT A

PARCEL 4 (APN 5407-025-900) Acquired from Balkema & Nations

THE NORTHWEST 90 FEET OF LOT 14, IN BLOCK 35-1/2 OF AN EXTENSION OF ORD'S SURVEY, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 3, PAGE 240 AND 383 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

PARCEL 5 (Portion of 5407-025-017) Acquired from 636 herewith

THAT PORTION OF LOT 12 OF BLOCK 35 1/2, BEING AN EXTENSION OF ORD'S SURVEY OF THE CITY OF LOS ANGELES, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 3 PAGE 240 AND PAGE 383 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, TOGETHER WITH THAT PORTION OF TEED STREET, 60.00 FEET WIDE, AS SHOWN ON SAID MAP, VACATED BY SAID CITY PER RESOLUTION TO VACATE NO. 82-21808 RECORDED DECEMBER 22, 1982 AS INSTRUMENT NO. 82-1282467 IN SAID COUNTY RECORDER'S OFFICE, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE EASTERLY CORNER OF SAID LOT 12; THENCE ALONG A LINE PERPENDICULAR TO THE CENTERLINE OF SAID VACATED TEED STREET SOUTH 67°07'15" EAST, FOR THE PURPOSES OF THIS DESCRIPTION ONLY, A DISTANCE OF 30.00 FEET TO SAID CENTERLINE; THENCE ALONG SAID CENTERLINE SOUTH 22°52'45" WEST, 139.14 FEET TO A LINE PERPENDICULAR TO SAID CENTERLINE AND PASSING THROUGH THE SOUTHERLY END OF THE EXISTING RETAINING WALL; THENCE ALONG LAST SAID PERPENDICULAR LINE NORTH 67°07'15" WEST, 21.44 FEET TO A LINE PARALLEL WITH AND DISTANT 5.00 FEET SOUTHEASTERLY, MEASURED AT RIGHT ANGLES FROM THE EASTERLY FACE OF SAID RETAINING WALL; THENCE ALONG SAID PARALLEL LINE NORTH 23°59'24" EAST, 69.63 FEET TO A LINE PARALLEL WITH AND DISTANT 5.00 FEET EASTERLY, MEASURED AT RIGHT ANGLES OF SAID EASTERLY FACE OF RETAINING WALL; THENCE ALONG LAST SAID PARALLEL LINE NORTH 3°25'11" EAST, 69.32 FEET TO A LINE PARALLEL WITH AND DISTANT 5.00 FEET NORTHEASTERLY, MEASURED AT RIGHT ANGLES FROM SAID EASTERLY FACE OF RETAINING WALL; THENCE ALONG LAST SAID PARALLEL LINE NORTH 67°24'36" WEST 33.44 FEET TO A LINE PARALLEL WITH AND DISTANT 5.00 FEET SOUTHEASTERLY, MEASURED AT RIGHT ANGLES FROM SAID EASTERLY FACE OF RETAINING WALL; THENCE ALONG LAST SAID PARALLEL LINE AND ITS NORTHERLY PROLONGATION NORTH 22°56'16" EAST, 4.26 FEET TO THE NORTHEASTERLY LINE OF SAID LOT 12; THENCE ALONG SAID NORTHEASTERLY LINE SOUTH 67°11'57" EAST, 46.62 FEET TO THE POINT OF BEGINNING.

EXHIBIT A

LEGAL DESCRIPTION

That portion of Lot 12 of Block 35 ½, being an extension of Ord's Survey of the City of Los Angeles, in the City of Los Angeles County of Los Angeles, State of California, as per map recorded in Book 3, Page 240 and Page 383 of Miscellaneous Records, in the office of the County Recorder of said county, together with that portion of Teed Street, 60.00 feet wide, as shown on said map, vacated by said city per Resolution to Vacate No. 82-21808 recorded December 22, 1982 as Instrument No. 82-1282467 in said County Recorder's office, included within a strip of land 5.00 feet wide, the westerly line of said strip of land being the easterly line of the existing retaining wall, is described as follows:

Beginning at the Southerly end of the Easterly line of said retaining wall; thence along said Easterly line North 23°59'24" East 68.82 feet; thence continuing along said Easterly line North 3°25'11" East 64.86 feet; thence continuing along said Easterly line North 67°24'36" West 34.91 feet; thence continuing along said Easterly line and its Northerly prolongation North 22°56'16" East 9.28 feet to the northeasterly line of said lot 12

The sidelines of said strip of land shall be prolonged or shortened so as to terminate northerly in said northeasterly line of said lot and to meet at all angle points.

Containing: 886 square feet.

All as shown on "Exhibit Map" attached hereto and by this reference made a part hereof.

C. Shafik
FEB 13 2017



EXHIBIT A

