

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

November 18, 2020

Honorable Members:

C.D. No. 9

SUBJECT:

Final Map of Tract No. 74151

RECOMMENDATIONS:

Approve the final map of Tract No. 74151, located at 3501-3515 S. Central Avenue, northerly of Martin Luther King Jr. Boulevard and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT

The subdivider has paid a fee of \$18,860.00 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. 74151.
2. Unnumbered file for Tract No. 74151.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 74151 was conditionally approved by the Advisory Agency on June 15, 2016 for one master lot and three airspace lots.

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

This final map proposes to merge a portion of the alley 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 and registering a copy of Covenant and Agreement No. 20181196745. 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 26, 2025.

The subdivider and engineer / surveyor for this subdivision are:

Subdivider

Surveyor

Florence Mills Apartments, L.P.
5020 Santa Monica Boulevard
Los Angeles, CA 90029

Ofer Shapira
901 Seward Street
Los Angeles, CA 90038

Report prepared by:
Permit Case Management Division

Respectfully submitted,



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Bert Moklebust, P.E.
Principal Civil Engineer
Permit Case Management Division
Bureau of Engineering

BM/ms
Q:Tr. 74151