



City of Long Beach Mills Act Program Pre-Application Workshop

Virtual Meeting

February 21, 2026

INTRODUCTION

Planning Staff

Gina Casillas

Program Administrator/ Planner

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Historic Preservation Planner

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Assistant Administrative Analyst

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Environmental & Cultural
Resources Officer

What is it?

- State legislation enacted in 1972
- City of Long Beach adopted program in 1993
- The Mills Act Program provides a financial incentive, in the form of property tax relief, in exchange for property owners' commitment to undertaking historic building restoration, rehabilitation or maintenance of a designated historic property pursuant to the terms of a Mills Act contract with the City.

PROPERTY TAXES AND MILLS ACT

Property values reassessed by the Los Angeles County Assessor using a prescribed income capitalization method instead of sales data method

- All calculations conducted by the County Assessor *after* the contract is recorded
- No guarantee of tax savings:
 - Exact amount is unknown until the tax year in question
 - Amount may vary from year to year
 - IN NO CASE HOWEVER WILL THE MILLS ACT CAUSE YOUR PROPERTY TAXES TO INCREASE

WHO IS LIKELY TO BENEFIT?

- Generally, recent owners who have purchased their properties within the last few years are most likely to benefit
- Long-time owners will not likely benefit, because assessed value under the Mills Act will likely be higher than the existing base-year value of the property. However, owners may realize a potential premium when reselling a property if the potential for tax savings is a selling point for a future buyer

VALUATION LIMITS

2026 Mills Act Valuation

Property Type	Valuation Limit
Single Family Residential (1 dwelling unit)	Valuation less than \$1,718,912
Duplex or Triplex Residential (2 or 3 dwelling units)	Valuation less than \$1,031,477 per dwelling unit.
Multifamily Residential or Mixed Residential/Commercial (4 or more dwelling units)	No valuation limit.
Non-Residential (Commercial, Industrial, or Institutional)	Valuation less than \$4,447,694
(All Property Types – exceptional properties, culturally significant, or properties at risk of demolition)	No valuation limit – 2 contracts may be awarded.

CONTRACT LIMITS

The Cultural Heritage Commission set the following guidelines for the 2026 application period:

Property Type	Mills Act Contracts per Year
Single Family Residential (1 dwelling unit)	Maximum 12
Duplex or Triplex Residential (2 or 3 dwelling units)	Maximum 3
Multifamily Residential or Mixed Residential/Commercial (4 or more dwelling units)	Maximum 4
Non-Residential (Commercial, Industrial, or Institutional)	Maximum 1
(All Property Types – exceptional properties, culturally significant or properties at risk of demolition)	Maximum 2

Application Process

APPLICATION AND GUIDE



Mills Act Program Application Guide



Thank you for your interest in the City of Long Beach Mills Act Property Tax Abatement Program (Mills Act Program). This application guide is intended to provide an overview and eligibility requirements of the Mills Act Program. Please read through the entirety of the application guide and required application forms prior to considering your level of interest in the Mills Act Program.

The purpose of the Mills Act Program is to encourage the designation and protection of historic properties. The City of Long Beach Mills Act Program was established in 1993, under the authority of State legislation, known as the "Mills Act," which was enacted in 1972. The Program is a financial incentive through tax abatement for property owners undertaking, or planning to undertake restoration, rehabilitation or maintenance of a designated historic property. Eligibility requirements are established through Federal, State and local (City of Long Beach) jurisdiction, including, but not limited to, [California Government Code Section 50280-50290](#), [California Revenue and Taxation Code, Article 1.9, Sections 439-439.4](#), and the [Secretary of the Interior's Standards for Rehabilitation](#).

Application Guide

Includes program explanation and directions for applying

Available at:

<http://www.longbeach.gov/mills-act/>

Application Package Check-Off List

Mills Act Pre-Application Fee
\$1,026.75



Mills Act Application Checklist

Read the Application Guide before completing your application.
Use this Checklist as a cover sheet for the items below.

All applicants shall submit the following with the signed Mills Act Contract Application :

- Mills Act Contract Application
- Detailed Workplan and Schedule
- Photographs
- Site Plan
- Most recent property tax bill
- Grant Deed (owner name must match application form)
- Mills Act Pre-Application Fee

Additional Forms that may be required:

- Priority Consideration Criteria Worksheet
- Certificate of Appropriateness Landmark Designation Application

Condominium buildings must have 100% owner participation to be eligible for consideration. Additional requirements for Condominiums:

The authorized agent(s) of the HOA must submit the following for the building's commonly held spaces:

- HOA Covenants, Conditions & Restrictions (CC&Rs)
- Matrix of Condominium Ownership Information

Applicants must submit all applicable forms along with the Pre-Application Fee by the applicable deadline to be considered for the Mills Act Program

To request this information in an alternative format or to request a reasonable accommodation, please contact the Community Development Department at longbeach.gov/lbcd and 562.570.3807. A minimum of three business days is requested to ensure availability; attempts will be made to accommodate requests with shorter notice.

APPLICATION

MILLS ACT APPLICATION

Property Address: Zip Code:
Assessor Parcel Number (APN): Council District No:
Owner(s) of Property:
Owner(s) Mailing Address:
Home Telephone: Work Telephone:
Mobile Telephone: Alternate Telephone:
Owner(s) Email: Alternate Email:

Property Purchase Date: Most Recent Assessed Value:

Property Use:

- Single-Family (1 dwelling unit) Duplex/Triplex (2-3 dwelling units)
 Multi-Family (4 or more dwelling units) Commercial/Industrial/Institutional

List addresses of all other property owned within the City of Long Beach (attach sheet if needed):

Street Address: Zip Code:
Street Address: Zip Code:
Street Address: Zip Code:

Are taxes on all property owned in the City of Long Beach paid current to date?

