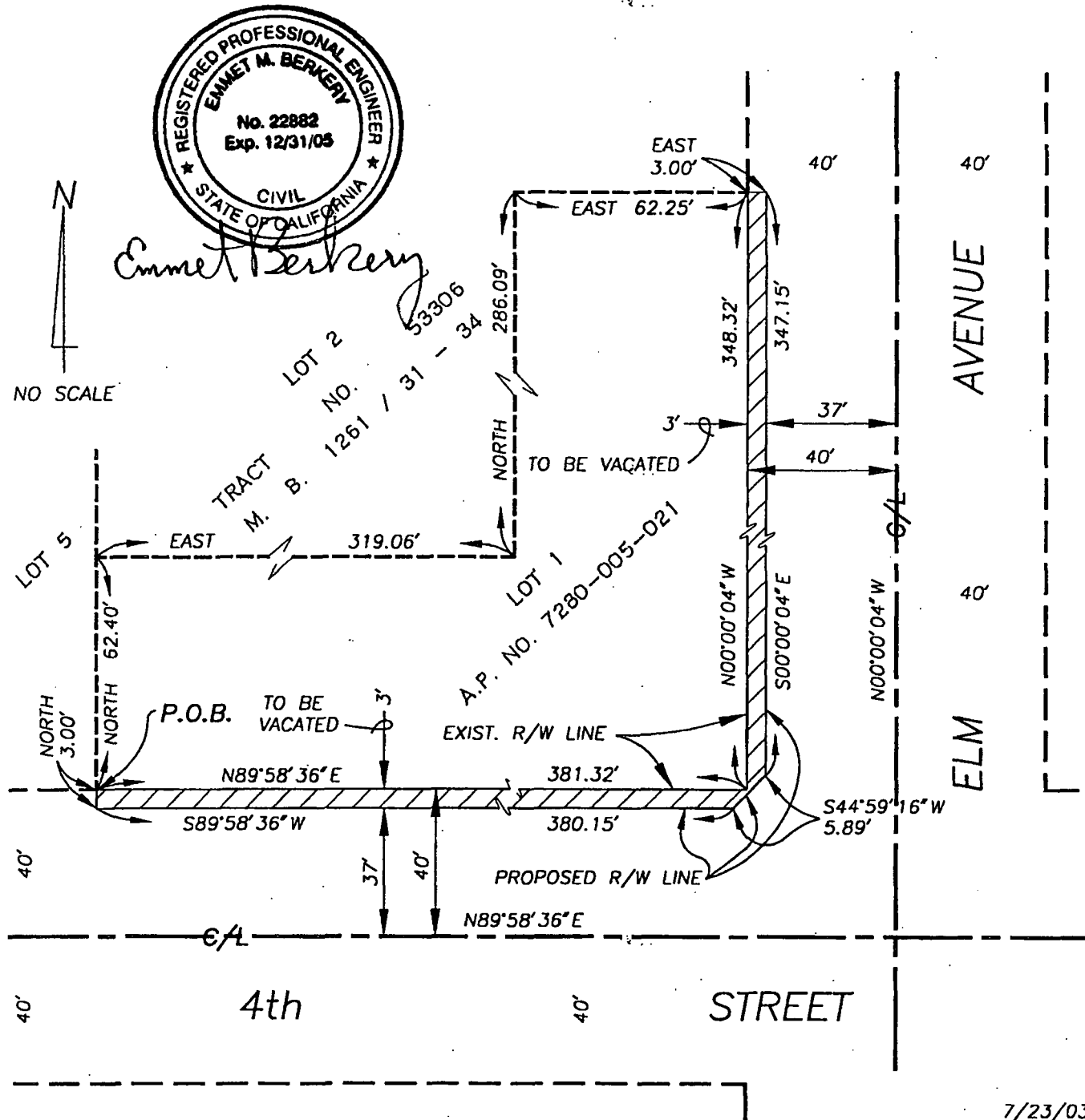


EXHIBIT 'A'

