



Department of Regional Planning
320 West Temple Street
Los Angeles, California 90012

PROJECT NUMBER

04-148

HEARING DATE

TBD

REQUESTED ENTITLEMENTS

Amended Exhibit Map No. TR061059-1

SUBDIVISION COMMITTEE REPORT

OWNER / APPLICANT

Frank Wen/John Wang, Tritech

**MAP/EXHIBIT
DATE:**

10/21/14

**SCM REPORT
DATE:**

11/18/14

SCM DATE:

12/4/14

PROJECT OVERVIEW

Relocation of five detached condominiums on one multi-family lot

MAP STAGE

Tentative: Revised: Amendment: Amended : Modification to : Other:
Exhibit "A" Recorded Map

MAP STATUS

Initial: 1st Revision: 2nd Revision: Additional Revisions (requires a fee):

LOCATION

7909 Arroyo Drive, Rosemead

ACCESS

Arroyo Drive

ASSESSORS PARCEL NUMBER(S)

APN 5275-008-017

SITE AREA

0.68 acre (gross and net)

GENERAL PLAN / LOCAL PLAN

General Plan

ZONED DISTRICT

South San Gabriel

SUP DISTRICT

1st

LAND USE DESIGNATION

1-Low Density Residential (1-6 du/ac)

ZONE

A-1

CSD

South San Gabriel

PROPOSED UNITS

(DU)
5 (Infill)

MAX DENSITY/UNITS

(DU)
4

GRADING

(CUT/FILL, IMPORT/EXPORT, ONSITE/OFFSITE)
2,164 cy cut, 229 cy fill, 1,935 cy export

ENVIRONMENTAL DETERMINATION (CEQA)

Negative Declaration

SUBDIVISION COMMITTEE DEPARTMENT CLEARANCE

<u>Department</u>	<u>Status</u>	<u>Contact</u>
Regional Planning	Hold	Edward Rojas (213) 974-6444 erojas@planning.lacounty.gov
Public Works	Hold	Henry Wong (626) 458-4961 hwong@dpw.lacounty.gov
Fire	Hold	Juan Padilla (323) 890-4243 jpadilla@fire.lacounty.gov
Parks & Recreation	Cleared	Clement Lau (213) 351-5120 clau@parks.lacounty.gov
Public Health	Cleared	Michelle Tsiebos (626) 430-5382 mtsiebos@ph.lacounty.gov

SUBDIVISION COMMITTEE STATUS

Reschedule for Subdivision Committee Meeting:
Reschedule for Subdivision Committee Reports Only:

Administrative/Other:

1. Clarify if the proposed garages will be two-car garages, as depicted in your Exhibit Map, or three-car garages, as depicted on your floor plan. If area labeled as "one-car garage" on your floor plan will not be used as a garage, you will exceed the maximum GSA requirements in the CSD of 7,000 SF.
2. Please redesign to meet the maximum GSA of 7,000 SF or if you choose to provide three-car garages for each unit, amend your Exhibit Map to depict three-car garages. You may also apply for a variance to modify the GSA requirements.
3. Ensure the project complies with all guidelines and requirements of the CSD.
4. Please provide floor plans and elevations for all units. If the units will have similar floor plans, provide plans for unit with garage on north side of the condominium and one for the units on the south side of the condominiums.
5. Provide three sets of floor plans and elevations. Please ensure the scale is provided for your elevations.
6. Provide three sets of elevations or cross sections of the proposed walls/fences.
7. Clarify net and gross area. Ensure to calculate to the center line of the right-of-way for the gross lot area.

