

Los Angeles City Council, Journal/Council Proceeding

Tuesday, December 2, 2025

**JOHN FERRARO COUNCIL CHAMBER ROOM 340, CITY HALL 200 NORTH SPRING STREET,
LOS ANGELES, CA 90012 - 10:00 AM**

(For further details see Official Council Files)

(For communications referred by the President see Referral Memorandum)

Roll Call

Members Present: Blumenfield, Harris-Dawson, Hernandez, Hutt, Lee, Jurado, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15)

Approval of the Minutes

Commendatory Resolutions, Introductions and Presentations - SEE ATTACHED

Multiple Agenda Item Comment

Public Testimony of Non-agenda Items Within Jurisdiction of Council

Items Noticed for Public Hearing - PUBLIC HEARING CLOSED

- (1) **25-1041** PUBLIC SAFETY and BUDGET AND FINANCE COMMITTEES' REPORT relative to the Los Angeles Fire Department's (LAFD) Fiscal Year (FY) 2024-25 Annual Cost of Special Services Fee Adjustments.

Recommendations for Council action:

1. APPROVE the September 2, 2025 action of the Board of Fire Commissioners (BFC) in approving LAFD's FY 2024-25 Annual Cost of Special Services Fee Adjustments, as detailed in the BFC report dated July 28, 2025, attached to Council file No. 25-1041.

2. REQUEST the City Attorney to prepare and present an Ordinance to effectuate the recommended fee adjustments.

Fiscal Impact Statement: The BFC reports that assuming the recommended fees become effective July 1, 2025, it is projected that the associated fee modifications will generate \$54.4 million in revenues in FY 2025-26. This is an increase of \$600,000 more than the projected FY 2024-25 revenue receipts.

Community Impact Statement: None submitted

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(2) **25-0900-S26
CD 13**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Lexington Avenue and Kenmore Avenue No. 1 Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. FIND that a majority protest exists in the Street Lighting Maintenance Assessment District and therefore the assessment cannot be enacted.
2. PRESENT and ADOPT the accompanying ORDINANCE abandoning all proceedings relating to the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).
3. INSTRUCT the Director, Bureau of Street Lighting, to ensure that the streetlights are not installed or are removed from

service if previously installed.

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

**(3) 25-0900-S27
CD 8**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Western Avenue and Gage Avenue Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DENY the protest and confirm the assessments.
2. PRESENT and ADOPT the accompanying ORDINANCE levying the assessments and ordering the maintenance of the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

**(4) 25-0900-S28
CD 4**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Fredonia Drive and Cahuenga Boulevard No. 1 Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DENY the protest and confirm the assessments.
2. PRESENT and ADOPT the accompanying ORDINANCE levying the assessments and ordering the maintenance of the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(5) **25-0900-S29
CD 2**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Cleon Avenue and Chandler Boulevard Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DENY the protest and confirm the assessments.
2. PRESENT and ADOPT the accompanying ORDINANCE levying the assessments and ordering the maintenance of the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(6) **25-0900-S30
CD 2**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Carpenter Avenue and Moorpark Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DENY the protest and confirm the assessments.
2. PRESENT and ADOPT the accompanying ORDINANCE levying the assessments and ordering the maintenance of the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(7) **25-0900-S31
CD 13**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Silver Ridge Avenue and Silver Ridge Way Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. FIND that a majority protest exists in the Street Lighting Maintenance Assessment District and therefore the assessment cannot be enacted.
2. PRESENT and ADOPT the accompanying ORDINANCE abandoning all proceedings relating to the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).
3. INSTRUCT the Director, Bureau of Street Lighting, to ensure that the streetlights are not installed or are removed from service if previously installed.

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martinez, Yaroslavsky (15); Nays: (0); Absent: (0)

(8) **25-0900-S32**
CD 10

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Smiley Drive and Duray Place Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DENY the protest and confirm the assessments.
2. PRESENT and ADOPT the accompanying ORDINANCE levying the assessments and ordering the maintenance of the above lighting district, in accordance with Sections 6.95-6.127 of the

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

**(9) 25-0900-S33
CD 14**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the 24th Street and Minerva Street Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DENY the protest and confirm the assessments.
2. PRESENT and ADOPT the accompanying ORDINANCE levying the assessments and ordering the maintenance of the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

**(10) 25-0900-S34
CD 6**

CONTINUED CONSIDERATION OF HEARING PROTESTS and ORDINANCE FIRST CONSIDERATION relative to the improvement and maintenance of the Lanark Street and Willis Avenue No. 1 Street

Lighting District.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. FIND that a majority protest exists in the Street Lighting Maintenance Assessment District and therefore the assessment cannot be enacted.
2. PRESENT and ADOPT the accompanying ORDINANCE abandoning all proceedings relating to the above lighting district, in accordance with Sections 6.95-6.127 of the Los Angeles Administrative Code and Government Code Section 53753 (Proposition 218).
3. INSTRUCT the Director, Bureau of Street Lighting, to ensure that the streetlights are not installed or are removed from service if previously installed.

(Continued from Council meeting of September 16, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(11) **25-0160-S93**
CD 10

CONTINUED CONSIDERATION OF HEARING PROTEST, APPEALS OR OBJECTIONS to the Department of Building and Safety report and confirmation of lien for nuisance abatement costs and/or non-compliance of code violations/Annual Inspection costs for the property located at 6080 West Alcott Street.

Recommendation for Council action:

HEAR PROTEST, APPEALS OR OBJECTIONS relative to a proposed lien for nuisance abatement costs and/or non-compliance of code violations/Annual Inspection costs, pursuant to the Los Angeles Municipal Code and/or Los Angeles Administrative Code, and CONFIRM said lien for the property located at 6080 West Alcott

Street. (Lien: \$1,276.56)

(Continued from Council meeting of November 14, 2025)

Adopted Item to Continue to January 20, 2026

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

Items for which Public Hearings Have Been Held

(12) 21-1479-S4

CIVIL RIGHTS, EQUITY, IMMIGRATION, AGING AND DISABILITY and BUDGET AND FINANCE COMMITTEES' REPORT relative to accepting grant funds from Communities Actively Living Independent and Free (CALIF) Fiscal Year (FY) 2025-26 for the Aging and Disability Resource Connection (ADRC) Program.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. AUTHORIZE the General Manager, Department of Aging (DOA), or designee, to accept \$81,673 from CALIF FY 2025-26 for the ADRC Program.
2. AUTHORIZE the Controller to:
 - a. Establish new accounts and appropriate funds for for the ADRC Grant Program within the Fund No. 597 fund for Senior Services as follows:

Account No. 02C102, Aging; Amount: \$70,099
 - b. Transfer the FY 24-25 ADRC grant of \$11,574 to FY 25-26 and establish a new account and appropriate funds within the Fund No. 597 fund for Senior Services for the period ending June 30, 2026 as follows:

From:
Account No. 597/02A102, Aging; Amount: \$11,574

To:
Account No. 597/02C102, Aging; Amount: \$11,574

- c. Increase appropriations within Fund No. 100/02 and transfer funds on an as needed basis as follows:

From:
Fund No. 597, Account No. 02C102, Aging; Amount: \$81,673

To:
Fund No. 100/02, Account No. 001010, Salaries-General; Amount: \$5,179
Fund No. 100/02, Account No. 001070, Salaries – As Needed; Amount: \$64,920
Fund No. 100/02, Account No. 006010, Office & Adm Exp.; Amount: \$11,574

- d. Expend funds upon proper demand of the General Manager, DOA, or designee.

3. AUTHORIZE the General Manager, DOA, or designee, to prepare Controller instructions for any technical adjustments, that are consistent with the Mayor and Council actions on this matter, subject to the approval of the City Administrative Officer (CAO), and request the City Controller to implement the instructions.

Fiscal Impact Statement: The DOA reports that the proposed recommendations involve the allocation of the ADRC pass through grant funds originating from the California Department of Aging. There is no additional impact to the City General Fund.

Community Impact Statement: None submitted

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(13) 25-0874-S1

GOVERNMENT OPERATIONS and BUDGET AND FINANCE
COMMITTEES' REPORT relative to the Fiscal Year (FY) 2025-26
Second Construction Projects Report.

Recommendations for Council action, SUBJECT TO THE APPROVAL
OF THE MAYOR:

1. AUTHORIZE the Controller to:

- a. Transfer \$27,119,080 between departments and funds as specified in Attachment 1 of the October 15, 2025 City Administrative Officer (CAO) report, attached to the Council file.
- b. Transfer \$700,000 between accounts within departments and funds as specified in Attachment 2 of the October 15, 2025 CAO report, attached to the Council file.
- c. Appropriate \$4,160,494 between accounts within departments and funds as specified in Attachment 3 of the October 15, 2025 CAO report, attached to the Council file.
- d. In accordance with Recommendation No. 1a, reimburse the General Fund within the Municipal Improvement Corporation of Los Angeles (MICLA), upon CAO approval and receipt of requesting departments' labor services, construction materials, and supply invoices for completed work to include reimbursements for labor services that must contain an hourly breakdown with task descriptions and codes detailing the completed MICLA eligible work, in connection with departmental accounts designated for the following projects, as detailed in the October 15, 2025 CAO report, attached to the Council file:
 - i. Access Control Units Replacement, City Hall East (Item N)
 - ii. City Hall East Structural Assessment Project, Planter Asbestos Abatement (Item R)
 - iii. Seventh Street Body Shop (Item T)
 - iv. Alterations and Improvement (Item X)

v. Frank Hotchkin Memorial Training Center
Improvements (Item Z)

2. AUTHORIZE the following:

- a. Establishing a new appropriation account entitled Seventh Street Body Shop in the amount of \$2.0 million within MICLA Fund No. 298/40, Account No. TBD - Seventh Street Body Shop
- b. Reprogramming 2023-24 and 2025-26 MICLA Funding and Communications Equipment Purchases as detailed in Items V and W of the October 15, 2025 CAO report, attached to the Council file.
- c. Reprogramming MICLA savings from equipment purchases adopted in the 2023-24 and 2025-26 budgets to purchase replacement vehicles.

3. AUTHORIZE the CAO to make technical corrections, as necessary, to the transactions authorized through said CAO report, as required to implement the intent of those transactions.

Fiscal Impact Statement: The CAO reports that the recommendations stated in the October 15, 2025 CAO report, attached to the Council file, include transfers, appropriations, and authority for expenditures totaling \$32.0 million. This consists of \$4.9 million from various special funds, \$23.4 million in MICLA funds, \$2.2 million in Capital and Technology Improvement Expenditure Program (CTIEP) funds, and \$1.4 million in General Fund. All transfers and appropriations are based on existing funds, reimbursements, or revenues. There is an anticipated General Fund impact in an amount not yet determined for operations and maintenance costs of the Barnsdall Art Park – Residence, a facility that is currently not in operation. These costs will be addressed through the City budget process at the time the facility is scheduled for completion

Financial Policies Statement: The CAO reports that the recommendations stated in the October 15, 2025 CAO report,

attached to the Council file, comply with the City's Financial Policies in that appropriations for funds are limited to available cash balances needed to fund ongoing maintenance, programming, project shortfalls, and critical operational needs in the current budget year.

Debt Impact Statement: The CAO reports that the issuance of MICLA debt is a General Fund obligation. The proposed MICLA fund appropriation for the capital project described in Item T would cause the City to borrow \$2.0 million at an approximate 5.5 percent interest rate over a period of 20 years. The total estimated debt service for the MICLA-funded projects is \$3.3 million, including interest of approximately \$1.3 million. The estimated average annual debt service is \$167,000 over a period of 20 years. Actual interest rates may differ as rates are dependent on market conditions at the time of issuance. The CAO cannot fully predict what interest rates will be in the future. In accordance with the City's Debt Management Policy, the City has an established debt ceiling to guide the evaluation of the affordability for future debt. The debt ceiling for non-voted direct debt as a percentage of General Fund revenues is six percent. The 2025-26 Adopted Budget non-voter-approved debt service ratio is 2.40 percent. The issuance of MICLA debt for these projects will not cause the City to exceed the six percent non-voter-approved debt limit.

Community Impact Statement: None submitted.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(14) **25-1158**

TRANSPORTATION and BUDGET AND FINANCE COMMITTEES' REPORT relative to applying for the Innovative Finance and Asset Concession (IFAC) Fiscal Year (FY) 2025 Grant Program.

Recommendation for Council action:

AUTHORIZE the General Manager, Department of Transportation, or designee, to:

- a. Retroactively prepare and submit a grant application for the United States Department of Transportation's IFAC Grant

Program.

- b. Report to Council if the City is awarded the grant to request authority to accept the grant award and confirm the plan for any required match and/or front funding.

Fiscal Impact Statement: The City Administrative Officer (CAO) reports that there is no General Fund impact from the recommendations in the report. If awarded, up to \$1,000,000 will be matched using Prop A funds allocated for this purpose in the FY 2026 Adopted Budget.

Financial Policies Statement: The CAO also reports that the recommendations in the report comply with the City's Financial Policies.

Community Impact Statement: None submitted

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(15) **24-0711-S2
CD 15**

PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to an appeal for a use of land building permit for a new recreational vehicle park as a Public Benefit Project for the property located at 23416 and 23514 South President Avenue, within the Wilmington-Harbor City- Community Plan area.

Recommendation for Council action:

RESOLVE TO DENY the appeal filed by Concerned Residents of Green Meadows West-Harbor City, and THEREBY SUSTAIN the Los Angeles City Planning Commission's (LACPC) determination dated October 30, 2025, for a use of land building permit for a new recreational vehicle park as a Public Benefit Project; for the property located at 23416 and 23514 South President Avenue, within the Wilmington-Harbor City-Community Plan area, as follows:

- a. Denied the appeal in part and sustained the Determination by the Zoning Administrator, on behalf of the Director of Planning, dated April 9, 2025, that a City-issued Conditional Use Permit is not required for a new recreational vehicle park as a Public Benefit Project, pursuant to Chapter 1, Section 14.00 A.7 of the Los Angeles Municipal Code (LAMC), if it complies with the required performance standards.
- b. Granted the appeal in part and found that the Department of Building and Safety (DBS) erred in preparing to issue Supplemental Building Permit No. 24026-10000-00086 because compliance with Performance Standard Nos. 3, 4 and 5, pursuant under LAMC Chapter 1, Section 14.00 A.7(a)(3), (4) and (5), was prematurely cleared.
- c. Recommended the DBS not issue a use of land building permit for a new recreational vehicle park as a Public Benefit Project until all of the required performance standards under LAMC, Chapter 1, Section 14.00 A.7(a) (1) through (12) have been satisfied or a Conditional Use Permit has been approved and that any project plans submitted be consistent with those cleared by the Department of City Planning.

(On November 12, 2025, City Council adopted Motion (McOsker – Lee), pursuant to Charter Section 245, asserting jurisdiction over the October 9, 2025 action [Letter of Determination dated October 30, 2025] of the LACPC.)

Applicant: Stuart Silver, Ocean's 11 RV Park, LLC

Representative: Ben Reznik and Daniel Freedman, Jeffer Mangels Butler & Mitchell LLP

Case No. DIR-2024-7352-BSA-1A

Fiscal Impact Statement: The LACPC reports that there is no General Fund impact as administrative costs are recovered through fees.

Community Impact Statement; None submitted

TIME LIMIT FILE - DECEMBER 9, 2025

(LAST DAY FOR COUNCIL ACTION - DECEMBER 9, 2025)

The City Council shall recess to Closed Session, pursuant to California Government Code Section No. 54956.9(d)(1), to confer with its legal counsel relative to the case entitled Oceans 11 RV Park, LLC v. City of Los Angeles, et al., Los Angeles Superior Case No. 24STCV16728, and Oceans 11 RC Park, LLC v. City of Los Angeles, et al., United States District Court, Central District of California Case No. 2:25-CV-02758, regarding whether the proposed Recreational Vehicle Park located at 23416 and 23514 South President Avenue requires a Conditional Use Permit.

