



Building A Better Long Beach

March 15, 2010

REDEVELOPMENT AGENCY BOARD MEMBERS

City of Long Beach
California

RECOMMENDATION:

Approve and authorize the Executive Director to execute Purchase and Sale Agreements and all other related documents for the partial acquisition of portions of 1845 Cherry Avenue and 1869-1875 Cherry Avenue, plus closing costs, to facilitate the Cherry Avenue Widening Project. (Central – District 4)

DISCUSSION

On August 3, 2009, the Redevelopment Agency (Agency) Board authorized staff to enter into a Memorandum of Understanding (MOU) with the City of Signal Hill to construct street improvements on Cherry Avenue between 19th Street and Pacific Coast Highway (PCH) in the City of Long Beach.

The City of Signal Hill received \$6 million in grant funding from the Metropolitan Transportation Authority and the Federal Highway Administration to eliminate the traffic queuing in the southbound lanes on Cherry Avenue.

The Cherry Avenue Widening Project (Project) will provide for two southbound and two northbound through-lanes on Cherry Avenue at PCH with the addition of a right-turn lane for the southbound approach and dedicated left-turn lanes for both northbound and southbound approaches. A continuous two-way, left-turn lane will be provided between the intersections for access to existing businesses. Right-of-Way acquisition will be required primarily along the west line of Cherry Avenue with a few minor acquisitions along the east line (Exhibit A). On-street parking on Cherry Avenue south of PCH will be removed by the proposed improvements.

The MOU states that the City of Signal Hill will reimburse the Agency for all real property acquired to construct the Project, as well as pay all costs associated with the Project including eminent domain proceedings, appraisals, tenant relocation, acquisition consultants, and other professional services as necessary.

REDEVELOPMENT AGENCY BOARD MEMBERS

February 1, 2010

Page 2 of 2

Staff has negotiated voluntary acquisitions for the necessary right-of-way for each acquisition, which consists of obtaining approximately 10 feet of frontage in order to widen Cherry Avenue. The following acquisitions are the subject of this request:

- 1845 Cherry Avenue from Elre holdings, LLC, for a purchase price of \$115,000 plus closing costs (Exhibit B).
- 1869-1875 Cherry Avenue from KKR Investments, for a purchase price of \$195,000 plus closing costs (Exhibit C).

Since the purchase of the properties is consistent with the MOU and the Cherry Avenue Widening Project, Agency staff is recommending the acquisitions.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



