

FINDINGS, PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT, and RESOLUTION relative to the Southeast Los Angeles Community Plan Update.

Recommendations for Council action:

1. **ADOPT** the accompanying **RESOLUTION**, as recommended by the Mayor and the Los Angeles City Planning Commission (LACPC), that does the following:
 - a. Finds, based on independent judgment of the decision-maker, after consideration of the entire administrative record, that the project was assessed in the previously certified Environmental Impact Report (EIR) No. ENV-2008-1780-EIR, and no subsequent EIR, negative declaration, nor addendum is required for approval of the project.
 - b. Approves the General Plan amendments in the Southeast Los Angeles Community Plan Update, including amendments to the land use map and policy text of the Southeast Los Angeles Community Plan, the Long Range Land Use Diagram of the Framework Element, and the Citywide General Plan Circulation System Map of the Circulation Element (Mobility Plan 2035).
2. **ADOPT** the **FINDINGS** of the LACPC as the Findings of the Council.
3. **REQUEST** the City Attorney to prepare and present an Ordinance relative to the Southeast Los Angeles Community Plan Implementation Overlay (CPIO) District for the project area generally bounded by the Interstate 10 (Santa Monica) Freeway on the north, 120th Street and Imperial Highway on the south, Figueroa and Broadway on the west, and the Alameda Corridor and Central Avenue on the east (other Community Plan areas and various jurisdictions that are adjacent to the Southeast Los Angeles Community Plan Area [CPA] include: the South Los Angeles CPA to the west; the Central City CPA to the north; the Central City North CPA, the City of Vernon, unincorporated Los Angeles County [Florence], the City of South Gate and the City of Lynwood to the east; and, unincorporated Los Angeles County [Willowbrook] to the south), including the following amendments:
 - a. For the Transit-Oriented Development (TOD) Regional Center CPIO Subarea, increase the maximum base Floor Area Ratio (FAR) from 2.25:1 to 3:1 for non-residential projects.
 - b. For the TOD Regional Center CPIO Subarea, increase the maximum height from 12 stories to 15 stories for qualifying projects.
 - c. For the TOD High CPIO Subarea, increase the maximum FAR from 2.25:1 to 4:1 for hotel projects.
 - d. For all TOD Subareas of the CPIO, clarify that the Transit-Oriented Communities (TOC) Affordable Housing Incentive Program is an alternative option for projects that include affordable units, provided the TOC projects comply with the development standards of the CPIO.
4. **INSTRUCT** the Department of City Planning (DCP) to initiate a follow-up study of the zoning

and land use for religious institutions in the Southeast Los Angeles CPA, and provide a report back when the next meeting will be held for consideration of the ordinance by the PLUM Committee.

5. INSTRUCT the DCP to update the General Plan and appropriate maps pursuant to this action.

Applicant: City of Los Angeles

Case No. CPC-2008-1553-CPU

Related Case No: CPC-2008-1552-CPU

Related CEQA No. ENV-2008-1780-EIR

Fiscal Impact Statement: None submitted by the LACPC. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted.

TIME LIMIT FILE - NOVEMBER 27, 2017

(LAST DAY FOR COUNCIL ACTION - NOVEMBER 22, 2017)

Summary:

At a regular meeting held on November 21, 2017, the PLUM Committee considered the Southeast Los Angeles Community Plan Update. Staff from the Department of City Planning (DCP) provided background information on the matter. After an opportunity for public comment, the Committee recommended to approve the Resolution, request the City Attorney to prepare and present the final ordinance for the Community Plan Implementation Overlay District with amendments, and instructed for DCP to report back on zoning and land use for religious institutions. This matter is now submitted to the Council for consideration.

Respectfully Submitted,



PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER:</u>	<u>VOTE:</u>
HUIZAR	YES
HARRIS-DAWSON	YES
ENGLANDER	YES
BLUMENFIELD	YES
PRICE	YES

ZHC
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-NOT OFFICIAL UNTIL COUNCIL ACTS-