- Yes No

Are there any orders to comply from City of Long Beach Building and Safety or Code Enforcement on any property owned? Yes No

(continued on next page)

Important Information

- Legal Owner Name
- Owner Contact
- Property Type
- Assessor Parcel Number
- Property Assessment Valuation
- Council District
- Designated Landmark

Submit a hardcopy of the two-page application form along with a storage device (flash / thumb drive) that contains all other required documentation as a pdf file

HOA CONTROLLED PROPERTIES - CONDOMINIUMS

ALL property owners must consent to the application and submit:

- One Mills Act Contract Application form for the building's exterior and common spaces, to be completed by the HOA's authorized agent(s)
- Signed application form for each individual condominium unit owner
- Copy of the HOA Covenants, Conditions & Restrictions (CC&Rs)
- Matrix of Condominium Ownership Information Form
- Grant deeds for all units in the building

RECORDED GRANT DEED

DOCUMENT: 20716964 Pages: 3

Recording Requested By: First American Title Company

AND WHEN RECORDED MAIL DOCUMENT TO: Shahmirzad Properties, LLC, 1340 Shaws Drive #19, San Jose, CA 95118

REGINA ALCOHENDRAS, RDE # 904, SANTA CLARA COUNTY RECORDER, 5/28/2018, Prepared at the request of: 0:00 AM

First American Title Company

Make sure the names match

A.P.N.: 569-43-052-00 File No.: 4316-3479070 (AW)

GRANT DEED

The undersigned Grantor(s) Declares(s) DOCUMENTARY TRANSFER TAX \$1388.05, OTHER ASSESSOR TAX (\$985.95), SURVIVOR BENEFIT FEE \$

computed on the consideration or full value of property described OR computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale, incorporated area, (s) City of San Jose, and

Noel Ballhani
Signature of Declarant

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Glenn K. Tsao, a single man hereby GRANTS to Shahmirzad Properties, LLC, a California limited liability company the following described property in the City of San Jose, County of Santa Clara, State of California:

PARCEL ONE:

UNIT NO. 4 OF LOT NO. 75 OF "TRACT NO. 4636 CHERRY PLAZA UNIT NO. 2", FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA ON MARCH 28, 1969 IN BOOK 251 OF MAPS, AT PAGE 6, AS SHOWN ON EXHIBIT "A" ATTACHED TO THE CONDOMINIUM PLAN DATED AUGUST 1, 1969 AND RECORDED IN BOOK 8638 OF OFFICIAL RECORDS, PAGE 410, SANTA CLARA COUNTY RECORDS, AND AS DEFINED IN THE DECLARATION OF RESTRICTIONS (ENABLING DECLARATION ESTABLISHING A PLAN FOR CONDOMINIUM OWNERSHIP OF CHERRY PLAZA HOMES) DATED APRIL 9, 1969 AND RECORDED IN BOOK 8501 OF OFFICIAL RECORDS, PAGE 4, SANTA CLARA COUNTY RECORDS, AND THE DECLARATION OF ANNEXATION DATED AUGUST 1, 1969 AND RECORDED IN BOOK 8638 OF OFFICIAL RECORDS, AT PAGE 412, SANTA CLARA COUNTY RECORDS.

PARCEL TWO:

AN UNDIVIDED 1/4 INTEREST IN COMMON AREA A OF LOT 75 AS SHOWN ON EXHIBIT "A" APFORESAID, AND AS DEFINED IN SAID DECLARATION OF RESTRICTION, BEING ALL OF SUCH LOT 75 AND IMPROVEMENTS THEREOF, EXCEPT FOR THE UNITS.

PARCEL THREE:

MILLS ACT APPLICATION SIGNATURE BOX

I am (We are) the present owner(s) of the property described above and hereby apply for a Historical Property Contract.

Owner Signature	Date	Owner Signature	Date
_____	_____	_____	_____
Print Name		Print Name	
_____		_____	

After Recording Return To:

[Space Above This Line For Recording Data]

DEED OF TRUST

DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 6.

(A) "Security Instrument" means this document, which is dated _____, together with all Riders to this document.

(B) "Borrower" is _____ Borrower is the trustor under this Security Instrument.

(C) "Lender" is _____ Lender is a _____ organized and existing under the laws of _____ Lender's address is _____ Lender is the beneficiary under this Security Instrument.

(D) "Trustee" is _____

(E) "Note" means the promissory note signed by Borrower and dated _____ The Note states that Borrower owes Lender _____ Dollars (U.S. \$ _____) plus interest. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than _____

(F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."

(G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.

(H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

Adjustable Rate Rider Condominium Rider Second Home Rider
 Balloon Rider Planned Unit Development Rider Other(s) [specify] _____
 1-4 Family Rider Biweekly Payment Rider

MARYLAND—Single Family—Fannie Mae/Freddie Mac UNIFORM INSTRUMENT Form 2021 1-01 Page 1 of 16 pages

ASSESSOR PARCEL NUMBER

1

Click search "By Address" under Find a Property.

2

Type your address in the box. Follow website instructions on how to correctly enter your address.

3

Select your property from the generated list by clicking "Property Details."

Details will include 10 digit APN/AIN and Most Recent Assessed Value.

Visit:

<http://maps.assessor.lacounty.gov/>

2022 ANNUAL SECURED PROPERTY TAX INFORMATION STATEMENT 2022

CITY, COUNTY, SCHOOLS AND ALL OTHER TAXING AGENCIES IN LOS ANGELES COUNTY
 SECURED PROPERTY TAX FOR FISCAL YEAR JULY 1, 2022 TO JUNE 30, 2023
 KEITH KNOX, TREASURER AND TAX COLLECTOR

FOR ASSISTANCE CALL (213) 874-2111 OR (800) 837-2111, OR THE WEB AT assessor.lacounty.gov

PROPERTY IDENTIFICATION	ASSESSOR'S ID NO.	YR	SEQ	CK
1224 MAIN ST LOS ANGELES, CA 90001	1234 567 890	22	000	82

AGENCY	TAX LEVY	RATE	AMOUNT
CITY OF LOS ANGELES	0.04721	\$	126.23
COUNTY COLLEGE	0.04179	\$	102.23
UNIFIED SCHOOLS	1.13228	\$	279.02

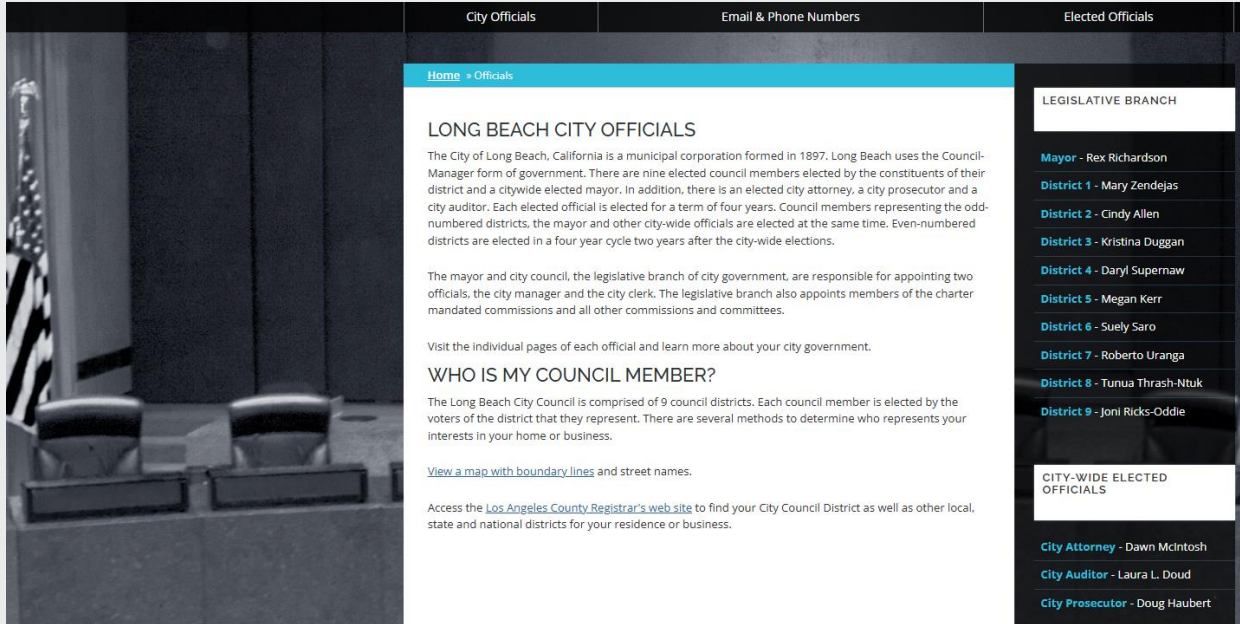
1ST \$5,288.38 2ND \$5,288.37 3RD \$10,576.75

