

FINDINGS

General Plan/Charter Findings

City Charter Section 556 (General Plan)

In accordance with City Charter Section 556, the proposed 2028 Olympic and Paralympic Planning and Zoning Exemption Ordinance is in substantial conformance with the purposes, intent, and provisions of the General Plan. As outlined below, the proposed Ordinance would support and further accomplish the goals, objectives and policies of the General Plan.

Framework Element - Economic Development (Chapter 7)
<p>Objective 7.6: Improve the provision of governmental services, expedite the administrative processing of development applications, and minimize public and private development application cost.</p> <p style="padding-left: 40px;">Policy 7.4.1: Develop and maintain a streamlined development review process to assure the City's competitiveness within the Southern California region.</p> <p style="padding-left: 40px;">Policy 7.4.2: Maximize opportunities for "by-right" development.</p> <p style="padding-left: 40px;">Policy 7.4.5: Reform municipal service delivery through combining the services provided by the various departments (planning, building and safety, water and power, etc.) at decentralized locations throughout the City.</p>

The General Plan Framework encourages the improvement of government services including the expediting of processing applications for public and private development. The proposed 2028 Olympics and Paralympics Planning and Zoning Exemption Ordinance advances this objective by streamlining review procedures for qualifying public and private projects that are directly related to the preparation and execution of the 2028 Olympic and Paralympic Games. Under the proposed Ordinance, eligible projects would be granted relief from all planning and zoning regulations, with the exception of certain project types identified within the Ordinance. These exemptions would allow qualifying projects to bypass discretionary reviews that would otherwise jeopardize the timely delivery of the necessary facilities, infrastructure, temporary installations or uses that are required for the Games. Given the large number of temporary projects across multiple locations in the City, and the time-sensitive nature of the Games, subjecting each project to traditional planning and zoning reviews could result in significant administrative delays, extensive hearing processes, and procedural bottlenecks that could pose a substantial risk to the City's ability to host the Games.

To address such challenges, the proposed Ordinance establishes clear eligibility requirements and procedures by which qualifying applicants may be granted a planning and zoning exemption. The procedures detailed in the Ordinance are designed to move project applications more quickly and efficiently through the early development stages of a project when City Planning review is required. By streamlining this phase of the development process, the project can more rapidly advance to subsequent phases, such as building permitting through LADBS, depending on the project's complexity. The planning and zoning exemption does not preclude a project from all development review, only from planning and zoning review. If a project does not

qualify under the requirements of the Ordinance, it may still pursue entitlements and clearances through the appropriate City Planning processes.

This expedited pathway reduces administrative timelines and helps lower overall development costs associated with compliance, hearings, and review periods. In doing so, the proposed Ordinance is in alignment with the Framework Economic Development strategy that emphasizes economic activity by improving governmental efficiency, reducing unnecessary barriers to development, the reformation of municipal services, and strengthening the City's competitiveness across the region.

Framework Element - Economic Development (Chapter 7)

Objective 7.8: Maintain and improve municipal service levels throughout the City to support current residents' quality of life and enable Los Angeles to be competitive when attracting desirable new development.

Policy 7.8.1: Place the highest priority on attracting new development projects to Los Angeles which have the potential to generate a net fiscal surplus for the City.

Policy 7.8.2: Implement proactive policies to attract development that enhances the City's fiscal balance, such as providing financial incentives and permitting assistance.

The General Plan Framework encourages development that will benefit the City including projects that will generate a net fiscal surplus for the City and attract new development to enhance the City's fiscal balance. The 2028 Olympic and Paralympic Games are estimated to generate about approximately \$18 billion in economic activity including, including \$700 million in substantial tax revenue for local and state governments. About 25% of the total economic activity is expected to flow through small and micro businesses. The Games are also estimated to generate over 90,000 jobs, generating over \$5 billion in labor income⁵. The economic output of the Games is one of the most significant and forthcoming opportunities for the City to produce a substantial economy that will drive billions of dollars into the local economy, support local business, and create jobs. The Games will rely primarily on using existing competition venues rather than building new ones, thereby reducing the risk of significant public debt after the Games. The Games will also be largely privately funded through sponsorships, ticket sales, and licensing agreements. The 1984 Games serve as a strong precedent for hosting the Games. The 1984 Games were a major success for the City of Los Angeles, largely due to the reliance on existing facilities and private funding, an approach similar to the upcoming 2028 Games. The 1984 Games had a gross economic impact estimated between \$2-3 billion, including approximately \$100-150 million in local and state tax revenue. The Los Angeles Olympic Organizing Committee (LAOCC) also generated a net surplus of over \$232.5 million, much of which was reinvested through the LA84 Foundation to support youth development and sports programs. The 2028 Games have an opportunity to generate substantial fiscal benefits to the City. The proposed Ordinance would facilitate the timely deployment of new development through temporary and permanent infrastructure and uses, while supporting the Framework Element's objectives around economic development and fiscal stability. By providing relief from planning and zoning the proposed Ordinance would enable critical investments to proceed more efficiently in advancement of the Games. The proposed Ordinance positions the City to maximize economic, fiscal, and community benefits supporting the City's overall fiscal stability.

