

ANNUAL REPORT 2022



LOS ANGELES
CITY PLANNING



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Mayor's Message

Dear Angelenos,

My service as your Mayor has started with clear and direct action to bring our unhoused neighbors inside and to reduce the cost and time it takes to build affordable housing in Los Angeles. The work of Los Angeles City Planning is essential to the city's ability to address homelessness, and also plays a critical role in our city's economy, environment and quality of life.

It is a priority of mine to engage Angelenos in the building of a better future for Los Angeles. This report is an essential resource to understanding the work, policies, and procedures that are behind the City's planning decisions.

I want to thank the hard-working people serving within the Department who have dedicated their careers to public service. I look forward to partnering with our City's planners and the community to house people, expand economic opportunity, and increase equity in every Los Angeles neighborhood.

Sincerely,

Karen Bass
Mayor of Los Angeles



Director's Message

In 2022, the Plan to House LA was certified by the State, putting into effect a bold new proposal that increases access to housing and strengthens renter protections to combat Los Angeles's housing crisis.

As a City official, I take great pride in the Department's comprehensive approach to fair housing issues, and want to recognize everyone involved in seeing this plan through the adoption process, from our colleagues at our Housing Department to the amazing planners on City Planning's Housing Policy Team who single-handedly led this effort.


Reflecting on the last year, we are reminded once again of the challenges we've faced during the pandemic and the ways we've emerged on better footing because of it. In some respects, the pandemic fast-tracked new programs already underway, from realizing efficiencies that have simplified virtual and in-person interaction with City Planning to streamlining project review functions for expedited construction of affordable units.

In every aspect of our work, we centered inclusivity and equity, whether shepherding a citywide ban on oil production through City Council or creating a new land use initiative that would codify stricter affordability requirements for development projects in our Coastal Zones.

As we look ahead, I remain optimistic about our shared resolve to ensure that our priorities on issues related to affordability, environmental justice, and sustainability are comprehensively addressed at the citywide level. Together, we are *Planning4LA*.

Sincerely,

Vince Bertoni
Director of Planning



CONFRONTING
HOMELESSNESS:
HELPING THOSE
WITHOUT SHELTER

Mayoral Directive: Inside Safe Initiative

Streamlining 100% Affordable Projects

Local Planning Initiatives

Mayoral Directive: Inside Safe Initiative

In December, newly elected Mayor Karen Bass began her term by declaring a local state of emergency to address the City's homeless crisis, issuing her Inside Safe Initiative to help move people living in encampments indoors to receive wrap-around care.

The Mayor's emergency declaration accelerates the procurement and approval processes for qualifying permanent and temporary housing projects. The declaration is in keeping with Mayor Bass' Executive Directive 1, which commits the entire City family to working collaboratively to accelerate the approval and lower the cost of affordable housing projects.

As one of the lead agencies identified in the Executive Directive, City Planning will be responsible for the review and approval of qualifying projects, and for securing project entitlements within 60 days of filing a complete application

Streamlining 100% Affordable Projects

In 2022, the City Council adopted streamlined efforts to amplify affordable housing production as recommended by City Planning and five other departments: Building and Safety, the Housing Department, the Fire Department, the Bureau of Engineering, and the Office of the City Administrative Officer.

The report transmitted to the City Council recommended new measures and additional resources to prioritize and support affordable housing production and address constraints and backlogs in project review times, including a new case management concierge service that would guide projects through the approval process.

City Planning's efforts resulted in 45 new positions, thanks to the support and leadership of the Mayor and City Council, who allocated position authorities to each of the aforementioned departments to prioritize project review for 100% affordable and mixed-income housing.

These streamlining measures are crucial to providing housing for vulnerable Angelenos who are most susceptible to becoming homeless.

From an efficiency standpoint, the Council-adopted recommendations are expected to result in a more than 50% reduction in pre-permitting time and an overall reduction of 11 months from pre-application to close of construction.

Moreover, they strengthen the citywide efforts of Mayor Bass and her team as they work with the County to identify permanent housing resources for tens of thousands of Angelenos living without shelter.

Local Planning Initiatives

Though rich in industry and creativity, Los Angeles has also come to be known as the epicenter of the California housing crisis. However, Los Angeles has made significant progress during recent years in addressing its lack of affordable housing.

Since 2016, the City has created one of the most successful affordable housing incentive programs in the country, tripled its overall housing production, quadrupled the percentage of all new proposed affordable housing units, raised nearly \$100 million in funding for affordable housing, and led the state in the production of Accessory Dwelling Units (ADUs, also known as "second units").

The City Council has also adopted legislation authored by City Planning to streamline and incentivize housing options for the homeless and Los Angeles's at-risk population.

Examples include the Permanent Supportive Housing Ordinance, which reduces the time it takes to secure planning approvals for supportive housing from years to months, and the Interim Motel Conversion Ordinance, which allows for the temporary use of underutilized motels and hotels for transitional and supportive housing.

These initiatives build on the Mayor's and City Council's efforts to leverage local funds to finance the construction of new supportive housing projects with onsite services.

In addition to spearheading legislation to bring affordable housing units online, City Planning has assisted with securing new sources of local revenue. The Affordable Housing Linkage Fee (AHLF) Ordinance is one notable planning initiative that has produced a dedicated funding stream for homeless housing.

Along with the AHLF Ordinance, the Department's Transit Oriented Communities (TOC) Incentive Program has played an important role in fostering an equitable mix of building uses and affordable units. The TOC Incentive Program has incentivized housing production at deeper levels of affordability than any other planning entitlement since the program's inception.

Together, the AHLF and the TOC Incentive Program have paved the way for bringing additional affordable units and, in the process, have supported broader citywide efforts to increase housing.

PRIORITIZING ACCESS TO NEW HOUSING

The Plan to House LA

Local Development Trends

The Plan to House LA

Expanding Opportunities for New Housing

In 2022, the Department shepherded the City’s 2021-2029 Housing Element, also called “the Plan to House LA,” through the adoption process.

The Housing Element matches Los Angeles’s growth strategies with regional housing needs by ensuring that there are adequate sites are zoned to accommodate residents’ housing needs, balancing renter protections with the production and maintenance of housing units.

The Plan to House LA, widely regarded as the most ambitious plan of its kind in California, calls for allocating more capacity for housing than any other rezoning program in the nation. The plan aims to accommodate nearly 500,000 housing units over the next eight years, with over 200,000 of those units reserved for lower-income residents.

In order to meet this goal and address Los Angeles’s housing shortage, the City will work towards facilitating roughly 57,000 additional new units annually over the next eight years—a fivefold increase in the City’s housing production goals.

The plan activates new citywide strategies for achieving a more equitable distribution of market-rate and affordable units across Los Angeles, providing quality access to housing for all residents, including people with disabilities, large families, and older adults. In particular, it focuses on the housing needs of residents who have been disenfranchised, excluded, and left without housing.

The Plan to House LA was especially designed to address the housing needs of those who have been historically left behind, due to wide wealth gaps and a lack of affordable units. City Planning developed the plan’s strategies to position Los Angeles for success in confronting its housing challenges.

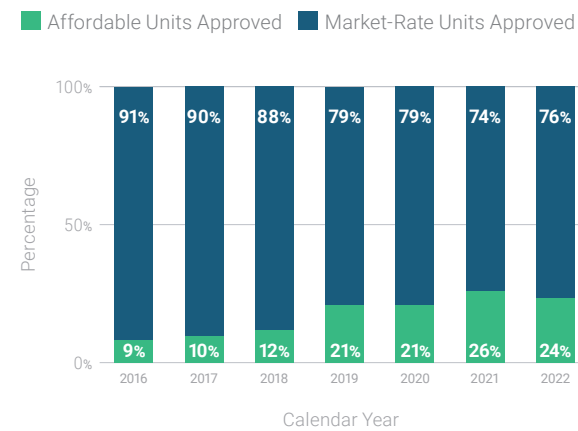
By carefully balancing production, affordable housing preservation, and renter protection, the Department intends to create new access to housing, make inroads into the problem of chronic homelessness, and keep Angelenos housed without fears of displacement.

In 2023, the Department will initiate new programs to implement the objectives and policies of the plan, and to target the problems of chronic homelessness, displacement, and inequity.

Updating and expanding the City’s affordable housing incentive programs will be key to achieving the plan’s objectives, along with creating more income-restricted affordable housing and expanding tenant benefits to facilitate housing production.

Affordable Housing Units

Mixed-Income developments are playing an increasingly important role in creating affordable housing.



Los Angeles’s mixed-income and 100% affordable housing projects have been primarily facilitated by the 2017 creation of the Transit Oriented Communities (TOC) Incentive Program, which incentivizes the construction of mixed-income housing within a half-mile of transit.

This program’s combination of incentives and requirements has proven successful at increasing housing production, while also producing a higher percentage of affordable units year after year.

While the TOC Incentive Program deserves the majority of the credit for stimulating affordable housing development, the City uses a range of land use tools to improve access to affordable housing options.



Local Development Trends

Investing in Los Angeles's Future

The number of applications for administrative or discretionary approvals filed with City Planning in 2022 was 7,843, an increase of 56% over 2016's total. The trend indicates a significant increase in demand for the Department's land use services.

In terms of output, the Department processed 7,850 applications for projects under accelerated review, an increase of over 65% from 2016.

These were projects that met State law requirements and as a result did not require certain planning approvals, or were alternatively eligible for prioritized case processing due to the zoning and types of housing being offered.

The demand for housing also remained high. This year, the Department received applications for more than 30,000 housing units. Of these units 27% would be reserved as deed-restricted affordable, nearly doubling the share of affordable units from the prior year.

Overall, the number of affordable units processed by City Planning has nearly tripled since 2016.

This increase is largely due to the affordable housing incentive programs and streamlining initiatives the City has implemented over the past six years.

For example, projects that qualify for expedited processing under California Senate Bill 35 (Streamlined Infill Projects) now reach approval in two months, on average, compared to an average of five months before the bill's passage.

The bill, adopted in 2017 to prioritize housing near cities' resources, facilitated additional efficiencies in improving the intake and review of housing projects with affordable units.

As a result of the Department's commitment, the average completion time for all projects with affordable units fell by 25% between 2016 and 2018.

While the work is far from over, Los Angeles has made meaningful progress on housing.

City Planning has averaged 6,878 applications filed each calendar year since 2016, with minimal outlier years, even amid the uncertainty of the pandemic.

As the percentages of filings for costly and lengthy discretionary approvals (i.e., entitlements) decline, and more housing projects seek administrative approvals, the Department looks forward to further expediting the approval of critical housing units.

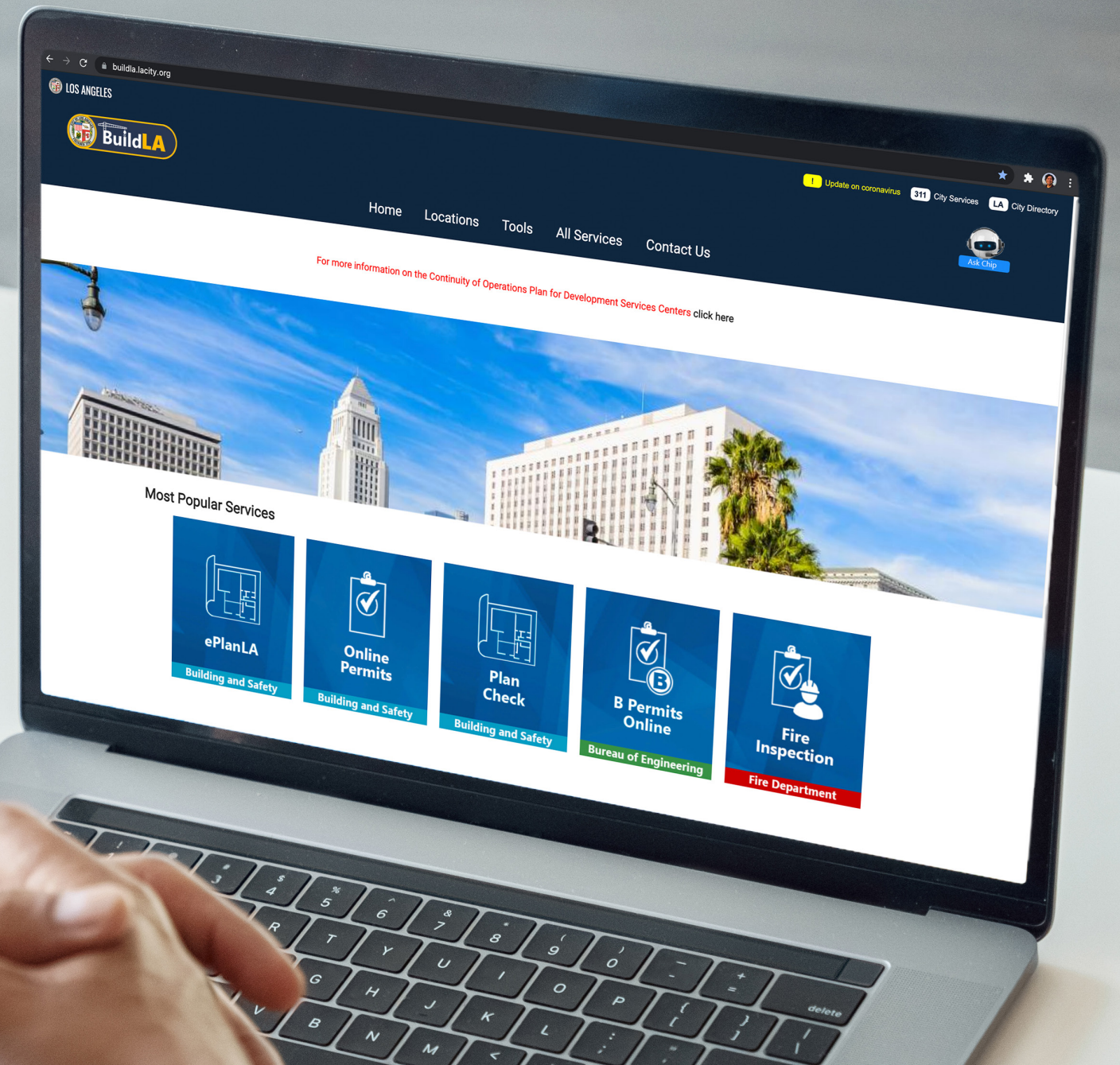
Application Breakdown

| | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 | 2016 vs. 2022 | |
|------------------------------------|-------|-------|-------|-------|-------|-------|-------|-----------------|----------------|
| | | | | | | | | Absolute Change | Percent Change |
| Entitlement Applications | | | | | | | | | |
| Entitlements Filed | 2,714 | 2,811 | 2,040 | 1,719 | 1,228 | 1,249 | 923 | -1,791 | -65.99% |
| Entitlements Completed | 2,506 | 2,594 | 1,899 | 1,794 | 1,434 | 1,167 | 1,128 | -1,378 | -54.99% |
| Environmental Applications | | | | | | | | | |
| Environmental Filed | 1,780 | 1,835 | 1,768 | 1,575 | 1,140 | 1,175 | 852 | -928 | -52.13% |
| Environmental Completed | 1,760 | 1,760 | 1,752 | 1,399 | 1,311 | 1,200 | 960 | -800 | -45.45% |
| Appeal Applications | | | | | | | | | |
| Appeals Filed | 234 | 180 | 222 | 187 | 153 | 153 | 141 | -93 | -39.74% |
| Appeals Completed | 195 | 202 | 200 | 158 | 107 | 104 | 100 | -95 | -48.72% |
| Administrative Applications | | | | | | | | | |
| Administrative Filed | 296 | 661 | 2,767 | 3,483 | 4,570 | 5,724 | 5,927 | 5631 | 1,902.36% |
| Administrative Completed | 287 | 462 | 2,471 | 3,078 | 4,055 | 5,262 | 5,662 | 5375 | 1,872.82% |
| Year-End Total | | | | | | | | | |
| Applications Filed | 5,024 | 5,487 | 6,797 | 6,964 | 7,091 | 8,301 | 7,843 | 2,819 | 56.11% |
| Applications Completed | 4,748 | 5,018 | 6,322 | 6,429 | 6,907 | 7,733 | 7,850 | 3,102 | 65.33% |

Housing Unit Count

| | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 | 2016 vs. 2022 | |
|----------------------------|--------|--------|--------|--------|--------|--------|--------|-----------------|----------------|
| | | | | | | | | Absolute Change | Percent Change |
| Units Proposed | | | | | | | | | |
| Market Rate Units Proposed | 41,990 | 19,474 | 24,914 | 16,947 | 13,304 | 18,646 | 22,001 | -19,989 | -47.60% |
| Affordable Units Proposed | 2,952 | 2,819 | 2,921 | 7,440 | 4,403 | 6,419 | 8,077 | 5,125 | 173.61% |
| Units Approved | | | | | | | | | |
| Market Rate Units Approved | 19,950 | 20,645 | 19,459 | 20,512 | 17,723 | 13,887 | 12,967 | -6,983 | -35.00% |
| Affordable Units Approved | 1,860 | 2,225 | 2,649 | 5,492 | 4,643 | 4,951 | 3,987 | 2,127 | 114.35% |

IMPROVING ACCESS TO CITY RESOURCES



Expanded Digital Presence

Planning Case Tracking System (PCTS)

Project Review Webpages



Expanded Digital Presence

Broadening Online Commerce Capabilities

Great challenges provide great opportunities. The need to streamline and digitize planning services in response to the COVID-19 pandemic required the Department to pause in-person services and provide equitable remote access to customers and planning staff. By building out online capabilities, City Planning managed to keep operations fully functional during the lockdown while supporting Los Angeles's economic recovery.

New efficiencies arising from this challenge have simplified planning processes, modernized operations, and expanded Department outreach to be more comprehensive and inclusive. As technology advances, City Planning continues to refine its methodologies to continue improving equitable access to planning services

Beyond expanding its Online Application System (OAS), which allows users to file and pay for services remotely, City Planning also connects with customers through BuildLA, the City's secure, online "one-stop shop" for development services.

BuildLA consists of a new appointment system for coordinating project review functions across City departments. It will continue to be utilized to improve interdepartmental coordination and efficiencies across each of the relevant departments as a useful tool for applicants.

Online Application Portal

Accommodating Online Payments and Applications

Launched in the weeks following the outbreak of COVID-19, the Online Application System (OAS) offers remote filing and payment as a convenient alternative to filing an application in person at one of the City’s public counters.