RESUBMITTAL INSTRUCTIONS

If a map revision is required, please submit the following items:

- *A completed and signed Land Division application,*
- *A signed and dated cover letter describing all changes made to the map,*
- *Six (6) folded and collated copies of Tract/Parcel Map and Exhibit Map/Exhibit "A,"*
- *A digital (CD or Flash drive) copy of the map/exhibit in PDF format,*
- *Revision fee payment (for the 3rd revision and thereafter), and*
- *Other materials requested by the case planner.*

NOTE: *An appointment is required for resubmittal. **You must call the Land Divisions Section at 213-974-6433 to schedule the appointment.** Prior to scheduling, you are encouraged to contact the case planner for a preview of your next SCM submittal.*

It is recommended that this tentative map not be approved at this time. This recommendation is based upon information or lack of information that is available concerning the subject property. The removal of this recommendation is contingent upon the submission and satisfactory review of the following:

1. As previously requested, an approved sewer area study. Please see attached Sewer review sheet (Comment 1) for comments and requirements. The sewer area study shall be submitted directly to Public Works.
2. As previously requested, obtain a will serve letter from the Los Angeles County Sanitation District. Please see attached Sewer review sheet (Comment 2) for comments and requirements.
3. As previously requested, provide a “Will Serve Letter” from the water purveyor. Please see attached Water review sheet for comments and requirements.
4. As previously requested, a revised exhibit map is required to show the following additional items:
 - Please see attached Sewer review sheet (Comment 3) for comments and requirements.

HWC *JC*
Prepared by John Chin
tr61059L-rev1(amended exh map dated 10-21-14).doc
<http://planning.lacounty.gov/case/view/04-148/>

Phone (626) 458-4918

Date 11-17-2014

It is recommended that this tentative map not be approved at this time. This recommendation is based upon information or lack of information that is available concerning the subject property. The removal of this recommendation is contingent upon the submission and satisfactory review of the following:

- (1) As previously requested, prior to tentative map approval the subdivider shall submit an area study to Public Works to determine if capacity is available in the proposed and existing sewerage system servicing this land division. If the system is found to have insufficient capacity, upgrade of the proposed and existing sewerage system is required to the satisfaction of Public Works.
- (2) As previously requested, obtain a will serve letter from the Los Angeles County Sanitation District for the discharge of sewer into the sewers trunk line.
- (3) As previously requested, a revised exhibit map is required to show the following additional items:
 - a. Sewer main line easement width shall be minimum 10 feet with vehicular access.
 - b. Show any off-site improvements required by the approved area study, if any.

Prepared by  Tony Khalkhali
tr61059s-rev1.doc

Phone (626) 458-4921

Date 11-15-2014

It is recommended that this tentative map not be approved at this time. This recommendation is based upon information or lack of information that is available concerning the subject property. The removal of this recommendation is contingent upon the submission and satisfactory review of the following:

- As previously requested, provide "Will Serve Letter" from the water purveyor indicating that the water system will be operated by the purveyor and that under normal conditions, the system will meet the requirements for the land division, and that water service will be provided to each parcel.



Prepared by Tony Khalkhali

tr061059w-rev1.doc

Phone (626) 458-4921

Date 11-15-2014

COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
LAND DEVELOPMENT DIVISION – SUBDIVISION

TRACT NO. 061059 (Rev.)

TENTATIVE MAP DATED 12-26-2006
EXHIBIT MAP DATED 10-21-2014

- If this recommendation of disapproval is changed to a recommendation of approval based on additional information, the following reports would be recommended for inclusion in the conditions of tentative approval:

Prepared by  John Chin
tr61059L-rev1(amended exh map dated 10-21-14).doc
<http://planning.lacounty.gov/case/view/04-148/>

Phone (626) 458-4918

Date 11-13-2014

The following reports consisting of ___ pages are the recommendations of Public Works.

