

## Communication from Public

**Name:** Rani  
**Date Submitted:** 03/18/2024 11:07 PM  
**Council File No:** 23-0623-S1

**Comments for Public Posting:** Dear Members of the Planning and Land Use Committee, I join with Hollywood Heritage to voice my support for the draft ED 1 Ordinance (CF 23-0623) if amended to include the guidelines sent by United Neighbors to the PLUM committee, which include important protections for our sensitive HPOZs, historic districts and neighborhoods. The most important of these include 1. Limit the number of waivers and off menu incentives to a total of 6; 2. Require rear 15' setbacks to allow for trees to grow and storm water to be captured; 3. Prevent post-development conversion of nonresidential spaces to market rate units; 4. Protect R 1, HPOZs and Historic Districts in their entirety; 5. Ensure that substandard streets/ high-fire zones do not qualify for ED 1 fast track approval; and 6. Require ED 1 projects meet minimum Tier 2 TOC qualifications. ED1 is an important tool in achieving the urgent and worthy goal of increasing much needed affordable housing but needn't be in conflict with the protection of historic and sensitive neighborhoods. We urge you to make ED1 better through these amendments.

## Communication from Public

**Name:** Renita Smith

**Date Submitted:** 03/18/2024 11:49 PM

**Council File No:** 23-0623-S1

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## Communication from Public

**Name:** G Smith

**Date Submitted:** 03/18/2024 11:51 PM

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## Communication from Public

**Name:** R Smith

**Date Submitted:** 03/18/2024 11:53 PM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** Dear Members of the Planning and Land Use Committee, I join with Hollywood Heritage to voice my support for the draft ED 1 Ordinance (CF 23-0623) if amended to include the guidelines sent by United Neighbors to the PLUM committee, which include important protections for our sensitive HPOZs, historic districts and neighborhoods. The most important of these include 1. Limit the number of waivers and off menu incentives to a total of 6; 2. Require rear 15' setbacks to allow for trees to grow and storm water to be captured; 3. Prevent post-development conversion of nonresidential spaces to market rate units; 4. Protect R 1, HPOZs and Historic Districts in their entirety; 5. Ensure that substandard streets/ high-fire zones do not qualify for ED 1 fast track approval; and 6. Require ED 1 projects meet minimum Tier 2 TOC qualifications. ED1 is an important tool in achieving the urgent and worthy goal of increasing much needed affordable housing but needn't be in conflict with the protection of historic and sensitive neighborhoods. We urge you to make ED1 better through these amendments. With appreciation for your service.

## Communication from Public

**Name:** Leigh Harrison

**Date Submitted:** 03/18/2024 09:52 PM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** Dear Members of the Planning and Land Use Committee, I join with Hollywood Heritage to voice my support for the draft ED 1 Ordinance (CF 23-0623) if amended to include the guidelines sent by United Neighbors to the PLUM committee, which include important protections for our sensitive HPOZs, historic districts and neighborhoods. The most important of these include 1. Limit the number of waivers and off menu incentives to a total of 6; 2. Require rear 15' setbacks to allow for trees to grow and storm water to be captured; 3. Prevent post-development conversion of nonresidential spaces to market rate units; 4. Protect R 1, HPOZs and Historic Districts in their entirety; 5. Ensure that substandard streets/ high-fire zones do not qualify for ED 1 fast track approval; and 6. Require ED 1 projects meet minimum Tier 2 TOC qualifications. ED1 is an important tool in achieving the urgent and worthy goal of increasing much needed affordable housing but needn't be in conflict with the protection of historic and sensitive neighborhoods. We urge you to make ED1 better through these amendments.

