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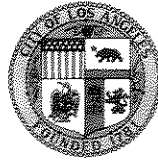
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100 S. MAIN STREET, 10<sup>TH</sup> FLOOR  
LOS ANGELES, CA 90012

SELETA J. REYNOLDS  
GENERAL MANAGER

January 31, 2018

The Honorable City Council  
City of Los Angeles  
City Hall, Room 395  
Attention: City Clerk

Subject: **ESTABLISHMENT OF PREFERENTIAL PARKING DISTRICT NO. 276 IN THE STUDIO CITY  
ARE IN COUNCIL DISTRICT 2**

At its regular meeting of December 14, 2017, the Board of Transportation Commissioners considered the evidence presented at the public hearing and approved the above-reference report. A copy of the Board's action is attached and hereby transmitted to the City Council for consideration and approval.

If you need further information, please contact, Linda Evans, Supervising Transportation Planner, Parking Permits Division, at (213) 972-4925.

Sincerely,

Jasmin San Luis  
Acting Commission Executive Assistant

JSL:jsl

Attachment


c: Linda Evans



**BOARD REPORT  
CITY OF LOS ANGELES  
DEPARTMENT OF TRANSPORTATION**

Date: December 14, 2017

To: Board of Transportation Commissioners

From: Seleta J. Reynolds,  General Manager

Subject: **ESTABLISHMENT OF PREFERENTIAL PARKING DISTRICT NO. 276 IN THE STUDIO CITY AREA IN COUNCIL DISTRICT 2**

**SUMMARY**

The Los Angeles Department of Transportation (LADOT) recommends the establishment of Preferential Parking District (PPD) No. 276 in the Studio City area of Council District (CD) 2.

**RECOMMENDATIONS**

1. FIND that the establishment of PPD No. 276, pursuant to Los Angeles Municipal Code (LAMC) Section 80.58.d, is exempt from the California Environmental Quality Act (CEQA) as a Class 1 Categorical Exemption, under Article III.1.a.3 of the 2002 Los Angeles City CEQA Guidelines.
2. FIND that the adjacent businesses and their employees from Ventura Boulevard cause adverse parking impacts on the adjacent residential blocks south of Ventura Boulevard from which the residents deserve immediate relief.
3. ADOPT the accompanying RESOLUTION establishing the boundaries of PPD No. 276, pursuant to the City Council's March 16, 2016 "Rules and Procedures for Preferential Parking Districts," to include the residential area generally bounded in a clockwise manner by the following:
  - Sunshine Terrace between Picturesque Drive and Sunshine Court
  - Berry Drive between alley south of Ventura Boulevard and Laurie Drive
  - Sunshine Terrace between Berry Drive and Fruitland Drive
  - Ridgemoor Drive between alley south of Ventura Boulevard and Berry Drive
  - Tropical Drive between alley south of Ventura Boulevard and Sunshine Terrace
  - Eureka Drive between alley south of Ventura Boulevard and dead end south of Ventura Boulevard
  - Farley Court between Sunshine Terrace and dead end south of Ventura Boulevard
  - Fruitland Drive between alley south of Ventura Boulevard (north intersection) and alley south of Ventura Boulevard (south intersection)
  - Vineland Avenue (east side) between alley south of Ventura Boulevard and Fruitland Drive
  - Vineland Avenue between Fruitland Drive and Lankershim Boulevard
  - Willow Crest Avenue between residential area south of Ventura Boulevard and dead end south of Ventura Boulevard

