

WESTSIDE COMMUNITY PLANS UPDATE

Zip Codes

90025, 90034, 90035, 90045, 90056, 90064, 90066, 90067, 90094, 90230, 90232, 90291, 90292, 90293

Project Description

The Proposed Project is an update to the Westside Community Plans, which includes the West Los Angeles Community Plan, the Palms-Mar Vista-Del Rey Community Plan, the Venice Community Plan, and the Westchester-Playa del Rey Community Plan. The Proposed Project includes the adoption of updates to land use designations, zoning, policy plan text, and other ordinances, resolutions, and code amendments to implement those updates.

The Proposed Project's policies complement the proposed zoning and land use designations to encourage more affordable housing opportunities, retain a variety of job-producing land uses, and promote the development of a variety of multi-family housing typologies in established residential neighborhoods. The Project proposes zoning standards to expand where mixed-use development can occur and improve the public realm through new building design requirements. The underlying purpose of the Proposed Project, and all of the City's community plan updates, is to accommodate the anticipated population, housing, and employment growth within the Community Plan Areas (CPAs) in a sustainable and equitable way for the City, consistent with the policies of the Framework Element of the General Plan, the City's Housing Element, and the policies and goals of SB 375 and SCAG's Sustainable Communities Strategy.

The Proposed Project would:

- Amend the text of the following four Westside Community Plans, collectively referred to as the Westside Community Plans: (1) West Los Angeles Community Plan, (2) Palms-Mar Vista-Del Rey Community Plan, (3) Venice Community Plan, and (4) Westchester-Playa del Rey Community Plan, to revise the stated plan goals, policies and programs;
- Amend the General Plan Land Use Maps of the four Westside Community Plans;
- Amend the City of Los Angeles Municipal Code (LAMC Ch. 1 and 1A) to adopt new zoning regulations for the four Westside Community Plan Areas as part of the New Zoning Code Update (LAMC Chapter 1A) and amend the Zoning Map to apply updated zoning classifications in the Community Plan Areas (CPA); and
- Amend the General Plan Framework, Mobility Plan, Health Element, and other Citywide General Plan Amendments; and
- Other land use and zoning ordinances as necessary to implement the above, including amendments to and/or rescissions of Specific Plans, Community Design Overlays, and other overlays.

The Community Plan Updates, and the actions stated above, intend to accomplish a variety of goals including the following:

- Direct future growth to already urbanized, transit-served, and jobs-dense areas of the Westside;
- Promote opportunities for various housing types and affordability levels to strengthen the balance of housing units and jobs near transit;
- Co-locate different types of land uses (e.g., mixed-use, residential, limited live-work, industrial) to reduce greenhouse gas emissions and improve air quality;

- Implement objective design standards through new zoning regulations to improve walkability and enhance the public realm; and
- Retain industrial designated land to prioritize jobs-producing, while identifying opportunities for better residential/industrial adjacency.
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