Adopted Item to Continue to December 3, 2025 - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(16) **25-1186
CD 3**

WARNER CENTER 2035 PROGRAM ENVIRONMENTAL IMPACT REPORT (EIR), PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT relative to a mixed-use development project located at 6464 North Canoga Avenue.

Recommendations for Council action:

1. FIND, based on the independent judgment of the decision-maker, after consideration of the whole of the administrative record, that the Project is within the scope of the Warner Center 2035 Program EIR No. ENV-2008-3471-EIR; SCH No. 1990011055 (Program EIR) pursuant to California Environmental Quality Act (CEQA) Guidelines Sections 15162 and 15168; the Project is within the scope of the program approved earlier in the Warner Center 2035 Specific Plan, the EIR adequately describes the activity for purposes of CEQA; and the City has incorporated all feasible mitigation measures from the

Program EIR on the Project; no major revisions are required to the Program EIR and no subsequent EIR or negative declaration is required for approval of the Project.

2. ADOPT the Findings attached to the Department of City Planning (DCP) Recommendation report dated November 17, 2025.
3. ADOPT the Conditions of Approval attached to the DCP Recommendation report dated November 17, 2025.
4. APPROVE, pursuant to Los Angeles Municipal Code (LAMC) Chapter 1 Section 12.22 A.25(g), a Density Bonus/Affordable Housing Incentive Program Compliance Review for a mixed-use Project totaling 276 dwelling units over ground floor commercial uses, reserving 21 units or seven percent of the total number for Very Low-Income Households for a period of 55 years, with the following Off-Menu Incentive and four Waiver of Development Standards:
 - a. An Off-Menu Incentive permitting a floor level of the highest residential unit to be at least 74 feet above the adjacent grade in lieu of the minimum 100-foot floor level height otherwise required pursuant to Section 6.1.2.3.5(c) of the Warner Center 2035 Specific Plan.
 - b. A Waiver of Development Standard permitting 8,592 square feet of Non-Residential Floor Area, in lieu of 68,211 square feet of Non-Residential Floor Area required, based on the Project's total Floor Area Ratio of 3.5:1 pursuant to Section 6.1.2.3.4 of the Warner Center 2035 Specific Plan.
 - c. A Waiver of Development Standard permitting a 47-foot front setback along Canoga Avenue, in lieu of the maximum 20-foot front setback pursuant to Section 6.1.2.3.9 of the Warner Center 2035 Specific Plan.

- d. A Waiver of Development Standard permitting a zero-foot landscape buffer along the eastern perimeter of the building, in lieu of the five-foot landscaped buffer otherwise required pursuant to Section 6.2.6.2.7(2) of the Warner Center 2035 Specific Plan.
 - e. A Waiver of Development Standard waiving out of the requirement of one tree to be planted for every 30 feet of required landscape buffer along the eastern perimeter of the building in lieu of seven trees otherwise required pursuant to Section 6.2.6.2.7(2) of the Warner Center 2035 Specific Plan.
5. APPROVE, pursuant to LAMC Section 11.5.7 C and Section 5.3.3 of the Warner Center 2035 Specific Plan, a Permit Compliance Review for the demolition of an approximately 65,903 square foot office building and associated surface parking, and the construction of a 272,844 square foot mixed-use development comprised of 276 dwelling units, including 21 units reserved for Very Low-Income Households over ground floor commercial uses with 264,252 square feet of Residential Floor Area and 8,592 square feet of Non-Residential Floor Area on the ground floor, and 31,247 square feet of open space including 11,940 square feet of Publicly Accessible Open space (PAOS) and 5,650 square feet of private patio open space for 113 residential units. There will be 406 parking spaces, and 168 bicycle parking spaces provided over four levels: two subterranean levels, and levels one and two wrapped by commercial uses and residential uses. The Project proposes the removal and replacement of all 42 on-site non-Protected trees at a 2:1 ratio resulting in planting 85 trees on-site. The Project proposes grading and export of approximately 32,400 cubic yards of earth; for the property located at 6464 North Canoga Avenue.

Applicant: John McCullough, TB Canoga, LLC

Representative: Sarah Wolfson Golden, Rosenheim & Associates

Case No. CPC-2023-8233-DB-SPP-VHCA

Environmental Nos. ENV-2008-3471-EIR; SCH No. 1990011055;
CEQA Guidelines Sections 15162 and 15168

Fiscal Impact Statement: None submitted by the DCP. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted

TIME LIMIT FILE - DECEMBER 8, 2025

(LAST DAY FOR COUNCIL ACTION - DECEMBER 5, 2025)

Adopted Item to Continue to December 3, 2025

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martinez, Yaroslavsky (15); Nays: (0); Absent: (0)

(17) **23-1057
CD 15**

PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT relative to recommendations to preserve culturally significant assets located in the Athens on the Hill community.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. INSTRUCT the Department of City Planning (DCP) to apply for any historic and cultural preservation grants that may benefit the Athens on the Hill Community and work with Council District 15 in this effort.
2. APPROPRIATE \$100,000 from the AB1290 Fund No. 53P, Account No. 281215 (CD 15 Redevelopment Projects - Services) to Fund No. 100/68, Appropriation Unit 003040 for a consultant study of a historic cultural survey for the 'Athens on the Hill' community. This survey will study the criteria for historic-cultural designation, and based on the

results of the survey, provide recommendations relative to the feasibility of the initiation of proceedings to establish a Historic Preservation Overlay Zone.

3. AUTHORIZE the City Clerk to make any corrections, clarifications or revisions to the above fund transfer instructions, including any new instructions, in order to effectuate the intent of the above, and including any corrections and changes to fund or account numbers; said corrections, clarifications or changes may be made orally, electronically or by any other means.
4. RECEIVE AND FILE the DCP report dated June 17, 2025, inasmuch as it was submitted for informational purposes.

Fiscal Impact Statement: None submitted by the DCP. Neither the Chief Legislative Analyst nor the CAO has completed a financial analysis of this report.

Community Impact Statement: None submitted

Adopted Item to Continue to December 9, 2025

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(18) **25-1083**

PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to an analysis of the key provisions of Senate Bill (SB) 79 (Weiner), including local options for implementation, and resources needed by the Department of City Planning (DCP) to effectuate the bill's requirements.

Recommendations for Council action:

1. INSTRUCT the DCP to initiate and procure software and technical support needed for mapping and modeling analysis required to evaluate how potential implementation options meet criteria for delayed

effectuation or a local Transit-Oriented Development (TOD) alternative plan.

2. INSTRUCT the City Administrative Officer (CAO) to find General Fund funding in an amount not to exceed \$375,000, pursuant to Recommendation No. 2 of the PLUM Committee report dated October 28, 2025, adopted by the Council on November 4, 2025.
3. INSTRUCT the DCP, based on the modeling analysis that will be completed and consistent with the instructions outlined in Recommendation No. 3f of the said PLUM Committee report, attached to the Council file, to report back on where and how the City may further delay effectuation of SB 79 through the potential adoption of upzoning ordinances alongside a delayed effectuation ordinance for certain areas, consistent with Approach C described in the DCP report dated November 13, 2025.
4. INSTRUCT the DCP to make recommendations for the development of a citywide framework for the initiation and development of a local TOD alternative plan (Alt Plan), consistent with Approach D described in the DCP report dated November 13, 2025 and with the instructions outlined in Recommendation No. 6 of the said PLUM Committee report, attached to the Council file; to prioritize adoption of local Alt Plans following both SB 79's effectuation on July 1, 2026 and a delayed effectuation ordinance; and in alignment with Affirmatively Furthering Fair Housing objectives and the goals of the 2021-2029 Housing Element.

Fiscal Impact Statement: None submitted by the DCP. Neither the Chief Legislative Analyst nor the CAO has completed a financial analysis of this report.

Community Impact Statement: Yes

For:

Mar Vista Community Council

Greater Toluca Lake Neighborhood Council

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(19) **15-0103-S4**

PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT relative to a Climate Vulnerability Assessment.

Recommendation for Council action:

RECEIVE and FILE the Department of City Planning report dated September 11, 2025, attached to the file, relative to a Climate Vulnerability Assessment.

Fiscal Impact Statement: Not applicable.

Community Impact Statement: None submitted

Adopted to Refer Item to Planning and Land Use Management Committee

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(20) **25-1189**

PUBLIC SAFETY COMMITTEE REPORT relative to the acceptance of the Fiscal Year 2024 Emergency Management Performance Grant (EMPG).

Recommendation for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

AUTHORIZE the General Manager, Emergency Management Department, or designee to:

- a. Retroactively apply for and accept the Fiscal Year 2024 EMPG in the amount of \$524,537 from the United States Department of Homeland Security, Federal Emergency Management Agency, for the period of July 1, 2024 through June 30, 2026, to support emergency management salary

expenses.

- b. Execute the subrecipient agreement for Fiscal Year 2024 EMPG between the City of Los Angeles and the County of Los Angeles, to receive grant funding in the amount of \$524,537 for a term of July 1, 2024 through April 30, 2026, subject to the approval of the City Attorney as to form.
- c. Identify spending up to the total grant amount of \$524,537 in accordance with the grant award agreement and performance period.
- d. Submit grant reimbursement requests to the County of Los Angeles and deposit the grant receipts into the General Fund, Department No. 35, Revenue Source Code No. 3684, Other Federal Grants.

Fiscal Impact Statement: The CAO reports that acceptance of the Fiscal Year 2024 EMPG in the amount of \$524,537 is necessary to realize anticipated General Fund grant receipts assumed in the Adopted Budget for the 2025-2026 Fiscal Year.

Financial Policies Statement: The CAO also reports that the recommendations in the report are in compliance with the City's Financial Policies in that one-time grant funding will be utilized for grant-eligible program expenditures to support emergency preparedness initiatives.

Community Impact Statement: None submitted

(Budget and Finance waived consideration of the above matter)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); **Nays:** (0); **Absent:** (0)

(21) **25-1319**

TRANSPORTATION COMMITTEE REPORT relative to the 2025-26
Second Transportation-Related Construction Projects Report.

Recommendations for Council action, SUBJECT TO THE APPROVAL
OF THE MAYOR:

1. AUTHORIZE the Controller to:

- a. Transfer \$13,901,998 between departments and funds as specified in Attachment 1 of the City Administrative Officer report dated November 6, 2025 (CAO report), attached to the Council file.
- b. Transfer \$1,596,590 between accounts within departments and funds as specified in Attachment 2 of the CAO report, attached to the Council file.
- c. Appropriate \$4,511,700 between accounts within Departments and Funds as specified in Attachment 3 of the CAO report, attached to the Council file.
- d. Transfer and establish new appropriations totaling \$365,178.88 within the Seward Capital Fund to dedicated project accounts for Item X – Shell Recharge Project Closeout in addition to the instructions in the CAO report, attached to the Council file, as follows:
 - i. Transfer From: Fund 761/50, Sewer Capital Fund; 50AHBX, TIWRP Electric Vehicle Charging Stations - \$220,355.93; 50ADAQ, HWRP Fleet Electrification and Greenhouse Gas - \$144,822.95; Total: \$365,178.88.
 - ii. Transfer To: Fund 761/50, Sewer Capital Fund; TBD, “Shell Project Closeout – Hyperion” - \$220,355.93; TBD, “Shell Project Closeout – Terminal Island” - \$144,822.95; Total: \$365,178.88.
- e. Execute the necessary documentation as required to closeout the project and provide final payments for electric vehicle infrastructure projects completed by Shell

ReCharge.

2. AUTHORIZE departments as detailed below to make final payment to Shell ReCharge for all prior services provided, for a total amount of \$2,696,427:
 - a. General Services: Accounts 298/40V25F (2021-22), 298/40W25F (2022-23), 298/40T25F (2023-24); Total: \$1,369,101.
 - b. Street Lighting: Account 347/50ALIS (2024-25); Total \$30,222.
 - c. Sanitation (General Services): Accounts 298/40Y25F (2023-24), 761/50AHBX (2024-25), 761/50ADAQ (2024-25); Total \$365,179.
 - d. Street Services: Account 298/50WEVI (2022-23); Total \$190,000.
 - e. Fire: Accounts 298/38SEVC (2019-20), 298/38AEVC (2024-25); Total \$188,379.
 - f. Police: Account 298/70S738 (2019-20); Total \$526,715.
 - g. Recreation and Parks (General Services): Account 298/40Y25F (2023-24); Total \$26,831.
3. REAUTHORIZE the use of up to \$1,180,590 in Municipal Improvement Corporation of Los Angeles (MICLA) funding authority provided in the 2019-20 and 2021-22 Adopted budgets that has expired and AUTHORIZE the continued use of funds beyond the City's MICLA Three-Year Spending Policy for the installation of electric vehicle charging infrastructure as follows:
 - a. Fiscal Year (FY): 2019-20, Fund: 298/70, Account: 70S738, Electric Vehicle Chargers – LAPD, Amount: \$430,125.

b. FY: 2019-20, Fund: 298/38, Account: 38SEVC, Electric Vehicle Chargers, Amount: \$62,997.

c. FY: 2021-22, Fund: 298/40, Account: 40V25F, Electric Vehicle Charging Infrastructure, Amount: \$687,468.

4. AUTHORIZE the CAO to make technical corrections, as necessary, to the transactions authorized through this report, as required to implement the intent of those transactions.

Fiscal Impact Statement: The CAO reports that the recommendations stated in this report include transfers, appropriations, and authority for expenditures totaling \$21.2 million. This consists of \$13.2 million from various special funds, \$4.6 million in MICLA, \$3.1 million in Grant Funds, and \$0.3 million in General Fund within the Capital and Technology Improvement Expenditure Program (CTIEP) program. All transfers and appropriations are based on existing funds, reimbursements, or revenues. There is a potential impact on the General Fund for operations and maintenance costs, with the amount yet to be determined. These costs will be addressed through the City budget process as projects are completed.

Financial Policies Statement: The CAO also reports that the recommendations stated in this report comply with the City Financial Policies in that appropriations for funds are limited to available cash balances needed to fund ongoing maintenance, programming, project shortfalls, and critical operational needs in the current budget year.

Debt Impact Statement: The CAO further reports that the issuance of MICLA debt is a General Fund obligation. The reauthorization of MICLA funding for the Shell ReCharge Project Closeout (Item X) would cause the City to borrow \$1.2 million at an approximate 5.5 percent interest rate over a period of 20 years. The total estimated debt service for the MICLA-funded projects is \$2.0 million, including interest of approximately \$0.8 million. The estimated average annual debt service is \$99,000 over a period of 20 years.

Actual interest rates may differ as rates are dependent on market conditions at the time of issuance. We cannot fully predict what interest rates will be in the future. In accordance with the City's Debt Management Policy, the City has an established debt ceiling to guide

the evaluation of the affordability for future debt. The debt ceiling for non-voted direct debt as a percentage of General Fund revenues is six percent. The 2025-26 Adopted Budget non-voter-approved debt service ratio is 2.40 percent. The issuance of MICLA debt for these projects will not cause the City to exceed the six percent non-voter-approved debt limit.

Community Impact Statement: None submitted.

