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PLUM Committee  
City Hall  
200 N. Spring Street  
Los Angeles, CA 90012

December 8, 2012

Re: **Community Care Facilities Ordinance**

Honorable Councilmembers Reyes, Huizar, and Krekorian:

The Federation of Hillside and Canyon Associations, founded in 1952 and representing forty resident and homeowner associations spanning the Santa Monica Mountains, joins with Pacific Palisades Community Council (PPCC) and the LA Coalition for Neighborhoods in supporting the Community Care Facilities Ordinance as prepared by the City Attorney on September 12, 2011.

Regulations for Community Care Facilities are long overdue for the City of Los Angeles as was recently highlighted by the murders of four people outside a boarding house in Northridge. The city desperately needs this ordinance so that the Department of Building and Safety can enforce zoning laws or these homes in residential neighborhoods.

Sober living, group parolee and other group homes must be licensed and comply with basic health and safety standards. The model chosen to regulate these homes has been upheld by the State Attorney General. The following terms and conditions should be included in the Ordinance:

- (a) Clarification that there can be absolutely no unlicensed community care facilities or “sober living” homes operating in low-zoned residential neighborhoods;
- (b) Community care facilities must be located 300 feet apart;
- (c) Community care facilities must be 2,000 feet from schools, churches, temples and other places of religious worship;
- (d) Public hearings shall be required before City may make a determination relative to the “Public Benefits” test;
- (e) There shall be no “grand-fathering” in for existing community care facilities that are currently in existence but operating unlicensed or illegally licensed; and
- (f) Correctional or Penal Institutions, including group homes, are entirely prohibited from locating in residential zones – meaning that there is no chance for these operators to use the CUP process.

The city must enacted this ordinance promptly to assure the public safety and health of its citizens.

Sincerely,

*Marian Dodge*

Marian Dodge

cc: Councilmember Englander

Beachwood Canyon Neighborhood  
Bel Air Knolls Property Owners  
Bel Air Skycrest Property Owners  
Bel Air Ridge Association  
Benedict Canyon Association  
Brentwood Hills Homeowners  
Brentwood Residents Coalition  
Cahuenga Pass Property Owners  
Canyon Back Alliance  
Crests Neighborhood Assn.  
Franklin Ave./Hollywood Bl. West  
Franklin Hills Residents Assn.  
Highlands Owners Assn.  
Hollywood Dell Civic Assn.  
Hollywood Heights Assn.  
Hollywoodland Homeowners  
Holmby Hills Homeowners Assn.  
Kagel Canyon Civic Assn.  
Lake Hollywood HOA  
Laurel Canyon Assn.  
Lookout Mountain Alliance  
Los Feliz Improvement Assn.  
Mt. Olympus Property Owners  
Mt. Washington Homeowners All.  
Nichols Canyon Assn.  
N. Beverly Dr./Franklin Canyon  
Oak Forest Canyon Assn.  
Oaks Homeowners Assn.  
Outpost Estates Homeowners  
Pacific Palisades Residents Assn.  
Residents of Beverly Glen  
Roscomare Valley Assn.  
Shadow Hills Property Owners  
Sherman Oaks HO Assn.  
Studio City Residents Assn.  
Sunset Hills Homeowners Assn.  
Tarzana Property Owners Assn.  
Torreyson Flynn Assn.  
Upper Mandeville Canyon  
Whitley Heights Civic Assn.

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