## Communication from Public

**Name:**

**Date Submitted:** 03/18/2024 06:44 PM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** Dear Members of the Planning and Land Use Committee, I join with Hollywood Heritage to voice my support for the draft ED 1 Ordinance (CF 23-0623) if amended to include the guidelines sent by United Neighbors to the PLUM committee, which include important protections for our sensitive HPOZs, historic districts and neighborhoods. The most important of these include 1. Limit the number of waivers and off menu incentives to a total of 6; 2. Require rear 15' setbacks to allow for trees to grow and storm water to be captured; 3. Prevent post-development conversion of nonresidential spaces to market rate units; 4. Protect R 1, HPOZs and Historic Districts in their entirety; 5. Ensure that substandard streets/ high-fire zones do not qualify for ED 1 fast track approval; and 6. Require ED 1 projects meet minimum Tier 2 TOC qualifications. ED1 is an important tool in achieving the urgent and worthy goal of increasing much needed affordable housing but needn't be in conflict with the protection of historic and sensitive neighborhoods. We urge you to make ED1 better through these amendments.

## Communication from Public

**Name:** Hunter Ochs

**Date Submitted:** 03/18/2024 12:38 PM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** As a resident in an HPOZ I'm very concerned with the ordinance that appears to ignore historic preservation regulations and concerns. I urge you to support the ED1 Ordinance CF 23-0623-S1 ONLY IF AMENDED with the following changes: · Projects in HPOZs, CPIOs, NSOs, active CRA projects areas, and any kind of specific plan/overlay should be ineligible under the new Ordinance. · Projects in National Register or CA Register Districts, or listed in official, adopted surveys (e.g., SurveyLA, CRA, Bureau of Engineering) should also be ineligible for the ED1 streamlining, since historic resources should be subject to CEQA review. · Language should be added that for infill developments, massing, scale, volume, and setbacks shall adhere to the specific design standards that City Council has previously adopted for these districts and overlays. · The new Ordinance CF 23-0623-S1 rules shall not supersede HPOZs, CPIOs, NSOs, Specific Plans nor active CRA project areas. · Waiver requests and off-menu incentives shall not be unlimited; the Planning Commission's recommendations to limit waivers and incentives to six also seems excessive, since any of these projects can still be approved with review through existing land use processes. Only one waiver allowed if it is an environmental category (such as reduction of open space or reduced number of trees). · Require rear 15-foot setbacks to allow for trees to grow and storm water to be captured. Front setbacks should align with building lines and/or adjoining sites' prevailing setbacks · Prevent post-development conversion of nonresidential spaces to market rate units (recently some developers are showing "rec rooms" with kitchens, baths and closets on their plans that clearly resemble future studio apartments) These suggested changes are all about building healthy homes for their residents and for our neighborhoods. Good projects should go through the fast track process, but problematic projects should go through discretionary review. Thank you in advance for taking my concern into account.

## Communication from Public

**Name:**

**Date Submitted:** 03/18/2024 06:46 PM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** Dear Members of the Planning and Land Use Committee, I join with Hollywood Heritage to voice my support for the draft ED 1 Ordinance (CF 23-0623) if amended to include the guidelines sent by United Neighbors to the PLUM committee, which include important protections for our sensitive HPOZs, historic districts and neighborhoods. The most important of these include 1. Limit the number of waivers and off menu incentives to a total of 6; 2. Require rear 15' setbacks to allow for trees to grow and storm water to be captured; 3. Prevent post-development conversion of nonresidential spaces to market rate units; 4. Protect R 1, HPOZs and Historic Districts in their entirety; 5. Ensure that substandard streets/ high-fire zones do not qualify for ED 1 fast track approval; and 6. Require ED 1 projects meet minimum Tier 2 TOC qualifications. ED1 is an important tool in achieving the urgent and worthy goal of increasing much needed affordable housing but needn't be in conflict with the protection of historic and sensitive neighborhoods. We urge you to make ED1 better through these amendments.



## Communication from Public

**Name:** Donald Henderson

**Date Submitted:** 03/18/2024 02:13 PM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** I am writing as a resident of a HPOZ in Historic West Adams to urge the amending of PLUM to include exceptions for Historic Preservation Overlay Zones as well as National and California Register Districts. In addition, the PLUM needs to be amended to protect those who will be evicted from their existing homes as a result of demolition to build new housing. I am a founding member of both the West Adams Heritage Association, and the Art Deco Society of Los Angeles. Yes we need additional housing, but we also need to protect and respect our designated historic districts and structures.