(Budget and Finance Committee waived consideration of the above matter)

Adopted Item as Amended by Motion 21A (Hutt – McOsker)

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(22) **23-0623-S1**

PREVIOUSLY CERTIFIED HOUSING ELEMENT ENVIRONMENTAL IMPACT REPORT (EIR) NO. ENV-2020-6762-EIR, STATE CLEARINGHOUSE (SCH) NO. 2021010130, ADDENDUM NO. 1 (ENV-2020- 6762-EIR-ADD1), AND ADDENDUM NO. 2 (ENV-2020-6762-EIR-ADD2) AND RELATED CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) FINDINGS, COMMUNICATION FROM THE CITY ATTORNEY AND ORDINANCES FIRST CONSIDERATION relative to amending Section 12.22 of Chapter 1, and Articles 8, 9, and 13 of Chapter 1A of the Los Angeles Municipal Code for the purpose of establishing procedures and performance standards for the administrative approval of one hundred percent affordable housing projects, known as the Affordable Housing Streamlining Program.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. FIND, in the independent judgment of the decision maker, based on the whole of the record, including the Housing Element EIR No. ENV-2020-6762-EIR, SCH No. 2021010130 certified on November 29, 2021, and Addendum No. 1 (ENV-2020-6762-EIR-ADD1) adopted on June 14, 2022; and Addendum No. 2 (ENV-2020-6762-EIR-ADD2) adopted on

December 10, 2024, that the draft Ordinances were analyzed in the EIR and Addenda, and no subsequent or supplemental EIR is required pursuant to CEQA Guidelines Sections 15162 and 15164 to adopt the draft Ordinances; and no changes to the project, circumstances, or new information will require a major revision of the EIR due to the involvement of new significant impacts or more severe significant impacts than those identified in the EIR. Public Resources Code 21166, CEQA Guidelines 15162 and 15164.

2. ADOPT the FINDINGS of the Los Angeles City Planning Commission, as the Findings of Council.
3. PRESENT and ADOPT the accompanying ORDINANCE dated December 3, 2025, amending Section 12.22 of Chapter 1 of the Los Angeles Municipal Code, for the purpose of establishing procedures and performance standards for the administrative approval of one hundred percent affordable housing projects, known as the Affordable Housing Streamlining Program.
4. PRESENT and ADOPT the accompanying ORDINANCE dated December 3, 2025, amending Articles 8, 9, and 13 of Chapter 1A of the Los Angeles Municipal Code for the purpose of establishing procedures and performance standards for the administrative approval of one hundred percent affordable housing projects, known as the Affordable Housing Streamlining Program.

Fiscal Impact Statement: None submitted by the City Attorney. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted

(Planning and Land Use Management and Housing and Homelessness Committees waived consideration of the above matter)

**(URGENCY CLAUSE 12 VOTES REQUIRED ON SECOND
READING)**

Adopted Amending Motion 22C (Rodriguez – Lee)

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); **Nays:** (0); **Absent:** (0)

Adopted Amending Motion 22B (Blumenfield – Rodriguez)

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Yaroslavsky (14); **Nays:** Soto-Martínez (1); **Absent:** (0)

Adopted to Refer Amending Motion 22A (Jurado – Hernandez) as Amended by Motion (Jurado – Hernandez) to the Planning and Land Use Management Committee and the Housing and Homelessness Committee - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); **Nays:** (0); **Absent:** (0)

Adopted to Reconsider Amending Motion 22B (Blumenfield – Rodriguez) - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); **Nays:** (0); **Absent:** (0)

Adopted to Refer Amending Motion 22B (Blumenfield – Rodriguez) to the Planning and Land Use Management Committee and the Housing and Homelessness Committee - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); **Nays:** (0); **Absent:** (0)

Adopted Item as Amended by Motion 22C (Rodriguez – Lee) - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); **Nays:** (0); **Absent:** (0)

(23) **25-0006-S57**

EXEMPTION, AD HOC COMMITTEE FOR LA RECOVERY REPORT, BUDGET AND FINANCE COMMITTEE REPORT and ORDINANCE FIRST CONSIDERATION relative to adding Section 98.0419.1 to the Los Angeles Municipal Code (LAMC) to waive fees imposed in connection with permits to repair or rebuild buildings or structures

damaged or destroyed by the January 2025 Wildfires; and feasibility of waiving plan check and permit fees associated with reconstruction of private property damaged in the January 2025 Wildfires.

A. AD HOC COMMITTEE FOR LA RECOVERY REPORT

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. DETERMINE, based on the whole of the administrative record, that the adoption of the accompanying ORDINANCE dated June 20, 2025, does not constitute a project under the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15378(b), in that the action relates merely to administrative and organizational matters and the setting of policy and procedures that do not result in any direct or indirect change to the physical environment.
2. PRESENT and ADOPT the accompanying ORDINANCE dated June 20, 2025, relative to adding Section 98.0419.1 to the LAMC to waive fees imposed in connection with permits to repair or rebuild buildings or structures damaged or destroyed by the Wildfires of January 2025.
3. APPROVE the following Recommendations contained in the City Administrative Officer (CAO) report dated May 7, 2025 as Recommendation No. 1.b-e, attached to Council file No. 25-0006-S57
 - a. FIND that the waiving of permit and plan check fees for rebuilding properties represents a clear public benefit inasmuch as the waivers would remove barriers to reconstruction and benefit the economy of the City.
 - b. REQUEST the Controller to establish a new account Wildfire Emergency Permit Fee Waivers in the General City Purposes (GCP) and appropriate \$10 million from a temporary revolving loan from the Los Angeles Department of Building and Safety's (LADBS) Building Permit Enterprise Fund (Enterprise Fund) to be repaid, with interest, by General Fund dollars.
 - c. INSTRUCT the LADBS to establish fee waiver procedures, including the process for obtaining reimbursements of waived fees from GCP to ensure full

cost recovery for the Enterprise Fund.

- d. INSTRUCT the CAO to identify General Fund dollars to repay the Enterprise Fund, for any and all fees waived in connection with the January 2025 Wildfires, with interest calculated at the City Daily Interest Pool Rate.

4. INSTRUCT the CAO to report in 30 days on:

- a. An updated analysis on the financial impacts that assumes all rebuilds are included in the waiver program as well as accounts for potential insurance or other funding sources.
- b. The estimated number of homes/builders currently in the process that were uninsured or underinsured. Within this same group, the number of households that fall at or below moderate Area Median Income.
- c. An analysis of potential funding recommendations and repayment of the Enterprise Fund loan.

5. INSTRUCT the LADBS to report every six months with the number of households that have been granted fee waivers.

6. REQUEST the City Attorney to report with an analysis on the ability to make subrogation claims against insurance companies.

B. BUDGET AND FINANCE COMMITTEE REPORT

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

- 1. APPROVE the CAO report dated October 2, 2025, attached to Council file No. 25-0006-S57.
- 2. REQUEST the City Attorney to revise the draft Ordinance dated June 20, 2025 to align with the Mayor's revised Executive Order

dated April 25, 2025, to waive all building permit fees associated with repair or reconstruction of single family structures and duplexes, damaged or destroyed up to 110 percent of the original structure as a result of the Wildfires of January 2025.

3. APPROVE the following recommendations contained in the CAO report dated May 7, 2025 as Recommendation No. 1.b-e, attached to Council file No. 25-0006-S57:

- a. Find that the waiving of permit and plan check fees for rebuilding properties represents a clear public benefit inasmuch as the waivers would remove barriers to reconstruction and benefit the economy of the City.
- b. Request the Controller to establish a new account Wildfire Emergency Permit Fee Waivers in the General City Purposes (GCP) and appropriate \$10 million from a temporary revolving loan from the Los Angeles Department of Building and Safety's (LADBS) Building Permit Enterprise Fund (Enterprise Fund) to be repaid, with interest, by General Fund dollars.
- c. Instruct the LADBS to establish fee waiver procedures, including the process for obtaining reimbursements of waived fees from GCP to ensure full cost recovery for the Enterprise Fund.
- d. Instruct the CAO to identify General Fund dollars to repay the Enterprise Fund, for any and all fees waived in connection with the January 2025 Wildfires, with interest calculated at the City Daily Interest Pool Rate.

4. INSTRUCT the CAO to report on the following:

- a. A breakdown of the cost estimate, including the specific fees waived, not waived and the estimated amount for each.
- b. The payment structures and how that could be limited or predictable on an annual basis.

- c. Adding a provision in the report on whether this fee waiver could be time limited to four or five years.

Fiscal Impact Statement: The CAO reports that should the City waive plan check and permit fees related to the repairs and rebuilding of structures that were damaged or destroyed during the January 2025 Wildfires, based on the current draft ordinance, the General Fund impact could be as high as \$278.35 million, not including the costs of borrowing.

Financial Policies Statement: The CAO reports that should the City waive plan check and permit fees related to the repairs and rebuilding of structures that were damaged or destroyed during the January 2025 Wildfires, based on the current draft ordinance, the General Fund impact could be as high as \$278.35 million, not including the costs of borrowing.

Community Impact Statement: None submitted

(Ad Hoc Committee for LA Recovery waived consideration of CAO report dated October 2, 2025)

Adopted to Refer Amending Motion 23D (Park – Nazarian) to the Budget and Finance Committee - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsler, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

Adopted to Refer Amending Motion 23C (Rodriguez – Yaroslavsky) to the Budget and Finance Committee - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsler, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

Adopted to Refer Item to the Budget and Finance Committee

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsler, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(24) **22-0766-S3**

PUBLIC SAFETY COMMITTEE REPORT relative to the Fourth Annual California Assembly Bill 481 Annual Equipment Report.

Recommendations for Council action:

1. NOTE and FILE the Board of Police Commissioners Report dated September 16, 2025, attached to the Council file, relative to the Fourth Annual California Assembly Bill 481 Annual Equipment Report.
2. RENEW Ordinance No. 187603 pursuant to Government Code Section 7071(e).

Fiscal Impact Statement: Not applicable

Community Impact Statement: None submitted

Amending Motion 24A (Soto-Martinez – Hernandez) Failed of Adoption

Ayes: Harris-Dawson, Hernandez, Hutt, Jurado, Soto-Martínez (5); **Nays:** Blumenfield, Lee, McOsker, Nazarian, Padilla, Park, Price Jr. (7); **Absent:** Raman, Rodriguez, Yaroslavsky (3)

Adopted to Reconsider Amending Motion 24A (Soto-Martinez – Hernandez) - SEE ATTACHED

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Soto-Martínez (12); **Nays:** (0); **Absent:** Raman, Rodriguez, Yaroslavsky (3)

Amending Motion 24A (Soto-Martinez – Hernandez) Failed of Adoption

Ayes: Harris-Dawson, Hernandez, Jurado, Soto-Martínez (4); **Nays:** Blumenfield, Hutt, Lee, McOsker, Nazarian, Padilla, Park, Price Jr. (8); **Absent:** Raman, Rodriguez, Yaroslavsky (3)

Adopted Item Forthwith

Ayes: Blumenfield, Harris-Dawson, Hutt, Lee, McOsker, Nazarian, Padilla, Park, Price Jr. (9); **Nays:** Hernandez, Jurado, Soto-Martínez (3); **Absent:** Raman, Rodriguez, Yaroslavsky (3)

Items for which Public Hearings Have Not Been Held - (10 Votes Required for Consideration)

(25) **25-0986**

CONTINUED CONSIDERATION OF MOTION (PARK - PADILLA) relative to amending the prior Council action of October 1, 2025, Council file No. (CF) 25-0986, regarding the List of Citywide Special Events.

Recommendation for Council action:

AMEND the Council on October 1, 2025 relative to the List of Citywide Special Events (CF 25-0986) to add the Palisades Turkey Trot (\$10,000) for Council District 11.

(Continued from Council meeting of November 12, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(26) **25-0005-S142**
 CD 1

CONTINUED CONSIDERATION OF COMMUNICATION FROM THE LOS ANGELES HOUSING DEPARTMENT (LAHD) and RESOLUTION relative to removing the property at 815 South Bonnie Brae Street (Case Nos. 864023, 869143 and 877520), Assessor I.D. No. 5142-004-024, from the Rent Escrow Account Program (REAP).

Recommendation for Council action:

APPROVE the LAHD report recommendation dated November 3, 2025, attached to the Council file, and ADOPT the accompanying RESOLUTION removing the property at 815 South Bonnie Brae Street (Case Nos. 864023, 869143 and 877520), Assessor I.D. No. 5142-004-024, from the REAP.

Fiscal Impact Statement: None submitted by the LAHD. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted.

(Continued from Council meeting of November 12, 2025)

Adopted Item to Continue to January 13, 2026

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(27) **25-0005-S143
CD 1**

CONTINUED CONSIDERATION OF COMMUNICATION FROM THE LOS ANGELES HOUSING DEPARTMENT (LAHD) and RESOLUTION relative to removing the property at 1029 South Union Avenue (Case No. 860556), Assessor I.D. No. 5137-016-025, from the Rent Escrow Account Program (REAP).

Recommendation for Council action:

APPROVE the LAHD report recommendation dated November 3, 2025, attached to the Council file, and ADOPT the accompanying RESOLUTION removing the property at 1029 South Union Avenue (Case No. 860556), Assessor I.D. No. 5137-016-025, from the REAP.

Fiscal Impact Statement: None submitted by the LAHD. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted.

(Continued from Council meeting of November 12, 2025)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(28) **25-1339**

MOTION (LEE - PARK) relative to funding for services in connection with the Mayor's special recognition of the Los Angeles Dodgers' historic World Series Championship, including the illumination of City Hall.

Recommendation for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

TRANSFER and APPROPRIATE \$1,462 from the Mayor's portion of the Heritage Month Celebration & Special Events line item in the General City Purposes Fund No. 100/56 to the General Services Fund No. 100/40, Account No. 1100 (Hiring Hall) to celebrate the Los Angeles Dodgers' historic World Series Championship, including the illumination of City Hall.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(29) **25-4118-S14**
CD 7

RESOLUTION (RODRIGUEZ - LEE) relative to designating a location in Council District Seven (CD 7) for enforcement against sitting, lying, sleeping, or storing, using, maintaining, or placing personal property, or otherwise obstructing the public right-of-way, as further detailed in the Los Angeles Municipal Code (LAMC) Section 41.18.

Recommendations for Council action:

1. RESOLVE, pursuant to Section 41.18 of the LAMC, to designate the following location for enforcement against sitting, lying, sleeping, or storing, using, maintaining, or placing personal property, or otherwise obstructing the public right-of-way, up to the maximum distance and effective for the maximum period of time prescribed, and as further detailed in the LAMC:
 - a. Hubbard Street between Foothill Boulevard to Gladstone Avenue - Freeway
2. RESOLVE to direct and authorize the City department(s) with jurisdiction over the identified location to post appropriate notices of the above prohibitions at these locations, and to begin enforcement upon the expiration of any required posting period.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hutt, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Soto-Martínez (10); Nays: Hernandez, Jurado (2); Absent: Raman, Rodriguez, Yaroslavsky (3)

(30) **21-1021-S1
CD 5**

COMMUNICATION FROM THE CITY ENGINEER relative to the final map of Tract No. 84085, located at 848-856 North Detroit Street, southerly of Willoughby Avenue.

Recommendation for Council action:

APPROVE the final map of Tract No. 84085, located at 848-856 North Detroit Street, southerly of Willoughby Avenue, and accompanying Subdivision Improvement Agreement and Contract with security documents.

Owner: EdenRock LLC; Surveyor: Ofer Shapira

Fiscal Impact Statement: The City Engineer reports that the subdivider has paid a fee of \$9,064 for the processing of this final tract map pursuant to Section 19.02(A)(2) of the Los Angeles Municipal Code. No additional City funds are needed.

Community Impact Statement: None submitted.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(31) **09-2665-S8
CD 9**

MOTION (PRICE - NAZARIAN) relative to funding for site assessment and oversight services of the Slauson Wall Site (Site) located at 5867 South Los Angeles Street.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. APPROVE funding in the amount of \$198,483 from the Los Angeles Housing Department (LAHD) Low- and Moderate-Income Housing Fund No. 55J, Account 43N467, for use by LAHD for site assessment and oversight services related to the Site and authorize the LAHD to amend Contract C-130849 with

the State of California Department of Toxic Substances Control, subject to the approval of the City Attorney as to form.

