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FILED
Mar 11 2025
Dawn C. Logan, Registrar - Recorder/County Clerk
Electronically signed by CARINA CHEN

CEQA: California Environmental Quality Act

NOTICE OF DETERMINATION

To: Office of Land Use and Climate Innovation
1400 Tenth Street, Room 121
Sacramento, CA 95814

Los Angeles County Clerk
12400 Imperial Highway
Norwalk, CA 90650

From: County of Los Angeles
Department of Regional Planning
320 West Temple Street, 13th Floor
Los Angeles, CA 90012

Applicant: County of Los Angeles

Subject: *Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.*

Los Angeles County Westside Area Plan Final Program Environmental Impact Report
Project Title

2023110409	Julie Yom	(213) 974-6424
State Clearinghouse Number (If submitted to Clearinghouse)	Contact Person	Area Code/Telephone/Extension

Project Location:

The Westside Planning Area (Planning Area), located in the southwest part of Los Angeles County, is one of 11 planning areas identified in the General Plan. The Planning Area includes the following unincorporated communities of the Los Angeles County: Ladera Heights, View Park and Windsor Hills; Marina del Rey; Ballona Wetlands; and Westside Islands, which includes West Los Angeles (Sawtelle Veterans Affairs [VA]), West Fox Hills, Franklin Canyon, and Gilmore Island. Collectively, these communities are referred to as the Westside Planning Area.

Project Description:

The Project will establish the Westside Area Plan as part of the County General Plan. The WSAP is a community-based plan that will guide regional growth through horizon year 2045 within the Westside Planning Area. The primary Project components include the following:

General Plan Amendment No. RPPL2023002433. The General Plan Amendment would incorporate the WSAP as part of the County General Plan. It defines goals and policies for the unincorporated Planning Area communities of Ladera Heights, View Park, and Windsor Hills, and West Fox Hills. The WSAP includes the following:

- Areawide goals and policies with respect to: Land Use, Mobility, Conservation and Open Space, Public Services and Facilities, Historic Preservation, and Economic Development;
- Action-oriented programs implementing the areawide goals and policies;
- Chapters presenting additional locally defined goals, policies, and implementation programs that are specific to neighborhoods, addressing planning issues unique to these areas that are not addressed through areawide goals, policies, and programs.
- The WSAP would provide for land use changes on identified opportunity sites that would result in increased residential and mixed-use densities totaling 5,966 households and 239,000 square feet of non-residential use to these communities. Updates to the General Plan Land Use Policy Map would:
 - Incorporate land use designations and densities for sites identified to accommodate the Regional Housing Assessment (RHNA) allocation in the adopted 2021-2029 Housing Element;
 - Incorporate designations to accommodate land uses proposed in developing the WSAP; and
 - Maintain consistency between zoning and land use policy. In addition to the identified Opportunity Sites, the WSAP Land Use Policy Map would modify designations for properties to reflect their current use and/or density where these.