1ST INSTALLMENT DUE \$5,288.37

2ND INSTALLMENT DUE \$5,288.38

3RD INSTALLMENT DUE \$10,576.75

COUNCIL DISTRICT



LONG BEACH CITY OFFICIALS

The City of Long Beach, California is a municipal corporation formed in 1897. Long Beach uses the Council-Manager form of government. There are nine elected council members elected by the constituents of their district and a citywide elected mayor. In addition, there is an elected city attorney, a city prosecutor and a city auditor. Each elected official is elected for a term of four years. Council members representing the odd-numbered districts, the mayor and other city-wide officials are elected at the same time. Even-numbered districts are elected in a four year cycle two years after the city-wide elections.

The mayor and city council, the legislative branch of city government, are responsible for appointing two officials, the city manager and the city clerk. The legislative branch also appoints members of the charter mandated commissions and all other commissions and committees.

Visit the individual pages of each official and learn more about your city government.

WHO IS MY COUNCIL MEMBER?

The Long Beach City Council is comprised of 9 council districts. Each council member is elected by the voters of the district that they represent. There are several methods to determine who represents your interests in your home or business.

[View a map with boundary lines](#) and street names.

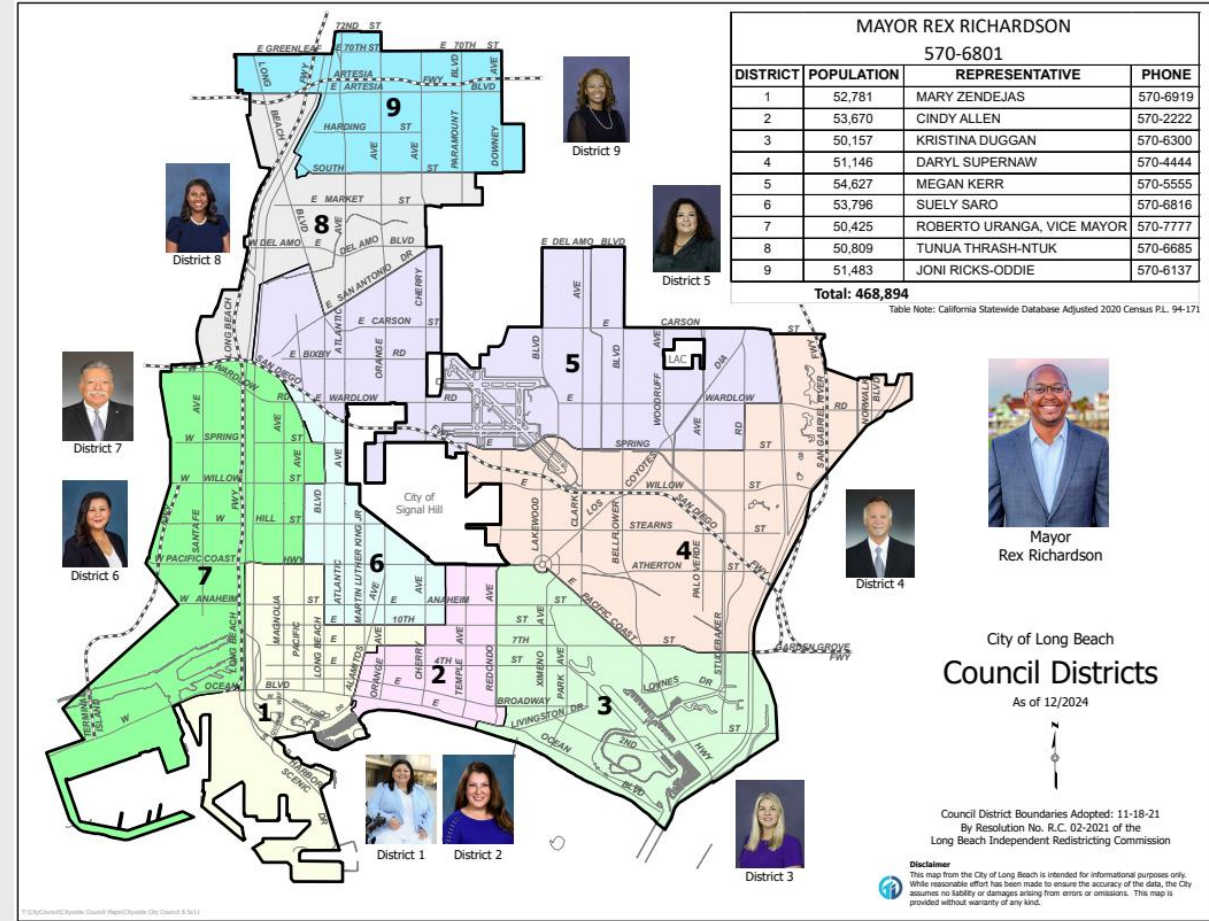
Access the [Los Angeles County Registrar's web site](#) to find your City Council District as well as other local, state and national districts for your residence or business.