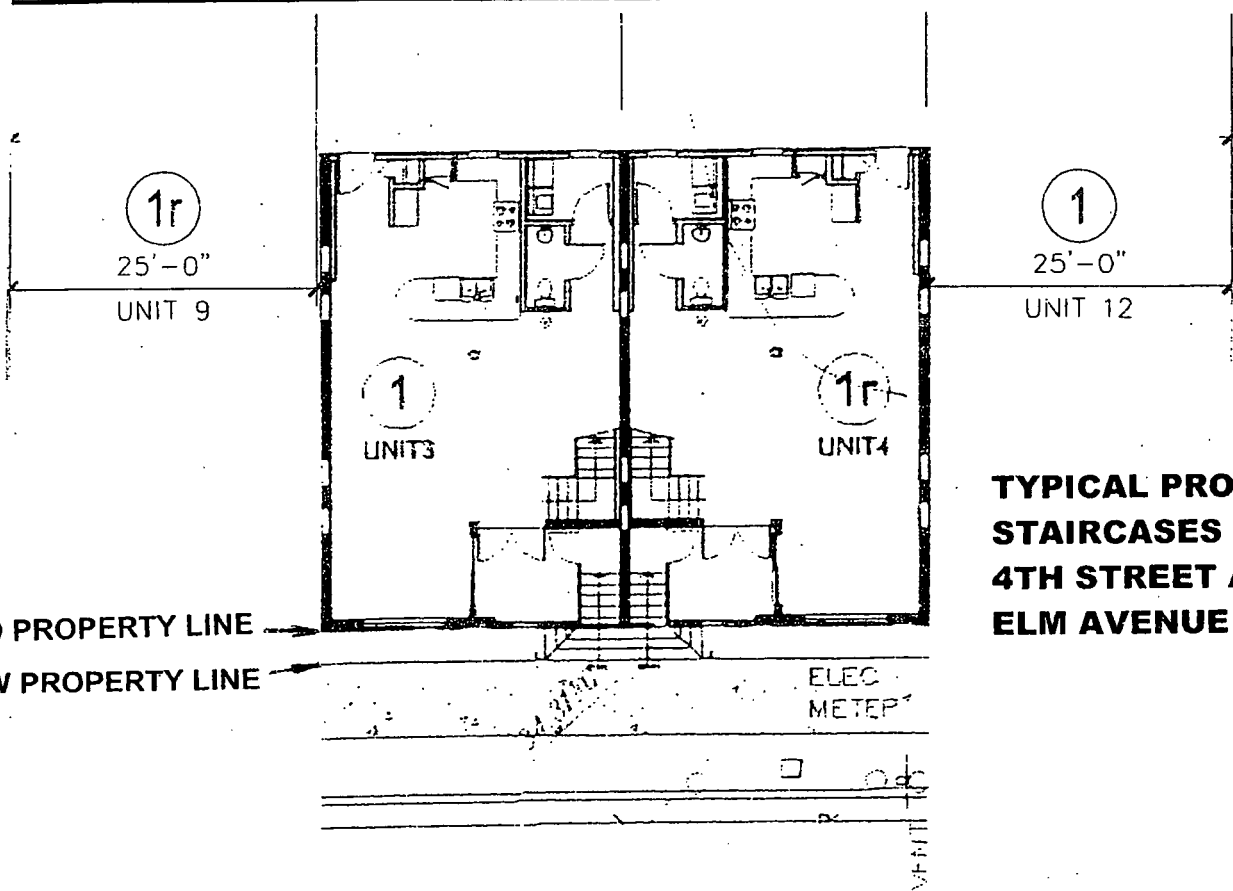
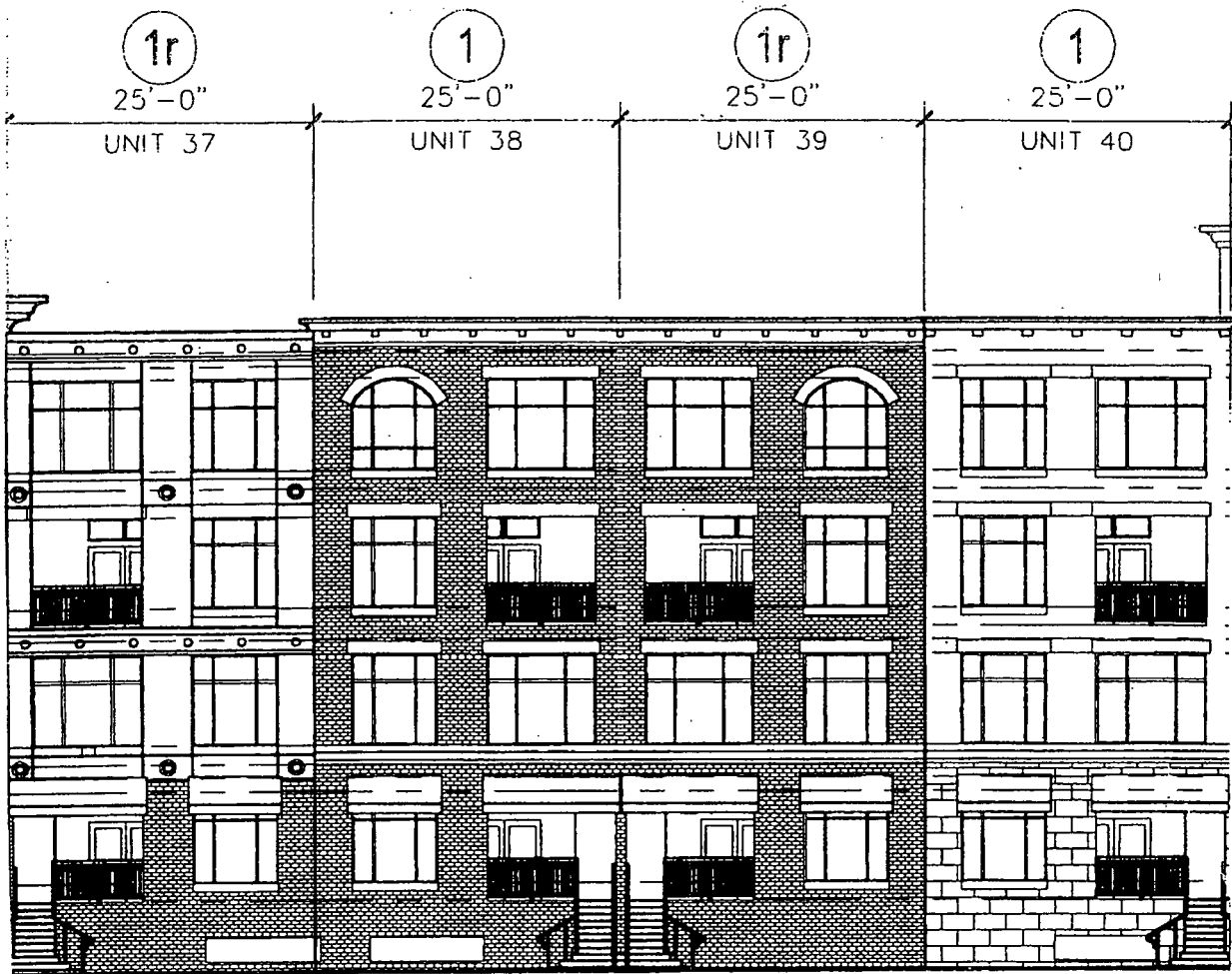
STREET VACATION – 4th STREET/ELM AVENUE

