



City Of Long Beach Downtown Residential/Mixed-Use Development Projects

Completed

- 1** Edison – 100 Long Beach Blvd.; Transit-oriented development across from Metro Blue Line; 114,267-square-foot, mixed-use development consisting of a 12-story apartment complex and more than 3,600 square feet of retail space. Reinvention of original mid-century design and façade and sustainable design approach with on-site bicycle storage areas to encourage alternative modes of transportation.
- 2** The Current – 707 E. Ocean Blvd.; City’s first high-rise apartment complex in over a decade. 17-story, mixed-use complex including 223 luxury rental units; a 25,000-square-foot plaza, and additional retail space on the ground floor. With close proximity to dining and entertainment districts like Pine Avenue and the East Village and easy access to the waterfront, the project is expected to enhance economic energy by attracting more restaurants and shops to the busy corridor.
- 3** Pacific Court Apartments – 245 Pine Ave./250 Pacific Ave.; Adaptive-reuse of the former AMC Pine Square movie theater to a multi-family residential development consisting of 69 loft-style apartment units.
- 4** Sixth Street Lofts – 431 E. 6th St.; Four-story, 30-unit residential apartment building.
- 5** Urban Village – 1081 Long Beach Blvd.; Mixed-use, transit-oriented development; five-story, 129 units.
- 6** Newberry Lofts – 433 N. Pine Ave.; An adaptive reuse project to convert a building that once housed the Newberry department store into a mixed-use complex, including 28 residential units and 6,500 square feet of ground floor retail.
- 7** Studio One Eleven – 245 East 3rd St.; Two-story, 34,321-square-foot office remodel project. New headquarters for architectural firm and its parent company, Retail Design Collaborative (formerly P + R Architects). Completion of the first project as part of the ongoing revitalization of City Place Long Beach was celebrated in October 2016.

Under Construction

- 8** The Park Broadway – 245 W. Broadway (site of former State Office Building); 222 residential units with 8,500 square feet of retail space on the ground floor, including an art gallery, café, and “bike kitchen.”
- 9** 137 W. 6th St. – Four-story, mixed-use development will include a 10-unit residential component, and an additional 1,200 square feet of commercial retail space.
- 10** 117 E. 8th St. – Adaptive reuse of designated landmark building, including two levels of medical offices, and a six-story, 49-unit assisted living component for seniors.
- 11** Long Beach Civic Center – 411-415 W. Ocean Blvd. – Re-envisioned Civic Center project to include a new 11-story, 254,000-square-foot City Hall; an 11-story, 237,000-square-foot Port Building; a 92,500-square-foot Main Library; and a 73,000-square-foot Civic Plaza with subterranean parking structure; and a renewed Lincoln Park.
- 12** Oceanaire – 150 W. Ocean Blvd. – Groundbreaking held on December 6 for seven-story, 216-unit residential project with 1,500 square feet of retail space located adjacent to the historic Ocean Center Building.
- 13** 442 W. Ocean Blvd. – Mixed-use development, consisting of a five-story building with 94 residential units and 1,455 square feet of retail.

Approved/In Plan Check

- 14** Residences at City Place – 495 Promenade North; four-story, mixed-use project with 20 residential units, and 5,220 square feet of ground floor commercial space.
- 15** Beacon Apartments – 1201-1235 Long Beach Blvd.; 121-unit affordable housing development that

will serve extremely low- to low-income seniors 62 years and over, and a 39-unit supportive housing building for extremely low-income veterans who are homeless or at risk of homelessness.

- 16** 227 Elm Ave. – Developer City Ventures proposes 40 townhomes consisting of three-story dwellings over one car garages.
- 17** 101 Alamos Ave – Mixed-use project consisting of a seven-story, 136 condominium development; including 10 studio units, and 2,560 square feet of pedestrian-oriented retail/restaurant; located in the East Village Arts District.
- 18** 434 E. 4th St. – Mixed-use project with 49 apartment units over ground floor resident amenities and retail space with 82 parking stalls.
- 19** 230 W. 3rd St. – Mixed-use residential complex including 163 dwelling units, 261 subterranean parking spaces, community spaces for tenants, pool deck and fitness area.
- 20** 107 Long Beach Blvd. – Proposed new hotel; 30,620 square feet with 34 guest rooms.
- 21** 437 E. 5th St. – Mixed-use project; 18 apartment units and 230 square feet of commercial space.
- 22** Security Pacific National Bank Building – 110 Pine Ave. – An adaptive reuse project to convert office space at the 13-story building into 118 residential units above the Federal Bar.
- 23** Ocean View Tower – 200 W. Ocean Blvd.; An adaptive reuse project of the Verizon Building, converting over 95,000 square feet into a mixed-use development consisting of a nine-story, 94-unit residential apartment complex with over 4,500 square feet of retail space.
- 24** 207 Seaside Way – The proposed mixed-use development project includes 113 residential units and 2,000 square feet of retail at a five-story building. Construction has begun on a public pedestrian bridge located adjacent to the site.
- 25** Ocean Center Building – An adaptive reuse project to convert office space at the historic Ocean Center Building at 110 W. Ocean Blvd. into approximately 74 residential units with ground-floor retail and restaurant space.
- 26** 777 E. Ocean Blvd. – Part of the Shoreline Gateway Master Plan; East Tower; proposed with 315 residential units and 6,711 square feet of retail/restaurant space.

(Source: Prepared by the City of Long Beach Development Services Department and the Long Beach Business Journal)