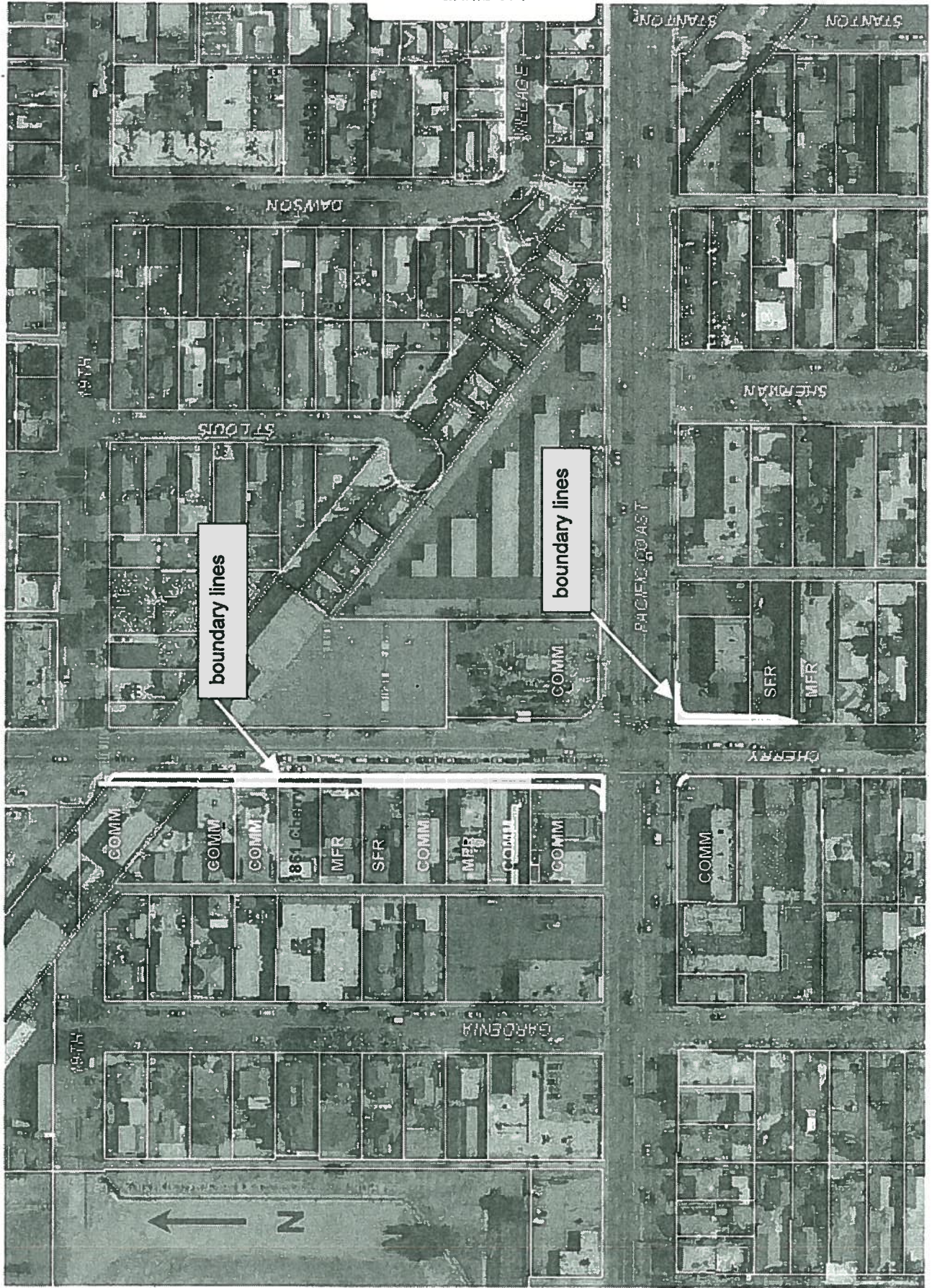
AMY J. BODEK
EXECUTIVE DIRECTOR

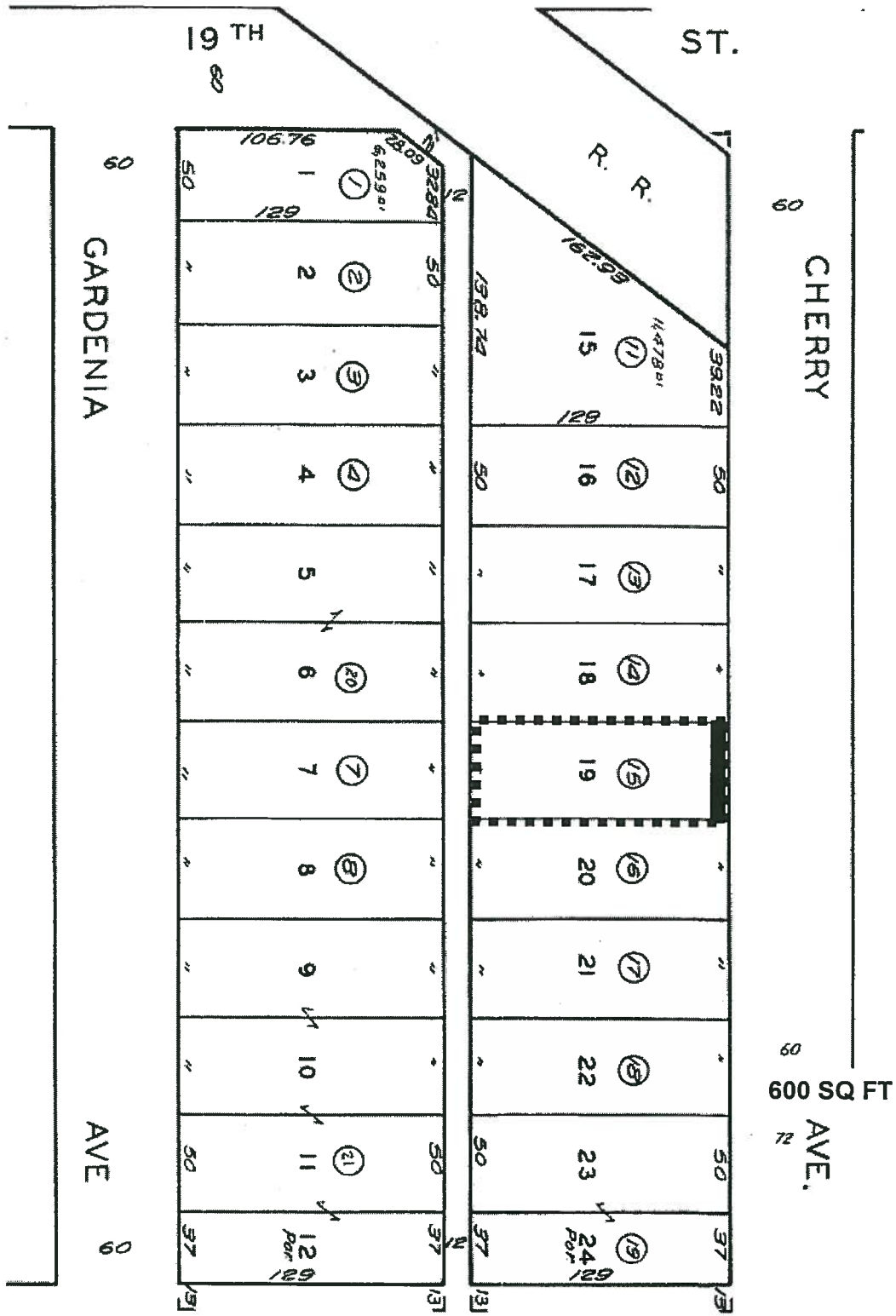
AJB:LAF:SR:dc

Attachments: Exhibit A – Cherry Avenue Widening Project
Exhibit B – Parcel Map
Exhibit C – Parcel Map

