



Los Angeles County Green Zones Ordinance

PRESENTATION TO:
LOS ANGELES COUNTY INTEGRATED WASTE
MANAGEMENT TASK FORCE
OCTOBER 15, 2020

Green Zones Program

- Initiated in 2015 to promote equitable development and reduce health disparities by amending the County's Zoning Code (Title 22)
- The changes in the County's Zoning Code include:
 - Identification of 11 new Green Zones Districts and new stricter development standards for facilities near sensitive uses in those districts
 - Recycling, organic waste, and solid waste permitting requirements and storage enclosure standards throughout unincorporated Los Angeles County





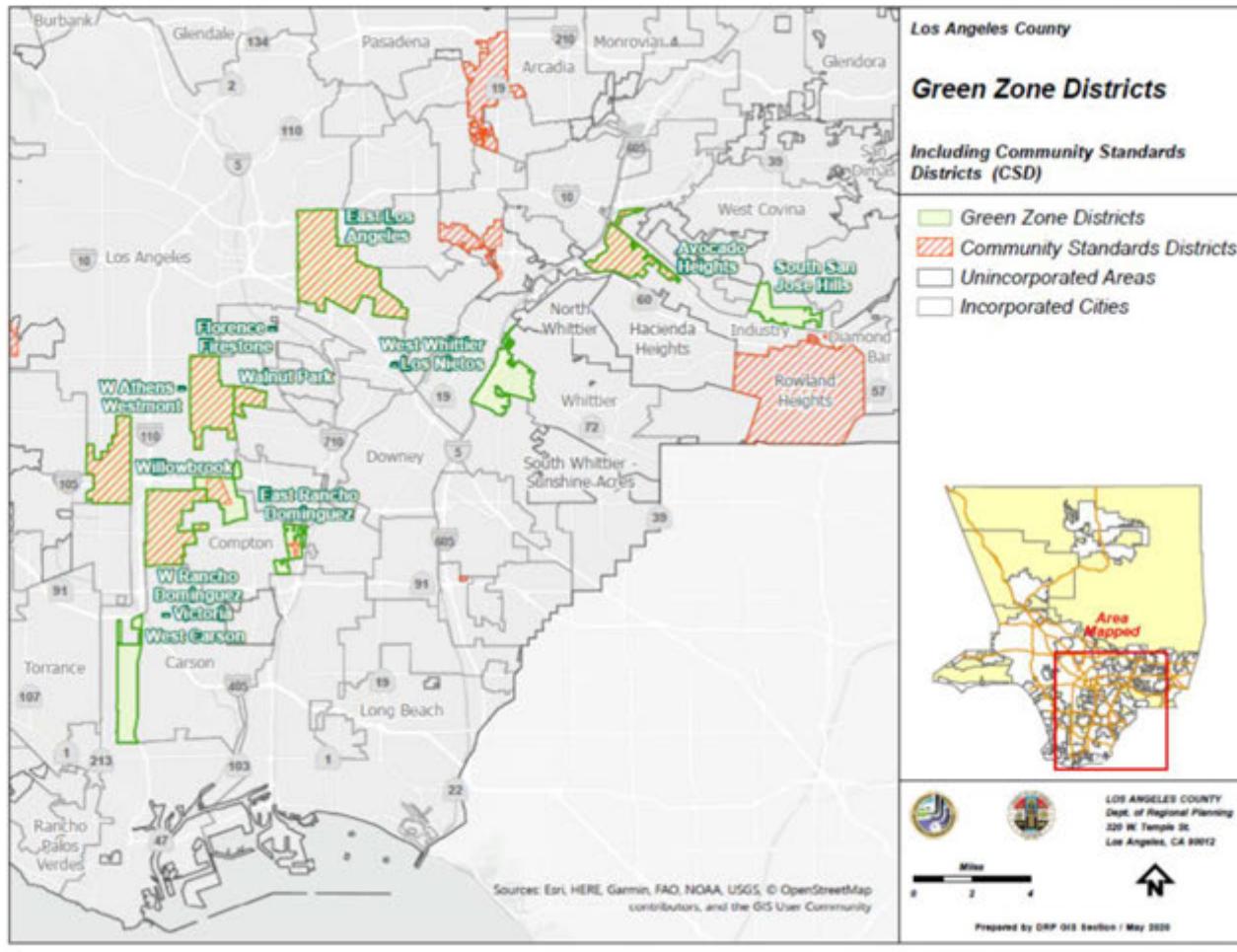
2020 - 2021 Green Zones Timeline (estimated)

