

Fax (800) 464-2839

b. **Application Completeness**

i. An application is not complete until all required items are submitted and all required application fees are paid.

- ii.

The City will not process incomplete applications. Applications will be reviewed for completeness in accordance with the Permit Streamlining Act (California Government Code Title 7, Division 1, Chapter 4.5).
- c.

Multiple Entitlement Requests

i.

In order to facilitate the development process, applications for multiple entitlements for the same project shall be submitted and processed concurrently as provided in Sec. 13A.2.10. (Multiple Approvals) of this Code.
- d.

Withdrawal of Application

i.

At any time before the initial decision maker or appellate body on appeal makes a final decision on an application, the applicant may withdraw the application.

ii.

The withdrawal of the application must be in writing and does not require the decision maker to concur. The withdrawal of the application shall be permanent and any associated authorizations shall be void.
2.

Nothing herein shall be construed to prohibit the *Director* or the *Director's* designee from promulgating administrative guidelines to interpret and implement the *redevelopment regulations*.

SEC. 13B.12.2. REDEVELOPMENT PLAN PROJECT ADMINISTRATIVE REVIEW

- A.

Applicability

Redevelopment plan projects are eligible for *redevelopment plan project administrative review*, except for projects involving the following components or activities. The following projects that do not qualify for a *redevelopment plan project administrative review* may apply for a *redevelopment plan project compliance* or a *redevelopment plan project adjustment*.

1.

A residential hotel/SRO, including any vacant dwelling unit, or a dwelling unit housing lower income households in the City Center Project Area and the Central Industrial Project Area; or

2.

A residential hotel/SRO involving construction that consists of interior remodeling, interior rehabilitation or interior repair work that results in the loss of dwelling units.
- B.

Initiation

See Sec. 13B.3.1.B. (Initiation) of this Code.
- C.

Notice

See Sec. 13B.3.1.C. (Notice) of this Code.
- D.

Review

See Sec. 13B.3.1.D. (Review) of this Code.
- E.

Criteria for Compliance Review

See Sec. 13B.3.1.E. (Criteria for Compliance Review) of this Code.
- F.

Scope of Action

Once a project's administrative review is complete, any subsequent development activity (including but not limited to erection, enlargement or maintenance of buildings, development or construction work, and issuance of a grading, building or change of use permit) shall comply with the approval of the *Department of City Planning* in the administrative review for the project, including any plans approved.
- G.

Appeals

See Sec. 13B.3.1.G. (Appeals) of this Code.
- H.

Modification Procedures

Any change to the scope of the application requires review by the *Department of City Planning* as provided in Sec. 13B.12.2. (Redevelopment Plan Project Administrative Review) of this Code.

SEC. 13B.12.3. REDEVELOPMENT PLAN PROJECT COMPLIANCE

- A.

Applicability

1.

This Section (Redevelopment Plan Project Compliance) applies to the review of applications for projects within *redevelopment plan areas* in accordance with applicable Redevelopment Plan requirements and the City Charter.

2.

The *Director* may determine the type of projects exempt from this Section (Redevelopment Plan Project Compliance) based on exemption provisions and other regulations contained in individual Redevelopment Plans.
- B.

Initiation

An application for a *redevelopment plan project compliance* is filed with the *Department*.
- C.

Notice

1.

Notice of Public Hearing

There is no public hearing required for the initial decision on a *redevelopment plan project compliance*, and therefore no notice of a public hearing is required.

2.

Notice of Public Hearing on Appeal

The following notice is required for the public hearing on the appeal:

Type of Notice	When	Where / To Whom / Additional Requirements
Mail	24 days	<ul style="list-style-type: none">The applicant;The owner(s) of the property involved;The owners and occupants of all properties abutting, across the street or alley from, or having a common corner with the subject property;The Councilmember(s) having jurisdiction over the Redevelopment Plan area in which the property is located;The Department of Neighborhood Empowerment;The Certified Neighborhood Council representing the area in which the property is located; andInterested parties who have requested in writing to be notified

D.

Decision

1.

General Procedures

See Sec. 13A.2.5. (Decisions) of this Code.

2.

Decision Maker

The *Director* is the initial decision maker.

3.

Decision

a.

The *Director* shall render the initial decision within 75 days of the date the application is deemed complete or, when an Environmental Impact Report (EIR) or other CEQA document is required, the date the EIR or other CEQA document is certified or adopted.

b.