The subdivision shall conform to the design standards and policies of Public Works, in particular, but not limited to the following items:

1. Details and notes shown on the tentative map are not necessarily approved. Any details or notes which may be inconsistent with requirements of ordinances, general conditions of approval, or Department policies must be specifically approved in other conditions, or ordinance requirements are modified to those shown on the tentative map upon approval by the Advisory agency.
2. Easements are tentatively required, subject to review by the Director of Public Works to determine the final locations and requirements.
3. Easements shall not be granted or recorded within areas proposed to be granted, dedicated, or offered for dedication for public streets, highways, access rights, building restriction rights, or other easements until after the final map is filed with the Registrar-Recorder/County Clerk's Office. If easements are granted after the date of tentative approval, a subordination must be executed by the easement holder prior to the filing of the final map.
4. In lieu of establishing the final specific locations of structures on each lot/parcel at this time, the owner, at the time of issuance of a grading or building permit, agrees to develop the property in conformance with the County Code and other appropriate ordinances such as the Building Code, Plumbing Code, Grading Ordinance, Highway Permit Ordinance, Mechanical Code, Zoning Ordinance, Undergrounding of Utilities Ordinance, Water Ordinance, Sanitary Sewer and Industrial Waste Ordinance, Electrical Code, and Fire Code. Improvements and other requirements may be imposed pursuant to such codes and ordinances.
5. All easements existing at the time of final map approval must be accounted for on the approved tentative map. This includes the location, owner, purpose, and recording reference for all existing easements. If an easement is blanket or indeterminate in nature, a statement to that effect must be shown on the tentative map in lieu of its location. If all easements have not been accounted for, submit a corrected tentative map to the Department of Regional Planning for approval.
6. Adjust, relocate, and/or eliminate lot lines, lots, streets, easements, grading, geotechnical protective devices, and/or physical improvements to comply with ordinances, policies, and standards in effect at the date the County determined the application to be complete all to the satisfaction of Public Works.

7. Prior to final approval of the tract map submit a notarized affidavit to the Director of Public Works, signed by all owners of record at the time of filing of the map with the Registrar-Recorder/County Clerk's Office, stating that any proposed condominium building has not been constructed or that all buildings have not been occupied or rented and that said building will not be occupied or rented until after the filing of the map with the Registrar-Recorder/County Clerk's Office.
8. Place standard condominium notes on the final map to the satisfaction of Public Works.
9. Label driveways and multiple access strips as "Private Driveway and Fire Lane" and delineate on the final map to the satisfaction of Public Works.
10. Reserve reciprocal easements for drainage, ingress/egress, utilities, and maintenance purposes, etc., in documents over the private driveways and delineate on the final map to the satisfaction of Public Works.
11. If applicable, quitclaim or relocate easements running through proposed structures.
12. Remove existing structures prior to final map approval. Demolition permits are required from the Building and Safety office.
13. A final tract map must be processed through the Director of Public Works prior to being filed with the Registrar-Recorder/County Clerk's Office.
14. Prior to submitting the tract map to the Director of Public Works for examination pursuant to Section 66442 of the Government Code, obtain clearances from all affected Departments and Divisions, including a clearance from the Subdivision Mapping Section of the Land Development Division of Public Works for the following mapping items; mathematical accuracy; survey analysis; and correctness of certificates, signatures, etc.
15. A final guarantee will be required at the time of filing of the final map with the Registrar-Recorder/County Clerk's Office.

16. Within 30 days of the approval date of this land use entitlement or at the time of first plan check submittal, the applicant shall deposit the sum of \$2,000 (Minor Land Divisions) or \$5,000 (Major Land Divisions) with Public Works to defray the cost of verifying conditions of approval for the purpose of issuing final map clearances. This deposit will cover the actual cost of reviewing conditions of approval for Conditional Use Permits, Tentative Tract and Parcel Maps, Vesting Tentative Tract and Parcel Maps, Oak Tree Permits, Specific Plans, General Plan Amendments, Zone Changes, CEQA Mitigation Monitoring Programs and Regulatory Permits from State and Federal Agencies (Fish and Game, USF&W, Army Corps, RWQCB, etc.) as they relate to the various plan check activities and improvement plan designs. In addition, this deposit will be used to conduct site field reviews and attend meetings requested by the applicant and/or his agents for the purpose of resolving technical issues on condition compliance as they relate to improvement plan design, engineering studies, highway alignment studies and tract/parcel map boundary, title and easement issues. When 80% of the deposit is expended, the applicant will be required to provide additional funds to restore the initial deposit. Remaining balances in the deposit account will be refunded upon final map recordation.

