



February 25, 2023

VIA EMAIL

correspondence@cityofpasadena.net

To Mayor Gordo and City Councilmembers:

RE: VOTE NO TO ABOLISH PLANNED DEVELOPMENTS ENTIRELY (2/27/2023 ITEM #9)

The WPRA asks the City Council to abolish Planned Developments ("PDs") entirely and confirm the unanimous vote of the Planning Commission, while encouraging judicious use of the available planning exceptions.

Since their inception in Pasadena in 1977, over 40 PDs have been submitted and designed, many of which have provided benefits to both developers and the city. Developers save time, benefit from an easier approval process, and gain flexibility for size and design. In return, the city has a better fit into the area's design context, enhanced amenities, and open space (either residential or commercial), and superior design and quality of materials.

However, this was all prior to the recent multiplicity of state planning and land-use mandates, which override the appropriate and necessary oversight management by the city's Planning and Community Development staff. Due to a spate of recent state legislation and regulations, local oversight has become much more difficult, and in some instances prohibited, while the use of PDs has become more prevalent. PDs have become a tool used by developers to maximize density and circumvent city zoning requirements and guidelines, negatively affecting neighborhoods, trees, mobility, and open space.

We already have a carefully crafted General Plan, eight Specific plans, and Zoning laws—all developed over the years with outreach and robust citizen participation. These tools are explicit, practical, and efficacious.

We are now confronted with an array of new housing incentives and state zoning mandates that have changed the equation of urban planning. Consequently, Planned Developments no longer are an effective development tool, and in fact serve to undermine the City's ability to provide systematic and reasonable development oversight.

We respectfully ask the Council to uphold the Planning Commission's recommendation to terminate all Planned Developments.

**WEST PASADENA RESIDENTS' ASSOCIATION
POST OFFICE BOX 50252 – PASADENA, CA 91115**

Serving our neighborhood since 1962

Thank you for your careful consideration of our request,


Pete Ewing,
Chair, Land Use and Planning
For the WPRA Board of Directors