If the *Director* fails to make a timely decision, the applicant may file a request for transfer of jurisdiction to the *Area Planning Commission* in accordance with the procedures set forth in Sec. 13A.2.6. (Transfer of Jurisdiction).

4.

Transmittal

The *Director* shall transmit a copy of the decision to: the applicant, the *Department of Building and Safety*, the Councilmember(s) having jurisdiction over the *redevelopment plan area* in which the property is located, the Department of Transportation (where appropriate), owners of all properties *abutting*, across the street or alley from, or having a common corner with the subject property; and interested parties who have filed written requests with the *Department of City Planning*.

E.

Standards for Review and Required Findings

In approving a *redevelopment plan project compliance*, the *Director* or *Area Planning Commission* (on appeal) shall find that the project:

1.

Substantially complies with the relevant *redevelopment regulations*, findings, standards, and provisions of the Redevelopment Plan; and

2.

Is subject to all conditions required by the relevant *redevelopment regulations*; and

3.

Complies with CEQA.

F.

Scope of Decision

1.

See Sec. 13A.2.7. (Scope of Decision).

2.

Limitations

The granting of a *redevelopment plan project compliance* shall not imply compliance with any other applicable provisions of this Code. Any corrections and/or modifications to project plans made subsequent to a *redevelopment plan project compliance* that are deemed necessary by the *Department of Building and Safety* for Building Code compliance, and which involve a change in *floor area*, automobile parking, building height, yards or setbacks, building separation or lot coverage, shall require a *referral of the revised plans back to the Department of City Planning* (and the Department of Transportation in cases where there are corrections and/or modifications that may affect the ingress, egress, circulation, calculation of vehicle trips generated, project *floor area* or automobile parking) for additional review and sign-off prior to the issuance of any permit in connection with those plans.

3.

Applicant's Compliance with Project Compliance Terms & Conditions

Once a *redevelopment plan project compliance* is utilized, the applicant shall comply with the terms and conditions of the *redevelopment plan project compliance* that affect the construction and/or operational phases of the project. For purposes of this Subsection (Scope of Decision), utilization of a *redevelopment plan project compliance* shall mean that a building permit has been issued and construction work has begun and been carried on diligently.

G.

Appeals

1.

General Procedures

See Sec. 13A.2.8. (Appeals).

2.

Decision Maker

The *Area Planning Commission* is the appellate *decision maker*.

3.

Filing

An applicant or any other *aggrieved person* may file an appeal of the *Director's* decision.

4.

Appellate Decision

a.

Before acting on any appeal, the *Area Planning Commission* shall set the matter for hearing, giving notice in the manner specified in Subsection C. (Notice) of this Section (Redevelopment Plan Project Compliance).

b.

The *Area Planning Commission* shall act within 75 days after the expiration of the appeal period.

H.

Modification Procedures

See Sec. 13B.12.4. (Modification of Entitlement for a Redevelopment Plan Project) of this Code.

SEC. 13B.12.4. MODIFICATION OF ENTITLEMENT FOR A REDEVELOPMENT PLAN PROJECT

A.

Applicability

1.

Original Action

This Section (Modification of Entitlement for a Redevelopment Plan Project) applies to the modification of a previously approved entitlement (referred to in this Section as the "original action") that substantially conforms to the original approval.

2.

Modification

a.

For the purposes of this Section (Modification of Entitlement for a Redevelopment Plan Project), a "modification" means any changes in the proposed physical development, planned operation, or conditions of approval.

b.

In no event can any modification or series of modifications allow a use, single deviation, or series of deviations (including but not limited to "minor deviations" and "variations" as those terms are used in the Redevelopment Plans) to exceed the maximum deviation allowed by the relevant Redevelopment Plan or LAMC.

3.

Maximum Deviation

a.

A use, single deviation, or series of deviations from the LAMC or Redevelopment Plan which was not approved as part of the original action; or

b.

Any modification that would result in an increase or reduction of the physical development, planned operation, or conditions of approval on the original action by more than 20 percent.

4.

New Application

Any deviation that does not substantially conform to the original action, or exceeds the maximum deviation prescribed in Subsection 3. (Maximum Deviation) above, requires a new project application.

B.

Initiation

See Sec. 13B.5.4.B. (Initiation).