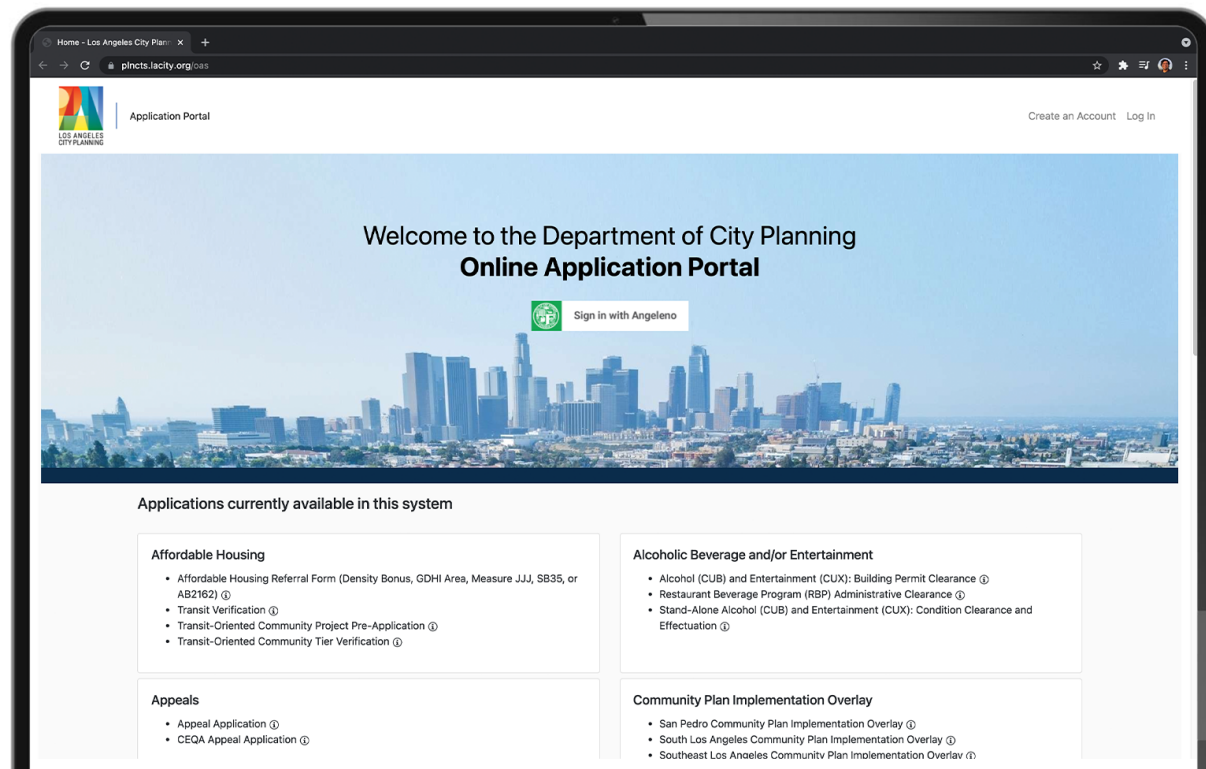
OAS makes City Planning’s development functions easy to find, and its user-friendly interface improves communications between applicants and the Department. Today, more customers file applications online than in person, a mark of the OAS’s success.

In 2022, City Planning expanded the specialized services available through OAS to include planning approvals processed by the Beverage and

Entertainment Streamlined (BEST) and Wireless Telecommunications Units. Small business owners looking to expand the range of beverages for sale at their establishments can now submit electronic applications for either discretionary or ministerial approvals.

Users may also submit requests for the installation of wireless facilities online, an improvement that supports the continued expansion of 5G ultra-wideband coverage and reliable wireless internet coverage to help bridge the City’s digital divide.

In the coming months, the Department will take additional steps to accommodate other specialized services and discretionary planning approvals.



BuildLA Portal

Improving Interdepartmental Coordination

In the spring, City Planning joined Building and Safety, the Bureau of Engineering, the Bureau of Street Services, Sanitation and Environment, and the Fire Department in launching the BuildLA portal.

BuildLA simplifies the process for scheduling appointments and submitting project applications online, allowing customers to monitor their applications across departments and agencies from a single user profile.

Virtual Counter Queue

Increasing Access to Vital City Services

Launched in September, the Virtual Counter Queue at the Development Services Centers (DSCs) allows BuildLA users to ask planning staff same-day questions during set hours. This enhanced counter service increases Angelenos’ access to Department services.

The Virtual Counter Queue accommodates the review and sign-off of administrative approvals, projects that require City Planning’s approval to demonstrate compliance with regulations or guidelines. The new service replaces the need for in-person visits to the DSCs for planning sign-offs.

Planning Case Tracking System (PCTS)

Implementing Technology Upgrades

The Department substantially upgraded its Planning Case Tracking System (PCTS) in 2022. By adopting Microsoft Azure’s cloud computing service, City Planning is strengthening its digital interface with BuildLA for compatibility with other City departments and agencies’ systems to support case management’s needs.

The updated PCTS 2.0 system features a number of improvements that make it easier for planners to monitor, track, and report case processing timelines.

The upgrade to PCTS offers a comprehensive overview of the Department’s development review functions and intradepartmental coordination efforts as part of a larger effort to increase data transparency and analysis around project-related outcomes.

Digital Stamping Shortening Project Sign-Offs

Like the Virtual Counter Queue, digital stamping shortens project-related sign-offs for some planning applications. Formerly, applicants had to schedule in-person appointments to receive administrative approvals from City Planning before filing for building permits.

Today, digital stamping allows applicants to advance more quickly from a project's plan approval phase to the building permit phase without requiring a trip to the public counter.

Digital stamping is a straightforward process. Applicants seeking ministerial approvals upload plans, pay the appropriate processing fees, and transfer the digital stamps and approved documents to the Department of Building and Safety to obtain permits.





Project Review Webpages

Centralizing Customer Support Tools

In 2022, City Planning made significant improvements to its website with the publication of new Project Review pages. The pages adopt a fresh, modern look that is both engaging and intuitive, drawing on some of the latest marketing trends to improve the user experience.

Several of the Project Review menus for the Department's newly created Specialized Services pages now feature workflows, fact sheets, and online tutorial videos, all helpful guides to the planning process in Los Angeles. The update to the website also provided an opportunity to feature some of City Planning's recent technological enhancements, such as the online application and appointment portals, and to gather application forms in a central online location.

Moving forward, the Department plans to make other improvements to the website. Revisions to the title menu will make it more functional and easy to navigate. New content will expand the site's information resources, providing narrative and context to frame programs for seasoned professionals and newcomers alike.

Planning Approvals

This page educates students and young professionals about the planning process in Los Angeles and the types of cases the Department reviews.

Planning Services

Given the variety and number of the Department's work programs, this page collects all counter and specialized services in a single place.

Forms

This page gathers the forms required by some planning applications that request an entitlement or administrative clearance.

Fee Estimator

The fee estimator helps users estimate the costs associated with planning entitlements.

Environmental Documents

This page links project-related Environmental Impact Reports (EIRs) to their associated entitlements, helping applicants locate important planning materials.



FACILITATING NEW AND UPDATED PROCESSES

GRAND CENTRAL MARKET

**ENTER
HERE**

DOWNTOWN
GRAND
CENTRAL
MARKET
LOS ANGELES

Restaurant Beverage Program

Westwood Specific Plan Amendment

Processes and Procedures Ordinance

Restaurant Beverage Program

Shortening the Approval Process for Dining Establishments

In 2022, City Council adopted the Restaurant Beverage Program (RBP), which simplified the approval process for selling and serving alcoholic beverages in sit-down restaurants.

Though the program was initiated before the COVID-19 pandemic, its adoption was welcomed as a much-needed boost for local restaurants, many of them facing financial challenges and the threat of closure.

RBP lowers barriers to small businesses and offers long-term financial relief to support local economic growth through a new streamlined approval process.

Rather than applying for a standard Conditional Use Permit (CUP), which can take City Planning at least six months to review, eligible restaurants can be authorized to serve alcoholic beverages at one-third the cost of a CUP within weeks of submitting a complete application.

To date, resolutions to establish RBP-eligible areas have been adopted in nine City Council districts.

The “General” version of RBP applies in the majority of these RBP-eligible areas, and the “Alcohol Sensitive Use Zone” version provides more oversight in the neighborhoods to which it applies.

Since the program took effect in the spring of 2022, restaurateurs have submitted more than 100 RBP applications through the online application system, with 22 of them authorized to date.

In order to qualify, applicants must comply with strict operating standards that encourage neighborly practices, many of which replicate, or are more restrictive than, the usual conditions of approval for a CUP for alcoholic beverages.

These community protections include limited hours of operation, outdoor seating limitations, and other noise and security requirements, along with proactive enforcement provisions, such as mandatory inspections.