THOSE PORTIONS OF 4th STREET AND ELM AVENUE, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, LYING ADJACENT TO AND ABUTTING THE SOUTHERLY AND EASTERLY LINES OF LOT 1 OF TRACT NO. 53306, AS SHOWN ON THE MAP FILED IN BOOK 1261, PAGES 31 THROUGH 34, INCLUSIVE, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 89°58'36" EAST 381.32 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE NORTH 00°00'04" WEST 348.32 FEET TO THE NORTHEAST CORNER THEREOF; THENCE EAST 3.00 FEET; THENCE PARALLEL TO THE EAST LINE OF LOT 1, SOUTH 00°00'04" EAST 347.15 FEET; THENCE SOUTH 44°59'16" WEST 5.89 FEET TO A LINE PARALLEL WITH AND SOUTHERLY OF LOT 1; THENCE SOUTH 89°58'36" WEST 380.15 FEET; THENCE NORTH 3.00 FEET TO THE POINT OF BEGINNING.



7/23/03



TYPICAL PROJECTING STAIRCASES ALONG 4TH STREET AND ELM AVENUE

EXHIBIT B



CITY OF LONG BEACH

DEPARTMENT OF PLANNING AND BUILDING

333 West Ocean Boulevard • Long Beach, CA 90802 • (562) 570-6357 FAX (562) 570-6068

ADVANCE PLANNING

CONSENT CALENDAR

August 21, 2003

CHAIR AND PLANNING COMMISSIONERS

City of Long Beach
California

SUBJECT: Finding of Conformity with the *General Plan* for the Vacation of a Public Right-of-Way relating to the 4th Street Lofts at CityPlace

LOCATION: Northwest corner of Fourth Street and Elm Avenue

APPLICANT: Scott Choppin
4th Street Loft Partners, LLC
Long Beach, CA 90802

RECOMMENDATION

Find the proposed partial vacation of Fourth Street and Elm Avenue, as depicted in Exhibit A, in conformance with the *General Plan*.

BACKGROUND

Pursuant to California Government Code Section 65402, no street, parcel or alley may be vacated until such action has been submitted to, and reported upon by, the Planning Commission as to its conformity with the adopted *General Plan*. The proposed vacation is herein submitted for such review.

The applicant is requesting a three foot vacation of Fourth Street, south of Albertsons, between Long Beach Boulevard and Elm Street and a three foot vacation of Elm Street (east side) between Fourth Street and Fifth Street. The applicant is constructing loft apartments as entitled by CityPlace redevelopment site plan approved by the Planning Commission on October 5, 2000 (Case No. 0005-3). The three foot vacation will be for landscaping and hardscape improvements in front of the housing. This vacation has been

EXHIBIT C**Page 1 of 3**

reviewed and approved by the Long Beach Public Works Department after consultation with other interested City departments.

A finding of consistency shall be made when the proposed re-use of the property conforms to the maps and policies of the *General Plan*. The *General Plan* consists of eleven elements: Land Use, Open Space, Transportation, Noise, Scenic Routes, Conservation, Local Coastal Program, Housing, Air Quality, Public Safety, and Seismic Safety. Each element of the *General Plan* carries the same authority concerning land use issues. All elements of the *General Plan* were considered and staff finds this vacation in conformance with all the elements of the *General Plan*. A review of the relevant elements and specific *General Plan* consistency findings are presented below:

GENERAL PLAN CONSISTENCY FINDINGS

Land Use Element

The Land Use Element divides the City into 21 land use districts, which provide general guidance as to the type and density of land uses considered appropriate. The subject site is located within Land Use District Number Seven (LUD No. 7), which encourages mixed use development to "vitalize a site and give more importance in the urban structure of the City." The proposed use of the site for housing within a commercial development is consistent with and furthers the goals of this land use.

ENVIRONMENTAL REVIEW

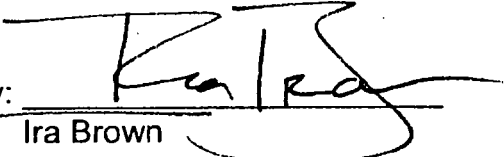
In accordance with the guidelines for implementing the California Environmental Quality Act (CEQA), Environmental Impact Report (EIR) for the CityPlace development was reviewed and certified by the Long Beach Redevelopment Agency. The EIR, State Clearinghouse reference number 200011097, will serve as the environmental document for this action.

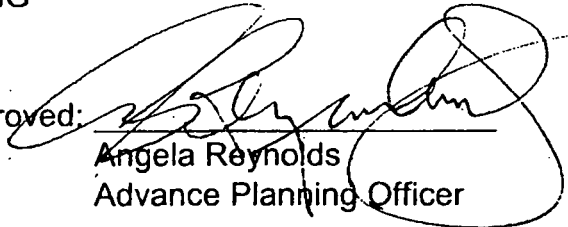
IT IS RECOMMENDED THAT THE PLANNING COMMISSION

Find the proposed partial vacation of Fourth Street and Elm Avenue, as depicted in Exhibit A, in conformance with the *General Plan*.

