



September 30, 2024

Honorable Planning Commission
City of Gardena, City Hall
1700 W. 162nd Street
Gardena, CA 90247

Re: Request for Time Extension
Tentative Parcel Map #2001-189 (PLN02021-00061) (Parcel Map No. 82410)
15906-15908 S. Manhattan Place

Honorable Commission;

The Commission previously granted time extensions to this Tentative Parcel Map, extending to October 17, 2024, to allow time for the Applicant to satisfy the Tentative Map approval conditions and complete the final map checking process, thereby satisfying the requirements for Parcel Map recordation. Throughout this process, City Staff has been responsive and helpful.

This property is under family ownership dating back to 1933, to the Grandparents of the siblings (brother and sister) who are the present owners and the Applicant (one of the siblings is a Torrance Unified School District Substitute School Teacher; the other is retired). Because of lack of financial resources, exacerbated during, and lingering after, the COVID period, it has been a difficult process for the Applicant to gather the necessary financial resources to satisfy approval conditions and final map checking process. The purpose of the Parcel Map is to split the site into two parcels so that one or both can be sold in order to lessen ongoing Applicant financial burdens. There is no desire to re-develop the site and no construction is proposed.

The final map checking process has been completed and conditions satisfied. However, before the Final Map can be released to the County for recordation, it must first be approved by the City Council. Because of this late date, there has not been enough time for this project to get onto the October 8th City Council Meeting. The next Council Meeting will be on October 23rd, but, by this time the Parcel map will have expired.

It is for that reason that, as representative for the Applicant, we are herewith requesting that the Commission grant a time extension, to November 28, 2024, for this Parcel Map. This much k
time should not be needed but it is requested as a safety factor should one or more City Council meetings be cancelled.

Thank you for your consideration and courtesy in this matter.

DCA Civil Engineering Group

A handwritten signature in blue ink, appearing to read 'Karl M. Riemer', is written over the typed name.

Karl M. Riemer