C.

Notice

See Sec. 13B.5.4.C. (Notice).

D.

Decision

1.

General Procedures

See Sec. 13A.2.5. (Decisions).

2.

Decision Maker

a.

The initial decision maker on a modification of entitlement for a *redevelopment plan project* is the initial *decision maker* on the original action. In the event that the initial decision maker was the CRA, the *Director of Planning* shall be the *decision maker*.

b.

If the original action was subject to multiple approvals, the initial *decision maker* is the initial decision maker assigned pursuant to Sec. 13A.2.10. (Multiple Approvals) of this Code, unless otherwise delegated.

3.

Public Hearing

The initial *decision maker* may conduct a public hearing after providing the notice in the same manner as required on the appeal of the original action. A hearing need not be held if the initial *decision maker* makes a written finding that the requested modification of entitlement for a *redevelopment plan project*:

a.

Will not have a significant effect on adjoining properties or on the immediate neighborhood; or

b.

Is not likely to evoke public controversy.

4.

Decision

See Sec. 13B.5.4.D.4. (Decision) of this Code.

5.

Conditions

See Sec. 13B.5.4.D.5. (Conditions) of this Code.

6.

Transmittal

See Sec. 13B.5.4.D.6. (Transmittal) of this Code.

E.

Standards for Review and Required Findings

A modification of entitlement for a *redevelopment plan project* shall not be granted unless the *decision maker* finds that the modification complies with all of the findings that apply to the original action.

2.

If the application for modification of entitlement for a *redevelopment plan project* is for only a portion of a development project, the *decision maker's* review and decision shall be limited to only that portion of the project. However, the *decision maker* may consider the entire project to the extent that the approved project and the portion for which the modification of entitlement for a *redevelopment plan project* is requested are indistinct.

F.

Scope of Decision

1.

See Sec. 13A.2.7. (Scope of Decision) of this Code.

2.

See Sec. 13B.5.4.F.2. (Scope of Decision) of this Code.

G.

Appeals

1.

General Procedures

See Sec. 13A.2.8. (Appeals) of this Code.

2.

Appealable in Same Manner as original Action

See Sec. 13B.5.4.G.2. (Appealable in Same Manner as Original Action) of this Code.

3.

Scope of Appeal

See Sec. 13B.5.4.G.3. (Scope of Appeal) of this Code.

H.

Modification Procedures

See Sec. 13B.5.4.H. (Modification Procedures) of this Code.

SEC. 13B.12.5. REDEVELOPMENT PLAN PROJECT ADJUSTMENT

A.

Applicability

This Section (Redevelopment Plan Project Adjustment) applies to requests for minor variations from certain *redevelopment regulations*.

3.

Initiation

An application for a *redevelopment plan project adjustment* is filed with the *Department*.

4.

Notice

1.

Notice of Public Hearing

There is no public hearing required for the initial decision on a *redevelopment plan project adjustment*, and therefore no notice of a public hearing is required.

2.

Notice of Public Hearing on Appeal

The following notice is required for the public hearing on the appeal:

Type of Notice	When	Where / To Whom / Additional Requirements
Mail	24 days	<ul style="list-style-type: none">The applicant;The owner(s) of the property involved;The owners and occupants of all properties abutting, across the street or alley from, or having a common corner with the subject property;The Councilmember(s) having jurisdiction over the Redevelopment Plan area in which the property is located;The Department of Neighborhood Empowerment;The Certified Neighborhood Council representing the area in which the property is located; andInterested parties who have requested in writing to be notified

D.

Decision

1.

General Procedures

See Sec. 13A.2.5. (Decisions) of this Code.

2.

Decision Maker

The *Director* is the initial *decision maker*.

3.

Decision

Sec. 13B.12.4. Project Modification for a Redevelopment Plan Project

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graph TD; Initiation[1 Initiation] --> Submittal[2 Submittal]; Submittal --> Decision1[3 Decision]; Decision1 --> Decision2[4 Decision]; Decision2 --> Decision3[5 Decision]; Decision3 --> Decision4[6 Decision];
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a.

The *Director* shall render the initial decision within 75 days of the date the application is deemed complete.

b.

If the *Director* fails to make a timely decision, the applicant may file a request for transfer of jurisdiction to the *Area Planning Commission* pursuant to Sec. 13A.2.6. (Transfer of Jurisdiction).