2. AUTHORIZE the Controller to appropriate and transfer \$100,000 funding from the LAHD to the Bureau of Sanitation (BOS) in the amounts and the accounts as noted in the Motion, attached to the Council file, for use by the BOS for environmental site assessment and remediation activities on the Slauson Wall Site located at 5867 South Los Angeles Street.
3. AUTHORIZE the BOS to execute an agreement with Stantec Consulting Services Inc., to continue performing environmental assessment and remediation related activities.
4. AUTHORIZE the General Manager of LAHD, or designee, to effectuate a non-financial transfer of jurisdiction and control of the City-owned Site located at 5930 South Wall Street, Los Angeles, CA 90003 (APN 6006-003-900) to the Economic and Workforce Development Department for a future mixed-use development, subject to the City Attorney approval as to form.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(32) **23-1334-S1
CD 4**

MOTION (SOTO-MARTINEZ for RAMAN – PADILLA) relative to funding for a Master Plan for the South Griffith Park Plan Area.

Recommendations for Council action, SUBJECT TO APPROVAL OF THE MAYOR:

1. TRANSFER and APPROPRIATE \$300,000 as follows:

\$150,000 from the Council District Four (CD 4) Council Projects line item in the General City Purposes Fund No. 100/56, Account No. 000A28 and \$150,000 from the AB 1290 Fund No. 53P, Account No. 281204 (CD 4 Redevelopment Projects - Services) to Department of Recreation and Parks Fund No.

302/89, Account No. 89270K (sub account name: South Griffith Park Master Plan).

2. AUTHORIZE the Department of Recreation and Parks to make any corrections, clarifications or revisions to the above fund transfer instructions, including any new instructions, in order to effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections / clarifications / changes may be made orally, electronically or by any other means.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(33) **25-1327
CD 13**

MOTION (SOTO-MARTINEZ - HARRIS-DAWSON) and RESOLUTION relative to the issuance of revenue bonds or notes for healthcare facilities located at 537 North Kenmore Avenue in Council District (CD) 13.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CONSIDER the results of the Tax Equity and Fiscal Responsibility Act of 1982 (TEFRA) public hearing held on July 23, 2025, attached to the Motion.
2. ADOPT the accompanying TEFRA RESOLUTION, attached to the Motion, approving the issuance of revenue bonds or notes in an aggregate principal amount not to exceed \$20,000,000 to finance the acquisition, construction, improvement, renovation, furnishing, and equipping of facilities at 537 North Kenmore Avenue in CD 13.

Adopted Item Forthwith

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(34) **25-1331**
CD 3

MOTION (BLUMENFIELD - PARK) relative to funding for costs and expenses for the Reseda Ice Skate Facility.

Recommendation for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

AUTHORIZE the Department of Recreation and Parks (RAP) to:

1. Establish a new APPR Account under Fund No. 302/89, and Account No. 89746C for the Reseda Ice Skate Rink.
2. Accept and deposit funds, including donations, into Fund No. 302/89 and Account No. 89746C for Reseda Ice Skate Rink activities including improvements, maintenance, community subsidies, events, and programs that supplement those required to be provided under the Operation and Maintenance Agreement between the RAP and JV Ice Reseda, LLC, or any successor agreement.
3. Make any corrections or classifications to the above instructions, including any new instructions, to effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections / clarifications / changes may be made orally, electronically or by any other means.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(35) **23-1134-S1**

MOTION (LEE - RODRIGUEZ) relative to amending the Housing and Homelessness Committee Report dated November 5, 2025 regarding the economic study findings and drafting an amendment to the Los Angeles Municipal Code (LAMC) of the Rent Stabilization Ordinance (RSO) and related matters.

Recommendation for Council action:

AMEND the Housing and Homelessness Committee report dated November 5, 2025 relative to economic study findings and drafting an amendment to the LAMC to revise the methodology establishing the annual allowable rent increase for the RSO; and related matters, to include the following language under Recommendation No. 2 of the Committee report:

F. Establish that qualifying "small property landlords" can raise the rent by an additional 1%. A small property landlord shall be defined as one who owns no more than 10 rental units.

Adopted to Refer Item to Housing and Homelessness Committee

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(36) **25-1349**
CD 6

COMMUNICATION FROM THE CITY ENGINEER relative to the final map of Parcel Map L.A. No. 2023-7259, located at 15019 and 15021 Vose Street, westerly of Kester Avenue.

Recommendation for Council action:

APPROVE the final map of Parcel Map L.A. No. 2023-7259, located at 15019 and 15021 Vose Street, westerly of Kester Avenue, and accompanying Subdivision Improvement Agreement and Contract with security documents.

Owner: Janet Shamolian; Surveyor: Nick Kazemi

Fiscal Impact Statement: The City Engineer reports that the subdivider has paid a fee of \$9,064 for the processing of this final tract map pursuant to Section 19.02(B)(3) of the Los Angeles Municipal Code. No additional City funds are needed.

Community Impact Statement: None submitted.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(37) **25-1374**

CD 13

COMMUNICATION FROM THE CITY ENGINEER relative to the final map of Parcel Map L.A. No. 2021-2032, located at 1120 North Coronado Street, southerly of Sunset Boulevard.

Recommendation for Council action:

APPROVE the final map of Parcel Map L.A. No. 2021-2032, located at 1120 North Coronado Street, southerly of Sunset Boulevard, and accompanying Subdivision Improvement Agreement and Contract with security documents.

Owner: 1120 Coronado CS, LLC; Surveyor: Bryan D. Gentry

Fiscal Impact Statement: The City Engineer reports that the subdivider has paid a fee of \$9,064 for the processing of this final tract map pursuant to Section 19.02(B)(3) of the Los Angeles Municipal Code. No additional City funds are needed.

Community Impact Statement: None submitted.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

**(38) 25-0011-S19
CD 5**

MOTION (YAROSLAVSKY - SOTO-MARTINEZ) relative to funding for tree trimming and maintenance services in Council District Five.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. TRANSFER and APPROPRIATE \$60,000 in the Council District 5 portion of the Council Discretionary Street Furniture Fund No. 43D/50 to the Street Services Fund No. 100/86, Account No. 1090 (Salaries - Overtime) to provide additional tree trimming and maintenance services for Fiscal Year 2024-2025.
2. AUTHORIZE the Bureau of Street Services to make any corrections, clarifications, or revisions to the above fund transfer instructions, including any new instructions, in order to

effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections / clarifications / changes may be made orally, electronically, or by any other means.

Question Whether to Substitute

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Soto-Martínez (12); Nays: (0); Absent: Raman, Rodriguez, Yaroslavsky (3)

Adopted Substitute Motion 38 (Yaroslavsky – Hernandez)

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Soto-Martínez (12); Nays: (0); Absent: Raman, Rodriguez, Yaroslavsky (3)

(39) **14-1174-S26
CD 3**

MOTION (BLUMENFIELD - HERNANDEZ) relative to rescinding the Council action of September 30, 2025 to regarding prior Council actions for the Graffiti Abatement Project within the Reseda/Canoga Park Redevelopment Project Area (Council file No. [CF] 14-1174-S26).

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. RESCIND the Council action of September 30, 2025 regarding prior Council actions for the Graffiti Abatement Project within the Reseda/Canoga Park Redevelopment Project Area (CF 14-1174-S26) and REVERT all funds to their original source.
2. TRANSFER and APPROPRIATE \$141,010 from the AB1290 Fund No. 53P, Account No. 281203 (CD 3 Redevelopment Projects - Services) to a new Account in the Economic and Workforce Development Trust Fund No. 62L, Account No. (TBD) for costs associated with the Reseda Theater Rehabilitation Project.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(40) **25-1351**
CD 1

MOTION (HERNANDEZ - RODRIGUEZ) relative to emergency rental assistance services for residents in Council District 1.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. AUTHORIZE the General Manager, or designee, of the Community Investment for Families Department to amend and restate City Contract No. C-202536 with Central City Neighborhood Partners - Westlake to increase the contract by \$300,000 for the provision of emergency assistance to residents in Council District One through June 30, 2026.
2. AUTHORIZE the Controller to transfer \$200,000 from the General City Purposes Fund No. 100/56, Account No. 000615 (Additional Homeless Services - CD 1) to the Community Investment for Families Fund No. 100/21, Account No. 003040 Contractual Services Account.
3. AUTHORIZE the Controller to transfer \$100,000 from the Transfer of Floor Area Rights Public Benefit Payment Trust Fund No. 552/14, Account No. TBD "Emergency Rental Assistance Program" to the Community Investment for Families Fund No. 100/21, Account No. 003040 Contractual Services Account.
4. AUTHORIZE the Chief Legislative Analyst to make any technical corrections, clarifications, or revisions as necessary, to implement the Motion's intent.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martinez, Yaroslavsky (15); Nays: (0); Absent: (0)

(41) **25-1352**

MOTION (HERNANDEZ - NAZARIAN) relative to Department of Public Works, Board of Public Works, request to use of the City Hall Tom Bradley Room for a Holiday Luncheon on Thursday, December 11,

2025 from 12 pm to 2 pm.

Recommendation for Council action:

AUTHORIZE the Board of Public Works to use the City Hall Tom Bradley Room on Thursday, December 11, 2025 from 12 p.m. to 2 p.m.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(42) **25-1354
CD 6**

MOTION (PADILLA - RODRIGUEZ) relative to coordinating a street banner campaign to promote participation in Van Nuys Neighborhood Council activities.

Recommendations for Council action:

1. APPROVE, in accordance with Los Angeles Municipal Code (LAMC) Section 62.132, the Street Banner program promoting participation in Van Nuys Neighborhood Council activities, as a City of Los Angeles Non-Event Street Banner Program.
2. APPROVE the content of the street banner design attached to the Motion.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(43) **25-4118-S15
CD 6**

RESOLUTION (PADILLA - PARK) relative to designating a location in Council District Six (CD 6) for enforcement against sitting, lying, sleeping, or storing, using, maintaining, or placing personal property, or otherwise obstructing the public right-of-way, as further detailed in the Los Angeles Municipal Code (LAMC) Section 41.18.

Recommendations for Council actions:

1. RESOLVE, pursuant to Section 41.18 of the LAMC, to designate the following location for enforcement against sitting, lying, sleeping, or storing, using, maintaining, or placing personal property, or otherwise obstructing the public right-of-way, up to the maximum distance and effective for the maximum period of time prescribed, and as further detailed in the LAMC:

8358 San Fernando Road – Tiny Home Village - Designated Facility

2. RESOLVE to direct and authorize the City department(s) with jurisdiction over the identified location to post appropriate notices of the above prohibitions at these locations, and to begin enforcement upon the expiration of any required posting period.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hutt, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Soto-Martínez (10); Nays: Hernandez, Jurado (2); Absent: Raman, Rodriguez, Yaroslavsky (3)

(44) **25-1356**
CD 8

MOTION (HARRIS-DAWSON - HUTT) and RESOLUTION relative to the issuance of revenue bonds for the 122-unit multifamily affordable housing development located at 1250 West Jefferson Boulevard in Council District 8.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. CONSIDER the results of the Tax Equity and Fiscal Responsibility Act of 1982 (TEFRA) public hearing held on June 11, 2025 for the Project.
2. ADOPT the accompanying TEFRA RESOLUTION approving the issuance of bonds in an amount not to exceed \$75,000,000 for the new construction of a 122-unit multifamily affordable housing development known as 1250 West Jeff, located at 1250 West Jefferson Boulevard in Council District 8.

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(45) **25-0843**

RESOLUTION (RODRIGUEZ - McOSKER) relative to extending the provisions of Ordinance No. 188753 imposing a temporary citywide prohibition on the issuance of any demolition, building, grading, and any other applicable permit related to the approval of a RV Park as a Public Benefit Project.

Recommendation for Council action:

RESOLVE, by the adoption of this Resolution, the Council hereby extends the provisions of Ordinance No. 188753 imposing a temporary citywide prohibition on the issuance of any demolition, building, grading, and any other applicable permit related to the approval of a RV Park as a Public Benefit Project pursuant to LAMC Section 14.00(A)(7); for an extension of 10 months and 15 days, inasmuch as the appropriate City agencies and officials are exercising due diligence and actively working towards the adoption of the appropriate permanent land use regulatory controls.

Adopted Item Forthwith

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Soto-Martínez (12); Nays: (0); Absent: Raman, Rodriguez, Yaroslavsky (3)

(46) **25-1382**

ADMINISTRATIVE EXEMPTION and COMMUNICATION FROM BOARD OF AIRPORT COMMISSIONERS relative to proposed Consent to Transfer Ownership from Westfield Development LLC to ASUR US Commercial Airports LLC covering the terminal commercial management agreements at Los Angeles International Airport (LAX).

Recommendations for Council action:

1. ADOPT the determination by the Board of Airport Commissioners (BOAC) that this action is administratively exempt from the California Environmental Quality Act (CEQA)

pursuant to Article II, Section 2(f) of the Los Angeles City CEQA Guidelines.

2. APPROVE the Consent to Transfer of Ownership from Westfield Development LLC to ASUR US Commercial Airports LLC covering the terminal commercial management agreements for Terminals 1, 2, 3, 6 and the Tom Bradley International Terminal at LAX.
3. CONCUR with said BOAC action of November 13, 2025, by BOAC Resolution 28276, authorizing the Chief Executive Officer, Los Angeles World Airports (LAWA), or designee, to execute said Consent to Transfer of Ownership from Westfield Development LLC to ASUR US Commercial Airports LLC.

Fiscal Impact Statement: None submitted by the BOAC. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted

TIME LIMIT FILE - DECEMBER 20, 2025

(LAST DAY FOR COUNCIL ACTION - DECEMBER 12, 2025)

(Trade, Travel and Tourism Committee waived consideration of the above matter)

Adopted Item Forthwith

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOsker, Nazarian, Padilla, Park, Price Jr., Raman, Rodriguez, Soto-Martínez, Yaroslavsky (15); Nays: (0); Absent: (0)

(47) 14-1174-S115

COMMUNICATION FROM THE COMMUNITY REDEVELOPMENT AGENCY LOS ANGELES (CRA/LA) BOND OVERSIGHT COMMITTEE relative to CRA/LA Excess Bond Proceeds (EBP)

Program extension options.

Recommendations for Council action:

1. REQUEST a 12-month extension of the Bond Expenditure Agreement (BEA), through January 15, 2027, from the CRA/LA Board to provide the City additional time to expend the remaining interest earned, and complete the remaining projects, associated program activities, labor compliance reviews, and required financial reporting.
2. REQUEST the Mayor negotiate the terms of the BEA with the CRA/LA Board.

Fiscal Impact Statement: None submitted by CRA/LA Bond Oversight Committee. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted

(Economic Development and Jobs Committee waived consideration of the above matter)

Adopted Item

Ayes: Blumenfield, Harris-Dawson, Hernandez, Hutt, Jurado, Lee, McOskey, Nazarian, Padilla, Park, Raman, Rodriguez, Soto-Martínez, Yaroslavsky (14); Nays: (0); Absent: Price Jr. (1)

Items Called Special

Motions for Posting and Referral

Council Members' Requests for Excuse from Attendance at Council Meetings

Adjourning Motions

Council Adjournment

ENDING ROLL CALL

Blumenfield, Harris-Dawson, Hernandez, Hutt, Lee, Jurado, McOske, Nazarian, Padilla, Park, Price Jr., Soto-Martinez (12) Absent : Raman, Rodriguez, Yaroslavsky (3)

Whereupon the Council did adjourn.

