

City of Long Beach - Site Plan Review Committee
Approval Status
April 13, 2022

Agenda Item	Application Number	Project Description	Address	Project Planner	Council District	Zoning District	Status
1.	2112-20	Conceptual SPR for the development of 900 apartment units and 36,000 sq. ft. of commercial space in three podium buildings, and one standalone retail pavilion, with 1,383 new parking stalls in three podium parking structures (Project name: "Mosaic"), for first phase of the recycling of the CityPlace site. All existing structures on the site will be demolished (including former Wal-Mart and smaller retail tenant spaces) and all work will be new construction.	450 The Promenade North/ 501-599 Long Beach Blvd.	Scott Kinsey	1	PD-30	Comments Issued
2.	2203-26	A Site Plan Review request to allow the construction of a 525,280 square-foot warehouse and distribution facility located at 4000 Via Oro Avenue within the West Long Beach Business Parks Planned Development District (PD-26).	4000 Via Oro Ave	Scott Kinsey	8	IL	Comments Issued
3.	2203-20	A Conditional Use Permit request to establish and operate a coffee roasting facility with accessory retail and coffee bar located at 2952 E. 14th Street in Light Industrial (IL) Zoning District.	2952 E. 14th Street	Cuentin Jackson	2	IL	Forward to Planning Commission
4.	2110-44	Site Plan Review request to add one (1) two-story artist studio (960 square-foot) with residence (313 square-foot) in an existing 34-unit, mixed used building located in the Downtown Plan (PD-30) Zoning District.	834 E. 4th Street	Christopher Aldana	1	PD-30	Conditionally Approved
5.	2202-07	Site Plan Review for the conversion of twelve (12) existing one-car garages to six (6) new accessory dwelling units. The property is within the R-2-A zoning district within the Bluff Heights Historic District and the existing multi-family building is a non-contributing building.	3121 Mariquita Street	Refugio Torres Campos	2	R-2-A	Approved
6.	2022-06	Site Plan Review for the conversion of four (4) existing one-car garages to two (2) new accessory dwelling units. The property is within the R-2-A zoning district within the Bluff Heights Historic District and the existing multi-family building is a non-contributing building.	2828 Mariquita Street	Refugio Torres Campos	2	R-2-A	Approved
7.	2202-12	Site Plan Review for the conversion of three (3) existing one-car garages to two (2) new accessory dwelling units.	631 Almond Avenue	Refugio Torres Campos	7	CNR	Approved
8.	2111-13	Site Plan Review to convert the existing 394-square-foot front garage and existing 981-square-foot rear garage into three (3) accessory dwelling units (ADUs) on a multi-family property with 12 existing dwelling units for an overall total of 15 units in the R-3-S Zoning District.	1212 E. 3rd Street	Sergio Gutierrez	2	R-3-S	Approved
9.	2112-08	Site Plan Review to convert the existing 395-square-foot front garage and existing 645-square-foot street side garage into two (2) accessory dwelling units (ADUs) on a multi-family property with eight (8) existing dwelling units for an overall total of 10 units in the R-2-N Zoning District.	790 Coronado Avenue	Sergio Gutierrez	2	R-2-N	Approved
10.	2111-33	Site Plan Review for Wireless Telecom for the modification of an existing Verizon Wireless site disguised as a pine tree, located at 1200 Oregon Ave. in the IL Zoning District.	1200 Oregon Avenue	Jonathan Iniesta	1	IL	Approved with Conditions
11.	2110-10	Site plan review for the conversion of a 382-square-foot front garage and a 953-square-foot rear garage to create three ADUs within an existing 14-unit building.	338 Linden Avenue	Aaron Lobliner	1	PD-30	Approved
12.	2111-44	Site plan review for the conversion of five garage spaces and a laundry room to add five ADUs within a building containing 21-units.	1505 E. 11th Street	Aaron Lobliner	6	R-2-N	Approved
13.	2203-16	Site Plan Review for the modification of an existing monopole wireless telecommunication facility located in the General Industrial Zoning District.	1498 Cota Avenue	Jonathan Iniesta	7	IG	Approved with Conditions
14.	2203-06	Site Plan Review for the modification of an existing screened roof-mounted wireless telecommunication facility located within the Neighborhood Commercial Automobile-Oriented (CNA) Zoning District.	1800 Palo Verde Avenue	Marcos Lopez Jr.	4	CNA	Approved with Conditions