4.

Transmittal

The *Director* shall transmit a copy of the decision by email, electronic transmission, or mail to the applicant, the *Department of Building and Safety*, the Councilmember(s) having jurisdiction over the *redevelopment plan area* in which the property is located, the Department of Transportation (where appropriate), owners of all properties *abutting*, across the street or alley from, or having a common corner with the subject property; and interested parties who have filed written requests with the *Department of City Planning*.

Standards for Review and Required Findings

1.

In approving a *redevelopment plan project adjustment*, or approving it with conditions, the *Director* or *Area Planning Commission* (on appeal) shall find in writing that the approval:

a.

Substantially complies with the applicable *redevelopment regulations*; and

b.

Complies with CEQA; and

c.

All findings for variations and minor variations, as required by the applicable Redevelopment Plan, are met.

Scope of Decision

See Sec. 13A.2.7. (Scope of Decision).

Appeals

1.

General Procedures

See Sec. 13A.2.8. (Appeals).

2.

Decision Maker

The *Area Planning Commission* is the appellate *decision maker*.

3.

Filing

An applicant or any other *aggrieved person* by the *Director's* decision may file an appeal.

4.

Appellate Decision

a.

Before acting on any appeal, the *Area Planning Commission* shall set the matter for hearing, giving notice in the manner specified in Subsection C. (Notice) of this Section (Redevelopment Plan Project Adjustment).

b.

The *Area Planning Commission* shall act within 75 days after the expiration of the appeal period.

c.

The decision to approve or deny an appeal must contain the same findings required by the original *decision maker*, supported by substantial evidence.

d.

The decision of the appellate body is final.

H.

Modification Procedures

No modification is available.

SEC. 13B.12.6. REDEVELOPMENT PLAN AMENDMENT

A.

Applicability

1.

General

This Section (Redevelopment Plan Amendment) applies to any amendment to any Redevelopment Plan, subject to the requirements and limitations of the Charter and state law.

2.

Fee

The fee for a *redevelopment plan amendment* shall be set forth in Sec. 19.01 G. of Chapter I and Sec. 15.2.2. (Fees; Establishment or Change of Zones and Other Related Actions) of Chapter 1A of this Code.

B.

Initiation

Only the *City Council*, the *City Planning Commission*, or the *Director of Planning* may initiate a *redevelopment plan amendment*. An action to initiate a *redevelopment plan amendment* by the *City Council* or the *City Planning Commission* requires a majority vote.

C.

Notice

1.

Notice of Public Hearing

See Sec. 13B.1.3.C.1. (Notice of Public Hearing) of this Code.

2.

Decision

See Sec. 13B.1.3.D. (Zoning Code Amendment; Decision) of this Code.

D.

Standards for Review and Required Findings

See Sec. 13B.1.3.E. (Standards for Review and Required Findings) of this Code.

E.

Scope of Decision

See Sec. 13A.2.7. (Scope of Decision) of this Code.

F.

Appeals

There is no appeal.

G.

Modification of Redevelopment Plan Amendment

A *redevelopment plan amendment* may be modified by following the same procedures established above for the original action.

Sec. 6.

The following new abbreviations are added in alphabetical order to Division 14.3. of Article 14 of Chapter 1A of the Los Angeles Municipal Code to read as follows:

CRA.

Community Redevelopment Agency.

CRA/LA.

Community Redevelopment Agency.

CRA/LA-DLA.

Community Redevelopment Agency - Designated Local Authority.

SRO.

Residential Hotel/Single Room Occupancy Hotel.

Sec. 7.

The following new definitions are added in alphabetical order to Division 4.3. of Article 14 of Chapter 1A of the Los Angeles Municipal Code to read as follows:

Community Redevelopment Agency.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, Community Redevelopment Agency is defined as the former Community Redevelopment Agency of the City of Los Angeles, which was dissolved on February 1, 2012.

Community Redevelopment Law.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, community redevelopment law is defined as the Community Redevelopment Law of the State of California (California Health and Safety Code, Sec. 33000 et seq.).

Community Redevelopment Agency - Designated Local Authority.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, Community Redevelopment Agency - Designated Local Authority is defined as the public body formed pursuant to Health and Safety Code Section 34173(c)(3) to serve as the successor agency to the former CRA.

