



City Council

June 19, 2018

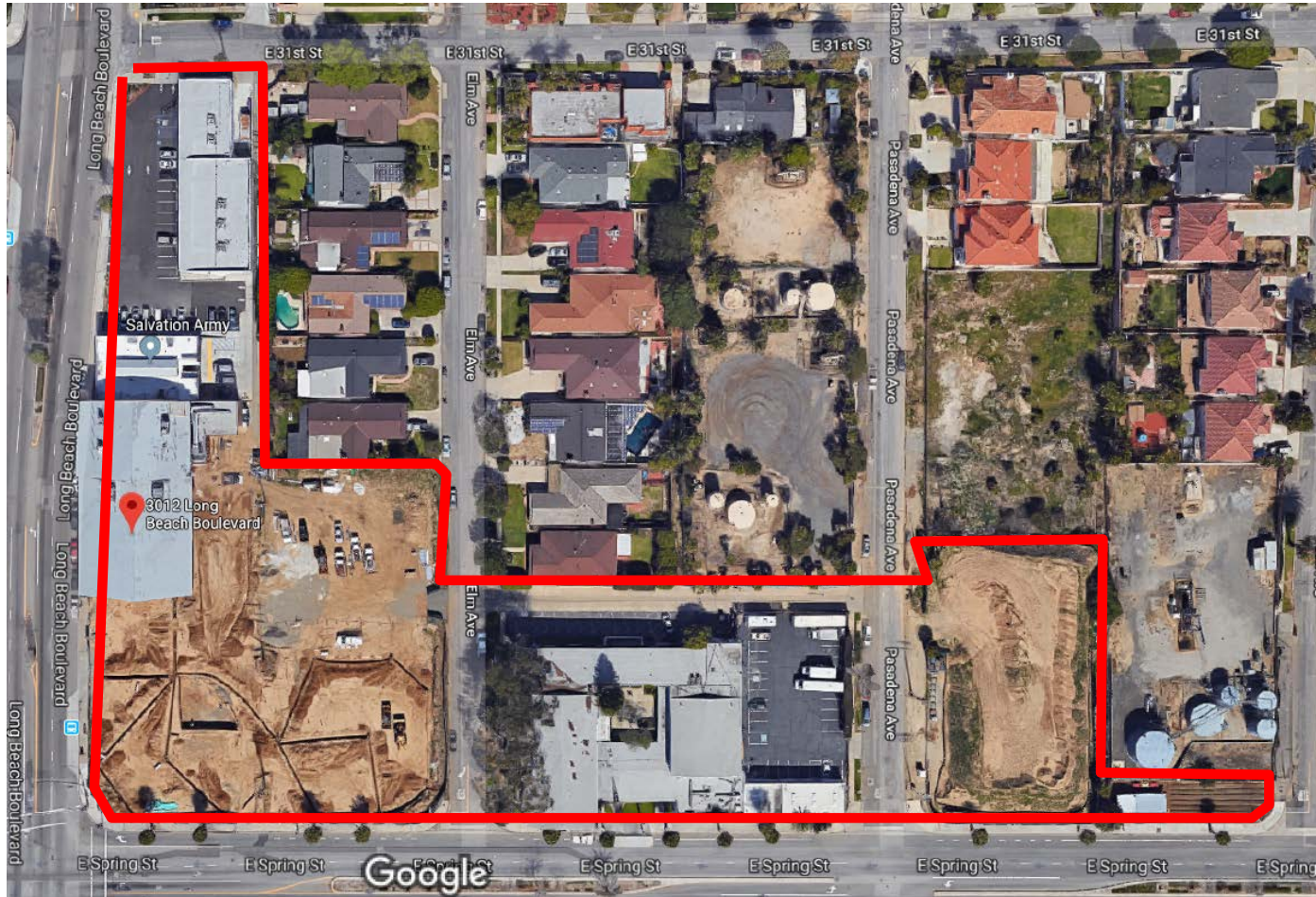
Public Hearing

Zone Change, Zoning Code Amendment, General Plan

Conformity Finding, and Site Plan Review for the Salvation
Army

Citadel Campus at 3012 Long Beach Boulevard

Department **Vicinity Map**



Project Site

- **3012 Long Beach Boulevard**

Zoning District

- **Institutional (I)**
- **Automobile-oriented Commercial (CCA)**
- **Single Family Residential (R-1-N)**