ATTEST: Patrice Y. Lattimore, CITY CLERK

By



Council Clerk



PRESIDENT OF THE CITY COUNCIL



COMMENDATORY RESOLUTIONS

MOVED BY	SECONDED BY	NAME
BLUMENFIELD	PARK	MOTHER'S AGAINST DRUNK DRIVING DAY
RODRIGUEZ – HERNANDEZ	SOTO-MARTINEZ	SALVADORIAN-AMERICAN HERITAGE DAY
HERNANDEZ-NAZRIAN	HARRIS-DAWSON	BARBARA ROMERO
LEE	JUARDO	KOREAN AMERICAN DAY
PARK	NAZARIAN	HEAL THE BAY
LEE	PADILLA	VOLUNTEERS CLEANING COMMUNITIES
BLUMENFIELD	RODRIGUEZ	WENDY BUTTS
PARK – BLUMENFIELD – RODRIGUEZ	MCOSKER – LEE	PATRICIA HUBER

MOTION

I **MOVE** that the matter of Planning and Land Use Management (PLUM) Committee Report relative to an appeal for a use of land building permit for a new recreational vehicle park as a Public Benefit Project for the property located at 23416 and 23514 South President Avenue, within the Wilmington-Harbor City Community Plan area, **Item No. 15** (CF 24-0711-S2) on today's Agenda, **BE AMENDED** to **ADOPT** the following *revised* recommendations as reflected in bold, in lieu of any prior language:

GRANT the appeal filed by *Concerned Residents of Green Meadows West-Harbor City*, and **THEREBY OVERTURN** the Los Angeles City Planning Commission's (CPC) determination dated October 30, 2025, for a use of land building permit for a new recreational vehicle park as a Public Benefit Project; for the property located at 23416 and 23514 South President Avenue, within the Wilmington-Harbor City Community Plan area, as follows:

- a. **Grant** the appeal and **overturn** the Determination by the Zoning Administrator, on behalf of the Director of Planning, dated April 9, 2025, that a City-issued Conditional Use Permit is not required for the proposed recreational vehicle park (which is the subject of the appeal) as a Public Benefit Project, pursuant to Chapter 1, Section 14.00 A.7 of the Los Angeles Municipal Code (LAMC), **inasmuch as full compliance with all the performance standards as required by the abovementioned Municipal Code are not satisfied, and such performance standards were prematurely cleared by the Department of Building and Safety (LADBS).**
- b. **Grant** the appeal and **find** that LADBS erred in preparing to issue Supplemental Building Permit No. 24026-10000-00086 because compliance with Performance Standard Nos. 3, 4 and 5, pursuant under LAMC Chapter 1, Section 14.00 A.7(a)(3), (4) and (5), was prematurely cleared.
- c. **Instruct** LADBS to revoke any and all prior permits associated with the new recreational vehicle park project, and not to issue a use of land building permit for a new recreational vehicle park as a Public Benefit Project as currently proposed.

PRESENTED BY:


TIM McOSKER
Councilmember, 15th District

SECONDED BY:




December 2, 2025

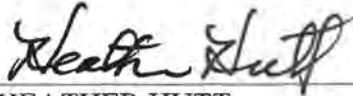
ORIGINAL

21A

MOTION

I MOVE that the matter of the Transportation Committee Report relative to the 2025-26 Second Transportation-Related Construction Projects Report, Item No. 21 on today's Council agenda (C.F. 25-1319), BE AMENDED to adopt the following in lieu of Item U in Attachment 1 of the City Administrative Officer Report dated November 6, 2025 attached to the Council File, in order to provide the Bureau of Street Services with funding for Hiring Hall Overtime for the Pavement Preservation Access Ramp Program, with the changes indicated below:

<u>Transfer From:</u>				<u>Transfer To:</u>	
<u>Item</u>	<u>Department</u>	<u>Fund/Account</u>	<u>Amount</u>	<u>Fund/Account</u>	<u>Amount</u>
U	PW: Bureau of Street Services Pavement Preservation - Access Ramp Program	<u>Fund 59V/50, Road Maintenance and Rehabilitation Fund (SB1)</u>	\$601,518	<u>Fund 100/86, Public Works - Street Services</u>	
		50AKJS, Pavement Preservation - Access Ramps		001010, Salaries General	\$350,000
				001090, Overtime General	~~\$251,518~~ \$151,518
				001190, Hiring Hall Overtime	\$100,000
				Subtotal	\$601,518

PRESENTED BY: 
HEATHER HUTT
Councilmember, 10th District

SECONDED BY: 

ORIGINAL


December 2, 2025
majs

MOTION

I MOVE that the PREVIOUSLY CERTIFIED HOUSING ELEMENT ENVIRONMENTAL IMPACT REPORT (EIR) NO. ENV-2020-6762-EIR, STATE CLEARINGHOUSE (SCH) NO. 2021010130, ADDENDUM NO. 1 (ENV-2020-6762-EIR-ADD1), AND ADDENDUM NO. 2 (ENV-2020-6762-EIR-ADD2) AND RELATED CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) FINDINGS, and PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to amending Chapter I, and Chapter 1A of the Los Angeles Municipal Code (LAMC) to establish procedures and performance standards for the administrative approval of one hundred percent affordable housing projects, also known as the Affordable Housing Streamlining Program, **Item No. 22** on today's Council Agenda (Council File 23-0623-S1), **BE AMENDED** to **ADOPT** the following **ADDITIONAL RECOMMENDATION**:

4. REQUEST the City Attorney to include the following language in the requested *revised* draft ordinances:

Section 6. A new Section 9.4.8 (Affordable Housing Streamlining Program) of Chapter 1A of the Los Angeles Municipal Code is added to read as follows:

Sec 9.4.8. AFFORDABLE HOUSING STREAMLINING PROGRAM

C. Program Rules

1. Eligibility

c. Exceptions

iv. A one hundred percent affordable housing project on a lot that is subject to Chapter XV., Article 1. (Rent Stabilization Ordinance) of this Code, and that contains a total of ~~five~~ **twelve** or more dwelling units that were occupied by tenants in the 5-year period preceding the project application is not eligible for participation in the Affordable Housing Streamlining Program

5. REQUEST the City Attorney to incorporate the provisions of request number four above, relative to the number of units, into Chapter 1.*

* Motion (Jurado-Hernandez)

PRESENTED BY:

YSABEL JURADO
Councilmember, 14th District

December 2, 2025

SECONDED BY:

ORIGINAL

MOTION

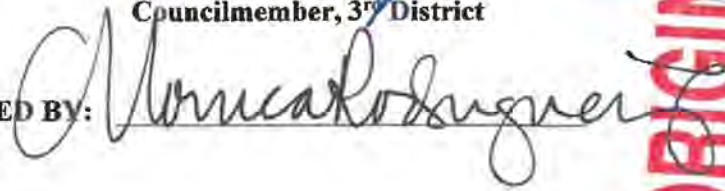
I MOVE that the PREVIOUSLY CERTIFIED HOUSING ELEMENT ENVIRONMENTAL IMPACT REPORT (EIR) NO. ENV-2020-6762-EIR, STATE CLEARINGHOUSE (SCH) NO. 2021010130, ADDENDUM NO. 1 (ENV-2020-6762-EIR-ADD1), AND ADDENDUM NO. 2 (ENV-2020-6762-EIR-ADD2) AND RELATED CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) FINDINGS, and PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to amending Chapter I, and Chapter 1A of the Los Angeles Municipal Code (LAMC) to establish procedures and performance standards for the administrative approval of one hundred percent affordable housing projects, also known as the Affordable Housing Streamlining Program, **Item No. 22** on today's Council Agenda (Council File 23-0623-S1), **BE AMENDED** to **ADOPT** the following **ADDITIONAL RECOMMENDATION**:

- Instruct the Department of City Planning, and request the City Attorney to prepare and present an ordinance, that establishes procedures and performance standards for the administrative approval of housing projects developed by the Housing Authority of the City of Los Angeles (HACLA) on City- or HACLA-owned properties, incorporating elements of Mayor Bass' **Executive Directive No. 3** (*Emergency Use of Viable City-Owned Property*) (2d revised, dated March 27, 2024), and thereby codify elements of ED3 to streamline HACLA projects.

PRESENTED BY:


BOB BLUMENFELD
Councilmember, 3rd District

SECONDED BY:



ORIGINAL


December 2, 2025

.rrm

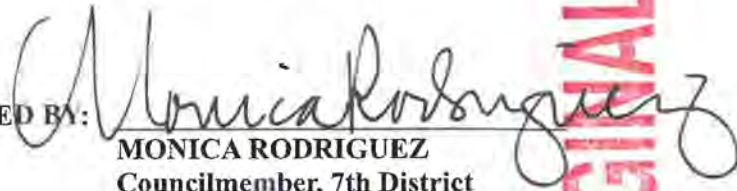
MOTION

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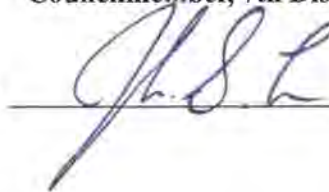
I **MOVE** that the PREVIOUSLY CERTIFIED HOUSING ELEMENT ENVIRONMENTAL IMPACT REPORT (EIR) NO. ENV-2020-6762-EIR, STATE CLEARINGHOUSE (SCH) NO. 2021010130, ADDENDUM NO. 1 (ENV-2020-6762-EIR-ADD1), AND ADDENDUM NO. 2 (ENV-2020-6762-EIR-ADD2) AND RELATED CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) FINDINGS, and PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to amending Chapter I, and Chapter 1A of the Los Angeles Municipal Code (LAMC) to establish procedures and performance standards for the administrative approval of one hundred percent affordable housing projects, also known as the Affordable Housing Streamlining Program, **Item No. 22** on today's Council Agenda (Council File No. 23-0623-S1), **BE AMENDED** to **ADOPT** the following **ADDITIONAL RECOMMENDATION**:

INSTRUCT the Planning Department to prepare a report with recommendations on potential adjustments to the Very High Fire Hazard Severity Zones (VHFHSZ) and Hillside exemption criteria. The adjustments should seek to include portions of communities that are not designated as VHFHSZ, but are Hillside Areas, closely surrounded by Very High Fire Hazard Severity Zones, and/or within the High Wind Areas.

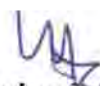
PRESENTED BY:


MONICA RODRIGUEZ
Councilmember, 7th District

SECONDED BY:



ORIGINAL


December 2, 2025

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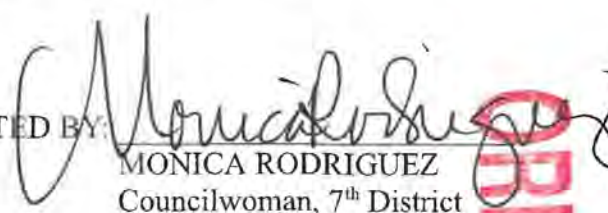
23 AC

MOTION

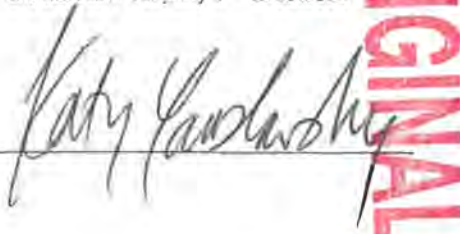
I MOVE that the matter of the EXEMPTION, AD HOC COMMITTEE FOR LA RECOVERY REPORT, BUDGET AND FINANCE COMMITTEE REPORT and ORDINANCE FIRST CONSIDERATION relative to adding Section 98.0419.1 to the Los Angeles Municipal Code (LAMC) to waive fees imposed in connection with permits to repair or rebuild buildings or structures damaged or destroyed by the January 2025 Wildfires; and feasibility of waiving plan check and permit fees associated with reconstruction of private property damaged in the January 2025 Wildfires.; and related matters, Item No. 23 on today's Council Agenda (Council File No. 25-0006-S57), BE AMENDED to adopt the following additional recommendation:

- REQUEST the City Attorney to revise the draft Ordinance dated June 20, 2025 to include that any property owner who utilizes the fee waiver be required to reimburse the City the fee waiver amount if the property ownership is transferred within 60 months of completion of construction.

PRESENTED BY:


MONICA RODRIGUEZ
Councilwoman, 7th District

SECONDED BY:


Katy Garza
Councilwoman, 7th District


DEC 02 2025

MOTION

I HEREBY MOVE that Council AMEND the Ordinance dated June 20, 2025, relative to adding Section 98.0419.1 to the Los Angeles Municipal Code to waive fees imposed in connection with permits to repair or rebuild buildings or structures damaged or destroyed by the Wildfires of January 2025 to:

1. Include a sunset date of January 7, 2030
2. Waive rebuilding fees for newly ineligible Palisades property owners whose fees were already suspended as of the effective date of the ordinance
3. Expand the waiver for like-for-like rebuilds to condos, townhomes, apartments and mobile home parks
4. Remove the 110% rebuild restriction for single family homes and duplexes
5. Waive fees for all properties up to 110% before any fees are charged for rebuilds beyond 110%

PRESENTED BY _____
TRACI PARK
Councilmember, 11th District

SECONDED BY _____
ADRIN NAZARIAN
Councilmember, 2nd District

December 2, 2025

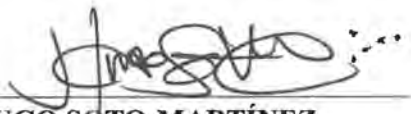
CF 25-0006-S57

MOTION

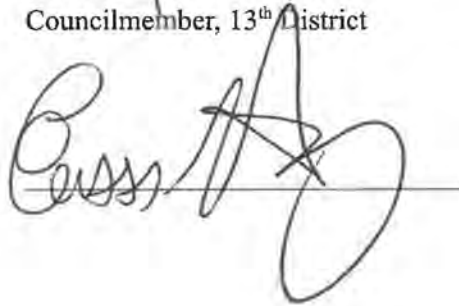
I MOVE THAT the matter of the consideration of the Public Safety Committee Report relative to the Fourth Annual California Assembly Bill 481 Annual Equipment Report, item no. 24 on today's Council agenda (C.F. No. 22-0766-S3) BE AMENDED as follows:

2. RENEW Ordinance No. 187603 pursuant to Government Code Section 7071(e), **except for the 40mm launcher and CS gas ("tear gas"), whose authorizations are not renewed pursuant to Government Code Sections 7071(d) and (e).**

PRESENTED BY:


HUGO SOTO-MARTÍNEZ
Councilmember, 13th District

SECONDED BY:



ORIGINAL



DECEMBER 2, 2025

MOTION

I MOVE that \$438 be transferred / appropriated from the General City Purposes Fund No. 100-56, Account No. 0703 (CD-03 Community Services), to the General Services Fund No. 100-40, Account No. 1100 (Hiring Hall), for services in connection with Council District 3's special recognition of Mothers Against Drunk Driving on December 5, 2025, including the Illumination of City Hall.

PRESENTED BY: Bob Blumenfeld

BOB BLUMENFIELD
Councilmember, 3rd District

SECONDED BY: Travis Park

ORIGINAL

DEC 02 2025

M

MOTION

Since 1993, the Ernani Bernardi Scholarship Trust Fund has provided financial assistance to exceptional students residing in Council District 7. In 2024, the Council adopted an updated ordinance to configure the composition of the scholarship awards panel to consist of seven members from the local community, who would then be responsible for administering the selection of eligible participants and recommending scholarships from the fund (Council File 14-0187-S1).

The outreach effort to establish the scholarship awards panel began in July 2025, and was confirmed November 2025. The scholarship awards panel, which is composed of local business leaders, community leaders, and educators, has partnered with the Los Angeles Mission College Foundation. Located in the community of Sylmar, Mission College is part of the community college district and has strong historical ties to the neighboring communities of San Fernando, Pacoima, Mission Hills, North Hills, Panorama City, and Granada Hills.

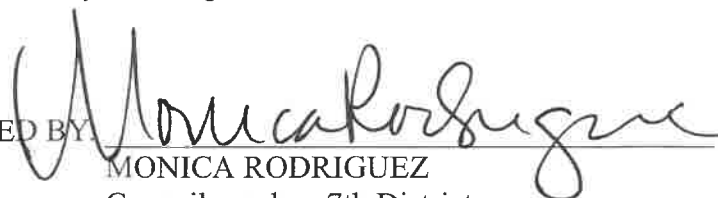
Inasmuch as the scholarship recipients will be awarded for the Spring 2026 semester, Council must now take action to disburse the funds to an institution for higher education for the credit of or payment to the awardees.

