HOLLY L. WOLCOTT
CITY CLERK

PETTY F. SANTOS
EXECUTIVE OFFICER

City of Los Angeles
CALIFORNIA

ERIC GARCETTI
MAYOR

OFFICE OF THE
CITY CLERK

Council and Public Services Division
200 N. Spring Street, Room 395
Los Angeles, CA 90012
General Information - (213) 978-1133
FAX: (213) 978-1079

PATRICE Y. LATTIMORE
DIVISION MANAGER

clerk.lacity.org

October 4, 2019

The Honorable Eric Garcetti, Mayor
Room 303, City Hall

GRANT DEED FOR THE SALE OF CITY-OWNED PROPERTY TO SUSAN VIDIKAN ADJOINING WESTERLY OF 2251 BEVERWIL DRIVE, LOS ANGELES CA 90034 – CD 5

Dear Mayor Garcetti:

In connection with the sale of City-owned property located at 2251 Beverwil Drive (APN: portion of 4309-002-901), in Council District 5, as authorized by Ordinance No. 180834 contained in Council file No. 07-1894, the attached document (Grant Deed) is transmitted. A copy of the Ordinance and Council File report are also attached.

Please return these items at your earliest convenience after execution, to the Information, Technology, and General Services Committee, in care of the Office of the City Clerk, Room 395, City Hall.

Sincerely,

Leyla A. Campos, Legislative Assistant
Information, Technology, and General Services Committee

07-1894_grant deed

FORM GEN. 160 (Rev. 6-80)

CITY OF LOS ANGELES
INTER-DEPARTMENTAL CORRESPONDENCE

DATE: October 1, 2019

TO: Holly L. Wolcott, City Clerk
City Hall, Room 395

FROM: David L. Roberts, Assistant Director
Real Estate Services Division
Department of General Services

SUBJECT: GRANT DEED FOR THE SALE OF CITY - OWNED PROPERTY TO SUSAN VIDIKAN ADJOINING WESTERLY OF 2251 BEVERWIL DRIVE, LOS ANGELES CA 90034 – CD 5

Please sign the attached Grant Deed for the above-referenced property sale (APN: portion of 4309-002-901), as approved by Ordinance Number 180834, under Council File No. 07-1894 attached hereto.

The Mayor's signature or designee's must be notarized.

When the document is ready, please contact Kristine Harutyunyan, Real Estate Associate II at (213) 922-8553 or Armando Parra, Senior Real Estate Officer at (213) 922-8559.

Attachments: Ordinance

RECORDING REQUESTED BY:

Chicago Title Company

WHEN RECORDED MAIL TO
AND MAIL TAX STATEMENTS TO:

Michael Jason Rosen and Kellie Rosen, husband and wife as joint tenants
2301 Beverwil Drive
Los Angeles, Ca 90034

Order No.

Grant Deed

THE UNDERSIGNED GRANTOR(s) DECLARE(s):
DOCUMENTARY TRANSFER TAX is $ _____. CITY TAX $ _____.
☑ Computed on full value of property conveyed, or ☐ Computed on full value less value of liens or encumbrances remaining at time of sale,
☐ Unincorporated area: ☐ City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

City of Los Angeles, a municipal corporation (Grantor)

hereby GRANT(s) to

Michael Jason Rosen and Kellie Rosen, husband and wife as joint tenants (Grantee)

the following described real property in the County of Los Angeles, State of California APN: portion 4309-002-901 adjoining westerly 4309-002-013 (Property).

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

EXCEPTING AND RESERVING unto the Grantor, all oil, gas, water, and mineral rights now vested in the City of Los Angeles without, however, the right to use the surface of said land or any portion thereof to a depth of 500 feet below the surface, for the extraction of such oil, gas, water and minerals.

SUBJECT to covenants, conditions, restrictions, reservations, easements, encroachments, rights and rights-of-way of record or which are apparent from a visual inspection of the real properties and excepting and reserving to Grantor any interest in the fee to the adjacent street which would otherwise pass with the conveyance of the above described parcels of land.

ALSO SUBJECT to Property sold in its "AS IS" condition, and without any warranty as to fitness for use, fitness for a particular use, or condition of the Property, and that Grantor has no obligation to correct any condition of the Property, whether known before or after the date of sale.

AND ALSO SUBJECT to a covenant and agreement to run with the land that the Property shall be held as a single parcel with the adjacent parcel of real property owned by the Grantee, and the said combined parcel shall not be divided in ownership except pursuant to a subdivision map or parcel map approved in accordance with the laws of the State of California and the City of Los Angeles

This Grant Deed is made in accordance with the provisions of Council File No. 07-1894 and Ordinance No. 180834 of the City of Los Angeles

In witness whereof, City of Los Angeles, a municipal corporation, through its City Council, has caused this Grant Deed to be executed on its behalf, by its Mayor, and its corporate seal to be thereto affixed by its City Clerk, this 31st day of October, 2019

Grantor
The City of Los Angeles, a municipal corporation

By: EG

Attest: for
Holly L. Wolcott, City Clerk

By:

Eric Garcetti, Mayor

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles)

On October 31, 2019 before me, Mandy Morales, Notary Public
(insert name and title of the officer)

personally appeared Eric Michael Garcetti,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(~~s~~) on the instrument the person(~~s~~), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

MANDY MORALES
Notary Public - California
Los Angeles County
Commission # 2156395
My Comm. Expires Jun 12, 2020

Signature Mandy Morales (Seal)

The City of Los Angeles

To

JOB TITLE: behind 2301 Beverwil Drive, Los Angeles, Ca. 90034
APN: portion 4309-002-901(adjoining westerly 4309-002-013)
Cadastral Map: 126B165