LEGISLATIVE BRANCH

- Mayor - Rex Richardson
- District 1 - Mary Zendejas
- District 2 - Cindy Allen
- District 3 - Kristina Duggan
- District 4 - Daryl Supernaw
- District 5 - Megan Kerr
- District 6 - Suely Saro
- District 7 - Roberto Uranga
- District 8 - Tunua Thrash-Ntuk
- District 9 - Joni Ricks-Oddie

CITY-WIDE ELECTED OFFICIALS

- City Attorney - Dawn McIntosh
- City Auditor - Laura L. Doud
- City Prosecutor - Doug Haubert



MAYOR REX RICHARDSON
570-6801

DISTRICT	POPULATION	REPRESENTATIVE	PHONE
1	52,781	MARY ZENDEJAS	570-6919
2	53,670	CINDY ALLEN	570-2222
3	50,157	KRISTINA DUGGAN	570-6300
4	51,146	DARYL SUPERNAW	570-4444
5	54,627	MEGAN KERR	570-5555
6	53,796	SUELY SARO	570-6816
7	50,425	ROBERTO URANGA, VICE MAYOR	570-7777
8	50,809	TUNUA THRASH-NTUK	570-6685
9	51,483	JONI RICKS-ODDIE	570-6137
Total: 468,894			

Table Note: California Statewide Database; Adjusted 2020 Census PL 94-171

City of Long Beach Council Districts
As of 12/2024

Council District Boundaries Adopted: 11-18-21
By Resolution No. R.C. 02-2021 of the Long Beach Independent Redistricting Commission

Disclaimer:
This map from the City of Long Beach is intended for informational purposes only. While reasonable effort has been made to ensure the accuracy of the data, the City assumes no liability or damages arising from errors or omissions. This map is provided without warranty of any kind.

<https://www.longbeach.gov/officials/>

Boundary Map

To Qualify for a Mills Act Contract Property must:

- Must be a:
 - ✓ Historic landmark building
 - ✓ Contributing building in historic district
 - ✓ Become a landmark
- Not be exempt from property taxation
- Not be delinquent in paying property tax
- Meet the valuation limits for property type

LANDMARKS

COMMUNITY DEVELOPMENT

LBCD Home About Us Services Resources & Forms Programs & Projects Maps

Home » Community Development » Planning Bureau » Historic Preservation

HISTORIC PRESERVATION

Historic preservation is important because various styles of architecture from our past tell a story about the cultures and values that serve as the building blocks of our City today. That's why the City Council designates historic landmarks, districts, and objects by city ordinance if they have historical or architectural value and have preserved the integrity of the original exterior and materials.

To serve this purpose, the City has adopted design guidelines for designated buildings to guide rehabilitation and additions in order to retain the building's original design features and ensure compatibility between the old and the new. Known as the Secretary of the Interior's Standards for the Treatment of Historic Properties, these guidelines are used in local communities throughout the country.

In addition, with the help of the community, the City is developing historic district design guidelines that impact how you care for, remodel, or possibly expand your home. We welcome your participation as we strive to protect the character of our historic districts. To date, the Cultural Heritage Commission has adopted design guidelines for 18 historic districts throughout the City.

POSTCARD MAILING

The City of Long Beach Planning Bureau recently mailed out the postcard to all owners of properties located in historic districts or designated historic landmark buildings. The postcard is intended to provide an annual reminder to all owners of the some of the unique requirements required for the continued preservation of historic properties. Many general questions can also be answered in the Historic District Design Guidelines portion of this website. However, if you have more specific questions, please call the Planning Bureau at 562.570.6194 to speak to a historic planner or email our office at historicpreservation@longbeach.gov.

City of Long Beach
Historic District & Historic Landmark Requirements

Search LBCD

HELPFUL QUICK LINKS

- HISTORIC DISTRICT DESIGN GUIDELINES
- HISTORIC DISTRICTS
- HISTORIC LANDMARKS**
- CERTIFICATE OF APPROPRIATENESS
- CULTURAL HERITAGE COMMISSION
- HISTORIC PRESERVATION RESOURCES
- LONG BEACH HISTORY
- MARK THE MAP
- MILLS ACT

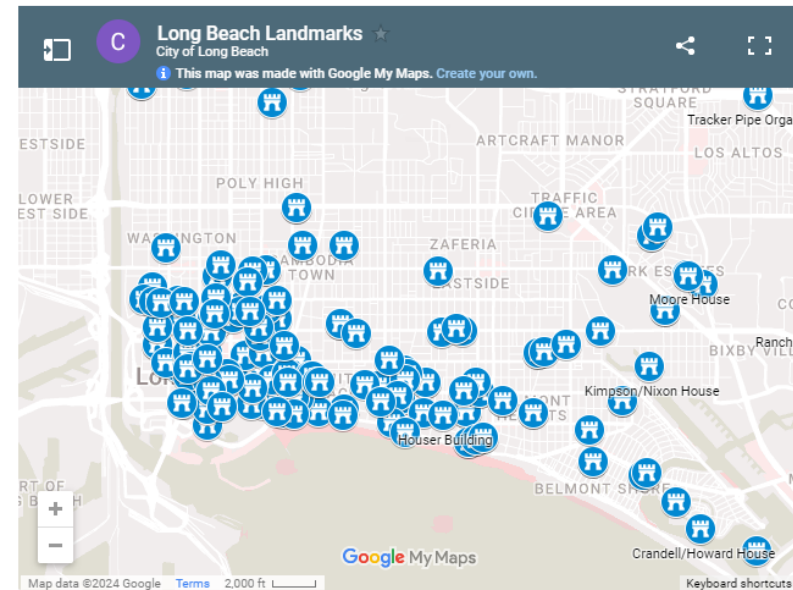
HISTORIC PRESERVATION CONTACT

(562) 570-6194
historicpreservation@longbeach.gov

HISTORIC LANDMARKS

By preserving and celebrating landmarks of the past, we remember the cultures and values that serve as the building blocks of our City today. That's why the City Council designates historic landmarks, districts, and objects by city ordinance if they have historical and/or special architectural value and have preserved the integrity of the original exterior and materials. There are more than 100 historic landmarks in Long Beach – below is a comprehensive list in alphabetical order.

Did you know Long Beach has over 100 historic landmarks? Check out the map below to see where they all are and find out more about their history and architecture.



Search LBCD

HELPFUL QUICK LINKS

- HISTORIC PRESERVATION
- HISTORIC DISTRICT DESIGN GUIDELINES
- HISTORIC DISTRICTS
- HISTORIC LANDMARKS
- CERTIFICATE OF APPROPRIATENESS
- CULTURAL HERITAGE COMMISSION
- HISTORIC PRESERVATION RESOURCES
- LONG BEACH HISTORY
- HISTORIC CONTEXT STATEMENTS

HISTORIC PRESERVATION CONTACT

(562) 570-6194
historicpreservation@longbeach.gov
411 W. Ocean Blvd., 3rd Floor
Long Beach, CA 90802
M: 8:00 AM - 4:00 PM
T: 8:00 AM - 4:00 PM
W: 9:00 AM - 4:00 PM

<https://www.longbeach.gov/lbcd/planning/preservation/>

CONTRIBUTING RESOURCE IN HISTORIC DISTRICT

What is a Contributing Resource?