## Communication from Public

**Name:** Evelyn Gray

**Date Submitted:** 03/18/2024 10:09 AM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** We urge you to support the ED1 Ordinance CF 23-0623-S1 ONLY IF AMENDED with the following changes: · Projects in HPOZs, CPIOs, NSOs, active CRA projects areas, and any kind of specific plan/overlay should be ineligible under the new Ordinance. · Projects in National Register or CA Register Districts, or listed in official, adopted surveys (e.g., SurveyLA, CRA, Bureau of Engineering) should also be ineligible for the ED1 streamlining, since historic resources should be subject to CEQA review. · Language should be added that for infill developments, massing, scale, volume, and setbacks shall adhere to the specific design standards that City Council has previously adopted for these districts and overlays. · The new Ordinance CF 23-0623-S1 rules shall not supersede HPOZs, CPIOs, NSOs, Specific Plans nor active CRA project areas. · Waiver requests and off-menu incentives shall not be unlimited; the Planning Commission's recommendations to limit waivers and incentives to six also seems excessive, since any of these projects can still be approved with review through existing land use processes. Only one waiver allowed if it is an environmental category (such as reduction of open space or reduced number of trees). · Require rear 15-foot setbacks to allow for trees to grow and storm water to be captured. Front setbacks should align with building lines and/or adjoining sites' prevailing setbacks · Prevent post-development conversion of nonresidential spaces to market rate units (recently some developers are showing "rec rooms" with kitchens, baths and closets on their plans that clearly resemble future studio apartments) These suggested changes are all about building healthy homes for their residents and for our neighborhoods. Good projects should go through the fast track process, but problematic projects should go through discretionary review.

## Communication from Public

**Name:** Raymond C

**Date Submitted:** 03/18/2024 10:14 AM

**Council File No:** 23-0623-S1

**Comments for Public Posting:** Dear LA City Council Planning and Land use Management Committee: Re: draft ordinance Case # CF 23-0623-S1. I am writing to urge you to add protective measures to Executive Directive 1 to ensure that the regulations of HPOZs, CPIOs and CA & National Register Districts are acknowledged and respected. While we're immensely supportive of Mayor Bass's efforts to combat the urgent housing crisis, there are some glaring issues with ED1 — mainly that what the city deems "affordable" is very out of reach for many Angelenos, and on top of that, many truly affordable units in CD8 & South LA are threatened with demolition to be replaced by units that will not be affordable to those displaced. Furthermore, South LA is a treasure trove of American architectural & cultural history that is threatened with erasure before it has the chance to even be properly told. This would undermine all of the work Mr. Harris-Dawson has done to establish NSOs, CPIOs, HPOZs and HCMs. LA, and in particular South LA, suffers from a lack of shade and mature trees, and yet with little-to-no setbacks and a waiver to the city's tree planting requirements. We urge Council members to please add amendments to the draft ordinance: \* Projects in HPOZs, CPIOs, NSOs, active CRA projects areas, and any kind of specific plan/overlay should be ineligible under the new Ordinance. \* Projects in National Register or CA Register Districts, or listed in official, adopted surveys (e.g., SurveyLA, CRA, Bureau of Engineering) should also be ineligible for the ED1 streamlining, since historic resources should be subject to CEQA review. \* Language should be added that for infill developments, massing, scale, volume, and setbacks shall adhere to the specific design standards that City Council has previously adopted for these districts and overlays. \* The new Ordinance CF 23-0623-S1 rules shall not supersede HPOZs, CPIOs, NSOs, Specific Plans nor active CRA project areas. \* Waiver requests and off-menu incentives shall not be unlimited; the Planning Commission's recommendations to limit waivers and incentives to six also seems excessive, since any of these projects can still be approved with review through existing land use processes. Only one waiver allowed if it is an environmental category (such as reduction of open space or reduced number of trees). \* Require rear 15-foot setbacks to allow for trees to grow and storm water to be captured.

Front setbacks should align with building lines and/or adjoining sites' prevailing setbacks Thank you for your time, consideration and dedication to the citizens of Los Angeles. Connor