Michael Jason Rosen and Kellie Rosen, husband and wife as joint tenants

Grant Deed

Approved as to Authority 9/17, 2019

By _____
Tony M. Royster, Authorized Officer

Approved as to Description 9-6-2019

By _____
Luisito Padua, Authorized Officer

General Services Department
Real Estate Services Division

Approved as to Form 9/6/19, 2019

Michael N. Feuer, City Attorney

By _____
Deputy City Attorney

Council File No. 07-1894

EXHIBIT "A"

APN: portion 4309-002-901 (adjoining westerly 4309-002-013)

ADDRESS: behind 2301 Beverwil Drive, Los Angeles, CA 90034

LEGAL DESCRIPTION

That portion of Lot 8 of Arnaz Property, in Rancho Rincon De Los Bueyes, in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 2324 Pages 91 through 93, inclusive of Deeds in the office of the County Recorder of said county, bounded and described as follows:

Commencing at a point in the westerly line of Beverwil Drive, 42.00 feet wide, as on the map of Tract No. 15192, in said city recorded in Book 334 Pages 22 to 25, inclusive of Maps in said County Recorder's office, distant South 6°36'53" East, 249.69 feet measured along said westerly line and its northerly prolongation from the northwest corner of Lot 131 of said Tract No. 15192, said point being the northeast corner of the land described in the Deed to Murray Davis and wife, recorded December 20, 1949 in Book 31770, Page 103, Official Records in said County Recorder's office; thence along the northerly line of the land described in said deed, South 83°23'07" West, 102.05 feet to the northwest corner of said land, also being the TRUE POINT OF BEGINNING; thence along the northerly prolongation of the westerly line of said land North 16°59'00" West, 81.33 feet to the westerly prolongation of the southerly line of Cisco Street, as shown on said Tract No. 15192 map; thence along said westerly prolongation South 83°23'07" West 15.25 feet to the southwest corner of the land described in the Deed recorded on November 22, 1950 as Document No. 2849 in Book 34874 Page 404, Official Records, in said County Recorder's office; thence South 13°25'14" East, 80.57 feet to the northwest corner of the land described in the Deed recorded on April 7, 1951 as Document No. 2066 in Book 36937 Page 307, Official Records, in said County Recorder's office; thence along the northerly line of last said land North 83°23'07" East 20.34 feet to the TRUE POINT OF BEGINNING.

Containing: 1,424 square feet.

SUBJECT TO all covenants, conditions, restrictions, exceptions, reservations, easements, rights and right of way of record.

PROFESSIONAL LAND SURVEYOR
MAGDI SOLIMAN
8822
STATE OF CALIFORNIA
4/28/18

TITLE TRANSFER INSTRUCTIONS (ESCROW)

DEPARTMENT OF GENERAL SERVICES
REAL ESTATE SERVICES DIVISION
CITY OF LOS ANGELES

Date: **June 10, 2019**
Location: BEHIND 2251 BEVERWIL DRIVE
LOS ANGELES CA 90034
APN: PORTION OF 4309-002-901, CD 5

On **December 24, 2018, Susan Vidikan, Trustee of the Susan Vidikan Living trust, dated April 8, 1991 (Buyer)**, paid **Two Thousand Dollars and 00/100 ($2,000.00)** to the City of Los Angeles **(Seller)**, representing a 10% deposit for the purchase of the City parcel described below. Within thirty (30) days from the execution of the Purchase and Sale Agreement and Escrow Instructions, without penalty, the **Purchaser** will hand the City of Los Angeles, Department of General Services (GSD) the sum of **Nineteen Thousand Five Hundred Seventy Eight Dollars and 00/100 ($19,578.00)**, which represents the balance of the purchase price due of **Eighteen Thousand and 00/100 ($18,000.00)** and associated cost of sale; for the herein described City parcel of land which GSD is authorized to deposit into the account of the City of Los Angeles when GSD holds for the undersigned a Grant Deed to the property described below, executed by the City of Los Angeles.

As provided in **Ordinance 180834**, the Purchaser shall pay for Documentary Transfer Taxes of One Hundred Twelve Dollars and 00/100 ($112.00), all Recording Fees associated with this conveyance of real property which total Thirty Four Dollars and 00/100 ($34.00), policy of title insurance directly to the Title Company (if applicable), one-half of the Escrow Fee which is Two Hundred and Fifty Dollars ($250.00), a Survey Fee (if applicable) of Nine Hundred and Thirty-Two Dollars and 00/100 ($932.00) for the Legal Description and an Administrative Fee of Two-hundred and Fifty Dollars ($250.00). The associated cost of sale is **One Thousand Five Hundred Seventy Eight Dollars and 00/100 ($1,578.00).**

The total amount of **Nineteen Thousand Five Hundred Seventy Eight Dollars and 40/100 ($19,578.00)** is due and payable to the City of Los Angeles within 30 days from the date of execution of this Title Transfer Instructions (Escrow). Upon receipt of this full amount, GSD shall record the Grant Deed the next business day.

Legal Description of Property: **See Attached EXHIBIT A**

The following terms and conditions are included in the Grant Deed.

EXCEPTING AND RESERVING unto the City of Los Angeles all oil, gas, water and mineral rights now vested in the City of Los Angeles without, however, the right to use the surface of said land or any portion thereof to a depth of 500 feet below the surface, for the extraction of such oil, gas, water and minerals.

SUBJECT TO covenants, conditions, restrictions, reservations, easements, encroachments, rights, and rights-of-way of record or which are apparent from a visual inspection of the real property.

ALSO SUBJECT TO property sold in an "**AS IS** " condition, and without any warranty as to fitness for use, fitness for a particular use, or condition of the property, and that the seller has no

obligation to correct any condition of the property, whether known before or after the date of the sale.

AND ALSO SUBJECT TO a covenant and agreement to run with the land that the above described property shall be held as a single parcel with the adjacent parcel of real property owned by the grantee, and the said combined parcel shall not be divided in ownership except pursuant to a subdivision map or parcel map approved in accordance with the laws of the State of California and the City of Los Angeles.

The Purchaser understands that at this time the property is not subject to ad valorem taxes. An assessment will be made and taxes assessed on the property for the period commencing with the date of recording the deed.

