



CITY OF LONG BEACH

DEPARTMENT OF DEVELOPMENT SERVICES

333 West Ocean Boulevard, 5th Floor • Long Beach, CA 90802 • (562) 570-6194 FAX (562) 570-6068

April 18, 2013

CHAIR AND PLANNING COMMISSIONERS
City of Long Beach
California

RECOMMENDATION:

Find the proposed vacation of a portion of the south half of Columbia Street west of Long Beach Boulevard in conformance with the adopted goals and policies of the City's General Plan. (District 6)

APPLICANT: Dan Duddridge

Cabe Toyota

2895 Long Beach Boulevard

Long Beach, CA 90806

(Case No. 1303-31)

DISCUSSION

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 public right-of-way vacation is herein submitted for such review.

The applicant proposes to vacate the south portion of Columbia Avenue west of Long Beach Boulevard to provide for additional parking while providing traffic calming and maintaining access to the properties further west on Columbia Street (Exhibit A- Street Vacation Plan). The portion of the street proposed for vacation was previously modified and is currently used for parking (Exhibit B- Photo). The proposed street vacation has been reviewed and approved by the Long Beach Public Works Department after consultation with other interested City departments.

A finding of conformity 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 and 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

CHAIR AND PLANNING COMMISSIONERS April 18, 2013 Page 2

the relevant elements and specific General Plan consistency findings are presented below:

General Plan Consistency Findings

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 No. 7 (Mixed Use). The Land Use Element states "a careful blending of different types of land uses can serve to save time and energy in transportation and communications, simplify and shorten transactions of goods and services, vitalize a site, and give it more importance in the urban structure of the City". The proposed vacation will provide for a better blending of the commercial uses along the Long Beach Boulevard frontage and the residential uses that are sited along Columbia Street by creating additional parking for the commercial uses as well as traffic calming for the residential uses. Therefore, the proposed vacation is consistent with the Land Use Element.

ENVIRONMENTAL REVIEW

In accordance with the guidelines for implementing the California Environmental Quality Act (CEQA), Categorical Exemption number 13-021 was issued (Exhibit C- Categorical Exemption).

Respectfully submitted,

DEREK BURNHAM

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PLANNING ADMINISTRATOR

AMY J. BODEK, AICP

DIRECTOR OF DEVELOPMENT SERVICES

AJB:DB:JW

Attachments: Exhibit A – Street Vacation Plan

Exhibit B - Photo

Exhibit C – Categorical Exemption

LEGEND: **EXHIBIT A** AREA TO BE VACATED 3.240 SQUARE FEET± LONG BEACH, CALIFORNIA CROWE'S VISTA DEL MAR TRACT BLOCK 2 1 LOT LOT 23 25 25 ALLEY 135 BOULEVARD LOT 24 25, 52 10' 25' 135" COLUMBIA STR (ARLINGTON STREET) 60 135' BEACH 10 25' 135 ONO 25 LOT 7 ģ ALLEY 135 6 25 LOT B TOJ 22, VACATED BLOCK 1 M.B. 7/175 **SURVEYOR'S STATEMENT:** THIS EXHIBIT WAS PREPARED BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE PROFESSIONAL LAND SURVEYOR'S ACT.

TREVOR D. RICE, PLS 8862

DATE: 03/26/12

SCALE: 1'' = 30'

ASSOCIATES

WOOLLEY

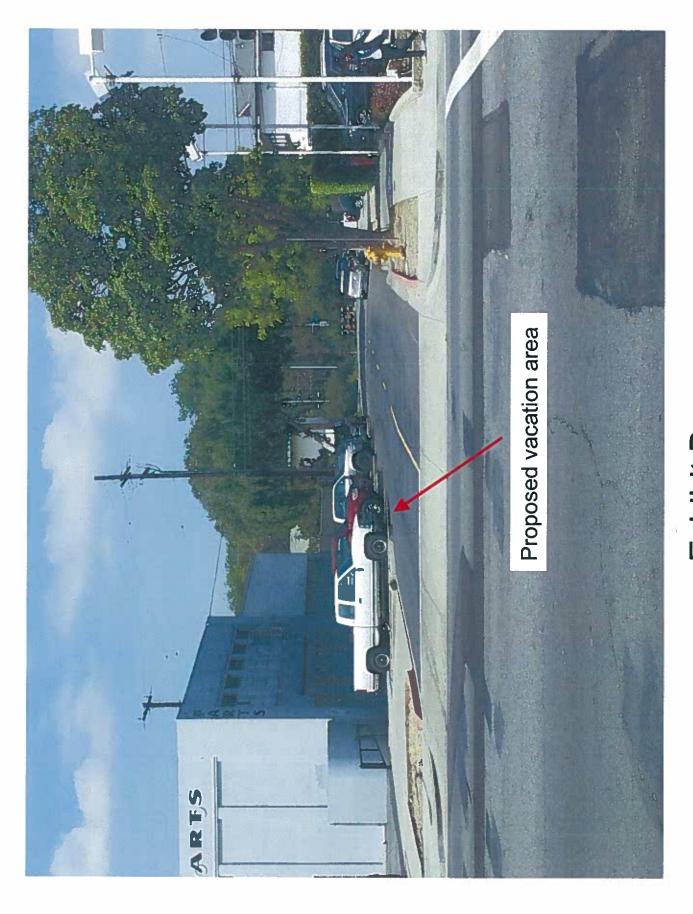
"STREET VACATION"

03/26/12

12046

SCALE

SHEET OF NEET





Signature:

NOTICE of EXEMPTION from CEQA

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Ibds.longheach.gov

lbds.longbeach.gov **TO**: Office of Planning & Research FROM: Department of Development Services 333 W. Ocean Blvd, 5th Floor 1400 Tenth Street, Room 121 Long Beach, CA 90802 Sacramento, CA 95814 L.A. County Clerk Environmental Fillings 12400 E. Imperial Hwy. 2nd Floor, Room 2001 Norwalk, CA 90650 Categorical Exemption CE- 20-02-1 Project Location/Address: Ad 18cent of Project/Activity Description: 120 Ha Public Agency Approving Project: City of Long Beach, Los Angeles County, California Applicant Name: Cabe Toxiota Mailing Address: 22 Phone Number: うじ Applicant Signature: BELOW THIS LINE FOR STAFF USE ONLY Application Number: _)? Planner's Initials:\ Required Permits: Devilla THE ABOVE PROJECT HAS BEEN FOUND TO BE EXEMPT FROM CEQA IN ACCORDANCE WITH STATE GUIDELINES SECTION 15904 Class 4 More Alterations Statement of support for this finding: Winkledeck Contact Phone: