



# CITY OF LONG BEACH

# C-9

## DEPARTMENT OF PUBLIC WORKS

333 WEST OCEAN BOULEVARD • LONG BEACH, CA 90802 • (562) 570-6383 • FAX (562) 570-6012

July 7, 2009

HONORABLE MAYOR AND CITY COUNCIL  
City of Long Beach  
California

### RECOMMENDATION:

Authorize the City Manager to accept an easement deed for alley widening and a corner cut at 2355 Long Beach Boulevard. (District 6)

### DISCUSSION

It is the goal of the Department of Public Works to widen alleys to the standards established in the City's General Plan. When a significant new development is proposed, the public rights-of-way adjacent to the site are reviewed for sufficiency to accommodate the new development. For the construction of a 93,071 square foot apartment building located at 2355 Long Beach Boulevard, the dedications of a corner cut and additional alley width are recommended (Exhibit A shows the areas to be dedicated). In particular, the dedications recommended are as follows:

A corner cut should be dedicated and improved at the southeast corner of the property in order to provide the flat path around the curb ramp needed to meet ADA requirements.

The existing 10-foot-wide alley should be widened on the west side of the parcel by 10 feet, to a total width of 20 feet. Because this development occupies almost the entire block along the west side of Long Beach Boulevard between Eagle and Burnett Streets, and vehicular access is taken exclusively from the alley, the entire 10 feet of additional width is being taken from this property. The lots west of the alley are residential dwellings and are unlikely to be redeveloped; therefore, no additional alley width can be expected to be supplied on the west side of the alley. The standard alley width of 20 feet will be achieved when this dedication is recorded.

Meta Housing Corporation, the developer of the subject property, agreed to development conditions that include the above-described dedications. This project is currently in the early phase of construction, and the alley and sidewalk improvements will not be completed until later in the construction process. In conformance with the California Environmental Quality Act, Categorical Exemption Number CEP 08-035 was issued for this project.

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This matter was reviewed by Deputy City Attorney Linda Trang on April 2, 2009, and by Budget and Performance Management Bureau Manager David Wodynski on June 15, 2009.

TIMING CONSIDERATIONS

City Council action on this matter is not time critical.

FISCAL IMPACT

A document processing fee of \$519 was paid by the developer and deposited in the General Fund (GP) in the Department of Public Works (PW).

SUGGESTED ACTION:


Adopt recommendation.

Respectfully submitted,



MICHAEL P. CONWAY  
DIRECTOR OF PUBLIC WORKS

APPROVED:

  
PATRICK H. WEST  
CITY MANAGER

MPC:MAC:GMM:SJ:db  
P:Cit.2355 Long Beach Boulevard Dedication CL.doc

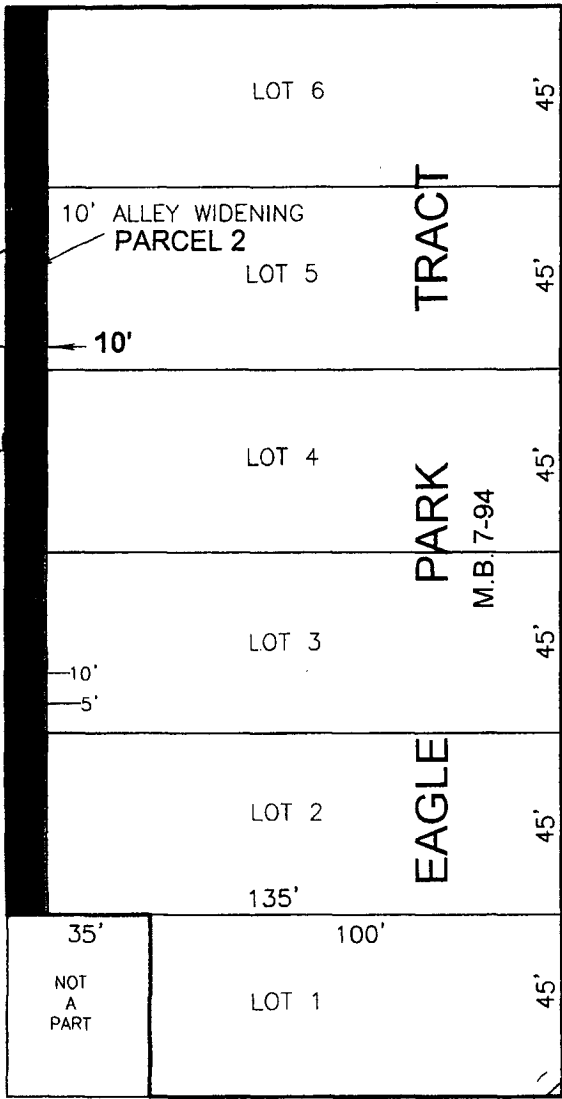
Exhibit A

# EXHIBIT A

BURNETT STREET

60' 30'

CURB LINE

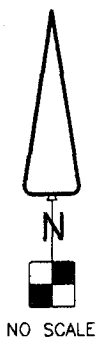


TRACT  
PARK  
EAGLE

M.B. 7-94

BOULEVARD  
BEACH  
LONG

12 4'  
62' 62'



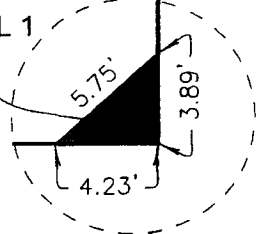
EAGLE STREET

60' 30'

CURB LINE

CORNER CUTOFF  
PARCEL 1  
SEE DETAIL

DETAIL CUT OFF  
PARCEL 1



PREPARED FOR:  
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