April - July 2020	Aug - Sep 2020	Oct - Dec 2020	Jan - March 2021	April - June 2021
<p>Public Discussion Draft for public review: 5/22/20</p> <p>Notice of Preparation (NOP) release for public review: 6/16/20</p> <p>NOP Public Scoping Meetings: 7/13/20 and 7/22/20</p>	<p>Public Outreach Meetings: 7/27/20, 7/30/20 and 8/12/20</p> <p>Public Discussion Draft and NOP public comment deadline: 8/24/20</p> <p>Prepare and review Draft Environmental Impact Report (DEIR).</p>	<p>Draft EIR Released: December 2020</p> <p>Public Hearing Draft Ordinance Release: December 2020</p>	<p>RPC Hearing</p>	<p>BOS Hearing</p>

Zoning Code Changes

Identification of Green Zone Districts (22.84):

- Avocado Heights
 - East Los Angeles
 - East Rancho Dominguez
 - Florence-Firestone,
 - South San Jose Hills,
 - Walnut Park
 - West Athens-Westmont
 - West Carson
 - West Rancho Dominguez-Victoria
 - West Whittier-Los Nietos
 - Willowbrook



Green Zones

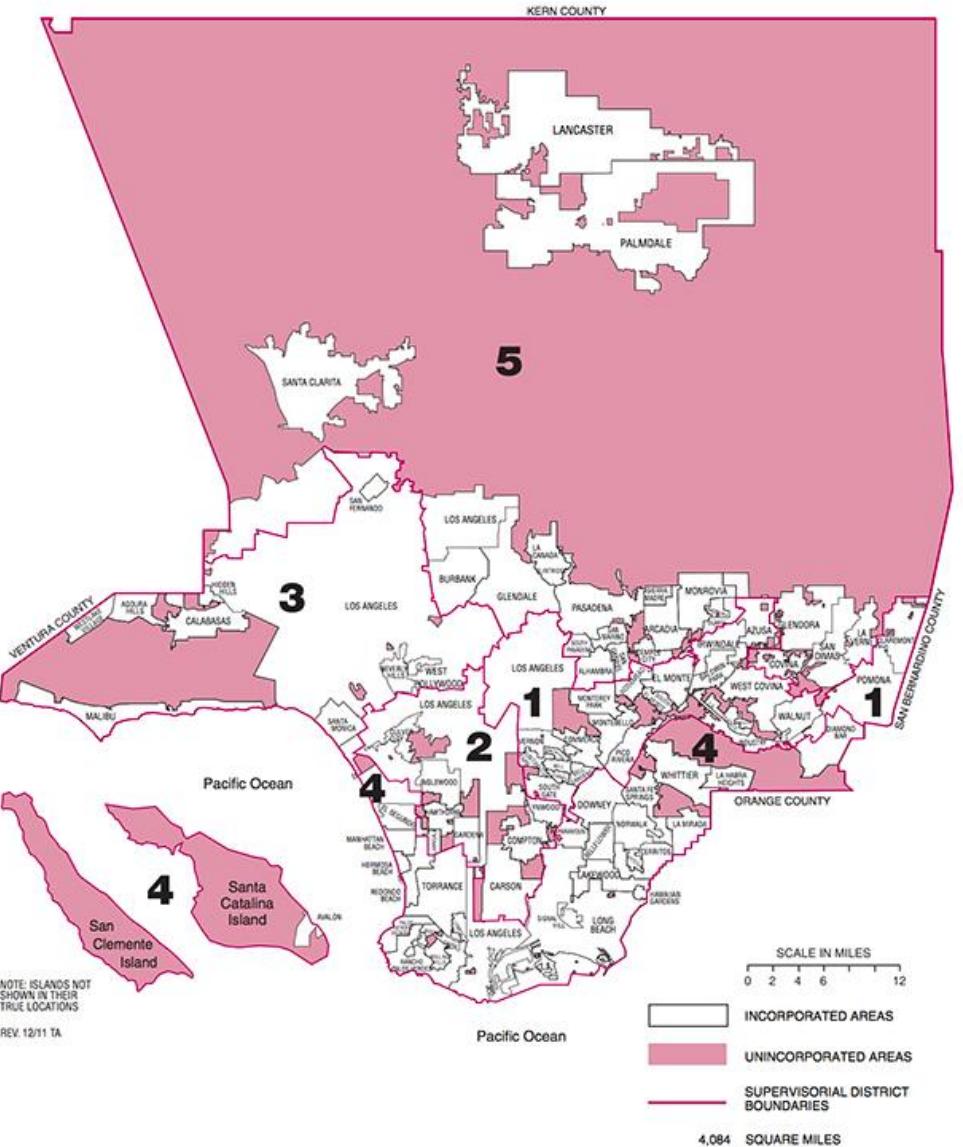
- The **Green Zones** were identified based on the high number of existing stationary sources of pollution near sensitive uses.
- **Sensitive uses** are where individuals are most likely to reside or spend time, such as homes, schools, parks, and hospitals.
- The Green Zones will have **new stricter development standards and/or more stringent entitlement processes** for specific industrial, recycling, or vehicle-related uses if located **within 500 feet of a sensitive use**.





