

L.L.A. 22-002

FINAL PLOT PLAN FOR LOT LINE ADJUSTMENT
IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES
STATE OF CALIFORNIA

BEING AN ADJUSTMENT OF THE BOUNDARY COMMON TO PARCEL 1 OF PARCEL MAP NO. 7470, AS PER MAP RECORDED IN BOOK 121, PAGES 36 THROUGH 39 OF MAPS AND PARCEL 2 OF PARCEL MAP NO. 19212, AS PER MAP RECORDED BOOK IN 260, PAGES 93 AND 94 OF MAPS, SHOWN ON LOT LINE ADJUSTMENT NO. 996-14, RECORDED JANUARY 25, 2000 AS INSTRUMENT NO. 00-0112750, OF OFFICIAL RECORDS, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, IN THE OFFICE OF THE COUNTY RECORDED OF SAID COUNTY.

SURVEYOR'S CERTIFICATE:

THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON CRITERIA ESTABLISHED BY THE DIRECTOR OF PUBLIC WORKS AND IN CONFORMANCE WITH APPLICABLE LOCAL ORDINANCE AT THE REQUEST OF MARYANNE CRONIN ON JUNE 13, 2023.



6/16/2023

KURT R. TROXELL, L.S. 7854
EMAIL: ktroxell@fuscoe.com

DATE



DIRECTOR OF PUBLIC WORKS CERTIFICATE:

THIS PLAT WAS EXAMINED FOR CONFORMANCE WITH THE REQUIREMENTS OF CHAPTER 20.20 OF THE LONG BEACH MUNICIPAL CODE THIS _____ DAY OF _____ 2023.

DIRECTOR OF PUBLIC WORKS

DATE

BASIS OF BEARINGS:

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING OF THE CENTERLINE OF PACIFIC COAST HIGHWAY AS SHOWN ON PARCEL MAP NO. 19212, BOOK 260, PAGE 93 & 94 OF MAPS, AND IS SHOWN AS N37°52'23"W ON SAID MAP.



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Irvine, California 92606
tel 949.474.1960 • fax 949.474.5315
www.fuscoe.com

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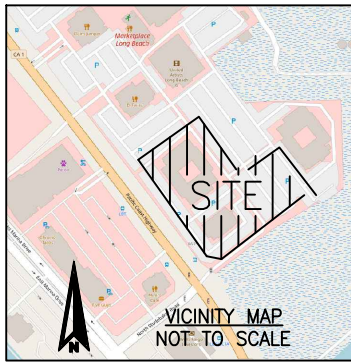
of: Parcel 1 P.M. 7470 &
Parcel 2 P.M. 19212

