

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

July 18, 2019

Honorable Members:

C. D. No. 3

SUBJECT:

Final Map of Parcel Map L.A No. 2004-7502

RECOMMENDATIONS:

Approve the final map of Parcel Map L.A No. 2004-7502 located at 19610, 19624, & 19646 Citrus Ridge Drive, easterly of Corbin Avenue.

FISCAL IMPACT STATEMENT

The Subdivider has paid a fee of \$8,720.00 for the processing of this final parcel map pursuant to Section 19.02(B) (3) of the Municipal Code. No additional City funds are needed.

TRANSMITTALS:

1. Map of Parcel Map L.A No. 2004-7502.
2. Unnumbered file for Parcel Map L.A No. 2004-7502.

DISCUSSION:

The preliminary map of Parcel Map L.A No. 2004-7502 was conditionally approved by the Advisory Agency on January 20, 2006 for a maximum new three (3) parcel single family development with a private street.

The map was approved by South Valley Area Planning Commission on appeal on March 23, 2006. In its approval, the South Valley Area Planning Commission denied the appeal and sustained the actions of the Advisory Agency. In approving the decision of the Advisory Agency, the South Valley Area Planning Commission adopted the mitigated negative declaration.

The Advisory Agency has determined that this project will not have a significant effect on the environment.

The conditions of approval for the parcel map have been fulfilled including payment of the Recreation and Parks Fee. The construction of the required public street improvements has been completed to the satisfaction of the City Engineer. 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 parcel map approval is January 19, 2022.

The owner and surveyor for this subdivision are:

Owner

Landmark Development
18375 Ventura Blvd, #195
Tarzana, CA 91356

Surveyor

Ofer Shapira
901 Seward St.
Los Angeles, CA 90038

Report prepared by:
Land Development & GIS Division

Respectfully submitted,



Gregg Vandergriff
Senior Civil Engineer
Phone (213) 808-8874

Edmond Yew
Land Development & GIS Division
Bureau of Engineering