



# CITY OF LONG BEACH

# C-19

## DEPARTMENT OF PUBLIC WORKS

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

June 18, 2019

HONORABLE MAYOR AND CITY COUNCIL  
City of Long Beach  
California

### RECOMMENDATION:

Find that all requirements of the final subdivision map for the construction of a new shopping center have been satisfied; approve the final map for Parcel No. 82403, at 6600 Atlantic Avenue; authorize the City Manager, or designee, to execute subdivision agreements; and, a maintenance agreement for alley purposes; and,

Accept Categorical Exemption CE 18-216. (District 9)

### DISCUSSION

In accordance with Long Beach Municipal Code Chapter 20.16, State of California Government Code Section 66458, and applicable local subdivision ordinances and subsequent rulings, a final subdivision map conforming to State Subdivision Map Act requirements must be approved by the City Council. The developer, Atlantic and Artesia, LLC, has submitted a duly certified final map of Parcel No. 82403, which is in conformance with the conditions and requirements placed on the tentative map approved by the Planning Commission on December 20, 2018.

Atlantic and Artesia, LLC, requests to subdivide the 93,045-square-foot parcel at 6600 Atlantic Avenue (Attachment A) to construct a shopping center comprising of six buildings with drive-throughs proposed for two restaurants and a bank. Project received approval prior to the imposition of the drive-through moratorium.

Subdivision agreements providing for the offsite improvements, conditioned on this development, have been prepared. In addition, a maintenance agreement was prepared to provide for the shopping center owners to maintain the asphalt pavement, landscaping, and new lighting proposed for the unnamed public alley on the north side of the development site. In accordance with the California Environmental Quality Act (CEQA), Categorical Exemption No. CE 18-216 was issued for the project (Attachment B).

This matter was reviewed by Deputy City Attorney Amy R. Webber on May 29, 2019 and by Revenue Management Officer Geraldine Alejo on May 30, 2019.

TIMING CONSIDERATIONS

City Council action is requested on June 18, 2019, to allow the developer to complete the tract development.

FISCAL IMPACT

A subdivision processing fee of \$4,130 was deposited in the General Fund Group in the Public Works Department. This recommendation has no staffing impact beyond the normal budgeted scope of duties and is consistent with existing City Council priorities. There is no local job impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



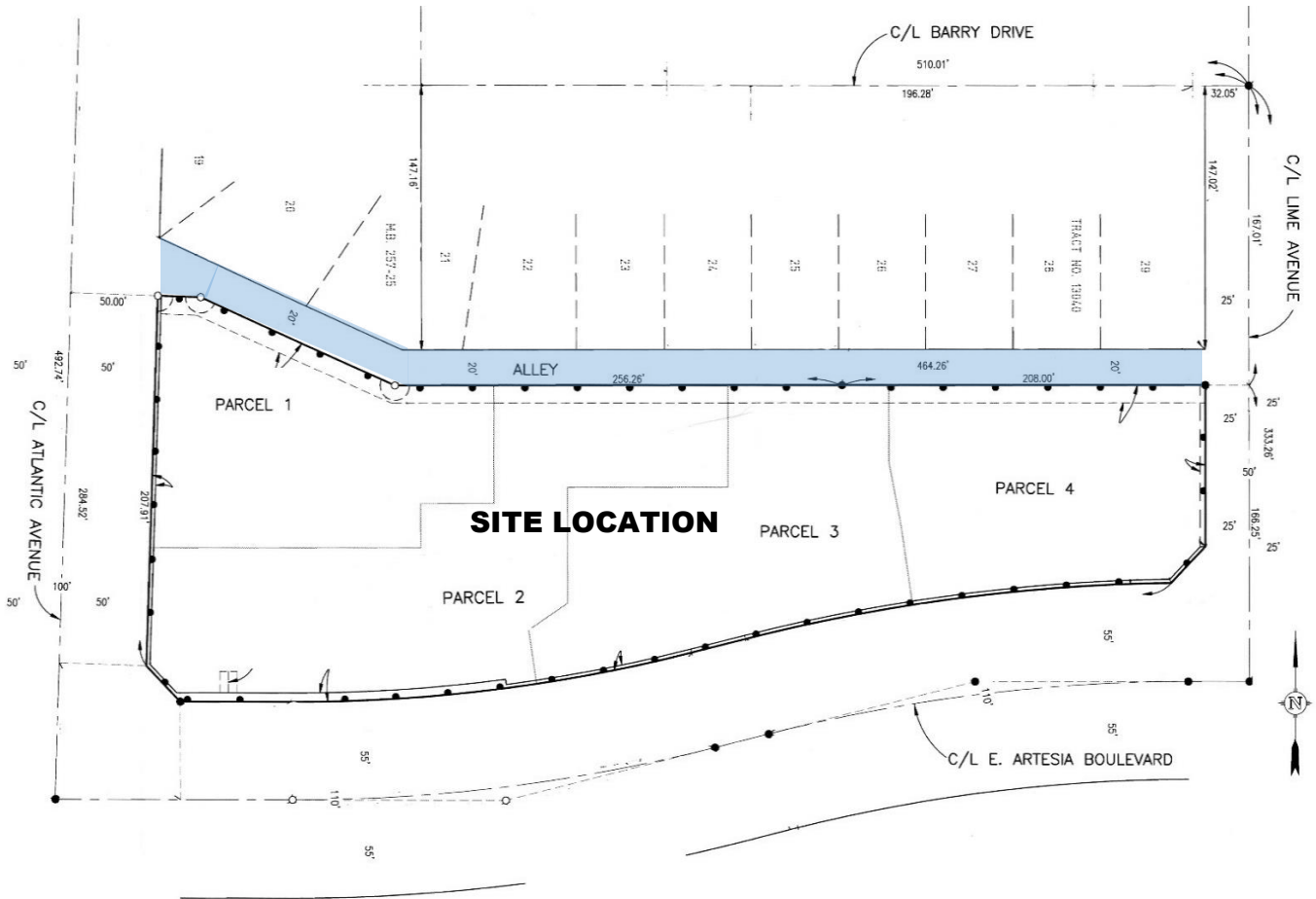
CRAIG A. BECK  
DIRECTOR OF PUBLIC WORKS


