

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

September 6, 2018

Honorable Members:

C.D. No. 1

SUBJECT:

Final Map of Tract No. 72551

RECOMMENDATIONS:

Approve the final map of Tract No. 72551, located at 2925-2951 W. Leeward Avenue easterly of Westmoreland Avenue and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT

The subdivider has paid a fee of \$ 8,981.60 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. 72551.
2. Unnumbered file for Tract No. 72551.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The tentative map of Tract No. 72551 was conditionally approved by the Advisory Agency on August 22, 2014 for a maximum 80-unit condominium.

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 is August 22, 2019.

The subdivider and engineer / surveyor for this subdivision are:

Subdivider

Mega Home, LLC
7000 E. Slauson Avenue
Commerce, CA 90040

Surveyor

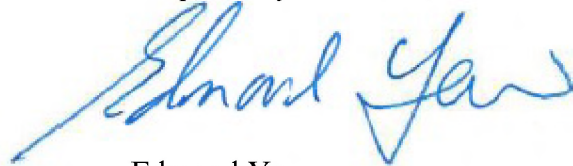
Alfred J. Thelwell
5750 Division Street, #203
Riverside, CA 92506

Report prepared by:
Land Development & GIS Division

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Civil Engineer
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EY/ms
Q:Tr. 72551

Respectfully submitted,



Edmond Yew
Land Development & GIS Division
Bureau of Engineering