+10
Jc
Prepared by John Chin
tr61059L-rev1(amended exh map dated 10-21-14).doc
<http://planning.lacounty.gov/case/view/04-148/>

Phone (626) 458-4918

Date 11-13-2014



**COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS**

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
WWW.DPW.LACOUNTY.GOV

TRACT NO.: 061059

REVISED TENTATIVE MAP DATE: 10/21/14
AMENDED EXHIBIT MAP DATE: 10/21/14

STORM DRAIN AND HYDROLOGY SECTION CONDITIONS OF APPROVAL, PHONE: (626) 458-4921

Approval of this amended exhibit map pertaining to drainage is recommended.

Prior to Improvement Plans Approval:

1. Comply with the requirements of the Drainage Concept / Hydrology Study Plan which was conceptually approved on 01/29/07 to the satisfaction of the Department of Public Works.
2. Per County Code Section 12.84.440 comply with LID standards in accordance with the Low Impact Development Standards Manual which can be found at http://dpw.lacounty.gov/wmd/LA_County_LID_Manual.pdf

A handwritten signature in black ink, appearing to read "H. Paraoan".

Name Hazel Paraoan Date 11/13/2014 Phone (626) 458-4921

County of Los Angeles Department of Public Works
Geotechnical and Materials Engineering Division
GEOLOGIC AND SOILS ENGINEERING REVIEW SHEET
900 S. Fremont Avenue, Alhambra, CA 91803

Tentative Tract / Parcel Map 61059 Tentative Map Dated 10/21/14 Parent Tract _____
Grading By Subdivider? [Y] (Y or N) _____ 2,164 yd³ Location Arroyo Drive, South San Gabriel APN _____
Geologist --- Subdivider Wen
Soils Engineer Quartech Consultants Engineer/Arch. Tritech Engineering Associates

Review of:

Geologic Report(s) Dated: _____
Soils Engineering Report(s) Dated: 3/6/08
Geotechnical Report(s) Dated: _____
References: _____

TENTATIVE MAP FEASIBILITY IS RECOMMENDED FOR APPROVAL FROM A GEOTECHNICAL STANDPOINT

THE FOLLOWING CONDITIONS MUST BE FULFILLED:

At the grading plan stage, submit an updated soils report and grading plans to GMED for verification of compliance with County Codes and policies.

Prepared by



Ricardo Lopez-Maldonado
Geology Section

Date 11/17/14

Please complete a Customer Service Survey at <http://dpw.lacounty.gov/go/gmedsurvey>

NOTICE: Public safety, relative to geotechnical subsurface exploration, shall be provided in accordance with current codes for excavations, inclusive of the Los Angeles County Code, Chapter 11.48, and the State of California, Title 8, Construction Safety Orders.

COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
LAND DEVELOPMENT DIVISION - GRADING
TRACT MAP NO. 061059

Page 1/1

TENTATIVE MAP DATED 10/21/2014
EXHIBIT MAP DATED 10/21/2014

There is no changes to the grading conditions required for the revised exhibit map.

Name Nazem Said  Date 10/29/2014 Phone (626) 458-4921
P:\ldpub\SUBPCHECK\Plan Checking Files\Tract Map\TR 061059\GP 061059\2014-10-22 TTR 061059 SUBMITTAL

We have no objection to the amendment requests. Comply with all other previously approved conditions to the satisfaction of Public Works:

1. Dedicate the right to restrict vehicular access on Arroyo Drive.
2. Dedicate vehicular access rights on Steddom Drive.
3. Close the existing driveway with standard curb, gutter, and full-width sidewalk along the property frontage on Arroyo Drive.
4. Repair any displaced, broken, or damaged curb, gutter, pavement, and sidewalk along the property frontage on Arroyo Drive.
5. Plant Street trees along the property frontage on Arroyo Drive.
6. Comply with the following street lighting requirements:
 - a. Provide street lights on concrete poles with underground wiring along the property frontage on Arroyo Drive and Steddom Drive to the satisfaction of Public Works. Submit street lighting plans as soon as possible for review and approval to the Street Lighting Section of the Traffic and Lighting Division. For additional information, please contact the Street Lighting Section at (626)-300-4726.
 - b. The proposed development is within an existing Lighting District. For acceptance of street light transfer of billing, all street lights in the development, or the current phase of the development, must be constructed according to Public Works approved plans. The contractor shall submit one complete set of "as-built" plans. Provided the above conditions are met, all street lights in the development, or the current phase of the development, have been energized, and the developer has requested a transfer of billing at least by January 1 of the previous year, the Lighting District can assume responsibility for the operation and maintenance of the street lights by July 1 of any given year. The transfer of billing could be delayed one or more years if the above conditions are not met.
7. Underground all existing service lines and distribution lines that are less than 50KV and new utility lines to the satisfaction of Public Works and Southern California Edison. Please contact Construction Division at (626) 458-3129 for new location of any above ground utility structure in the parkway.
8. Prior to final map approval, enter into an agreement with the County franchised cable TV operator (if an area is served) to permit the installation of cable in a common utility trench to the satisfaction of Public Works; or provide documentation

COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
LAND DEVELOPMENT DIVISION - ROAD
TRACT NO. 61059 (Amend.)

Page 2/2

EXHIBIT MAP DATED 10-21-2014

that steps to provide cable TV to the proposed subdivision have been initiated to the satisfaction of Public Works.

Prepared by Omar Ahmed ^{OA}
TR 061059-1-Amended Exhibit Map-Rev1 (Map Dated 10-21-2014)

Phone (626) 458-4921

Date 11-17-2014



COUNTY OF LOS ANGELES FIRE DEPARTMENT FIRE PREVENTION DIVISION

Land Development Unit
5823 Rickenbacker Road
Commerce, CA 90040
Telephone (323) 890-4243, Fax (323) 890-9783

PROJECT: TR 61059

MAP DATE: October 21, 2014 – Amendment to Exhibit Map

THE FIRE DEPARTMENT RECOMMENDS THAT THIS PROJECT NOT TO BE APPROVED AT THIS TIME AND NOT TO PROCEED WITH THE PUBLIC HEARING PROCESS. THIS RECOMMENDATION MAYBE CHANGED WHEN THE HOLDS BELOW HAVE BEEN ADDRESSED.

EXHIBIT MAP - HOLDS

1. This development is required to provide a minimum paved unobstructed driveway width of 20 feet, clear to sky, for fire apparatus access. Label such driveway as "Private Driveway and Fire Lane" on the Exhibit Map.
2. Provide a driveway profile of the Private Driveway and Fire Lane clearly indicating the proposed grades, including the angles of approach and departure at all changes in grade. Indicate compliance on the Exhibit Map.
3. Section B-B is incorrect. The section needs to be revised to include the stairs as shown and clearly dimension the width of the required Private Driveway and Fire Lane. Indicate compliance on the Exhibit Map.
4. Section E-E is incorrect. Remove the Fire Department turnaround label from this section, this was the previously approved location for the turnaround. Indicate compliance on the Exhibit Map.
5. Section G-G needs to include the required Fire Department turnaround as currently proposed with the current design. Provide the dimension and a label the turnaround within the section. Indicate compliance on the Exhibit Map.

