

Community Planning 101



Session

- What is Planning?
- What does a Community Plan do?
- Community Plan Process & Public Participation



Why Does City Planning Exist?

Cities have an obligation to protect the health, safety and welfare of the public...



Does the City have a right or duty to dictate whether a community park can be located in a residential or commercial neighborhood?



Does the City have a right or duty to dictate what color a house can be painted?



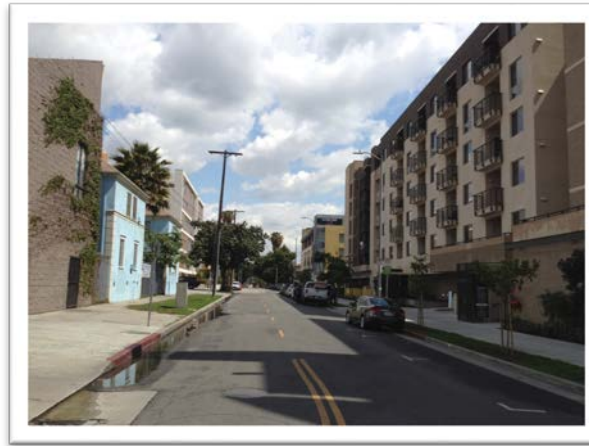
What is Planning?

- Enhance and preserve built environment
- Shape and improve communities
- Plan and accommodate for change and growth



What is Planning?

- Explore compatibility of uses
- Analyze impacts on people and the environment
- Enhance quality of life



What is The General Plan and How Is It Implemented?

Cities in California are required to adopt a General Plan to guide changes in the built and natural environment.



Land Use Element

- **35 Community Plan Areas**
 - Guide physical development of neighborhoods by establishing the goals and policies for land use.
 - Guide housing, commercial, industrial & other uses.
 - Provide certainty & predictability through Zoning and Plan Implementation tools.
- The **Hollywood Community Plan** is one of the 35 Community Plans.
- Hollywood Community Plan updates:
 - 1988 adopted by Council
 - 2012 first update
 - 2014 challenged
 - 2016 started re-launch of Hollywood Community Plan Update (HCPU2)



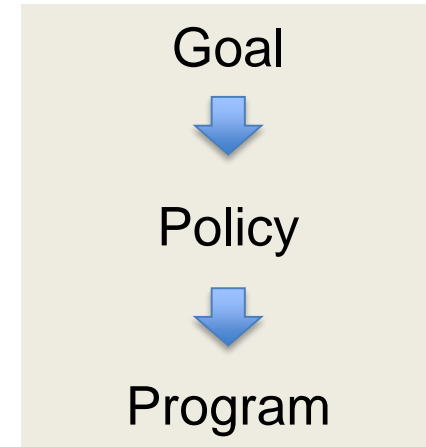
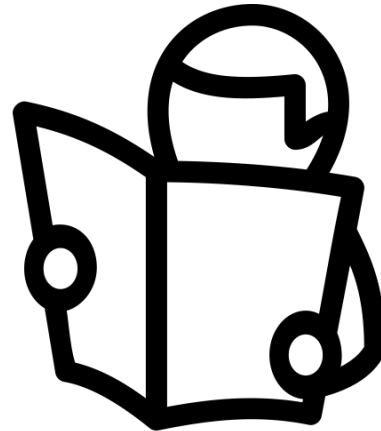
Example: Goal, Policy & Program

Goal PR.1: Streets that are safe, comfortable and convenient.

