



Legislation Text

File #: 11-1244, **Version:** 1

Recommendation to authorize City Manager to execute subdivision agreements and find that all requirements of the final subdivision map for a 10-unit condominium development located south of Ocean Boulevard and west of Fourth Place have been satisfied and approve the final map for Tract No. 53485. (District 2)

In accordance with Long Beach Municipal Code Chapter 20.16, State of California Government Code Section 66458, applicable local subdivision ordinances and subsequent rulings, a final subdivision map conforming to State Subdivision Map Act requirements shall be approved by the City Council. The subdivider, CCG 4th Place Condos, LLC (CCG), has submitted a duly certified final map of Tract No. 53485, which is in conformance with the conditions and requirements placed on the tentative map approved by the Planning Commission on January 18, 2011.

The project will consist of a 4-story, 10-unit condominium development. A vicinity map is attached, showing the location of the project. Subdivision agreements have been prepared, providing for installation of public improvements.

This matter was reviewed by Deputy City Attorney Linda Trang on November 29, 2011 and by Budget Management Officer Victoria Bell on November 30, 2011.

SUSTAINABILITY

Improvements to the public street, sidewalks, parkways and the hillside bluff, adjacent to this development, will provide aesthetic value to the area.

City Council action on this matter is requested on December 20, 2011, to allow the developer to complete the tract development.

A subdivision processing fee of \$3,897.54 was deposited in the General Fund (GP) on October 2, 2006, and a \$273.00 rechecking fee was deposited on January 26, 2011 in the Department of Public Works (PW). There is no local job impact associated with this recommendation.

Approve recommendation.

MICHAEL P. CONWAY
DIRECTOR OF PUBLIC WORKS

APPROVED:

PATRICK H. WEST
CITY MANAGER