- Lankershim Boulevard between alley east of Ventura Boulevard and Fredonia Drive
  - Willow Crest Avenue between dead end north of Vineland Avenue and dead end south of Vineland Avenue
  - Willow Crest Place between Willow Crest Avenue and dead end north of Willow Crest Avenue
  - Terryview Drive between Willow Crest Avenue and dead end south of Willow Crest Avenue
  - Wrightwood Drive between Vineland Avenue and Wrightwood Place
  - Wrightwood Place between Wrightwood Drive and dead end north of Wrightwood Drive
  - Brill Drive between Eureka Drive and dead end south of Sunshine Terrace
  - Hendley Drive between Brill Drive and dead end south of Brill Drive
  - Decente Drive between Berry Drive and Decente Court
  - Berry Court between Berry Drive and dead end south of Berry Drive
  - Sunshine Court between Berry Drive and dead end south of Sunshine Terrace
4. AUTHORIZE the following parking restrictions for use on the residential portions of all streets in PPD No. 276:
- 2 HOUR PARKING 8 AM to 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT
  - NO PARKING 6 PM TO 8 AM; 2 HOUR PARKING, 8 AM TO 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT
  - NO PARKING 8 AM TO 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT
5. INSTRUCT LADOT to initiate the necessary procedures for the preparation and sale of parking permits to residents within PPD No. 276, as specified in Section 80.58 of the LAMC.
6. DIRECT LADOT to post or remove the authorized parking restrictions on the residential portions of the street segment enumerated in Recommendation No. 3, except for areas where parking is currently prohibited in the interest of traffic flow or public safety, upon receipt and validation of petitions containing signatures from 75 percent of the dwelling units on a street segment requesting installation or removal of the parking restriction set forth in Recommendation No. 4, after establishment of this PPD by the City Council, without further action of the City Council.

## BACKGROUND

The Preferential Parking Program is set forth in Section 80.58 of the LAMC. It provides for the establishment of a PPD by Resolution of the City Council, upon recommendation by LADOT, and authorizes the Department to promulgate rules and procedures to implement the City's Preferential Parking Program, which must be approved by the City Council. Establishment of a PPD is initiated by a request from a representative of the affected neighborhood group or by the area's Councilmember. However, the area must meet the criteria set forth in the "Rules and Procedures for Preferential Parking Districts" adopted by the City Council before establishment or expansion may be allowed.

The "Rules and Procedures for Preferential Parking Districts" approved by the City Council on March 16, 2016 allows the LADOT to recommend a PPD provided all the following conditions are met:

1. Submittal and verification of petitions requesting such action signed by the residents living in at least 75 percent of the dwelling units comprising not less than 50 percent of the developed frontage on a minimum of six blocks.
2. Determination by LADOT that at least 85 percent of the legal on-street parking spaces are occupied on a minimum of four blocks.
3. A public hearing is conducted through the Transportation Commission for the purpose of receiving comments on the preliminary findings and recommendations of LADOT.

Residents of the area designated as a PPD may purchase special parking permits. Vehicles bearing such permits are exempt from the preferential parking restrictions posted within the district for which the permit was issued. The exemption only applies to the preferential parking regulations on those signs, not to regulations of a general nature that may have been installed for traffic movement or street cleaning purposes.

Because parking is currently allowed in the area and the fact that this establishment “involves negligible or no expansion to existing use”, the establishment of the district falls within the Class 1 Categorical exemption of section 15301(c) of the State CEQA Guidelines and of the 2002 City CEQA Guidelines, Article III, 1.a.3.

## DISCUSSION

On May 24, 2017, LADOT staff had a meeting with CD 2 staff and several residents to discuss the current Preferential Parking Program and their neighborhood. The residents were seeking relief and a solution to the spillover and intrusive parking from the commercial businesses on Ventura Boulevard. Impact from non-resident vehicles coupled with minimal driveway space and parking restrictions on one side of the street resulted in the residents being unable to find parking within their own community. While alternatives were discussed, no permanent or temporary solution has been found. The only option at the time was to establish a PPD, which would exclude non-residents from the minimal on-street parking available in the area. The March 16, 2016, adoption of the Revised Rules and Procedures for Preferential Parking Districts paved the way to establish a permanent PPD.

Councilmember Paul Krekorian sent a letter to LADOT dated May 24, 2017, requesting the establishment of a new PPD (see attached).

Residents of the following blocks provided signed petitions from within the neighborhood. A block is defined as a street segment between two intersecting streets. The petitions represent more than 75 percent of dwelling units on both sides of the street and cover more than 50 percent of the developed frontage on each block:

- Sunshine Terrace between Berry Drive and Ridgemoor Drive
- Ridgemoor Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Ridgemoor Drive and Tropical Drive (11300 and 11400 blocks)
- Tropical Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Tropical Drive and Eureka Drive

LADOT recommends the boundary extended beyond the two block core area which will experience future parking problems due to spillover from posted blocks.

