

ACCELERATED REVIEW PROCESS - B

Office of the City Engineer
Los Angeles, California

To the Honorable Council
Of the City of Los Angeles

March 16, 2023

Honorable Members:

CD No. 02

SUBJECT:

Quitclaim of Sanitary Sewer Easement - 10780 Redmont Avenue -
Right of Way No. 36000-2396

RECOMMENDATIONS:

- A. That the petitioner's request for the quitclaim of an 8-foot wide easement for sanitary sewer purposes lying on 10780 Redmont Avenue shown crosshatched on Exhibit "A" be approved, subject to the following conditions:
 1. That the petitioners make satisfactory arrangement with the Real Estate Group of the Bureau of Engineering with respect to the payment of document recording fee.
- B. That the accompanying draft of Ordinance, authorizing such quitclaim, which has been approved as to form and legality by the City Attorney, be adopted.
- C. That the Real Estate Division of the Bureau of Engineering record and deliver the necessary quitclaim deed or deeds to the persons legally entitled thereto.
- D. That if the Council add, remove or modify any of the previously stipulated conditions, the accompanied draft of Ordinance be considered null and void and a new Ordinance be procured.

FISCAL IMPACT STATEMENT:

A fee of \$7,075.91 was paid for processing this request pursuant to Section 7.40 of the Administrative Code.

Notification Letters:

That notification of the time and place of the City Council meeting to consider this matter be sent to:

- 1) Armela Yaghoubi Masihi
10780 Redmont Avenue
Tujunga, CA 91042

TRANSMITTALS:

1. Application dated August 22, 2022 from Armela Yaghoubi Masihi
2. Draft of Ordinance
3. Exhibit "A", location map

DISCUSSION:

The petitioner, Armela Yaghoubi Masihi, owner of the property, is requesting the City to quitclaim an 8-foot wide sanitary sewer easement lying on 10780 Redmont Avenue, as shown crosshatched on Exhibit "A". The petitioner has requested the quitclaim of an 8-foot wide sanitary sewer easements to build an ADU.

The request for the quitclaim of the easement can be granted since the portion of the easement being requested is not utilized and its retention is no longer necessary.

The 8-foot wide easement for sanitary sewer purposes being quitclaimed, lying on Lot 1, was dedicated via Tract Map 13730, in Book 307, Page 9 and 10, of Maps, in the Office of the County Recorder of Los Angeles County.

The Valley District Office of the Bureau of Engineering stated in its communication dated December 2, 2022 that the office finds the quitclaim acceptable.

The Wastewater Conveyance Engineering Division (WCED) of the Bureau of Engineering stated in its communication dated January 17, 2023 that based on their findings WCED has no objections to the quitclaim.

The City Engineer is also requiring the petitioner to provide payment of the recording fee as outlined under Recommendation "A" in a manner satisfactory to the City Engineer.

ENVIRONMENTAL DETERMINATION:

The Bureau of Engineering has determined that the quitclaim of the 8-foot wide easement for sanitary sewer purposes is exempt from the California Environmental Quality Act of 1970, pursuant to the categorical exemptions included in the City of Los Angeles Guidelines under Article III, Class 5(4).

Respectfully submitted,



Bert Moklebust
Principal Civil Engineer
Permit Case Management Division
Bureau of Engineering

BM/BG/ND

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