

CALIFORNIA COASTAL COMMISSION

South Coast District Office
301 E Ocean Blvd., Suite 300
Long Beach, CA 90802-4302
(562) 590-5071



W14a

LCP-5-LOB-19-0008-1 (City of Long Beach)

September 8, 2021

EXHIBITS - PART ONE

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Exhibits – Part Two includes RES-21-0078 for addition of new Southeast Area Specific Plan to the LCP.

RESOLUTION NO. RES-21-0079

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF LONG BEACH AUTHORIZING THE DIRECTOR OF
DEVELOPMENT SERVICES TO SUBMIT AMENDMENTS
TO THE LONG BEACH ZONING REGULATIONS, THE
RESOLUTION ESTABLISHING THE SOUTHEAST AREA
SPECIFIC PLAN (SP-2), AND AMENDMENTS TO THE
LOCAL COASTAL PROGRAM, AS WELL AS ALL
RELEVANT SUPPORTING MATERIALS, TO THE
CALIFORNIA COASTAL COMMISSION FOR FINAL
APPROVAL AND CERTIFICATION

WHEREAS, on September 19, 2017, the City Council of the City of Long
Beach amended by Ordinance certain provisions of the Long Beach Zoning Regulations,
Title 21 of the Long Beach Municipal Code, as well as certain provisions of the City's
certified Local Coastal Program in order to establish the Southeast Area Specific Plan
(SEASP)(SP-2), and likewise adopted certain resolutions related thereto;

WHEREAS, on October 8, 2020, at a duly noticed public hearing, the
California Coastal Commission recommended certification and approval of the City of
Long Beach's proposed LCP Amendment No. 1-19, provided the City thereafter
incorporated and adopted certain modifications to the various Ordinances and
Resolutions submitted by the City to the Coastal Commission in connection with the
City's approval and adoption of the Southeast Area Specific Plan;

WHEREAS, after a duly noticed public hearing on July 13, 2021, the City
Council of the City of Long Beach did adopt said modifications as recommended by the
Coastal Commission as follows: Resolution Adopting, Amending and Restating the
SEASP PD-2 text and map; Zoning Ordinance amending the Use District Map;

1 Resolution Adopting a General Plan Amendment to the Local Coastal Plan; and a
2 Resolution Adopting a Post-Certification Map;

3 WHEREAS, it is the desire of the City Council to submit the above
4 referenced zoning regulation amendments and resolutions related to SEASP (SP-2), as
5 modified pursuant to a request by the Coastal Commission, to the California Coastal
6 Commission for its review, approval and certification as amendments to the City's
7 certified Local Coastal Program which will be carried out in a manner fully consistent with
8 the Coastal Act and the City's certified Local Coastal Program.

9 NOW, THEREFORE, the City Council of the City of Long Beach resolves as
10 follows:

11 Section 1. The amendments to the City's Local Coastal Program (LCP)
12 and ordinance amending the City's Use District Map, and implementing resolutions
13 related thereto, together with all other relevant supporting material related to the adoption
14 of the Southeast Area Specific Plan (SP-2) are directed to be submitted to the California
15 Coastal Commission for its earliest review as to that part of the ordinance and resolutions
16 that directly affect land use matters in that portion of the California Coastal Zone within
17 the City of Long Beach.

18 Section 2. The Director of Development Services of the City of Long
19 Beach is hereby authorized to and shall submit a certified copy of this resolution, together
20 with appropriate supporting materials, to the California Coastal Commission with a
21 request for its earliest action, as an amendment to the Local Coastal Program that will
22 take effect automatically upon Commission approval pursuant to the Public Resources
23 Code or as an amendment that will require formal City Council adoption after Coastal
24 Commission approval with modifications.

25 Section 3. This resolution shall take effect immediately upon its adoption
26 by the City Council, and the City Clerk shall certify the vote adopting this resolution.

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City Clerk

RESOLUTION NO. RES-21-0077

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF LONG BEACH ADOPTING, AFTER PUBLIC
HEARING, AMENDMENTS TO THE LOCAL COASTAL
PROGRAM ELEMENT OF THE GENERAL PLAN OF THE
CITY OF LONG BEACH, AND INCORPORATING
RECOMMENDATIONS OF THE CALIFORNIA COASTAL
COMMISSION RELATING TO THE ADOPTION OF THE
SOUTHEAST AREA SPECIFIC PLAN (SP-2)

The City Council of the City of Long Beach resolves as follows:

WHEREAS, Section 30500 of the Public Resources Code requires each
City and County to prepare a Local Coastal Program (LCP) for that portion of the coastal
zone within its jurisdiction;

WHEREAS, the City of Long Beach LCP was adopted by the Long Beach
City Council on February 12, 1980, and certified by the California Coastal Commission on
July 22, 1980;

WHEREAS, the LCP for the City of Long Beach is also an element of the
City's General Plan and specifies the appropriate location, type, and scale of new or
changed uses of land and water, and includes a land use plan as well as measures to
implement the LCP within the City's coastal zone;

WHEREAS, on September 19, 2017, the City Council amended the City's
Local Coastal Program (LCP), repealed the Southeast Area Development and
Improvement Plan (SEADIP) (PD-1), amended the Municipal Code to establish the
Southeast Area Specific Plan (SEASP) (SP-2), and amended the Land Use District Map
in the southeastern portion of Council District 3. The ordinances and resolutions were

1 submitted as a Local Coastal Program Amendment (LCPA) to the California Coastal
2 Commission (CCC) on January 29, 2019, for certification;

3 WHEREAS, on October 8, 2020, the CCC held a hearing for the LCPA
4 (LCPA No. 1-19 [LCP-5-LOB-19-0008-1]) in conjunction with the local adoption of
5 SEASP. The CCC recommended certification of the LCPA with sixteen (16)
6 modifications necessary to protect coastal resources including sensitive habitat,
7 biological resources, cultural resources, lower-cost overnight accommodations,
8 recreational opportunities, and public coastal views. The recommended modifications to
9 SEASP and the associated documents and maps require City Council approval prior to
10 resubmittal to the CCC for certification;

11 WHEREAS, in accordance with the 1976 California Coastal Act, the City of
12 Long Beach (City) has a certified Local Coastal Program (LCP), which consists of the
13 Land Use Plan and Implementation Plan. The Implementation Plan includes the Zoning
14 Code, the Zoning map, and Subdivision Code;

15 WHEREAS, the proposed modifications made by the California Coastal
16 Commission are intended to provide consistency with the LCP and California Coastal Act;

17 WHEREAS, the City Council desires to incorporate the recommended
18 modifications to the text and maps to the LCP of the City's General Plan as is more fully
19 described above. A true and correct copy of the Southeast Area Specific Plan (SP-2) is
20 attached hereto as Exhibit "A," and incorporated herein by this reference as though set
21 forth in full, word for word;

22 NOW THEREFORE, the City Council of the City of Long Beach resolves as
23 follows:

24 Section 1. That the recitals above are true and accurate and reflect the
25 independent judgment of the City Council of the City of Long Beach.

26 Section 2. Notice of the City Council hearings on the proposed LCP
27 amendments were given as required by law, and the actions were conducted pursuant to
28 the Planning and Zoning Laws and regulations of the State of California and the City of

1 Long Beach.

2 Section 3. That on July 13, 2021, the City Council conducted a duly
3 noticed public hearing at which time it gave full consideration to all pertinent facts,
4 information, proposals, environmental documentation and recommendations respecting
5 the proposed amendment to the Local Coastal Program Element of the General Plan of
6 the City of Long Beach and the views expressed at the public hearing and afforded full
7 opportunity for public input and participation.

8 Section 4. Following receipt and consideration of all appropriate
9 environmental documentation, full hearings and deliberation, the City Council did
10 approve, adopt and certify the Southeast Area Specific Plan Program Environmental
11 Impact Report (State Clearinghouse No. 2015101075), and does by this Resolution
12 approve and adopt the amendments to the Local Coastal Program, an Element of the
13 City's General Plan, including the modifications recommended by the California Coastal
14 Commission, as shown on Exhibit "A," which is attached hereto and incorporated herein
15 by this reference as though set forth herein in full.

16 Section 5. The City Council of the City of Long Beach has reviewed and
17 considered the information in the Local Coastal Program Amendment administrative
18 record and staff reports for consistency with the relevant provisions of the California
19 Coastal Act.

20 Section 6. The LCP Amendment as set forth above and in Exhibit "A" to
21 this Resolution has been completed in compliance with the intent and requirements of
22 the California Coastal Act and reflects the independent judgment of the City Council of
23 the City of Long Beach.

24 Section 7. The Long Beach City Council certifies that the Local Coastal
25 Program Amendment is intended to be carried out in a manner fully in conformity with
26 the policies and requirements of the California Coastal Act, and that it contains, in
27 accordance with guidelines established by the California Coastal Commission, materials
28 sufficient for a thorough and complete review by the City Council and Coastal

Commission.

Section 8. The City Council further resolves and determines and finds that the adoption of this Amendment to the LCP and the Amendment itself, as set forth in Exhibit "A," is consistent with the general goals, policies, and designations of the City's General Plan and the City Council hereby adopts specific findings related to said General Plan consistency, as are more fully set forth in the "General Plan Consistency Findings" which are fully set forth in Exhibit "B," which Exhibit has been fully incorporated herein.

Section 9. The Local Coastal Program Amendment approved in this Resolution shall become effective only after review and approval by the California Coastal Commission, but shall become effective immediately after such approval by the Coastal Commission, without further review or approval required by the City Council.

Section 10. This resolution shall take effect immediately upon its adoption by the City Council, and the City Clerk shall certify the vote adopting this resolution.

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I hereby certify that the foregoing resolution was adopted by the City
Council of the City of Long Beach at its meeting of July 13, 2021, by the
following vote:

Ayes:	Councilmembers:	<u>Zendejas, Allen, Price, Supernaw,</u>
		<u>Mungo, Saro, Uranga, Richardson.</u>
		<u></u>
		<u></u>
Noes:	Councilmembers:	<u>None.</u>
		<u></u>
Absent:	Councilmembers:	<u>Austin.</u>
		<u></u>
Recusal(s)	Councilmembers:	<u>None.</u>
		<u></u>


City Clerk

Exhibit A

SEASP Suggested Modifications (LCP-5-LOB-19-0008-1) - Local Coastal Program

*This is a summary of the adopted text for certification in the City of Long Beach Local Coastal Program. Only excerpts of changed text are provided. For orientation purposes, the section heading is provided in highlighted text. This revised text reflects the revisions outlined in the City Council proceedings on July 13, 2021.

Cover Page

LOCAL COASTAL PROGRAM
An Element of the City General Plan

February 1980

Incorporating suggested modifications from LCP-5-LOB-19-0008-1 (SEASP)
Approved by City Council Action on July 13, 2021

Prepared by the Department of Planning and Building

Title Page

CITY OF
LONG BEACH, CALIFORNIA LOCAL COASTAL PROGRAM
February, 1980

Adopted by the Long Beach Planning Commission December 20, 1979

Adopted by the Long Beach City Council February 12, 1980

Certified by the California Coastal Commission July 22, 1980

This Edition includes conditions and amendments through January 1994, as well as updated references to reflect the 2020 amendment incorporating the Southeast Area Specific Plan (SEASP) by reference. The Advance Planning Division may be contract for further information regarding this document.

Exhibit A

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Exhibit A

INTRODUCTION

The final step in the City's coastal planning efforts, prior to the inauguration of the LCP, was taken when the southeast portion of the City was planned by a citizen advisory group and City staff members. This plan, called SEADIP (for Southeast Area Development and Improvement Plan), completed and adopted early in 1977 was the first Planned Development District (PD) in the City of Long Beach, and it was later incorporated into the LCP. Many of the member groups of the original SEADIP Advisory Committee were also represented on the LCP Advisory Committee.

Almost forty years later, the City and the southeast Long Beach community spent time re-examining the role of the area and crafting a contemporary vision for the next 50 years. The resulting document—the Southeast Area Specific Plan (SEASP), replaced the original SEADIP ordinance, and those portions guiding land uses within the coastal zone were incorporated into the LCP by reference.

This Local Coastal Program was developed largely through the energetic and selfless efforts of a group of citizens representing many organizations concerned about the future of coastal resources (their work is detailed in a later chapter). The result represents one of the most remarkable examples of citizen participation in planning in California.

SUMMARY

New Development

This program has as a fundamental imperative the preservation of extant viable neighborhoods and low/moderate cost housing opportunities. Although a modest growth increment will result from the plan, it is not basically a

growth plan. Increases in population will occur primarily in the downtown and in SEASP. Some increase will occur in areas which are now predominantly multi-family and duplex neighborhoods. All growth is controlled by a restructured set of zone districts and by the imposition of six planned development zones.

SUMMARY

Implementation

A complete set of regulations for the control of land uses is included in this LCP. The City's new zoning ordinance was revised to enforce the policies of the program. Additionally, new planned development ordinances are promulgated for control of development in Area A, and in the Belmont Pier area. The Southeast Area Specific Plan (SEASP) is also adopted by reference as part of this LCP.

Exhibit A

GENERAL DESCRIPTION OF THE LOCAL COASTAL PROGRAM PLANNING AREAS

8. Southeast Area Communities (SEASP). This sub-area encompasses the entire southeast corner of Long Beach. Although principally a residential community, it also contains wetlands, considerable commercial development and two very large electric generating plants. Some land in SEASP is used for oil production. When this resource is depleted, the land will be available for other uses.
9. The Waterland Communities. These natural communities are Alamitos Bay, Marine Stadium, Colorado Lagoon, Los Cerritos Wetland, and Sims Pond. They are all on the east side of the City. They influence, and are influenced by, urban developments in Areas C, D, E and SEASP. Their use as ecological, recreational, and wildlife resources is discussed in detail in the Resources Management Plan portion of the LCP.

GENERAL DESCRIPTION OF THE LOCAL COASTAL PROGRAM PLANNING AREAS

TABLE 1

	Downtown	Area A	Area B	Area C	Area D	Area E	SEADIP****	Totals
Total Population	1,100	9,214	2,810	4,902	6,911	6,379	11,306*	42,622
% 65 + years	42.0%	28.0%	17.0%	10.0%	10.0%	7.0%	n/a	16.4%
Average Income	\$10,148	\$15,000	\$19,000	\$23,000	\$21,000	\$30,000	n/a	\$20,815**
Total Dwelling Units	1,000	4,395	1,376	2,812	4,342	2,646	5,335	21,906
% Needing Rehabilitation	n/a	13%	13%	8%	6%	6%	n/a	9.0%
Total Acres	22.8	147	231	357	304	468	1,500	3,113.8
D/U Per Acre	48	30.0	5.9	7.9	14.3	5.7	3.2	6.8
Owned Units	--	1,551	516	1,109	1,804	1,410	n/a	6,390
Rental Units	--	2,844	860	1,703	2,538	1,216	n/a	9,181
% Owned	00	35%	37%	39%	42%	53%	n/a	41.0***

* Existing and Estimated Future Units/Population

** Weighed Income

*** Excluding Downtown and SEADIP

**** This table includes historic 1979 estimates for SEADIP to maintain consistency with other communities. See Table 4-1 in the SEASP for an updated land use statistical summary for the community.

Source: Long Beach Department of Planning and Building, 1979

CITIZEN PARTICIPATION

Planned Development Ordinance. The results of this experiment in citizen participation were so encouraging that in May 1977 the City Planning Commission nominated 29 organizations throughout the City to serve on the LCP Advisory Committee. Each group appointed one member and one alternate to serve.

Exhibit A

DOCUMENTS ADOPTED BY REFERENCE BY THE LONG BEACH LOCAL COASTAL PROGRAM

DOCUMENTS ADOPTED BY REFERENCE BY THE LONG BEACH LOCAL COASTAL PROGRAM

Those portions of the Southeast Area Specific Plan (SEASP) applicable to the coastal zone.

TRANSPORTATION AND ACCESS GENERAL POLICIES

The principal bike route in the coastal zone will be the Shoreline Route located on the beach. This begins at the Los Angeles River where it connects with the L.A. River/Rio Hondo (LARIO) regional bike route. It passes through all the developments on the downtown shoreline and proceeds eastward along the beach. It will have occasional connections with Ocean Boulevard and will be designed to pass near the new restrooms and concession facilities on the beach. At 54th Place it turns north, following Bay Shore and Appian Way to connect with the SEASP bikeway system. This system is joined to the San Gabriel River Regional Bikeway. The entire system will provide a 60/ 70 mile ride on a separated and safe route. It is expected that many persons will use the shoreline segment for commuting as well as for recreation purposes.

Pedestrian access is enhanced by this LCP through improved street-ends and stairs (Area A and B), pier improvements (Area C), walkway and promenade development (Area E), greenbelts (SEASP), and especially the new Boardwalk in the downtown shoreline. These are explained in detail in the [Community Plans](#) section.

TRANSPORTATION AND ACCESS GENERAL POLICIES

Transit access to the coastal zone is now very good, with six routes serving various segments from the Queen Mary to SEASP. Service improvements (headways, newer equipment, lower fares) and route changes (on Redondo Avenue) are cited by this LCP as possible measures for increasing the attractiveness of the system. Future events of world importance may eventually make this transit system the most attractive form of getting around in Long Beach even without service or route improvements.

TRANSPORTATION AND ACCESS GENERAL POLICIES

These policies are in keeping with the emphasis on neighborhood preservation in this LCP and the City's general plan. No new road building is proposed by this plan, other than the possible future extension of Shopkeeper Road considered in the SEASP and subject to the policies of the certified LCP.

Exhibit A

SHORELINE ACCESS (AREA C)

through Belmont Shore. It connects the Wrigley District in north-central Long Beach with downtown, Belmont Shore/Naples, and the Veterans Hospital/ Long Beach State University complexes. It encircles the College Park Estates district in the SEASP area. Service is provided on 30-minute headways between 6:00 AM and 10:00 PM every day.

SHORELINE ACCESS (AREA E)

Second Street is the major thoroughfare through Naples, connecting the other segments of the coastal zone (via Ocean Boulevard) on the west end with SEASP on the east end. This is the most heavily traveled route of the Long Beach shoreline. But because Naples has few signals, traffic moves well across the island. The bridges on the each side of the island are wide and have adequate capacity.

SEADIP

*Replaced in full with SEASP (SP-2) text description see subsequent pages 7 through 26 of the clean changes.

SEASP (SP-2)

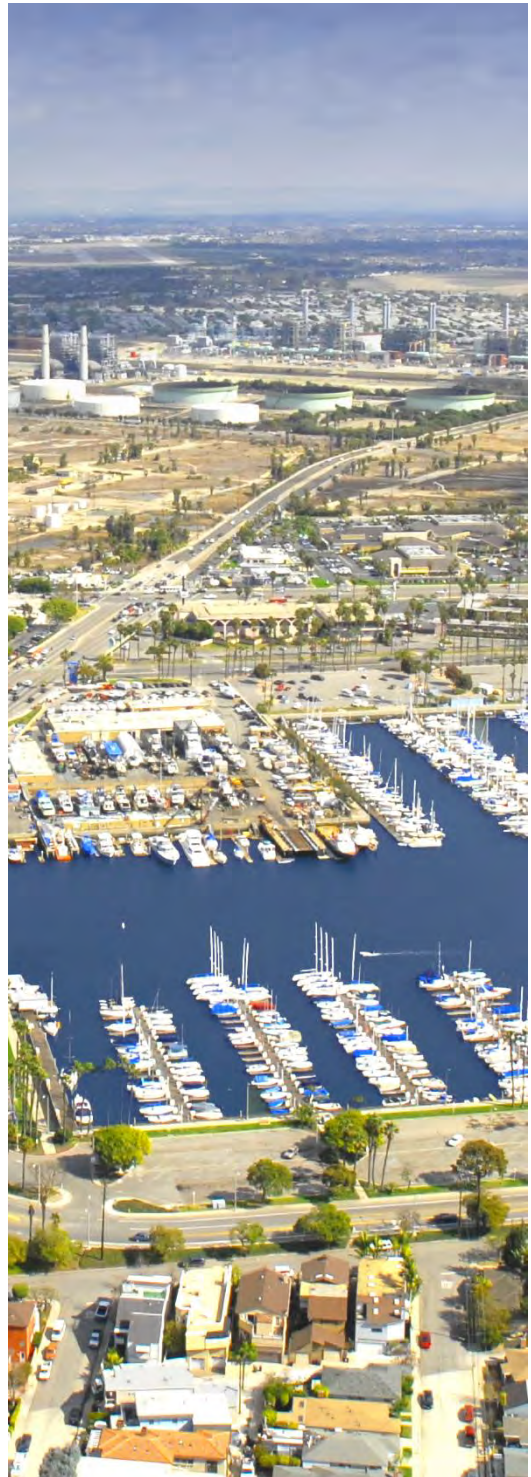
The following is a general summary of the Southeast Area Specific Plan for specific LUP & IP policies, see the Specific Plan.

1.0 Project Description

The City of Long Beach (City) replaced the 1,475-acre SEADIP (Planned Development District 1 (PD-1)) with a Specific Plan and conventional zoning on a select few parcels. The new specific plan, the Southeast Area Specific Plan (Specific Plan), provides comprehensive direction for the future land use of a 1,472-acre area in the City of Long Beach and conventional zoning applies to a 9 acre area. The Project area encompasses a total of 1,481-acres.

The SEASP area is comprised of several established neighborhoods and is frequently viewed as one of the last remaining areas of Long Beach that is not entirely built out. It has approximately 175 acres of undeveloped wetlands and several underutilized properties that are substantial in size, aging, and nearing the end of their useful life in their existing configurations. Residents, property owners, and the City have long recognized the importance of this area to Long Beach and emphasized the need for thoughtful long-term planning.

This Specific Plan replaces Planned Development District 1 (PD-1). Planned Development Districts in the City of Long Beach are special districts that have more comprehensive land use regulations than conventional zoning and are intended to achieve a specific outcome in a geographic area, similar to a Specific Plan. With adoption of the SEASP, PD-1 is rescinded, and land use for the southeast area is regulated either by conventional zoning or the Southeast Areas Specific Plan.



1.1 Coastal Zone

The PD-1 project area is partially in the state coastal zone and is therefore required to comply with the provisions of the California Coastal Act (California Public Resources Code, Division 20). The California Coastal Act requires that the City of Long Beach adopt a Local Coastal Program (LCP), which is a basic planning tool used by local governments to guide development in the Coastal Zone. The LCP provides policies regarding public access, recreation, marine environment, land resources, development, and industrial development. It specifies the appropriate location, type, and scale of new or changed uses of land and water, and includes a land use plan as well as measures to implement the plan. Approximately 1,000 acres of the Specific Plan area are in the coastal zone, which includes waterways and right-of-way.

1.2 Location

SEASP is in the southeast corner of the City of Long Beach in the County of Los Angeles. It borders the County of Orange to the east and south and the Pacific Ocean to the southwest. The Specific Plan area encompasses 1,472 acres and consists of land south of 7th Street, east of Bellflower Boulevard, east of the Long Beach Marine Stadium and Alamitos Bay docks, south of Colorado Street, and north and west of Long Beach's southern boundary. The Los Cerritos Channel and San Gabriel River run through the area toward the Alamitos Bay and Pacific Ocean. Access to the area is provided by Interstates 405 (I-405) and 605 (I-605) as well as State Route 22 (SR-22)—which terminates as 7th Street in the SEASP area. Pacific Coast Highway (SR-1/PCH) traverses the area from the northwest corner to the southeast corner. 2nd Street, Loynes Drive, and 7th Street all provide east-west connections across the area.

1.3 History

The SEASP area has an interesting development history that parallels the growth of Long Beach and regional trends observed throughout southern California. The phases and locations of development reflect a variety of drivers—oil extraction, regional flood control, upward and downward cycles of the real estate market, evolution in energy generation, waterfront recreation, commercial strip development, and increasing demand for residential development.

Most of the built environment in the southeast Area is just over 50 years old and was developed in the latter half of the twentieth century. Aerial photographs from the 1920s reveal an undeveloped waterfront and river outlets.

Photographs from the 1930s show petroleum extraction and the introduction of the Southern California Edison power plant, now the AES Alamos power plant.

During the 1930s the Long Beach Marine Stadium was created just west of the SEASP planning area. It was the first man-made watercourse built for an Olympic rowing competition. In addition to being used for the 1932 Olympics the Marine Stadium was also used for the 1968, 1976, and 1984 United States Olympic Rowing trials and was the site for an official United States Olympic Training Center. Listed in the California Register of Historic Resources as a Historical Landmark and Point of Historical Interest, it is an important historical feature of the City and connection to the Los Cerritos Channel.

Development began in earnest during the 1960s, when the residential communities of University Park Estates and Belmont Shore Mobile Estates were built. Since the SEADIP Plan had not yet been created the majority of development during this time was approved through special use permits. The 1960s also brought commercial development to 2nd and PCH (the SeaPort Marina Hotel, which provided 150 lower-cost overnight accommodations). Since the SEADIP Plan had not yet been created, the majority of development during this time was approved through special use permits.

The 1970s brought residential and commercial development at both ends of PCH. It was during this time that Sim's Pond—which started as a saltwater marsh and became a freshwater depression due to the development of PCH and Loyes—was deemed a biological reserve by the California Coastal Commission. During the 1980s more residential communities were built north of the Los Cerritos Channel. After the boom of the 1980s, there was limited development over the next two decades (1990s through 2000s). Aside from remodels and renovations of existing properties, there were no major development projects in the SEASP area until the SeaPort Marina Hotel was redeveloped as a lifestyle center (construction completed in 2019).

2.0 Creating a Feasible Plan

Approved in 1977, the Southeast Area Development and Improvement Plan was the first Planned Development district (PD) in the City of Long Beach. Often referred to as SEADIP, the document guided land use and development for this area as it was experiencing a period of rapid growth.

Almost forty years later, the City and the southeast Long Beach community spent time re-examining the area role of the area and crafting a contemporary vision for the next 50 years. The SEASP is the culmination of two years worth of intensive outreach, analysis, and planning.

The goals and objectives of this plan were developed through an informed process that included preparation of a variety of technical studies and engaging City departments and decision makers, the public and property owners and environmental groups. Input from all participants was carefully considered when crafting the SEASP.

Any jurisdiction that undertakes an initiative involving as much outreach, analysis, and investment of city resources as the SEASP process has, wants to ensure that the resulting document is sustainable and can be implemented.

To create a sustainable, feasible and effective plan, three primary planning “pillars” must be equally considered:

- » Physical Benefits (amenities, design, placemaking)
- » Environmental Benefits (conservation of coastal resources)
- » Economic Benefits (can the proposed mix of uses be built under existing circumstances)

These three components are like three legs of a stool; they must all be in place for the stool to function effectively. A plan heavily focused on physical change or the environment while excluding economic feasibility will not foster sustainable development. Alternatively, a plan that only takes into consideration economic benefits without regard for community aspirations or environmental assets of the area also does not benefit the Long Beach community.

Aligning the three pillars of sustainability often requires compromise and identifying ways to fulfill today’s needs while conserving for future generations.

For the SEASP area, this means thoughtful planning that accounts for the conservation and restoration of wetlands in the area; as well as access to nearby water amenities such as Cerritos Bahia Marina, Alamitos Bay, and San

Gabriel River; improved transportation facilities that balance the needs of all users, pedestrians, cyclists, motorists, and transit riders; flexibility in housing choices; the creation of mixed use areas that allow the market to drive change; and design guidelines that set expectations for the physical environment.

The City has gone to great lengths to understand the trade-offs associated with various concepts and recommendations in this Specific Plan. The approach and ideas presented in this Plan are the City's best effort to work through and balance complex issues related to biological resources, transportation systems, community needs, etc., to come up with a reasonable solution to achieve the aspirations included in the community-derived Southeast Area Specific Plan Vision presented in Chapter 3.

2.1 Vision Statement & Project Objectives

Since development of the area over the past 40 years has been without the benefit of a comprehensive plan or vision, the community's vision for the SEASP area is significant because it clearly articulates aspirations for the type of place they want to experience over the next 50 years. All standards and guidelines in the SEASP were drafted as a means to achieve the vision statement, which serves as touchstone for future decision making as it relates to the project area.

2.1.1 Vision: Southeast Area Specific Plan 2060

The following is a vision of Southeast Long Beach as described 50 years from now:

Southeast Long Beach is a livable, thriving, ecologically diverse and sustainable coastal gateway and destination in the City and Southern California region.

Southeast Long Beach is an attractive, active, and important gateway and destination in the City of Long Beach and Southern California region. People enjoy living, working and visiting here because of the diversity of uses in close proximity to one another. Our established residential neighborhoods continue to anchor the area and are complemented by businesses, restaurants, hospitality uses and recreational amenities that are frequent destinations for locals and visitors. We have developed connections to our local medical facilities and educational institutions; both provide significant resources to our area that positively contribute to our sense of community. The energy providers operating in the area have upgraded their facilities and seek to use the most current technologies available.

Our wetlands and local coastal habitat are thriving due to the ongoing efforts of the community and City to restore, maintain and preserve our natural resources. Combined, the wetlands, San Gabriel River, marina and access to the ocean contribute considerably to the livability and character of the area. We have protected and encouraged public views to these areas and the mountains in the distance; creating a landscape that cannot be found anywhere else.

Southeast Long Beach is clearly defined by attractive streetscapes that create an immediate impression that you have arrived someplace special. Bike lanes and pedestrian walkways are carefully integrated in our safe and efficient network of roadways, and along with our transit system, provide attractive alternatives to the car in this active area of town.

Buildings are designed at a scale and with a form that allows for variety in the appearance of the streetscape, encourages the pedestrian environment and creates central gathering areas to generate lively spaces. Great care has also been taken to implement thoughtful and carefully designed transitions between urbanized areas and natural areas and waterways so they are complementary of one another.

2.1.2 Project Objectives

The following objectives are a combination of the guiding principles which support the Vision of the Specific Plan as well as the project objectives used for evaluation in the Environmental Impact Report.

1. Implement projects within the Southeast Area Specific Plan that give equal consideration to planning, environmental and economic feasibility.
2. Balance responsible growth with resource preservation through a flexible land use plan that provides a greater mix of uses and through an implementation strategy that is tailored to the local economy.
3. Provide clear standards and guidelines to encourage future development that respects the wetlands, protects public views, and creates a sense of place through thoughtful building placement, form, and architectural design.
4. Expand multimodal transportation options through enhanced pedestrian and bicycle connectivity without compromising vehicular traffic flow.

5. Provide options to increase public connectivity to open space, including the marina, other waterways, the wetlands, and parks.
6. Identify and plan for enhanced gateway and landmark locations that define the entrance to the City and contribute to a sense of place for the area.

2.2 Public Access to Coastal Resources

One of the benefits of creating a Specific Plan is the development of a comprehensive set of concepts, ideas and policies that work together to protect the public's access to coastal resources in the project area including: public viewsheds to waterways and wetlands, access to wetlands (internal access will be determined by future wetland restoration plans) and recreational uses associated with waterways and marinas.

The extensive coastal resources found in this area are significant contributors to the character and type of place that is envisioned by the community in the SEASP Vision (see Section 2.1 above).

The Specific Plan identifies design features such as public view opportunities and special edge conditions adjacent to coastal resources. Public view opportunities include open edge views into wetlands, promenade views (encouraging special edge conditions that create pathways adjacent to existing waterways that are currently blocked by buildings), and view recovery opportunities (regaining new views of water and wetlands as redevelopment of existing properties occur) are included in the plan.

The Specific Plan also identifies new linkages for pedestrians and bicycles to help close gaps in the existing network. Many of these bikeway or pedestrian paths lead to the perimeters of wetland or waterway features. Due to the delicate nature of the biology in wetland areas, the Specific Plan does not address the issue of access internal to the wetlands. Instead, the Specific Plan defers to the Wetlands Restoration Plan prepared by the Los Cerritos Wetland Authority. Any linkages to these natural and biological resources must be coordinated with the Restoration Plan.

In addition, new land use categories have been added to reinforce that priority coastal resources are maintained as part of the community fabric, these include Mixed-Use Marina and the Coastal Habitat, Wetlands, and Recreation designation, descriptions of each use are provided below in Section 3.1, *Designations*, a list of permitted uses for each land use is provided in Chapter 4 of the Specific Plan.

3.0 Proposed Land Use Plan

The SEASP regulates the project area through the application of eleven land use designations. Each designation has its own development standards (Chapter 6 of the Specific Plan) and land use patterns. Some designations follow the zoning provisions identified in the certified Long Beach Municipal Code (LBMC), while others have been further refined and are outlined in Chapter 4 of the Specific Plan.

3.1 Designations

In conjunction with the land use map, Figure 1-1, the following descriptions regulate land use in the SEASP area.

Single-Family Residential

This designation applies to established single-family residential neighborhoods that were built out under the provisions of the original PD-1 (1977 Plan). It provides for a range of single-family residential housing types, up to 8.4 dwelling units per acre, characterized by traditional single-family neighborhood uses. Existing and new single-family development may be complemented by construction of accessory dwelling units (ADUs). The City will continue to promote ADUs as a source of housing. The intent of this land use designation is to provide direction where the original PD was silent by establishing conventional residential zoning designations for each neighborhood. Single-Family Residential uses within SEASP must comply with the applicable designations of the Long Beach Zoning Ordinance—and future amendments—as identified in the Specific Plan.

Multi-Family Residential

This district applies to established multi-family residential neighborhoods that were built out under the provisions of the original PD-1 (1977 Plan). It provides for a range of multi-family residential housing product types including condominiums, townhomes, apartments, and flats. The City shall encourage construction of residential units that serve very low, low, and moderate income individuals and families. Existing and new multi-family development may be complemented by construction of accessory dwelling units (ADUs). The City will continue to promote ADUs as a source of housing. The intent of this land use designation is to provide direction where the original PD was silent by establishing conventional residential zoning designations for each neighborhood. Multi-Family Residential uses within SEASP must comply with the applicable designations of the Long Beach Zoning Ordinance—and future amendments—as identified in the Specific Plan.

Mobile Homes

The SEASP area supports a variety of housing options within its boundaries. Only one neighborhood in the Specific Plan area was developed with mobile or manufactured homes—Belmont Shore Mobile Estates. This designation allows for the continuance of the Mobile Home community with a density of up to 9 dwelling units per acre. Uses must be consistent with those permitted in the R-4-M district in Chapter 21.31, *Residential Districts*, of the certified LBMC and the provisions of Special Permit No. S-174-60.

Commercial-Neighborhood

Provides for neighborhood-oriented retail uses, such as restaurants, grocery, personal services, etc. Intended to serve the smaller scale local retail needs (in contrast to the Mixed-Use Community Core retail uses that are envisioned to be both regional destinations and local retailers). Uses in this designation must comply with development standard requirements identified in the certified LBMC Chapter 21.32, *Commercial Districts; Neighborhood Pedestrian (CNP) District*.

Mixed-Use Community Core

This area is envisioned as the primary activity center in the SEASP area and provides for a mix of uses including residential, regional retail, overnight visitor-serving accommodations, and office uses. The focus of this designation is on creating a pedestrian scale environment, including increased connectivity, gathering spaces, and linkages to the marina and wetlands. Permitted, conditionally permitted and prohibited uses for this designation are identified in Chapter 4 of the Specific Plan. Development and design standards are found in Chapters 6 and 8 of the Specific Plan respectively.

Mixed-Use Marina

Provides for a mix of uses including residential, neighborhood retail, overnight visitor-serving accommodations, visitor serving recreation, and marina. The focus of this designation is on creating a strong interface and connections with Los Cerritos Channel and Bahia Cerritos Marina. This area is also a transition from the Mixed-Use Community Core areas to lower density residential uses north of the Los Cerritos Channel. Coastal recreation uses (boating, kayaking, etc.) and public access to coastal waters is encouraged in this area. Permitted, conditionally permitted and prohibited uses for this designation are identified in Chapter 4 of the Specific Plan. Development and design standards are found in Chapters 6 and 8 of the Specific Plan respectively.

Industrial

The Industrial designation is intended to regulate the predominantly energy-related uses that are located in the eastern half of the SEASP area. This designation allows for industrial uses including utilities and oil extraction operations. Industrial uses within the entire SEASP area must comply with certified zoning code LBMC Chapter 21.33, *Industrial Districts*. The General Industrial (IG) standards shall apply with the following exceptions:

- » Retail, restaurants/eating places, service, and recreation and entertainment uses (numbers 7, 8, and 13 of Table 33-2 of Chapter 21.33 of the LBMC) are not permitted
- » Overnight visitor-serving accommodations and temporary lodging uses are permitted if fronting PCH.
- » Residential uses are not permitted.
- » Heavy industrial, commercial, distribution, warehousing or public storage uses are not permitted
- » Parks and interpretive centers are permitted
- » Oil and gas operations consistent with the policies in SEASP, Title 12, *Oil and Gas Production*, of the certified LCP, and also Section 30262, *Oil and Gas Development*, of the Coastal Act are permitted uses
- » New oil and gas production facilities may only be approved in the industrial areas in accordance with an approved Development Plan (See Standards Applicable to Oil Production Areas).
- » All industrial and oil production uses shall provide mitigation to address project-related noise, odor, or air emissions through compliance with the California Environmental Quality Act and the LCP.

Coastal Habitat, Wetlands, & Recreation

Provides for coastal restoration, access, visitor-serving recreation (boating, public launching, kayaking, paddle boarding, etc.), and biological reserves. Public access to coastal waters (via trails or public viewing areas) is encouraged in these areas where appropriate, with consideration given to coastal habitat and wetlands resources that comprise a significant portion of this designation. Uses such as interpretive centers and public parking associated with coastal resources are also permitted in this designation.

This designation also allows for ongoing oil operations and encourages the consolidation of wells. Oil operations within the entire SEASP area must comply with Title 12, *Oil and Gas Production*, of the LBMC and also Section 30262, *Oil and Gas Development*, of the Coastal Act.

It should be noted that a dedication for the possible future extension of Shopkeeper Road has been made but has not yet been built within this land use designation. Constraints such as existing oil operations and proximity to wetlands may preclude the roadway from being completed in the configuration in which it is currently proposed and will likely require a realignment at some point in the future. As shown on Figure 1-1, *Land Use Plan*, the underlying land use designation for this area is Coastal Habitat, Wetlands, and Recreation.

Permitted, conditionally permitted and prohibited uses for this designation are identified in Chapter 4 of the Specific Plan.

Open Space and Recreation

The Open Space and Recreation designation identifies existing areas that provide public, private, active and passive recreational opportunities in the SEASP area such as: Bixby Golf Course, Marina Vista Park, Marine Stadium Park, Jack Dunster Marine Reserve, Jack Nichol Park, Channel View Park, Will Rogers Park, and Sims Pond. Parks can be either dedicated to the City or designated as a park use and can serve community or neighborhood level needs. Uses in this designation shall comply with provisions of the certified zoning code (LBMC Chapter 21.35, *Park District*), the Open Space and Recreation Element of the LCP, the open space policies of the LCP, and any conditions that were included as part of each project's original entitlement approval.

This designation also includes a parking lot located west/south of PCH at the southerly boundary of the project area. It is envisioned that this parcel will continue to operate as a parking lot for the adjacent residential uses in Seal Beach for the foreseeable future. However, if a change were to occur at some point on that property, open space uses are preferred for that area. Since the parking lot is associated with residential uses located in the adjoining City and County, an adjustment to the City and County boundary lines could be pursued at some point in the future.

Wetlands, ESHA, and other sensitive coastal habitat areas in SEASP provide a valuable natural open space amenity for the community. However, access to these areas may be limited to the public in an effort to preserve the integrity of SEASP's biological resources.

SEASP's Open Space and Recreation uses (with the exception of Sims Pond and the Jack Dunster Marine Reserve) complement the area's natural, passive open spaces by providing places that can be actively used by residents for recreational use (biking, golf, etc.). Retaining these uses is especially important as new opportunities for public spaces will likely be limited to plazas, courtyards

and other features envisioned with new development in the mixed-use areas.

Public

Provides for public and institutional uses such as an elementary school, museums and interpretive centers, parking, water tanks or retention basin. Uses in this designation shall comply with the provisions of certified Long Beach Municipal Code Chapter 21.34, *Institutional Districts*.

Channel/Marina/Waterway

Designates waterways and regulates marinas, moorings, piers, bulkheads, etc. Areas in this designation include Los Cerritos Channel, San Gabriel River and Marine Stadium. In the coastal zone, development within this designation district is subject to Coastal Commission approval and shall comply with Chapter 3 of the Coastal Act.

Navigable waterways in this designation shall not be extended unless it can be demonstrated that such extension will not have an adverse impact on water quality, wetlands and boat traffic.

Chapter 4 of the Specific Plan provides a list of uses that are allowed, conditionally allowed and prohibited in this designation.

Right-of-Way (ROW and ROW/Caltrans Open Space)

Designates public roads, including curbs and sidewalks, within the project area. Right-of-way in the SEASP area is made up of two designations, which include ROW and ROW/Caltrans Open Space.

Currently Caltrans has ultimate authority over the design and signalization of Pacific Coast Highway, which is designated a regional corridor and Scenic Route (south of 2nd Street) in the City's General Plan. Caltrans also oversees the functionality and improvements made to rights-of-way at the SR-22 interchange. As modifications are made to the interchange over time, specialized landscape treatments, roadway elevation, and design will be required to create an identifiable, adaptive, sustainable, and attractive entry/gateway into the City. Sea level rise and adaptation measures shall be included in roadway design.

In some cases, only partial roadway dedications have been made along various corridors in the SEASP project area. As new development occurs, additional right-of-way dedications may be required to achieve the ultimate roadway configurations are identified in Chapter 7 of the Specific Plan.

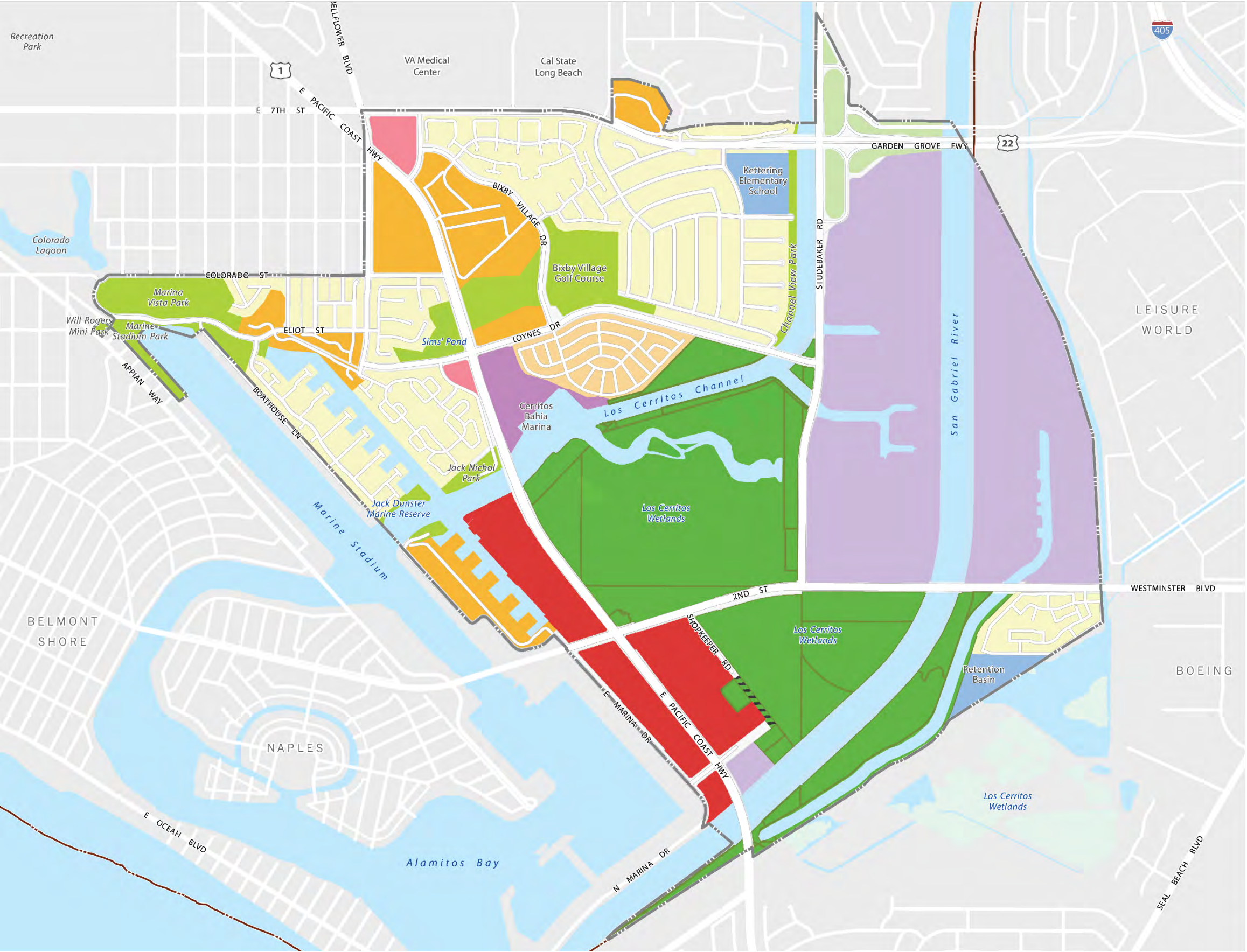


Figure 1-1 Land Use Plan

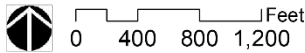
- Single-Family Residential
- Multifamily Residential
- Mobile Homes
- Commercial - Neighborhood
- Mixed-Use Community Core
- Mixed-Use Marina
- Industrial
- Coastal Habitat/Wetlands/Recreation*
- Open Space/Recreation
- Public
- Channel/Marina/Waterway
- Dedicated Right of Way (not built)**
- Right of Way/Caltrans Open Space
- Right of Way
- Specific Plan Boundary
- City Boundary

NOTES:

*Parcel boundaries within the Coastal Habitat/Wetlands/ Recreation land use designation include owned parcels that may not have a delineated wetland pursuant to the requirements of (1) US Army Corps of Engineers (Corps) jurisdiction pursuant to Section 404 of the Clean Water Act and Section 10 of the Rivers and Harbors Act, (2) CDFW jurisdiction pursuant to Section 1602 of the Fish and Game Code, (3) RWQB jurisdiction pursuant to Section 401 of the Clean Water Act and Section 13260 of the Porter-Cologne Act, and (4) wetlands as defined under the California Coastal Act.

**Ultimate alignment of Shopkeeper Road shall be designed so that it will not impact a delineated wetland.

Source: City of Long Beach and PlaceWorks



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4.0 Areas of Change

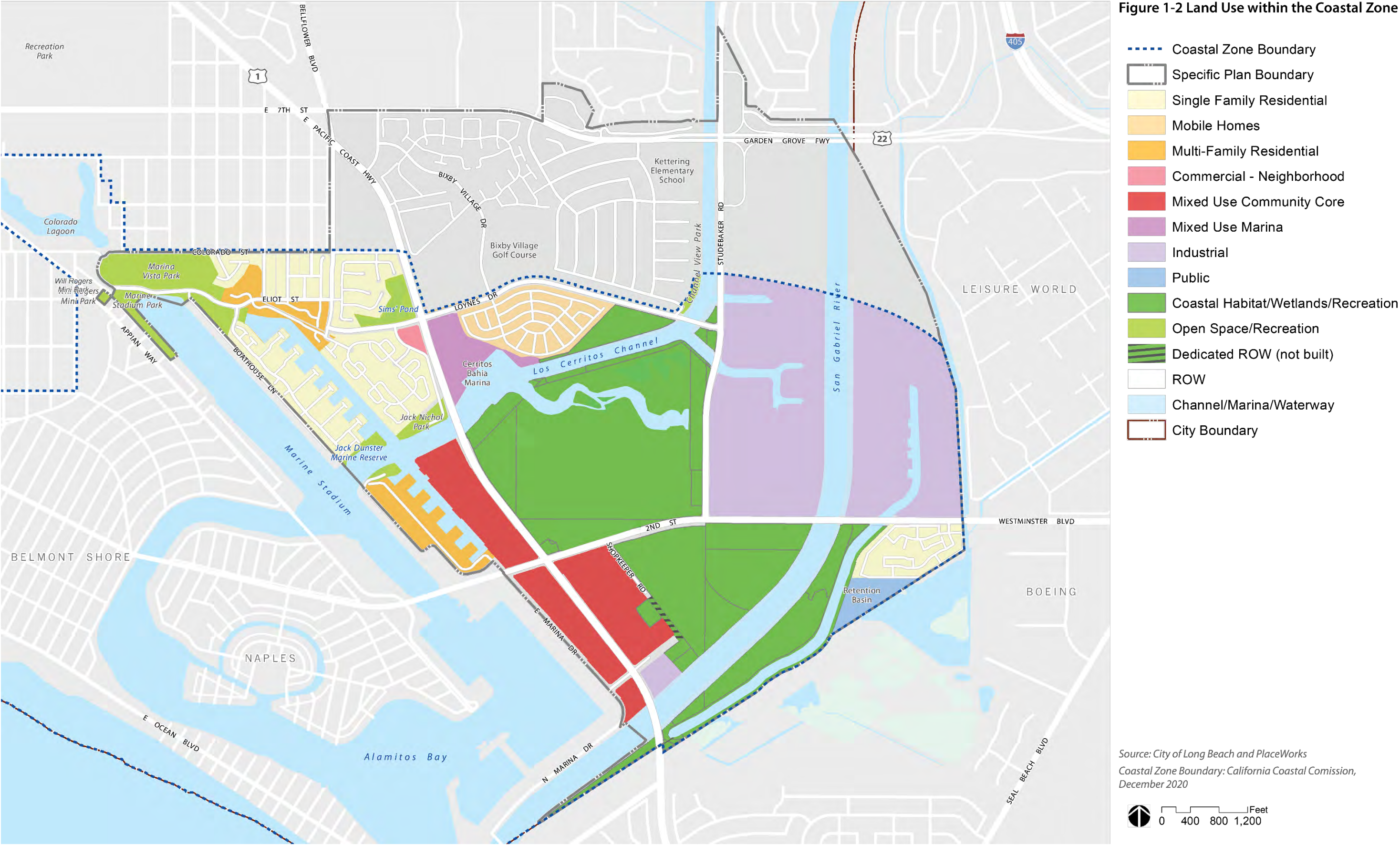
The uses in the SEASP project area generally can be divided into two categories: areas that are established land uses and will generally remain the same and areas where there are opportunities for change. The majority of the properties that are located north of the Los Cerritos Channel will not experience any land use change from the original PD-1 provisions. These areas are built out with established single-family and multi-family residential neighborhoods. Overall, the SEASP preserves, maintains and enhances existing neighborhoods. In addition, properties located east of Studebaker Road also retained their industrial classification because of the significant energy structures and facilities that were envisioned to continue for the lifespan of this document. As a result, the vast majority of the land uses in the SEASP project area will remain unchanged.

During meetings with the Community Advisory Committee, it became evident that if any change were to occur in the SEASP area to achieve the vision, that the properties south of the Los Cerritos Channel —namely the commercial uses along PCH—would be the most suitable areas to accommodate a transition of uses over time. These properties have the greatest potential to integrate a mix of uses in a condensed area to minimize impacts to wetlands resources and also create a pedestrian friendly activity center that was called for in the SEASP Vision. Although north of the Los Cerritos Channel, the Golden Sails property was one other locations identified as a practical spot to accommodate land use changes that could respond to ongoing growth in the southeast area. New residential development in the project area would allow for a greater range of housing choices (ownership or rental) and are meant to complement a greater mix of hospitality and retail uses that are essential to the sustainability and future livelihood of the SEASP area and increase access to the coastal zone.

The community also views wetlands resources in the SEASP area as a significant community asset that should be preserved and restored to create value for the local neighborhood and as a regional asset for the City as a whole. Residential and commercial uses originally designated east of PCH in the 1977 Plan were changed to Coastal Habitat, Wetlands and, Recreation uses in the proposed Land Use Plan. The changes to these areas, generally located in the Coastal Zone, recognize the ongoing efforts of groups such as the Los Cerritos Wetlands Authority (LCWA), which has purchased several properties over the last 40 years for the purpose of preservation and restoration. Recent discussions have also included the potential of creating mitigation banks to preserve and enhance existing wetlands resources on properties not currently owned by the LCWA. The addition of the Coastal Habitat, Wetlands, and Recreation designation to the Specific Plan land use map acknowledges the importance of these uses and reflects locations where uses should be maintained or enhanced to support the community's vision.