Structures built during period of significance of the historic district

- Period of Significance found in the District Ordinance
- No comprehensive list or formal map
- If unclear – Ask City Staff

The screenshot shows the 'COMMUNITY DEVELOPMENT' website. The main content area is titled 'HISTORIC PRESERVATION' and contains text about the importance of historic preservation and the City's design guidelines. A search bar is located at the top right. A sidebar on the right contains a 'HELPFUL QUICK LINKS' section with several blue buttons: 'HISTORIC DISTRICT DESIGN GUIDELINES', 'HISTORIC DISTRICTS' (circled in red), 'HISTORIC LANDMARKS', 'CERTIFICATE OF APPROPRIATENESS', 'CULTURAL HERITAGE COMMISSION', 'HISTORIC PRESERVATION RESOURCES', 'LONG BEACH HISTORY', 'MARK THE MAP', and 'MILLS ACT'. At the bottom of the sidebar is a 'HISTORIC PRESERVATION CONTACT' section with a phone number and an email address.

LANDMARK REQUEST AND MILLS ACT CONTRACT

Combination Mills Act / Landmark Application

- Properties will be evaluated for both Mills Act and Landmark eligibility. Only properties consistent with both programs will be recommended for contracts.
- The age of a structure does not necessarily guarantee it is eligible as a landmark.
- The fact a home is within a historic district also does not guarantee that it is eligible.
- To be eligible for landmark designation a property must:
 - Be associated with events that have made a significant contribution to the broad patterns of the City's history; or
 - Be associated with the lives of persons significant in the City's past; or
 - Be associated with the distinctive characteristics of a type, period or method of construction, or it represents the work of a Master or it possesses high artistic value.
 - It has yielded, or may be likely to yield, information important in prehistory or history.


State of California - The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD		Primary # _____ HRI # _____ Trinomial _____ NRHP Status Code <u>IS</u>
Other Listings _____ Review Code _____	Reviewer _____	Date _____
Page <u>1</u> of <u>2</u> *Resource Name or #: (Assigned by recorder) <u>Bryson Apartments</u>		
P1. Other Identifier: _____		
*P2. Location: <input type="checkbox"/> Not for Publication <input checked="" type="checkbox"/> Unrestricted *a. County <u>Los Angeles County</u> and (P2b and P2c or P2d. Attach a Location Map as necessary.)		
*b. USGS 7.5' Quad: <u>Hollywood</u> Date: <u>1996</u>		
c. Address: <u>2701 WILSHIRE BLVD</u> City: <u>LOS ANGELES</u> Zip: <u>90057</u>		
d. UTM: (Give more than one for large and/or linear resources) Zone: _____ mE/ _____ mN		
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: _____ APN: <u>5141010007, 9s Clas Rev Apt</u>		
*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) updated		
*P3b. Resource Attributes: (List attributes and codes) <u>HP03</u>		
*P4. Resources Present: <input checked="" type="checkbox"/> Building <input type="checkbox"/> Structure <input type="checkbox"/> Site <input type="checkbox"/> District <input type="checkbox"/> Element of District <input type="checkbox"/> Other (isolates, etc.)		
P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)		
		P5b. Description of photo: (View, data, accession #) <u>12/12/08</u>
*P6. Date Constructed/Age and Sources: <input checked="" type="checkbox"/> Historic <input type="checkbox"/> Prehistoric <input type="checkbox"/> Both <u>1914</u> Assessor _____		
*P7. Owner and Address: <u>BRYSON FAMILY APARTMENTS L.P.</u> <u>1200 WILSHIRE BLVD (STE 307)</u> <u>LOS ANGELES, CA 90017</u>		
*P8. Recorded by: <u>Tanya Sorrell</u> <u>LSA Associates</u> <u>1500 Iowa Ave., Suite 200</u> <u>Riverside, CA 92507</u>		
*P9. Date Recorded: <u>12/12/2008</u>		
*P10. Survey Type: (Describe) <u>Intensive</u>		
*P11. Report Citation: (Cite survey report and other sources or enter "none.") <u>LSA Associates, Inc. Historic Resources Survey of the Westlake Recovery Redevelopment Area. Prepared for the Community Redevelopment Agency of the City of Los Angeles in collaboration with Chaitel Architecture (lead) and PCR Services Corporation, March 2009.</u>		
*Attachments: <input type="checkbox"/> None <input type="checkbox"/> Location Map <input type="checkbox"/> Sketch Map <input checked="" type="checkbox"/> Continuation Sheet <input type="checkbox"/> Building, Structure, and Object Record <input type="checkbox"/> Archeological Record <input type="checkbox"/> District Record <input type="checkbox"/> Linear Feature Record <input type="checkbox"/> Milling Station Record <input type="checkbox"/> Rock Art Record <input type="checkbox"/> Artifact Record <input type="checkbox"/> Photograph Record <input type="checkbox"/> Other (List): _____		
DPR 523A (1/95)		*Required Information

PRIORITY CONSIDERATION

Priority consideration will be given to:

- Unique or important historic structures in particularly poor condition and in need of significant restoration, including properties that are associated with underrepresented communities in Long Beach or identified in the City's Suburbanization and Race Historic Context Statement
- Potential landmark properties not within designated landmark districts
- Applications that include local (Long Beach) labor or materials component in the Work Plan

CITY OF LONG BEACH
Community Development Department
Planning Bureau
411 W. Ocean Boulevard, 2nd Floor, Long Beach, CA 90802
562.570.6194 | longbeach.gov/lbcd



Mills Act Priority Consideration Criteria Worksheet

The following Priority Considerations were recommended by the City of Long Beach Cultural Heritage Commission in October 2014 and approved by the City Council in January 2015. Eligible and complete applications with the following characteristics will be given priority consideration for receiving a Mills Act contract.

1. Is your property a unique or important historic structure that is in particularly poor condition and in need of significant restoration, regardless of location?

Yes No

Please describe the significant restoration needed:

2. Applications that include a local (Long Beach) component for labor or materials in the workplan will be given priority. Does your application meet this criteria?

Yes No

Please describe the local resources your project may utilize in your workplan:

3. Potential new landmark properties not within a designated historic district will be given priority. Is your property a potential new landmark not within designated historic district?