The full balance of the purchase price and associated purchase costs shall be paid to the City of Los Angeles on or before 30 days from the execution of Title Transfer Instructions (Escrow). If payment is deferred for more than 35 days, interest at one percent (1%) per month or fraction thereof shall be charged for each month or fraction thereof up to 90 days from the date of Title Transfer Instructions (Escrow). The deed will be accepted, unless these instructions are canceled in writing by either the City or the grantee. If these instructions are cancelled by the grantee, the City may, should it determine to do so, retain the sum presently on deposit with the City.

By our signatures below, Purchaser acknowledges and accepts all conditions set forth in these Title Transfer Instructions (Escrow).

x Susan Vidikan 6/11/19
Buyer Signature Date

x
Buyer Signature Date

Name: Susan Vidikan, Trustee of the Susan Vidikan Living trust, dated April 8, 1991
Phone: 319-804-9045
Mailing Address: 2251 Beverwil Drive
Los Angeles, CA 90034

Approved as to Form and Legality:
Michael N. Feuer, City Attorney

By: Annette Bogna
Deputy City Attorney

Name: Annette Bogna

Date: 9/6/19

THE CITY OF LOS ANGELES

By:
David Roberts, Assistant Director
Real Estate Services Division
Department of General Services

Date: 9/6/2019

CITY OF LOS ANGELES
CALIFORNIA

TONY M. ROYSTER
GENERAL MANAGER
AND
CITY PURCHASING AGENT

ERIC GARCETTI
MAYOR

DEPARTMENT OF
GENERAL SERVICES
ROOM 701
CITY HALL SOUTH
111 EAST FIRST STREET
LOS ANGELES, CA 90012
(213) 928-9555
FAX NO. (213) 928-9515

October 25, 2018

Richard H. Llewellyn Jr., Chair
Municipal Facilities Committee
200 N. Main Street, Suite 1500
Los Angeles, CA 90012

NOTIFICATION OF DIRECT SALE OF SLIVER PARCELS LOCATED AT VARIOUS SITES LISTED IN PROPERTY DESCRIPTIONS

The Department of General Services (GSD) proposes to sell to the adjoining owners sliver or remnant parcels in accordance with the Own A Piece of LA Program approved by the Council on July 28, 2009 (C.F. 07-1894, Ordinance No. 180834). The properties are no longer required for use by the City and were appraised to determine their estimated fair market value. The proceeds of these sales after deducting for the cost of escrow and other associated sale costs will be deposited in the General Fund.

BACKGROUND

In accordance with established City procedures for selling surplus property, notification was sent to the appropriate governmental agencies offering these parcels for sale (54220 letters). No responses were received objecting to the proposed sale from the notified agencies during the specified 60-day waiting period. The Bureau of Engineering, Survey Section or GSD Title Examiner provided or approved the legal descriptions of the properties and any reservations or exception of portions of the real property or easements or rights to be retained by the City. The Council member in whose district the properties are located has been notified of the proposed sales and concurs with the sale of these properties or otherwise had no objections.

The sales are cash transactions and upon approval by the Municipal Facilities Committee, GSD will open escrows, receive funds and record the appropriate deeds to close these transactions. The properties are sold AS IS.

The prospective purchasers will pay recording fees, documentary transfer taxes, other real estate transaction taxes or fees, one-half escrow fees, title insurance, messenger service fees, broker's commissions, if any and personal property taxes where applicable. The purchasers will also be responsible for any survey of the property at his/her expense and will have up to 90 days to close the sale after the date of notification confirming the sale. However, if payment is deferred for more than 60 days after the notice confirming the sale, interest at one percent per month or fraction thereof will be charged for each month or fraction thereof in excess of 60 days.

PROPERTY DESCRIPTIONS

Information on the properties, sale prices and purchaser's names are listed below:

ADDRESS/APN	LOT SIZE	CD	SALE PRICE	PURCHASER
8415 W Yucca Trail APN 5556-018-900	3,093 sq ft	4	$4,300.00	Adjoining Neighbors: Frederick MacDonald Quayle and Catherine Deakins Quayle
Behind 7612 Flight Avenue APN 4104-017-904	600 sq ft	11	$1,800.00	Adjoining Neighbors: Ross A Lawrence and Erin E Weiler Lawrence
Behind 2251 Beverwil Drive, Ptn of APN 4309-002-901	1,190 sq. ft	5	$20,000.00	Adjoining Neighbor: Susan Vidikan
Behind 2301 Beverwil Drive, Ptn of APN 4309-002-901	1,424	5	$25,000.00	Adjoining Neighbor: Michael Rosen
Behind 2315 Beverwil Drive, Ptn of APN 4309-002-901	1,161	5	$19,000.00	*Adjoining Neighbor: Singh Gauravo

* In escrow to purchase 2315 Beverwil Drive residence.

These parcels are zoned residential. Independently, none of the properties listed are developable. The purchasers plan to use the parcels to extend their properties.

These sales will eliminate the need for continued maintenance of the above properties. In addition, these sales will return the properties to the County tax rolls and will generate annual revenues from the payment of taxes on said properties.

FISCAL IMPACT

The sale of these properties will generate one-time gross revenue to the City of approximately $70,100 prior to the payment of the costs of sale. The net proceeds will be deposited in the General Fund.

RECOMMENDATION

That the Municipal Facilities Committee:

1. Determine that these real properties, as described in this report, are no longer required for the use of the City and that the public interest is best served by these private direct sales to the adjoining owners;

2. Instruct the Real Estate Services Division of the Department of General Services to complete the transactions and deposit the net proceeds of the sales into the General Fund.

Tony M. Royster
General Manager

Attachment: Ordinance
Council District Letters and/or Motion
Map

ORDINANCE NO. 180834

An ordinance amending and adding provisions to Article 4 of Chapter 1 of Division 7 of the Los Angeles Administrative Code to provide for implementation of the "Own a Piece of Los Angeles" (OPLA) Program concerning the sale of City-owned remnant surplus properties.

