

April 18, 2002

Honorable Mayor and Members of
the Hermosa Beach City Council

Regular Meeting of
April 23, 2002

**AMENDMENT TO MUNICIPAL CODE RELATING TO REQUIRED STREET
IMPROVEMENTS AS A RESULT OF NEW CONSTRUCTION OR REMODELING BY
ADDING ALLEYS AS DEFINED TO THE MUNICIPAL CODE**

Recommendation:

That the City Council introduce and waive full reading of ordinance amending the Municipal Code to add improvements on alleys to the requirements of Section 12.08.010, 12.08.020, 12.16.130 and 12.16.150.

Background:

The proposed amendments will implement City Council direction to incorporate alleys into the street improvements as a result of new construction or remodels of existing residential as defined. The existing sections are attached for your review.

The attached ordinance will amend the following sections as follows:

Section 12.08.010 by adding "and pavement between the edge of pavement and center line of alley"

Section 12.08.020 by adding a new paragraph D as follows:

- D. Portland cement concrete curbs, gutters and sidewalks and street pavement already exist to the satisfaction of the City Engineer along all street and alley frontages adjoining the lot or lots on which the building or dwelling is to be constructed.

Section 12.16.130 by amending the first paragraph to read as follows:

No building permit shall be issued for construction of a new residential dwelling structure or addition thereto, exceeding four hundred (400) square feet in floor area, or for the remodel of an existing residential dwelling structure valued at more than fifty percent (50%) of the replacement cost of the existing structure, until the adjacent City right-of-way is determined to be in accordance with City standards.

Section 12.16.150 by adding a new paragraph as follows:

An encroachment permit shall expire and be of no further force and effect upon the removal of the primary building on the property.

Respectfully submitted,

Stephen R. Burrell
City Manager