Respectfully submitted,

FADY MATTAR
ACTING DIRECTOR OF PLANNING AND BUILDING

By: 
Ira Brown
Planner

Approved: 
Angela Reynolds
Advance Planning Officer

Right_of_way_vacation@4th_St&Elm_Ave.doc
AR:IB:SN

Attachment:

1. Exhibit A: Sketches Depicting Public Right-of-Way Vacation and Dedication
2. Exhibit B: Site Photographs
3. Exhibit C: Aerial View

Robert E. Shannon
City Attorney of Long Beach
333 West Ocean Boulevard
Long Beach, California 90802-4664
Telephone (562) 570-2200

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RESOLUTION NO.

A RESOLUTION OF INTENTION TO VACATE PORTIONS OF FOURTH STREET AND ELM AVENUE, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, PURSUANT TO THE PUBLIC STREET, HIGHWAYS AND SERVICE EASEMENTS LAW (DIVISION 9, PART 3, CALIFORNIA STREETS AND HIGHWAYS CODE); FIXING A TIME AND PLACE FOR HEARING ALL PERSONS INTERESTED IN OR OBJECTING TO THE PROPOSED VACATION

The City Council of the City of Long Beach resolves as follows:

Section 1. The City Council of the City of Long Beach hereby elects to proceed under Division 9, Part 3, Chapter 3, of the California Streets and Highways Code, as amended, generally known and referred as the "Public Street, Highways and Service Easements Law", and hereby declares its intention to vacate a portions of Fourth Street and Elm Avenue in the City of Long Beach, County of Los Angeles, State of California, described more particularly as follows:

Those portions of Fourth Street and Elm Avenue, in the City of Long Beach, County of Los Angeles, State of California, lying adjacent to and abutting the southerly and easterly lines of Lot 1 of Tract No. 53306, as shown on the map filed in Book 1261, Page 31 through 34, inclusive, of maps, in the office of the county recorder of said county, more particularly described as follows:

Beginning at the Southwest corner of said Lot 1; thence North 89°58'36" East 381.32 feet to the Southeast corner thereof; thence North 00°00'04" West 348.32 feet to the Northeast corner thereof; thence East 3.00 feet; thence parallel to the East line of Lot 1, South 00°00'04" East 347.15; thence South 44°59'16" West 5.89 feet to a line parallel with and Southerly of Lot 1; thence South 89°58'36" West 380.15 feet; thence North 3.00 feet to the Point of Beginning.

///

Robert E. Shannon
City Attorney of Long Beach
333 West Ocean Boulevard
Long Beach, California 90802-4664
Telephone (562) 570-2200

1 Sec. 2. All of the foregoing real property is shown on the map or plan thereof,
2 attached hereto as Exhibit "A", and on file in the office of the City Clerk, which map or plan
3 is known and referred to as City of Long Beach Department of Public Works Vacation
4 Sketch No. 946V, said sketch showing portions of Fourth Street and Elm Avenue to be
5 vacated by the City of Long Beach.

6 Sec. 3. The City Council hereby fixes the _____ day of _____,
7 200__ at the hour of _____ .m., as the time and the City Council Chamber, Plaza
8 Level of the City Hall, 333 West Ocean Boulevard, in the City of Long Beach, California,
9 as the place for hearing all persons interested in or objecting to the proposed vacation.

10 Sec. 4. The City Council hereby directs that notice of this street vacation be
11 posted conspicuously along the street to be vacated at least two (2) weeks before the date
12 set for hearing and in the manner provided by Section 8323 of the State Streets and
13 Highways Code.

14 Sec. 5. This resolution shall take effect immediately upon its adoption by the
15 City Council, and the City Clerk shall certify the vote adopting this resolution.

