

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

December 20, 2022

Honorable Members:

C.D. No. 13

SUBJECT:

Final Map of Tract No. 82058

RECOMMENDATIONS:

Approve the final map of Tract No. 82058, located at 3409-3421 North Fletcher Drive, north easterly of Estara Avenue 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 pursuant to Section 19.02(B)(3) of the Municipal Code. No additional City funds are needed.

TRANSMITTALS:

1. Map of Tract No. 82058.
2. Unnumbered file for Tract No. 82058.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The vesting tentative map of Tract No. 82058 was conditionally approved by the Advisory Agency on March 22, 2019 for a maximum of 17 Lots, pursuant to the Small Lot Subdivision Ordinance No. 176,354.

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

The Conditions of Approval for the Tract 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 was March 22, 2024.

The owner and surveyor for this subdivision are:

Owner

Nextgen Glassell Park 17, LLC
16520 Bake Pkwy #105
Irvine, CA 92618

Surveyor

Mo Sahebi, Planex Associates Inc.
1330 Olympic Blvd.
Santa Monica, CA 90404

Report prepared by:
Permit Case Management Division

Respectfully submitted,



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

BM/ep
Q:TR 82058