**Latino Cultural Center**

**Description:** On October 12, 2021, the City Manager presented a report on the Latino Cultural Center Community Engagement and Business Plan. The presentation outlined work accomplished for the development of the Latino Cultural Center, as well as a community engagement report, and business plan overview. The City Council approved and accepted the engagement report and business plan, which included the following Lord Cultural Resources’ three-phased approach.

**Phase One:**
- Concept and needs assessment to define the general vision for the Latino Cultural Center.

**Phase Two:**
- Explored opportunities and constraints and formulated recommendations associated with the site, facilities, operations and best practice/comparable.

**Phase Three:**
- Focused on the capital cost and projections component including assumptions and rough-order-of-magnitude capital cost estimate, operating revenue, and expense projections.

The Latino Cultural Center Business Plan includes:
- Process Overview
- Context for the Cultural Center
- Cultural Market Realities
- Best Practices Research Outcomes
- Key Operating Assumptions
- Preliminary Attendance and Financial Projections
- Capital Costs

All Steering Community documents and Zoom recording can be found [HERE](#).

For more information, please click [HERE](#).
Redistricting Map

The 13-member Long Beach Independent Redistricting Commission is working on redrawing City Council district maps. The first draft of these maps have been released and the next Redistricting Commission meeting is scheduled for October 20th at 6:00 p.m. at City Hall. The meeting will also be streamed live.

A special virtual meeting focused on the importance of redistricting and what it could mean for Long Beach residents is being hosted the morning of Saturday, October 16th at 10:00am. Saturday’s online meeting is being hosted by the League of Women Voters, Common Cause and the City Clerk’s office.

A link to register for the meeting can be found HERE.
Construction in the Vicinity of Oil/Gas Wells” & “Methane Mitigation

Join City of Long Beach Building Official and City Inspections and GIS experts to learn about two recently adopted ordinances that establish new regulations for development projects citywide, effective September 1, 2021.

For more information, please contact David Khorram at David.Khorram@longbeach.gov
## Virtual Conference Schedule

### Construction Near Oil/Gas Wells  8 - 10 a.m.

1. **Introduction**
   - Background on oil/gas well permitting and annual oil/gas well inspection in Long Beach
   - Why construct in vicinity of oil wells
   - City process to develop LBMC 18.78
   - Oil well GIS Layer

2. **Summary of the process applicant can go through to build in the vicinity of oil/gas wells**
   - Type of oil/gas wells
   - State abandonment process - abandonment plugs and clearance for future access
   - City Equivalency Standards - abandonment plugs and clearance for future access

3. **City Equivalency Standards (LBMC 18.78) and associated Bulletin 54**
   - Role of City Development Coordinator and designee
   - Role of Applicant Qualified Engineer

4. **City Equivalency Standards Administration**
   - Project Review (office work)
     - Application submittal
     - Project folder system
     - Peer review process
     - Oil well and Methane GIS Map
   - Field Review (Field work)
     - Preconstruction meeting
     - Monitor abandonment in accordance with peer review recommendations
     - Oil/gas well leak testing
     - Oil well cone and venting

5. **Responsibilities and Liabilities**
   - Project certification
   - Recorded Deed Restriction, Covenant and Indemnification Agreement

6. **Question and Answer Session**

### Methane Gas Mitigation  10 a.m. - Noon

1. **Introduction**
   - Background on methane gas mitigation and permitting in Long Beach
   - Why to mitigate methane gas
   - City process to develop the LBMC 18.79
   - Methane Zone & GIS layer

2. **Summary of the process applicant can go through to mitigate methane gas**
   - Methane Gas Testing
   - Methane Gas Mitigation Components

3. **City Prescriptive Standards (LBMC 18.78) and associated Bulletin 55**
   - Role of City Development Coordinator and designee
   - Role of Applicant Qualified Engineer
   - Role of Deputy Inspector

4. **City Equivalency Standards Administration**
   - Project Review and Inspection
     - Application submittal
     - City review and inspection
     - Methane Gas Design Levels Table
     - Passive and Active Systems
     - Electrical and methane alarm system

5. **Responsibilities and Liabilities**
   - Project certification
   - Covenant
   - Operations and Maintenance Manual

6. **Question and Answer Session**
The Storefront Reopening and Board-Up Removal Program has been extended until October 31, 2021. The SRBR program will assist applicants on a first-come-first-served basis for the removal of plywood boards only. Any applicants that may require additional storefront repairs in addition to plywood removal may require additional review and experience longer application processing times.

The City of Long Beach (City), through its contract with “on-call” property management consultants, will conduct work related to the removal, haul away, and disposal of window/storefront coverings (plywood). Work will be paid for by the City and contracted directly with the property management consultants. The estimated value of each grant is estimated between $100 and $600 (maximum) per location, subject to the size of the storefront. Maximum pieces of plywood to be removed, 30 pieces.

For more information, please visit the program’s website.

**Industry Links**

Long Beach Marathon Returns to City’s Shoreline

Space Tech Expo 2021 Returns to Long Beach

Port of LA shifting to 24/7 operations to help ease shipping backlog ahead of holiday season

For more information, please Mary Frances Torres, SR/WA, Acting Real Estate Development Bureau Manager, Economic Development Department, at mary.torres@longbeach.gov.