Historic Resource.

For the purposes of Div. 13B.12. (Redevelopment Plan Procedures) of this Code, historic resource is defined as designated or surveyed resources including properties listed in or formally determined eligible for listing in the National Register of Historic Places, the California Register of Historical Resources, locally designated Historic-Cultural Monuments (HCMs) and Historic Preservation Overlay Zones (HPOZs); and properties identified as significant per eligibility criteria in Survey/LA and the Community Redevelopment Agency surveys or any subsequent City sanctioned or accepted surveys.

Lower Income Household.

A lower income household is a household whose annual income, adjusted for family size, does not exceed 80 percent of the area median income as designated for this category in California Health and Safety Code, Sec. 50079.5. Lower income household includes very low income households and extremely low income households.

For the purposes of Div. 13B.12. (Redevelopment Plan Procedures) of this Code, lower income household is defined as the meaning ascribed thereto in the Development Guidelines and Controls for Residential Hotels in the City Center and Central Industrial *redevelopment project areas*, adopted by the former CRA on June 15, 2006.

Redevelopment Plan Amendment.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, Redevelopment plan amendment is defined as an amendment to a Redevelopment Plan adopted by the *City Council* by ordinance after the effective date of Ordinance No. 186,325.

Redevelopment Plan Area.

See *redevelopment project area*.

Redevelopment Plan Project.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, redevelopment plan project is defined as any proposed development activity within a *redevelopment project area* with an *unexpired* Redevelopment Plan that includes the issuance of a building, grading, demolition, sign or change of use permit. A *redevelopment plan project* shall not include activity that consists solely of interior remodeling, interior rehabilitation or interior repair work. Notwithstanding the foregoing, the following types of projects shall be considered a *redevelopment plan project*: (i) development activity involving an *Historic Resource*, including any interior remodeling, interior rehabilitation, or interior repair work that affects the exterior; and/or (ii) development activity involving a *Residential Hotel/Single Room Occupancy Hotel (SRO)*, vacant *dwelling unit*, or a *dwelling unit housing lower income households* in the City Center Project Area and the Central Industrial Project Area, including any interior remodeling, interior rehabilitation or interior repair work that may result in the loss of a *dwelling unit*.

Redevelopment Plan Project Adjustment.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, redevelopment plan project adjustment is defined as a "minor variation" or "variation" as these terms are used in each Redevelopment Plan and is a decision by the *Director* that a *redevelopment plan project* substantially complies with the relevant *redevelopment regulations* except for a minor deviation therefrom, either as submitted or with conditions imposed to achieve substantial compliance with the applicable *redevelopment regulations*.

Redevelopment Plan Project Administrative Review.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, redevelopment plan project administrative review is defined as the issuance of a ministerial approval by the *Director* for a *redevelopment plan project* that complies with the applicable *redevelopment regulations*.

Redevelopment Plan Project Compliance.

Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, redevelopment plan project compliance is defined as a decision by the *Director* that a *redevelopment plan project* complies with the applicable *redevelopment regulations*, either as submitted or with conditions imposed to achieve compliance with the *redevelopment regulations*.

Sec. 13B.12.6. Redevelopment Plan Amendment

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graph TD; Initiation[1 Initiation] --> Decision1[2 Decision]; Decision1 --> Notice[3 Notice]; Notice --> Decision2[4 Decision]; Decision2 --> Decision3[5 Decision]; Decision3 --> Decision4[6 Decision];
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Redevelopment Project Area. Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, redevelopment project area is defined as the area included within the specific geographic boundaries identified as a project area in a Redevelopment Plan and shall be referred to as "Redevelopment Plan Area."

Redevelopment Regulations. Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, redevelopment regulations are defined as all the land use provisions of the Redevelopment Plans and design for development guidelines adopted pursuant to such Redevelopment Plans that govern land use or development that were transferred to the City pursuant to California Health and Safety Code, Sec. 34173(l).

Residential Hotel/Single Room Occupancy Hotel. Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, residential hotel/single room occupancy hotel is defined as the meaning ascribed thereto in the Development Guidelines and Controls for Residential Hotels in the City Center and Central Industrial *redevelopment project areas*, adopted by the former CRA on June 15, 2006, and/or the Residential Hotel Ordinance (Ordinance No. 179,868) of the City of Los Angeles.

