



**CITY OF GLENDALE, CALIFORNIA**

Community Development  
Planning

633 E. Broadway, Suite 103  
Glendale, CA 91206-4311  
Tel. (818) 548-2140 Fax (818) 240-0392  
glendaleca.gov

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May 31, 2022

Robert Kallick  
2223 Bonita Drive  
Glendale, CA 91208

**RE: Lot Line Adjustment Case No. PLLA 2105250  
2223 Bonita Drive (APN 5614-015-001 and APN 5614-015-010)**

Mr. Kallick:

After review and consideration of Lot Line Adjustment Case No. PLLA 2105250 to combine two parcels, Lot 8 and Lot 1 of Tract Number 6409 in the City of Glendale, County of Los Angeles, as per map recorded in Book 114, Pages 3-4 of Maps in the Office of County Recorder of the County of Los Angeles, located in the R1R (Restricted Residential) Zone, Floor Area District II, your application was found to be in compliance with the applicable provisions of the Subdivision Map Act and of local ordinances enacted pursuant thereto.

In order to complete your lot line adjustment, the following requirements must be met:

1. A Certificate of Compliance form must be completed and executed for this application. The precise legal description for the new parcel must appear on the certificate and the parcel is to follow the boundaries as proposed on the Lot Line Adjustment plot plan.
2. The Certificate of Compliance form is provided for your verification and owners' signatures. The Certificate of Compliance form must include the notarized signatures of all persons having a fee title interest in the property as described on the form.
3. Return the signed and notarized Certificate of Compliance documents (2 copies) to the Community Development Department staff for review.
4. The Community Development Department will check the completed Certificate of Compliance for accuracy and completeness. Once the Certificate of Compliance has been found to be ready for recordation, it will be certified and returned to you for recordation at the Recorder's office. **The Certificate of Compliance must be recorded and a certified copy returned to the Community Development Department for this application to be completed.**

## APPEAL PERIOD

The applicant's attention is called to the fact that this grant is not a permit or license and that any permits and licenses required by law must be obtained from the proper City and public agency.

Under the provisions of the Glendale Municipal Code, Title 30, Chapter 30.62 and Section 16.36.020, any person affected by the above decision has the right to appeal said decision to the Planning Commission if it is believed that the decision is in error or that procedural errors have occurred, or if there is substantial new evidence which could not have been reasonably presented. It is strongly advised that appeals be filed early during the appeal period and in person so that imperfections/incompleteness may be corrected before the appeal period expires. Any appeal must be filed on the prescribed forms within fifteen (15) days following the actual date of the decision. Information regarding appeals and appeal forms will be provided by the Permit Services Center (PSC) or the Community Development Department (CDD) upon request and must be filed with the prescribed fee prior to expiration of the 15-day period, on or before **June 15, 2022** at the Permit Services Center (PSC), 633 East Broadway, Room 101, Monday thru Friday 7:00 am to 12:00 pm, or at the Community Development Department (CDD), 633 East Broadway, Room 103, Monday thru Friday 12:00 pm to 5 pm.

**APPEAL FORMS available on-line:** [www.glendaleca.gov/appeals](http://www.glendaleca.gov/appeals)

To save you time and a trip - please note that some of our FORMS are available on line and may be downloaded. AGENDAS and other NOTICES are also posted on our website. Visit us.

## NOTICE – subsequent contacts with this office

The applicant is further advised that all subsequent contact with this office regarding this determination must be with the case planner, **Cassandra Pruett**, who acted on this case. This would include clarification and verification of condition compliance and plans or building permit applications, etc., and shall be accomplished **by appointment only**, in order to assure that you receive service with a minimum amount of waiting. You should advise any consultant representing you of this requirement as well.

An appointment must be made with the case planner, Cassandra Pruett, for stamp and signature prior to submitting for Building plan check. Please contact her directly at 818-937-8186 or via email at [CPruett@glendaleca.gov](mailto:CPruett@glendaleca.gov).

Sincerely,

  
John Takhtalian *for*  
Interim Director of Community Development

Enclosure: Certificate of Compliance Form (2 original copies)

RECORDING REQUESTED BY  
City of Glendale, Community Development Dept.  
WHEN RECORDED MAIL TO:  
City Clerk, City of Glendale  
613 E. Broadway, Room 110  
Glendale, CA 91206

Space above this line for Recorder's use



**Certificate of Compliance**  
**In connection with the approval of Lot Line**  
**Adjustment Case No. PLLA 2105250**  
**City of Glendale, California**  
**Community Development Department**  
**633 E. Broadway, Rm. 103, Glendale, CA 91206**  
**(818) 548-2140**

Site Address: **2223 Bonita Drive, Glendale, California, 91208**

Assessor Parcel Numbers: **5614-015-001 and 5614-015-010**

Number of Parcels: **Two (2)**

Property Owners: **Robert Kallick and Valerie Anderson**

Property Owners Address: **2223 Bonita Drive, Glendale, California, 91208**

Property Owners Signatures:

\_\_\_\_\_  
Robert Kallick

Date: \_\_\_\_\_, 2022

\_\_\_\_\_  
Valerie Anderson

Date: \_\_\_\_\_, 2022

(ALL PURPOSE ACKNOWLEDGEMENT FORM IS ATTACHED)

Legal Description of Real Property:

Described on Exhibit "A" and shown on "Exhibit B" attached hereto as though fully incorporated herein.

=====DETERMINATION OF COMPLIANCE=====

I hereby certify that the parcel described herein complies with the applicable provisions of the Subdivision Map Act (California Government Code Sections 66410-66499.37) and of local ordinances enacted pursuant thereto. This certificate relates only to issues of compliance or noncompliance with the Subdivision Map Act and local ordinances enacted pursuant thereto. The parcel described herein may be sold, leased, or financed without further compliance with the Subdivision Map Act or any local ordinance enacted pursuant thereto. Development of the parcel may require issuance of a permit or permits, or other grant or grants of approval. This Certificate shall be recorded with the Recorder of the County of Los Angeles.

City of Glendale

By: \_\_\_\_\_ Date: \_\_\_\_\_, 2022  
John Takhtalian  
Interim Director of Community Development

**LEGAL DESCRIPTION**  
See attached "Exhibit A"



**CALIFORNIA ALL PURPOSE ACKNOWLEDGEMENT FORM**

**CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
County of \_\_\_\_\_ )

On \_\_\_\_\_, 2022, before me, \_\_\_\_\_, a Notary Public, personally appeared \_\_\_\_\_

\_\_\_\_\_ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature \_\_\_\_\_  
Signature of Notary Public

Place Notary Seal Above

**Optional**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document; \_\_\_\_\_ Document Date: \_\_\_\_\_

Number of Pages: \_\_\_\_\_ Signer(s) Other Than Named Above: \_\_\_\_\_

Capacity(ies) Claimed by Signer(s)

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_

Limited Liability Company  Limited Liability Company

Partner -  Limited  General  Partner -  Limited  General

Individual  Attorney in Fact  Individual  Attorney in Fact

Trustee  Guardian or Conservator  Trustee  Guardian or Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_

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Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_

Limited Liability Company  Limited Liability Company

Partner -  Limited  General  Partner -  Limited  General

Individual  Attorney in Fact  Individual  Attorney in Fact

Trustee  Guardian or Conservator  Trustee  Guardian or Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_