

ACCELERATED REVIEW PROCESS - B

Office of the City Engineer

Los Angeles, California

To the Honorable Council

Of the City of Los Angeles

August 15, 2018

Honorable Members:

C. D. No. 7

SUBJECT:

Quitclaim of Sanitary Sewer Easement - Sepulveda Boulevard between San Jose Street and Devonshire Street - Right of Way No. 36000-2134.

RECOMMENDATIONS:

- A. That the petitioner's request for the quitclaim of the easement for sanitary sewer purposes lying easterly of Sepulveda Boulevard between San Jose Street and Devonshire Street shown colored red on Exhibit "A" be approved, subject to the following conditions:
 - 1. That the petitioner make satisfactory arrangement with the Real Estate Group of the Bureau of Engineering with respect to the payment of document recording fee.
- B. That the accompanying draft of Ordinance, authorizing such quitclaim, which has been approved as to form and legality by the City Attorney, be adopted.
- C. That the Real Estate Group of the Bureau of Engineering record and deliver the necessary quitclaim deed or deeds to the persons legally entitled thereto.
- D. That a copy of the Council action and Ordinance be forwarded to the Real Estate Group of the Bureau of Engineering for processing.
- E. That notification of the time and place of the City Council meeting to consider this matter be sent to:

- 1) Greg Mino
600 Wilshire Boulevard, Suite 1470
Los Angeles, CA 90017
- 2) Keith Malloy
FUSCOE Engineering
600 Wilshire Boulevard, Suite 1470
Los Angeles, CA 90017
- 3) Prime CRDF Mission Hills, LLC
201 S. Figueroa Street, Suite 300
Los Angeles, CA 90012

F. That if the Council add, remove or modify any of the previously stipulated conditions, the accompanied draft of Ordinance be considered null and void and a new Ordinance be procured.

FISCAL IMPACT STATEMENT:

A fee of \$6,896.40 was paid for processing this request pursuant to Section 7.40 of the Administrative Code.

TRANSMITTALS:

1. Application dated January 29, 2016 from Greg Mino.
2. Draft of Ordinance, in duplicate.
3. Exhibit "A", location map.

DISCUSSION:

The petitioner, Greg Mino representing the owner of the properties, is requesting the City to quitclaim the sanitary sewer easement lying easterly of Sepulveda Boulevard between San Jose Street and Devonshire Street shown colored red on Exhibit "A".

The petitioner has requested the quitclaim of the 20-foot and 30-

foot wide sanitary sewer easements to construct improvements over the existing easements.

The request for the quitclaim of the easements can be granted since the portion of the easements being requested is no longer being utilized by the City and its retention is no longer necessary. The existing sewer located within this easements area only serves the properties on site and is in the process of being privatized.

The 20 feet wide Sanitary Sewer Easement being quitclaimed lying within Lot 1 through 5 of Tract No. 18389, was dedicated by Instrument No. 4343, recorded on April 5, 1956, in Book 50805, Pages 285 and 286 of Official Records, in the office of the County Recorder of Los Angeles County.

The portion of the 30 feet wide Sanitary Sewer Easement being quitclaimed lying within Lot 9 through 13, was dedicated by Tract No. 19522, recorded on August 26, 1954, in Book 525, Page 50 of Maps, in the Office of the County Recorder of Los Angeles County.

The Valley District Office of the Bureau of Engineering has no objection to the portions being quitclaimed as the existing sewer within this easement is in the process of being privatized under B-permit BR205450 and will be maintained privately.

The Wastewater Conveyance Engineering Division of the Bureau of Engineering has deferred to the Valley Engineering District Office about the portion of the sewer easement being quitclaimed.

The City Engineer is also requiring the petitioner to provide payment of the recording fee as outlined under Recommendation ``A'' in a manner satisfactory to the City Engineer.

ENVIRONMENTAL DETERMINATION:

The Bureau of Engineering has determined that the quitclaim of the easement for sanitary sewer purpose is exempt from the California Environmental Quality Act of 1970, pursuant to the categorical exemptions included in the City of Los Angeles Guidelines under Article III, Class 5(4).

Respectfully submitted,



Edmond Yew, Manager
Land Development and GIS Division
Bureau of Engineering

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cc: Valley District Office