

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

September 25, 2023

Honorable Members:

C. D. No. 4

SUBJECT:

Final Map of Parcel Map L.A No. 2017-1445.

RECOMMENDATIONS:

Approve the final map of Parcel Map L.A No. 2017-1445 located at 4557 West Ambrose Avenue, westerly of Rodney Drive 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 parcel map pursuant to Section 19.02(B)(3) of the Municipal Code. No additional City funds are needed.

TRANSMITTALS:

1. Map of Parcel Map L.A No. 2017-1445.
2. Unnumbered file for Parcel Map L.A No. 2017-1445.
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The Advisory Agency conditionally approved the Parcel Map L.A. No. 2017-1445 on July 3, 2019 for a maximum of 4 small lots.

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

The conditions of approval for the parcel 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 parcel map approval is July 3, 2028.

The owner and surveyor for this subdivision are:

Owner

4557 Ambrose, LLC  
1061 ½ N. Spaulding Ave.  
West Hollywood, CA 90046

Surveyor

Mo Sahebi  
1330 Olympic Blvd.  
Santa Monica, CA 90404

Report prepared by:  
Permit Case Management Division

Respectfully submitted,



Michael Soto  
Civil Engineer  
(213) 808-8595

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