

Communication from Public

Name: Del Rey Residents Association
Date Submitted: 01/03/2022 06:41 PM
Council File No: 21-1414
Comments for Public Posting: The Del Rey Residents Association sent the attached letter to all Councilmembers on December 8, urging APPROVAL of Council File 21-1414.



Post Office Box 661450 – Los Angeles, CA 90066

www.delreyhome.org

December 7, 2021

VIA E-MAIL

Los Angeles City Council

Los Angeles County Board of Supervisors

Re: Enacting ordinances to implement Senate Bills 9 and 10
Senate Bill 9 amends Government Code §66452.6 and adds Govt. Code
§§65852.21 and 66411.7
Senate Bill 10 adds Govt. Code §65913.5

Dear Elected Local Officials:

California Senate Bills 9 and 10 will take effect on January 1, 2022, and before January 1, we need for you to **develop a Memorandum Of Understanding** that will be binding on all local departments and agencies until a publicly-considered implementation ordinance can be developed, publicly reviewed and adopted.

These two new laws allow for the ministerial approval of construction of more housing units on a parcel of land, but those “ministerial” decisions still need to be guided by objective zoning/subdivision/design standards. The City and County must **insist that local zoning remain the same**, i.e. no rezoning of industrial or commercial land for housing until the zoning changes have been fully vetted and enacted as ordinances by the City Council or Board of Supervisors. Also, whenever agencies are counting the number of housing units being built in the county, Accessory Dwelling Units need to be counted as separate units.

So that we can preserve at least some of our local aesthetic, all **current development standards for building height, massing and setbacks** must be maintained. The development standards must continue to consider what infrastructure is needed when new construction is approved.

Del Rey has specific concerns that prompt us to push for you to adopt a Memorandum Of Understanding as to how SB 9 and SB 10 will be implemented.

First, Del Rey is transected by three creeks (Ballona Creek, Centinela Creek and the Sepulveda Channel) that limit our evacuation routes in an emergency and

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that could be a flood hazard if there were unusually heavy rains. The development rules need to consider those safety issues.

Second, SB 10 in particular allows for more density and reduced parking requirements for parcels that are within one-half mile walking distance of either “a high-quality transit corridor” or a “major transit stop.” Del Rey is bounded by four major boulevards – Lincoln, Jefferson, Sepulveda and Washington. However, before any “transit-oriented development” is allowed, there should be proof that the purported transit actually exists and is available for use.

We shall look forward to seeing the Memorandum Of Understanding that you prepare.

Very truly yours,

DocuSigned by:

Elizabeth C. Layne

Elizabeth Campos Layne
President

cc: Del Rey Neighborhood Council
U.S. Senator Dianne Feinstein
U.S. Senator Alex Padilla
Congressmember Karen Bass
Congressmember Ted Lieu
State Senator Ben Allen
State Assemblymember Autumn Burke
State Assemblymember Isaac Bryan
Los Angeles City Planning Director Vince Bertoni