Westwood Specific Plan Amendment

Offering Economic Relief to Business Owners

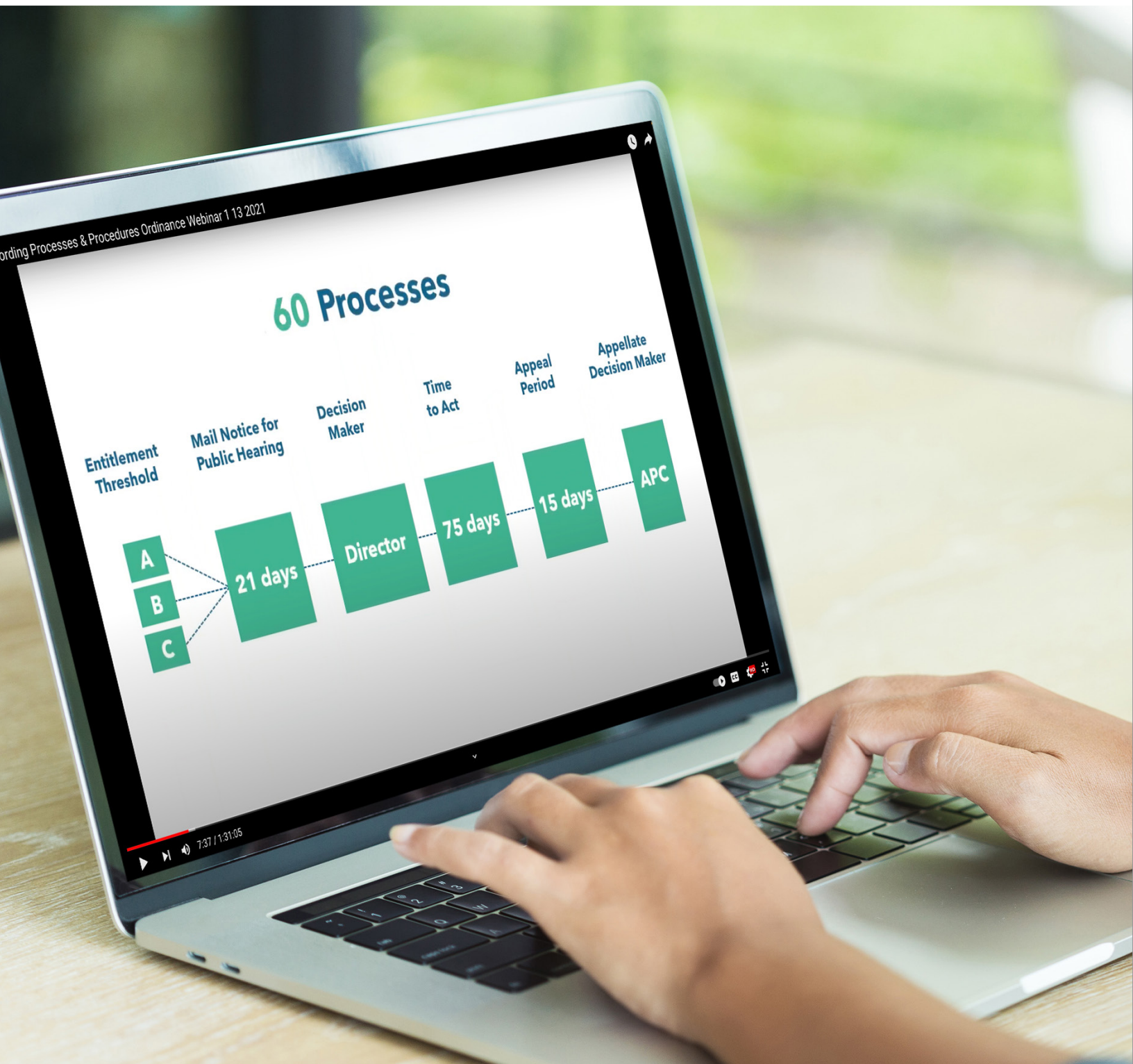
The City Council voted in support of the Department's recommended changes to the Westwood Village Specific Plan. The amendment streamlined internal processes to promote economic relief measures for small business owners.

The amendment to the Specific Plan expedites permit review and clearances by removing outdated restrictions and creating a streamlined ministerial approval process.

City Planning also right-sized parking in Westwood Village, returning to the standard parking requirements of the Zoning Code without imposing excessive obligations that would impair business owners' ability to repurpose existing spaces.

The amendment offers relief to businesses that cannot identify sufficient on- or off-site parking by relaxing parking regulations, which also allows more dining establishments, from "fast casual" to formal sit-down restaurants, to open their doors in Westwood Village.

Endorsed by the Council office and the community, the amendment will help the area's businesses flourish again and secure jobs for UCLA students and local young professionals.



Processes and Procedures Ordinance

Standardizing Development Rules

With more than 100 years of inherited processes and procedures, Los Angeles's land use regulations can be challenging to navigate. To make them more user-friendly, City Planning oversaw comprehensive changes to the Zoning Code in 2022, reorganizing its administrative provisions and establishing a new article and chapter of Los Angeles's Municipal Code (LAMC).

The Processes and Procedures Ordinance makes it easier to look up the procedures that govern different types of project applications by centralizing administrative provisions, formerly scattered throughout the Zoning Code, in a single article of the LAMC.

Additionally, the Processes and Procedures Ordinance establishes a more transparent and predictable set of rules for project review, chiefly by grouping entitlements with similar procedures in order to standardize the path for planning approvals and remove redundant variations.

About the Processes and Procedures Ordinance

Los Angeles's zoning regulations are published in Chapter 1 of the Municipal Code, which contains the City's Zoning Code. The City's zoning provisions, which regulate the use and construction of buildings, inform development and other land use considerations. While Chapter 1 of the Municipal Code remains in effect, the Department is working to implement a new zoning system across the City through updates to Los Angeles's 35 Community Plans.

This new system aims to be more responsive to Los Angeles's present-day needs. The framework for the new Zoning Code was established as Chapter 1A of the LAMC through the Processes and Procedures Ordinance, which enacts administrative provisions to ensure the City's project review processes are clear and consistent. The Processes and Procedures Ordinance will also further these aims by standardizing regulations, consolidating redundant workflows, and significantly reducing the complexity and number of existing processes.



CENTERING PLANNING ON RACIAL AND SOCIAL EQUITY

Oil Drilling Ban

Neighborhood Stabilization

Tribal Governments Training

African American Historic Places

Office of Racial Justice, Equity,
and Transformative Planning



Oil Drilling Ban

Protecting the Health of Los Angeles's Frontline Communities

Consistent with Los Angeles's climate change policies, City Planning drafted new land use regulations that would end new oil extraction and phase out oil drilling altogether.

The Oil Ordinance aims to improve the City's overall livability while addressing past injustices to frontline communities and people of color, who have been disproportionately affected by the health impacts of drill sites.

Historically, while some oil wells in Los Angeles have been situated in heavy industrial areas, many have been located in residential neighborhoods, near homes, community parks, and schools.

The Department and the City Planning Commission (CPC), alongside the Mayor's Office and the City Council, worked together with impacted communities to advance this initiative in alignment with the broader national and statewide efforts to address environmental justice and climate change, which L.A.'s Green New Deal seeks to implement locally.

The oil ban demonstrates how zoning can protect citizens' health, safety, and welfare. Moreover, it highlights how cities are leading in addressing local issues related to environmental justice and climate change, with a particular focus on social equity.

Neighborhood Stabilization

Implementing Land Use Controls to Combat Displacement

The City Planning Commission endorsed the Department's recommended changes to the South Los Angeles Community Plan Implementation Overlay (CPIO) to reverse the trend of displacement and strengthen residents' ability to remain in place.

The changes aim to preserve naturally occurring affordable housing and unlock housing opportunities in Transit-Oriented Development (TOD) areas.

For years, the demand for student housing has driven up the price of properties near the USC campus in South Los Angeles, forcing long-time renters out of the neighborhoods they call home.

City Planning's ordinance expands the South Los Angeles CPIO District, while also implementing targeted amendments that enhance tenant protections, limit the pace of demolition of older affordable housing stock, and accommodate much-needed affordable housing capacity in nearby established TOD areas.

These strategies aim to balance the needs of long-term residents with those of the short-term student population.

Tribal Governments Training

Working with Sovereign Nations

Los Angeles is home to the second-largest community of Native Americans in the U.S. The City is situated in the ancestral and unceded lands of the Kizh Nation Gabrieleño Band of Mission Indians, the Fernandeño Tataviam Band of Mission Indians, the Gabrielino-Tongva Indian Tribe (also known as Yaavitam), the San Fernando Band of Mission Indians, and the Chumash, among others.

City Planning acknowledges tribal elders—past, present, and future—for their cultural resilience as the original caretakers of this land. Native American tribes are sovereign nations, and our ongoing relationship with each tribe requires the utmost respect, understanding, and sensitivity.

In July, City Planning and tribal leadership hosted a virtual training for staff on the history of the Gabrieleño Kizh Nation Tribe and best practices for working with tribal leaders.

The training is part of an ongoing partnership with tribes that seeks to preserve tribal resources and create more thoughtful community engagement.

African American Historic Places

Honoring African American and Black Heritage

In 2022, alongside the Getty Conservation Institute, City Planning launched the ambitious Los Angeles African American Historic Places Project, which seeks to identify, protect, and celebrate Los Angeles's African American heritage.

The Department's cultural heritage and education programs are two of the ways it charts a course toward a more fair, equitable, and just Los Angeles.

Moving forward, City Planning's Office of Historic Resources and the Getty Conservation Institute will advance historic landmark designations for African American heritage sites, expand and deepen the City's 2018 African American History preservation framework, and develop cultural preservation strategies in partnership with historically African American neighborhoods.

As this work proceeds, the Department will continue to reevaluate the City's historic preservation policies and practices through an antiracist lens.





Office of Racial Justice, Equity, and Transformative Planning

Addressing the Legacy of Redlining and Discriminatory Land Use Practices

In collaboration with the City Planning Commission, the Office of Racial Justice, Equity, and Transformative Planning organized several public meetings to receive input from City residents and community-based neighborhood groups.

During the fall of 2022, the Commission adopted the first Results Statement, which centers equity and inclusivity in the Commission's decision-making process on land use policy and decisions related to project review.

Setting out the City's values, the Results Statement commits Los Angeles to prioritizing the needs of those communities most harmed by racism, with the explicit goal of advancing affordable, prosperous, and healthy communities through existing land use tools to refocus the Department's planning efforts to contribute more positively to citywide discussions on housing and economic development.

In response to an uptick in racially charged language and crimes, the Office also drafted a statement on hate speech to foster safe spaces and curtail intimidation.

Additionally, the Office reached a significant milestone this year, completing its six-month listening session and producing its initial findings on the subjects of racial equity and transformative planning.

These findings, which aim to ground City Planning's day-to-day work in the pursuit of equitable outcomes for all, will be implemented in various ways, from future work programs to more inclusive outreach strategies.

Initiatives planned for the coming budget year include:

- Creating draft procedures to train managers, supervisors, and Department staff on cultural competency and equity
- Improving the Department's recruitment efforts to promote career opportunities for people of color and other underrepresented groups
- Developing workforce policies to address acute challenges for staff from marginalized backgrounds, and provide advancement and promotion opportunities for staff of color
- Issuing priorities and recommendations that will address disparities resulting from historically inequitable land use policies and zoning practices



RETHINKING ENVIRONMENTAL MANAGEMENT

Wildlife District Ordinance

Hillside Construction Regulations

Transportation Demand
Management Ordinance



Wildlife District Ordinance

Redefining Environmental and Sustainable Planning

This year, City Planning advanced proposed recommendations to the City Planning Commission that would establish a Wildlife Pilot Study in the hillside neighborhoods of the Santa Monica Mountains. The study area consists of undeveloped public land between the 405 and 101 freeways.

