Date:

To: , Director
Department of City Planning
Attn: Office of the City Planning Commission

From: , Manager
Land Development Group
Bureau of Engineering

Subject: Case No.

The following recommendations identifying the infrastructure deficiencies adjacent to the application site are submitted for your use for the approval of a (Conditional Use, Plan Approval, Site Plan Review, Specific Plan Exception, Specific Plan Permit, Zone Change, Zone Variance, and Zoning Administrator’s Adjustment) adjoining the area involved.

1. Dedications Required:

( ) - A foot wide strip of land
along the property frontage to complete a foot half right-of-way in accordance with (Street) standards, including (a) foot radius property line return(s) at the intersection(s) with

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along the property frontage to complete a foot half right-of-way in accordance with (Street) standards.

2. Improvements Required:
- Construct additional surfacing to join the existing improvements to provide a foot wide half roadway in accordance with (Street) standards, including asphalt pavement, integral concrete curb, 2-foot gutter and a foot full width concrete

Figure D 553.4
sidewalk together with suitable transitions offsite to join the existing improvements to the satisfaction of the City Engineer. Construct access ramp(s) at the intersection(s) with to comply with ADA requirements.

- Construct additional surfacing to join the existing improvements to provide a -foot half roadway in accordance with (Street) standards, including asphalt pavement, integral concrete curb, 2-foot gutter and a -foot full width sidewalk together with suitable transitions offsite to join the existing improvements to the satisfaction of the City Engineer.

Alley - Construct additional surfacing to join the existing improvements to provide a -foot wide half alley in accordance with Alley standards, including 2-foot longitudinal concrete gutter together with suitable transitions offsite to join the existing improvements to the satisfaction of the City Engineer.

Install tree wells with root barriers and plant trees satisfactory to the City Engineer and the Urban Forestry Division of the Bureau of Street Services. (Some tree removal may be required in conjunction with the street improvement and may require Board of Public Works approval. The applicant should contact the Urban Forestry Division for further information) (213) 485-5675.

(Trees: Board of Public works approval shall be obtained prior to the issuance of the Certificate of Occupancy of the development project, for the removal of any tree in the existing or proposed public right-of-way area associated with the improvement requirements outlined herein. The Bureau of street services, Urban Forestry Division, is the lead agency for obtaining Board of Public works approval for removal of such trees.)

(Removal of street trees is required in conjunction with the street widening for this project. Please include the street tree removal issue in your public hearing notice for this application.)

Street lights installation and/or relocation may be required satisfactory to the Bureau of Street Lighting (213) 847-1549.

Traffic signals installation and/or relocation may be required satisfactory to the Department of Transportation (213) 928-9691.

Figure D 553.4(2)
Department of Transportation may have additional requirements for dedication and improvement.

Power pole installation and/or relocation may be required satisfactory to the Department of Water and Power (213) 367-3696.

Fire Hydrant relocation or installation may be required satisfactory to the Department of Water and Power (213) 367-3696.

3. No major drainage problems are involved. (Relocate catch basins per B-Permit plan check requirements.) (Roof drainage and surface run-off from the project site shall be collected and treated at the site and directed to the streets via drain systems constructed under the sidewalk and through the curb drains connected to the catch basins.)

4. Sewer lines exist in (Extension of the 6-inch house connection laterals to the new property line will be required.) All Sewerage Facilities Charges and Bonded Sewer Fees are to be paid prior to obtaining a Building Permit.

5. An investigation by the Bureau of Sanitation may be necessary to determine the capacity of the existing public sewers to accommodate the proposed development. Submit a request to the Public Counter of the District Office of the Bureau of Engineering ( ) - .

6. (Submit shoring plans and lateral support plan to the Central District Office of the Bureau of Engineering Excavation Counter for review and approval prior to excavating adjacent to the public right-of-way (213) 482-7048.)

7. Submit a parking area and driveway plan to the Department of Transportation and the Bureau of Engineering, District Office for review and approval.

8. Prior to the issuance of a clearance letter to the Department of City Planning, all engineering fees pertaining to Ordinance adopted by the Los Angeles City Council must be paid in full at this office.

Any questions regarding this report may be directed to of my office staff at (213) 977- .

CC: District Office