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May 21, 2026

Los Angeles City Council
c/o Office of the City Clerk
City Hall, Room 395
Los Angeles, California 90012

Attention: PLUM Committee

Dear Honorable Members:

CITY COUNCIL CONSIDERATION ITEMS FOR THE LOW RISE ORDINANCE; CF 25-1083-S3; CASE NO. CPC-2026-1797-CA; ENV-2026-1799-SE; ENV-2020-6762-EIR, ENV-2020-6762-EIR-ADD1, ENV-2020-6762-EIR-ADD2

At its meeting on May 14, 2026, the City Planning Commission (CPC) unanimously approved and recommended that the City Council adopt the Low Rise Ordinance with modifications. On May 19, 2026, the Department of City Planning transmitted the Proposed Ordinance to the Council File as described in the Report from the Los Angeles City Planning Commission, dated May 19, 2026.

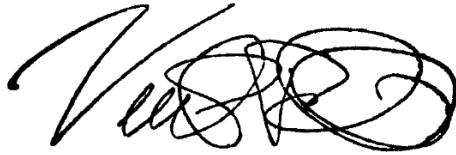
Below is a list of recommended actions on the Low Rise Ordinance for the City Council to take action on:

1. Find, in the independent judgment of the decision maker, in consideration of the whole of the record, the Project is statutorily exempt from CEQA pursuant to Public Resources Code Section 21080.085(b), and was assessed in the Housing Element Environmental Impact Report No. ENV-2020-6762-EIR (SCH No. 2021010130) certified on November 29, 2021, Addendum No. 1 (ENV-2020-6762-EIR-ADD1) approved on June 14, 2022, and Addendum No. 2 (ENV-2020-6762-EIR-ADD2) approved on December 10, 2024 (collectively, "EIR"), and no subsequent or supplemental EIR is required pursuant to CEQA Guidelines Section 15162 and 15164;

2. Request the City Attorney to prepare the proposed Low Rise Ordinance, as recommended by the City Planning Commission on May 14, 2026;
3. Adopt the Findings attached to the CPC Letter of Determination.

For questions regarding this report, please contact Jenna Monterrosa, Principal City Planner, at jenna.monterrosa@lacity.org, in the Department of City Planning.

Sincerely,

A handwritten signature in black ink, appearing to read "Vincent P. Bertoni". The signature is stylized and somewhat cursive, with a large loop at the end.

VINCENT P. BERTONI, AICP
Director of Planning

VPB:AV:JM:BS:TT:AM:CB