DATE: JUNE 13, 2023
FN: 1287-010LLA
DRAWN BY: JJO
CHECKED BY: KRT

SHEET 1 OF 4

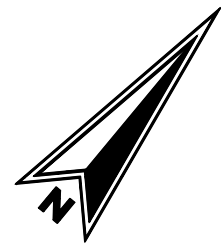
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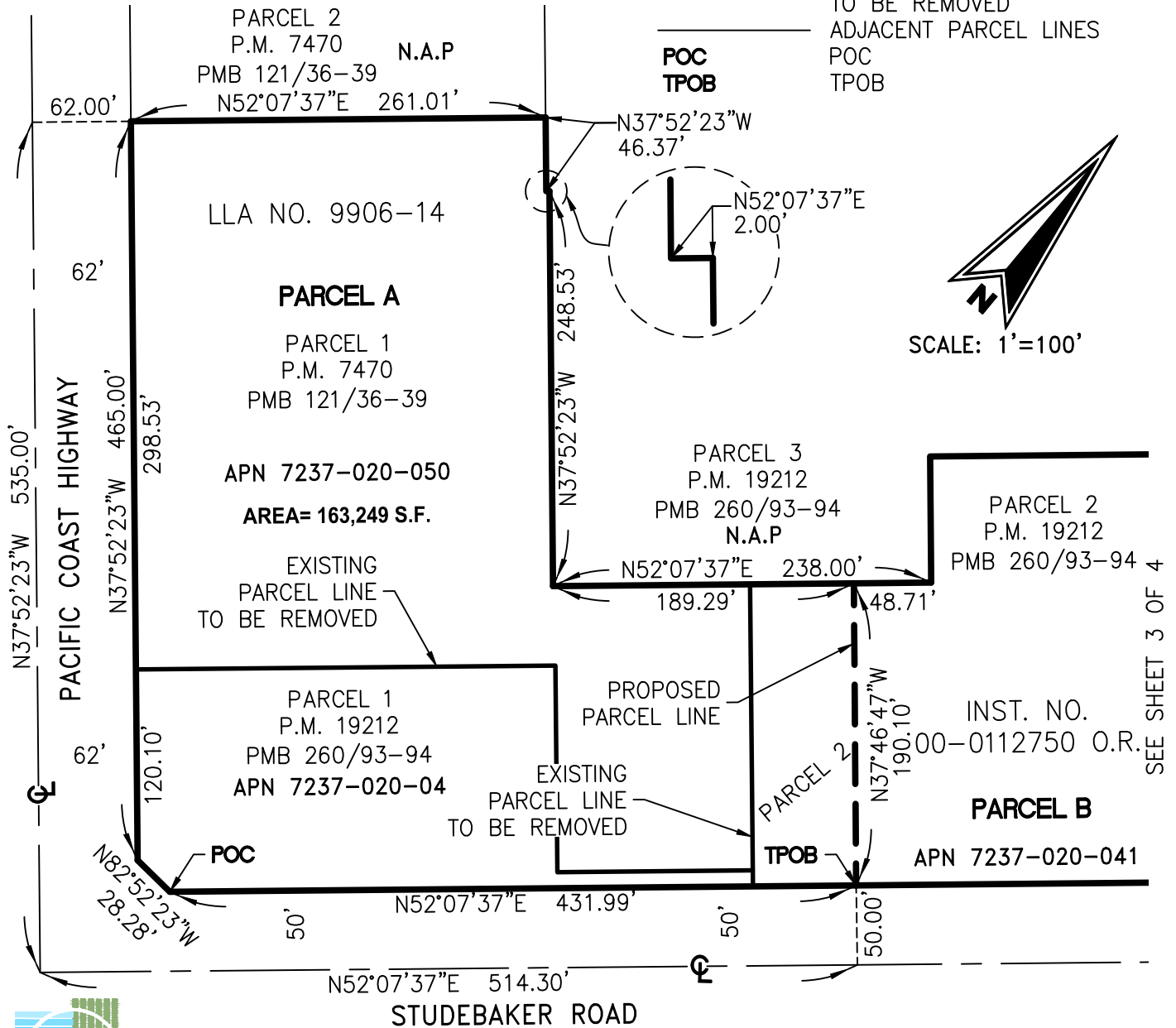


LINE LEGEND:

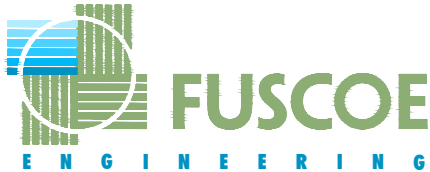
- BOUNDARY
- CENTERLINES
- PROPOSED PARCEL LINE
- EXISTING PARCEL LINES TO BE REMOVED
- ADJACENT PARCEL LINES
- POC
- TPOB



SCALE: 1"=100'



SEE SHEET 3 OF 4



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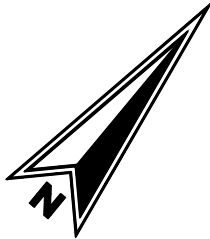
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SHEET 2 OF 4