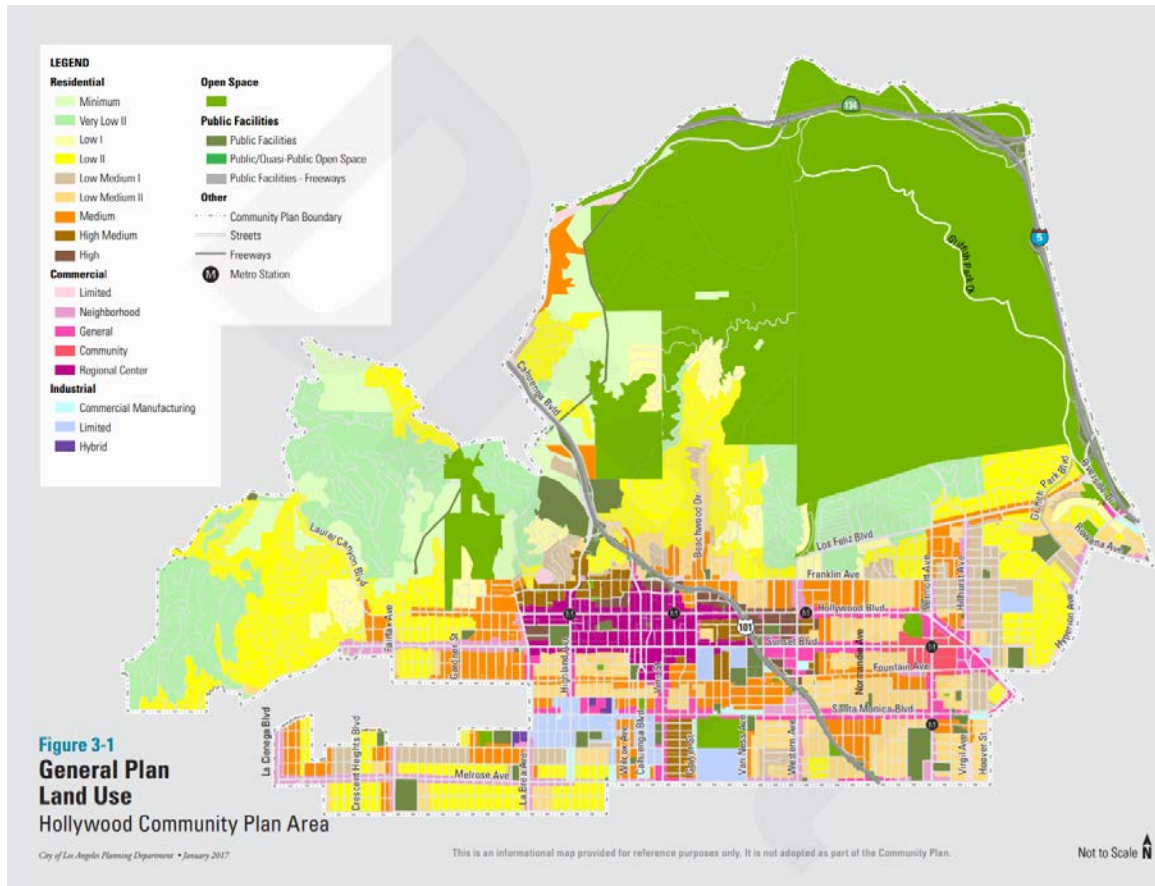
Policy PR1.13: Studies for pedestrian and streetscape improvements. Support LADOT in the study of additional crosswalks, complete streets strategies, and streetscape improvements, especially for streets near schools. (P52)

P52: Study the addition of crosswalks and complete streets improvements on the High Injury Network, especially those near schools identified among the top 50 most vulnerable schools by Safe Routes to School, including but not limited to:

- Hollywood High School
- Selma Elementary School
- Grant Elementary School
- Ramona Elementary School
- Lexington Avenue Primary Center
- Lockwood Elementary School
- Dayton Heights Elementary School



Community Plan Land Use Map



- Each property given a land use designation
- Each land use designation has corresponding zones

What is Zoning?

- **designates** what uses are allowed



- **regulates** the uses to which land may be put.



- **regulates** building height, parking, open space, and similar characteristics



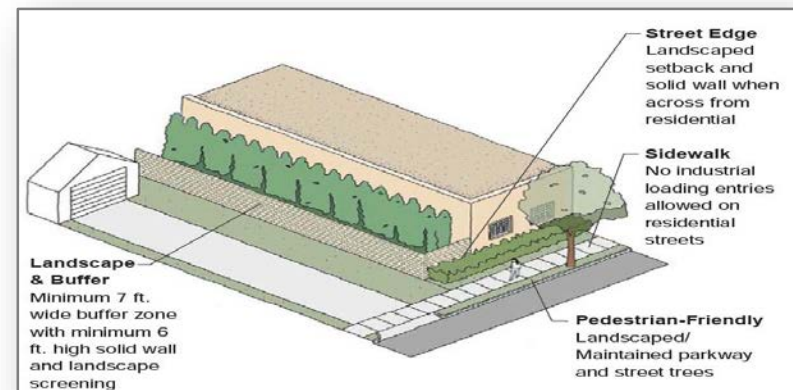
General Zoning

Residential (R2, RD, R3, R4, R5, ...)

Commercial (CR, C1, C1.5, C2, C4, C5, CW,...)

Industrial (CM, MR, CCS, M1, M2, M3, ...)

Public Facilities (PF, ...)



ZIMAS - Hollyview Apartments Site

ZIMAS

Search Reports Resources News!

5411 W HOLLYWOOD BLVD Font: A A A +/-

► Address/Logal

► Jurisdictional

Community Plan Area	Hollywood
Area Planning Commission	Central
Neighborhood Council	Los Feliz
Council District	CD 13 - Mitch O'Farrell
Census Tract#	1504.02
ADDS District Office	Los Angeles Metro
Building Permit Info	View

