



Conditional Use Permit appeal of Planning Commission approval for a bail bonds business (Aladdin) located at 1420 E. Pacific Coast Highway in the CHW zoning district (District 6)

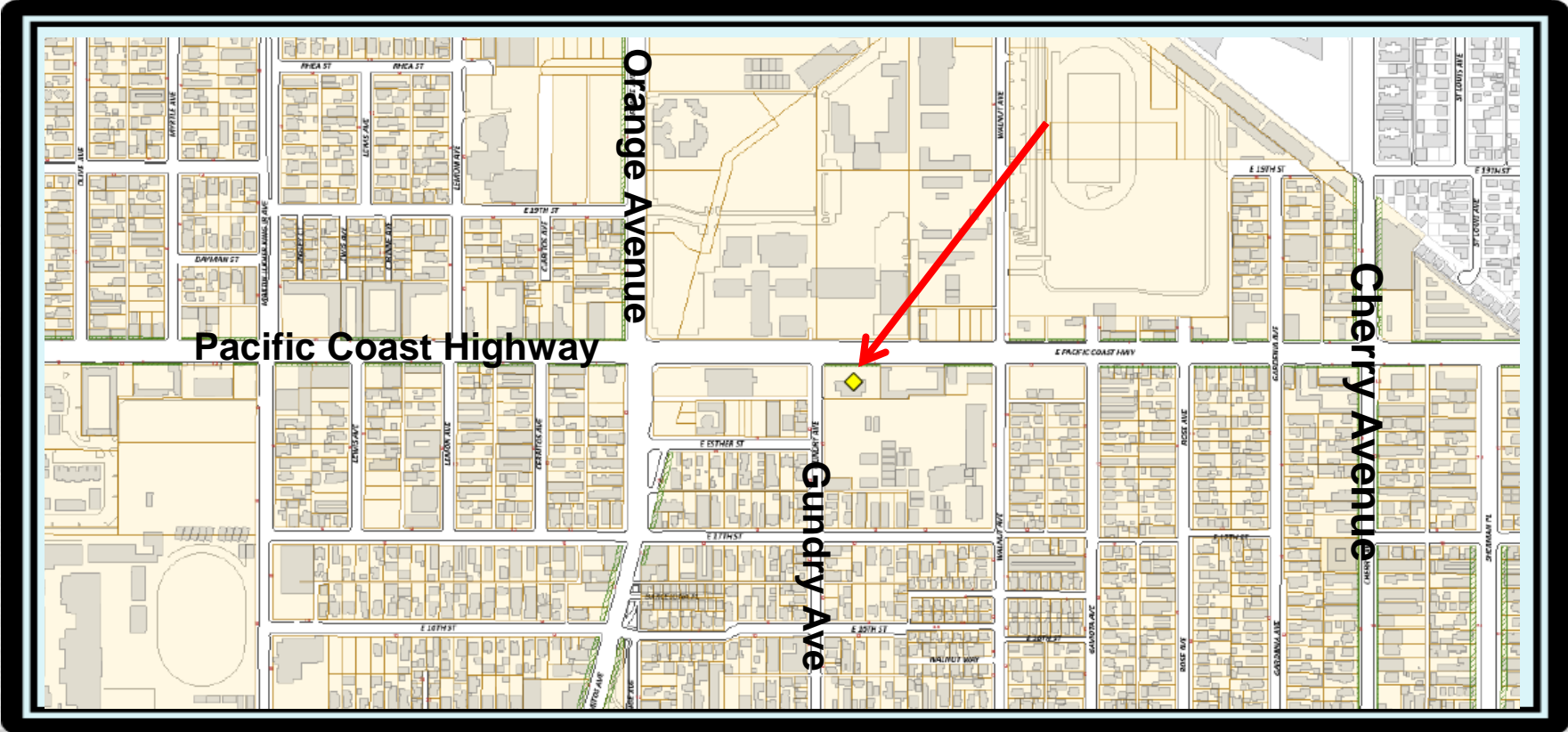
Case. No. 1703-38

July 18, 2017

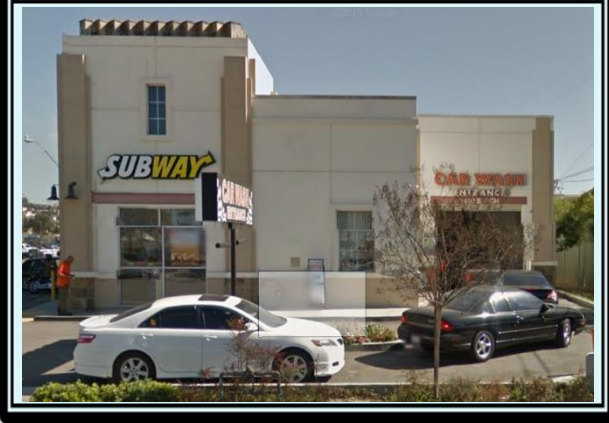
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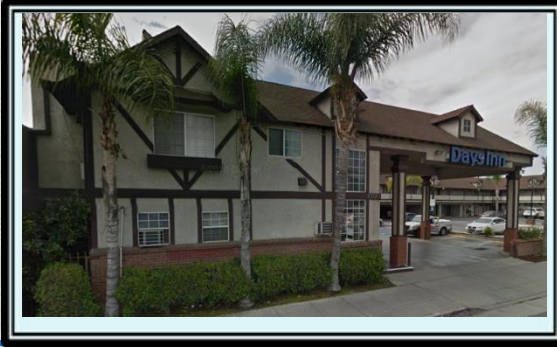
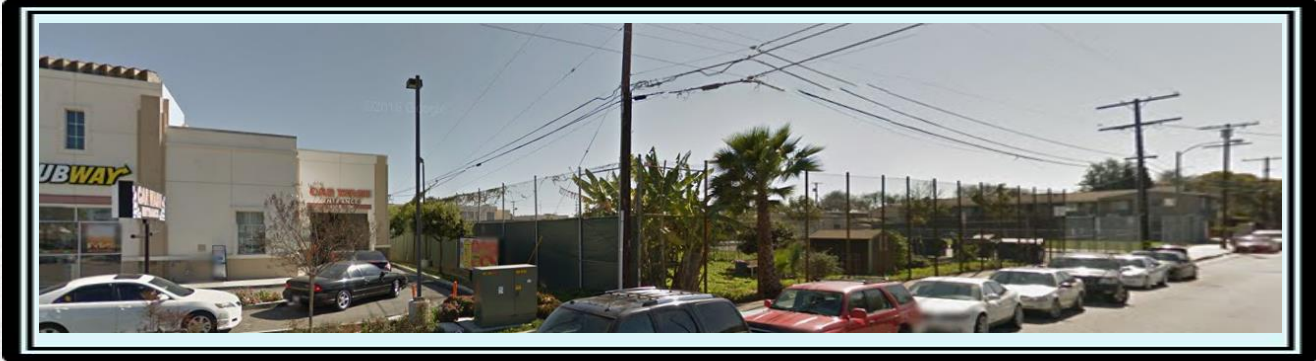
Vicinity Map



Site Photos



Adjacent Properties



Land Use: Bail Bonds

Zoning: CHW (Regional Highway District)

- The CHW zoning regulations do not identify bail bonds as a land use category.
- For this application, bail bonds are categorized as "*All financial services not listed*" which requires the approval of a Conditional Use Permit.

Discussion

Business Operations

- Aladdin states that they operate as an office similar to an insurance office.
- The floor plan shows an open office/customer reception area, a private office, and an employee break room.
- Bail Bonds are regulated by California Department of Insurance.
- Proposes 24 hour operations.

Application Review

- The Long Beach Police Department reviewed the application request and has indicated that they have no objections to the business operations.
- Letter of support - Central Neighborhood Advisory Committee.
- Two letters of opposition were received.

Planning Commission

- Application was presented to the Planning Commission for review on June 1, 2017.
- Two individuals spoke in opposition of the bail bond business at the public hearing.
- Planning Commission voted 5-0 to approve the Conditional Use Permit allowing the operation of a bail bonds business.

Ms. Siew New filed a third party appeal on June 7, 2017, stating that the neighborhood has a reputation as a high crime area and that the presence of a bail bonds business would enhance and reinforce this reputation.

Recommendation

- Receive the supporting documentation into the record, conclude the public hearing, accept Categorical Exemption CE-17-078, and consider the appeal from Siew New; and,
- Deny the appeal and uphold the Planning Commission's decision to approve a Conditional Use Permit (CUP17-006) permitting the operation of a bail bonds business at 1420 E. Pacific Coast Highway in the Regional Highway (CHW) zoning district. (District 6)