

City of Garden Grove

INTER-DEPARTMENT MEMORANDUM

To: Matthew Fertal From: Keith G. Jones  
Dept: City Manager Dept: Public Works  
Subject: CONSIDERATION OF FINAL PARCEL MAP NO. 2007-158 (7465 Lampson Avenue) Date: July 22, 2008

OBJECTIVE

To receive City Council approval for Final Parcel Map No. 2007-158.

BACKGROUND

On August 16, 2007, BKM Lampson Associates, LLC, the owner of 7465 Lampson Avenue, received Planning Commission approval of Tentative Parcel Map No. 2007-158. A copy of Planning Commission Resolution No. 5609 is attached.

DISCUSSION

The proposed Parcel Map 2007-158 is for 7465 Lampson Avenue and the owner is proposing to convert two existing previously approved properties that are developed with two multi-tenant industrial buildings and are part of a four parcel industrial complex, into eight (8) individually owned industrial condominiums and to have the complex continue to operate as an integrated multi-tenant industrial complex.

There were no public improvements required by the Planning Commission; therefore there is no need for a subdivision improvement agreement and/or improvement bonds.

Staff has reviewed all documentation relating to this subdivision regarding City Ordinances, conditions of approval and the Subdivision Map Act, and finds this map to be in compliance. The owner has complied with all conditions of tentative parcel map.

FINANCIAL IMPACT

There is no financial impact to the City by this action.

COMMUNITY VISION IMPLEMENTATION

This project is consistent with the community vision for ensuring the compatibility between new and existing subdivisions.

RECOMMENDATION

It is recommended that City Council:

- Approve Final Parcel Map No. 2007-158.

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*for WEM*  
  
KEITH G. JONES  
Public Works Director

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By: Sid Ashrafnia  
Associate Civil Engineer

Recommended for Approval

  
Matthew Fertal  
City Manager

Attachments:      1. Planning Commission Resolution, No. 5609.  
                             2. Final Parcel Map 2007-158