

Office of the City Engineer

Los Angeles, California

To the Honorable Council

Of the City of Los Angeles

July 30, 2026

Honorable Members:

Council District No. 7

SUBJECT:

Final Map of Parcel Map L.A. No. 2022-8252.

RECOMMENDATIONS:

Approve the final map of Parcel Map L.A. No. 2022-8252, located at 15535 W. El Cajon Street north easterly of Telfair Avenue.

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. 2022-8252.
2. Unnumbered file for Parcel Map L.A. No. 2022-8252.

DISCUSSION:

The preliminary map of Parcel Map L.A. No. 2022-8252 was conditionally approved by the Deputy Advisory Agency December 18, 2023, for the subdivision of a single lot to create two (2) separate lots.

The Advisory Agency has determined that this project is statutorily exempt from the California Environmental Quality Act (CEQA) as a ministerial project.

The conditions of approval for the parcel map have been fulfilled. No public street improvements were required.

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 December 18, 2026

The owner and surveyor for this subdivision are:

Owner

Ronald Flores (A)(O)
15535 El Cajon Street
Sylmar, CA 91342

Surveyor

Michael A. Zuleger
5211 Black Walnut Drive
McFarland, WI 53558

Report prepared by:
Permit Case Management Division

Respectfully submitted,


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