16 I hereby certify that the foregoing resolution was adopted by the City Council
17 of the City of Long Beach at its meeting of _____, 200__, by the

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Robert E. Shannon
City Attorney of Long Beach
333 West Ocean Boulevard
Long Beach, California 90802-4664
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1 following vote:

2 Ayes: Councilmembers:

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6 Noes: Councilmembers:

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8 Absent: Councilmembers:

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City Clerk

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10/10/05

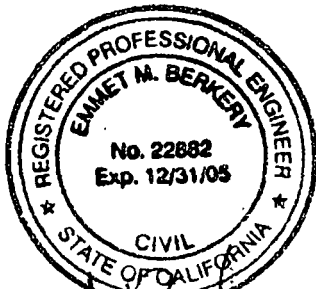
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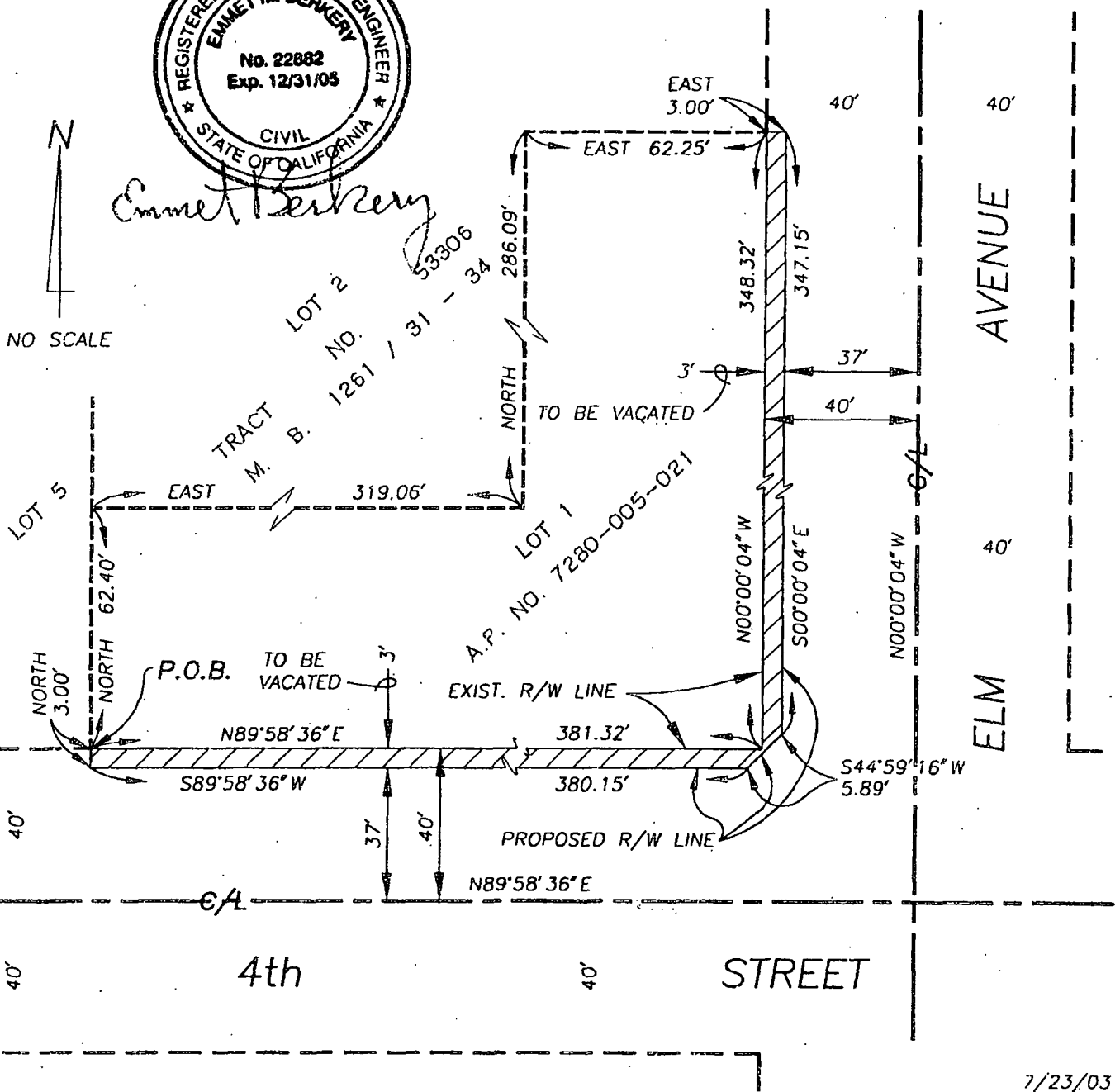
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Emmet Berkery



NO SCALE

7/23/03