



PRESS RELEASE

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Council Approves City Planning Strategy to Integrate SB 79 State Housing Law With Local Incentives

LOS ANGELES — Los Angeles City Council voted to adopt a localized approach to Senate Bill (SB) 79, the Abundant and Affordable Homes Near Transit Act. To support the local implementation of SB 79 that responds to the statewide housing deficit, the City of Los Angeles will implement a set of ordinances that expand housing opportunities near transit and locally phase in implementation of the bill that will go into effect on July 1.

The City's approach implements State law and builds upon Los Angeles' successful housing programs, including the Transit Oriented Communities (TOC) and Citywide Housing Incentive Program (CHIP), that increase capacity near transit and prioritize increasing access to housing in the City's highest resourced neighborhoods. It also allows additional time for the development of a phased and locally tailored approach to implementation of SB 79 that accounts for fire hazards, historic resources, industrial land, and vulnerable low-resource neighborhoods.

At the direction of the City Council, the Department of City Planning expanded one of the City's existing housing incentive programs, now referred to as the Low-Rise Ordinance, to allow low-rise development within a half-mile of designated Opportunity Stations across all residential zones, including traditionally single-family neighborhoods. These changes align with the City's priorities and are tailored to local housing goals and needs.

Additional information, including preliminary mapping of eligible transit-oriented development stops, is available at [LA City Planning's SB 79 webpage](#). Questions are also welcome at planning.sb79@lacity.org.

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