

Attachment 1

MODIFICATIONS TO THE HOLLYWOOD COMMUNITY PLAN UPDATE BY THE CITY PLANNING COMMISSION ON MARCH 18, 2021 CPC-2016-1450-CPU

1. Incorporate modifications presented to the Commissioners as detailed in the Technical Modifications memo to CPC (Agenda Item No. 6) dated February 17, 2021, which included clarifications and corrections to be incorporated into the Proposed Hollywood CPIO District Map and Ordinance:
 - a. Add a sentence to the footnote in Figures II-2, II-3, II-4, and II-5 to clarify the applicable base floor area ratio for parcels that currently have approved project entitlements.
 - b. Remove the Permanent Supportive Housing text on page 20 in Chapter I.
 - c. Remove the Site Plan Review Threshold text on page 50 in Chapter III.
 - d. Add the Ground Floor Height incentive on page 53 in Chapter III.

2. Incorporate modifications presented to the Commissioners as detailed in the Technical Modifications memo to CPC (Agenda Item No. 6) dated March 17, 2021, which included clarifications, corrections, and additional text to be incorporated into the Draft Community Plan, the Proposed and Existing General Plan Land Use and Framework Maps, and Proposed Change to Chapter 1 of the Framework Element, the Proposed Hollywood CPIO District Map and Ordinance, and the Proposed General Plan Land Use and Zone Change Maps and Matrices; Street and Network Classifications; Circulation Map; Symbols; Footnotes; and Corresponding Zone-Land Use Nomenclature Changes:
 - a. Add three new policies to improve access to parks, trails, and open space resources.
 - b. Add a new policy to support mobile vending in plazas and along streets near major transit stations, where permissible by law.
 - c. Revise Policy P1.5 and remove Program 34 to better align with the City's Heart of Hollywood project.
 - d. Revise Policy LU1.4 to clarify that the slope density provision applies to properties with a Single Family residential land use designation.
 - e. Revise Programs 99-100, 103-106, and 108 to clarify housing-related future implementation programs; delete Program 98.
 - f. Revise Footnote No. 1 of the General Plan Land Use map to clarify that the slope density provision applies to properties with a Single Family residential land use designation.
 - g. Correct a number of lots or parcels in the Hollywood CPIO Regional Center Subareas that were miscategorized among the four types of Regional Center Subareas in the Proposed Hollywood CPIO District Map and Ordinance document.
 - h. Correct the order placement of two illustrative maps for Figure V-4: Character Residential Density Base and Bonus.
 - i. Amend the Land Use and Zone Change and Q & D Matrices to reflect boundary adjustments to Subareas 1000, 1001, 1002 and 1003 in order to correct the miscategorized four types of Regional Center Subareas in the proposed CPIO.
 - j. Amend Zoning Subarea 40:1B to remove a 36-foot height limitation and a use limitation applied to a 150-foot depth frontage of Santa Monica Boulevard between McCadden Place and Lillian Way within Theatre Row.

- k. Remove one property that was misidentified as Open Space and substitute the correct property to be identified as Open Space.
 - l. Update the nomenclature of the Commercial Manufacturing land use designation; all references to “Commercial Manufacturing” shall be changed to “Commercial Industrial.”
3. Incorporate the modifications made by the City Planning Commission on March 18, 2021:
- a. Modify the Regional Center RC1B Subarea base FAR to 4:1 for areas near the Hollywood/Vine Metro station with proposed zone changes, with the option to bonus up to 6.75:1 FAR; and allow the Bonus Density for the Regional Center RC1B Subarea to be limited by FAR.
 - b. Modify the CPIO Commercial Corridors incentives by consolidating Corridors 2 to 5 to Corridor 2.
 - c. Remove the height limit on Hillhurst with a suggestion that the City Council insert a height limit that is more conducive to achieving affordable housing on site under a base and bonus system.
 - d. Revise policy PR1.13 to add the word parks.
 - e. Revise policy PR1.3 to add street vending and amend PR2.9 to add language to consider re-examining areas where street vending is not permissible.
 - f. Add a program to study/develop a prequalification process that evaluates contractors on their record and commitment to high road wage and benefit standards and local hire training.