



Legislation Text

File #: 22-1286, **Version:** 1

Recommendation to authorize City Manager, or designee, to accept easement deeds from Sequoia Lands, LLC, property owner at 1404 Hayes Avenue and 1403 Seabright Avenue for right of way widening purposes; and

Accept the California Environmental Quality Act (CEQA) Notice of Exemption CE-19-216 for 1404 Hayes Avenue and CEQA Notice of Exemption CE 21-046 for 1403 Seabright Avenue. (District 7)

Sequoia Lands, LLC, property owner at 1404 Hayes Avenue and 1403 Seabright Avenue is constructing a new truck yard facility on two lots. When a new development is proposed, the public rights-of-way adjacent to the site are reviewed for sufficiency to accommodate the new development. For the construction of the truck yard facility on two adjacent lots, a right-of-way dedication to provide sufficient alley width and conform to standards established in the City of Long Beach's (City) General Plan is required. The first lot located at 1404 Hayes Avenue is 39,018 square-feet and will include a 640 square foot office space, three employee/guest parking spaces, one handicapped parking space and trailer truck parking spaces. The second lot located at 1403 Seabright Avenue is 14,307 square-feet and will include trailer truck parking spaces. Both lots are in the General Industrial (IG) zone. To conform with the City's General Plan to widen alleys, the following actions listed below are required:

- Dedicate to the City, 5-feet of the development site at 1404 Hayes Avenue along the north-south alley, for alley widening purposes. (Attachment A)
- Dedicate to the City, 5-feet of the development site at 1403 Seabright Avenue along the north-south alley, for alley widening purposes. (Attachment B)

In accordance with the Guidelines for Implementation of the California Environmental Quality Act (CEQA), the project is exempt per Section 15311 Class 11, Accessory Structures, and Section 15303, Small Structures, of the CEQA Guidelines. The attached CEQA Notice of Exemption CE-19-216 (Attachment C) and CEQA Notice of Exemption CE-21-046 (Attachment D) verifies the completion of the CEQA process.

City staff conducted a review of affected agencies and there were no objections to the proposed dedications. The Public Works Department is asking the City Council to authorize the acceptance of the easement deeds to conform with the City's General Plan to widen alleys and accept the CEQA Notice of Exemption CE-19-216 for 1404 Hayes Avenue and CEQA Notice of Exemption CE21-046 for 1403 Seabright Avenue.

This matter was reviewed by Deputy City Attorney Vanessa S. Ibarra and by Budget Management Officer Nader Kaamoush on October 14, 2022.

City Council action on this matter is not time critical.

budgeted scope of duties and is consistent with existing City Council priorities. There is no local job impact associated with this recommendation.

Approve recommendation.

ERIC LOPEZ
DIRECTOR OF PUBLIC WORKS

APPROVED:

THOMAS B. MODICA
CITY MANAGER