

RESOLUTION

WHEREAS, the subject property is located within the area covered by the Wilmington-Harbor City Community Plan ("Community Plan"), which was adopted by the City Council on July 14, 1999; and

WHEREAS, the applicant is proposing to revitalize a blighted, abandoned residential property that previously was used for Naval housing by constructing a 700 unit residential project along Western Avenue that will meet the housing needs of community members of varying income levels; and

WHEREAS, to carry out the above-referenced project, the applicant has requested a General Plan Amendment to (a) change the land use designation for the subject property from Low Residential and Open Space to Low Medium II Residential within the Wilmington-Harbor City Community Plan; (b) amend the General Plan Generalized Land Use Map for the Community Plan area to modify footnote 2 to exclude the PVSP zone from the maximum height of 30 feet from the adjacent grade; and (c) amend the General Plan Generalized Land Use Map for the Community Plan area to include a footnote establishing the Ponte Vista at San Pedro Specific Plan as the land use regulatory document for the Project Site, and to designate the Ponte Vista at San Pedro Specific Plan area on the Community Plan Specific Plan Area Map and provide for correspondence of Low Medium II Residential designation with the Ponte Vista at San Pedro Specific Plan zoning designation; and

WHEREAS, the City Planning Commission at its meeting of November 14, 2013, approved the foregoing General Plan Amendment; and

WHEREAS, the General Plan Amendment is necessary to achieve and maintain consistency between zoning and the adopted Community Plan as required by California State law; and

WHEREAS, pursuant to the provisions of the Los Angeles City Charter, the Mayor and the City Planning Commission have transmitted their recommendations; and

WHEREAS, the requested General Plan Amendment is consistent with the intent and purpose of the Wilmington-Harbor City Community Plan to designate land uses in an orderly and unified manner; and

WHEREAS, the subject request would provide for a more logical and uniform pattern of planned land use development that is compatible with surrounding land use designations on the General Plan; and

WHEREAS, the project has been reviewed by Environmental Impact Report, SCH No. 2010101082, in accordance with the City's Guidelines for implementation of the California Environmental Quality Act ("CEQA") by the City Planning Department.

NOW, THEREFORE, BE IT RESOLVED that the Community Plan shall be amended as shown on the attached General Plan Amendment Map.

BE IT RESOLVED that the Community Plan shall be amended by modifying footnote 2 to the General Plan Land Use Map as follows:

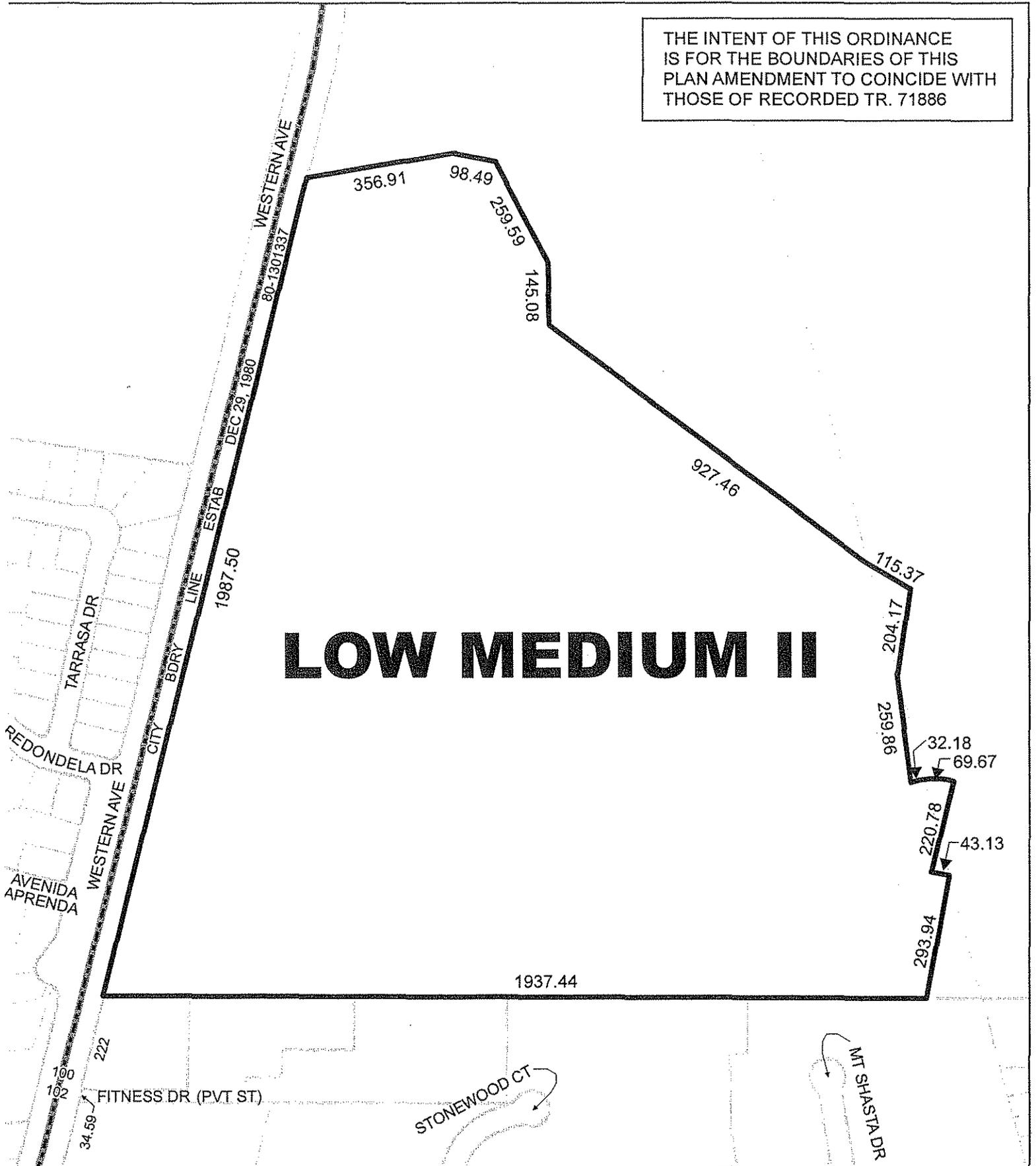
“Maximum height of 30 feet from adjacent grade except for the PVSP zone.”

BE IT FURTHER RESOLVED that the Community Plan shall be amended by adding footnote 26 to the General Plan Land Use Map as follows:

“The Ponte Vista at San Pedro Specific Plan Zone (PVSP) shall be a corresponding zone with respect to the Low Medium II Residential land use designation and, notwithstanding the above footnotes, the FAR, height, and other development standards within the Ponte Vista at San Pedro Specific Plan area zoned PVSP shall be those set forth in the Ponte Vista at San Pedro Specific Plan.”

THE INTENT OF THIS ORDINANCE IS FOR THE BOUNDARIES OF THIS PLAN AMENDMENT TO COINCIDE WITH THOSE OF RECORDED TR. 71886

LOW MEDIUM II



PONTE VISTA SPECIFIC PLAN

— Pointe Vista Specific Plan Boundary

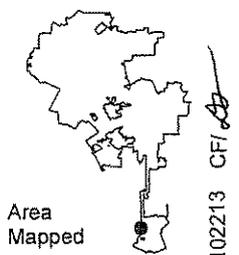


Data Sources: Department of City Planning, Bureau of Engineering



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WILMINGTON - HARBOR CITY



Area Mapped

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