

LS-119-69

CASE NO LS. 119-69

Name of Applicant ALLAN FAINBAERG

Address 975 N. Virgil L.A.

Phone 213 665-5793

Name of Applicant's Representative _____

Address _____

Phone _____

Applicant Interviewed By _____ Application By Ed

Date Filed 10-14-69 Hearing Date _____

PERTINENT FACTS:

PLANNING COMMISSION ACTION

Approved _____ Hearing Date _____

Denied _____

DWP _____ RES. NO. _____

FWR _____

Date Appealed _____

CITY COUNCIL ACTION

Approved _____ Hearing Date _____

Denied _____

DWP _____ RES. NO. _____

Returned to P. C. _____ Ord. No. _____

PLANNING COMMISSION RECONSIDERATION

Approved _____ Hearing Date _____

Denied _____

DWP _____ RES. NO. _____

CITY COUNCIL FINAL ACTION

Approved _____ Hearing Date _____

Denied _____

DWP _____ RES. NO. _____

FWR _____ Ord. No. _____

ZONING ADMINISTRATOR ACTION

Approved _____ Hearing Date _____

Denied _____ DEC. NO. _____

Date Appealed _____

ADMINISTRATIVE ACTION

Approved ✓ 10/27/69 Hearing Date _____

Denied _____

LATER ACTION:

November 14, 1969

Mr. Allan Fainburg, et. al
13171 S. Harbor Blvd.
Garden Grove, Calif.

Dear Sir:

Re: Lot Split No. LS-119-69
South side of Trask, East of Harbor

The above mentioned request was approved on October 27, 1969.

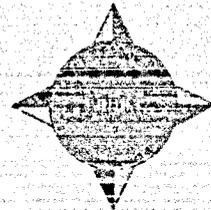
This approval is subject to any conditions enumerated in the
attached form.

Yours truly,

JAMES C. CASPER
Manager, Land Use Division
Development Services Dept.

/cn
Enc.

CITY OF
GARDEN GROVE
CALIFORNIA



City Hall • 11391 Acacia Street • Area Code 714 — 537-4200

October 28, 1969

Mr. Allan Fainbarg
975 N. Virgil
Los Angeles, Calif.

Dear Sir:

Re: Lot Split No. L.S.-119-69

The above mentioned request was approved on October 27, 1969.

This approval is subject to any conditions enumerated in the attached form.

Yours truly,

A handwritten signature in black ink, reading "James C. Casper". The signature is written in a cursive, flowing style with a prominent initial "J".

JAMES C. CASPER
Manager, Land Use Division
Development Services Department

/cn
Enc.



City of Garden Grove

California

11391 Acacia Street

P.O. BOX 187

FINANCE DEPARTMENT

City of Youth

*Address NOT known
@ this number*

Mr. Allan Fairbarg

975 N. Vermont

Los Angeles, Calif.

Returned for
Carrier Endorsement

Unknown at address

294009

October 28, 1969

Mr. Allan Fainberg
975 N. Virgil
Los Angeles, Calif.

Dear Sir:

Re: Lot Split No. L.S.-119-69

The above mentioned request was approved on October 27, 1969.

This approval is subject to any conditions enumerated in the attached form.

Yours truly,

JAMES C. CASPER
Manager, Land Use Division
Development Services Department

/cn
Enc.

LOT SPLIT NO. L.S. 119-69

(APPROVAL)

Pursuant to Section 9137 of the City of Garden Grove Municipal Code, it has been determined by the undersigned that Lot Split proposal L. S. 119-69 is in general conformance with zoning and subdivision regulations.

Approval is subject to Municipal Code provisions and recordation with the County of Orange of a Parcel Map.

Date: 10/23/69R.C. Howes
Director of Development Services

JLJ Eln

Date: 10/27/69James E. Cooper
Zoning Administrator

JA

NOTE: Any person aggrieved by this decision may appeal to the City Council of the City of Garden Grove.

NOTE: The appeal deadline for this case is November 11, 1969.

APPLICATION FOR A LOT SPLIT

FEE: \$ 25.00

L.S. 119-69

Date OCTOBER 10, 1969

EXHIBIT REQUIRED:

Lot Split Map - one original drawing in black drawing ink on Vellum and twelve (12) blue line copies of a map containing the following information: (See Lot Split example.) This map may be prepared by a Licensed Surveyor or Registered Civil Engineer.