I THEREFORE MOVE that the City Clerk be instructed and authorized to prepare, process and execute the necessary documents with and/or payment in the amount of \$81,688.35, as well as any additional interest accruals, from the Ernani Bernardi Scholarship Trust Fund, No. 879 to the Los Angeles Mission College Foundation, or any other agency or organization, as appropriate, utilizing the above amount, for the above purpose, subject to the approval of the City Attorney as to form.

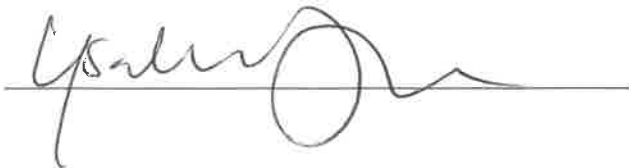
I FURTHER MOVE that the City Clerk be authorized to make any corrections, clarifications or revisions to the above fund transfer instructions, including any new instructions, in order to effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections / clarifications / changes may be made orally, electronically or by any other means.

I FURTHER MOVE that the City Clerk be authorized to dissolve the Trust Fund upon the complete disbursement of monies held in the fund, as specified by Los Angeles Administrative Code Section 5.439.8.

PRESENTED BY:


MONICA RODRIGUEZ
Councilmember, 7th District

SECONDED BY:



ORIGINAL

cpe



DEC 02 2025

TO CITY CLERK FOR PLACEMENT ON NEXT
REGULAR COUNCIL AGENDA TO BE POSTED

#53

MOTION

I MOVE that \$1,868,691 in the AB 1290 Fund No. 53P, Account No. 281207 (CD 7 Redevelopment Projects - Services) be transferred / appropriated to the Bureau of Engineering Fund 100, Department 54, Appropriation Unit 00V819 to complete the Maclay Street Reconfiguration Project.

I FURTHER MOVE that the Bureau of Engineering be authorized to make any corrections, clarifications or revisions to the above fund transfer instructions, including any new instructions, in order to effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections / clarifications/ changes may be made orally, electronically or by any other means.

PRESENTED BY:


MONICA RODRIGUEZ
Councilwoman, 7th District

SECONDED BY



ORIGINAL


DEC 12 2025

MOTION

I MOVE that \$189,477.72 in the General City Purposes Fund No. 100-56, Account No. 0000448 representing a portion of a Council District 7 allocation from the Reinvestment of LAPD Funds for Impacted Communities (CF 20-0600-S83), that was appropriated to the Board of Public Works Fund No. 100-74, Account No. 3040 (Contractual Services) for the Los Angeles Conservation Corps' youth sidewalk repair training program coordinated by the Office of Community Beautification be transferred from Contract 136662 to Contract 145470.

I FURTHER MOVE that the Board of Public Works, Office of Community Beautification be instructed and authorized to prepare, process and execute the necessary contract amendments, documents with and/or payments to, the Los Angeles Conservation Corps in the above amount, for the above purposes, subject to the approval of the City Attorney as to form.

I FURTHER MOVE that the Department of Public Works Office of Accounting be authorized to make any technical corrections or clarifications as necessary to the above fund transfer instructions in order to effectuate the intent of this Motion.

PRESENTED BY:


MONICA RODRIGUEZ
Councilwoman, 7th District

SECONDED BY:



ORIGINAL

Motion

The General City Purposes (GCP) portion of the 2025-2026 City Budget provides funds for neighborhood service enhancements in each Council District.

There is a great need for additional police outreach services within Council District 12. This effort is of special benefit for the residents of the City and for Council District 12 and deserves financial assistance from the City. Sufficient funds are available in various Council District 12 discretionary fund line items in the GCP portion of the 2025-2026 City budget for this purpose.

I THEREFORE MOVE that the Council adopt the following actions:

1. Transfer / appropriate \$165,000 in the Council District 12 line item General City Purposes Fund No. 100-56, Account No. 000626 to the Police Fund No. 100-70, Account No. 1092 (Overtime-Police Officers) to be used for additional police outreach services within Devonshire Division of Council District 12.

2. Authorize the Police Department to make any corrections, clarifications or revisions to the above fund transfer instructions, including any new instructions, in order to effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections I clarifications I changes may be made orally, electronically or by any other means.

PRESENTED BY


JOHN S. LEE

Councilmember, 12th District

SECONDED BY



ORIGINAL


DEC 02 2025

MOTION

Council District 12 sits at the frontline of Los Angeles' wildfire risk, with large portions of the northwest San Fernando Valley designated as Very High Fire Hazard Severity Zones. These hillside and wildland–urban interface communities face increasing threats as hotter, drier conditions, longer fire seasons and erratic fire behavior.

Preparing our neighborhoods through vegetation management, defensible space compliance, hardening homes, and ensuring rapid evacuation readiness is not just prudent, it is essential to protecting lives, property, and the unique character of our communities. As these risks continue to grow, so must our commitment to comprehensive wildfire preparedness across CD12.

MySafe:LA is a non-profit organization that delivers fire prevention and disaster readiness programming to communities across Los Angeles, fostering more resilient communities. MySafe: LA is a formal partner of the Los Angeles Fire Department and has expressed a desire to partner with Council District 12 on a Wildfire Resource and Education Fair.

I THEREFORE MOVE that the Council RESOLVE that \$14,250 in the Sunshine Canyon Community Amenities Trust Fund No. 699-14 be allocated to MySafe: LA to develop and procure essential supplies for a Council District 12 Wildfire Resource and Education Fair.

I FURTHER MOVE that the City Clerk be instructed and authorized to prepare, process and execute the necessary documents with and/or payments to MySafe: LA, or any other agency or organization, as appropriate, utilizing the above amount, for the above purpose, subject to the approval of the City Attorney as to form.

I FURTHER MOVE that the City Clerk be authorized to make any corrections, clarifications or revisions to the above fund transfer instructions, including any new instructions, in order to effectuate the intent of this Motion, and including any corrections and changes to fund or account numbers; said corrections / clarifications / changes may be made orally, electronically or by any other means.

PRESENTED BY


JOHN S. LEE

Councilmember, 12th District

SECONDED BY


MONICA RODRIGUEZ


DEC 02 2025

ORIGINAL

TO CITY CLERK FOR PLACEMENT ON NEXT
REGULAR COUNCIL AGENDA TO BE POSTED

#57

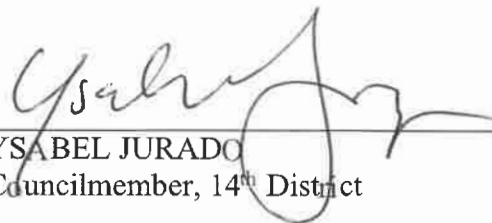
MOTION

The Library Department is coordinating a street banner campaign to promote the 100th anniversary of the Central Library in Downtown Los Angeles.

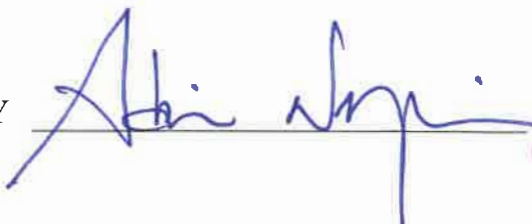
I THEREFORE MOVE that the City Council, in accordance with Los Angeles Municipal Code Section 62.132, approve the Street Banner program being coordinated by the Library Department as a City of Los Angeles Non-Event Street Banner Program for the period of January 2, 2026 through December 29, 2026.

I FURTHER MOVE that the City Council approve the content of the attached street banner design.

PRESENTED BY

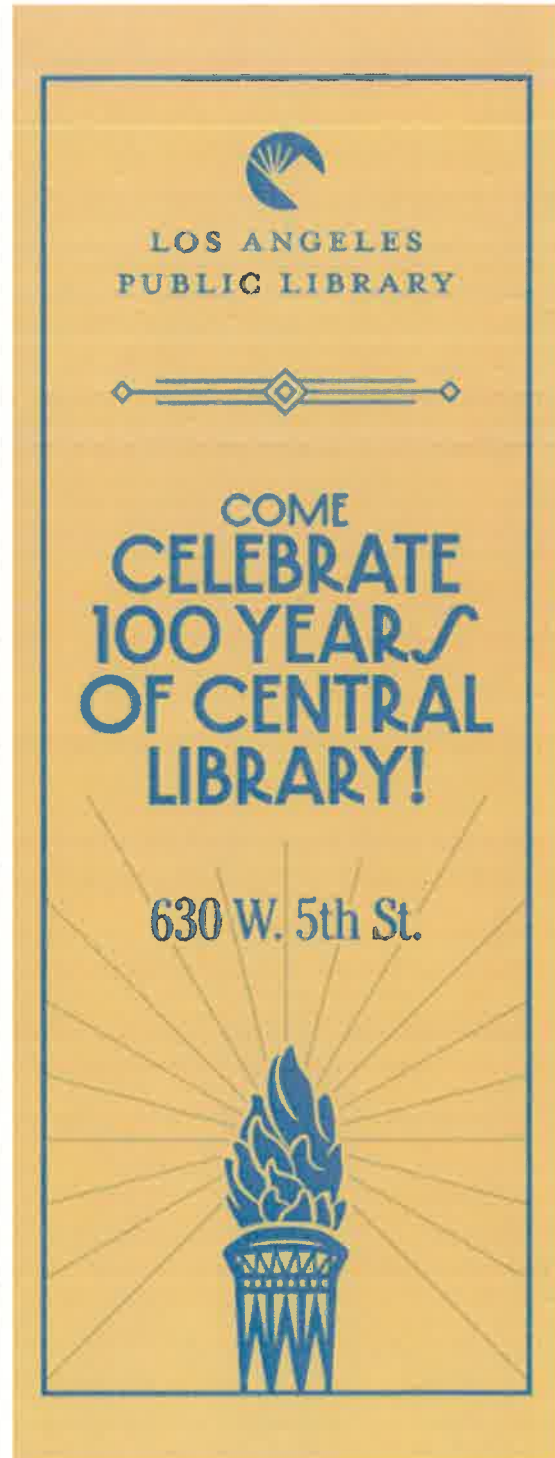
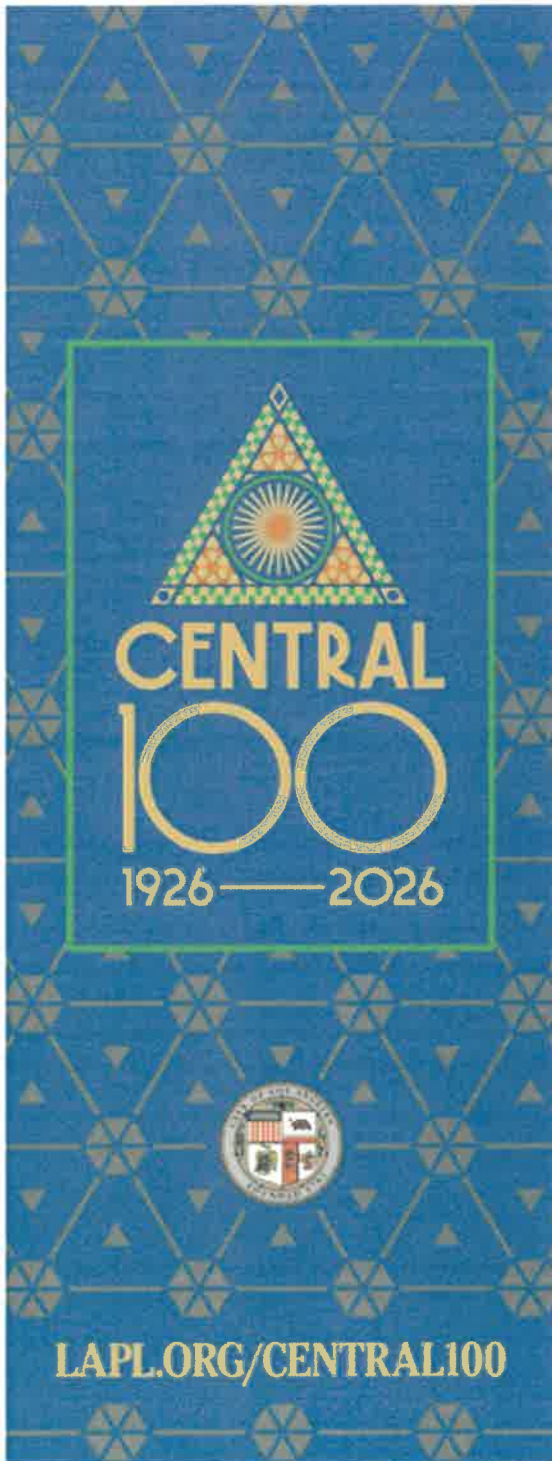

YSABEL JURADO
Councilmember, 14th District

SECONDED BY



ORIGINAL


DEC 02 2025



RESOLUTION

WHEREAS, on October 28, 2025, the Council adopted an Interim Control Ordinance (ICO), Ordinance No. 188753 (Council File No. 25-0843), which became effective on October 31, 2025 to temporarily prohibit citywide the issuance of any demolition, building, grading, and any other applicable permit related to the approval of a Recreational Vehicle (RV) Park as a Public Benefit Project pursuant to LAMC Section 14.00(A)(7); and

WHEREAS, the prohibition regarding the issuance of any demolition, building, grading, and any other applicable permits related to the approval of a RV Park as a Public Benefit Project became effective for 45 days and would expire on **December 15, 2025**; and pursuant to Government Code Section 65858, the Council may, by Resolution, extend the provisions of this ordinance for 10 months and 15 days period, which can be further extended to an additional year so long as the Council makes required findings; and

WHEREAS, the ICO is necessary to protect the health, safety and welfare of residents, surrounding stakeholders and residential neighborhoods and the Department of City Planning has begun work on proposed amendments to the Zoning Code regarding the controlling land use regulations for Recreational Vehicle Parks; this ICO is intended to temporarily pause the issuance of any ministerial approvals while the proposed amendments are being prepared; and

WHEREAS, the amendments are intended to clarify and maintain consistency between provisions of the Zoning Code, Fire Code and State of California Building Code; however, more time is necessary to conduct this work, as such an extension of Ordinance No. 188753 for 10 months and 15 days is necessary; and

WHEREAS, the Council finds there is a current and immediate threat to the public safety, health and welfare and the approval of permits related the issuance of any demolition, building, grading, and any other applicable permit related to the approval of a RV Park as a Public Benefit Project pursuant to LAMC Section 14.00(A)(7); and

WHEREAS, on November 19, 2025, a report was filed by the Planning Department pursuant to Government Code Section 65858(d) and that Council had adopted the report as its own describing the measures that have been taken thus far towards the adoption of land use regulatory controls, and Interim Control Ordinance No. 188753 will expire on **December 15, 2025**, unless this first 10 months and 15 days extension is adopted;

NOW, THEREFORE, BE IT RESOLVED, that by the adoption of this Resolution, the Council hereby extends the provisions of Ordinance No. 188753 imposing a temporary citywide prohibition on the issuance of any demolition, building, grading, and any other applicable permit related to the approval of a RV Park as a Public Benefit Project pursuant to LAMC Section 14.00(A)(7); for an extension of 10 months and 15 days, inasmuch as the appropriate City agencies and officials are exercising due diligence and actively working towards the adoption of the appropriate permanent land use regulatory controls.

PRESENTED BY:

MONICA RODRIGUEZ

Councilwoman, 7th District

SECONDED BY:

DEC 02 2025

ORIGINAL

MOTION

Western Avenue Apartments Preservation, L.P. (Sponsor), a California limited partnership, has requested that the City of Los Angeles (City) through the Los Angeles Housing Department (LAHD) issue Multifamily Housing Revenue Bonds, in the amount not to exceed \$6,950,000 to finance the new construction of the 33-unit multifamily housing development known as Western Avenue Apartments (Project) located at 5501 South Western Avenue in Council District 8. The Project will provide 32 units of affordable housing and one manager unit.

