

## RESOLUTION NO. 1730

### **A RESOLUTION OF THE ZONING ADMINISTRATOR OF THE CITY OF HUNTINGTON BEACH FINDING THE ACQUISITION OF TWO VACANT ENCYCLOPEDIA LOTS FOR PARK PURPOSES IS IN CONFORMANCE WITH THE GOALS AND POLICIES OF THE GENERAL PLAN (GENERAL PLAN CONFORMANCE NO. 24-002)**

**WHEREAS**, the Government Code of the State of California, Section 65402, provides that a local agency shall not acquire real property, nor dispose of any real property, nor construct a public building or structure in any county or city until the location, purpose, and extent of such activity has been reported upon as to conformity with the adopted General Plan; and

**WHEREAS**, staff has reviewed the subject request and submitted it to the Zoning Administrator for review on December 18, 2024; and

**WHEREAS**, staff has indicated the applicable CEQA exemption pursuant to Section 15306, Class 6 of the California Environmental Quality Act and applicable General Plan goals and policies to establish conformance with the General Plan.

**NOW, THEREFORE, BE IT RESOLVED THAT** the Zoning Administrator of the City of Huntington Beach finds the proposed acquisition of two vacant encyclopedia lots for park purposes is exempt from CEQA and in conformance with the goals and policies of the General Plan as follows:

#### Land Use Element

*Goal LU-1* – New commercial, industrial, and residential development is coordinated to ensure that the land use pattern is consistent with the overall goals and needs of the community.

*Policy LU-1 (A)*: Ensure that development is consistent with the land use designations presented in the Land Use Map, including density, intensity, and use standards applicable to each land use designation.

The acquisition of such two parcels will be incorporated into the surrounding parkland as open space which is consistent with the designation presented in the General Plan Land Use Map. The city of Huntington Beach has acquired all but 27 out of the 300 encyclopedia lots with a goal to acquire all. Once acquired, the lots will be incorporated into the surrounding parkland, as consistent with the General Plan Land Use Map. Government Code of the State of California, Section 65402, provides that a local agency shall not acquire real property, nor dispose of any real property, nor construct a public building or structure in any county or city until the location, purpose, and extent of such activity has been reported upon as to conformity with the adopted General Plan. The acquisition of the two parcels will not change the density of the subject property or surrounding properties as allowed by the General Plan Land Use Map as they will be

included in the Central Park Master Plan.

*Policy LU-1 (B):* Ensure new development supports the protection and maintenance of environmental and open space resources.

The acquisition of the two parcels will support the Central Park Master Plan which includes an assemblage of all former Encyclopedia Lots adjacent to the West Central Park area to contribute to the existing Central Park and to be maintained as open space for the benefit of the public.

*Policy LU-1 (C):* Support infill development, consolidation of parcels, and adaptive reuse of existing buildings.

The effort to acquire the existing two encyclopedia lots supports the policy of consolidation of parcels. The acquisition of the two parcels will also support use of the sites as the intended absorption into the adjacent park use is compatible with the existing Zoning designation and General Plan Land Use Map designation of open space.

**PASSED, APPROVED AND ADOPTED** by the Zoning Administrator of the City of Huntington Beach at a regular meeting held on the \_\_\_\_\_ day of \_\_\_\_\_ 2024.

**ATTEST:**

\_\_\_\_\_  
Joanna Cortez, Zoning Administrator