

## Chapter 2: Applicability

The following provisions shall apply to complete applications filed prior to the effective date of this General Plan.

The applicant may choose whether the application will be reviewed for consistency with the previously adopted General Plan or with this General Plan. In either case, approval of the application is not guaranteed.

If the applicant chooses to have the application be reviewed for consistency with the previously adopted General Plan, the application may be modified prior to consideration by the Los Angeles County Board of Supervisors, the Regional Planning Commission, the Hearing Officer or the Director, and still be reviewed for consistency with the previously adopted General Plan as long as the requested modification does not:

- Change the project's housing type (e.g., from single-family to two-family or multi-family);
- Increase the project's residential density;
- Increase the project's floor area or lot coverage for non-residential space;
- Increase the amount of grading for the project; or
- Increase the area of ground disturbance resulting from the project.

Such a modification may necessitate submittal by the applicant of revised, updated, or additional materials, including, but not limited to, site plans, elevations, and oak tree reports. If the requested modification does not meet all of the criteria listed above, the modified project shall be reviewed for consistency with this General Plan.

An application for a modification to an approved but not used permit, that is valid on the effective date of this General Plan, where the modification will result in a project that substantially conforms with the previously approved project, as determined by the Director, may, at the election of the applicant, be reviewed for consistency with the previously adopted General Plan. In all other cases, an application for a modification to such permit shall be considered a new application and shall be reviewed for consistency with this General Plan.

If an approved permit has been used prior to the effective date of this General Plan and the permit contains a grant term, the approved use may continue until the end of the grant term, and, at the end of the grant term, shall be subject to the General Plan policies in effect at that time. If, during the grant term, a request for a modification to the previously approved permit is made, and the modification will result in a use that substantially conforms with the previously approved permit, as determined by the Director, the modified permit shall be reviewed for consistency with the previously adopted General Plan. In all other cases, a request for a modification to the previously approved permit shall be subject to the General Plan policies in effect at the time of filing the application for the modification.

If an approved permit has been used prior to the effective date of this General Plan and the permit does not have a grant term, the approved use may continue indefinitely without regard to the policies in this General Plan. Notwithstanding the preceding sentence, all applicable non-conforming use provisions of the Zoning Code shall apply to the previously approved permit. If a request for a modification to the previously approved permit is made, and the modification will result in a use that substantially conforms with the previously approved permit, as determined by the Director, the

modified permit shall be reviewed for consistency with the previously adopted General Plan. In all other cases, a request for a modification to the previously approved permit shall be subject to the General Plan policies in effect at the time of filing the application for the modification.