- a. All boundary lines of the property fully dimensioned and when adjacent to or in close proximity to any public streets, such dimensions shall be tied in with the centerline of such streets.
- b. The name, location and width of any such adjacent street.
- c. County Assessor's book and parcel numbers for abutting parcels.
- d. The location and width of any water courses, structures, irrigation ditches and any other permanent physical features of the land.
- e. The width and location of all existing or proposed public or private easements.
- f. The precise location of all existing buildings and structures on the subject property which will remain for the present. Any existing structures to be removed should be noted.
- g. All proposed parcels fully dimensioned and designated as A, B, C, etc.
- h. Words "LOT SPLIT" as a heading for the page.
- i. Scale of map.
- j. North arrow.
- k. Legal description of the subject property.
- l. Name, address and telephone number of owner.
- m. Name, address and telephone number of person who prepared the map.
- n. Date of preparation of map.
- o. Blank space for case number.

FORMS REQUIRED:

1. Letter of Authorization:

If the applicant is not the legal owner of the property involved, he must be authorized in writing as the agent of the property owner. A form for this purpose is attached and it must be notarized and submitted as a part of this application.

2. Deed Restrictions:

One copy of all deed restrictions, covenants and other legal documents affecting the subject property is required.

3. Lot Book Report:

One copy of a Lot Book Report obtainable from a title company must be submitted with this application.

This form, after being signed, when presented with the above described map and form, shall constitute an application.

This application to the City of Garden Grove shall in no way replace the requirement of filing a final Record of Survey Map with the County of Orange.

APPLICATIONS MUST BE COMPLETE INCLUDING FORMS AND EXHIBITS AT THE TIME OF FILING.

NOTE: Approval of your application by the City Engineer and Zoning Administrator is required. An appeal by the property owner from the action of the Staff may be made by filing in writing with the City Clerk a statement setting forth the grounds for such appeal within fifteen days of the mailing of notice of the decision of the Staff to the property owner.

I HEREBY CERTIFY that all of the information contained in this application is, to the best of my knowledge and belief, true and correctly represented.

ALLAN FEINBERG
Allen Feinberg
(Signature of Applicant)

Acknowledgement of Fee Payment

By Carol Heath
Date 10/17/69

Accepted by Planning Commission

By Edward H Crowley
Date Oct 17, 1969

For ADDITIONAL INFORMATION please contact the Garden Grove Planning Department,
11391 Acacia Street, Garden Grove. Telephone: 537-4200, Extension 41.

GUARANTEE

LIABILITY \$ 115.00
FEE \$ 15.00

ORDER NO. OR-1283588-M
YOUR REF. Fainberg & Celerman

First American Title Insurance Company

a corporation, herein called the Company.

GUARANTEES

Nat Naff Engineering Co.
13167 Brookhurst St.,
Garden Grove, California 92640

Attn: Ray Mercado

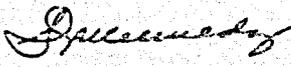
herein called the Assured, against actual loss not exceeding the liability amount stated above which the Assured shall sustain by reason of any incorrectness in the assurances set forth in Schedule A.

LIABILITY EXCLUSIONS AND LIMITATIONS

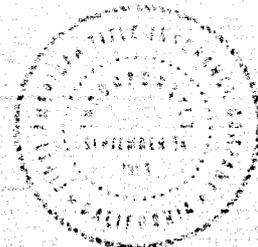
1. No guarantee is given nor liability assumed with respect to the identity of any party named or referred to in Schedule A or with respect to the validity, legal effect or priority of any matter shown therein.
2. The Company's liability hereunder shall be limited to the amount of actual loss sustained by the Assured because of reliance upon the assurances herein set forth, but in no event shall the Company's liability exceed the liability amount set forth above.

Dated: October 8, 1969 at 7:30 A. M.

First American Title Insurance Company

BY  PRESIDENT

BY _____ ASSISTANT SECRETARY



SCHEDULE C

875112

The land referred to in this policy is situated in the State of **California**, County
of **Orange, City of Garden Grove** and is described as follows:

That portion of the Northwest quarter of the Southwest quarter of Section 3, Township 5 South, Range 10 West, in the Rancho Las Balsas, as shown on a map recorded in book 51, page 12 of Miscellaneous Maps, records of Orange County, California, described as follows:

Beginning at the Northwest corner of the Southwest quarter of said Section 3, said point being the center line intersection of Trask Avenue and Harbor Blvd., thence along the Westerly line of said Southwest quarter and the center line of Harbor Blvd. South $01^{\circ} 04' 45''$ East 440.00 feet; thence parallel with Trask Avenue and the Northerly line of said Southwest quarter North $89^{\circ} 13' 26''$ East 50.00 feet to the Easterly line of Harbor Blvd., said point being the true point of beginning; thence continue North $89^{\circ} 13' 26''$ East 280.00 feet; thence parallel with Harbor Blvd., and said Westerly line of the Southwest quarter South $01^{\circ} 04' 45''$ East 174.04 feet to the Northerly line of the Orange County Flood Control Channel; thence along said Northerly line South $89^{\circ} 11' 54''$ West 280.00 feet to the Easterly line of Harbor Blvd.; thence along said Easterly line North $01^{\circ} 04' 45''$ West 174.16 feet to the true point of beginning.

