



Legislation Text

File #: 22-1192, **Version:** 1

Recommendation to find that all requirements of the final subdivision map to create two lots, with 84 airspace residential condominiums on Lot 1, and a 3,600-square-foot site for the commercial use on Lot 2, located at 5801 Atlantic Avenue, and dedicating three feet to 59th Street, dedicating five feet to Atlantic Avenue, and dedicating fifteen feet to South Street have been met; approve the final map for Tract No. 83407; and, authorize City Manager, or designee, to execute subdivision agreements; and

Accept Categorical Exemption No. CE-21-055. (District 9)

In accordance with Long Beach Municipal Code (LBMC) 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 is required to be approved by the City Council. The developer, Long Beach 84, LLC, a Delaware Limited Liability Company, requests to subdivide to create two lots, with 84 airspace residential condominiums on Lot 1, and a 3,600-square-foot site for the commercial use on Lot 2, located at 5801-5893 Atlantic Avenue, 5882-5892 Linden Avenue, and 501 E South Street in the Mixed Use 3-A Zoning District (MU3-A) (Attachment A). The Public Works Department has submitted a duly certified final map of Tract No. 83407, which is in conformance with the conditions and requirements placed on the tentative map approved by the Planning Commission on September 2, 2021 (Attachment B), and requests approval of final map for Tract No.83407.

Subdivision agreements providing for the off-site improvements, conditioned on this Project, have been prepared. The Public Works Department seeks the City Council's authorization to execute the subdivision agreements.

In accordance with the California Environmental Quality Act (CEQA), the Planning Commission determined the project to be Categorically exempt in accordance with CEQA Section 153332, Class 32 for In-fill Development referenced in the Notice of Exemption CEQA CE-21-055. (Attachment C).

This matter was reviewed by Deputy City Attorney Vanessa S. Ibarra on September 15, 2022 and by Budget Management Officer Nader Kaamoush on September 13, 2022.

City Council Action is requested on October 11, 2022, to allow for a timely completion of the development.

A subdivision processing fee of \$8,867 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.

Approve recommendation.

ERIC LOPEZ
DIRECTOR OF PUBLIC WORKS

APPROVED:

THOMAS B. MODICA
CITY MANAGER