

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

October 20, 2020

Honorable Members:

C.D. No. 10

SUBJECT:

Final Map of Tract No. 74005

RECOMMENDATIONS:

Approve the final map of Tract No. 74005, located at 1323, 1329, 1333, 1339, & 1345 South Orange Grove Avenue, northerly of Pico 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. 74005.
2. Unnumbered file for Tract No. 74005.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 74005 was conditionally approved by the Advisory Agency on September 29, 2016 for a maximum of sixty-one (61) residential condominiums.

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 October 11, 2022.

The owner and surveyor for this subdivision are:

Owner

Orange Grove Property Holdings, LLC
10474 Santa Monica Boulevard, Suite 402
Los Angeles, CA 90025

Surveyor

Cesar Moran
4500 East Pacific Coast Highway, #210
Long Beach, CA 90804

Report prepared by:
Permit Case Management Division

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Civil Engineer
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BM/bt
Q:Tr. 74005

Respectfully submitted,



Bert Moglebust, Manager
Permit Case Management Division
Bureau of Engineering