Yes No

Please describe how your property may qualify for a potential new landmark:

Page 1 of 2 Revised 01/2025

Preparing the Rehabilitation/Restoration/ Maintenance Plan

**Use the template: Detailed Workplan and
Schedule**

REHABILITATION / RESTORATION PLAN

The Proposed Work Shall:

- Be consistent with the Secretary of the Interior's Standards for Rehabilitation
- Be consistent with the applicable Historic District Ordinance and Design Guidelines
- Extend the life of the historic structure

CITY OF
LONG BEACH

Community Development Department
Planning Bureau
411 W. Ocean Boulevard, 2nd Floor, Long Beach, CA 90802
562.570.6194 | longbeach.gov/lbcd



Mills Act Restoration & Maintenance Workplan and Schedule

Use this template to develop a detailed workplan and schedule of work to be completed in the first 10 years of the contract. All work must be consistent with the Secretary of Interior's Standards for Rehabilitation. Work that is visible from the public right-of-way, corrects any critical systems or structural deficiencies, and preserves historic features of the property should be given first priority. All exterior work on historic properties requires prior City approval through a Certificate of Appropriateness. Any unpermitted work could be subject to fines, penalties, or might have to be modified, removed or redone at owner expense. Photographs of existing conditions of the building features where work is proposed must be included in application. Proposed work using local vendors for materials and/or labor may receive priority consideration. Please include additional sheets as necessary.

Address:

Year of Completion: Photographs Attached to Application

Description of Building Feature:

Will local Long Beach vendors for materials or labor be used? Yes No

If Yes, Please Describe:

Detailed Description of proposed work:

Page 1 of 3

Revised 12/2024

REHABILITATION/RESTORATION PLAN

Consistency with Secretary of the Interior's Standards - Standards for Rehabilitation

The Secretary of the Interior's Standards for the Treatment of Historic Properties address four treatments: preservation, **rehabilitation**, restoration, and reconstruction.

- See Appendix of Application Guide
- <https://www.nps.gov/orgs/1739/secretary-standards-treatment-historic-properties.htm>

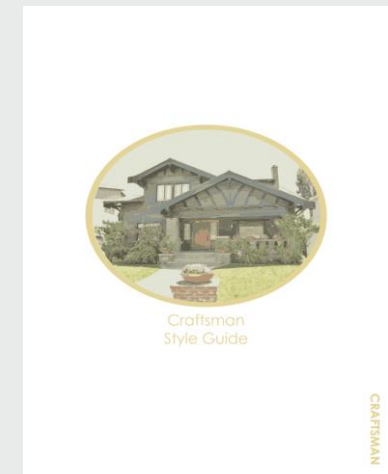
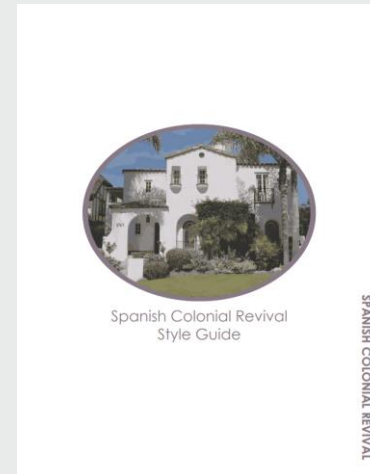
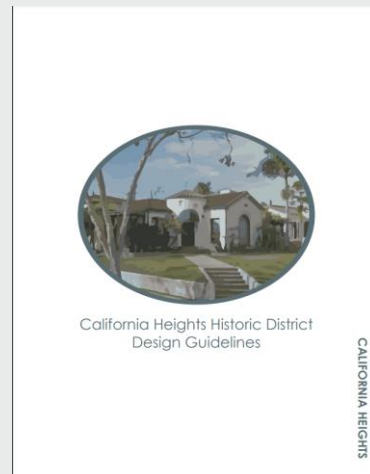


REHABILITATION/RESTORATION PLAN

Consistency with the Historic District Ordinance and Design Guidelines

The guidelines are intended to provide an instructive framework for sensitive changes to historic properties, such as the restoration, remodel, or possible expansion of your property. The guidelines also assist property owners in understanding and appreciating the historic character of the buildings and districts in which they are located.

<https://www.longbeach.gov/lbcd/planning/preservation/districts/guidelines/>



REHABILITATION/RESTORATION PLAN



Priority Restoration Work:

- Visible from the public right-of-way
- Corrects any critical systems or structural deficiencies
- Reverses inappropriate alterations
- Preserves the historic features of the property
- Work Plan is a 10-Year Plan beginning Jan 2027 through 2037

SAMPLE WORK PLAN ITEMS



- Window Restoration
- Window Replacement to original
- Wood siding restoration
- Electrical upgrades

- Plumbing upgrades
- Seismic retrofit
- Painting

WORK PLAN ITEMS NOT ELIGIBLE



- Work inconsistent with the Standards
- Additions or remodel work
- Solar Panels
- Pools
- Built in BBQs




- Interior Remodels
- ADUs
- Vinyl Windows
- Adding features not original to building
- Anything that is not restoration or rehabilitation

Include information such as:

- Building Dimensions
- Total counts – 8 Windows
- Paint Colors
- Building Colors

CITY OF LONG BEACH
Community Development Department
Planning Bureau
411 W. Ocean Boulevard, 2nd Floor, Long Beach, CA 90802
562.570.6194 | longbeach.gov/lbcd



Mills Act Restoration & Maintenance Workplan and Schedule

Use this template to develop a detailed workplan and schedule of work to be completed in the first 10 years of the contract. All work must be consistent with the Secretary of Interior's Standards for Rehabilitation. Work that is visible from the public right-of-way, corrects any critical systems or structural deficiencies, and preserves historic features of the property should be given first priority. All exterior work on historic properties requires prior City approval through a Certificate of Appropriateness. Any unpermitted work could be subject to fines, penalties, or might have to be modified, removed or redone at owner expense. Photographs of existing conditions of the building features where work is proposed must be included in application. Proposed work using local vendors for materials and/or labor may receive priority consideration. Please include additional sheets as necessary.

Address: 123 Any Street

Year of Completion: 2026 Photographs Attached to Application

Description of Building Feature: Wood Windows Main Elevation

Will local Long Beach vendors for materials or labor be used? Yes No

If Yes, Please Describe:

AAAA Long Beach Window Company will be providing labor, equipment and supplies for this work item.

Detailed Description of proposed work:

Scrape and repaint windows on main elevation. Repair existing historic hardware.

