

CALIFORNIA COASTAL COMMISSION

South Coast Area Office
200 Oceangate, Suite 1000
Long Beach, CA 90802-4302
(562) 590-5071



July 21, 1999

MEMORANDUM

TO: Commissioners and Interested Persons

FROM: Peter Douglas, Executive Director
Deborah Lee, Deputy Director
Pam Emerson, Los Angeles County Area Supervisor
Charles Posner, Staff Analyst

SUBJECT: Concurrence with the Executive Director's determination that the action of the City of Long Beach accepting certification with suggested modifications of LCP Amendment No. 1-99 is legally adequate. (For Commission review at its August 10-13, 1999 meeting in Los Angeles.)

STAFF RECOMMENDATION

Staff recommends that the Commission concur with the Executive Director's determination that the City's action is legally adequate.

BACKGROUND

On April 2, 1999, the City of Long Beach submitted a request to amend its certified Local Coastal Program (LCP). The proposed LCP amendment, submitted as Parts A and B, affects both the Land Use Plan (LUP) and the Implementing Ordinances (LIP) portions of the certified LCP.

Part A of LCP Amendment No.1-99, contained in City Council Ordinances C-7589 and C-7598, revises the specific height limits for Subareas 5 and 6 of Planned Development District No. 6 (PD-6). On June 11, 1999, the Commission approved Part A of LCP Amendment No.1-99 as it was submitted by the City. Therefore, Part A of LCP Amendment No.1-99 is already effectively certified for implementation in the portion of the City's coastal zone covered by PD-6.

On June 11, 1999, the Commission approved Part B of LCP Amendment No.1-99 with suggested modifications. Part B of LCP Amendment No.1-99, which affects both the Land Use Plan (LUP) and the LIP portions of the certified LCP, proposes several revisions associated with the proposed Marriott Hotel at 100 E. Ocean Boulevard (PD-6 Subarea 7). Part B of the LCP amendment is contained in City Council Resolution No. C-27489 and Ordinance No. C-7598. The Commission's suggested modifications for Part B would: 1) revise the certified LUP in order to permit off-site parking for new hotels under certain conditions, and 2) modify several sections of the certified LIP in order to clarify the parking requirements and to make it more consistent with the certified LUP.

On July 20, 1999, the Long Beach City Council unanimously adopted a Resolution and Ordinance incorporating the Commission's suggested modifications into LCP Amendment No. 1-99. The second reading of the Resolution and Ordinance is scheduled for July 27, 1999. Prior to the Commission's August 10-13, 1999 meeting, the City will submit the final signed Resolution and Ordinance to the Executive Director for a determination that the City has incorporated the Commission's suggested modifications into LCP Amendment No. 1-99 consistent with the Commission's action on June 11, 1999.

As provided in Section 13544 of the California Code of Regulations, the Executive Director must determine that the City's action is legally adequate and report that determination to the Commission. In this case, the Executive Director has determined that the City's action on July 20, 1999 is consistent with the Commission's approval of LCP Amendment No. 1-99 with suggested modifications. This report precedes the City's final action on the matter in order for this determination to be scheduled at the Commission's August 10-13, 1999 meeting concurrent with its companion development proposal: Appeal No. A-5-LOB-99-135 (Long Beach Marriott Hotel).

The Executive Director will verbally confirm at the Commission's August 10-13, 1999 meeting that the City has finalized the Resolution and Ordinance incorporating the Commission's suggested modifications into LCP Amendment No. 1-99 consistent with the Commission's action on June 11, 1999. Unless the Commission objects to the Executive Director's determination, the certification of Amendment No. 1-99 to the City of Long Beach LCP shall become effective upon the filing of the required notice of certification with the Secretary of Resources as provided in Public Resources Code Section 21080.5(d)(2)(V).

End/cp



CITY OF LONG BEACH

DEPARTMENT OF PLANNING AND BUILDING

333 W. Ocean Boulevard • Long Beach, CA 90802 • (562) 570-6005 FAX (562) 570-6068

ADVANCE PLANNING DIVISION

July 21, 1999

Deborah Lee
South Coast District Director
California Coastal Commission
200 Oceangate, 10th Floor
Long Beach, CA 90802

RECEIVED
SOUTH COAST DISTRICT

JUL 21 1999

CALIFORNIA
COASTAL COMMISSION

RE: Marriott Hotel – Council Approved (CCC) Modifications to the LCP Amendment

Dear Ms. Lee:

This letter is to certify that last evening the Long Beach City Council unanimously approved modifications to the Local Coastal Program amendment for the Marriott Hotel to be located on the old Jergins Trust site at the southeast corner of Pine Avenue and Ocean Boulevard. These modifications, as recommended by the California Coastal Commission when they reviewed the Marriott proposal, were approved in their entirety by the City Council.

Although the ordinance and resolution will not be signed by the mayor and council members for another two or three days, and the ordinance will not receive a second reading until July 27, 1999, we are enclosing copies of same with this letter and certifying that they were indeed approved, unanimously, by the City Council. (Naturally, when these documents are signed copies of the signed documents will be immediately forwarded to your office.)

Thank you for your consideration of these items.

Sincerely,

Jack Humphrey, Advance Planning Officer
for

Eugene J. Zeller, Director of Planning and Building

ENCLOSURES

EJZ/JH/PG
MarriottModifications.CCC