



CITY OF LONG BEACH

DEPARTMENT OF PUBLIC WORKS

H-4

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

July 24, 2018

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Receive supporting documentation into the record, conclude the public hearing, find that the area to be vacated is not needed for present or prospective public use; and, adopt the Resolution ordering the vacation of the portion of Atlantic Avenue adjacent to 5166-5190 Atlantic Avenue. (District 8)

DISCUSSION

To allow for the renovation of a shopping center, the developer, AP Atlantic, LLC, requests that the public right-of-way adjacent to 5166-5190 Atlantic Avenue be vacated, reserving easements for public access and utility purposes. The area to be vacated is shown on Attachment A. Consistent with California land reversion practices and Chapter 3, General Vacation Procedure, of the Public Streets, Highways and Service Easements Vacation Law of the California Streets and Highways Code, the vacated portions of the public right-of-way will revert back to the adjacent property owner. This portion of Atlantic Avenue is set back off the main corridor and currently serves as parking space for a shopping center. If approved, this vacated property would allow the applicant to reorganize the shopping center.

On June 12, 2018, the City Council adopted Resolution No. RES-18-0080, declaring its intention to vacate the subject right-of-way, and set July 24, 2018, as the date for the public hearing. A copy of the June 12, 2018, City Council letter is attached (Attachment B).

This matter was reviewed by Deputy City Attorney Linda T. Vu on July 2, 2018 and by Budget Analysis Officer Julissa José-Murray on July 9, 2018.

TIMING CONSIDERATIONS

The date of this public hearing was set by City Council action.

FISCAL IMPACT

The vacation processing fee in the amount of \$20,210 was deposited in the General Fund (GF) in the Public Works Department (PW). There is no local job impact associated with this recommendation.

HONORABLE MAYOR AND CITY COUNCIL
July 24, 2018
Page 2

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



CRAIG A. BECK
DIRECTOR OF PUBLIC WORKS

APPROVED:




PATRICK H. WEST
CITY MANAGER

EL:SDJ

ATTACHMENTS: RESOLUTION

- A: VACATION SKETCH NUMBER 1027V**
- B: JUNE 12, 2018 COUNCIL LETTER**

SKETCH NO. 1027V
SKETCHES SHOWING A VACATION OF A
PORTION OF LOTS 2, 3, AND 4 OF TRACT
NUMBER 11340 AND RESERVING AN
EASEMENT OVER A PORTION THEREOF
PAGE 1 OF 2

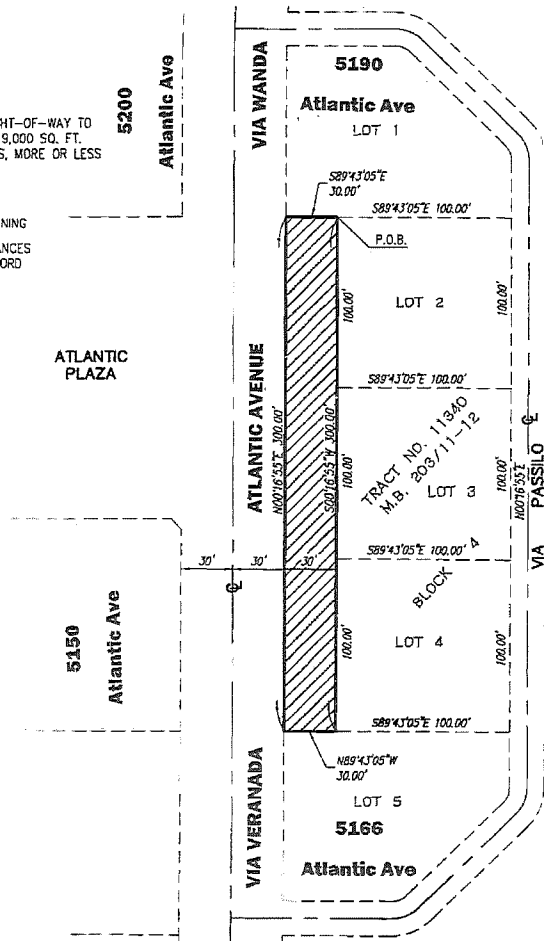
 PORTION OF RIGHT-OF-WAY TO
 BE VACATED = 9,000 SQ. FT.
 OR 0.207 ACRES, MORE OR LESS

