



CITY OF LONG BEACH

DEPARTMENT OF PUBLIC WORKS

333 WEST OCEAN BOULEVARD • LONG BEACH, CA 90802 • (562) 570-6383 • FAX (562) 570-6012

July 17, 2018

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Find that all requirements of the final subdivision map for the construction of a ten-unit industrial condominium development have been satisfied; approve the final map for Tract No. 74943, at 1333-1351 Orizaba Avenue; authorize the City Manager, or designee, to execute subdivision agreements; and,

Accept Categorical Exemption CE-17-236. (District 4)

DISCUSSION

In accordance with Long Beach Municipal Code Chapter 20.16, State of California Government Code Section 66458, and 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 developer, 1351 Orizaba Avenue, LLC, has submitted a duly certified final map of Tract No. 74943, which is in conformance with the conditions and requirements placed on the tentative map approved by the Planning Commission on February 27, 2018.

1351 Orizaba Avenue, LLC, requests approval of final map Tract No. 74943 to provide for the construction of ten industrial condominium units at 1333-1351 Orizaba Avenue (Attachment A).

Subdivision agreements providing for the off-site improvements, conditioned on this development, have been prepared. In accordance with the California Environmental Quality Act (CEQA), Categorical Exemption CE-17-236 was issued for the project (Attachment B).

This matter was reviewed by Deputy City Attorney Linda T. Vu on June 28, 2018 and by Budget Analysis Officer Julissa José-Murray on June 29, 2018.

TIMING CONSIDERATIONS

City Council action is requested on July 17, 2018, to allow the developer to complete the tract development.

FISCAL IMPACT

A subdivision processing fee of \$7,556 was deposited in the General Fund (GF) in the Public Works Department (PW). There is no local job impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



CRAIG A. BECK
DIRECTOR OF PUBLIC WORKS

APPROVED:



PATRICK H. WEST
CITY MANAGER

CB:SC:EL:JH:SJ:LA
P/CL/SUB TM 74943 CL.DOC

ATTACHMENTS: A - VICINITY MAP
B - CATEGORICAL EXEMPTION No. CE-17-236



VICINITY MAP

SITE LOCATION

SCALE: NONE

**CITY OF LONG BEACH - CALIFORNIA
DEPARTMENT OF PUBLIC WORKS, ENGINEERING BUREAU**

TRACT MAP 74943

1333 – 1351 ORIZABA AVENUE

ATTACHMENT A



NOTICE of EXEMPTION from CEQA

CITY OF LONG BEACH | DEPARTMENT OF DEVELOPMENT SERVICES
333 W. OCEAN BLVD., 5TH FLOOR, LONG BEACH, CA 90802
(562) 570-6194 FAX: (562) 570-6068
lbs.longbeach.gov

TO: Office of Planning & Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

FROM: Department of Development Services
333 W. Ocean Blvd, 5th Floor
Long Beach, CA 90802

L.A. County Clerk
Environmental Fillings
12400 E. Imperial Hwy., Room 1201
Norwalk, CA 90650

Project Title: CE-17-236

Project Location/Address: 1333-1351 Orizaba Avenue

Project Activity/Description: Tentative Tract Map (Vesting Tentative Map No. 74943) (TTM17-004) request to subdivide an existing industrial building into ten industrial condominiums that range in size from 2,487 to 7,052 gross square feet.

Public Agency Approving Project: City of Long Beach, Los Angeles County, California

Applicant Name: Rob Bellevue

Mailing Address: 5318 2nd Street, #517, Long Beach, CA 90803

Phone Number: _____ Applicant Signature: _____

BELOW THIS LINE FOR STAFF USE ONLY

Application Number: 1709-40 Planner's Initials: SV

Required Permits: Tentative Tract Map

THE ABOVE PROJECT HAS BEEN FOUND TO BE EXEMPT FROM CEQA IN ACCORDANCE WITH STATE GUIDELINES SECTION 15315 - Minor Land Divisions

Statement of support for this finding: The division of land in urban areas that conforms with the general plan and zoning is exempt from further environmental review. The subdivision of a building into ten industrial condos is consistent with this finding.

Contact Person: Craig Chalfant Contact Phone: 570-6368

Signature: _____ Date: _____