PHOTOGRAPHS / DIGITAL FILES

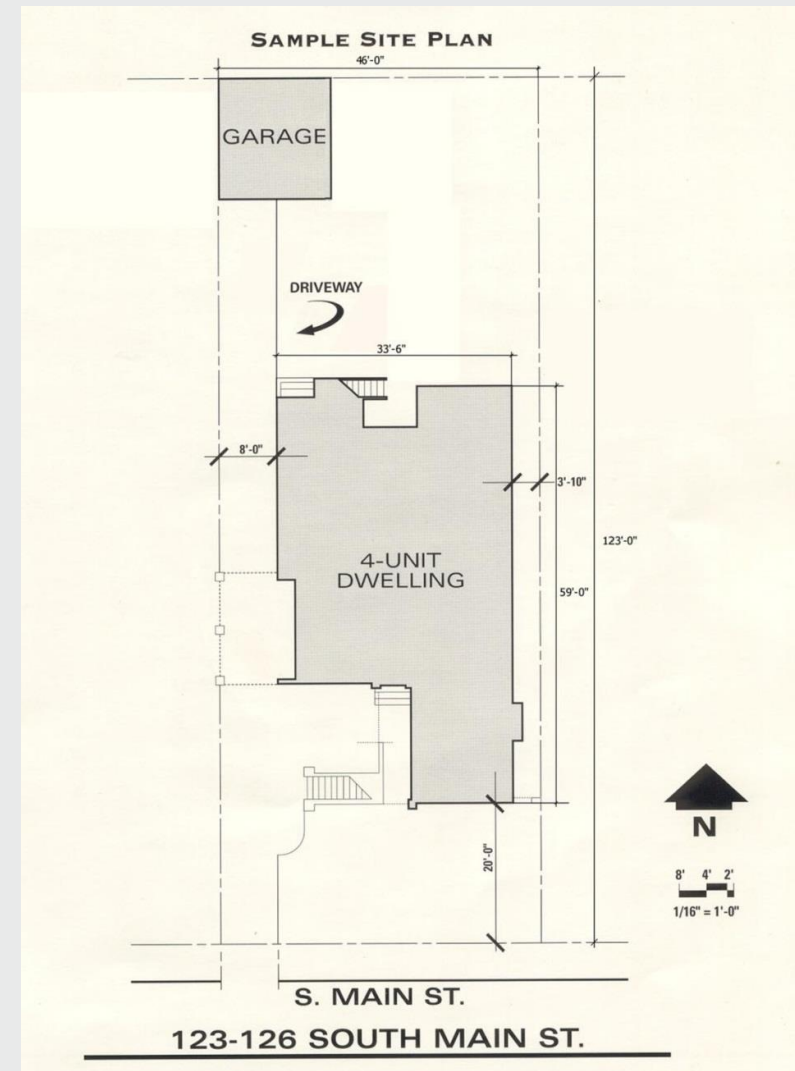
Digital Files of Photographs

- Building Exteriors
 - Overall view of the property as viewed from the street
 - Overall view of the front, rear, and sides of all buildings
 - Closer view of each exterior historic feature
- Building Interiors (for Multifamily, Mixed-Use, or Non-Residential Properties only)
 - Overall view of each common or publicly accessible interior area (Lobby)
 - Closer view of each interior historic feature in any common or publicly accessible areas



Digital Site Plan

- 8 ½ x 11-inch site plan, drawn to scale
- Locations of all buildings on the property
- Abutting street names
- North arrow
- Building and site dimensions















DIGITAL FILE ORGANIZATION

*****Submit Hardcopy of the application form along with a storage device (flash/thumb drive) that contains all other required documentation*****

Organization of Digital File

Please use the example here to organize your digital files.

*****Label your storage device*****

- ✓  Mills Act Application Digital File Organization
 -  Mills Act Application Checklist
- ✓  Mills Act Detailed Workplan and Schedule
 -  Work Item #1 & Photographs
 -  Work Item #2 & Photographs
 -  Work Item #3 & Photographs
-  Mills Act Grant Deed
-  Mills Act Landmark Nomination Application
-  Mills Act Matrix of Condominium Owners
-  Mills Act Photographs of Property
-  Mills Act Priority Consideration Criteria Worksheet
-  Mills Act Property Site Plan

RESEARCH HELP

- **Building Permit Search**
- https://citydocs.longbeach.gov/WebLink/CustomSearch.aspx?SearchName=PermitSearch2021&gl=1*gv5doq*ga*MzgwODM3ODcuMTY3OTY5NjMxNA..*gaDH0765KYTY*MTcwNzQyMjcxMS4yODcuMS4xNzA3NDIyNzIzLjQ4LjAuMA..
- **Long Beach Public Library Digital Archive** -
<https://lbpl.contentdm.oclc.org/digital/>
 - Long Beach City Directories
 - Long Beach High School Yearbooks
 - Long Beach Historic Photos
- **LBPL History Index**
<http://innopac.lbpl.org:81/search~S3>

CITY OF LONG BEACH

Questions: Contact us at (562) 570-5237 or visit the Development Permit Center at Long Beach City Hall. At this time, NOT ALL street addresses or permit records are available on this search webpage. Some records may not be indexed. Please review all permits within each group. Do not enter the fractional part of any street address. Also do not enter any direction, prefix, or suffix. Certain projects may have been permitted under a different street name. View the list of street names.

Example: Address Number Street Name

Address Number

Address Name

Keyword History Index



Stories from local newspapers -- the Long Beach Press Telegram, the Press, the Press Telegram, and several weekly newspapers -- are indexed in the Long Beach Public Library History Index, along with selected magazine articles, pamphlets, and documents.

The index is best searched by keywords, for example "Bixby family" or "cyclone racer". Most of the articles indexed can be found on microfilm at the Main Library.



Long Beach City Directories

A selection of Long Beach City Directories, published by Polk and other companies. For more information, please visit the LBPL History page.



Long Beach Photos

The Long Beach Photo Collection focuses on the history of Long Beach, California. The collection contains over 100 years of Long Beach-related images, some of which have never been seen publicly before. The collection includes photos from the Winstead and Inman Companies, Shades of Long Beach Program, City Photographer, Parks and Recreation Department, and hundreds of images from private citizens and...



Long Beach High School Yearbooks

The Long Beach High School Yearbook Collection contains a portion of our oldest Long Beach high school yearbooks. Those yearbooks digitally available range from the 1900s - 1950s. These extensive, cover-to-cover yearbook files are entirely keyword and name searchable. Schools represented are David Starr Jordan, Polytechnic, and Woodrow Wilson High Schools.

RECAP

Filing Deadline - March 20, 2026, by 3 p.m.