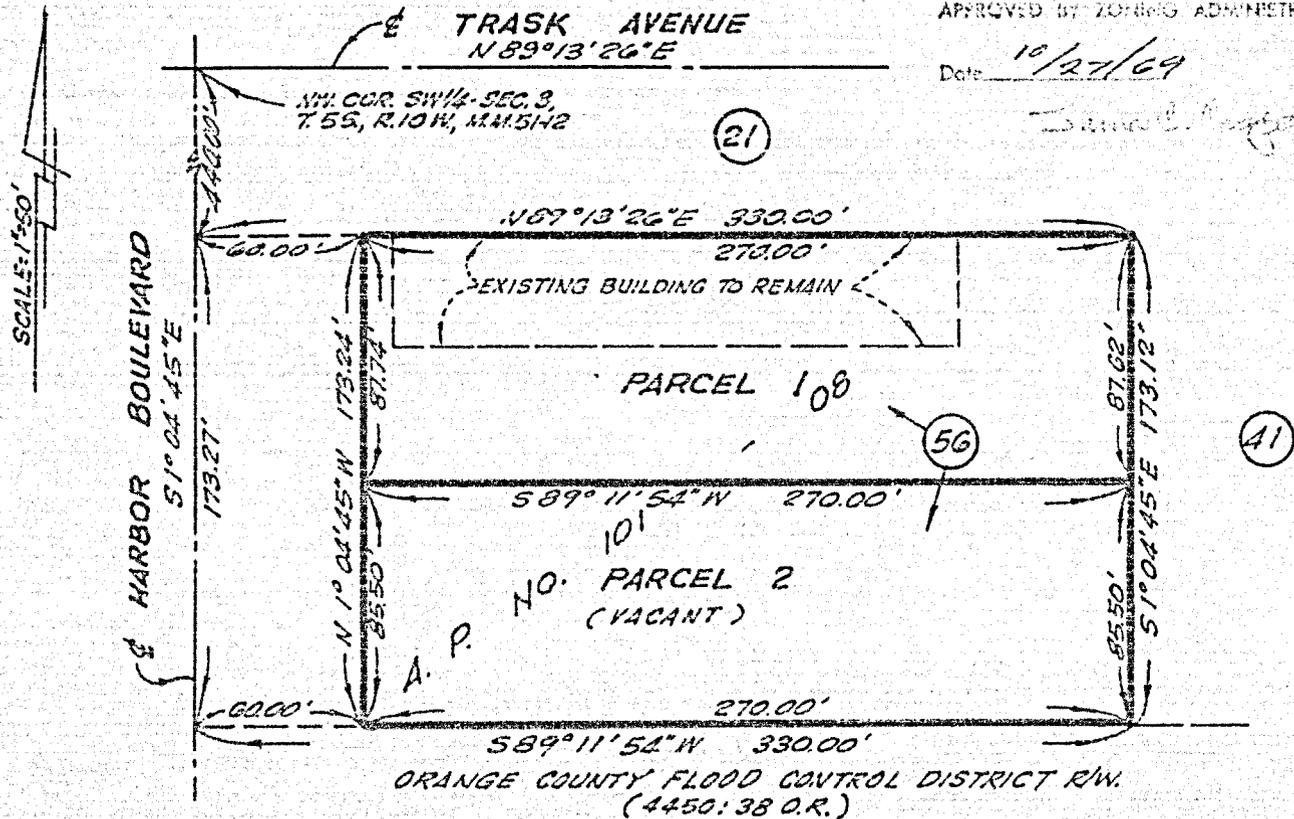
LOT SPLIT

A PORTION OF THE SW $\frac{1}{4}$ OF SECTION 3,
T.5 S., R.10 W., PER M.M. 51-12, RECORDS OF THE
COUNTY OF ORANGE, STATE OF CALIFORNIA.
GARDEN GROVE, CALIFORNIA.

APPROVED BY ZONING ADMINISTRATOR

Date: 10/27/69

Samuel Berger



OWNER:
 ALLAN FAINBARG, ET AL.
 13171 S. HARBOR BLVD.
 GARDEN GROVE, CALIF.
 PH. 714-534-2141

PREPARED BY:
 NAT NEFF ENGINEERING CO.
 13167 S. BROOKHURST STREET
 GARDEN GROVE, CALIFORNIA.
 PH. 714-534-9641

CASE NO.
 LS 119'69

RANDALL R. BIRNS
(Southwest corner of Blackbird & C.G. Blvd.)
LS-120-69