

6/10/15

File No. 15-0622

FINAL ENVIRONMENTAL IMPACT REPORT (EIR), STATEMENT OF OVERRIDING CONSIDERATIONS, PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT, RESOLUTION and ORDINANCE FIRST CONSIDERATION relative to General Plan amendments to the Sylmar Community Plan, Transportation Element, and Long Range Land Use Diagram of the Citywide Framework Element, as part of the General Plan of the City of Los Angeles, and rezoning actions to effect changes of zone and height district for the Sylmar Community Plan area, generally bounded by the Los Angeles City boundary line on the north and east, the City of San Fernando on the south and southeast, and the Interstate (I-5) and Interstate (I-405) on the west.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CERTIFY that the Environmental Impact Report (EIR No. ENV-2006-5624-EIR) has been completed in compliance with the California Environmental Quality Act, the State Guidelines and the City Guidelines and that the City Council has reviewed the information contained therein and considered it along with other factors related to this project; that this determination reflects the independent judgment of the City of Los Angeles; and that the documents constituting the record of proceedings in this matter are located in Council file 15-0622 in the custody of the City Clerk and in the files of the Department of City Planning (DCP) in the custody of the Community Planning Bureau; and ADOPT the Environmental Impact Report.
2. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the DCP.
3. ADOPT the FINDINGS, including the Environmental Findings, of the Los Angeles City Planning Commission (LACPC) as the Findings of the Council.
4. ADOPT the accompanying RESOLUTION, as recommended by the Mayor, the Director of Planning and the LACPC, APPROVING the proposed General Plan Amendments to the Sylmar Community Plan, Transportation Element, and Framework Element, as set forth in Exhibits A, B, F, I, J and K of the LACPC report and attached to the Council file.

Applicant: City of Los Angeles

Case No. CPC-2006-5569-CPU

5. PRESENT and ADOPT the accompanying ORDINANCE (Exhibits C, G, and H of the LACPC report and attached to the Council file) to effect changes of zone and height district, as identified in the Land Use and Zone Change Map, Land Use and Zone Change Matrix, for the Sylmar Community Plan area, generally bounded by the Los Angeles City boundary line on the north and east, the City of San Fernando on the south and southeast, and the Interstate (I-5) and Interstate (I-405) on the west.
6. INSTRUCT the DCP to revise the Sylmar Community Plan Map, the Highways and Freeways Map of the Transportation Element, and the Long-Range Land Use Diagram of the Citywide Framework Element, and update the appropriate zoning maps in accordance with this action.
7. REQUEST the City Attorney to prepare and present Ordinances to:

- a. Replace the existing Sylmar Equinekeeping K Supplemental Use District and establish a new K District and new conditions, Exhibit G attached to the Council file.
 - b. Establish the Sylmar Community Plan Implementation Overlay District, Exhibit H attached to the Council file.
8. AFFIRM that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
9. AFFIRM that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

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 - AUGUST 4, 2015

(LAST DAY FOR COUNCIL ACTION – AUGUST 4, 2015)

Summary:

At the public hearing held on June 2, 2015, the Planning and Land Use Management (PLUM) Committee considered General Plan amendments to the Sylmar Community Plan, Transportation Element, and Long Range Land Use Diagram of the Citywide Framework Element, as part of the General Plan of the City of Los Angeles, and rezoning actions to effect changes of zone and height district for the Sylmar Community Plan area, generally bounded by the Los Angeles City boundary line on the north and east, the City of San Fernando on the south and southeast, and the Interstate (I-5) and Interstate (I-405) on the west. Staff from the DCP gave the Committee background information on the matter. Councilmember Fuentes spoke as well as members of the public.

After an opportunity for public comment, the Committee recommended that Council approve: the reports from the Mayor, Director of Planning, and the LACPC, the Resolution approving the proposed General Plan Amendments, and the Ordinance to effect changes of zone and height district for the Sylmar Community Plan area. This matter is now submitted to Council for its consideration.