City Planning explored zoning tools for the study area that could protect wildlife habitats and aid the City in the preservation of its natural resources.

The ordinance seeks to incorporate ecological, biological, and environmental resource considerations and apply them uniformly across ridgelines in the Wildlife Ordinance District, including rules for grading and disturbance to soil and native vegetation, as well as simplified standards for fencing, lighting, and setbacks, among other protections.

The proposed Wildlife District Ordinance aims to reduce cumulative development impacts on plants, animals, and natural resources while providing co-benefits related to climate resilience and public health.

Upon adoption, it will institute development standards for lot coverage, floor area, grading, and height limitations, as well as requirements for native landscaping, trees, fences, trash enclosures, windows and lighting.

Proposed Development Standards

The chart below represents a partial list of the Wildlife Pilot Study regulations. It defines the development standards, along with specifying when they would be triggered for a future project.

| Development Standards | Project Types | Existing Code | Proposed Ordinance |
|---|---|--|---|
| Grading: Quantity | New Construction, Additions, Major Hillside Remodels, Grading | Exemptions to Maximum "by-right" grading quantities: Cut and/or fill up to 500 cubic yards for driveways to the required parking or fire department turnaround closest to the accessible street for which a lot has ingress/egress rights. Fill resulting from cut underneath the footprint of the main building is not to exceed 50% of said cut. | Exemptions removed. |
| Maximum Overall Height | New Construction, Major Hillside Remodels, Additions | Various existing heights apply per zone and Baseline Hillside Ordinance. A maximum overall height limit of 45 feet when discretionary review is applied when exceeding the maximum envelope height. | Apply a maximum overall height limit of 45 feet to all projects within the Wildlife District, rather than to simply projects subject to discretionary review. Existing height and envelope height standards remain in place. |
| Residential Floor Area (FAR) | New Construction, Major Hillside Remodels, | Basements are not counted in the overall RFA calculation. | Basements area over 1,000 sq. ft. would be counted as part of the overall RFA calculations. |
| Lot Coverage | New Construction, Major Hillside Remodels, Additions | Lot coverage cannot exceed 40% for a standard lot, or 45% for a substandard lot. | Calculation of lot coverage will now include structures extending more than six feet above natural ground level, including: pools, planters, sport courts, pavement, patios, and decks, with limited exemptions for lots zoned R1 and R2. Lot coverage shall not exceed 50% of the total lot area, and in no case shall exceed 100,000 sq. ft. |
| Vegetation and Landscaping: Planting Zones | New Construction, Major Hillside Remodels, Grading | N/A | Established a list of prohibited and preferred plants, along with creating two planting zones |

| Development Standards | Project Types | Existing Code | Proposed Ordinance |
|------------------------------------|--|---|---|
| Fences and Walls | New Construction, Major Hillside Remodels | N/A | Prohibiting design features and materials that pose threats to wildlife. |
| Lighting: Glare | New Construction, Major Hillside Remodels, Additions | No direct glare greater than 21.5 lumens on: Any exterior glazed window or sliding glass door on any other property containing a residential unit or units. Any elevated habitable porch, deck or balcony on any other property containing a residential unit or units. Any ground surface intended for use but not limited to recreation, barbecue, or lawn areas on any other property containing a residential unit or units. | All lights used to illuminate outdoor areas including around or adjacent to swimming pools shall be designed, located and arranged or shielded so as to reflect the light away from any public right-of-way and from wildlife resources. |
| Trash Enclosures | New Construction, Major Hillside Remodels | N/A | All trash and recycling receptacles shall be stored inside a building or within an enclosed structure. |
| Wildlife Resources/ Buffers | Any Project | N/A | A biological assessment is required for any project proposed within a wildlife resource or its buffer, as shown on the Resources Map. Site Plan Review is required for all Projects located within identified Wildlife Resources and their buffers, as outlined below: <ul style="list-style-type: none"> - Water Features: 50' - Open Channels: 15' - Open Space: 25' Includes additional Wildlife Site Plan Review Findings. |



Hillside Construction Regulations

Promoting Safe and Sustainable Development Tools

In the fall, the City Council approved the Department's Hillside Construction Regulations (HCR) Ordinance, which addresses the unique development challenges in Los Angeles's hillside communities.

The ordinance enacts hillside protections targeting grading, construction activities, and out-of-scale development patterns that negatively impact aesthetics and public safety.

It incorporates new hillside protections to new neighborhoods, including Franklin Canyon, Coldwater Canyon, and Bowmont Hazen, with another ordinance pending City Council approval that would apply specifically to the hillside residential neighborhoods in Northeast Los Angeles.

Among other key features, the HCR Ordinance adds zoning regulations that would restrict grading, haul routes, and construction hours.

It also requires planning sign-off for housing projects above a set square footage threshold as part of a larger strategy to protect ecologically and biologically sensitive resources through sustainable land use practices.

Transportation Demand Management Ordinance

Fostering More Sustainable Transportation Patterns

In 2022, the City Planning Commission unanimously recommended approval of City Planning and the Department of Transportation's proposed revisions to the Transportation Demand Management (TDM) Ordinance.

In keeping with the City's overarching mobility goals, the ordinance seeks to increase the number of mobility options available to Angelenos by requiring more types of development projects to implement transportation strategies aimed at reducing vehicle trips.

The program uses a point system that scales the TDM requirements according to a project's size. Projects will select from a menu of more than 40 TDM strategies, which are assigned point values based on their effectiveness in reducing VMT.

Available TDM strategies include infrastructure investments such as bicycle facilities, carpooling, and telecommuting programs, as well as the provision of incentives like transit passes for building occupants.

The ordinance positions the City to deliver on its climate and transportation goals, such as reducing the number of single-occupancy vehicle trips, by leveraging the latest technologies and incentives to support sustainable modes of transit.



PLANNING FOR LOS ANGELES'S FUTURE

Community Planning

Central/East

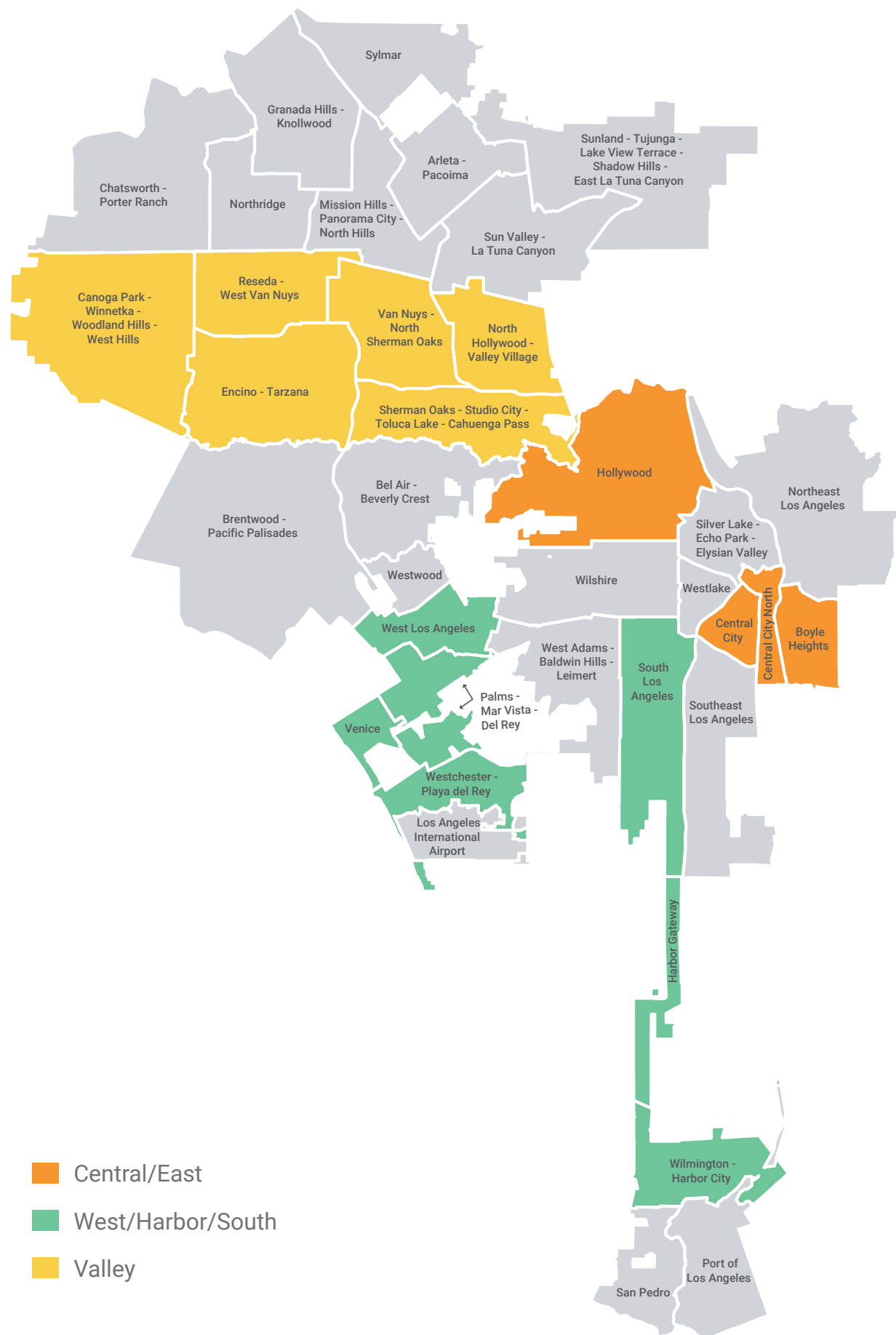
- Downtown
- Hollywood
- Boyle Heights

West/Harbor/South

- Westside
- Harbor
- South Los Angeles

Valley

- Southwest Valley
- Southeast Valley



- Central/East
- West/Harbor/South
- Valley

Community Planning

Los Angeles maintains 35 Community Plans that establish neighborhood-specific goals and strategies to achieve the broad objectives laid out in the City's General Plan.