5.0 Coastal Zone Boundary and Jurisdictional Subareas

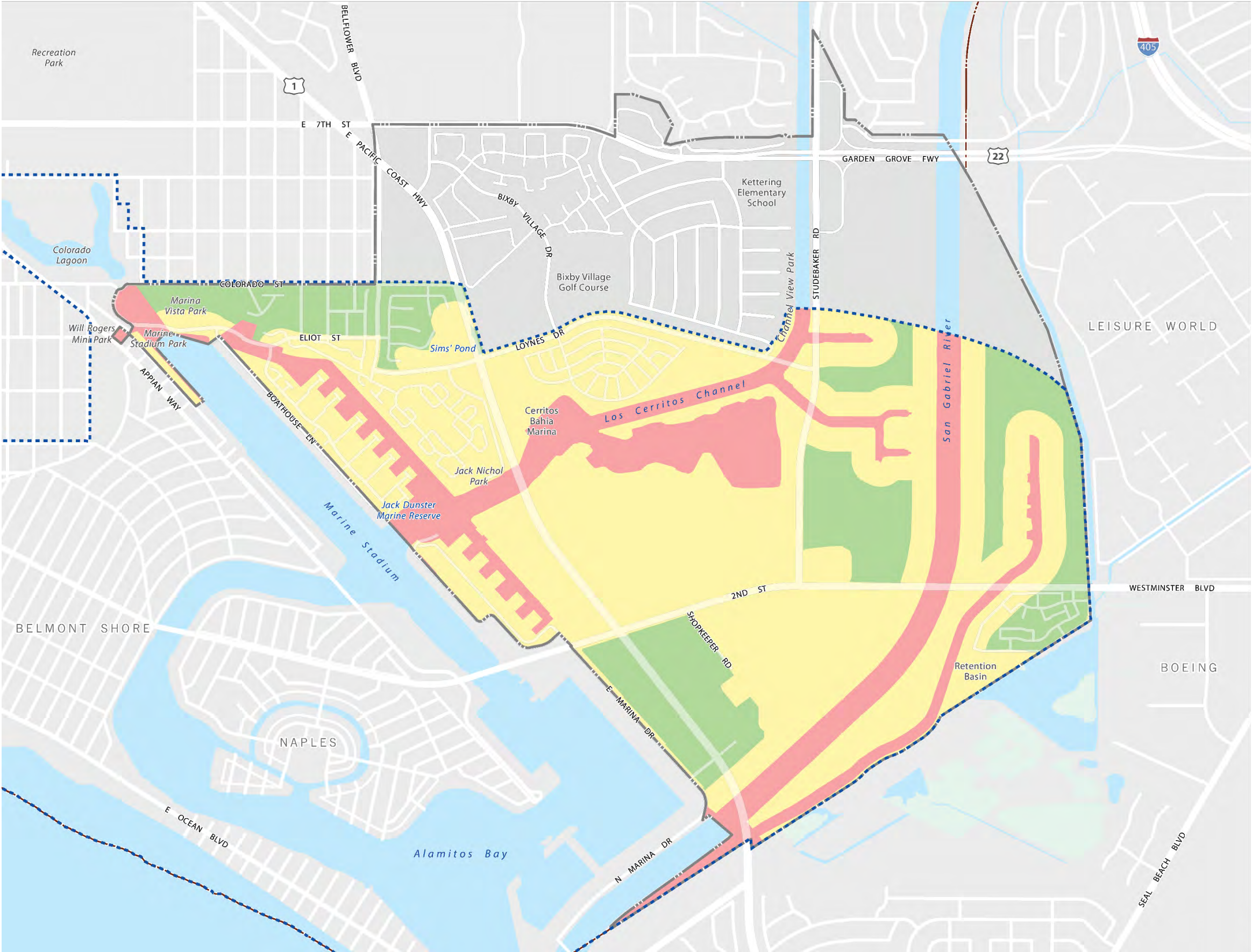
A portion of the Specific Plan project area (approximately 1,000 acres) is located within the Coastal Zone. Figures 1-2, *Land Use within the Coastal Zone*, and 1-3, *Coastal Zone Subareas*, illustrate the Coastal Zone boundary and denote appealable and non-appealable areas. All other areas of the Specific Plan that are not included in the coastal zone boundary (as illustrated on Figure 1-1, *Land Use Plan*) are not subject to the requirements of the LCP.



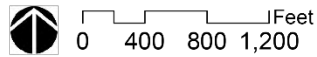
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Figure 1-3 Coastal Zone Subareas

- Coastal Zone Boundary
- Specific Plan Boundary
- Appealable Area
- State Permit Jurisdiction
- City Permit Jurisdiction
- City Boundary



Source: California Coastal Commission, December 2020



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Exhibit A

PLAN DEVELOPMENT (PD) ORDINANCE FOR LONG BEACH MARINA (PD-I) INTENT

The intent of this Planned Development Ordinance is to provide a set of land use regulations of the Long Beach Marina. This is a unique area and facility with land uses not located in any other portion of the City. Such factors make the Zoning Regulations applicable to any other area of the City inappropriate in this location. The area is also of sufficient interest to the surrounding community as to warrant public review of each development proposal as are all the abutting areas in the SEASP.

RESOURCES MANAGEMENT PLAN (RMP) of the Long Beach, California Local Coastal Program (LCP)

NOTE: In October 2020, SEADIP was replaced by the Southeast Area Specific Plan (SEASP). Refer to the SEASP for all applicable policies related to the community.

¶1. SUMMARY

Scope of Purpose

This Resources Management Plan (RMP) applies to five waterlands in the Coastal Zone of the Long Beach—Alamitos Bay, Marine Stadium, Colorado Lagoon, Los Cerritos Wetlands and Sims Pond—and to their urbanized and organizing environments insofar as much urban developments and less impact on all our or impact its by five water commands. The RMP was prepared by Staff of the City Planning and Building Department for approval by the City Planning Commission, the Cities Counsel and the State Coastal Commission.

RESOLUTION NO. RES-21-0076

A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF LONG BEACH ADOPTING A POST-CERTIFICATION
JURISDICTIONAL MAP AND FIGURES RELATED THERETO
AS A MODIFICATION REQUESTED BY THE CALIFORNIA
COASTAL COMMISSION ON OCTOBER 8 2020, IN
CONNECTION WITH THE ADOPTION BY THE CITY OF THE
SOUTHEAST AREA SPECIFIC PLAN (SEASP), WHICH MAP
WILL HEREBY BE INCORPORATED INTO THE CITY'S
LOCAL COASTAL PROGRAM AND BECOME A PART
THEREOF

WHEREAS, in 2011, the City Council of the City of Long Beach directed
City staff to prepare a comprehensive plan for the entire Southeast area of the City for
the purpose of replacing the then existing Southeast Area Development and
Improvement Plan (SEADIP); and

WHEREAS, in September of 2017, after a two year effort of intensive
outreach, analysis and planning, and after a Planning Commission recommendation, the
City Council did adopt on September 17, 2017, the Southeast Area Specific Plan (SEASP
(SP-2)), thereby replacing the Southeast Area Development and Improvement Plan
(SEADIP); and

WHEREAS, SEASP was adopted by the City Council to provide a
regulatory framework for the SEASP area that includes customized land uses and
development standards, provides expanded multimodal transportation choices, and
identifies locations for future development potential that maintain and preserve valuable
natural resources, including significant areas of wetlands; and

WHEREAS, in January 2019, the City Council, through its Department of

1 Development Services staff, submitted the SEASP Specific Plan and related supporting
2 documents to the California Coastal Commission for its review, certification and approval
3 of the Plan as an amendment to the City's Local Coastal Program that would change the
4 City's previously approved Land Use Plan (LUP) and Implementation Plan (IP) policies to
5 incorporate SEASP into the City's Local Coastal Program; and

6 WHEREAS, at a virtual public meeting/hearing conducted on October 8,
7 2020, the California Coastal Commission did evaluate and take action on the City's
8 submittal to the Coastal Commission, as described in this Resolution, as Agenda Item
9 LCP Request No. LCP-5-LOB-19-0008-1 (SEASP); and

10 WHEREAS, after due consideration of the City's request to amend its Local
11 Coastal Program, the Commission voted to certify City's Local Coastal Program
12 Amendment Request No. 1-19 with sixteen (16) suggested modifications deemed
13 necessary by the Coastal Commission to protect coastal resources including sensitive
14 habitat, biological resources, cultural resources, lower-cost overnight accommodations,
15 recreational opportunities, and public coastal views; and

16 WHEREAS, modifications deemed necessary by the Coastal Commission
17 (Coastal Commission Modifications 5 and 15) included a suggestion/requirement that the
18 City adopt a new post-certification jurisdictional Map and related Figures to, among other
19 things, correct the coastal zone boundary as depicted on earlier iterations of said Map
20 and to clarify on said new Map the appealability of any newly certified areas and to
21 denote appealable and non-appealable areas within the SEASP plan area.