CHERRY AVENUE WIDENING PROJECT

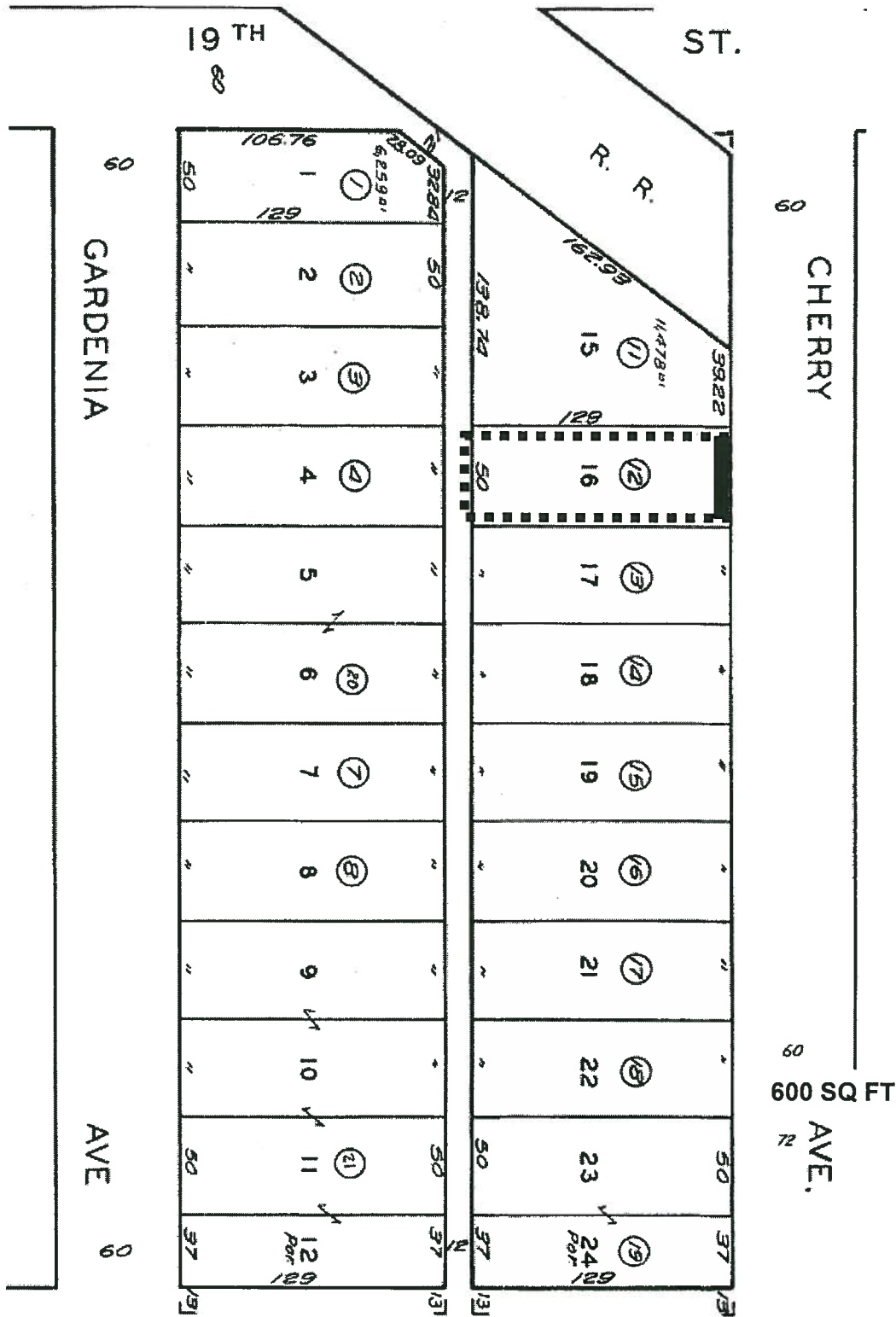
Exhibit A





LEGEND

- Subject Parcel
- Portion of parcel to be acquired



LEGEND

- Subject Parcel
- Portion of parcel to be acquired