#### Parking Analysis

LADOT staff conducted the parking study on Monday, October 23, 2017, between 2 PM – 5 PM and determined at least 85 percent of the parking spaces on the streets listed below were occupied and satisfied the study criteria:

- Berry Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Berry Drive between Sunshine Terrace and Sunshine Court
- Berry Drive between Sunshine Court and Berry Court
- Ridgemoor Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Ridgemoor Drive and Tropical Drive (11300 and 11400 blocks)
- Sunshine Terrace between Tropical Drive and Eureka Drive

#### **FISCAL IMPACT STATEMENT**

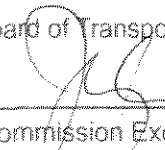
Revenue from the sale of permits will cover the cost of implementing, administering, and enforcing PPD No. 276. Additionally, violations of the posted parking restrictions may result in citation fines deposited into the General Fund.

SJR:LE:fv

#### Attachments:

Resolution  
PPD 276 Map  
Councilmember Paul Krekorian letter  
PPD Study Map

c: Councilmember Paul Krekorian, Council District 2

Approved: <u>12/14/2017</u>
Board of Transportation Commissioners

Commission Executive Assistant

## RESOLUTION

### ESTABLISHMENT OF PREFERENTIAL PARKING DISTRICT (PPD) NO. 276 IN THE STUDIO CITY AREA IN COUNCIL DISTRICT (CD) 2

WHEREAS, the Los Angeles City Council, by Ordinance No. 152,722, effective September 2, 1979, revised by Ordinance No. 157,425, effective March 18, 1983, amended by Ordinance No. 161,414, effective July 26, 1986, and further revised by Ordinance No. 171,029, effective June 1, 1996, provided for the establishment of Preferential Parking Districts by Resolution of the City Council in each case. The latest revisions were adopted by City Council on March 16, 2016, Council File 15-0600-S62, under Section 80.58 of the Los Angeles Municipal Code (LAMC); and

WHEREAS, pursuant to LAMC Section 80.58.k, the Los Angeles Department of Transportation (LADOT) promulgated "Rules and Procedures for Preferential Parking Districts", was revised by Ordinance No. 177,845, effective September 30, 2006, and an amendment by Ordinance No. 180059, adopted by the City Council on August 30, 2008, which further updated the Permit fees; and

WHEREAS, the residents living south of Ventura Boulevard are bearing the brunt of the increased parking demand from the businesses and their employees throughout the proposed PPD; which is adversely impacting the residents ability to park in front of their homes; and

WHEREAS, LADOT made the determination that the signed petitions represent residents living in more than 75 percent of the dwelling units comprising not less than 50 percent of the developed frontage on more than six blocks; and

WHEREAS, LADOT conducted parking studies, which indicated that at least four blocks in the proposed established area have a parking occupancy of at least 85 percent of the available legal parking spaces, thus meeting the criteria set forth in the "Rules and Procedures for Preferential Parking Districts"; and

WHEREAS, LADOT determined that the signatures submitted represent at least 75 percent of the dwelling units on the residential portions of the following blocks, which is sufficient to warrant the installation of the requested preferential parking restriction signs upon City Council approval of the Resolution.

- Sunshine Terrace between Berry Drive and Ridgemoor Drive
- Ridgemoor Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Ridgemoor Drive and Tropical Drive (11300 and 11400 blocks)
- Tropical Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Tropical Drive and Eureka Drive

NOW THEREFORE BE IT RESOLVED, by the City Council of the City of Los Angeles, that the Resolution be adopted by the City Council, establishing PPD No. 276 to include the street segments below:

- Sunshine Terrace between Picturesque Drive and Sunshine Court
- Berry Drive between alley south of Ventura Boulevard and Laurie Drive
- Sunshine Terrace between Berry Drive and Fruitland Drive
- Ridgemoor Drive between alley south of Ventura Boulevard and Berry Drive
- Tropical Drive between alley south of Ventura Boulevard and Sunshine Terrace