Unexpired. Pursuant to Sec. 13B.12.1.C. (Definitions) of this Code, unexpired is defined as the applicable *redevelopment regulations* that are still in effect on the date of approval of a *redevelopment plan project* or *redevelopment plan amendment*.

Sec. 8. Section 15.2.2. of Division 15.2. of Article 15 of Chapter 1A of the Los Angeles Municipal Code shall be amended to read as follows:

DIV. 15.2. LEGISLATIVE ACTION FEES

SEC. 15.2.2. FEES FOR ESTABLISHMENT OR CHANGE OF ZONES, & OTHER RELATED ACTIONS

The following fees shall be charged for a zone change, *Supplemental District*, or *Special Zone* when that action is consistent with the *General Plan*. See Fees for General Plan Consistency (Sec. 15.2.1) for zone change requests that are not consistent with the General Plan.

Application Type	Base Fee	Annual Inflation Adjustment	Multiple Applications
Specific Plan Adoption/Amendment (Sec. 13B.1.2.)	\$35,417	●	●
Redevelopment Plan Amendment (Sec. 13B.12.6.)			
Zone Change (Sec. 1.5.2.C.1.; Sec. 13B.1.4.)			
No New Construction	\$26,062	●	●
With New Construction	\$30,912	●	●
Zone Boundary Line Adjustment (Sec. 1.5.2.C.2.; Sec. 13B.5.2.)	\$11,050	●	●
Supplemental District (Div. 8.2.; Sec. 13B.1.4.)			
Establishment	\$142,533	●	●
Boundary Change or Repeal	\$72,601	●	●

Sec. 9. **STYLE AND FORMATTING CORRECTIONS.** City Planning prior to publishing the Code shall ensure all of the following style and formatting corrections are made in consultation with the City Attorney's Office:

A. All numbering of chapters, articles, parts, divisions, sections, subsections, paragraphs, subparagraphs, sub-subparagraphs, and sub-sub-subparagraphs shall match the existing numbering format, style, and hierarchy in Chapter 1A of the Los Angeles Municipal Code (e.g., all numbering ends with a period, except sub-sub-subparagraphs which are punctuated with a parenthetical).

B. Formatting and typeface style for all headings shall match the existing formatting and typeface style in Chapter 1A of the Los Angeles Municipal Code, including the following, paragraph breaks after subsection headers, no periods at the end of headers, headers of divisions and sections in all caps, and headers of subsections or any lower ordinal in title case with the first letter of each word capitalized.

C. All internal citations to the Los Angeles Municipal Code shall match the formatting and style of the existing Chapter 1A of the Los Angeles Municipal Code, including adding periods at the end of the citation number, including the title that matches the cited section in parenthesis after the period (e.g., "Sec. 5A.2.2. (Use Applicability)" or "Paragraph 2. (No Net Loss of Dwelling Units)"), and citations to Chapters of the Los Angeles Municipal Code shall use Roman numerals for the chapter number and include "of this Code" after the parenthetical of the title of the Chapter (e.g., "Chapter I (General Provisions and Zoning) of this Code").

D. All internal citations within the Los Angeles Municipal Code referring to content modified by this ordinance shall be updated to reflect the latest titles and Section references.

E. All internal citations within the Los Angeles Municipal Code shall be updated to the correct citation where the cited Section number does not exist, but the Section name is stated clearly (e.g. correct "Sec.13.2.10. (Multiple Approvals)" to "Sec. 13A.2.10. (Multiple Approvals)" because Sec. 13.2.10. does not exist).

F. All citations stating "section" shall be updated to "Sec." and those stating "division" shall be updated to "Div." This does not apply to citations internal to the Division or Section being referenced, in which case the full term of Section or Division shall be used (e.g. "The intent of this Section (Roof Materials) is to...").

G. All citations to state law shall be updated to first state the name of the statute, followed by the referenced citation and the title of the referenced citation if available (e.g. California Government Code, Title 7. (Planning and Land Use)).

H. Words and phrases that are included in the Glossary in Article 14 of Chapter 1A of the Los Angeles Municipal Code shall not be capitalized unless they are proper nouns, mapped areas under Article 1 of Chapter 1A, district names, or zone string components. Any glossary terms used in Chapter 1A shall be indicated by underline in the published Code and linked to the Glossary term in Article 14 of Chapter 1A of the Los Angeles Municipal Code.

