

TO CITY CLERK FOR PLACEMENT ON NEXT
REGULAR COUNCIL AGENDA TO BE POSTED

#56

MOTION

FOR FRI MAY 13, 2016

On October 29, 2014 former Councilmember for the Fourth District, Tom LaBonge, introduced a motion instructing the Planning Department to initiate consideration of a General Plan Amendment and Zone Change, and other City Planning approvals if needed, including the preparation and adoption of any required ordinance, to rezone Los Angeles County Assessor's Parcel No. 5577-016-006 as open space and Los Angeles County Assessor's Parcel Nos. 5577-016-001 and 5577-016-002 as R3-1L-H.

The council file was subsequently transmitted to the Innovation, Technology, and General Services Committee and was recommended for approval on January 27, 2015 with 2 members voting for recommendation and the third councilmember being absent. On February 6, 2015 the Planning and Land Use Management Committee waived consideration of the matter. The file was then scheduled to be heard before the full Council on February 13, 2015 but was sent back to the Planning and Land Use Management Committee where it was heard on February 24, 2015, with two members recommending approval and one member absent. On March 18, 2015 the City Council passed the motion.

The owner of the properties, Ben Forat, filed an application on July 10, 2015 for a project containing 250 residential units in compliance with Council File 14-1479. The requested entitlement is for a General Plan Amendment from minimum residential, potentially 20 single family homes each on 40,000 sq. ft., to medium residential, a zone change and height district change from RE40-1-H to R3-1L-H, and a site plan review for construction of the proposed 250 units.

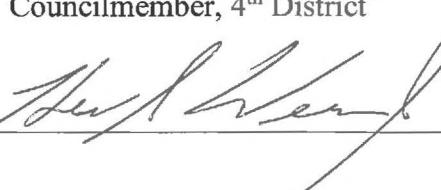
Negative perception of City Planning procedures and processes is a direct result of actions like those initiated in Council File 14-1479 by the prior council office. The proposed community benefit, the acquisition of open space and hiking trails (bordering the 101 Freeway), is one the community had no knowledge of or support for. There are significant issues involving the protection of wildlife and native plants that have not yet been considered. The owner could have filled his application for the requested entitlements, without the motion, and proceeded accordingly to develop input from the community. This request for a proposed change to the City's General Plan or zones merits more community involvement and discussion prior to commencement of environmental review under CEQA.

I THEREFORE MOVE, upon the rescission of Council's April 1, 2016 action and further hearing of the matter, the City Council RESCIND the Council Action of March 18, 2015, relative to the rezoning of two vacant parcels off of Cahuenga Boulevard adjacent to Lake Hollywood [Parcel Nos. 5577-016-001 and 5577-016-002, (CF 14-1479)].

PRESENTED BY


DAVID E. RYU
Councilmember, 4th District

SECONDED BY




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