

RESOLUTION

WHEREAS, any official position of the City of Los Angeles with respect to legislation, rules, regulations or policies proposed to or pending before a local, state or federal governmental body or agency must have first been adopted in the form of a Resolution by the City Council with the concurrence of the Mayor; and

WHEREAS, on March 26, 2015, Assembly Bill 744 was amended to prohibit any city, county or city and county in California from requiring a vehicular parking ratio for a housing development, when such a development is within one-half mile of a transit stop, is a senior housing development, or is a special needs housing development; and

WHEREAS, according to the bill's Local Government Committee analysis, the minimum parking requirements do not reflect the actual demand for parking spaces at housing developments; and

WHEREAS, even the American Planning Association, which supports the bill, contends that the bill does not address whether a reduction in parking requirements should include a parking study completed by the developer to support the need for reduced parking, whether the definition of a transit stop is too broad, whether the definition of special needs housing is too broad, and whether it is clear that to qualify for the reduced parking the project must include affordable units.

WHEREAS, AB 744 assumes that senior housing and special needs housing should require fewer parking spaces under the assumption that residents will drive less, however many may have unique needs that require specialized vehicles for transportation, and such residents may be uniquely unable to utilize public transportation; and

WHEREAS, without requiring a parking study, AB 744 may deprive residents of new housing developments of critically needed parking; and

WHEREAS, AB 744 unnecessarily interferes with the ability of the City to impose conditions on developers to adequately provide parking amenities for residents.

NOW, THEREFORE, BE IT RESOLVED, with the concurrence of the Mayor, that by the adoption of this Resolution, the City of Los Angeles hereby includes in its 2015-2016 State Legislative Program OPPOSITION to Assembly Bill 744, which would interfere with the City's ability to impose parking requirements on developers for housing projects.

Presented by: Paul Krekorian
PAUL KREKORIAN
Councilmember, 2nd District

Seconded by: [Signature]

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AUG 7 2015
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