

PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to preparing a report outlining the land use regulatory controls that would apply, or could be made applicable, to any proposal submitted for the expansion or development of the property located at 2100 South Western Avenue in San Pedro.

Recommendations for Council action, as initiated by Motion (McOsker – Yaroslavsky):

1. INSTRUCT the Department of City Planning, with the assistance of the Department of Building and Safety, and in consultation with the City Attorney, to prepare a report outlining the land use regulatory controls that would apply, or could be made applicable, to any proposal submitted for the expansion or development of the property located at 2100 South Western Avenue in San Pedro as transitional housing, inpatient and outpatient mental health services, or any other State-licensed community care facility. This report should also include an explanation of any applicable State and Federal regulatory controls and laws that would govern such a proposal, should one be submitted.
2. INSTRUCT the General Services Department to request the Class A appraisal of the property located at 2100 South Western Avenue in San Pedro. The appraisal should be evaluated and incorporated into the City's report and findings.
3. INSTRUCT the Los Angeles Housing Department to report on the rules and regulations, as well as rights and responsibilities, for residents in long-term senior living memory care and convalescent care facilities in the City of Los Angeles. This report should include residents' rights to continue their tenancy and the role of the City in any proposed relocation.

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

Community Impact Statement: None submitted

Summary:

At its regular meeting held on April 14, 2026, the PLUM Committee considered Motion (McOsker – Yaroslavsky) relative to preparing a report outlining the land use regulatory controls that would apply, or could be made applicable, to any proposal submitted for the expansion or development of the property located at 2100 South Western Avenue in San Pedro. After an opportunity for public comment, the Committee recommended to adopt the Motion as amended, as detailed above. This matter is now submitted to the Council for consideration.

Respectfully Submitted,

PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
BLUMENFIELD:	YES
HUTT:	YES
NAZARIAN:	YES
LEE:	YES
RAMAN:	YES

CR/dl  
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**-NOT OFFICIAL UNTIL COUNCIL ACTS-**