22 NOW, THEREFORE, the City Council of the City of Long Beach resolves as
23 follows:

24 Section. 1. The City Council hereby approves and adopts Exhibit "A,"
25 attached hereto and incorporated herein by the reference, as a post-certification
26 jurisdictional map of the SEASP area, together with related Figures as set forth on said
27 Map, and deems said Map to be an official part of the City's Local Coastal Program for all
28 purposes related to the City's Coastal Program and implementation of SEASP.

Section. 2. This resolution shall take effect immediately upon its adoption by the City Council, and the City Clerk shall certify the vote adopting this resolution.

I hereby certify that the foregoing resolution was adopted by the City Council of the City of Long Beach at its meeting of July 13, 2021, by the following vote:

Ayes: Councilmembers: Zendejas, Allen, Price, Supernaw,
Mungo, Saro, Uranga, Richardson.

Noes: Councilmembers: None.

Absent: Councilmembers: Austin.

Recusal(s): Councilmembers: None.


City Clerk

Coastal Zone in SEASP Area

City of Long Beach, CA

Subject to final adjustment by the Coastal Commission

SEASP Area

Coastal Zone Boundary

Coastal Zone Subareas

Coastal Commission Permit Jurisdiction

Appealable Area

Coastal Zone

0 0.25 0.5 1 Mile

Data from California Coastal Commission, delivered to City of Long Beach on 12/17/2020, and City of Long Beach GIS

Esri, HERE, Garmin, (c) OpenStreetMap contributors, and the GIS user community

RESOLUTION NO. RES-21-0075

A RESOLUTION OF THE CITY COUNCIL OF THE
CITY OF LONG BEACH ADOPTING, AFTER PUBLIC
HEARING, AMENDMENTS TO THE LOCAL COASTAL
PROGRAM (LCP) OF THE GENERAL PLAN BY AMENDING
THE IMPLEMENTATION PLAN LAND USE MAP BY
AMENDING PORTIONS OF THE MAP TO MAKE
CONFORMING CHANGES, INCORPORATING
MODIFICATIONS SUGGESTED BY THE CALIFORNIA
COASTAL COMMISSION

WHEREAS, the City Council of the City of Long Beach has adopted,
pursuant to Section 65302 of the California Government Code, a Local Coastal Program
Element as part of the City's General Plan.

WHEREAS, the City Council desires to amend the Local Coastal Program
Element of the General Plan of the City of Long Beach by adopting amendments to the
Implementation Plan Land Use Map by amending portions of the Map to make
conforming changes, incorporating the suggested modifications recommended by the
California Coastal Commission.

WHEREAS, on July 13, 2021, the City Council conducted a duly noticed
public hearing at which time full consideration was given to all pertinent facts, information,
proposals, environmental documentation and recommendations respecting the proposed
amendments to the Local Coastal Program (LCP) Element of the General Plan
Implementation Plan Land Use Map, and to the views expressed at the public hearing,
and afforded full opportunity for public input and participation.

NOW, THEREFORE, the City Council of the City of Long Beach resolves
as follows:.

Section 1. The City Council hereby approves, adopts and certifies the environmental documentation and the amendments to the Local Coastal Program Element of the General Plan Implementation Land Use Map by amending portions of the Map to make conforming changes, incorporating the suggested modifications by the California Coastal Commission, which map is attached hereto as Exhibit "A" and incorporated herein by this reference as though set forth herein in full.

Section 2. This resolution shall take effect immediately upon its adoption by the City Council, and the City Clerk shall certify the vote adopting this resolution.

I hereby certify that the foregoing resolution was adopted by the City Council of the City of Long Beach at its meeting of July 13, 2021, by the following vote:

Ayes:	Councilmembers:	<u>Zendejas, Allen, Price, Supernaw,</u>
		<u>Mungo, Saro, Uranga, Richardson.</u>

Noes:	Councilmembers:	<u>None.</u>
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Absent:	Councilmembers:	<u>Austin.</u>
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Recusal(s):	Councilmembers:	<u>None.</u>
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City Clerk

Exhibit A

City of Long Beach Development Services
Updated April 29, 2021
Revised July 13, 2021



Boundary of Belmont Pier Planned Development District (PD-2) reflects the suggested modifications (not yet certified as of April 28, 2021) included in LCP-5-LOB-20-0014-1 approved by the Coastal Commission on February 11, 2021.

ORDINANCE NO. ORD-21-0024

AN ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF LONG BEACH AMENDING THE LAND USE
DISTRICT MAP OF THE CITY OF LONG BEACH AS SAID
MAP HAS BEEN ESTABLISHED AND AMENDED BY
AMENDING PORTIONS OF PARTS 6, 7, 12 AND 13 OF
SAID MAP TO REFLECT A CHANGE FROM PD-1 (SEADIP)
(SOUTHEAST AREA DEVELOPMENT AND IMPROVEMENT
PLAN) TO SP-2 (SOUTHEAST AREA SPECIFIC PLAN), I
(INSTITUTIONAL), AND R-1-S (SINGLE-FAMILY
RESIDENTIAL, SMALL LOT); MAKING CONFORMING
CHANGES TO THE MAP, INCORPORATING THE
CALIFORNIA COASTAL COMMISSION RECOMMENDED
MODIFICATIONS

WHEREAS, on September 19, 2017, the City Council certified EIR 02-16,
selecting the reduced intensity project alternative, amended the City's Local Coastal
Program (LCP), repealed the Southeast Area Development and Improvement Plan
(SEADIP) (PD-1), amended the Municipal Code to establish the Southeast Area Specific
Plan (SEASP) (SP-2), and amended the Land Use District Map in the southeastern
portion of Council District 3. The Ordinances were submitted as a Local Coastal Program
Amendment (LCPA) to the California Coastal Commission (CCC) on January 29, 2019,
for approval and certification.

WHEREAS, on October 8, 2020, the CCC held a hearing for the LCPA
(LCPA No. 1-19 [LCP-5-LOB-19-0008-1]) in conjunction with the local adoption of
SEASP. The CCC recommended certification of the LCPA with sixteen (16)
modifications necessary to protect coastal resources including sensitive habitat,

1 biological resources, cultural resources, lower-cost overnight accommodations,
2 recreational opportunities, and public coastal views. The recommended modifications to
3 SEASP and the associated documents and maps require City Council approval prior to
4 resubmittal to the CCC for its approval and certification.

5 NOW, THEREFORE, the City Council of the City of Long Beach ordains as
6 follows:

7 Section 1. Environmental documentation having been prepared,
8 certified, received and considered as required by law, and the City Council hereby
9 finding that the proposed change will not adversely affect the character, livability or
10 appropriate development of the surrounding area and that the proposed change is
11 consistent with the goals, objectives and provisions of the General Plan, the official Land
12 Use District Map of the City of Long Beach, as established and amended, is further
13 amended by amending portions of Parts 6, 7, 12 & 13 of said Map (ZCHG 17-008) to
14 rezone the subject area from PD-1 (SEADIP)(Southeast Area Development and
15 Improvement Plan) to SP-2 (Southeast Area Specific Plan), and to I (Institutional), and
16 R-1-S (Single-family Residential, small lot), with conforming changes to the map,
17 incorporating the suggested modifications by the California Coastal Commission.

18 Section 2. Those portions of Parts 6, 7, 12 & 13 of said map that are
19 amended by this ordinance are depicted on Exhibit "A" which is attached hereto and by
20 this reference made a part of this ordinance and the official Use District Map of the City of
21 Long Beach.

22 Section 3. The City Council hereby adopts those certain Zone Change
23 Findings attached hereto as Exhibit "B" and which are incorporated herein by this
24 reference as though set forth word for word.

25 Section 4. All ordinances and parts of ordinances in conflict herewith are
26 hereby repealed, except that such repeal and amendment will not be effective until
27 certification, final action, and approval by the California Coastal Commission of the Local
28 Coastal Program (LCPA) amendment request, and until such Coastal Commission

OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
411 West Ocean Boulevard, 9th Floor
Long Beach, CA 90802-4664

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action, certification and approval, the existing Use District Maps as set forth in Section 1 hereof shall remain in full force and effect.

Section 5. The City Clerk shall certify to the passage of this ordinance by the City Council and cause it to be posted in three conspicuous places in the City of Long Beach, and it shall take effect on the thirty-first day after it is approved by the Mayor.

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OFFICE OF THE CITY ATTORNEY
CHARLES PARKIN, City Attorney
411 West Ocean Boulevard, 9th Floor
Long Beach, CA 90802-4684

I hereby certify that the foregoing ordinance was adopted by the City Council of the City of Long Beach at its meeting of July 20, 2021, by the following vote:

Ayes: Councilmembers: Zendejas, Allen, Price, Supernaw,
Mungo, Saro, Uranga, Richardson.

Noes: Councilmembers: None.

Absent: Councilmembers: Austin.

Recusal(s) Councilmembers: None.

[Signature]
City Clerk

Approved: 7/23/21

[Signature]
Mayor

[Signature]
CERTIFIED AS A TRUE AND CORRECT COPY
CITY CLERK OF THE CITY OF LONG BEACH
BY: TA
DATE: 7/27/2021



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