

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

December 3, 2018

Honorable Members:

C.D. No. 5

SUBJECT:

Final Map of Tract No. 74144

RECOMMENDATIONS:

Approve the final map of Tract No. 74144, located at 844-846 North Alta Vista Boulevard, southerly of Willoughby 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 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. 74144.
2. Unnumbered file for Tract No. 74144.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 74144 was conditionally approved by the Advisory Agency on September 27, 2016 for a maximum of six (6) unit residential 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 September 27, 2019.

The subdivider and engineer / surveyor for this subdivision are:

Subdivider

Vista Heights, LLC
9229 Sunset Blvd
Wet Hollywood, CA 90069

Surveyor

Lawrence Schmahl
11209 Howard St.
Whittier, CA 90606

Report prepared by:
Land Development & GIS Division

Respectfully submitted,



Dale Williams
Civil Engineer
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Edmond Yew
Land Development & GIS Division
Bureau of Engineering

EY/wh
Q:Tr. 74144