CONDITIONS OF APPROVAL – ACCESS



COUNTY OF LOS ANGELES FIRE DEPARTMENT FIRE PREVENTION DIVISION

Land Development Unit
5823 Rickenbacker Road
Commerce, CA 90040
Telephone (323) 890-4243, Fax (323) 890-9783

PROJECT: TR 61059

MAP DATE: October 21, 2014 – Amendment to Exhibit Map

1. Access as noted on the Tentative and the Exhibit Maps shall comply with Title 21 (County of Los Angeles Subdivision Code) and Section 503 of the Title 32 (County of Los Angeles Fire Code), which requires clear to the sky all weather access.
2. The driveway required for fire apparatus access shall be indicated on the Final Map as "Private Driveway and Fire lane" with the widths clearly depicted.
3. The driveway required for fire apparatus access shall be posted with signs stating "No Parking-Fire Lane" and/or stripped accordingly in compliance with the County of Los Angeles Fire Code prior to occupancy.
4. The proposed driveway within this development shall provide approved street names and signs. All proposed buildings shall provide approved address numbers. Compliance required prior to occupancy to the satisfaction of the Department of Public Works and the County of Los Angeles Fire Code.

CONDITIONS OF APPROVAL - WATER

1. The required fire flow from the public fire hydrant adjacent to the development at this location is **1250** gallons per minute at 20 psi for a duration of 2 hours, over and above maximum daily domestic demand. All hydrants shall measure 6"x 4"x 2-1/2" brass or bronze, conforming to current AWWA standard C503 or approved equal.
2. Submit a new fire flow availability form, FORM 195, prior to building permit issuance. Submit concurrently with the architectural plan to the jurisdictional Building and Safety office for review and acceptance.
3. An approved automatic fire sprinkler system is required for the proposed buildings within this development in compliance with the County of Los Angeles Building and Fire Codes.



**COUNTY OF LOS ANGELES FIRE DEPARTMENT
FIRE PREVENTION DIVISION**

Land Development Unit
5823 Rickenbacker Road
Commerce, CA 90040
Telephone (323) 890-4243, Fax (323) 890-9783

PROJECT: TR 61059

MAP DATE: October 21, 2014 – Amendment to Exhibit Map

For any questions regarding the report, please contact Juan Padilla at (323) 890-4243
or Juan.Padilla@fire.lacounty.gov.



**LOS ANGELES COUNTY
DEPARTMENT OF PARKS AND RECREATION**



PARK OBLIGATION REPORT

Tentative Map #	61059	DRP Map Date:	10/21/2014	SCM Date:	12/04/2014	Report Date:	11/18/2014
Park Planning Area #	6		WHITTIER NARROWS			Map Type:	REV. (REV RECD)

Total Units = Proposed Units + Exempt Units

Sections 21.24.340, 21.24.350, 21.28.120, 21.28.130, and 21.28.140, the County of Los Angeles Code, Title 21, Subdivision Ordinance provide that the County will determine whether the development's park obligation is to be met by:

- 1) the dedication of land for public or private park purpose or,
- 2) the payment of in-lieu fees or,
- 3) the provision of amenities or any combination of the above.

The specific determination of how the park obligation will be satisfied will be based on the conditions of approval by the advisory agency as recommended by the Department of Parks and Recreation.

Park land obligation in acres or in-lieu fees:

ACRES:	0.04
IN-LIEU FEES:	\$12,402

Conditions of the map approval:

The park obligation for this development will be met by:

The payment of \$12,402 in-lieu fees.

Trails:

No trails.

Comments:

Creating 5 detached condominium units; One existing single family home to be demolished; Net increase of 4 units.

*****Advisory:**

The Representative Land Value (RLVs) in Los Angeles County Code (LACC) Section 21.28.140 are used to calculate park fees and are adjusted annually, based on changes in the Consumer Price Index. The new RLVs become effective July 1st of each year and may apply to this subdivision map if first advertised for hearing before either a hearing officer or the Regional Planning Commission on or after July 1st pursuant to LACC Section 21.28.140, subsection 3. Accordingly, the park fee in this report is subject to change depending upon when the subdivision is first advertised for public hearing.

Please contact Clement Lau at (213) 351-5120 or Sheela Mathai at (213) 351-5121, Department of Parks and Recreation, 510 South Vermont Avenue, Los Angeles, CA 90020 for further information or to schedule an appointment to make an in-lieu fee payment.