- Eureka Drive between alley south of Ventura Boulevard and dead end south of Ventura Boulevard
- Farley Court between Sunshine Terrace and dead end south of Ventura Boulevard
- Fruitland Drive between alley south of Ventura Boulevard (north intersection) and alley south of Ventura Boulevard (south intersection)
- Vineland Avenue (east side) between alley south of Ventura Boulevard and Fruitland Drive
- Vineland Avenue between Fruitland Drive and Lankershim Boulevard
- Willow Crest Avenue between residential area south of Ventura Boulevard and dead end south of Ventura Boulevard
- Lankershim Boulevard between alley east of Ventura Boulevard and Fredonia Drive
- Willow Crest Avenue between dead end north of Vineland Avenue and dead end south of Vineland Avenue
- Willow Crest Place between Willow Crest Avenue and dead end north of Willow Crest Avenue
- Terryview Drive between Willow Crest Avenue and dead end south of Willow Crest Avenue
- Wrightwood Drive between Vineland Avenue and Wrightwood Place
- Wrightwood Place between Wrightwood Drive and dead end north of Wrightwood Drive
- Brill Drive between Eureka Drive and dead end south of Sunshine Terrace
- Hendley Drive between Brill Drive and dead end south of Brill Drive
- Decente Drive between Berry Drive and Decente Court
- Berry Court between Berry Drive and dead end south of Berry Drive
- Sunshine Court between Berry Drive and dead end south of Sunshine Terrace

BE IT FURTHER RESOLVED, that upon approval of PPD No. 276 through the adoption of the Resolution, LADOT be authorized to post or remove the following preferential parking restrictions on any of the blocks within the district, without further action by the City Council, upon receipt and verification of requisite petition(s) as provided for in the adopted "Rules and Procedures for Preferential Parking Districts."

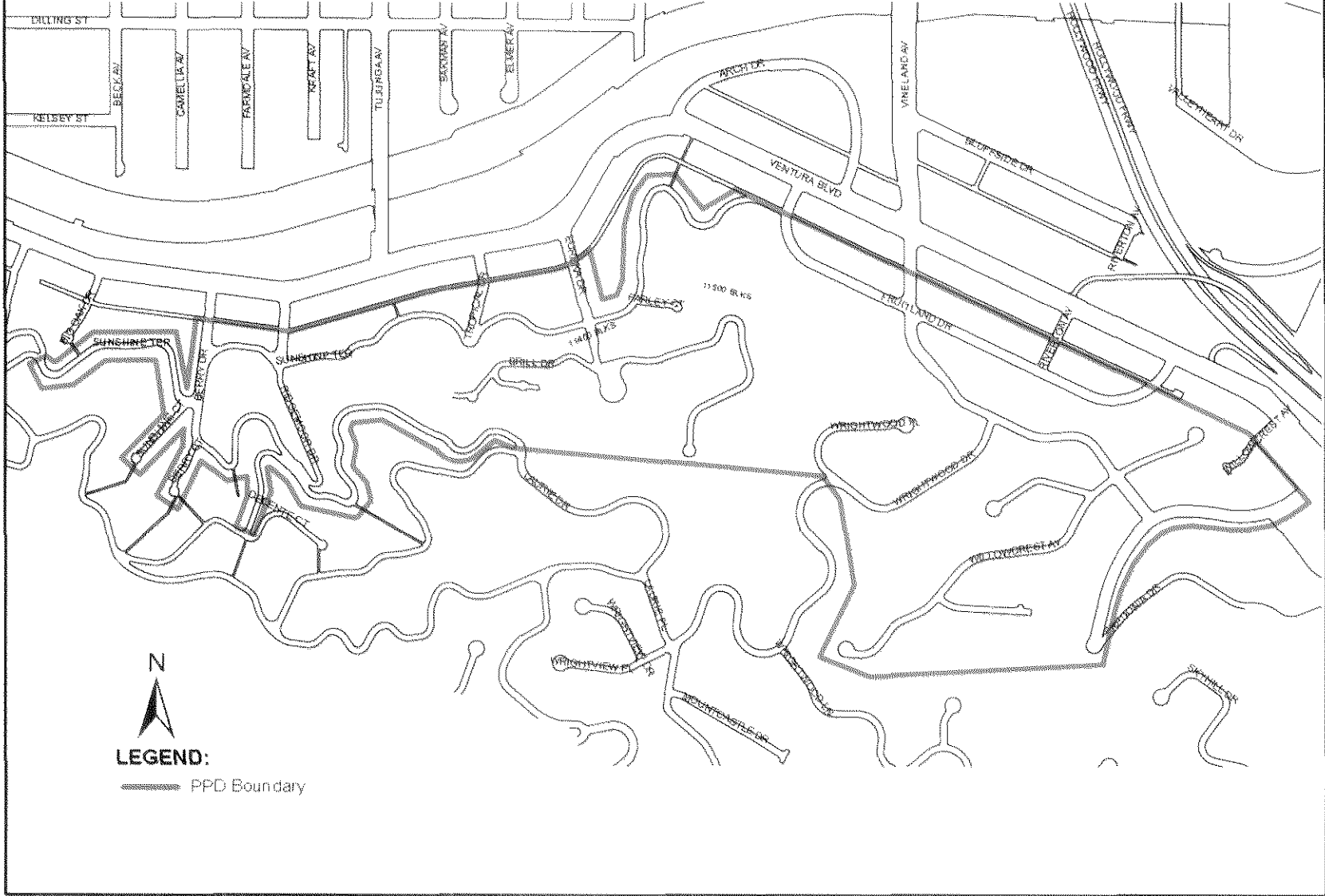
- 2 HOUR PARKING 8 AM TO 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT
- NO PARKING 6 PM TO 8 AM; 2 HOUR PARKING, 8 AM TO 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT
- NO PARKING 8 AM TO 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT

BE IT FURTHER RESOLVED, that upon approval of PPD No. 276 through the adoption of the Resolution, LADOT be authorized to post or remove "NO PARKING 6 PM TO 8 AM; 2 HOUR PARKING, 8 AM TO 6 PM; VEHICLES WITH DISTRICT NO. 276 PERMITS EXEMPT " on the following residential portions on both sides without further action by the City Council:

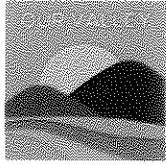
- Sunshine Terrace between Berry Drive and Ridgemoor Drive
- Ridgemoor Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Ridgemoor Drive and Tropical Drive (11300 and 11400 blocks)
- Tropical Drive between alley south of Ventura Boulevard and Sunshine Terrace
- Sunshine Terrace between Tropical Drive and Eureka Drive



**PROPOSED PREFERENTIAL PARKING DISTRICT NO. 276  
COUNCIL DISTRICT 2**







# PAUL KREKORIAN

## COUNCILMEMBER • DISTRICT 2

PAUL KREKORIAN @PAULKREKORIAN

May 24, 2017

Seleta J. Reynolds  
General Manager, LADOT  
100 S. Main Street, 10th Floor  
Los Angeles, CA 90012

### Re: Request for New Preferential Parking District

Dear Ms. Reynolds:

I hereby request that the LADOT authorize a Preferential Parking District for the Sunshine Terrace neighborhood south of Ventura Blvd in Studio City.

My staff is working with residents to address concerns that have been brought to my attention about the lack of available parking in the surrounding community as a result of the thriving businesses along Ventura Blvd. The residents of this community are seeking immediate relief from this parking issue. Creating a Preferential Parking District will allow permitted vehicles to be parked on the street and ease parking for residents and their guests.

I request that the following parking restrictions be installed on the streets listed below: "2 Hour Parking Restriction 8 am - 6 pm (Permits Exempt)" and "No Parking 6 pm - 8 am (Permits Exempt)."

The Preferential Parking District should be established at the following locations:

1. 11400 block of Sunshine Terrace (between Berry Dr. and Ridgemoor Dr.)
2. 11400 block of Sunshine Terrace (between Ridgemoor Dr. and Tropical Dr.)
3. 11300 block of Sunshine Terrace (between Tropical Dr. and Eureka Dr.)
4. 3900 block of Berry Dr. (between Sunshine Terrace and alley S/O Ventura Blvd.)
5. 3900 block of Ridgemoor Dr. (between Sunshine Terrace and alley S/O Ventura Blvd.)
6. 3900 block of Tropical Dr. (between Sunshine Terrace and alley S/O Ventura Blvd.)
7. 3900 block of Eureka Dr. (between Sunshine Terrace and alley S/O Ventura Blvd.)

Thank you in advance for accommodating this request. Should you have any questions, please contact Geoff Yazetta in my office at (818) 755-7676 or [geoffrey.yazetta@lacity.org](mailto:geoffrey.yazetta@lacity.org).

Very truly yours,

PAUL KREKORIAN  
LA City Councilmember, Second District