Collectively, the 35 Community Plans make up the General Plan's Land Use Element, which plays an important role in fostering housing and job opportunities, conserving open space and natural resources, and balancing different neighborhoods' needs.

Each Community Plan consists of a policy document and a land use map devoted to a geographic section of Los Angeles.

The policy document lays out the community's goals, policies, and programs, while the land use map identifies where certain uses (such as residential, commercial, and industrial) are permitted.

Together, the policy document and land use map inform local zoning decisions and promote land use strategies for prosperous, healthy neighborhoods.

Recently Adopted Community Plans

Los Angeles's growth strategy has largely focused on infill development around major corridors and transit stations, primarily within commercial, multifamily, and some industrial areas.

With voter approval of Measure M, the most ambitious mass transit expansion project in Los Angeles County history, the City has been concentrating housing, jobs, and economic activity around major transit nodes.

All of this investment necessitates comprehensive planning—an effort underway with updates to the General Plan and Community Plans, along with other work programs that are in progress along Los Angeles's major transit lines.

In 2015, the City Council adopted the Granada Hills-Knollwood and Sylmar Community Plans. In 2016 and 2017, Council adopted four new Community Plans: West Adams-Baldwin Hills-Leimert, San Pedro, South Los Angeles, and Southeast Los Angeles. Community Plan updates continue throughout the City.

Central/East

Downtown

In the fall, City Planning transmitted the Downtown Community Plan to the Mayor and City Council for adoption. The City Planning Commission (CPC) voted to recommend adoption of the plan in 2021.

The Downtown Community Plan accommodates approximately 100,000 new housing units and 85,000 new jobs through 2040, in order to keep pace with the City's evolving needs.

The Downtown Community Plan, the first to use the City's new Zoning Code, employs strategies to streamline housing and other investments at the heart of the region's growing transportation network. It proposes to accommodate roughly 20% of the City's anticipated growth within 1% of the City's total land area.

As requested by Council Districts, City Planning also transmitted a memo to the City Council enumerating possible changes to the City Planning Commission's recommended Community Plan.

The suggested changes include an inclusionary housing provision that Council could enact that would require new housing developments to provide affordable units onsite.

Historically, Downtown has not achieved a level of covenanted affordable units at a scale appropriate to the urban core of Los Angeles.

In response, this program captures more affordable units from projects that request development rights not granted by the base zoning.

The new zoning proposed by the plan update nearly doubles the area where housing (including permanent supportive and affordable housing) is permitted, expanding it from 33% to 60% of Downtown.

Additionally, the Plan permits adaptive reuse in new places and creates options for micro-units, family housing, and live-work housing as part of a larger strategy to accommodate a variety of living situations, lifestyles, and income levels.

Key Project Milestone

Transmitted City Planning's Letter of Determination, Final Environmental Impact Report (FEIR), and CPC's recommended Community Plan to the Mayor and City Council for consideration and adoption in September 2022





Hollywood

City Planning transmitted the Hollywood Community Plan to the City Council for consideration in 2021.

The plan addresses three main goals: encouraging the production of mixed-income and 100% affordable housing near transit, safeguarding historic resources, and improving urban design.

Within transit-accessible Central Hollywood, the plan includes tailored incentives for housing opportunities and onsite, publicly accessible open space.

The plan also introduces new zoning tools that leverage Hollywood's role as the center of the film industry and a source of well-paid jobs. New hillside grading and construction regulations in the plan are designed to protect Hollywood's unique natural environment.

Key Project Milestone

Transmitted the Community Plan, zoning, and FEIR to the City Council in August 2021

Boyle Heights

The Boyle Heights Community Plan focuses on safeguarding existing housing, improving access to local amenities, and preserving the rich cultural legacy of Boyle Heights.

The plan's proposed policies address issues related to equity, balancing the preservation of existing households with the need to provide new housing opportunities.

By incorporating stronger development standards, the plan aims to minimize displacement pressures. It also prioritizes new housing along mixed-use corridors, especially for Extremely Low Income units (those earning \$35,750 or less, for a family of four).

In addition to supporting affordable housing, the proposed plan strengthens local business and job growth potential along major corridors such as First Street and Whittier Boulevard.

New zoning standards would help promote corner shops, or tienditas, that provide fresh groceries and household goods within walking distance of surrounding neighborhoods.

Key Project Milestone

Published the Draft Environmental Impact Report (DEIR) in 2022, along with the updated plan text, zoning regulations, and land use map

West/Harbor/South

Westside

City Planning is preparing for the next phase of Planning the Westside, a comprehensive plan for addressing climate change, affordable housing, and mobility in four Westside plan areas: West Los Angeles, Venice, Palms–Mar Vista–Del Rey, and Westchester–Playa del Rey.

In 2022, the Department conducted field visits to reconnect with the community in advance of the coming year’s revisions to the plans’ draft concepts and proposed land use and zoning.

To ensure consistency with the intent of the State Mello Act, City Planning is also updating the Mello Ordinance to protect affordable housing by mandating replacement of demolished units in Coastal Zones located across the West and Harbor areas.

Key Project Milestone

Preparing revised General Plan land use designations, plan policy text, and new zones to share with the Westside Community Plan Advisory Group (WCPAG) sessions in 2023

Harbor

City Planning conducted several rounds of outreach to gather community feedback on the updates to the Wilmington-Harbor City and Harbor Gateway Community Plans, collectively known as the Harbor LA Plans.

The Department has partnered closely with local community groups to center the plan around core environmental justice objectives, such as protection against environmental and health hazards and equal access to neighborhood-serving jobs and other amenities.

Because of the importance of industry to the community’s character, the Department’s recommendations will feature strategies to incentivize the creation of green jobs while improving facilities’ overall visual character through new zoning regulations.

Viewed through a sustainability lens, the plans will encourage mixed-use and affordable housing typologies near major transit nodes and key opportunity sites.

Key Project Milestone

Prepared draft zoning and Draft EIR for the Harbor Community Plans





South Los Angeles

The South and Southeast Los Angeles Community Plans were adopted in 2017 to carefully align land use regulations and encourage a healthy and sustainable mix of uses, while also creating new economic opportunities for those who live and work in this culturally rich area.

Slauson Corridor Transit Neighborhood Plan

As directed by the adopted Community Plans, the Department advanced the Slauson Corridor Transit Neighborhood Plan (TNP) to the City Council this year.

The TNP includes land use regulations that bring affordable housing and green jobs to the Slauson Corridor in South Los Angeles, while also promoting transportation and transit access.

The Slauson Corridor TNP seeks to activate affordable housing incentives along Metro's Rail-to-Rail Active Transportation Corridor, a five-mile bike path expected to open in 2024.

The TNP aims to foster quality jobs, incentivize affordable housing, promote clean energy, and offer safe access to transit in a community that is predominantly of color.

The Slauson Corridor TNP also provides design guidance for buildings fronting the Rail-to-Rail bike path, advocating for attractive, walkable, and livable neighborhoods.



Valley

Southwest

The Department is updating several Community Plans in the Southwest Valley to account for projected population and employment growth over the next 25 years.

As part of this work program, City Planning has initiated an amendment to the Ventura Cahuenga Specific Plan to support small businesses amid the continuing economic effects of the pandemic.

Upon adoption, the Ventura-Cahuenga Specific Plan Amendment (SPA) would streamline approvals for small businesses and improve public infrastructure as part of a citywide strategy for economic investment at the neighborhood level.

Together with the updates to the Community Plans, this work program is intended to unlock additional housing and job opportunities.

Key Project Milestone

Revised the proposed General Plan land use designations in May 2022

Southeast

For the past 20 years, the Southeast Valley has enjoyed closer connection with the rest of the Los Angeles region, thanks to significant investment in public transportation.

Transit and employment hubs have proliferated along newer routes, such as the Metro B (Red) Line and G (Orange) Line, opening up opportunities to housing near accessible transit.

Building on this momentum, the Southeast Valley team has been working with residents to create and implement plans and policies for healthy and sustainable neighborhoods, based on the foundation of mobility, economic vitality, and improved quality of life, that will increase opportunities for housing at deeper levels of affordability.

Key Project Milestone

Conducted focused outreach on the new zoning along the Ventura-Cahuenga corridor in the fall of 2022

Orange Line Transit Neighborhood Plan

City Planning is developing regulatory tools and strategies for the areas around three stations on the Metro Orange Line: North Hollywood, Van Nuys, and Sepulveda.

The Orange Line Transit Neighborhood Plan (TNP) encourages transit ridership, promotes job creation, and focuses new growth and housing in proximity to transit and along key corridors.

The Orange Line TNP will be one of the first planning initiatives in the San Fernando Valley to take advantage of the City's new zoning framework.

A close-up photograph of a person's hands working at a desk. The primary focus is on a hand holding a silver pen over a white calculator. The calculator has various function keys like 'M+', 'M-', 'M%', 'MU', 'RATE', 'RM/CM', 'TAX+', and 'TAX-'. In the background, another hand is visible typing on a laptop keyboard. The desk is cluttered with financial documents, including a spreadsheet with columns for 'Project Type', 'Project Name', and 'Project Owner'. A computer mouse is also visible to the right. The overall scene suggests a professional financial or accounting environment.