In accordance with the Tax Equity and Fiscal Responsibility Act of 1982 (TEFRA) and as part of the bond issuance process, LAHD conducted the required public hearing on November 6, 2025. Notice of the public hearing was published on October 29, 2025. LAHD is required to provide proof to the California Debt Limit Allocation Committee (CDLAC) that a TEFRA hearing has been conducted as part of the application process. The Sponsor has pledged to comply with all City and LAHD bond policies related to the work described in this Motion, including but not limited to payment of prevailing wages for labor and project monitoring with LAHD.

The City is a conduit issuer and is required by federal law to review and approve all projects within its jurisdiction and conduct a public hearing. The bond debt is payable solely from revenues or other funds provided by the Sponsor. The City does not incur liability for repayment of the bonds. To allow the bonds to be issued in accordance with CDLAC requirements, the Council should approve the minutes of the hearing and adopt the required Resolution (attached).

I THEREFORE MOVE that City Council consider the attached results of the TEFRA public hearing held on November 6, 2025 for Western Avenue Apartments and adopt the attached TEFRA Resolution to approve the issuance of bonds in an amount not to exceed \$6,950,000 for the new construction of a 33-unit multifamily housing development located at 5501 South Western Avenue in Council District 8.

PRESENTED BY:


MARQUEECE HARRIS-DAWSON
Councilmember, 8th District

SECONDED BY:


DEC 02 2025

ORIGINAL

RESOLUTION

A RESOLUTION APPROVING FOR PURPOSES OF SECTION 147(f) OF THE INTERNAL REVENUE CODE OF 1986 THE ISSUANCE OR REISSUANCE OF BONDS OR NOTES BY THE CITY OF LOS ANGELES TO FINANCE OR REFINANCE THE ACQUISITION, REHABILITATION, CONSTRUCTION AND EQUIPPING OF A MULTIFAMILY RESIDENTIAL RENTAL PROJECT LOCATED WITHIN THE CITY OF LOS ANGELES.

WHEREAS, the City of Los Angeles (the "City") is authorized, pursuant to Section 248, as amended, of the City Charter of the City and Article 6.3 of Chapter 1 of Division 11 of the Los Angeles Administrative Code, as amended (collectively, the "Law"), and in accordance with Chapter 7 of Part 5 of Division 31 (commencing with Section 52075) of the Health and Safety Code of the State of California (the "Act"), to issue or reissue its revenue bonds or notes for the purpose of providing financing for the acquisition, construction, rehabilitation and equipping of multifamily rental housing for persons and families of low or moderate income; and

WHEREAS, the City intends to issue or reissue for federal income tax purposes certain bonds or notes (the "Bonds") the proceeds of which will be used to finance or refinance the acquisition, construction, rehabilitation and equipping of a multifamily rental housing project described in paragraph 6 hereof (the "Project"); and

WHEREAS, the Project is located wholly within the City; and

WHEREAS, it is in the public interest and for the public benefit that the City authorize the financing or refinancing of the Project, and it is within the powers of the City to provide for such financing or refinancing and the issuance or reissuance of the Bonds; and

WHEREAS, the interest on the Bonds may qualify for a federal tax exemption under Section 142(a)(7) of the Internal Revenue Code of 1986 (the "Code"), only if the Bonds are approved in accordance with Section 147(f) of the Code; and

WHEREAS, pursuant to the Code, Bonds are required to be approved, following a public hearing, by an elected representative of the governmental lender of the Bonds (or of the governmental unit on behalf of which the Bonds are issued) and an elected representative of the governmental unit having jurisdiction over the area in which the Project is located; and

WHEREAS, this City Council is the elected legislative body of the City and is the applicable elected representative required to approve the issuance of the Bonds within the meaning of Section 147(f) of the Code; and

WHEREAS, pursuant to Section 147(f) of the Code, the City caused a notice, the terms of which are incorporated herein by reference, to appear on the website of the Los Angeles Housing Department (<https://housing2.lacity.org/highlights>) commencing on October 29, 2025, and continuing until not earlier than November 6, 2025, to the effect that a public hearing would be held on November 6, 2025, regarding the Project and the issuance or reissuance of the Bonds, pursuant to a plan of financing in an amount not to exceed \$6,950,000; and

WHEREAS, the Los Angeles Housing Department held said public hearing on such date, at which time an opportunity was provided to present arguments both for and against the issuance or reissuance of the Bonds; and

WHEREAS, the minutes of said hearing have been presented to this City Council.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Los Angeles, as follows:

1. The recitals hereinabove set forth are true and correct, and this City Council so finds this Resolution is being adopted pursuant to the Law and the Act.

2. Pursuant to and solely for purposes of Section 147(f) of the Code, the City Council hereby approves the issuance or reissuance of the Bonds by the City in one or more series up to the maximum amount of \$6,950,000 and a like amount of refunding bonds, pursuant to a plan of financing, to finance or refinance the Project. It is intended that this Resolution constitute approval of the Bonds: (a) by the applicable elected representative of the governmental lender of the Bonds; and (b) by the applicable elected representative of the governmental unit having jurisdiction over the area in which the Project is located, in accordance with said Section 147(f).
3. Pursuant to the Law and in accordance with the Act, the City hereby authorizes the Los Angeles Housing Department to proceed with a mortgage revenue bond program designed to provide housing within the City of Los Angeles for low- and moderate-income persons through the issuance or reissuance of the Bonds for the Project, in one or more series and in an amount not to exceed \$6,950,000.
4. Notwithstanding anything to the contrary hereof, the City shall be under no obligation to issue any portion of the Bonds described herein to be issued or reissued by the City for the Project prior to review and approval by the City and the City Attorney of the documents, terms and conditions relating to such Bonds.
5. [Reserved].
6. The "Project" referred to hereof is as follows:

Project Name	# of Units	Address	Owner
Western Avenue Apartments	33 Units (including one manager unit)	5501 South Western Avenue, Los Angeles, California 90062	Western Avenue Apartments Preservation, L.P.

7. This Resolution shall take effect immediately upon its passage and adoption.

PASSED AND ADOPTED this ____ day of _____, 20____ at Los Angeles, California.

TEFRA PUBLIC HEARING MEETING MINUTES
THURSDAY –NOVEMBER 6, 2025
10:00 AM
LOS ANGELES HOUSING DEPARTMENT
BY TELECONFERENCE
Apolinar Abrajan, CHAIR

This meeting was conducted to meet the required Tax Equity and Fiscal Responsibility Act of 1982 (“TEFRA”) Public Hearing for Voltaire Villas and Western Avenue Apartments.

This meeting was called to order on Thursday, November 6th, 2025 at 10:00 a.m. via teleconference by the Los Angeles Housing Department.

A notice of this hearing was published in various locations on the Los Angeles Housing Department website on October 29, 2025 (the “Notice”). The purpose of this meeting was to hear public comments regarding the City of Los Angeles’ proposed issuance or reissuance of multifamily housing revenue bonds or notes for the above referenced projects.

The Los Angeles Housing Department representatives present were Georgina Tamayo, Apolinar Abrajan, Robert Vergara, Nancy Remo, and Adam Miller. All representatives were present via teleconference as described in the Notice.

By 10:30 a.m. there were no other representatives from the public who made themselves available and no public comments were provided, so the meeting was adjourned.

I declare under penalty of perjury that this is a true and exact copy of the TEFRA public hearing meeting minutes regarding the above referenced projects held on Thursday November 6th, 2025 at Los Angeles, California.

CITY OF LOS ANGELES
Los Angeles Housing Department
Tiena Johnson Hall, General Manager

Apolinar Abrajan
Digitally signed by Apolinar
Abrajan
Date: 2025.11.06 11:19:11 -08'00'

Apolinar Abrajan, Financial Development Officer II, LAHD

MOTION

The Los Angeles City Cannabis Regulation Commission (CRC), on November 20, 2025, approved an Annual License for Type 10 Storefront Retail Commercial Cannabis Activity for Sweetgrass Enterprises LLC (DCR Core Record No. 320051) at the Business Premises located at 2181 Venice Boulevard, in Council District 10.

The Commission's decision to approve the Annual License appears to have been made in the absence of due process and failed to consider substantial evidence of community and official opposition, including:

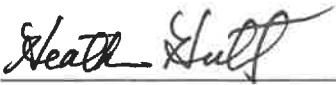
- The strong opposition letter submitted by Councilwoman Heather Hutt's office, which detailed concerns regarding crime, loitering, facade issues, and adjacency to a problematic liquor store and another cannabis dispensary.
- The reported 58 public comments which were allegedly not investigated by Department of Cannabis Regulation (DCR) staff in their report, nor were the associated contextual impacts deliberated upon by the Commission.
- The decision was rendered despite the applicant's absence at the hearing, the lack of a representative to advocate for the application, and a staff member's reliance on unconfirmed "belief" regarding developer-community engagement.

Los Angeles City Charter Section 245 grants the City Council authority to assert jurisdiction over actions of various City Boards and Commissions, including the Cannabis Regulation Commission, by a two-thirds vote; and

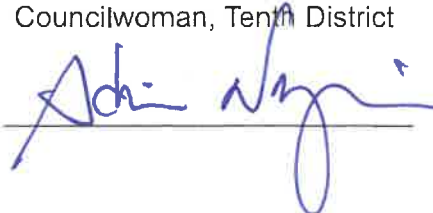
The Commission's failure to thoroughly investigate and deliberate upon the legitimate community concerns and contextual factors suggests an error in due diligence that is detrimental to the public interest of the Tenth Council District.

I THEREFORE MOVE that, pursuant to Section 245 of the Los Angeles City Charter, the City Council assert jurisdiction over the November 20, 2025 action of the Cannabis Regulation Commission in approving a Commercial Cannabis Activity Annual License (DCR Core Record No. 320051) for Sweetgrass Enterprises LLC at the Business Premises located at 2181 Venice Boulevard.

I FURTHER MOVE that upon the City Council's assertion of jurisdiction, the Council **VETO** the Cannabis Regulation Commission's decision to approve the Commercial Cannabis Activity Annual License (DCR Core Record No. 320051) for Sweetgrass Enterprises LLC at the Business Premises located at 2181 Venice Boulevard.

PRESENTED BY: 

HEATHER HUTT
Councilwoman, Tenth District

SECONDED BY: 


DEC 02 2025

ORIGINAL

MOTION

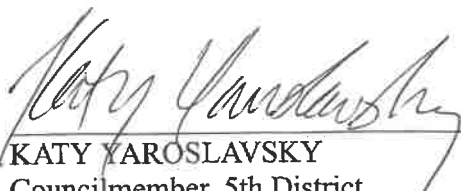
SWC Roxbury, LLC (Borrower), a California limited liability company, the sole member of which is Simon Wiesenthal Center, Inc. (Wiesenthal Center), a California nonprofit public benefit corporation and an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, has requested that the California Enterprise Development Authority (CEDA) issue one or more series of its revenue bonds or other obligations, in an aggregate principal amount not to exceed \$10,000,000 (Obligations) for the purpose of: (a) financing, refinancing and/or reimbursing the Borrower for the cost of construction, improvement, equipping and furnishing of the real property located at 1399 South Roxbury Drive and 9786 West Pico Boulevard (Facilities) in Council District 5; and (b) paying certain financing costs and costs of issuance of the Obligations. The Facilities comprise the Museum of Tolerance and the Wiesenthal Center's administrative and related facilities and are used in connection with the Wiesenthal Center's research and educational mission. The Facilities will be owned and operated by the Borrower or the Wiesenthal Center.

No City funds are or will be pledged to support this project. The Obligations are payable solely from revenues or other funds provided by the Borrower. The City does not incur liability for repayment of the Obligations. The City is required by federal law to review and approve the issuance of bonds or revenue obligations for projects within its jurisdiction and conduct a public hearing.

In accordance with the Tax Equity and Fiscal Responsibility Act of 1982 (TEFRA) and as part of the issuance of the Obligations, the Borrower has requested that the City conduct the required public hearing (TEFRA Hearing) and approve the issuance of the Obligations by CEDA.

I THEREFORE MOVE that City Council allow the California Enterprise Development Authority to issue bonds in an amount not to exceed \$10,000,000 to provide financing, refinancing, and/or reimbursement for the construction, improvement, equipping and furnishing of the real property located at 1399 South Roxbury Drive and 9786 West Pico Boulevard in Council District 5; and hold a TEFRA Hearing and adopt the attached TEFRA Resolution at the City Council Meeting to be held on December 9, 2025 at 10:00 a.m., located at 200 North Spring Street, Room 340, Los Angeles, California 90012.

PRESENTED BY:


KATY YAROSLAVSKY
Councilmember, 5th District

SECONDED BY:


DEC 02 2025

ORIGINAL

RESOLUTION

APPROVING THE ISSUANCE BY THE CALIFORNIA ENTERPRISE DEVELOPMENT AUTHORITY OF NOT TO EXCEED \$10,000,000 AGGREGATE PRINCIPAL AMOUNT OF THE CALIFORNIA ENTERPRISE DEVELOPMENT AUTHORITY'S REVENUE OBLIGATIONS FOR THE PURPOSE OF FINANCING, REFINANCING AND/OR REIMBURSING THE COST OF ACQUISITION, IMPROVEMENT, EQUIPPING AND FURNISHING OF FACILITIES FOR THE BENEFIT OF SIMON WIESENTHAL CENTER, INC. AND OTHER MATTERS RELATING THERETO HEREIN SPECIFIED

WHEREAS, SWC Roxbury, LLC (the "Borrower"), a California limited liability company, the sole member of which is Simon Wiesenthal Center, Inc. (the "Wiesenthal Center"), a California nonprofit public benefit corporation and an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, has requested the California Enterprise Development Authority (the "Authority") to issue, from time to time, pursuant to a plan of finance, its tax-exempt revenue bonds or other obligations in an aggregate principal amount not to exceed \$10,000,000 (the "Obligations") for the benefit of the Borrower pursuant to Chapter 5 of Division 7 of Title 1 of the Government Code of the State (commencing with Section 6500) (the "Act"); and

WHEREAS, the proceeds of the Obligations will be used by the Borrower for the purpose of (a) financing, refinancing and/or reimbursing the Borrower for the cost of the acquisition, construction, improvement, equipping and furnishing of the real property located at 1399 South Roxbury Drive, Los Angeles, California 90035 and 9786 West Pico Boulevard, Los Angeles, California 90035 (the "Facilities") and (b) paying certain financing costs and costs of issuance of the Obligations; and

WHEREAS, the issuance of the Obligations must be approved by the governmental unit on behalf of which the Obligations are issued and a governmental unit having jurisdiction over the territorial limits in which the Facilities located pursuant to the public approval requirement of Section 147(f) of the Internal Revenue Code of 1986, as amended (the "Code"); and

WHEREAS, the Facilities are located within the territorial limits of City of Los Angeles (the "City") and the City Council of the City (the "City Council") is the elected legislative body of the City; and

WHEREAS, the Authority and the Borrower have requested that the City Council approve the issuance of the Obligations by the Authority and the financing, refinancing or reimbursing of the Borrower for the cost of the Facilities with the proceeds of the Obligations pursuant to Section 147(f) of the Code; and

WHEREAS, the Facilities provide significant benefits to the City's residents through the Wiesenthal Center's research and educational mission of combating antisemitism and hate and promoting tolerance and human rights worldwide; and

WHEREAS, the Authority's issuance of the Obligations will result in a more economical and efficient issuance process because of the Authority's expertise in the issuance of conduit revenue obligations; and

WHEREAS, it is intended that this Resolution shall comply with the public approval requirements of Section 147(f) of the Code; *provided, however*, that this Resolution is neither intended to nor shall it constitute an approval by the City Council of the Facilities for any other purpose; and

WHEREAS, pursuant to Section 147(f) of the Code, the City Council of the City, following notice duly given, held a public hearing regarding the issuance of the Obligations and now desires to approve the issuance of the Obligations by the Authority; and

WHEREAS, in recognition of the City's objective of addressing the needs of residents with disabilities, the Borrower has agreed that (a) any Facilities to be constructed with the proceeds of the Obligations will comply with the Americans with Disabilities Act, 42 U.S.C. Section 12101 *et seq.* and the 2010 ADA Standards, Chapter 11 of Title 24 of the California Code of Regulations, (b) the Borrower will not discriminate in its programs, services or activities on the basis of disability or on the basis of a person's relationship to, or association with, a person who has a disability and (c) the Borrower will provide reasonable accommodation upon request to ensure equal access and effective communication to its programs, services and activities.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the City Council of the City as follows:

Section 1. The City Council hereby finds and determines that all of the recitals are true and correct. The City Council finds that the Facilities will provide the significant benefits set forth in the recitals above. The City Council hereby approves the issuance of the Obligations by the Authority, which Obligations may be tax-exempt and/or taxable as approved by the Authority in its resolution, in an amount not to exceed \$10,000,000 to finance, refinance and/or reimburse the Borrower for the cost of the Facilities and to pay certain financing costs and costs of issuance of the Obligations. This resolution shall constitute approval of the issuance of the Obligations within the meaning of Section 147(f) of the Code and shall constitute the approval of the issuance of the Obligations within the meaning of the Act; *provided, however*, that this Resolution shall not constitute an approval by the City Council of the Facilities for any other purpose. The City shall not bear any responsibility for the tax-exempt status of the Obligations, the repayment of the Obligations or any other matter related to the Obligations.

