

CITY OF LOS ANGELES
INTERDEPARTMENTAL CORRESPONDENCE

Date: September 11, 2024

To: E. Amy Benson, Director
Department of General Services,
Real Estate Services Division

A. Nahass

for

From: Shaun Yepremian, PE, District Engineer
Valley District Office

Subject: PROPOSED SALE OF CITY-OWNED PROPERTY LOCATED AT 10008 NORTH MARCUS AVENUE, LOS ANGELES CA, 91402, APN 2568-002-901, CD 7

In your memo dated August 23, 2024 you requested our comments regarding the sale of City-owned property at the following location:

| <u>APN</u> | <u>LOCATION</u> | <u>CD</u> | <u>LAND USE</u> |
|--------------|--|-----------|-----------------|
| 2568-002-901 | 10008 N Marcus Ave See copy of Assessor's Map provided by your office | 07 | Residential |

COMMENTS/RECOMMENDATIONS

The subject property is located adjacent to 10012 N Marcus Avenue. There appears to be no sewers per Sewer Wye Map 1490-AB and no storm drains per drainage map 385. There is a sewer proposed adjacent to the east and south side of the property by an A-11 project per D-33586.

We recommend the following:

- 1) If the property is to be sold, there is no need for sewer or storm drain easement.
- 2) The possible need of the property as public utility easement should be checked with LADWP and other utility companies.

For your information we have attached the following:

- 1) A copy of Wye Map 1490-AB with the property highlighted yellow.
- 2) A copy of Cadastral Map 202-5A201 with the property highlighted yellow.
- 3) A copy of Drainage Map 385 with a red box in the general area around the property.

If you have any further questions please contact Ali Nahass at (818) 374-4626.

AN:AS(022)

Attachments (3 pdf files)

CITY OF LOS ANGELES
INTER-DEPARTMENTAL CORRESPONDENCE

Date: September 16, 2019

To: David Roberts, Assistant Director
Department of General Services
Real Estate Services Division, Stop 706

From: Carl Mills, Senior Civil Engineer
Central District
201 N. Figueroa Street, 3rd Floor, Stop 503

Subject: **Proposed Sale of City-Owned Surplus Property – Located Adjacent
Located Adjacent to 613 S. Anderson St. CD-14
APN 5171-012-900**

This office has reviewed your request for the proposed sale of the subject property. The Bureau of Engineering has **no objection** to this proposed sale of City-owned surplus property, given the sale is within the boundary of the plot plan provided.

Adjoining the project site's street frontage, Anderson St. is a designated Industrial Collector Street, with a dedicated half right-of-way width of 25 feet and improved with half concrete roadway of 20-ft wide, curbs and sidewalks on both sides.

As per current Department of City Planning's Mobility Plan 2035, the required half right-of-way width is 34 feet with 24-ft half roadway width. Therefore, **9-ft dedication would be required for a future street** along the subject property frontage.

In addition, this lot is also a 15-ft wide sewer easement, as per document CE 4-66, with an active 20-inch diameter sanitary sewer line that runs across the entire length of property, therefore, retention of the sewer easement is necessary.

Any questions regarding this report may be directed to James Kho at (213) 482-7059.