




DEPARTMENT OF CITY PLANNING Executive Office

City Hall, 200 N. Spring Street, Room 525, Los Angeles, CA 90012

February 19, 2025

TO: Interested Parties
Los Angeles City Council
Mayor's Office
Department of City Planning Staff

FROM: Vincent P. Bertoni, AICP 
Director of Planning
Department of City Planning

SUBJECT: **CLARIFICATION REGARDING THE ALIGNMENT OF PLANNING AND LAND USE FEES (LAMC CHAPTER 1A, ARTICLE 15 AND LAMC CHAPTER 1, ARTICLE 9) TO THE NEWLY-ADOPTED CITYWIDE HOUSING INCENTIVE PROGRAM (CHIP)**

On February 10, 2025, the City Council adopted Ordinance 188,477, implementing the Citywide Housing Incentive Program (CHIP) and codifying the base fees associated with this Ordinance (CHIP Ordinance). Articles 9 and 15 (Fees), codified in Chapters 1 and 1A respectively of the Los Angeles Municipal Code (LAMC), provide a list of all Planning and Land Use Fees, as well as for an automatic annual inflation adjustment, pursuant to Ordinance No. 188,063 and Ordinance No. 188,418.

In accordance with Chapters 1 and 1A, enclosed herein are the calculated inflation adjustment fees of 3.5% for the fees associated with the CHIP Ordinance, which have been determined based on the Consumer Price Index for Urban Consumers (CPI-U) in the Los Angeles area, based on an average for the 12-month period ending in December 2023. (See Council File No. 09-0969-S4, "Communication dated 6-24-24 - Director of Planning Correction" and "Attachment to Communication dated 6-24-24 - Revised Adjusted Fee Schedule.") The column labeled "CPI Adjusted Fee 3.5% Eff. 7/1/24", displays the most recent year-over-year change with CPI-U that took effect on July 1, 2024. Specifically, this updated fee schedule incorporates the CPI-adjusted fee amounts in Section 19.01.M of Article 9 (LAMC Chapter 1) and Section 15.4.1 of Article 15 (LAMC Chapter 1A) for the CHIP-related fees, which took effect on **February 11, 2025**, in accordance with Ordinance No. 188,477. A comprehensive list of all Chapter 1 and Chapter 1A Planning and Land Use Fees will be prepared and posted to the Department of City Planning website, as well onto the associated Council File, when the 2025 CPI Fee Adjustment takes effect on July 1, 2025.

LOS ANGELES MUNICIPAL CODE - CHAPTER 1

ARTICLE 9. FEES

SEC. 19.01. FILING FEE - APPLICATION AND APPEALS

M. Density Increase.

[FILING FEE]

Type of Application	Current Base Fee* Eff. 7/1/23 Ord. 188,063	CPI Adjusted Fee* 3.50% Eff. 7/1/24
Application for a Density Bonus in conjunction with: Up to one waiver of a development standard under the Mixed Income Incentive Program; or Up to three waivers of a development standard under the Affordable Housing Incentive Program. (Section 12.22 A.38(d)(3); Section 12.22 A.39(d)(3); Section 13B.2.5.)	\$9,459	\$9,790
Application for a Density Bonus in conjunction with: Waivers under the State Density Bonus Program; More than one waiver under the Mixed Income Incentive Program; or More than three waivers under the Affordable Housing Incentive Program. (Section 12.22 A.37(d)(3); Section 12.22 A.38(d)(4); Section 12.22 A.39(d)(4); Section 13B.2.3.)	\$24,349	\$25,201
Application for a Density Bonus in excess of that permitted by Section 12.22 A.37. (Section 12.24 U.26.; Section 13B.2.3)	\$24,359	\$25,212

* See Section 19.01 Q. for multiple applications.

LOS ANGELES MUNICIPAL CODE - CHAPTER 1A

ARTICLE 15. FEES

DIV. 15.4. AFFORDABLE HOUSING PROGRAM FEES

SEC. 15.4.1. DENSITY BONUS PROGRAM FEES

The following fees shall be charged for costs associated with implementation of Sec. 9.2.1. (*Density Bonus*):

FEES FOR DENSITY BONUSES				
Application Type	Base Fee (Ord. No. 188,063)	CPI Adjusted Fee 3.5% Eff. 7/1/24	Annual Inflation Adjustment	Multiple Applications
Application for a Density Bonus				
Including a request in conjunction with:				
Up to one waiver of a zoning standard under the Opportunity Corridors Housing Incentive Program (Sec. 9.2.3.) or Transit Oriented Incentive Program (Sec. 9.2.5); or	\$9,459	\$9,790	Yes	Yes
Up to three waivers of a zoning standard under the Affordable Housing Incentive Program (Sec. 9.2.2.)				
(Sec. 9.2.2.D.1.c.; Sec. 9.2.3.D.1.c.i., and Sec. 9.2.5.D.1.c.i)				
Including a request in conjunction with:				
Waivers under the State Density Bonus Program (Sec. 9.2.1.) or the Local Affordable Housing Incentive Program (Sec. 9.3.2.);				
More than one waiver under the Opportunity Corridors Housing Incentive Program (Sec. 9.2.3.), Transit Oriented Incentive Program (Sec. 9.2.5.); or	\$24,349	\$25,201	Yes	Yes
More than three waivers under the Affordable Housing Incentive Program (Sec. 9.2.2.)				
(Sec. 9.2.1.D.1.c., Sec. 9.2.2.D.1.c.iii., Sec. 9.3.2.D.1.c.ii., Sec. 9.2.3.D.1.C.ii, and Sec. 9.3.2.E.3.)				
Projects with Requests for Density Bonuses in Excess of the Base Incentive (Sec. 9.2.1., and Sec. 9.2.1.D.1.e.)	\$24,359	\$25,212	Yes	Yes