STRENGTHENING ACCOUNTABILITY AND FINANCIAL REPORTING

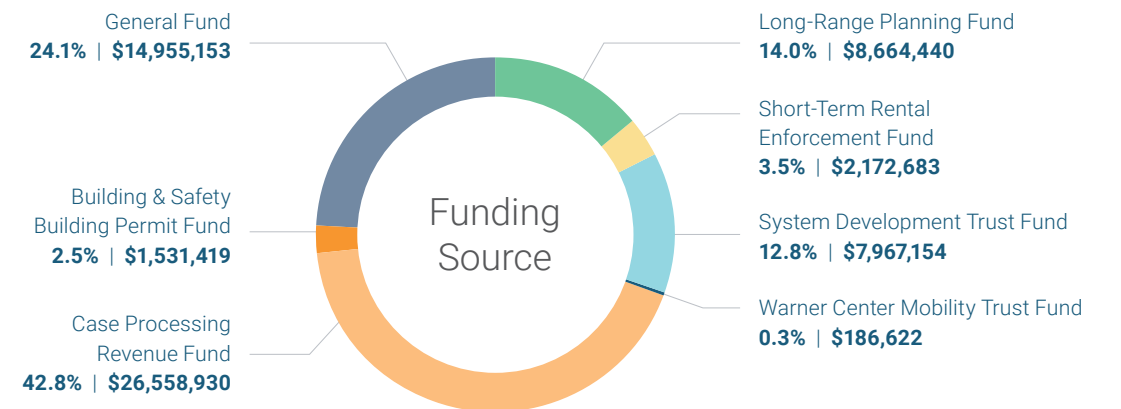
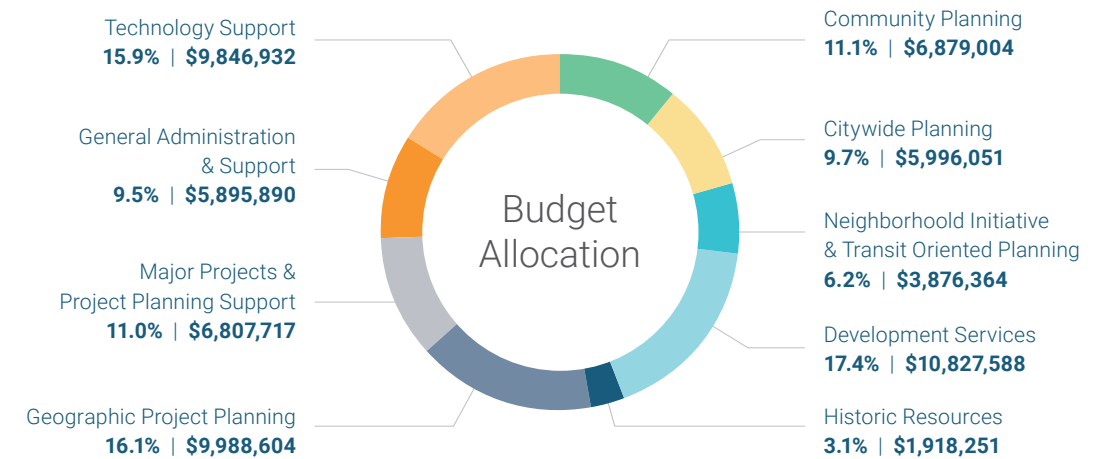
Fiscal Year 2022-2023

Hiring and Demographics



Fiscal Year 2022-2023

The Department has positioned itself to speed the City's economic recovery through responsible fiscal stewardship and necessary adjustments to operations. Working alongside the Personnel Department, City Planning filled vacancies to support and augment planning work programs across divisions.



Fiscal Year Budget Changes

| Total Budget | Allocated | Regular | Resolution |
|-------------------------------|--------------------|----------------|-------------------|
| 2021-22 Adopted | \$59,541,592 | 399 | 97 |
| 2022-23 Adopted | \$62,036,401 | 390 | 156 |
| Change from Prior Year | \$2,494,809 | (9) | 59 |

| General Fund | Allocated | Regular | Resolution |
|-------------------------------|--------------------|----------------|-------------------|
| 2021-22 Adopted | \$13,202,109 | 71 | 54 |
| 2022-23 Adopted | \$14,955,153 | 74 | 80 |
| Change from Prior Year | \$1,753,044 | 3 | 26 |

| Special Fund | Allocated | Regular | Resolution |
|-------------------------------|------------------|----------------|-------------------|
| 2021-22 Adopted | \$46,339,483 | 328 | 43 |
| 2022-23 Adopted | \$47,081,248 | 316 | 76 |
| Change from Prior Year | \$741,765 | (12) | 33 |

Main Budget Items

| | Funds Allocated |
|---|------------------------|
| Oil Regulation Additional Support | \$201,774 |
| Policy Planning Housing Unit | \$493,547 |
| Urban Design Studio | \$174,735 |
| Housing Element Implementation | \$452,165 |
| Community Planning Team | \$2,669,354 |
| Home-Sharing Administration and Enforcement | \$1,712,404 |
| Entitlement Review Program | \$1,156,664 |



Hiring and Demographics

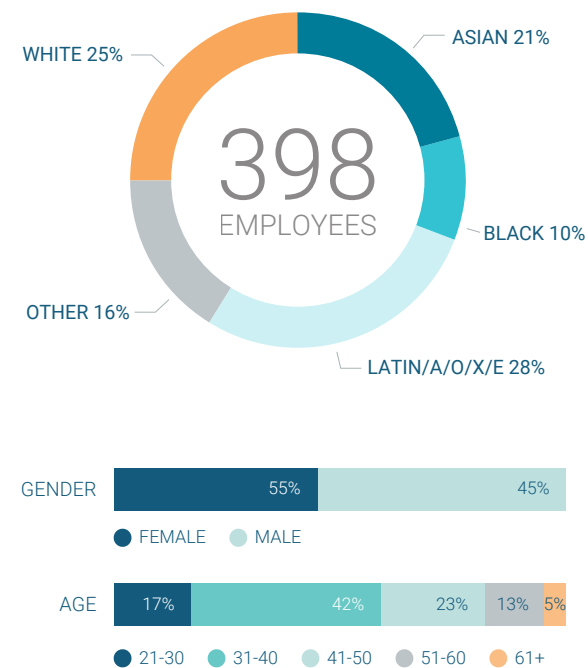
On May 18, the Los Angeles City Council adopted the City's budget for Fiscal Year 2022-2023. City Planning successfully secured funding for 50 new positions, bringing its total number of authorized positions to 546, for an overall increase of 10% in staffing resources. These positions will be instrumental to addressing issues of housing, environmental justice, and sustainability.

The 50 positions secured for City Planning include:

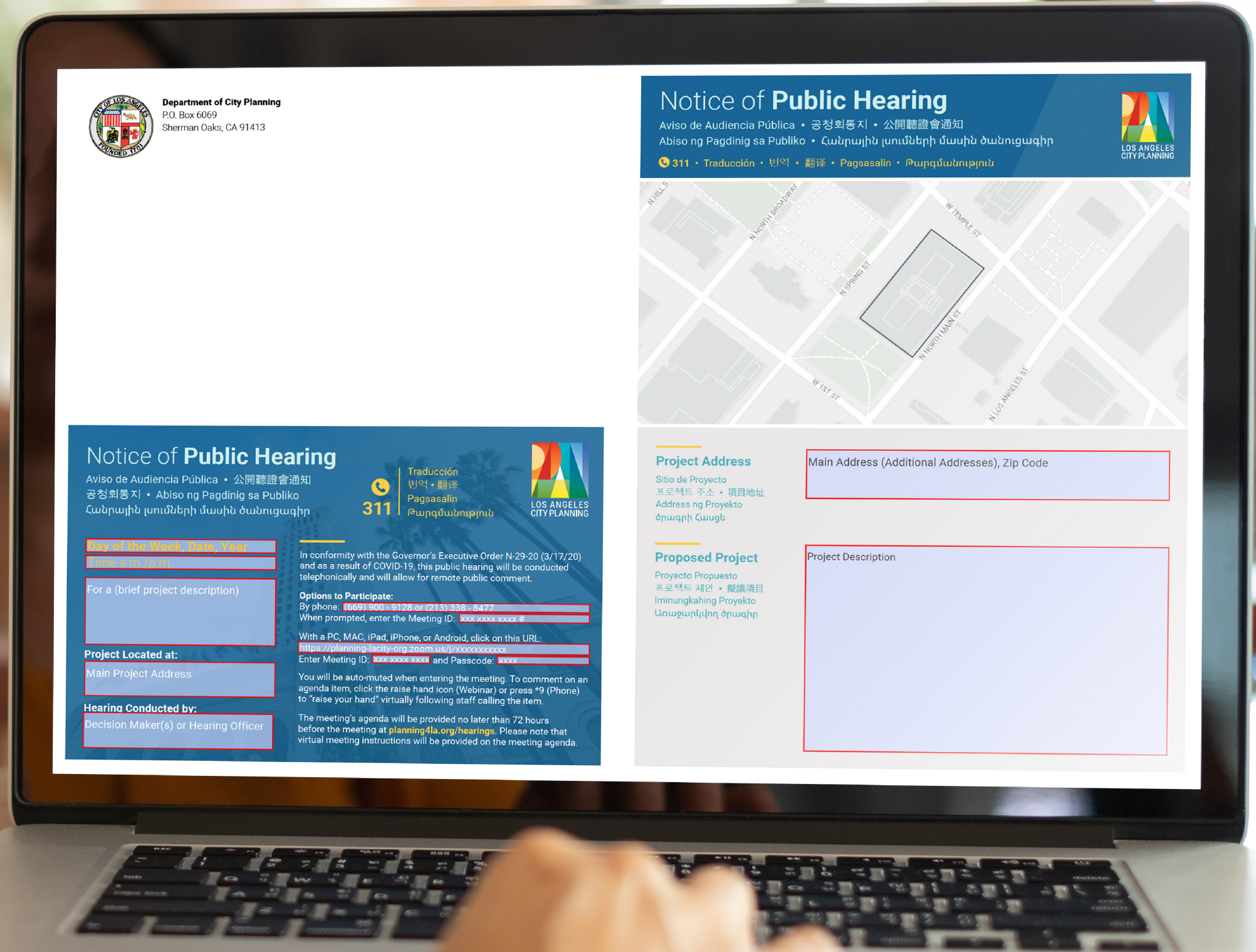
- Nine positions for the implementation of the Housing Element Update and corresponding programs that focus on increasing capacity
- Ten positions to augment staffing levels at the Development Services Centers to support pre- and post-entitlement consultations
- Seven dedicated positions to assist with the review of affordable housing projects
- Seven positions to establish a Health and Environmental Justice Unit, plus funding to conduct a Climate Vulnerability Assessment to center issues of environmental justice and sustainability in future planning and land use considerations
- Two positions for the Wildlife Pilot Study, to replicate the existing work program and expand it to other parts of the City
- Eight positions for oil regulation, to aid the City in the amortization and eventual ban of oil drilling and production across Los Angeles
- Three positions for the Office of Racial Justice, Equity, and Restorative Planning, to assist City Planning in crafting its Racial Equity Action Plan and guide citywide discussions on outreach and engagement
- Four positions to add capacity to Major Projects, strengthening the review of complex projects across the City that require a high degree of proficiency with the California Environmental Quality Act

Demographics

In terms of filled positions, the Department concluded the 2022 year with 398 employees—maintaining the same level of staffing as the prior year, while securing an 11% increase in position authorities. City Planning will work, alongside the Personnel Department, toward filling these position authorities, adding additional capacity to support and augment a variety of planning initiatives.



