

Office of the City Engineer

Los Angeles, California

To The Honorable Council

Of the City of Los Angeles

Honorable Members:

OCT 24 2006

C.D. No. 7

SUBJECT:

Final Map of Tract No. 61502

RECOMMENDATIONS:

Approve the final map of Tract No. 61502 lying northerly of Bradley Avenue and easterly of Polk Street and accompanying Subdivision Improvement Agreement and Contract with security documents.

FISCAL IMPACT STATEMENT:

The Subdivider has paid a fee of \$ 6,540.00 for the processing of the 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. 61502
2. Unnumbered file for Tract No. 61502
3. Subdivision Improvement Agreement and Contract with attached security documents.

DISCUSSION:

The Advisory Agency conditionally approved the tentative map of Tract No. 61502 on February 24, 2005 for 23-units residential condominium project.

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 in the amount of \$64,998.00. Transmitted Subdivision Improvement Agreement and Contract with attached security documents guarantees construction of the required improvements. Upon approval by the Council the final tract map will be transmitted to the County Engineer for filing with the County Recorder.

The expiration date of the tentative map approval is February 24, 2008.

The Subdivider and Engineer / Surveyor for this subdivision are:

Subdivider:

Shield & Turner Investment, LP
18425 Burbank Blvd. Ste. 717
Tarzana, Ca 91356

Engineer / Surveyor:

Richard Prutz & Associates
2942 Scott Road
Burbank, Ca 91504

Report prepared by:

Land Development Group

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Civil Engineer
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Respectfully submitted,



Edmond Yew, Manager
Land Development Group
Bureau of Engineering