General Plan Land Use Designation

- **Land Use District No. 7 Mixed Use**

Department
Project Background



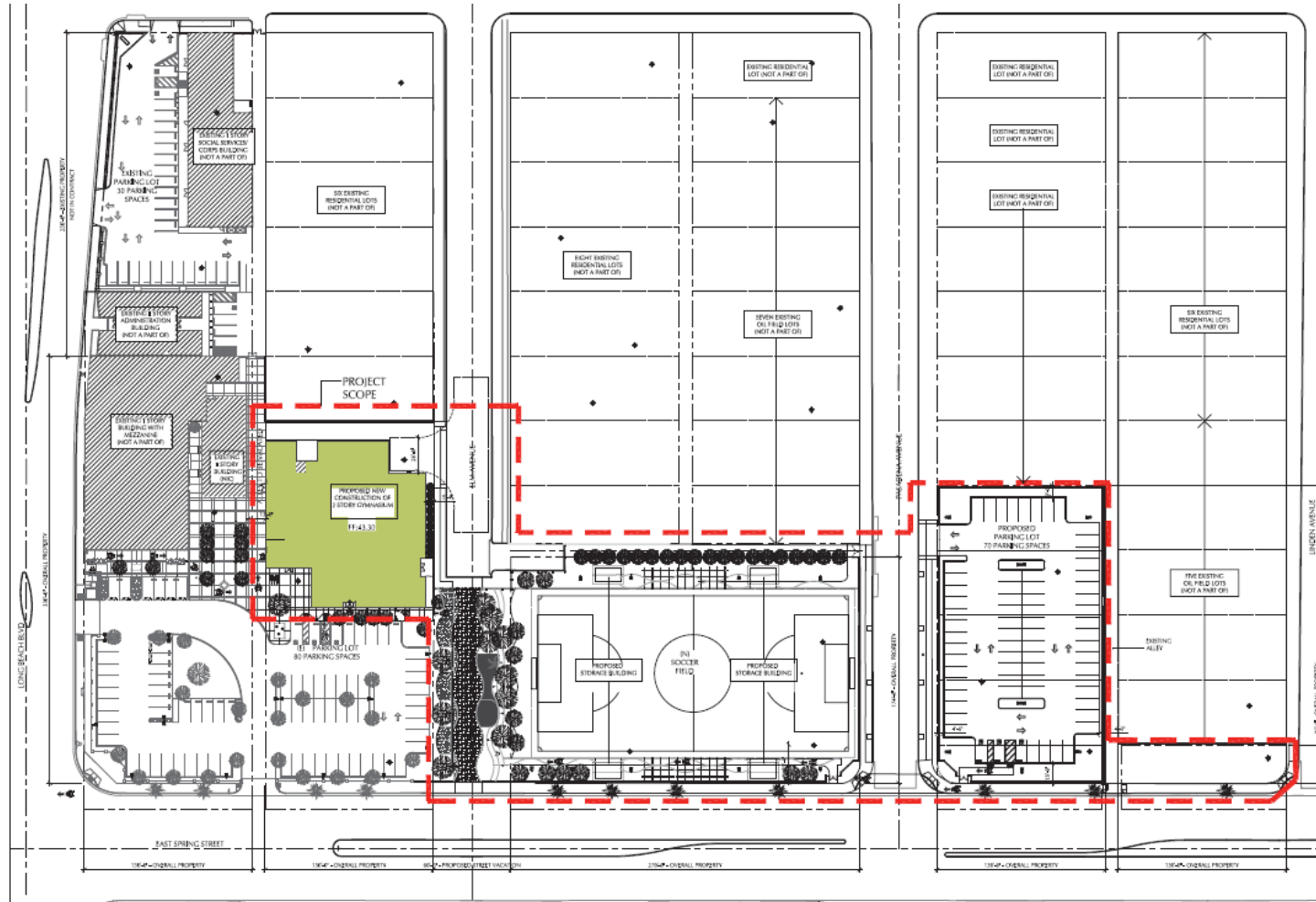
Phase I (2014)