AWARD OF EXCELLENCE



Department of City Planning
P.O. Box 6069
Sherman Oaks, CA 91413

Notice of Public Hearing

Aviso de Audiencia Pública • 공청회통지 • 公開聽證會通知
Abiso ng Pagdinig sa Publiko • Հանրային խումբերի մասին ծանուցագիր



311 • Traducción • 번역 • 翻译 • Pagsasalin • Թարգմանություն



Notice of Public Hearing

Aviso de Audiencia Pública • 公開聽證會通知
공청회통지 • Abiso ng Pagdinig sa Publiko
Հանրային խումբերի մասին ծանուցագիր



Traducción
번역 • 翻译
Pagsasalin
Թարգմանություն



Day of the Week, Date, Year
Date: 3/15/2020

For a (brief project description)

Project Located at:

Main Project Address

Hearing Conducted by:

Decision Maker(s) or Hearing Officer

In conformity with the Governor's Executive Order N-29-20 (3/17/20) and as a result of COVID-19, this public hearing will be conducted telephonically and will allow for remote public comment.

Options to Participate:

By phone: 669-900-9128 or (213) 333-8477
When prompted, enter the Meeting ID: xxxxxxxxxx#

With a PC, MAC, iPad, iPhone, or Android, click on this URL:
<https://planning4city.org/zoom.us/j/xxxxxxxxxxxx>
Enter Meeting ID: xxxxxxxxxx and Passcode: xxxxx

You will be auto-muted when entering the meeting. To comment on an agenda item, click the raise hand icon (Webinar) or press *9 (Phone) to "raise your hand" virtually following staff calling the item.

The meeting's agenda will be provided no later than 72 hours before the meeting at planning4la.org/hearings. Please note that virtual meeting instructions will be provided on the meeting agenda.

Project Address

Sitio de Proyecto
프로젝트 주소 • 項目地址
Address ng Proyekto
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Proposed Project

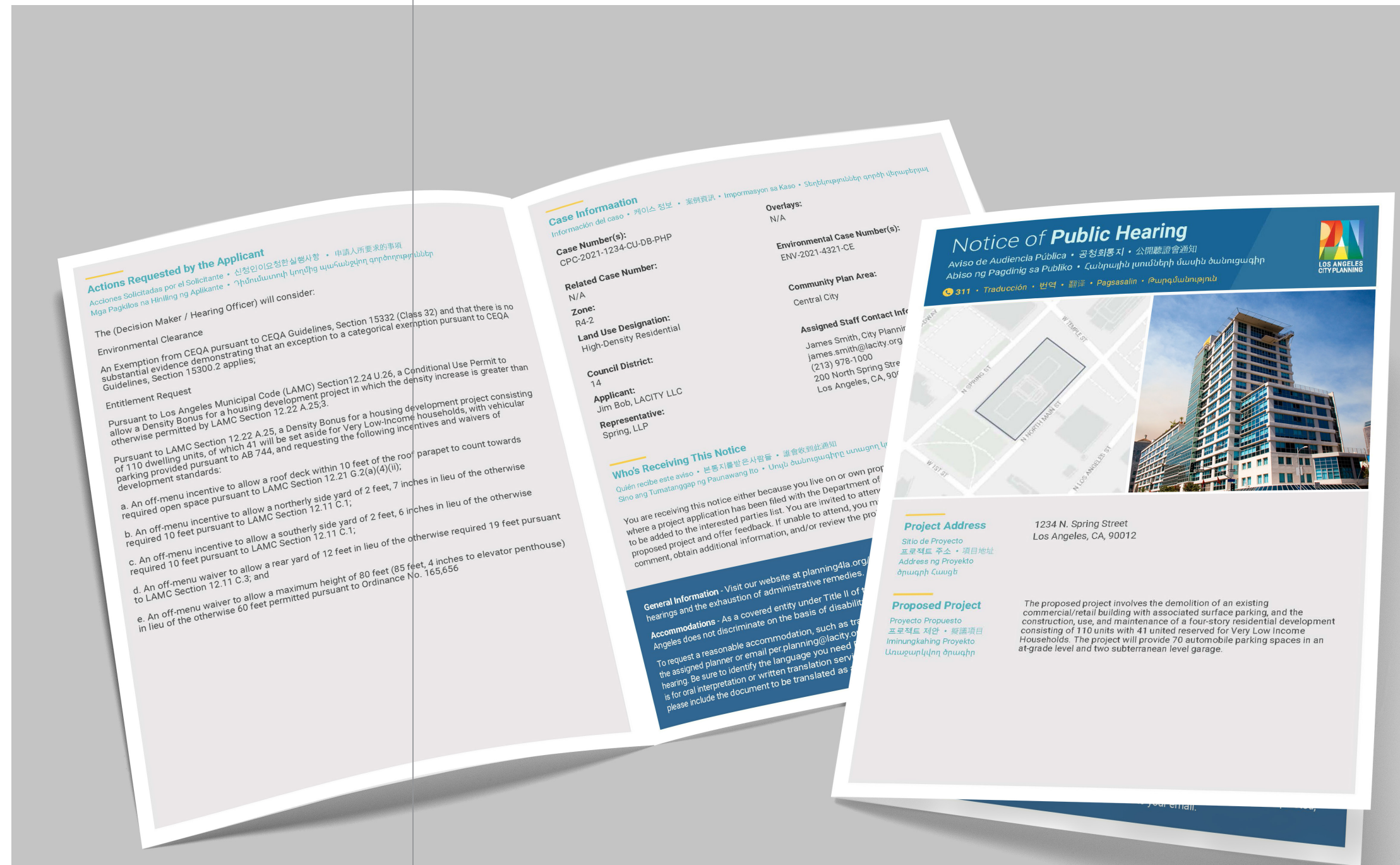
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2022 APA Los Angeles Section Award

The Los Angeles Section of the American Planning Association (APA Los Angeles) selected the Department for the Award of Excellence in the Public Outreach category, honoring City Planning’s user-friendly new design for project-related hearing notices, which incorporates helpful graphic elements and highlights important written information.

The new design standardizes the format of hearing notices so they are clear, concise, and informative. The new design includes a location map of the proposed project, as well as a rendering or other image supplied by the applicant. The new layout prominently features important details, such as the time and venue of the public hearing.

Like other recent improvements to City Planning’s services, such as bringing applications and fee payments online and using videoconferencing to conduct outreach, the goal of the redesign of the hearing notice is to make participation in the planning process easier for all Angelenos.



Elected Officials

Mayor
Karen Bass

City Attorney
Hydee Feldstein Soto

City Controller
Kenneth Mejia

Los Angeles City Council

President
Paul Krekorian, District 2

President Pro Tempore
Curren D. Price, Jr., District 9

Councilmember
Eunisses Hernandez, District 1

Councilmember
Bob Blumenfield, District 3

Councilmember
Nithya Raman, District 4

Councilmember
Katy Yaroslavsky, District 5

Councilmember
Vacant, District 6

Councilmember
Monica Rodriguez, District 7

Councilmember
Marqueece Harris-Dawson, District 8

Councilmember
Heather Hutt, District 10

Councilmember
Traci Park, District 11

Councilmember
John S. Lee, District 12

Councilmember
Hugo Soto-Martinez, District 13

Councilmember
Kevin de León, District 14

Councilmember
Tim McOsker, District 15



Commissioners

City Planning Commission

Samantha Millman, President
Caroline Choe, Vice President
Maria Cabildo
Monique Lawshe
Helen Leung
Karen Mack
Dana Perlman
Elizabeth Zamora

Area Planning Commission

North Valley

Eric Nam, President
Martina Diaz, Vice President
Gerlie Collado
Araz Parseghian
Victor Sampson

South Valley

Mark Dierking, President
Vanessa Barraza, Vice President
Lydia Drew Mather
Lisa Karadijan

West Los Angeles

Michael Newhouse, President
Lisa Waltz Morocco, Vice President
Alexis Laing
Esther Margulies
Adele Yellin

Central Los Angeles

Ilissa Gold, President
Maleena Lawrence, Vice President
Oliver DelGado
Steve Kang
Adrienne Lindgren

Cultural Heritage Commission

Barry Milofsky, President
Gail Kennard, Vice President
Richard Barron
Pilar Buelna
Diane Kanner

East Los Angeles

Jacob Stevens, President
Denise Campos, Vice President
Seamus Garritty
Lyric Kelkar
Sarah Rascon

South Los Angeles

Jaqueline Orozco, President
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Planning4LA.org

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