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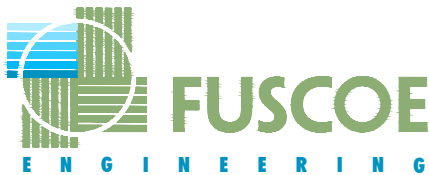
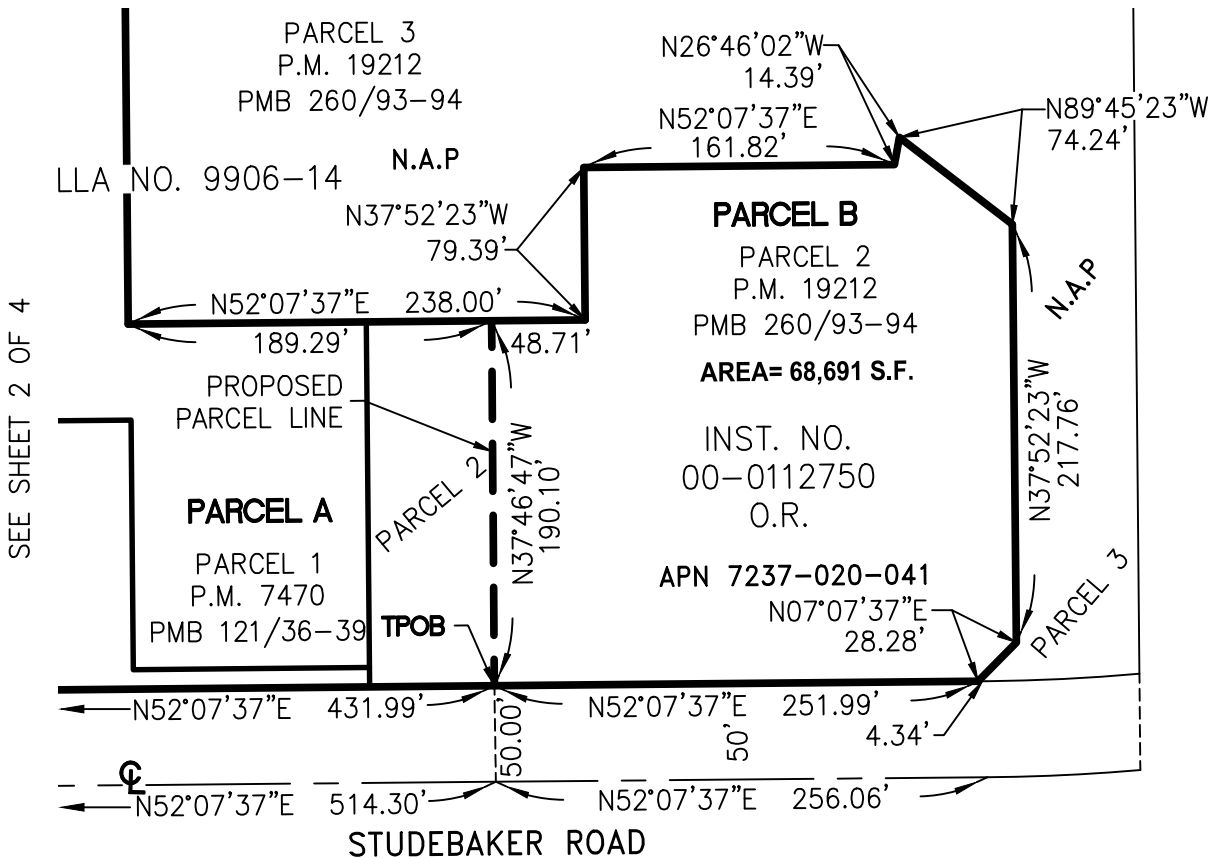
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PROPOSED PARCEL A:

ALL OF "PARCEL 1- PARCEL MAP 7470" AND "PARCEL 1-PARCEL MAP 19212", TOGETHER WITH A PORTION OF "PARCEL 2-PARCEL MAP 19212", IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON LOT LINE ADJUSTMENT NO. 9906-14 RECORDED JANUARY 25, 2000 AS INSTRUMENT NO. 00-0112750 OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING SOUTHWESTERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE MOST SOUTHEASTERLY CORNER OF SAID "PARCEL 1-PARCEL MAP 19212";

THENCE ALONG THE SOUTHEASTERLY LINES OF SAID "PARCEL 1-PARCEL MAP 19212" AND "PARCEL 2-PARCEL MAP 19212", N52°07'37"E, 431.99' TO THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID SOUTHEASTERLY LINE N37°46'47"W, 191.10' TO THE GENERAL NORTHWESTERLY LINE OF SAID PARCEL 2 .

CONTAINS 163,249 SQUARE FEET MORE OR LESS.

PROPOSED PARCEL B:

A PORTION OF "PARCEL 2-PARCEL MAP 19212", IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON LOT LINE ADJUSTMENT NO. 9906-14 RECORDED JANUARY 25, 2000 AS INSTRUMENT NO. 00-0112750 OF OFFICIAL RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE MOST SOUTHEASTERLY CORNER OF SAID "PARCEL 1-PARCEL MAP 19212";

THENCE ALONG THE SOUTHEASTERLY LINES OF SAID "PARCEL 1-PARCEL MAP 19212" AND "PARCEL 2-PARCEL MAP 19212", N52°07'37"E, 431.99' TO THE **TRUE POINT OF BEGINNING**;

THENCE LEAVING SAID SOUTHEASTERLY LINE N37°46'47"W 191.10' TO THE GENERAL NORTHWESTERLY LINE OF SAID PARCEL 2.

CONTAINS 68,691 SQUARE FEET MORE OR LESS.



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