

RESOLUTION NO. R-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LONG BEACH APPROVING AND CERTIFYING AN ADDENDUM TO THE ENVIRONMENTAL IMPACT REPORT (EIR) FOR THE CITY OF LONG BEACH DOWNTOWN PLAN (EIR-SCH # 2009071006) RELATING TO THE MEEKER-BAKER BUILDING PROJECT BOUNDED GENERALLY BY LOCUST AVENUE TO THE EAST, PINE AVENUE TO THE WEST, 7TH STREET TO THE NORTH AND 6TH STREET TO THE SOUTH IN ACCORDANCE WITH THE PROVISIONS OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) AND STATE AND LOCAL GUIDELINES; AND MAKING CERTAIN CEQA FINDINGS AND DETERMINATIONS RELATIVE THERETO; ADOPTING A MITIGATION MONITORING AND REPORTING PROGRAM (MMRP); AND A STATEMENT OF OVERRIDING CONSIDERATIONS

The Planning Commission of the City of Long Beach does hereby find, determine and resolve:

Section 1. 6th & Pine Development, LLC have submitted a development application for the construction of a six-story, 127,000 gross square foot office building that would essentially be built on top of an existing structure commonly referred to as the Meeker-Baker Building, which building is a City of Long Beach designated historic landmark located on the southeast corner of Seventh Street and Pine Avenue in the City of Long Beach (hereinafter referred to as the "Project"). The proposed Project would retain the historic façade of the Meeker-Baker Building, but the complete structure behind

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1 the two-story façade would be removed. Floors and walls would then be replaced with
2 new construction, raising the building to six stories (approximately 85 feet) in height. The
3 exterior building facade of the existing Meeker-Baker Building would be restored to its
4 historic appearance, while aluminum and glass storefronts will be installed within the
5 existing storefront openings. The precise location of the Project and a complete Project
6 description are more fully set forth in the Addendum prepared for the Meeker-Baker
7 Office Project which is incorporated herein by this reference as though set forth herein
8 word for word.

9 Section 2. A Draft Program Environmental Impact Report (PEIR) for the
10 Long Beach Downtown Plan was completed on December 7, 2010 and was circulated for
11 public review and comment between December 10, 2010 and April 4, 2011, and was
12 certified by the Planning Commission of the City of Long Beach in November, 2011, and
13 thereafter re-certified by the City Council of the City of Long Beach (on appeal) in
14 January 2012, at which time the City Council also adopted and approved the Long Beach
15 Downtown Plan.

16 Section 3. At the time the City Council approved and adopted the Long
17 Beach Downtown Plan in January 2012, the City Council made certain Findings and
18 determinations in accordance with the provisions of the California Environmental Quality
19 Act (CEQA), adopted a Statement of Overriding Considerations for each environmental
20 impact identified in the PEIR as "significant and unavoidable," and adopted a Mitigation
21 Monitoring and Reporting Program ("MMRP"). The content of said Findings, Statement
22 of Overriding Considerations, and MMRP are hereby incorporated herein by this
23 reference as though set forth herein word for word.

24 Section 4. The Addendum prepared in connection with the Meeker-Baker
25 Building project represents and discusses certain modifications to the approved Long
26 Beach Downtown Plan and is considered an addition to the previous project
27 environmental review documentation for the Downtown Plan. A copy of the Addendum
28 together with technical appendices and other supporting documentation has been

1 provided to the Planning Commission for its review and consideration.

2 Section 5. Pursuant to Section 15164 of the CEQA Guidelines, and based
3 on the evidence and oral and written testimony presented at all previous public hearings,
4 and based on all of the information contained in the files of the Development Services
5 Department (incorporated herein by this reference) on the Meeker-Baker Building Project,
6 including the PEIR for the Long Beach Downtown Plan, and the Addendum to the PEIR
7 for the Meeker-Baker Building Project and including, but not limited to, the May 24, 2012,
8 Planning Commission staff report, the Planning Commission finds that:

9 A. The EIR Addendum has been completed in compliance with CEQA;

10 B. The EIR Addendum reflects the lead agency's independent judgment
11 and analysis with respect to the Meeker-Baker Project;

12 C. None of the conditions described in CEQA Guidelines Section
13 15162, which call for the preparation of a subsequent or supplemental EIR have
14 occurred;

15 D. The EIR Addendum is appropriate since the Meeker-Baker Building
16 Project would not result in any additional significant impacts nor would it increase the
17 severity of previously anticipated impacts. Rather, all of the impacts associated with the
18 Meeker-Baker Building Project are within the envelope of impacts addressed in the
19 certified PEIR and/or do not constitute a new or greater significant impact. Thus, a
20 supplemental or subsequent EIR is not required pursuant to Public Resources Code
21 Section 21166, or California Code of Regulations, Title 14, Section 15162 or 15163,
22 because none of the conditions described in Section 15162 calling for the preparation of
23 a subsequent or supplemental EIR have occurred.

24 Section 6. Attached hereto and incorporated herein by this reference as
25 Exhibit "A" are the "Facts, Findings and Statement of Overriding Considerations
26 ("Findings") which have been prepared in connection with the approval of the Meeker-
27 Baker Building Project. Said CEQA Findings made in this Resolution are based on the
28 information and evidence set forth in PEIR for the Long Beach Downtown Plan and the

1 EIR Addendum, and upon such other substantial evidence (both oral and written) which
2 has been presented in the record of the proceeding, including, but not limited to, that
3 information received by the Planning Commission at the public hearing conducted on
4 May 24, 2012, including the Staff Report presented to the Planning Commission on that
5 date. The PEIR and the PEIR Addendum, staff reports, testimony, technical studies,
6 appendices, plans, specifications, figures, exhibits, and other materials that constitute the
7 record of proceedings on which this resolution is based are on file and available for public
8 examination during normal business hours in the Department of Development Services,
9 Planning Bureau, 333 West Ocean Boulevard, 5th Floor, Long Beach, CA 90802. The
10 custodian of said records is the Director of Development Services.

11 Section 7. Decision.

12 A. The Planning Commission hereby approves and adopts the
13 Addendum to the certified Program Environmental Impact Report for the Meeker-Baker
14 Building project, which Addendum is incorporated herein by this reference.

15 B. The Planning Commission hereby adopts the "CEQA Findings" as
16 set forth in Exhibit "A" to this Resolution.

17 C. The Planning Commission hereby adopts the Mitigation Monitoring
18 and Reporting Program, as set forth in Exhibit "B" to this Resolution, and finds that in
19 response to each significant impact identified in the Addendum, changes, alterations or
20 mitigation measures have been or will be required or incorporated into the Project as part
21 of the Mitigation Monitoring and Reporting Program which will avoid or substantially
22 reduce to a level of insignificance the significant environmental impacts identified. Each
23 such change, alteration or mitigation measure shall be a condition of approval of the
24 Project.

25 D. The Planning Commission hereby adopts the "Statement of
26 Overriding Considerations" as set forth in the Addendum to the Certified PEIR.

27 Section 8. This Resolution shall take effect immediately upon its
28 adoption by the Planning Commission, and the Planning Commission Secretary shall

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certify to the vote adopting this resolution.

I hereby certify that the foregoing resolution was adopted by the Planning Commission of the City of Long Beach at its meeting of _____, 2012, by the following vote:

Ayes: Commissioners: _____

Noes: Commissioners: _____

Absent: Commissioners: _____

Dated: _____

Planning Commission Secretary