THE PEOPLE OF THE CITY OF LOS ANGELES
DO ORDAIN AS FOLLOWS:

Section 1. The first unnumbered paragraph of Section 7.22 of the Los Angeles Administrative Code is amended to read:

Before the Council, or the Municipal Facilities Committee for the direct sale of "remnant" properties, determines that real property proposed for sale is no longer required for the use of the City and that the public interest or necessity require its sale, the proposed sale shall be considered as follows:

Sec. 2. Subsection (a) of Section 7.22 of the Los Angeles Administrative Code is amended to read:

Sec. 7.22. Recommendations Required of City Departments.

(a) The Department of General Services shall determine whether the City owns a salable interest in the real property, shall appraise said real property at its fair market value; and shall recommend a minimum sale price to the Council or the Municipal Facilities Committee, as applicable.

Sec. 3. Subsection (d) of Section 7.22 of the Los Angeles Administrative Code is amended to read:

(d) In cases involving the direct sale of surplus City-owned property, except "remnants" as defined in Section 7.27.1(a), the City Administrative Officer shall review the proposed direct sale and recommend to the Council upon its propriety.

Sec. 4. Subsection (e) is added to Section 7.22 of the Los Angeles Administrative Code to read:

(e) In cases involving direct sales of City-owned "remnants" as defined in Section 7.27.1(a), the Department of General Services shall review the proposed sale, and shall recommend to the Municipal Facilities Committee upon its propriety. Thereafter, the Municipal Facilities Committee may determine that the public interest or necessity require completion of the sale and authorize it, including the immediate opening of

escrow. In the event of such a determination by the Municipal Facilities Committee with respect to the sale of a "remnant" as defined in Section 7.27.1(a), the Municipal Facilities Committee may authorize the execution of a deed or other instrument necessary to effectuate the sale at and for the fair market value of the property as appraised by the Department of General Services, and upon the terms and conditions contained in the document entitled Title Transfer Instructions (Escrow) approved by the City Council and made a part of Council File No. 07-1894. Any substantive deviations from those terms and conditions, as determined by the City Attorney, shall require approval by the City Council by ordinance.

Sec. 5. Section 7.27 of the Los Angeles Administrative Code is amended to read:

Sec. 7.27. Private Sale.

The Council, or the Municipal Facilities Committee in cases involving "remnants" as defined in Section 7.27.1(a), may determine that the public interest or necessity require the sale, conveyance or exchange of real property owned by the City or any City department, of the quitclaiming by the City or by any City department, of any interest in real property without notice of sale or advertisement for bids. In the event of this determination, the City Council may, by ordinance authorize the execution of a deed, contract or other instrument necessary to effect the sale, conveyance, exchange or quitclaim at and for a price or consideration and upon the terms and conditions to be specified in the ordinance; provided, however, that the ordinance shall be subject to the provisions of Sections 252 and 461 of the City Charter. In the event of such a determination by the Municipal Facilities Committee with respect to the sale of a "remnant" as defined in Section 7.27.1(a), the Municipal Facilities Committee may authorize the execution of a deed or other instrument necessary to effectuate the sale at and for the fair market value of the property as appraised by the Department of General Services, and upon the terms and conditions contained in the document entitled Title Transfer Instructions (Escrow) approved by the City Council and made a part of Council File No. 07-1894. Any substantive deviations from those terms and conditions, as determined by the City Attorney, shall require approval by the City Council by ordinance.

Sec. 6. Section 7.27.1 of the Los Angeles Administrative Code is added to read:

Sec. 7.27.1. Sale of Surplus City-Owned Remnant Property.

Notwithstanding any other provision of this Code to the contrary, City-owned "remnants" under the jurisdiction and control of the Department of General Services may be sold by private sale as authorized by Section 7.27, provided all of the following criteria are met:

(a) Each property subject to sale must be a surplus City-owned "remnant". "Remnant" means real property meeting the requirements of Section 7.22 of the Los Angeles Administrative Code which (A) has less than the minimum legal residential building lot size for the jurisdiction in which the parcel is located, or less than 5,000 square feet in area, whichever is less, or (B) has no record access and is less than 10,000 square feet in area; and is not contiguous to land owned by a state or local agency, that is used for park, recreational, open-space, or low- and moderate-income housing purposes, and is not located within an enterprise zone pursuant to Section 7070 of the California Government Code, nor a designated program area as defined in California Government Code section 7082;

(b) The direct sale must be an all cash transaction and the buyer(s) must pay fair market value for the remnant as determined by an appraisal by the Department of General Services;

(c) The buyer(s) must be owners of an "adjoining property." An "adjoining property" is one which shares a common boundary with the remnant subject to sale;

(d) The Department of General Services shall offer the remnant for sale to all adjoining property owners, and utilize a competitive process to select the buyer(s) using price as its criteria;

(e) The terms and conditions of each sale must be those approved by the City Council in the document entitled Title Transfer Instructions (Escrow) and made a part of Council File No. 07-1894, and must be presented by the Department of General Services to the Municipal Facilities Committee for approval, and shall be approved as to form by the City Attorney; and

(f) Any remnant meeting the criteria set forth in California Government Code section 54221(f) must first be offered for sale to the State in accordance with Government Code section 54220, *et seq.*

Sec. 7. The City Clerk shall certify to the passage of this ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

I hereby certify that this ordinance was passed by the Council of the City of Los Angeles, at its meeting of JUL 28 2009.

