

Office of the City Engineer

Los Angeles, California

To the Honorable Council

Of the City of Los Angeles

May 28, 2025

Honorable Members:

Council District No. 10

SUBJECT:

Final Map of Tract Map. No. 82448.

RECOMMENDATIONS:

Approve the final map of Tract Map. No. 82448, located at 1716 South Carmona Avenue.

FISCAL IMPACT STATEMENT:

The subdivider has paid a fee of \$9,064 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 Tract Map. No. 82448.
2. Unnumbered file for Tract Map. No. 82448.
3. Subdivision Improvement Agreement and Contract with security documents.

DISCUSSION:

The preliminary map of Tract Map. No. 82448 was conditionally approved by the Deputy Advisory Agency on May 17, 2019, for a maximum of five (5) small lots for the purposes of a Small Lot Subdivision.

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 security documents guarantee construction of the required public improvements.

Pursuant to California Government Code Section 66458, Council shall, at its next regular meeting

after it receives the map, approve the map if it conforms to all the conditions of approval of the tentative map. If the map does not conform, Council shall disapprove the map. If Council does not approve or disapprove the map within the prescribed time, or any authorized extension thereof, and the map conforms to all requirements and rulings, it shall be deemed approved, and the clerk of the legislative body shall certify or state its approval thereon. 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 May 17, 2028.

The owner and surveyor for this subdivision are:

Owner

Shan Lin
578 Washington Blvd #699
Marina Del Rey, CA 90292

Surveyor

Mark Fox/Iacobellis & Associates, Inc.
11145 Tampa Avenue, Suite 21B
Northridge, CA 91236

Report prepared by:
Permit Case Management Division

Michael Soto, P.E.
Civil Engineer
Phone (213) 808-8595

Respectfully submitted,


box SIGN 4PZRZXYR-4QZ6P9R8

Hui M. Huang, P.E.
Principal Civil Engineer
Permit Case Management Division
Bureau of Engineering