Conversion of an existing retail building into a social service office without food distribution

Phase II (2015)

Conversion of a retail hardware store into the Chapel (299 seats), a new 3,200-square-foot lobby, a new parking lot with 43 parking spaces, and the demolition of the former two-story (+/- 20,000SF) Chapel/Community

Department Proposed Project – Phase 3 Site Plan



Department Renderings



THE SALVATION ARMY
LONG BEACH CITADEL



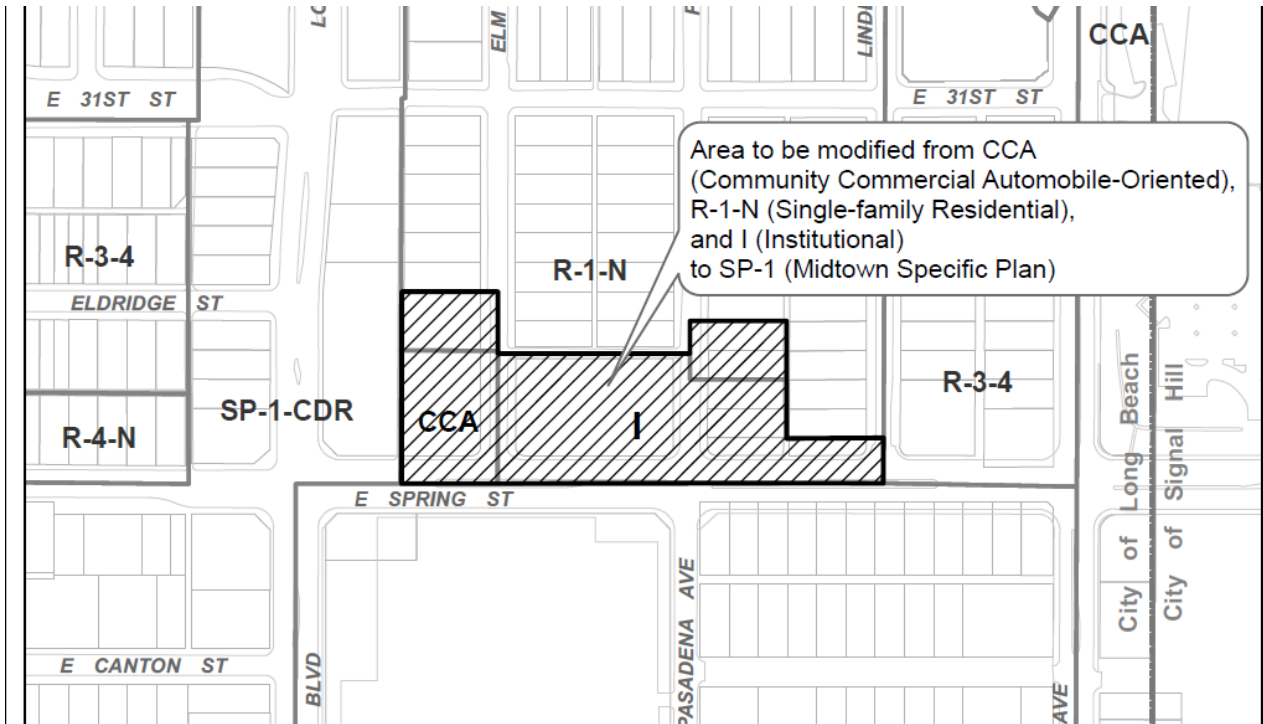
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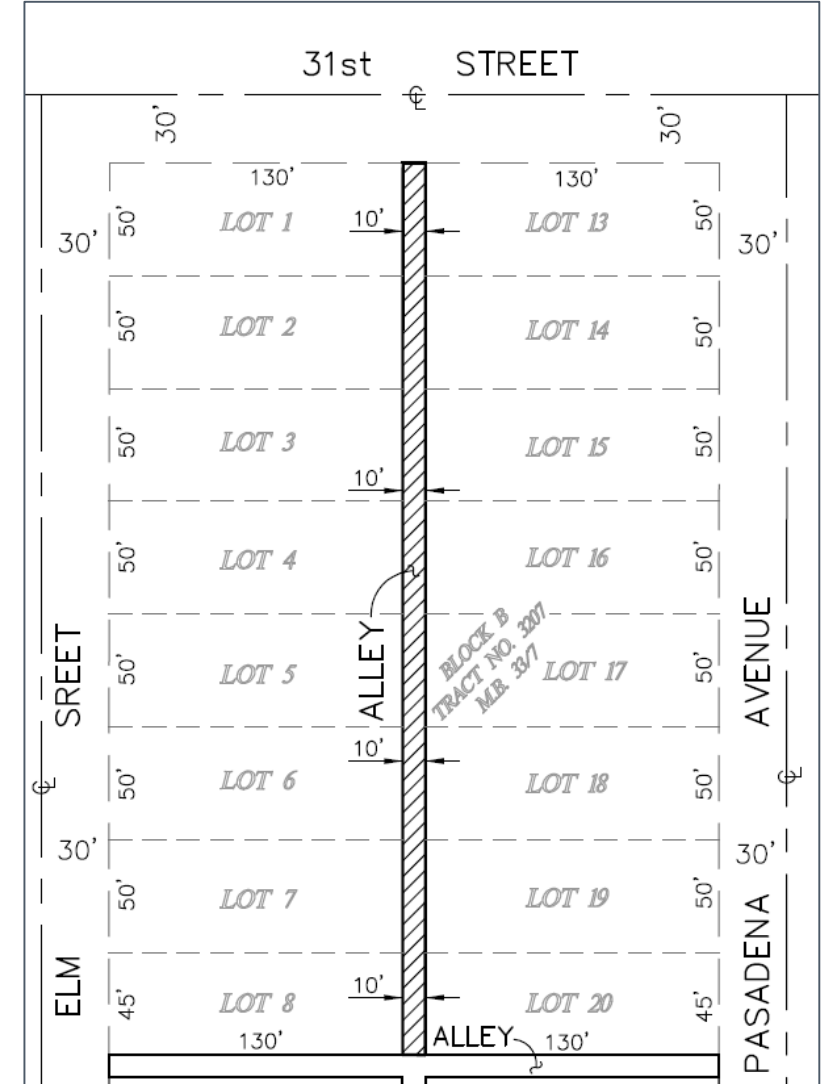
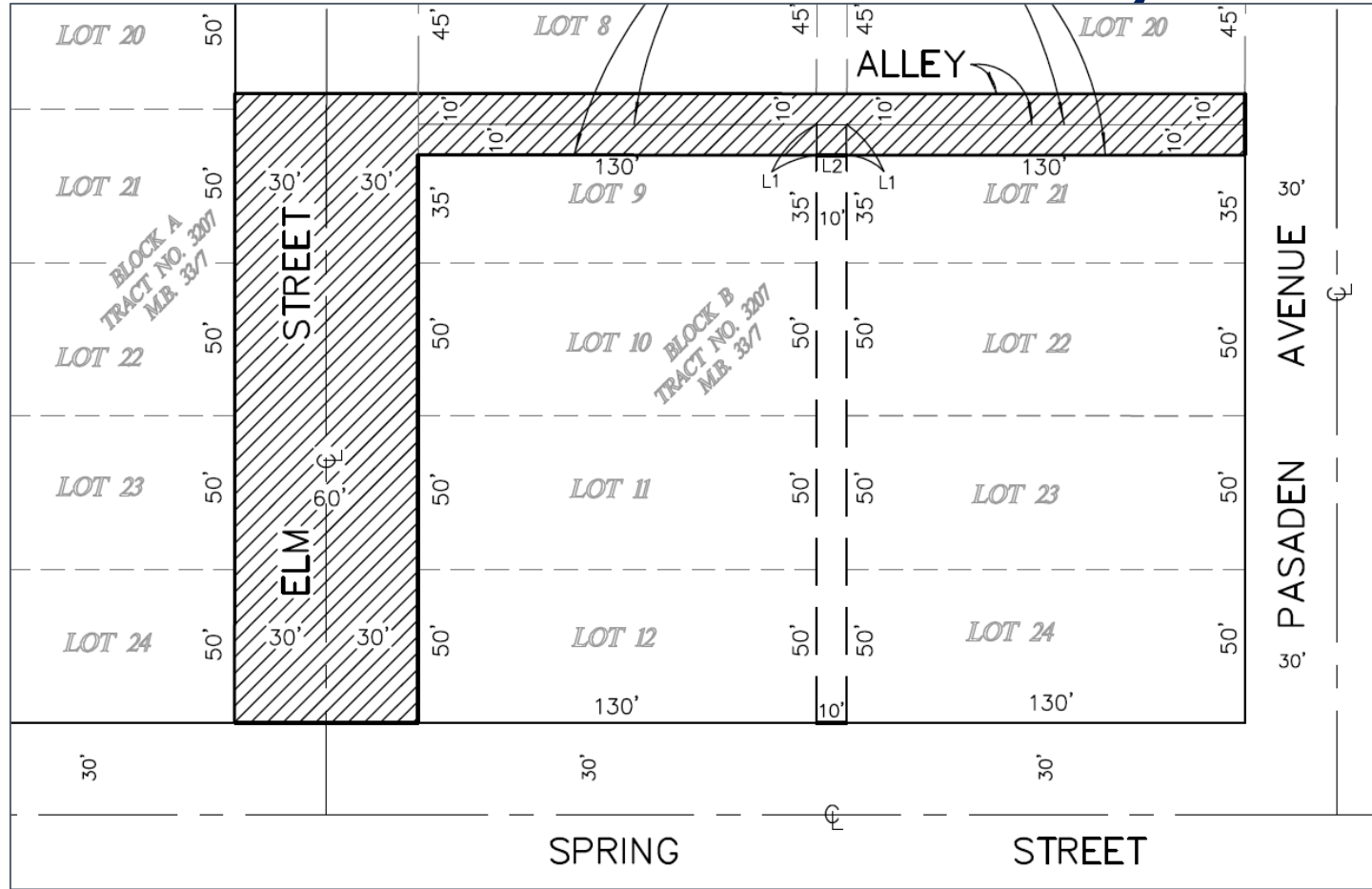
Zone Change to include site in Midtown Specific Plain SP-1

Zoning Code Amendments Midtown Specific Plan (SP-1)



- Section 3.6: Clarify open space requirements for residential developments
- Table 3-2: Change churches from being conditionally permitted to a by-right use in compliance with the Federal Religious Land Use and Institutionalized Persons' Act
- Section 7.2.2: Correct errors in the listed hearing bodies for Specific Plan Amendments
- Section 7.2.3, Number 2: Clarify when Site Plan Review is necessary for residential projects
- Section 7.3.3, Task 3: Clarify implementation of funding for new parks for new development.

Department General Plan Conformity Determination Street and Alley



Department

Environmental Review and Recommendation

California Environmental Quality Act

- Mitigated Negative Declaration prepared for Project
- Addendum to the Midtown Specific Plan EIR was prepared for amendments to SP-1

Recommendation

The Planning Commission recommends that the City Council adopt Mitigated Negative Declaration MND-04-15; approve the Zone Change (ZCHG18-001), Site Plan Review (SPR18-020), and Lot Merger (LMG18-008), approve an Addendum to the Midtown Specific Plan EIR; approve a Zoning Code Amendment (GPC18-002); and find the vacation of Elm Avenue and the two alleys In conformance with the General Plan.