--- LOT LINE

⊕--- CENTERLINE

POB POINT OF BEGINNING

ALL BEARINGS AND DISTANCES
 SHOWN HEREON ARE RECORD
 PER TRACT NO. 11340



CALVADA

SURVEYING, INC.
 411 JENKS CIRCLE, SUITE 205, CORONA, CA. 92880

Los Angeles • Denver

PHONE: 951-280-9960


FAX: 951-280-9748

www.calvada.com

Job No. 171645

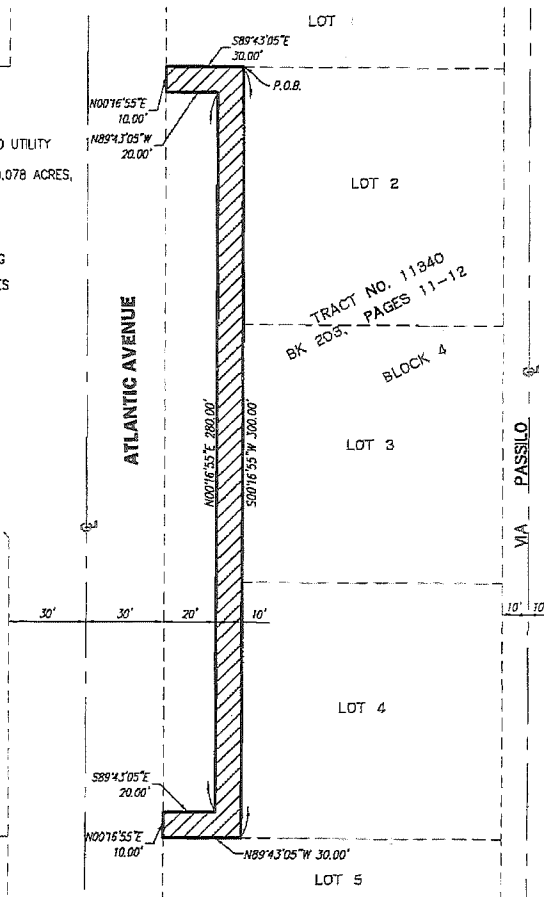
DEPARTMENT OF PUBLIC WORKS
ENGINEERING BUREAU
CITY OF LONG BEACH, CALIFORNIA
ATTACHMENT A

SKETCH NO. 1027V
SKETCHES SHOWING A VACATION OF A
PORTION OF LOTS 2, 3, AND 4 OF TRACT
NUMBER 11340 AND RESERVING AN
EASEMENT OVER A PORTION THEREOF
PAGE 2 OF 2

 PUBLIC ACCESS AND UTILITY
 EASEMENT =
 3,400 SQ. FT. OR 0.078 ACRES,
 MORE OR LESS

--- LOT LINE
 -+ CENTERLINE
 POB POINT OF BEGINNING
 ALL BEARINGS AND DISTANCES
 SHOWN HEREON ARE RECORD
 PER TRACT NO. 11340

ATLANTIC
 PLAZA



CALVADA

SURVEYING, INC.
 411 JENKS CIRCLE, SUITE 205, CORONA, CA. 92880

Los Angeles - Denver

PHONE: 951-280-9960

FAX: 951-280-9746

www.calvada.com

Job No. 17164E

DEPARTMENT OF PUBLIC WORKS
ENGINEERING BUREAU
CITY OF LONG BEACH, CALIFORNIA
ATTACHMENT A



ATTACHMENT B

C-17

CITY OF LONG BEACH

DEPARTMENT OF PUBLIC WORKS

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

June 12, 2018

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Adopt a Resolution of Intention to vacate a portion of Atlantic Avenue adjacent to 5166-5190 Atlantic Avenue, reserving an easement for public access and utility purposes; set the date of July 24, 2018, for the public hearing on the vacation; and,

Accept Categorical Exemption CE-18-061. (District 8)

DISCUSSION

AP Atlantic, LLC, owner of the property at 5152-5190 Atlantic Avenue, requested the vacation of the portion of Atlantic Avenue adjacent to 5166-5190 Atlantic Avenue, reserving an easement for utility and public access (Attachment A – Vacation Sketch). This portion of Atlantic Avenue is set back off the main corridor and currently serves as parking space for a shopping center. Vacating this portion of Atlantic Avenue would allow the applicant to increase parking and reorganize the shopping center.

Proceedings for this vacation are being conducted in accordance with Chapter 3, General Vacation Procedure, of the Public Streets, Highways and Service Easements Vacation Law of the California Streets and Highways Code. Findings must establish that the subject right-of-way is unnecessary for present or prospective public use. The Public Works Department supports this vacation based on findings that this portion of Atlantic Avenue between Via Veranada and Via Wanda are not necessary as vehicular or pedestrian thoroughfares.