JUNE LAGMAY, City Clerk

By _____ Deputy

Approved AUG 07 2009

_____ Mayor

Approved as to Form and Legality

CARMEN A. TRUTANICH, City Attorney

By Annette R. Bogna (TBE)
ANNETTE R. BOGNA
Deputy City Attorney

Date 7/13/09

File No(s). CF No. 07-1894

M:\Real Prop_Env_Land Use\Real Property_Environment\Annette Bogna\Real PPT Sales\Surplus\Own A Piece of LA\CPLA Ordinance.doc

DECLARATION OF POSTING ORDINANCE

I, MARIA C. RICO, state as follows: I am, and was at all times hereinafter mentioned, a resident of the State of California, over the age of eighteen years, and a Deputy City Clerk of the City of Los Angeles, California.

Ordinance No. 180834 – Amending and adding provisions to Article 4 of Chapter 1 of Division 7 of the L.A.A.C. to provide for implementation of the "Own a Piece of Los Angeles" (OPLA) Program concerning the sale of City-owned remnant surplus properties - a copy of which is hereto attached, was finally adopted by the Los Angeles City Council on **July 28, 2009**, and under the direction of said City Council and the City Clerk, pursuant to Section 251 of the Charter of the City of Los Angeles and Ordinance No. 172959, on **August 11, 2009** I posted a true copy of said ordinance at each of three public places located in the City of Los Angeles, California, as follows: 1) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; 2) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; 3) one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

Copies of said ordinance were posted conspicuously beginning on **August 11, 2009** and will be continuously posted for ten or more days.

I declare under penalty of perjury that the foregoing is true and correct.

Signed this **11th** day of **August 2009** at Los Angeles, California.

Maria C. Rico, Deputy City Clerk

Ordinance Effective Date: **September 20, 2009** **Council File No.** **07-1894**

Rev. (2/21/06)

25

MOTION

INFORMATION, TECHNOLOGY AND GENERAL SERVICES

The City currently owns a 71,000 square foot (1.63 acre) vacant property near Beverwil Drive in Council District 5 (APN: 4309-002-901) (Property). The Property is located between residential homes along Beverwil Drive and the Los Angeles County Flood Control Channel. The Property is currently surrounded by shrubbery and is not visible from the street. The location of the Property has made it a prime location for trespassers.

Three of the adjoining property owners located at 2251, 2301, and 2315 Beverwil Drive have expressed interest in purchasing the portion of the Property that is directly adjacent to their properties. The size of the portions that they would like to purchase are as follows:

- 2251 Beverwil Drive – approximately 1,218 square feet;
- 2301 Beverwil Drive – approximately 1,528 square feet; and
- 2315 Beverwil Drive – approximately 1,173 square feet.

The sale would alleviate some of the nuisance issues created by trespassers on the Property because the adjoining property owners would be able to expand their existing properties. Also, since the portions of the Property to be sold are under 5,000 square feet, the sale qualifies for the "Own a Piece of Los Angeles" program (C.F. 07-1894).

I, THEREFORE, MOVE that the City Council direct the Department of General Services to take the following actions relative to the City-owned property located near Beverwil Drive (APN: 4309-002-901) in Council District 5 (Property):

1. Declare approximately 1,218 square feet of the Property adjacent to 2251 Beverwil Drive; 1,528 square feet of the Property adjacent to 2301 Beverwil Drive; and approximately 1,173 square feet of the Property adjacent to 2315 Beverwil Drive as "remnant" parcels pursuant to Los Angeles Administrative Code Section 7.27.1(a) (Remnant Parcels);

2. Instruct the Department of General Services (GSD) to conduct a Class "C" estimate of the Remnant Parcels; and

3. Instruct GSD, with the assistance of the City Attorney and any relevant departments, to sell the Remnant Parcels to the owners of the adjoining properties located at 2251 Beverwil Drive, 2301 Beverwil Drive, and 2315 Beverwil Drive, for fair market value as determined by the Class "C" estimate to be completed by GSD pursuant to the "Own a Piece of Los Angeles" Program (Los Angeles Administrative Code Section 7.27.1).

PRESENTED BY: _____
PAUL KORETZ
Councilmember, 5th District

SECONDED BY: _____

obs

MAY 2 2 2018

CITY OF LOS ANGELES
CALIFORNIA

TONY M. ROYSTER
GENERAL MANAGER
AND
CITY PURCHASING AGENT

ERIC GARCETTI
MAYOR

DEPARTMENT OF
GENERAL SERVICES
ROOM 701
CITY HALL SOUTH
111 EAST FIRST STREET
LOS ANGELES, CA 90012
(213) 928-9555
FAX No. (213) 928-9515

July 24, 2018

Honorable Mike Bonin
Councilmember, Eleventh District
200 North Spring Street, Room 475
Los Angeles, California 90012

Attention: Chad Molnar, Chief of Staff

PROPOSED SALE OF CITY-OWNED SURPLUS PROPERTY – CD 11
LOCATED BEHIND 7612 FLIGHT AVENUE, LOS ANGELES, CA 90045,
APN: 4104-017-904

The Real Estate Services Division is processing the City-owned property, as identified on the attached assessor map, to be declared surplus for a direct sale to the adjacent property owner, under the Own a Piece of Los Angeles (OPLA) Program.

Your comments are invited relative to the proposed direct sale. Your response within 30 days of this letter is sincerely appreciated. Please return a signed copy of this letter to Room 201, City Hall South, Real Estate Services Division, Mail Stop 706, Attention: Monica Choe. If we do not hear from you within this time frame, we will assume you have no objections to the proposed sale.