⁵ Executive Directive NO. 16, Building a "Games for All". City of Los Angeles, Office of Mayor Karen Bass, Issue Date: October 17, 2025. <https://umayor.lacity.gov/ExecutiveDirectives>

Framework Element - Infrastructure and Public Services

<p>Goal 9J Every neighborhood has the necessary level of fire protection service, emergency medical service (EMS) and infrastructure.</p>
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<p>Goal 9I Every neighborhood in the City has the necessary police services, facilities, equipment, and manpower required to provide the public safety needs of that neighborhood.</p>

The arrival of the Olympic and Paralympic Games to the City of Los Angeles is expected to place an extraordinary demand on public safety personnel, emergency response services, and utilities infrastructure. Temporary and/or permanent enhancements to these essential services related to these areas will be required to adequately manage the significant influx of spectators, media, athletes and operational staff that will arrive throughout the City. To ensure these essential services are adequate, it will be necessary to deploy additional facilities and infrastructure that can provide for public safety needs.

The proposed Ordinance is designed to streamline and expedite the approval of such facilities and uses, allowing these important public safety projects to move more efficiently through the permitting process. These projects may include, but are not limited to, security perimeters, command posts, first-aid and medical response stations, temporary power and utility installations, cooling and hydration stations, broadcast and media centers, enhanced signage capable of displaying emergency notifications, and other infrastructure that will be necessary to safeguard the public welfare before and during the Games.

The proposed Ordinance enables the City to deploy these critical resources more quickly than would be possible under traditional planning entitlement review processes, and ensures the City can be in a state of readiness to address the logistical and operational challenges of hosting an event of this magnitude. The regulatory relief from planning and zoning in the Ordinance allows the City to facilitate the timely implementation and deployment of essential infrastructure and services required to achieve the needed public safety, emergency response, and utilities needed for the 2028 Games. In doing so, the proposed Ordinance is in alignment with the General Plan Framework's policies on Infrastructure and Public Services, and advances its goals around public safety, emergency preparedness, utility and public service delivery.

Framework Element

<p>Goal 90 - A networked, integrated telecommunications system that capitalizes on the region's potential as an information - telecommunications hub and is capable of providing advanced information services, which are produced by public and private providers located within the City, to all members of the public.</p>
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<p>Objective 9.35 Create an integrated information telecommunications infrastructure system, using existing and privately and publicly-owned networks and systems as a base for growth.</p>
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<p>Objective 9.36 Stimulate economic growth and development through the expanded and improved delivery of advanced telecommunications services.</p>
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The proposed Ordinance advances the General Plan's Framework goals and objectives around telecommunications by facilitating the rapid deployment of telecommunications projects

essential to the hosting of the 2028 Games. The Games will require a highly interconnected network of telecommunications that are capable of supporting real-time (live) broadcasting (on both television and online platforms), data transmission, transportation management, and public information systems. Through the planning and zoning relief, temporary and permanent telecommunications installations and uses can more quickly and effectively be deployed, allowing for the creation of a more fully networked and integrated telecommunications system that can benefit both public and private providers and enhance overall citywide connectivity.

The planning and zoning relief granted by the proposed Ordinance supports Objective 9.35 by enabling the rapid installation of temporary, and possible permanent telecommunications, facilities and structures that are necessary for the Games. These telecommunication related projects may include, but are not limited to, broadcast centers or compounds, communication hubs, wireless communications towers or centers, and expanded related infrastructure for data transmission such as fiber optic upgrades, television towers, and transmission equipment. By granting planning and zoning relief to these structures, the proposed Ordinance allows for potential projects of the 2028 Games to integrate new telecommunications systems across the City, especially near competition venues, with existing public and private networks already established, thereby enhancing the overall telecommunications system capacity across the City and potentially accelerating upgrades that could remain beneficial long after the Games.

Similarly, the proposed Ordinance advances Objective 9.36 by facilitating the delivery of telecommunications services that can stimulate economic growth for the City. The combination of new telecommunications facilities and services across the City, as a result of the Games, will help to upgrade existing fiber optic networks, expand wireless coverage, enhance broadband access and broadband capabilities in the lead up to the Games. The new telecommunications infrastructure will help to support thousands of jobs, media and digital media activity, private investments, and leave a strong foundation of advanced telecommunications across the City. These improvements boost the City's overall economic competitiveness and better position the City to be a leading telecommunications hub during and beyond the Games.