Cultural Heritage Commission – May / June 2026

City Council – Summer / Fall 2026

Mills Act Contract Recordation with Los Angeles County Recorder's office – December 2026

Contract Effective Date January 1, 2027

ALL WORK TO START IN 2027

Workplan period is from 2027 to 2037

Work does not qualify if it starts prior to contract starting date

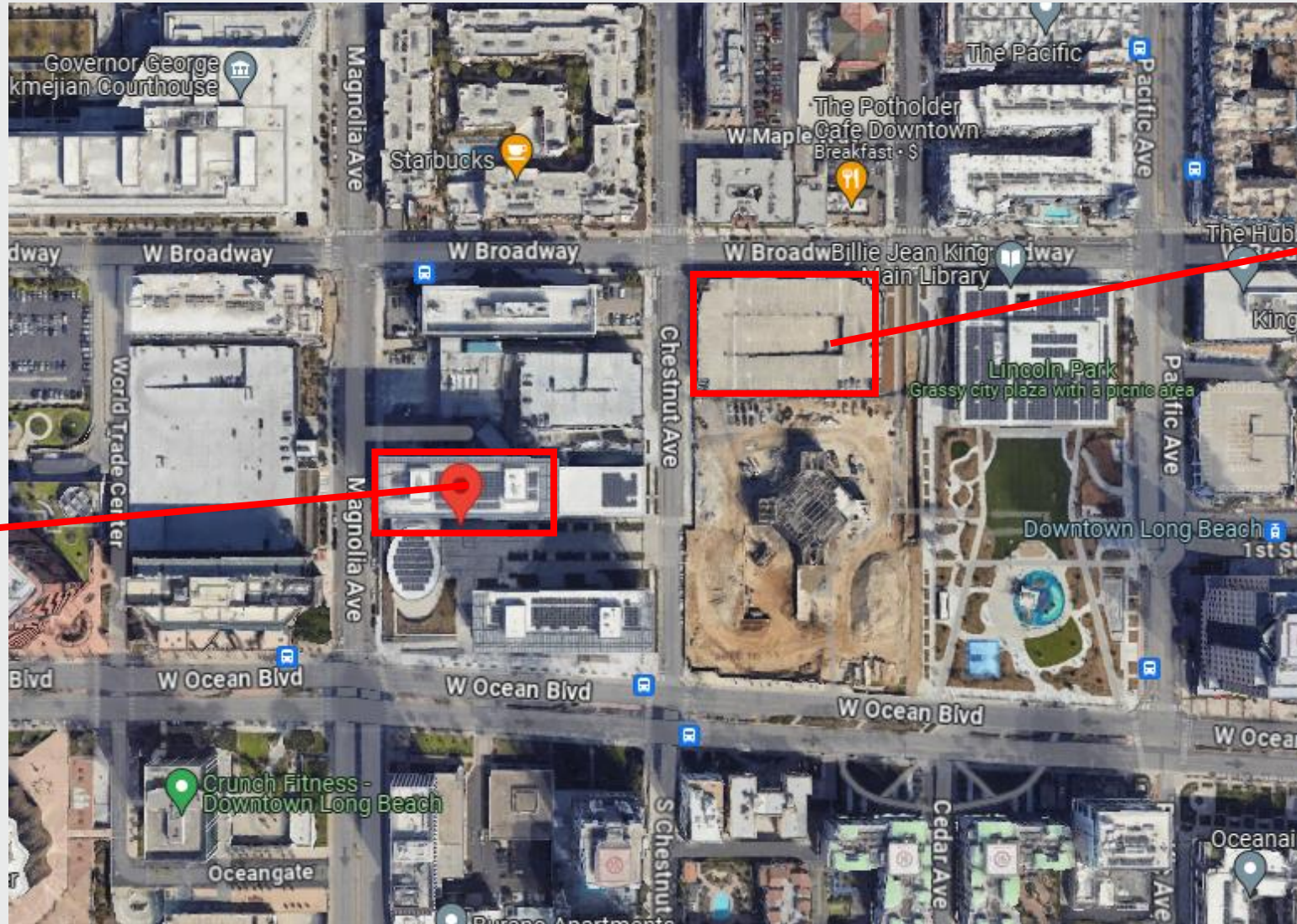
- Applications must be filed in person (do not mail) at the 2nd Floor Permit Center at the Planning counter
- Fee is \$1,026.75, check made payable to "City of Long Beach" or credit/ATM card

CITY HALL MAP

Civic Center Parking Structure

Enter from Broadway

City Hall



Parking
Structure

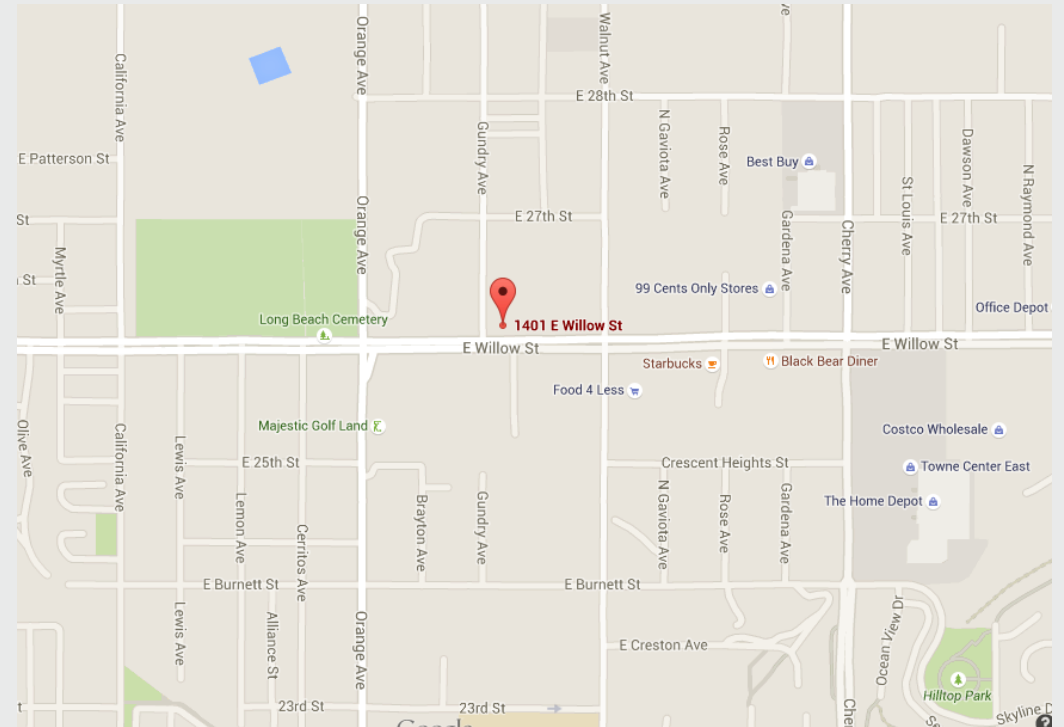
Los Angeles County Assessor

1401 E. Willow St.

Signal Hill, CA 90755

(562) 256-1701

southdistrict@assessor.lacounty.gov





Thank you

Q&A

Gina Casillas, Planner

**Community Development Department
Planning Bureau**

Contact: (562) 570-6194

MillsAct@longbeach.gov