

PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to oversight and accountability to negligent property owners and developers for construction sites that have a history of combined inactive construction and calls for service to the Los Angeles Fire Department (LAFD) and/or Los Angeles Police Department (LAPD), and related matters.

Recommendations for Council action, pursuant to Motion (Hernandez - Harris-Dawson):

1. INSTRUCT the Los Angeles Department of Building and Safety (LADBS) to report back in 30 days with information on the following:
  - a. Options for property owners to be subjected to accountability measures regarding inactive construction sites including but not limited to abandonment orders to restore a site and notices to complete construction or be subject to liens on the property.
  - b. Options to enhance development requirements, including but not limited to mandating construction site security and insurance bonds the City can call on to fund the demolition at incomplete construction sites causing a nuisance.
2. INSTRUCT LADBS, with the assistance from LAPD and LAFD, to report back in 30 days with information on the following:
  - a. Feasibility and proposed implementation of a requirement for an LAPD No Trespass Authorization for all new building permits issued within the City of Los Angeles.
  - b. Options for methods for LAPD and LAFD to notify LADBS when there are multiple calls for service to an active or inactive construction site, including an estimated threshold for when that notification to LADBS should occur.

Fiscal Impact Statement: Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: Yes

For: Westside Neighborhood Council

For: Bel Air-Beverly Crest Neighborhood Council

Summary:

At a regular meeting held on November 5, 2024, the PLUM Committee considered Motion (Hernandez - Harris-Dawson) relative to preparing a report with information relative to oversight and accountability to negligent property owners and developers for construction sites that have a history of combined inactive construction and calls for service to the LAFD and/or LAPD, and related matters. After providing an opportunity for public comment, the Committee moved to approve the recommendations as detailed above. This matter is now submitted to the Council for consideration.

Respectfully Submitted,

PLANNING AND LAND USE MANAGEMENT COMMITTEE

**MEMBER**

LEE:

HUTT:

YAROSLAVSKY:

PADILLA:

DE LEON:

**VOTE**

YES

ABSENT

YES

YES

ABSENT

CR/dl

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**-NOT OFFICIAL UNTIL COUNCIL ACTS-**