Framework Element - Resource Conservation and Management
Goal 4 - Protect important cultural and historical sites and resources for historical, cultural, research, and community educational purposes.
Policy 4.1: continue to protect historic and cultural sites and/or resources potentially affected by proposed land development, demolition or property modification activities
Framework Element - Land Use
Objective 3.17 Maintain significant historic and architectural districts while allowing for the development of economically viable uses.

The proposed Ordinance is in alignment with the City's commitment to protect its cultural and historic heritage, and is consistent with the Framework Element's goals and policies around historic and cultural sites. The proposed Ordinance includes provisions that protect historic structures from demolition and/or permanent and substantial alterations. The proposed Ordinance does allow for alterations to designated historic resources but only through a proper planning clearance pursuant to Div 13B.8. of Chapter 1A, which requires additional review and approval by the Department of City Planning's Office of Historic Resources (OHR). These

additional provisions ensure that the necessary temporary or permanent Games infrastructure can move forward without compromising significant cultural assets. Additionally, the proposed Ordinance also aligns with the Framework Element - Land Use that emphasizes protection of historic and architectural districts while still supporting economically viable uses. The proposed Ordinance achieves this by retaining historic preservation protections, and also creating a pathway for historic sites to meet the logical needs of the 2028 Games.

City Charter Section 558 and LAMC Chapter 1A Section 13B.1.3.1 (Zoning Code Amendment)

In accordance with City Charter Section 558(b)(2) and Section 13.B.1.3.E.1.b. of Chapter 1A of the LAMC, the adoption of the proposed 2028 Olympic and Paralympic Planning and Zoning Exemption Ordinance provisions would be in conformity with public necessity, convenience, general welfare, and good zoning practice. The proposed Ordinance would allow the City to streamline approvals for Games-related projects to advance the planning, coordination, and construction of temporary and permanent projects that are critical to the infrastructure needed to deliver the Games. The proposed Ordinance also outlines specific regulations to protect the public from any undesired projects or impacts. Signage regulations, for example, require development standards that are intended to guide signage placement and protect residential neighborhoods from light pollution. The ordinance explicitly excludes certain projects from receiving the planning and zoning exemption.

Without a planning and zoning exemption being granted to eligible projects through the proposed Ordinance, the Olympic and Paralympic Games may be put in jeopardy as several of these projects would be essential to the Games. The proposed Ordinance establishes a process for granting a planning and zoning exemption. Conversely, the Ordinance would prohibit specific project types deemed not in the public interest from receiving such an exemption. The provisions of the proposed Ordinance are in alignment with the provisions of the City Charter and align with public necessity and general welfare.

CEQA Findings

The Department of City Planning has determined, based on the whole of the administrative record, that the proposed Code Amendment, the 2028 Olympic and Paralympic Planning and Zoning Exemption Ordinance (Project), (ENV-2025-6190-SE) is not a project as defined in the California Environmental Quality Act (CEQA) and is exempt from CEQA pursuant to Public Resources Code (PRC) Section 21080(b)(7) and CEQA Guidelines Section 15272, which exempt activities necessary for the bidding, hosting, staging, and funding of Olympic and Paralympic Games. As amended by AB 149 (2025), PRC Section 21080(b)(7) established that the construction of temporary facilities for the 2028 Games is exempt from CEQA, provided that such facilities are removed and the sites restored within six months after the Games conclude.

CEQA Guidelines Section 15272 exempts activities and approvals necessary to host or stage the Olympic and Paralympic Games under the authority of the International Olympic Committee (IOC), except for the construction of permanent facilities. Guideline Section 15272 was promulgated prior to Assembly Bill (AB) 149, adopted in 2025, which amended Section 21080(b)(7) to broaden the CEQA exemption to the construction of temporary facilities, requiring their removal within six months after the end of the 2028 Olympic and Paralympics Games.

The proposed Ordinance qualifies for the statutory exemption because it amends the Zoning Code to establish administrative processes, definitions, and exemptions that will enhance the City's ability to host and carry out the 2028 Olympic and Paralympic Games. The proposed Ordinance would add new code sections to Chapter I and Chapter 1A of the Los Angeles Municipal Code (LAMC) to achieve this, including establishing new definitions for "Olympic

and/or Paralympic Project", "Temporary Project", "Permanent Project", and "Games" to eliminate any ambiguity when determining if a project is Games-related, and specifies the type of eligible permit types that would qualify for the exemption. The proposed Ordinance does not authorize or require any specific project or construction of a project, does not alter the underlying zoning or general plan land use designations, and does not exempt permanent development that may be needed for the Games from CEQA, as those projects require CEQA review for discretionary actions outside of the parameters of this Ordinance. Through the planning and zoning exemption the proposed Ordinance streamlines projects that are necessary for the hosting and staging of the Games under the IOC authority. The proposed Ordinance falls within the PRC Section 21080(b)(7) and CEQA Guidelines Section 15272. As such, CEQA does not apply, and no further environmental review is required.