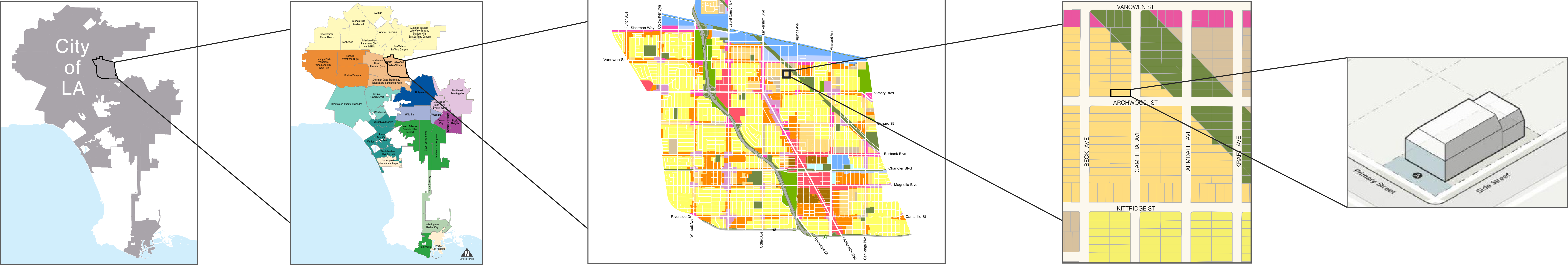


UNPACKING PLANNING IN LA



General Plan

The General Plan is the comprehensive plan for the City of Los Angeles. It lays out our values, sets forth a vision for the type of city we aspire to be, and provides guidance on how the city prepares for and responds to change.

The State of California requires each city to adopt a General Plan that covers a variety of topics, called Elements. Los Angeles' General Plan currently contains the following Elements:

- Framework
- Land Use
- Air Quality
- Conservation
- Health
- Historic Preservation & Cultural Resources
- Housing
- Infrastructure Systems
- Mobility
- Noise
- Open Space
- Public Facilities & Services
- Safety

Community Plans & Overlays

In Los Angeles, the General Plan Land Use Element is divided into 35 Community Plans, each with a policy document and a map of land use designations such as residential, commercial, industrial, and open space. Think of the plans as a blueprint to guide growth in our neighborhoods, by providing specific policies and strategies to achieve each community's vision, telling developers and homeowners generally what types of uses are allowed, and ensuring proposed projects meet a community's land use goals.

In addition to the base land-use regulations laid out in the Community Plans, certain neighborhoods have overlays, which provide an additional set of standards for a specific area. The **Transit Neighborhood Plans** program will establish overlays in areas adjacent to high-quality transit. The overlays will generally encourage higher density, mixed uses, and pedestrian-friendly streetscapes.

Zoning

Zoning is the primary tool for implementing land use policies throughout the city. Each parcel of land in the City is assigned a zoning designation. Zoning defines allowed uses, maximum height, required yards, and other requirements specific to the property or lot.

Together, land use designations and zoning describe the vision for how land is used, and establish the rules for what may be built.

The City is revising its Zoning Code to offer a more responsive set of tools to guide development in a way that meets the needs of the City's many neighborhoods.

Through the Transit Neighborhood Plan, the New Zoning Code will be applied to thousands of rezoned parcels throughout Van Nuys and North Hollywood. The zoning will be represented in a zone string containing five modular components:

[Form District-Frontage-Development Standards] [Use District-Density]

In addition to the Transit Neighborhood Plan process, the Southeast Valley Community Plan Update program is providing Valley stakeholders with another opportunity to shape the future of land use and zoning in this area.

ENVIRONMENTAL ANALYSIS PROCESS