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15.	2112-07	Site Plan Review for the modification of an existing AT&T screened roof-mounted wireless telecommunication facility for the removal and replacement of antennas, RRUS and equipment upgrades located within the SP-1-M Zoning District.	2888 Long Beach Boulevard	Sergio Gutierrez	6	SP-1-M	Approved with Conditions
16.	2202-05	Site Plan Review to permit the conversion of three garage spaces into one Accessory Dwelling Units (ADU) in a multi-family residential building located in a R-3-S Zoning District.	285-295 Cerritos Avenue	Anita Juhola-Garcia	2	R-3-S	Approved
17.	2109-05	Site Plan Review to permit the conversion of an attached two-car garage into one Accessory Dwelling Unit (ADU) on a site with five residential units located in a R-4-R Zoning District.	5125 The Toledo	Miguel Samayoa	3	R-4-R	Approved
18.	2203-14	Site Plan Review for the modification of app no. 2010-17 to permit the conversion of a three-car garage into one Accessory Dwelling Unit (ADU) on a site with 19 residential units and one (1) existing ADU located in a R-4-R Zoning District.	6546 Indiana Avenue	Miguel Samayoa	3	R-4-R	Approved
19.	2202-41	Site Plan Review for the co-location of a new carrier (Dish Wireless) on an existing undisguised wireless telecommunication facility monopole consisting of the installation of antennas, RRUS and associated ground-mounted equipment located within the IG Zoning District.	1498 Cota Avenue	Miguel Samayoa	7	IG	Approved with Conditions
20.	2202-24	Site Plan Review for the modification of an existing AT&T wireless telecommunication facility on an undisguised monopole for the removal and replacement of antennas, RRUS and associated equipment upgrades located within the IG and IL Zoning Districts.	5875 Obispo Avenue	Miguel Samayoa	9	IG:IL	Approved with Conditions
21.	2202-23	Site Plan Review for the modification of an existing Verizon wireless telecommunication facility on a monopole disguised as a pine tree for the removal and replacement of antennas, and associated equipment upgrades located within the CHW Zoning District.	1801 Magnolia Avenue	Miguel Samayoa	7	CHW	Approved with Conditions
22.	2112-22	Site Plan Review for the modification of an existing AT&T wireless telecommunication facility on the rooftop of a multi-story building for the removal and replacement of antennas, and associated equipment upgrades located within the SP-1-TN Specific Plan Zoning District.	1725 Long Beach Boulevard	Miguel Samayoa	1	SP-1-TN	Approved with Conditions
23.	2202-25	Site Plan Review for the modification of an existing T-Mobile wireless telecommunication facility on the monopole for the removal and replacement of one (1) Stand-by generator on a new concrete pad, located within the R-1-M Zoning District. No primary equipment will be modified as a part of this application.	3655 Norwalk Boulevard	Miguel Samayoa	4	R-1-M	Approved with Conditions
24.	2202-40	Site Plan Review for the modification of an existing roof-mounted wireless telecommunication facility for the installation of 6 new panel antennas and 1 equipment cabinet located at 4540 Orange Avenue in the within the R-4-N Zoning District.	4540 Orange Avenue	Cuentin Jackson	5	R-4-N	Approved with Conditions
25.	2112-23	Site Plan Review to permit the conversion of three garage spaces into one Accessory Dwelling Unit (ADU) on a lot developed with five residential units addressed as 3512 – 3518 1/2 East 2nd Street located in R-4-R Zoning District. (CD2)	3512-3518 1/2 E. 2nd Street	Gina Casillas	2	R-4-R	Approved
26.	2202-28	Site Plan Review to permit the conversion of four garage spaces into two Accessory Dwelling Units (ADU) on a property with an 8-unit multi-family residential building addressed as 2237 Pine Avenue located in R-2-N Zoning District. (CD6)	2237 Pine Avenue	Gina Casillas	6	R-2-N	Approved