APPROVED:

  
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PATRICK H. WEST  
CITY MANAGER

CB:EL:JH:BP:db  
P/CL/Subdivision PM 82403 CL.doc

ATTACHMENTS: A – Vicinity Map  
B – CEQA CE 18-216



 SHOWS ALLEY TO BE MAINTAINED BY ATLANTIC AND ARTESIA LLC., PER INSTALLATION & MAINTENANCE AGREEMENT.

**VICINITY MAP**  
**SCALE: NONE**

CITY OF LONG BEACH - CALIFORNIA  
 DEPARTMENT OF PUBLIC WORKS, ENGINEERING BUREAU

**PARCEL MAP 82403**  
**6600 ATLANTIC AVENUE**  
**ATTACHMENT A**



# NOTICE of EXEMPTION from CEQA

CITY OF LONG BEACH | DEPARTMENT OF DEVELOPMENT SERVICES  
333 W. OCEAN BLVD., 5<sup>TH</sup> FLOOR, LONG BEACH, CA 90802  
(562) 570-6194 FAX: (562) 570-6068  
lbds.longbeach.gov

TO:  Office of Planning & Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

FROM: Department of Development Services  
333 W. Ocean Blvd, 5<sup>th</sup> Floor  
Long Beach, CA 90802

L.A. County Clerk  
Environmental Fillings  
12400 E. Imperial Hwy., Room 1201  
Norwalk, CA 90650

Project Title: CE- 18-216

Project Location/Address: NEC ATLANTIC AVE. & ARTESIA BLVD. LONG BEACH, CA

Project Activity/Description: Free-standing restaurant building with outdoor patio, 2 storage containers/restaurant kiosks with outdoor patio, a free-standing restaurant with drive through and patio, a free-standing bank with drive up ATM, and a free-standing ready-to-eat restaurant (coffee) building with drive through and outdoor patio.

Public Agency Approving Project: City of Long Beach, Los Angeles County, California

Applicant Name: ATLANTIC & ARTESIA LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

Mailing Address: 610 NEWPORT CENTER DRIVE, SUITE 1520, NEWPORT BEACH, CA 92660

Phone Number: 949-303-0853

Applicant Signature: [Signature]

BELOW THIS LINE FOR STAFF USE ONLY

Application Number: 1806-25 Planner's Initials: A.O.

Required Permits: SPR, COP, AND AUP

THE ABOVE PROJECT HAS BEEN FOUND TO BE EXEMPT FROM CEQA IN ACCORDANCE WITH STATE GUIDELINES SECTION 15332.

Statement of support for this finding: THIS PROJECT QUALIFIES AS AN URBAN INFILL DEVELOPMENT AS IT IS FOR THE CONSTRUCTION OF SIX BUILDINGS TOTALING 10,330 SQ.FT. ON A 93,045 SQ.FT. LOT.

Contact Person: ALEXIS ORDEZA Contact Phone: 562-570-6413

Signature: [Signature] Date: 9/26/18

Revised June 2016