



## Legislation Text

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**File #:** 13-0406, **Version:** 1

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Adopt resolution forwarding the Zoning Text Amendment ordinance to the California Coastal Commission.

On March 21, 2013, the Planning Commission approved a Site Plan Review for a new 24,500-square-foot North Branch Library at 5870 Atlantic Avenue (Exhibit A - Location Map). In conjunction with approval of the library, recommendations were unanimously supported for approval of a Zoning Map Amendment to convert 12 vacant, contiguous parcels at the subject site from Two-Family Residential (R-2-N) to Neighborhood Commercial Automobile-Oriented (CNA), and a Zoning Text Amendment to add the "Public Library" use to Table 32-1 of the Zoning Regulations and permit the use, by right, in all commercial zoning districts (Exhibit B - Findings and Conditions). The requested Zoning Map Amendment would create uniform CNA zoning on the approximately 50,000-square-foot project site, and the Zoning Text Amendment would eliminate the current prohibition of library uses in commercial zones.

Development of the new North Branch Library will represent implementation of the first phase of the North Village Center project, a proposed mixed-use development on 6.3 acres of City-owned land centered on Atlantic Avenue between South Street and 59<sup>th</sup> Street. The goal of the Village Center, as outlined in the former Redevelopment Agency's 2004 adopted North Long Beach Village Center and Historic Node Implementation Plan, is to create a definable, unique focal point for North Long Beach identity and activity. The North Village Center will ultimately include, in addition to the proposed library, both townhome and commercial uses.

The Planning Bureau first reviewed the conceptual North Village Center proposal in 2008. It was determined that a Zone Change would be necessary to accommodate a public library use at the site, as current zoning prohibits all library uses. An Environmental Impact Report (EIR) was also deemed necessary, and a year later, in 2009, the Redevelopment Agency certified the North Village Center EIR. The EIR analyzed impacts associated with a potential build-out of 61 multi-family residential units, 36,000 square feet of commercial space, a 30,000-square-foot public library, and related zone changes. Staff is currently working with a consultant on drafting a North Village Guide for Development that will establish goals for the appropriate scale and pattern of development in and around the North Village Center and provide guidelines on how to enhance the relationship between new developments, public streets, and open spaces.

This matter was reviewed by Assistant City Attorney Michael Mais on April 23, 2013 and Budget Management Officer Victoria Bell on April 25, 2013.

The ordinance amending Table 32-1 of the Municipal Code requires transmittal of positive Planning Commission amendment action(s) to the City Council within 60 days, which took place on March 21, 2013.

There is no fiscal impact and no direct local job impact as a result of the recommended action.

A RESOLUTION OF THE CITY OF LONG BEACH AUTHORIZING THE DIRECTOR OF DEVELOPMENT SERVICES TO SUBMIT AMENDMENTS TO THE LONG BEACH ZONING REGULATIONS TO THE CALIFORNIA COASTAL COMMISSION FOR APPROVAL

Approve recommendation.

AMY J. BODEK, AICP  
DIRECTOR OF DEVELOPMENT SERVICES

APPROVED:

PATRICK H. WEST  
CITY MANAGER