For information on Hiking and Equestrian Trail requirements, please contact the Trails Coordinator at (213) 351-5134.

By: *Kathline J. King*
Kathline J. King, Chief of Planning



**LOS ANGELES COUNTY
DEPARTMENT OF PARKS AND RECREATION**



PARK OBLIGATION WORKSHEET

Tentative Map #	61059	DRP Map Date:	10/21/2014	SMC Date:	12/04/2014	Report Date:	11/18/2014
Park Planning Area #	6		WHITTIER NARROWS			Map Type:	REV. (REV RECD)

The formula for calculating the acreage obligation and or In-lieu fee is as follows:

(P)people x (0.003) Ratio x (U)nits = (X) acres obligation

(X) acres obligation x RLV/Acre = In-Lieu Base Fee

- Where: P = Estimate of number of People per dwelling unit according to the type of dwelling unit as determined by the 2000 U.S. Census*. Assume * people for detached single-family residences; Assume * people for attached single-family (townhouse) residences, two-family residences, and apartment houses containing fewer than five dwelling units; Assume * people for apartment houses containing five or more dwelling units; Assume * people for mobile homes.
- Ratio = The subdivision ordinance provides a ratio of 3.0 acres of park land for each 1,000 people generated by the development. This ratio is calculated as "0.0030" in the formula.
- U = Total approved number of Dwelling Units.
- X = Local park space obligation expressed in terms of acres.
- RLV/Acre = Representative Land Value per Acre by Park Planning Area.

Total Units = Proposed Units + Exempt Units

	People*	Ratio 3.0 Acres / 1000 People	Number of Units	Acre Obligation
Detached S.F. Units	3.67	0.0030	4	0.04
M.F. < 5 Units	2.53	0.0030	0	0.00
M.F. >= 5 Units	2.88	0.0030	0	0.00
Mobile Units	3.92	0.0030	0	0.00
Exempt Units			1	
Total Acre Obligation =				0.04

Park Planning Area = **6 WHITTIER NARROWS**

Ratio	Acre Obligation	RLV / Acre	In-Lieu Base Fee
@(0.0030)	0.04	\$310,055	\$12,402

Lot #	Provided Space	Provided Acres	Credit (%)	Acre Credit	Land
None					
Total Provided Acre Credit:				0.00	

Acre Obligation	Public Land Crdt.	Priv. Land Crdt.	Net Obligation	RLV / Acre	In-Lieu Fee Due
0.04	0.00	0.00	0.04	\$310,055	\$12,402



CYNTHIA A. HARDING, M.P.H.
Interim Director

JEFFREY D. GUNZENHAUSER, M.D., M.P.H.
Interim Health Officer

ANGELO J. BELLOMO, REHS, QEP
Director of Environmental Health

TERRI S. WILLIAMS, REHS
Assistant Director of Environmental Health

5050 Commerce Drive
Baldwin Park, California 91706
TEL (626) 430-5100 • FAX (626) 813-3000

www.publichealth.lacounty.gov

BOARD OF SUPERVISORS

Gloria Molina
First District

Mark Ridley-Thomas
Second District

Zev Yaroslavsky
Third District

Don Knabe
Fourth District

Michael D. Antonovich
Fifth District

November 7, 2014

Amended Exhibit Map No. 061059

Vicinity: Rosemead

Amended Exhibit Map Date: October 21, 2014

The Los Angeles County Department of Public Health – Environmental Health Division has reviewed **Amended Exhibit Map 061059** based on the use of public water (San Gabriel Valley Water Company) and public sewer as proposed for the tentative tract map 061059. This Department approves the amended exhibit map.

Prepared by:

MICHELLE TSIEBOS, REHS, MPA 
Environmental Health Specialist IV
Land Use Program
5050 Commerce Drive
Baldwin Park, California 91706
mtsiebos@ph.lacounty.gov
TEL (626) 430-5382 • FAX (626) 813-3016