On March 15, 2018, the Planning Commission determined that the proposed vacation of the approximately 9,000 square-foot area was in conformance with the adopted goals of the City's General Plan and approved Categorical Exemption CE-18-061 (Attachment B – Planning Commission Staff Report). In conformance with the California Environmental Quality Act, Categorical Exemption CE-18-061 was adopted for this development (Attachment C – Notice of Exemption).

The necessary departments, including Traffic Engineering, Fire and Police have reviewed the proposed right-of-way vacation and have no objections to this action. Conditions of approval, satisfying the concerns of the public utility companies, are attached (Attachment D - Conditions).

This matter was reviewed by Deputy City Attorney Linda T. Vu on May 15, 2018 and by Budget Analysis Officer Julissa José-Murray on May 21, 2018.

HONORABLE MAYOR AND CITY COUNCIL
June 12, 2018
Page 2

TIMING CONSIDERATIONS

City Council action is requested on June 12, 2018, to set a public hearing date on this matter for July 24, 2018.

FISCAL IMPACT

A tentative vacation processing fee of \$10,105 was deposited in the General Fund (GF) in the Public Works Department (PW). There is no local job impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



CRAIG A. BECK
DIRECTOR OF PUBLIC WORKS

APPROVED:


PATRICK H. WEST
CITY MANAGER

CB:SC:EL:JH:sdj

ATTACHMENTS: - RESOLUTION
- ATTACHMENT A; VACATION SKETCH NO.1027V
- ATTACHMENT B; PLANNING COMMISSION STAFF REPORT FINDINGS
- ATTACHMENT C; CEQA CE-18-061
- ATTACHMENT D; CONDITIONS OF APPROVAL

OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
333 West Ocean Boulevard, 11th Floor
Long Beach, CA 90802-4664

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

RESOLUTION NO.

A RESOLUTION ORDERING THE VACATION OF A PORTION OF ATLANTIC AVENUE BETWEEN VIA VERANADA AND VIA WANDA IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

WHEREAS, the City Council of the City of Long Beach, did heretofore, on June 12, 2018, by Resolution No. RES-18-0080, declare its intention to order the vacation, pursuant to the provisions of the Public Streets, Highways, and Service Easements Law, a portion of Atlantic Avenue between Via Veranada and Via Wanda, in the City of Long Beach, County of Los Angeles, State of California, described more particularly as follows:

“THAT PORTION OF TRACT NO. 11340 FILED IN BOOK 203, PAGES 11 AND 12, OF MAPS IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND BEING THE EASTERLY 30 FEET OF ATLANTIC PLAZA AS SHOWN ON SAID MAP, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 2 IN BLOCK 4 OF SAID MAP: THENCE SOUTH 00° 16' 55" WEST A DISTANCE OF 300.00 FEET; THENCE NORTH 89° 43' 05" WEST A DISTANCE OF 30.00 FEET; THENCE NORTH 00° 16' 55" EAST A DISTANCE OF 300.00 FEET; THENCE SOUTH 89° 43' 05" EAST A DISTANCE OF 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 9,000 SQUARE FEET OR 0.207 ACRES, MORE OR LESS.

RESERVING AN EASEMENT FOR PUBLIC ACCESS AND

1 UTILITY PURPOSES OVER THE NORTHERLY, EASTERLY AND
2 SOUTHERLY 10.00 FEET THEREOF.

3 SEE EXHIBIT "B" ATTACHED HERETO AND BY THIS
4 REFERENCE MADE A PART HEREOF."

5 WHEREAS, the City Council did, at said time, fix Tuesday, July 24, 2018, at
6 the hour of 5:00 p.m., as the time and the City Council Chamber, Plaza Level of the City
7 Hall, 333 West Ocean Boulevard, in the City of Long Beach, California, as the place for
8 hearing for all persons interested in or objecting to the proposed vacation to appear and
9 be heard; and

10 WHEREAS, notice of the resolution of the intention to vacate, stating the
11 time and place of said hearing, was duly posted in the manner prescribed by law; and

12 WHEREAS, said hearing was called and held before the City Council at the
13 time and place so fixed and evidence taken and received on the matter of said proposed
14 vacation, and the City Council, upon said evidence, now makes those findings of fact set
15 forth in said Exhibit "B", attached hereto and by this reference made a part hereof;

16 NOW, THEREFORE, the City Council of the City of Long Beach resolves as
17 follows:

18 Section 1. Pursuant to the foregoing resolution of intention, the
19 proceedings had thereunder, Vacation Sketch No. 1027V showing a portion of Atlantic
20 Avenue between Via Veranada and via Wanda to be vacated by the City of Long Beach
21 attached hereto as Exhibit "A", and the City Council Findings attached hereto as Exhibit
22 "B", said City Council of the City of Long Beach hereby makes its resolution vacating and
23 closing a portion of the street hereinabove described.

