



# CITY OF LONG BEACH

THE CITY PLANNING COMMISSION

## H-2

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October 12, 2004

HONORABLE MAYOR AND CITY COUNCIL  
City of Long Beach  
California

SUBJECT: Hearing on a Request for Two Rezoning: 1) Zone Change from R-3-S to CNR and 2) Zone Change from R-1-S to Institutional, in Order to Facilitate Improvements to Properties That Are Not Currently Allowed Under Present Zoning (District 6)

### DISCUSSION

The Office of the Sixth Council District is requesting approval to rezone several lots to allow improvements to the properties. These proposed improvements are not currently allowed under the present zoning designations. The first subject area is located on the east side of Martin Luther King Jr. Avenue, between 17<sup>th</sup> Street and Pacific Coast Highway. The second area is along the south side of New York Avenue between and including portions of Myrtle Avenue and Martin Luther King Jr. Avenue (see Attachment #1).

On July 15, 2004, the City Planning Commission conducted a public hearing (Attachment #2) and recommended that the City Council approve a zone change from R-3-S (Three-Family Residential) to CNR (Neighborhood Commercial and Residential) for the first subject area, and from R-1-N (Single-Family Residential) to I (Institutional) for the second subject area. The item was removed from the consent calendar at the request of Commissioner Sramek and a full public hearing on the matter was held. At the conclusion of the public hearing on this item, a motion for approval was made by Commissioner Stuhlbarg, seconded by Commissioner Sramek, and passed 6-0.

A Categorical Exemption (CEP-469-04) has been prepared and filed with the Los Angeles County Clerk in accordance with the provisions of the California Environmental Quality Act (CEQA) (Attachment #3).

Assistant City Attorney Michael J. Mais reviewed this report on September 30, 2004 and prepared the attached ordinance.

TIMING CONSIDERATIONS

The Long Beach Municipal Code requires that zoning change decisions be transmitted to the City Council within sixty (60) days (by September 15, 2004) following positive Planning Commission action. Due to unavoidable delays, the request was not filed in time to meet this deadline.

A 14-day public notice of the hearing is required.

FISCAL IMPACT

None.

IT IS RECOMMENDED THAT THE CITY COUNCIL:

- 1) Receive the supporting documentation into the record and conclude the public hearing;
- 2) Declare the Ordinance read the first time and laid over to the next regular meeting of the City Council for final reading.

Respectfully submitted,

MORTON STUHLBARG, CHAIR  
CITY PLANNING COMMISSION

BY: 

FADY MATTAR

ACTING DIRECTOR OF PLANNING AND BUILDING

MS:FM:JO

Attachments:

1. Rezoning Map
2. Planning Commission staff report
3. Categorical Exemption CEP-469-04 Ordinance