Should you need additional information, please contact Monica Choe at (213) 922-8535.

pp
David Roberts
Assistant Director

Attachments

SUBJECT: PROPOSED SALE OF CITY-OWNED SURPLUS PROPERTY
LOCATED ADJACENT TO 7612 FLIGHT AVENUE,
LOS ANGELES, CA 90045 - APN: 4104-017-904

_____ I have no objections to the proposed sale.

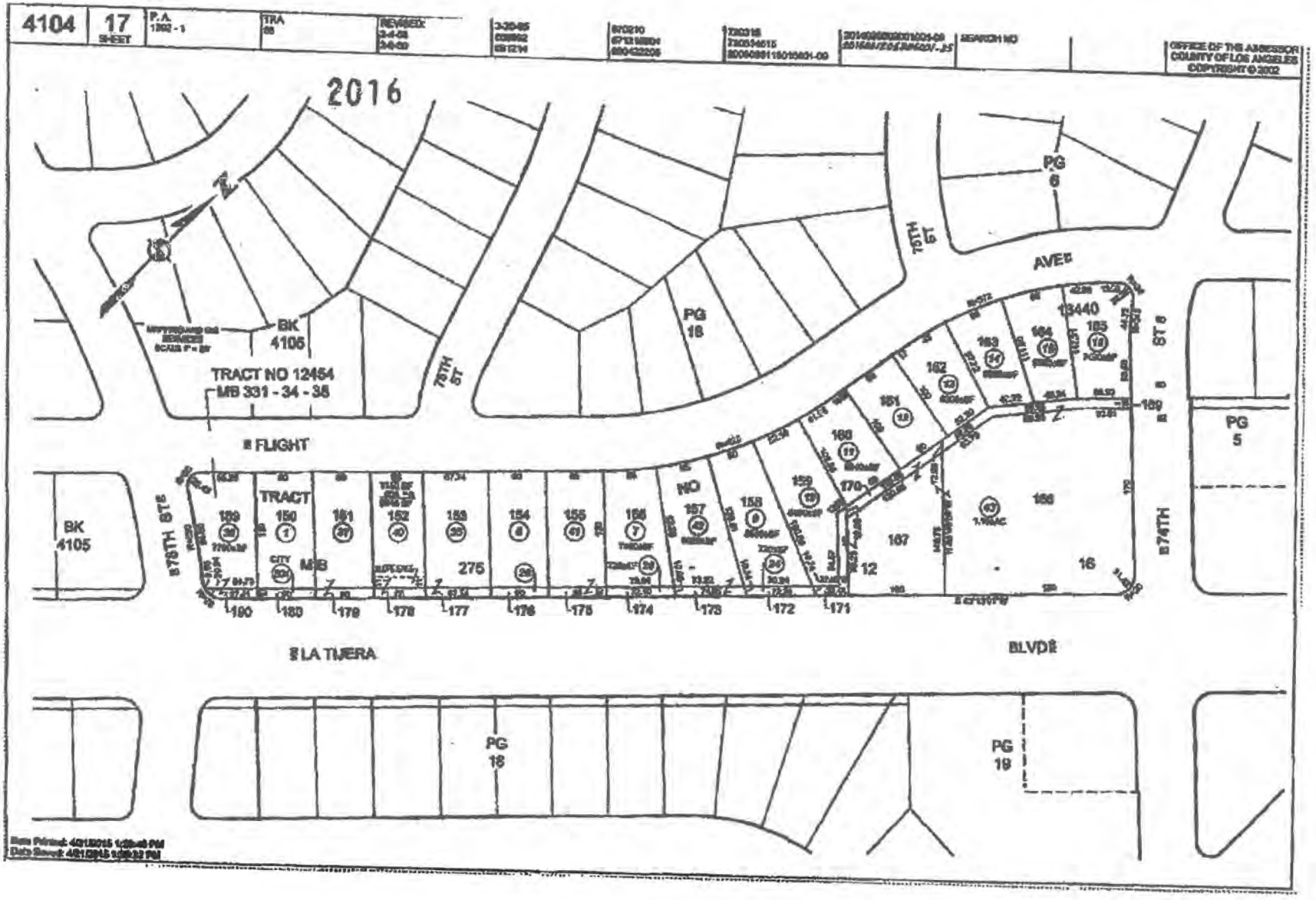
Comments: _____
_____
_____

_____ I have objections to the proposed sale.

Comments: _____
_____
_____

_____
Name and Title

_____
Signature Date


4104
17
SHEET
2016
OFFICE OF THE ASSESSOR
COUNTY OF LOS ANGELES
COPYRIGHT © 2002
PG 6
PG 18
PG 5
PG 19
BK 4105
TRACT NO 12454
MB 331 - 34 - 35
75TH ST
76TH ST
74TH ST
AVE
FLIGHT
LA TIJERA
BLVD
TRACT
MB
CITY
NO
275
12
16
13440

CITY OF LOS ANGELES
CALIFORNIA

TONY M. ROYSTER
GENERAL MANAGER
AND
CITY PURCHASING AGENT

ERIC GARCETTI
MAYOR

DEPARTMENT OF
GENERAL SERVICES
ROOM 701
CITY HALL SOUTH
111 EAST FIRST STREET
LOS ANGELES, CA 90012
(213) 928-9555
FAX NO. (213) 928-9515

July 12, 2018

Honorable David E. Ryu
Councilmember, Fourth District
200 North Spring Street, Room 425
Los Angeles, California 90012

Attention: Sarah Dusseault, Chief of Staff

PROPOSED SALE OF CITY-OWNED SURPLUS PROPERTY LOCATED AT 8415 W. YUCCA TRAIL, LOS ANGELES, CA 90046 APN: 5556-018-900

The Real Estate Services Division is processing the City-owned property, as identified on the attached assessor map, to be declared surplus for a direct sale to the adjacent property owner, under the Own a Piece of Los Angeles (OPLA) Program.

Your comments are invited relative to the proposed direct sale. Your response within 30 days of this letter is sincerely appreciated. Please return a signed copy of this letter to Room 201, City Hall South, Real Estate Services Division, Mail Stop 706, Attention: Monica Choe. If we do not hear from you within this time frame, we will assume you have no objections to the proposed sale.

Should you need additional information, please contact Monica Choe at (213) 922-8535.

for David Roberts
Assistant Director

Attachments

SUBJECT: PROPOSED SALE OF CITY-OWNED SURPLUS PROPERTY

Property: LOCATED AT 8415 W. YUCCA TRAIL, LOS ANGELES, CA 90046
(APN: 5556-018-900)

Please check one:

1. _____ I have no objections to the proposed sale.