Respectfully Submitted,

PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
HUIZAR:	YES
CEDILLO:	YES
ENGLANDER:	YES



-NOT OFFICIAL UNTIL COUNCIL ACTS-

RESOLUTION

WHEREAS, the Sylmar Community Plan was adopted by the City Council in 1974 and amended in 1978; through the General Plan/Zoning Consistency Program, as well as by limited amendments through the Periodic Plan Review Program, and last updated in 1997; and

WHEREAS, the Community Plan Update consists of amendments to the Sylmar Community Plan map and text with associated land use designation and nomenclature changes, zone and height district changes, the creation of a Community Plan Implementation Overlay (CPIO) and amended Equinekeeping "K" District, as well as related amendments to the Transportation Element and the General Plan Framework Element; and

WHEREAS, the Hearing Officer, as a representative of the City Planning Commission held a public hearing on the proposed plan on January 31, 2013; and

WHEREAS, a notice of public hearing was published in the "Daily Journal" on January 18, 2013, mailed to property owners and occupants, and distributed through the Council Office, in accordance with Section 12.32-C4 of the Los Angeles Municipal Code; and

WHEREAS, the City Planning Commission conducted a public hearing on April 25, 2013; and

WHEREAS, evidence, both written and oral, was duly presented to and considered by the City Planning Commission at the aforesaid public hearing, including but not limited to a staff report, exhibits, appendices, and public testimony; and

WHEREAS, the amendments to the Sylmar Community Plan reflect changes in land use policies that have occurred in the community since the current plan was adopted; and

WHEREAS, the City Council has reviewed and considered the Final Environmental Impact Report (FEIR) No. ENV-2006-5624-EIR in its determination of adopting the proposed plan; and

WHEREAS, pursuant to the City Charter and ordinance provisions, the Mayor and the City Planning Commission have transmitted their recommendations.

NOW, THEREFORE, BE IT RESOLVED, that the Sylmar Community Plan with associated land use designation and nomenclature changes, zone and height district changes, CPIO District adoption, Equinekeeping "K" District amendments, the Transportation Element and the General Plan Framework Element, be amended.

BE IT FURTHER RESOLVED that the Final Environmental Impact Report has been found adequate to comply with the California Environmental Quality Act and the State and City Guidelines relating thereto and, that the City Council hereby certifies the Final Environmental Impact Report and instructs that a "Notice of Determination" be filed with the Los Angeles County Clerk and the Los Angeles City Clerk, in accordance with Los Angeles Guidelines for the implementation of the California Environmental Quality Act of 1970, as amended.

ORDINANCE NO. _____

An ordinance amending Section 12.04 of the Los Angeles Municipal Code by amending the zoning map.

THE PEOPLE OF THE CITY OF LOS ANGELES DO ORDAIN AS FOLLOWS:

SECTION 1. Section 12.04 of the Los Angeles Municipal Code is hereby amended by changing the zones and zone boundaries shown upon portions of the zone map attached thereto and made a part of Article 2, Chapter 1, of the Los Angeles Municipal Code, so that such portions of the zoning map shall set forth the zones and height districts as they are set forth on the zone maps and the Table for Section 2 attached hereto and incorporated herein by this reference.

SECTION 2. The intent of this Ordinance is to change the zones and height districts of property as part of the City's New Community Plan Program. Because of the numerous parcels affected by this update in the Sylmar Community Plan Area, the City Council has approved this form of ordinance which utilizes subarea designations, tables, and a map to establish the location of the affected properties and to make the necessary changes.

Each subarea listed in the attached Table for Section 2 is shown on the attached maps. References in the Table for Section 2 under the column "Existing Zone and Height District" are to the zoning classification and height district classification prior to the adoption of this ordinance and are for informational purposes only, to assist in the updating of the zone map.

In the Table for Section 2, the column "New Zone and/or Height District" sets forth the change of zone and/or height district effectuated by this ordinance.

If this ordinance effectuates a change of zone, height district, "Q" Qualified Condition, and/or "D" Development Limitation for a subarea, or a portion thereof, and if such a subarea, or portion thereof, is already subject to existing "Q" Qualified Conditions and/or "D" Development Limitations, then this ordinance shall control.

Section __. The City Clerk shall certify to the passage of this ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

I hereby certify that the foregoing ordinance was introduced at the Council of the City of Los Angeles, by a majority vote of all its members, at the meeting of _____.

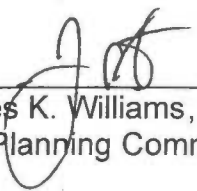
Holly L. Wolcott, City Clerk

By _____ Deputy

Approved _____

Mayor

Pursuant to Section 558 of the City Charter,
the City Planning Commission on April 25, 2013
recommended this ordinance be adopted by the City Council.



James K. Williams, Commission Executive Assistant II
City Planning Commission

File No. _____