I. All fonts and/or typeface and spacing and layout (including indentations) of text, headings, graphs and tables, and colors shall match that of the existing published Chapter 1A of the Los Angeles Municipal Code.

J. All numbers shall be written in accordance with the following protocol:

a. Numbers one through nine shall be written out, unless within a table.

b. Numbers written as the first word of sentence shall be written out (e.g. "One hundred percent of all affordable housing...").

c. Fractions and numbers including fractions shall be displayed as numerals (e.g. "½" instead of "one-half", and 1½ instead of "one and ½").

d. Ordinance numbers shall be written so that "Ordinance number" is abbreviated and includes a comma after 3 digits, and includes the effective or operative dates (e.g. "...as established by Ord. No. 176,445 (effective 3/9/05)...").

e. FAR numbers remain per drafting standard.

i. Example: "... a FAR of 2.5:1 shall be...",

f. Zoning District numbers remain as a number.

i. Example: "...those lots with a Density District 6 or more restrictive..."

K. All instances of the percentage symbol (%) shall be updated to "percent" or "percentage" as appropriate unless the percentage is shown within a table, in which case the percentage symbol (%) shall be used.

Sec. 10. **TECHNICAL CORRECTIONS.** As deemed necessary by the Director, City Planning may prepare technical corrections to this ordinance that would fix citations and typographical errors that do not result in substantive changes to the policies

adopted by the City Council through Council File No. 24-1321, in their approval of this final ordinance, in consultation with the City Attorney.

A. Such technical corrections may include:

1. Corrections to typographical errors and citations.
2. Stylistic and formatting consistency edits
3. Corrections to ensure consistency between provisions.
4. Corrections to clarify the implementation of a provision.
5. Corrections to illustrations or graphics to align with the text of Chapter 1A of the Los Angeles Municipal Code.

B. City Planning will bring those corrections to the City Council for final approval by resolution.

C. This section shall be effective for one year from the effective date of this ordinance.

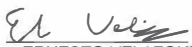
Sec. 11. **SEVERABILITY.** If any provision of this ordinance is found to be unconstitutional or otherwise invalid by any court of competent jurisdiction, that invalidity shall not affect other provisions of this ordinance that can be implemented without the invalid provisions, and to this end, the provisions of this ordinance are declared to be severable. The City Council hereby declares that it would have adopted this ordinance and each provision thereof irrespective of whether any one or more provisions are found invalid, unconstitutional or otherwise unenforceable.

Sec. 12. **URGENCY CLAUSE.** The City finds that inconsistency in the application of the development regulations throughout the City and interruption in the implementation of the City's Redevelopment Plans will be injurious to the health, safety, and general welfare of the City. Any lapse in the administration of permits for development projects within the Redevelopment Project Areas creates uncertainty in terms of public health and economic development. The immediate enactment of these provisions will minimize loss of employment, closure of businesses, loss of redevelopment potential, curtailment of City revenues, and subsequent curtailment of vital services; and will prevent negative impacts to the quality of life, health, safety, and public welfare. For all these reasons, this ordinance shall become effective upon publication pursuant to Section 253 of the Los Angeles City Charter.

Sec. 13. The City Clerk shall certify to the passage of this ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

Approved as to Form and Legality

HYDEE FELDSTEIN SOTO, City Attorney


By  ERNESTO VELAZQUEZ
Deputy City Attorney

Date May 2, 2025

File No. 24-1321


*M:\Real Prop_Env_Land Use\Land Use\Ernesto Velazquez\ASSIGNMENTS\A25-01212 Redevelopment Plan Proposed Ordinance Sec. 11.5.14 CH. 1 & 1A (LA MC)\Redevelopment Plan Chapter 1A Transition Ordinance (Urgency).docx"

Pursuant to Charter Section 559, I **disapprove** this ordinance on behalf of the City Planning Commission and recommend that it **not be adopted**.



VINCENT P. BERTONI, AICP
Director of Planning

Date May 2, 2025

The Clerk of the City of Los Angeles hereby certifies that the foregoing ordinance was passed by the Council of the City of Los Angeles, **by a vote of not less than three-fourths** of all its members.

CITY CLERK 

Ordinance Passed June 3, 2025

MAYOR 

06/16/2025
Approved _____

CNSB #3939696

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