



Los Angeles County Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

March 20, 2014

TO: Esther L. Valadez, Chair
Laura Shell, Vice Chair
David W. Louie, Commissioner
Curt Pedersen, Commissioner
Pat Modugno, Commissioner

FROM: Connie Chung, AICP, Section Head
General Plan Development and Housing Section

**SUBJECT: LOS ANGELES COUNTY GENERAL PLAN UPDATE—FOLLOW UP ITEMS
PUBLIC HEARING: PROJECT NO. 02-305 (1-5)
MARCH 26, 2014 – AGENDA ITEM #6**

As a follow up to the memo dated March 13, 2014, related to the above matter, and in response to your request, staff has prepared a matrix to manage stakeholder comments and responses. Staff will continually update this matrix and post revisions to the Plan throughout the public hearing process. The matrix¹ and the latest revisions to the Plan can be found on the Department's General Plan Update webpage.² To avoid any confusion created by multiple versions of the Plan, staff will continue to provide you with updates to the matrix for the next series of meetings on the General Plan Update. At the conclusion of the meetings and before the final hearing, staff will provide you with a complete, revised version of the Plan.

MARCH 26, 2014 DISCUSSION TOPICS

The following highlights major proposed revisions to the Plan to address stakeholder comments. Please refer to the redlined March 26 public hearing draft, which is available at http://planning.lacounty.gov/generalplan/draft_2014. Please note that the staff is continuing to work with stakeholders, and additional changes may be proposed in future correspondences during the public hearing process.

Part III: General Plan Elements/Conservation and Natural Resources Element³

In the Conservation and Natural Resources Element, staff proposes changes to policies in the Open Space and Biological Resources sections. These changes include alpine habitats, desert shrublands, and chaparral being added to the Biological Resources section; the applicability of Policy CN/R 1.2 being broadened to apply to the protection and conservation of all natural resources, natural areas and open spaces, and not just within park properties; and Policy C/NR

¹ <http://planning.lacounty.gov/generalplan/comments2014>

² http://planning.lacounty.gov/generalplan/draft_2014

³ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter9_2014.pdf

3.11 being removed, given that development in the urban-wildland interface is already addressed in the Fire Hazards section of the Safety Element. Staff also proposes to remove the wind speed data from Figure 9.6 Natural Resources Map⁴ and rename it to Mineral Resources Map. Figure 9.6 is not a policy map and the data on wind resources is meant for informational purposes only; the removal of the information does not impact the General Plan. Furthermore, the word “Expand” has been changed to “Encourage” in Policy CN/R 12.1, which relates to the production and use of renewable energy resources.

Please note that any revisions to the Plan related to Significant Ecological Areas (SEA) and Hillside Management Areas (HMA) will be addressed in conjunction with the hearing on the SEA Program and HMA Ordinance on April 23, 2014.

Part III: General Plan Elements/Parks and Recreation Element⁵

In the Parks and Recreation Element, staff proposes to revise Figure 10.1 Regional Trails System Map⁶ to add the following statement: *Trail data is shown for trail planning purposes only. Some trails shown do not exist currently and are planned for the future, or they exist but are not yet officially designated. Permission to use unofficial trails should not be assumed. Some trails may traverse private property and suggested alignments do not imply rights of public use.*

Part III: General Plan Elements/Safety Element⁷

In the Safety Element, staff proposes to add Figure H.2 Flood Hazard Zones-Existing Development,⁸ H.3 Flood Hazard Zones-Planned Development,⁹ and H.4 Flood Hazard Zones-Street Inventory¹⁰ to the appendices to meet Government Code requirements related to the inclusion of existing, proposed, and roadways located within flood hazard zones. Staff also proposes edits to Policy 3.1 to discourage high density and intensity development within Very High Fire Hazard Severity Zones.

Part III: General Plan Elements/Public Services and Facilities Element¹¹

In the Public Services and Facilities Element, staff proposes changes to Policy 6.8, which discusses the prohibition of public access for utilities, to include oil and gas and processing facilities. Staff also proposes to revise Figure 13.2 Libraries Map¹² to add the Agua Dulce-Acton Library, and update the description of trash hauling in the Solid Waste section.

⁴ http://planning.lacounty.gov/assets/upl/project/gp_2035_2014-FIG_9-6_natural_resource_areas.pdf

⁵ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter10_2014.pdf

⁶ http://planning.lacounty.gov/assets/upl/project/gp_2035_2014-FIG_10-1_regional_trail_system.pdf

⁷ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter12_2014.pdf

⁸ http://planning.lacounty.gov/assets/upl/project/gp_2035_FIG_H-2_appendix014.pdf

⁹ http://planning.lacounty.gov/assets/upl/project/gp_2035_FIG_H-3_appendix014.pdf

¹⁰ http://planning.lacounty.gov/assets/upl/project/gp_2035_FIG_H-4_appendix014.pdf

¹¹ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter13_2014.pdf

¹² http://planning.lacounty.gov/assets/upl/project/gp_2035_2014-FIG_13-2_Libraries.pdf

Part III: General Plan Elements/Economic Development Element¹³

In the Economic Development Element, staff proposes to change Figure 7.3 Employment Protection Districts¹⁴ and Appendix J.¹⁵ The proposed changes are based on a reassessment of existing uses in South San Jose Hills and for consistency with the concurrent Florence-Firestone Community Plan effort. Staff also proposes changes to some of the infill development policies to clarify that they do not apply to rural communities.