24 Section 2. That this resolution shall take effect immediately upon its
25 adoption by the City Council, and the City Clerk is hereby instructed to certify to the
26 adoption thereof, and to cause a certified copy to be recorded in the Office of the County
27 Recorder of the County of Los Angeles, California.

28 ///

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

I hereby certify that the foregoing resolution was adopted by the City Council of the City of Long Beach at its meeting of _____, 2018 by the following vote:

Ayes: Councilmembers: _____

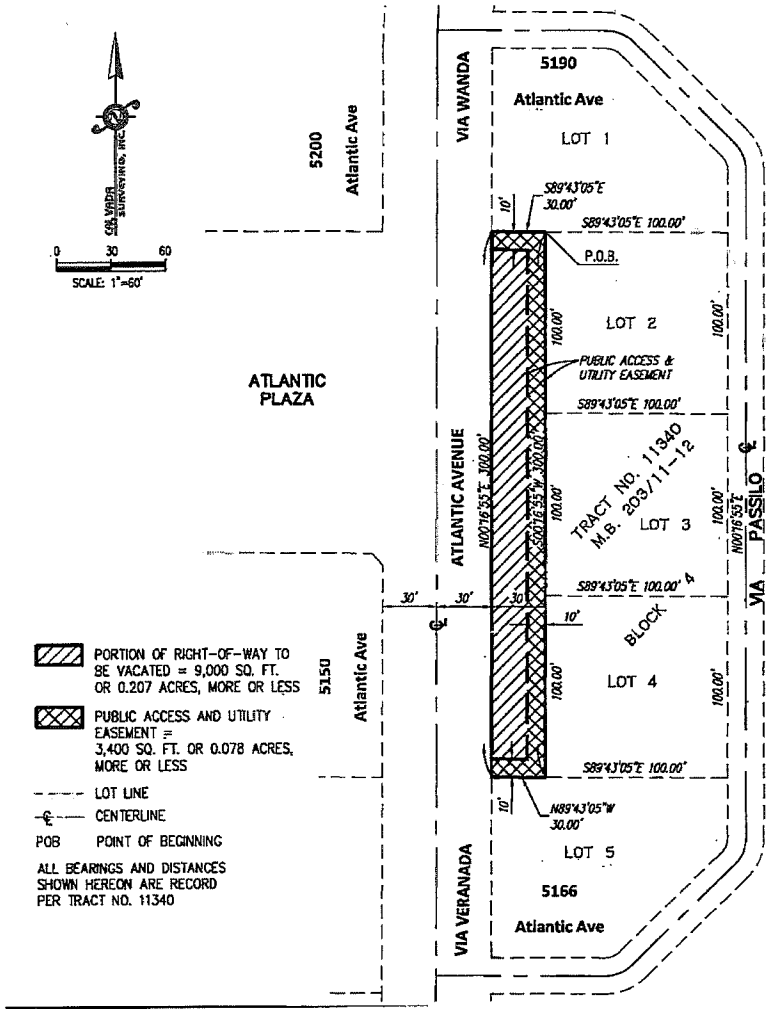
Noes: Councilmembers: _____

Absent: Councilmembers: _____

City Clerk

OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
333 West Ocean Boulevard, 11th Floor
Lona Beach, CA 90802-4664

SKETCH NO. 1027V
SKETCHES SHOWING A VACATION OF A
PORTION OF LOTS 2, 3, AND 4 OF TRACT
NUMBER 11340 AND RESERVING AN
EASEMENT OVER A PORTION THEREOF



DEPARTMENT OF PUBLIC WORKS
ENGINEERING BUREAU
CITY OF LONG BEACH, CALIFORNIA
EXHIBIT A



CITY COUNCIL FINDINGS

VACATION OF A PORTION OF ATLANTIC AVENUE BETWEEN VIA VERANADA AND VIA WANDA

1. The subject right-of-way is unnecessary for present or prospective public use.

This finding is based upon the following subfindings:

- a) On March 15, 2018, the Planning Commission determined that the subject vacation is consistent with the General Plan, as required in Section 8313 of the Public Streets, Highways and Service Easements Vacation Law;
 - b) The interested City departments, including Traffic Engineering, Fire and Police, have reviewed the proposed right-of-way vacation and have no objections to this action;
 - c) The rights-of-way would not be useful for exclusive bicycle pathway purposes;
2. The vacation of said rights-of-way will not have a significantly adverse environmental effect.

This finding is based upon the following subfindings:

- a) The right-of-way is not and will not be needed for public use.
- d) In conformance with the California Environmental Quality Act, Categorical Exemption Number 18-061 was issued for this project.