Green Zones Standards

- **Within 500 feet of a sensitive use:**
 - **Prohibited** - Certain uses such as fertilizer, gas, and plastics manufacturing
 - **Conditional Use Permit (CUP) required** - Certain uses such as food processing, manufacturing of other products, storage of vehicles/fuel, and wood yards
 - **Ministerial Site Plans Review (SPR) required** - Other industrial and vehicle-related facilities



New Standards for Specific Uses

- New Unincorporated County area standards for specific uses, including:
 - Supermarket Accessory Recycling Collection Centers
 - Recycling Collection Facilities
 - Recycling Processing Facilities
 - Organic Waste Facilities
 - Solid Waste Facilities



Supermarket Accessory Recycling Collection Centers

- Site Plan Review (SPR) required
- New development standards for recycling beverage containers as an accessory use to a supermarket
 - Containers with lids
 - 500 square foot limit
 - Clearance and setbacks
- Allowable in commercial, industrial, rural, and mixed-use zones
- Prohibited within a mixed-use development containing residential uses



Recycling Collection Facilities

- Conditional Use Permit (CUP) required
- Standards related to minimum lot area, building height, screening, storage, signage, lighting, and maintenance
- Allowable in industrial zones



Recycling Processing Facilities

- Conditional Use Permit (CUP) required
- Standards to address operation, air filtration, building height, screening, vehicle circulation, storage of materials, signage, paving, access, lighting, and maintenance
- Material Recovery Facilities, Transfer Stations, and Construction and Demolition Processing Facilities – allowable in industrial zones
- Inert Debris Processing Facilities – allowable in industrial and agricultural zones



Organic Waste Facilities

- Conditional Use Permit (CUP) required for primary uses
- Site Plan Review (SPR) required for accessory uses
- Standards address air filtration, building height, screening, vehicle circulation, storage of materials, signage, paving, access, lighting, and maintenance
- Organic waste facilities include:
 - Chipping & Grinding
 - Mulching
 - Composting
 - Anaerobic Digestion
- Allowable in industrial and agricultural zones



Solid Waste Facilities

- Conditional Use Permit (CUP) required
- Standards address minimum lot size, air quality, enclosures, screening, vehicle circulation, storage of materials, landscaping, signage, access, and lighting
- Inert Debris Landfills, Solid Waste Landfills, and Conversion Technology Facilities
- Allowable in agricultural and industrial zones

LOS ANGELES COUNTY

COUNTYWIDE SITING ELEMENT

**VOLUME I -
THE ELEMENT**



Los Angeles
County
Department of
Public Works
Environmental
Programs Division

June 1997

Siting Element

- The Countywide Siting Element, adopted in 1997, includes criteria to evaluate the suitability of locations for solid waste disposal or transformation facilities.
- These criteria are not intended to replace any existing or future requirements/regulations mandated by Federal, State, or local agencies.

Siting Criteria

Residents	<ul style="list-style-type: none">• Conformance with local land use and zoning requirements
Structural stability and safety	<ul style="list-style-type: none">• Avoid flood areas, faults, dam inundation areas• Ensure slope and soil stability
Surface Water	<ul style="list-style-type: none">• Comply with Federal Clean Water Act, local Stormwater/Urban Runoff Requirements, Regional Water Quality Control Board requirements, and effluent discharge requirements
Ground Water	<ul style="list-style-type: none">• Meet the State of California's geologic setting criteria• Comply with the California Regional Water Quality Control Board requirements for groundwater monitoring and minimum water quality protection standards

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Siting Criteria

Air Quality	Best available control technologies Compliance with EPA New Source Review Requirements Compliance with AQMD Requirements (permits, health risk assessment, Rule 1150.1 for landfill emissions)
Environmentally Sensitive Areas	Avoid wetlands, habitats of threatened or endangered species, and lands with local/regional/state/national significance Obtain land use permits for siting in agricultural areas
Transportation of Waste	Locate facilities near wastewater area Local facilities near major routes or build access roads Consider existing traffic and road use
Social and Economic Development Goals	Consistency with General Plan

Conclusion

- Green Zones Ordinance is limited to local land use requirements: zoning and development standards.
- The Siting Element establishes comprehensive guidelines for siting criteria beyond conformance with local land use requirements.
- No conflicts between the Green Zones Ordinance and the Siting Element were identified.
- Both are needed to ensure equitable development of facilities while protecting public and environmental health and safety.



Questions?

<http://planning.lacounty.gov/greenzones>