FEBRUARY 26, 2014 DISCUSSION TOPICS

The following are highlights of proposed revisions to the sections of the Plan that have been previously discussed with your Commission at the February 26, 2014 public hearing. Please refer to the redlined March 26 public hearing draft, which is available at http://planning.lacounty.gov/generalplan/draft_2014. Please note that the staff is continuing to work with stakeholders, and additional changes may be proposed in future correspondences during the public hearing process.

Parts I and II: Introduction and Planning Areas Framework^{16 17}

Staff proposes additional changes to the smart growth guiding principle to respond to concerns regarding the applicability of active commercial corridors to rural areas. Staff also proposes to add a description of an industrial flex district in South San Jose Hills in the East San Gabriel Valley Planning Area.

Part III: General Plan Elements/Land Use Element¹⁸

In the Land Use Element, staff proposes additional edits to respond to various concerns related to protecting rural communities. Staff proposes to add a discussion in the Issues section related to protecting rural communities, and adding a new Goal LU 6: Protected rural communities characterized by living in a non-urban or agricultural environment at low densities without typical urban services. Staff also proposes to make changes to the Land Use Legend descriptions for Rural Commercial and Mixed Use Rural to not include visitor-serving uses. Furthermore, staff proposes to remove the discussion on density controlled development and to generalize policies related to sustainable subdivisions.

Staff also proposes to add a reference to oil and gas and processing facilities in the description of major facilities in the Land Use Compatibility section.

¹³ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter14_2014.pdf

¹⁴ http://planning.lacounty.gov/assets/upl/project/gp_2035_2014-FIG_14-1_Employment_Protection_Districts_Policy_Map.pdf

¹⁵ http://planning.lacounty.gov/assets/upl/project/gp_2035_Appendices_J_2014.pdf

¹⁶ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter3_2014.pdf

¹⁷ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter5_2014.pdf

¹⁸ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter6_2014.pdf

Part III: General Plan Elements/Mobility Element¹⁹

In the Mobility Element, staff proposes additional changes to Figure 7.3 Highway Plan Policy Map²⁰ to incorporate additional recommendations made by the Interdepartmental Engineering Committee (IEC) on March 3, 2014. The IEC meeting notice and minutes are included as Attachment 1.

COMMENTS AND RECOMMENDATIONS

Since the release of the public review draft, the Department has received six public comment letters related to Part III/Air Quality Element, Conservation and Natural Resources Element; Parks and Recreation Element; Noise Element; Safety Element; Public Services and Facilities Element; and Economic Development Element, as of March 20, 2014: California Native Plant Society (February 3, 2014); Jacqueline Ayer (February 19, 2014); County Sanitation Districts of Los Angeles County (February 26, 2014); Resource Conservation District of the Santa Monica Mountains (February 26, 2014); Freeport-McMoRan Oil and Gas (February 26, 2014); and Puente Hills Habitat Preservation Authority (March 12, 2014). We also received comments from Marilynne Kredo (February 26, 2014) and Cox, Castle & Nicholson (March 18, 2014) related to Parts I, II, and III/Land Use Element. See Attachment 2. Please note that public comments related to Significant Ecological Areas (SEA) and Hillside Management Areas (HMA) will be provided to you in conjunction with the hearing on the SEA Program and HMA Ordinance on April 23, 2014.

In addition, staff identified additional action items from meeting with residents and members of the Acton Town Council on March 13, 2014. Staff anticipates additional comments from upcoming meetings and ongoing discussions with stakeholders, including a workshop on the industrial preservation strategy and Employment Protection Districts scheduled for March 31, 2014 at Harbor-UCLA Medical Center.

Should you have any questions, please contact Ayala Ben-Yehuda in the General Plan Development and Housing Section at (213) 974-6417 or aben-yehuda@planning.lacounty.gov.

MC:CC

Attachment 1: IEC Meeting Notice and Minutes, March 3, 2014.

Attachment 2: New and/or related public comments, as of March 20, 2014.

¹⁹ http://planning.lacounty.gov/assets/upl/project/gp_2035_Chapter7_2014.pdf

²⁰ http://planning.lacounty.gov/assets/upl/project/gp_2035_2014-FIG_7-3_hwy_plan.pdf