Section 2. All actions heretofore taken by the officers, employees and agents of the City with respect to the approval of the Obligations are hereby approved, confirmed and ratified, and the officers and employees of the City and their authorized deputies and agents are hereby authorized and directed, jointly and severally, to do any and all things and to execute and deliver any and all certificates and documents which they or special counsel may deem necessary or advisable in order to consummate the Obligations and otherwise to effectuate the purposes of this Resolution.

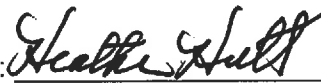
Section 3. This Resolution shall take effect from and after its adoption.

MOTION

Council District 10 is in need of a new field Office in the Crenshaw District to better serve their constituents. Office space has been identified at 2922 Crenshaw Blvd, Los Angeles, CA 90016. The space will require tenant improvements. Council District 10 will work with the Department of General Services and the City Administrative Officer to determine what improvements need to be completed and identify potential funding sources to pay for any tenant improvement costs.

I THEREFORE MOVE that the City Council instruct the Department of General Services (GSD), with the assistance from the City Attorney, to negotiate a lease for office space at 2922 Crenshaw Blvd, Los Angeles, CA 90016 that will be utilized as a field office for Council District.

PRESENTED BY: _____



HEATHER HUTT

Councilwoman, Tenth District

SECONDED BY: _____



ORIGINAL


DEC 02 2025

MOTION

In recent years, Los Angeles has experienced multiple disasters, including wildfires such as the 2017 La Tuna Canyon and Creek Fires, the Northridge Earthquake of 1994, and the 2025 Palisades, Hurst, Archer, Kenneth and Sunset Fires, which have caused significant damage to homes and property. Following the 2017 La Tuna Canyon and Creek Fires, affected residents were not granted waivers of building, plan-check, and related fees, creating financial hardship for disaster survivors.

Currently, the City is considering waiving certain fees for the January 2025 Wildfires rebuilding projects, highlighting the need for a consistent, equitable, and transparent City-wide policy to guide disaster recovery fee waivers and ensure all residents impacted by these emergencies are treated fairly.

A permanent policy would provide clear guidance to departments, legal safeguards for the City, and mechanisms to coordinate with federal and state disaster recovery funding, while ensuring fiscal responsibility and equity across all districts.

I THEREFORE MOVE that the City Council INSTRUCT the City Administrative Officer (CAO) and the Chief Legislative Analyst (CLA), with the assistance of the City Attorney and all relevant departments, to develop and report back on a permanent City policy for fee waivers for disaster-impacted residents, including those affected by wildfires, floods, earthquakes, and other declared emergencies. The report should include the following:

- Identify eligible fee types, including building, plan-check, development impact, and related fees, and define eligibility criteria for affected property owners;
- Include considerations to differentiate benefits based on whether property owners are insured, underinsured, or uninsured;
- Establish safeguards, such as fee caps or project scope limitations, to prevent unintended fiscal impact on other residents or departments; and
- Provide mechanisms to coordinate with FEMA, Cal OES, or other funding sources to recover waived fees where possible, and identify contingency funding sources if reimbursement is unavailable.

I FURTHER MOVE that the City Attorney report back to Council with a draft ordinance implementing this permanent disaster fee policy.

PRESENTED BY:


MONICA RODRIGUEZ
Councilwoman, 7th District

SECONDED BY:

DEC 02 2025 

ORIGINAL

MOTION

Proposition HHH (Prop HHH) was passed by City voters on November 8, 2016. Prop HHH provides the City with authority to issue up to \$1.2 billion in general obligation (GO) bonds to finance the development of affordable housing for the homeless and those in danger of becoming homeless, and provide facilities to increase access to mental health care, drug and alcohol treatment, and other services (Prop HHH projects).

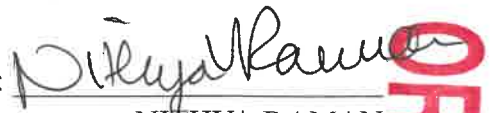
The City Administrative Officer is preparing to issue the Proposition HHH General Obligation Bonds, Series 2026-A (Taxable) (Social Bonds) (the Bonds) in the amount of \$86.015 million, which is the remaining balance of the total \$1.2 billion Prop HHH authority. The Bonds are expected to be issued by late January 2026. The Los Angeles Housing Department (LAHD) projects that funds will be needed on an interim basis prior to the new bond issuance date to avoid delays in the delivery of Prop HHH projects.

The LAHD has identified \$20 million in available funds in the Housing Impact Trust Fund (Linkage Fee Fund) that could be temporarily loaned for this purpose. Upon the issuance of the Bonds, the Linkage Fee Fund dollars used will be immediately repaid, with interest, from the Bond proceeds.

I THEREFORE MOVE that the City Council, subject to approval of the Mayor:

1. Authorize a temporary loan in an amount up to \$20 million from the Housing Impact Trust Fund (59T) to be used for Prop HHH projects to be repaid with interest upon the issuance of the City's Proposition HHH General Obligation Bonds, Series 2026-A (Taxable) (Social Bonds);
2. Appropriate up to \$150,000 from available balances within the Proposition HHH General Obligation Bonds, Series 2026-A (Taxable) (Social Bonds) Construction Fund No. TBD, to a new account titled "Loan Interest";
3. Authorize the City Administrative Officer (CAO) to repay the \$20 million loan to the Housing Impact Trust Fund with interest upon receipt of bond proceeds from the issuance of the City's Proposition HHH General Obligation Bonds, Series 2026-A (Taxable) (Social Bonds);
4. Authorize the General Manager of LAHD or designee to prepare Controller instructions or make necessary technical adjustments, subject to the approval of the CAO, to implement the intent of this motion, and request the Controller to implement those instructions.

PRESENTED BY:


NITHYA RAMAN
Councilmember, 4th District

SECONDED BY:




DEC 02 2025

ORIGINAL

In March 2024, the California Public Utilities Commission (CPUC) authorized Waymo LLC to provide driverless car service in select areas of Los Angeles, marking the first large-scale introduction of autonomous vehicles (AVs) on local streets. By November 2024, the Waymo One ride-hailing app was widely available to Angelenos, and today, an estimated 600 AVs operate across Los Angeles. As of November 12, 2025, Waymo vehicles can travel on freeways for public riders in Los Angeles, San Francisco, and Phoenix. The rapid expansion of AVs on City streets and freeways represents a profound shift in the urban mobility landscape.

Under current State law, the California Department of Motor Vehicles (DMV) and CPUC hold dual permitting authority over AVs. As noted by the Chief Legislative Analyst in its April 24, 2024 report (C.F. 23-1177), local jurisdictions have no authority to approve, condition, or regulate AV operations. This lack of local regulatory authority limits the City's ability to enforce traffic safety measures, implement geofencing during road closures or special events, and require compliance with local public safety protocols. Strong cooperation from AV operators and accurate, timely data on their vehicle operations is therefore essential to maintain public safety and ensure emerging technologies align with City priorities to protect our streets, workers, and residents.

Moreover, despite early assurances of partnership and commitments to local hire and workforce investment by some AV companies, such efforts have fallen short of expectations. These shortcomings, coupled with the City's limited regulatory authority, raise serious concerns about safety, accountability, and community benefits of AV services.

These issues are particularly urgent as Los Angeles prepares to host global events, including the 2026 FIFA World Cup, Super Bowl LXI in 2027, and the 2028 Olympic and Paralympic Games, where reliable and safe mobility systems will be critical.

I THEREFORE MOVE that the City Council instruct the Los Angeles Fire Department and Los Angeles Police Department, with the assistance of the Los Angeles Department of Transportation (LADOT), to report on the number and nature of all incidents involving Waymo and other autonomous vehicle (AV) operators since January 2024, particularly in situations where AVs have ignored yellow emergency tape and warning signs, blocked firehouse driveways, sat motionless on one-way streets, enter active emergency scenes, or fail to obey directions from LADOT Traffic Officers.

I FURTHER MOVE that the City Council instruct LADOT to report on the current status of the City's Mobility Data Specification tool, which allows for direct data exchange with mobility service providers, specifically how it has been, or can be, utilized to monitor AV operations, specifically information such as vehicle location, trip origin, trip destination, vehicle telemetry, speed limit compliance, vehicle type, vehicle miles traveled, and idle time, which is consistent with the city's standard mobility data specification protocol.

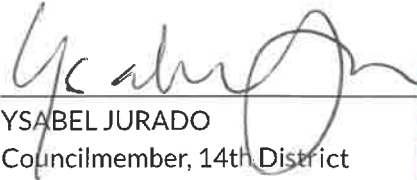
I FURTHER MOVE that the City Council request the Los Angeles Department of Water and Power, the Bureau of Street Lighting, and the Los Angeles World Airports (LAWA), in collaboration with LADOT, to report within 60 days on all communications with Waymo LLC and other AV operators. This report should

include information on the impact of building additional AV charging stations on the City's power grid and on airport vehicle traffic.

I FURTHER MOVE that the City Council instruct LAWA to report on any opportunities the City of Los Angeles can leverage through LAWA to receive and manage data from AVs, including but not limited to information such as vehicle location, trip origin, trip destination, vehicle telemetry, speed limit compliance, vehicle type, vehicle miles traveled, idle time, which is consistent with the city's standard mobility data specification protocol, as well as any potential impact AV operation may have on the airport's functionality.

I FURTHER MOVE that the City Council request the City Attorney, in coordination with the Chief Legislative Analyst, to report on enforcement mechanisms available to the City to ensure AV operators and manufacturers accurately report safety and traffic incidents or violations, as well as ways to enforce local hire requirements for AV operators. This report should explain LAWA's right to deny access to its facilities if Waymo LLC fails to report safety and traffic incidents or does not enforce local hire requirements.

PRESENTED BY


YSABEL JURADO
Councilmember, 14th District

SECONDED BY



ORIGINAL


DEC 02 2025

MOTION

On February 6, 2025, the Governor signed Executive Order N-18-25 ordering the State Board of Forestry and Fire Protection, in consultation with the State Fire Marshal, to create an ember-resistant zone within 0 to 5 feet of a home ("Zone 0 regulations"), consistent with Public Resources Code section 4291 and Government Code section 51182. This Executive Order also stated that the Board of Forestry and Fire Protection shall complete the formal rulemaking process by December 31, 2025.

The State Board of Forestry and Fire Protection is still deliberating these proposed rules and regulations. The City's Community Forest Advisory Committee continues to monitor the Board of Forestry and Fire Protection workshops and has expertise that is valuable in shaping the state's new regulations. The City's Community Forest Advisory Committee has also provided to the Board of Forestry and Fire Protection their input on what these recommendations should include to best encapsulate the landscape in the City and the intent of AB3074 which established the ember-resistant zone within 0 to 5 feet of a home.

With the lack of guidance from the State Board of Forestry and Fire Protection, the City is left in a precarious position as it strives to protect residents, property, and the landscape that creates the City of Los Angeles.

I THEREFORE MOVE that the Council instruct the Los Angeles Fire Department, in consultation with the City Attorney's Office, to promulgate its own Zone 0 rules based on Option #4 of the Vegetation Options for Zone 0 and Option #2 of the Tree Options for Zone 0 found in the Summary of October Draft Zone 0 Regulation Language from the October 23, 2025 Board of Forestry and Fire Protection Zone Zero Regulatory Advisory Committee.

I FURTHER MOVE that Option #4 of the Vegetation Options for Zone 0 include language that allows plants in pots and other vegetation in Zone 0 but prohibits dead or dying plants, needles, leaves, weeds, and combustible mulches.

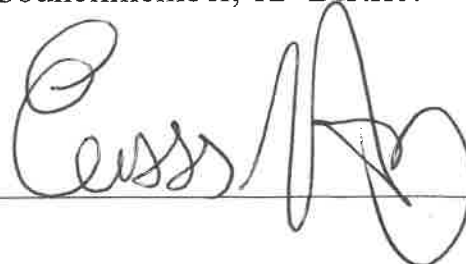
I FURTHER MOVE that Option #2 of the Tree Options for Zone 0 include language that allows well-maintained trees in Zone 0, and that branches must be 10 feet from chimneys, and include additional exceptions for trees protected by local ordinance.

I FURTHER MOVE that the City Attorney's Office effectuate these rules by the December 31, 2025 deadline set by the Governor's Executive Order N-18-25.

PRESENTED BY


JOHN S. LEECouncilmember, 12th District

SECONDED BY



ORIGINAL


DEC 02 2025

MOTION

On June 22, 2021, the Council conditionally approved the vacation of Banning Street, Jackson Street, and Ducommun Street from Center Street to their respective easterly terminuses (VAC-E1401334) (C.F. 18-0191). While the applicant, the Los Angeles County Metropolitan Transportation Authority (Metro), is still seeking the vacation, which will be a part of its Division 20 operations and maintenance facility, not all conditions have been satisfied and the vacation approval expired on August 28, 2025.

Additionally, Metro has reported that several of the conditions Council approved in 2021 are no longer feasible due to newly constructed train infrastructure. Vacation proceedings for this area should be re-initiated and the Bureau of Engineering should be instructed to investigate the feasibility of the vacation request and necessary conditions for the Council's review.

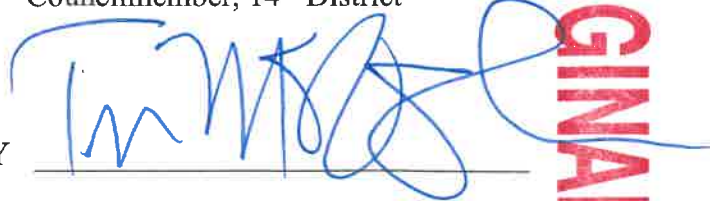
I THEREFORE MOVE that street vacation proceedings for Banning Street, Jackson Street, and Ducommun Street from Center Street to their respective easterly terminuses be re-initiated pursuant to California Streets and Highways Code, Division 9, Part 3, Public Streets, Highways and Service Easements Vacation Law.

I FURTHER MOVE that the Bureau of Engineering be directed to process this vacation request under Council File No. 18-0191, Engineering Work Order No. E1401334, and investigate the feasibility of this vacation request.

PRESENTED BY


YSABEL JURADO
Councilmember, 14th District

SECONDED BY




DEC 02 2025

ORIGINAL