


MOTION

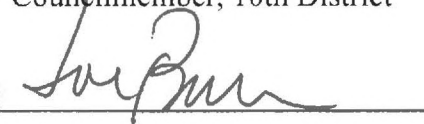
In discretionary applications with the City Planning Department, the Los Angeles Municipal Code requires dedication and improvement of public streets as a condition of the Planning Department discretionary approval for most developments in multi-family residential zones and in all nonresidential zones in cases where the street is not fully dedicated and/or improved to designated standards. Tentative Tract Map No.74641 and CPC No. 2016-3899 have been filed in this area. While Exposition Place is designated by the Mobility Plan as a Local Street, it is currently and has been for decades improved and utilized as an alley, with a variable 20' Right-of-Way between Degnan Avenue and 9th Avenue.

There are several low-rise residential properties zoned R2 which have rear garages along the south side of Exposition Place, with property lines that extend from Rodeo Road to Exposition Place. These properties will never dedicate and improve their half roadway to Local Street standards. The existing buildings make full widening of Exposition Place as a Local Street infeasible and creates an undue hardship for the properties on the north side of Exposition Place to assume dedication and improvement responsibilities.

Given that Exposition Place effectively functions as an alley that serves a limited number of residential properties, the widening of Exposition Place would provide no circulation benefit and would create an undesirable pattern of urban design that would inhibit beneficial development.

I THEREFORE MOVE that the City Planning Department with the assistance of the Bureau of Engineering be instructed under Tentative Tract Map No.74641 and CPC No. 2016-3899 to impose dedication and improvement requirements on Exposition Place between 9th Avenue and Degnan Avenue based on public alley standards, in order to facilitate new residential development and economic investment in the community.

PRESENTED BY: 
 HERB J. WESSON, JR.
 Councilmember, 10th District

SECONDED BY: 


 dhp

JAN 25 2017

ORIGINAL