

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

October 13, 2020

Honorable Members:

C.D. No. 13

SUBJECT:

Final Map of Tract No. 74172

RECOMMENDATIONS:

Approve the final map of Tract No. 74172, located at 5929-5945 Sunset Boulevard, easterly of Gordon Street and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT

The subdivider has paid a fee of \$13,420.00 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. 74172.
2. Unnumbered file for Tract No. 74172.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 74172 was conditionally approved by the Advisory Agency on June 29, 2018 for one master lot and one airspace lot.

This map was approved by the Los Angeles City Planning Commission on appeal on August 9, 2018. In its approval, the Los Angeles City Planning Commission denied the appeal and sustained the decision of the Deputy Advisory Agency. In approving the decision of the Deputy Advisory Agency, the Los Angeles City Planning Commission adopted the Conditions of Approval and Findings of the Deputy Advisory Agency.

The Advisory Agency has determined that this project will have a significant effect on the environment. On August 9, 2018, the Los Angeles City Planning Commission certified the Environmental Impact Report No. ENV-2015-1923-EIR (State Clearing House No. 2006111135). The Los Angeles City Planning Commission in its approval action of the EIR adopted the EIR Findings, Statement of Overriding Considerations, and Mitigation Monitoring Program.

This final map proposes to merge a subsurface portion of Gordon Street within the tract boundaries with the remainder of the subdivision pursuant to Section 66499.20.2 of the State Government code.

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 June 29, 2021.

The subdivider and engineer / surveyor for this subdivision are:

Subdivider

5929 Sunset (Hollywood), LLC  
4700 Wilshire Boulevard  
Los Angeles, CA 90010

Surveyor

David T. Rosell  
3505 Cadillac Avenue, Bldg O-108  
Costa Mesa, CA 92626

Report prepared by:  
Permit Case Management Division

Respectfully submitted,



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Bureau of Engineering

BM/ms  
Q:Tr. 74172