► Planning and Zoning

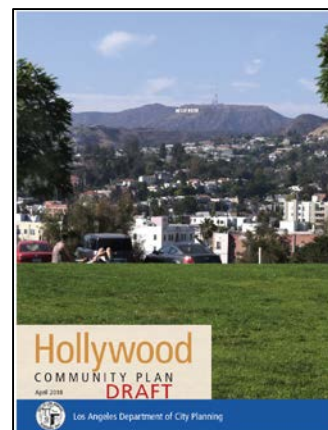
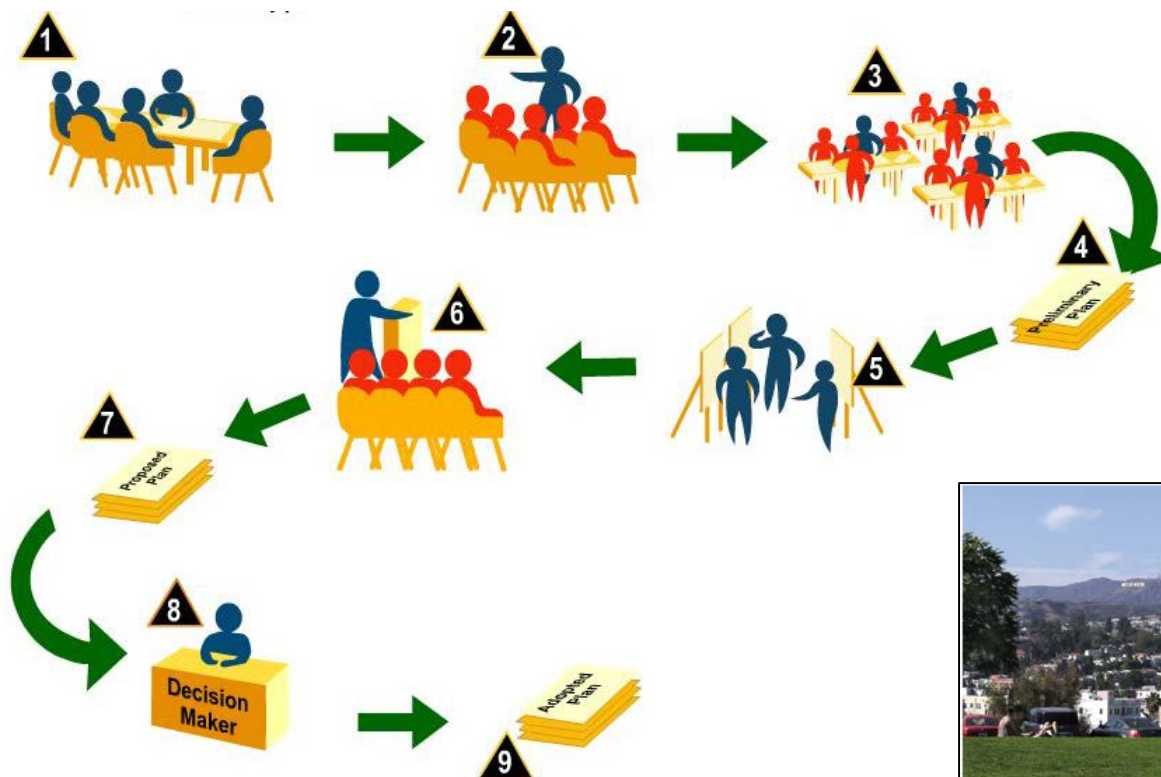
Special Notes	None
Zoning	C4-LVL
Zoning	R3-1
Zoning Information (ZI)	Z1-1352 Hollywood Redevelopment Project
Zoning Information (ZI)	Z1-1117 NTA Project
Zoning Information (ZI)	Z1-2052 Transit Priority Area in the City of Los Angeles
Zoning Information (ZI)	Z1-2071 LOS ANGELES STATE ENTERPRISE ZONE
Zoning Information (ZI)	Z1-2277 Hollywood Redevelopment Project
General Plan Land Use	Neighborhood Office
General Plan Note(s)	Commercial
Hillside Area (Zoning Code)	Yes
Specific Plan Area	Vermont / Western Station Neighborhood Area Plan
Subarea	C - Community Center
Historic Preservation Review	No
HistoricPlacesLA	View
CDO: Community Design Overlay	None
CPID: Community Plan Imp. Overlay	None
Subarea	None
COGU: Clean Up-Green Up	None
NSO: Neighborhood Stabilization Overlay	No
POD: Pedestrian Oriented Districts	None
SN: Sign District	No
Streetscape	No
Adaptive Reuse Incentive Area	Adaptive Reuse Incentive Areas
Affordable Housing Linkage Fee	Residential Market Area: Medium-High Non-Residential Market Area: High
Transit Oriented Communities (TOC)	Tier 4
CRA - Community Redevelopment Agency	Hollywood Redevelopment Project
Central City Parking	No
Downtown Parking	No
Building Line	None
500 FT School Zone	No
500 FT Park Zone	No

► Assessor

► Case Numbers



How is a Community Plan updated?



Upcoming Public Participation Opportunities



Webinar

Thursday, June 28th at 5:30 pm.

Register by noon on Wednesday, June 27th

Visit HCPU2.org to register



Closing thoughts...

A critical aspect of planning is public participation because in planning everyone is an expert on:

- Where we live, work, and play
- What we and our neighbors can do with our community
- How we can protect our favorite places (cultural & historical)
- How our community grows
- How we can enhance our quality of life



Thank you!

Visit hcpu2.org

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