

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

August 22, 2018

Honorable Members:

C.D. No. 11

SUBJECT:

Final Map of Tract No. 74500

RECOMMENDATIONS:

Approve the final map of Tract No. 74500, located at 1553 S. Armacost Avenue northwesterly of Idaho Avenue and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT

The subdivider has paid a fee of \$ 14,064.00 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. 74500.
2. Unnumbered file for Tract No. 74500.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The tentative map of Tract No. 74500 was conditionally approved by the Advisory Agency on July 11, 2017 for a maximum of eight (8) condominium units.

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 less the Dwelling Unit Construction Tax. 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 July 11, 2020.

The subdivider and engineer / surveyor for this subdivision are:

Subdivider

1553 Armacost, LLC  
11601 Santa Monica Boulevard  
Los Angeles, CA 90025

Surveyor

Erik G. Bowers  
17620 Sherman Way, Suite 15B  
Van Nuys, CA 91406

Report prepared by:  
Land Development & GIS Division

Dale Williams  
Civil Engineer  
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EY/ms  
Q:Tr. 74500

Respectfully submitted,



Edmond Yew  
Land Development & GIS Division  
Bureau of Engineering