Comments: _____

_____

2. _____ I am interested in PURCHASING the property. (Please attach your proposal within the specified time frame stated in the letter).

Comments: _____

_____

_____ _____

PRINT NAME SIGNATURE

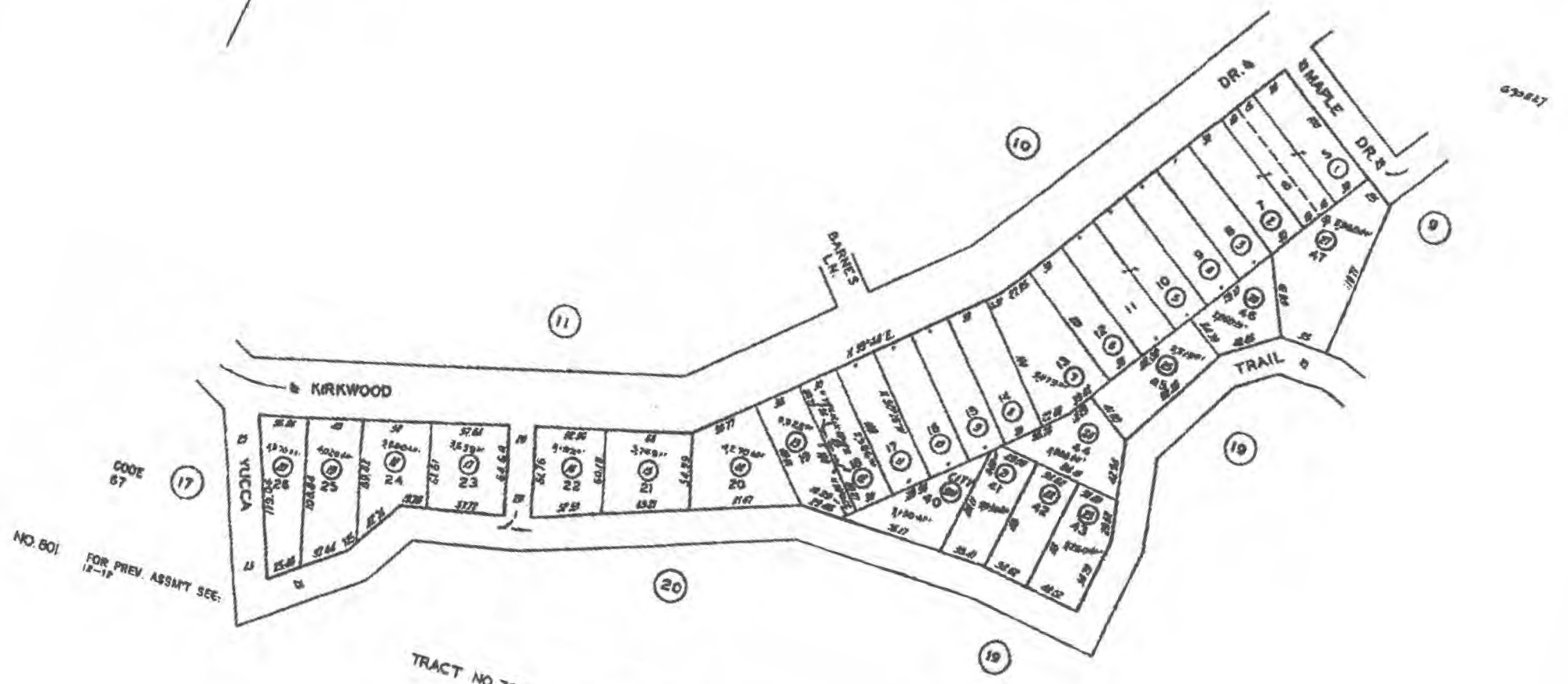
_____ _____

NAME OF ORGANIZATION DATE

Attn:

