

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

January 29, 2020

Honorable Members:

C.D. No. 13

SUBJECT:

Final Map of Tract No. 77153

RECOMMENDATIONS:

Approve the final map of Tract No. 77153, located at 1746 North Garfield Place, northerly of Hollywood Boulevard 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. 77153.
2. Unnumbered file for Tract No. 77153.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The tentative map of Tract No. 77153 was conditionally approved by the Advisory Agency on November 20, 2018 for a maximum of nine (9) residential 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. 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 November 20, 2021.

The subdivider and engineer / surveyor for this subdivision are:

Subdivider

Ted Stein
Raider Planning & Construction, Inc.
17560 Parthenia St.
Northridge, CA 91325

Report prepared by:
Land Development & GIS Division

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EY/bt
Q:Tr. 77153

Surveyor

Lawrence Wilson
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San Fernando, CA 91340

Respectfully submitted,



Edmond Yew
Land Development & GIS Division
Bureau of Engineering