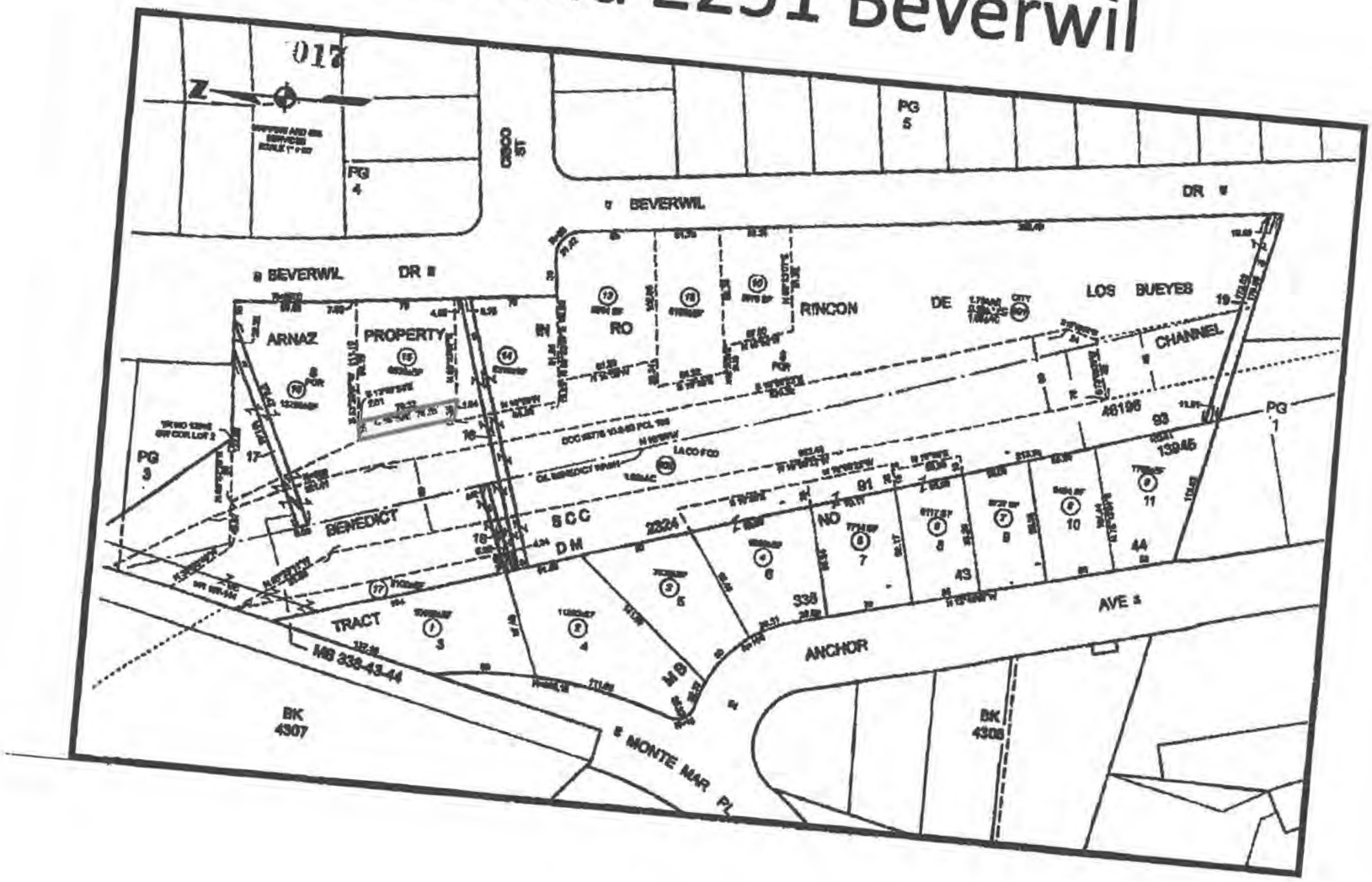
5556 | 18

SCALE 1" = 60'

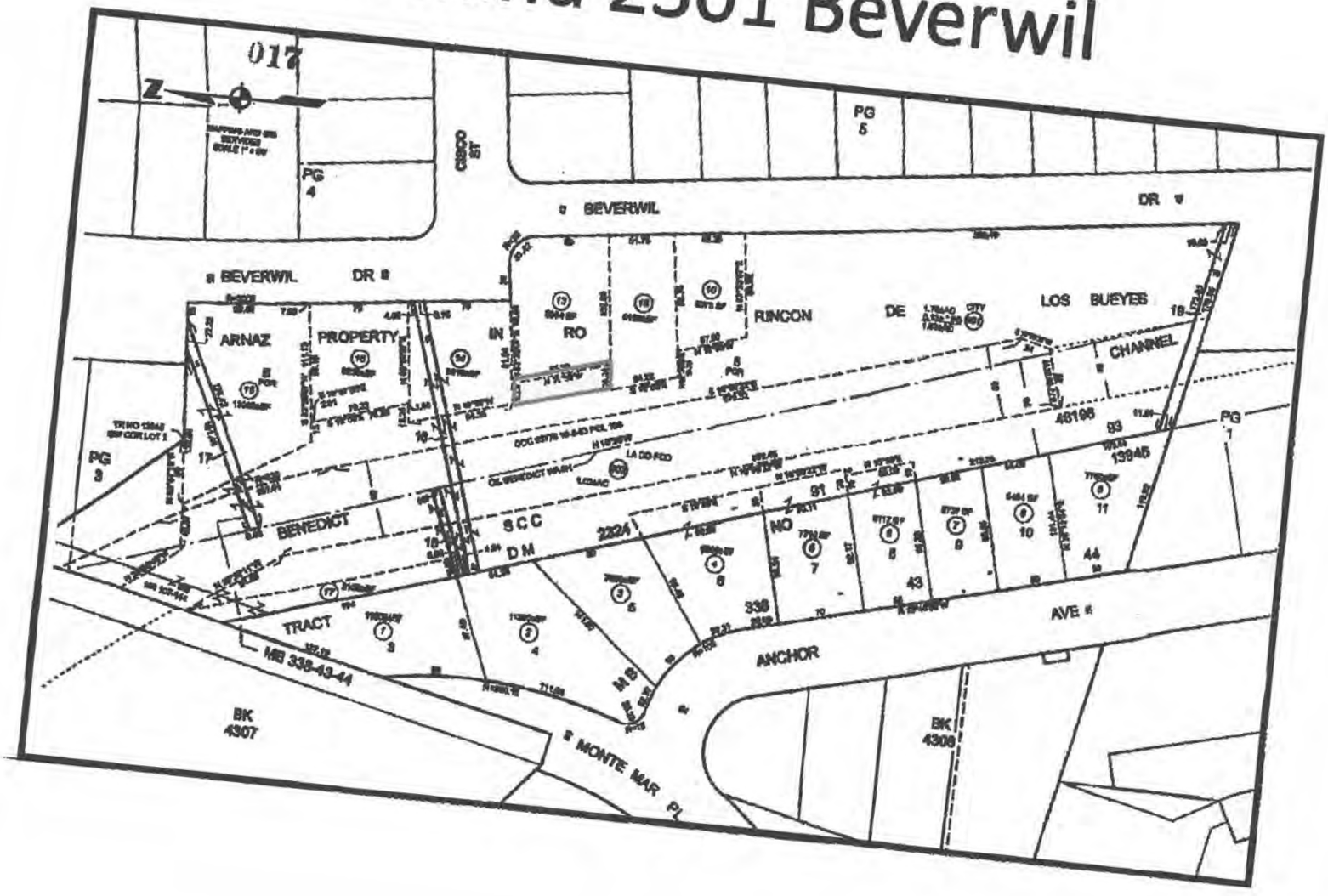


ASSESSOR'S MAP
COUNTY OF LOS ANGELES, CALIF.

Behind 2251 Beverwil



Behind 2301 Beverwil



Behind 2315 Beverwil

