

## **CITY ATTORNEY'S IMPARTIAL ANALYSIS MEASURE JJ**

Measure JJ was placed on the ballot by the Monterey Park City Council. Measure JJ would adopt a new Land Use Element (the "LUE") for the Monterey Park General Plan (the "GP").

Under California law, the City's GP must include seven elements including the LUE. Overall, the GP – particularly the LUE – constitutes the City's "constitution" for economic, social, and land use development.

In Monterey Park, voter approval is required to adopt or amend the LUE. On March 3, 2020, voters rejected a previous version of the LUE identified as Measure II. This Measure is NOT the same as Measure II.

This LUE was recommended for approval by the General Plan Advisory Committee ("GPAC") and Planning Commission in 2019. Generally, the proposed LUE would make some adjustments to land uses; building sizes; and building heights. It also removed overlay zones for affordable housing in the Corporate Center Drive area that was included with Measure II.

If approved by voters, the proposed LUE would regulate land uses until 2040. To ensure that the LUE is implemented, Measure JJ would authorize the City Council to adopt regulations by ordinance.

A "yes" vote on Measure JJ favors the Measure. A "no" vote on Measure JJ opposes the Measure.

The above statement is an impartial analysis of Measure JJ. If you desire a copy of the ordinance or measure, please either download a copy from [www.montereypark.ca.gov/MPKLUE/Nov2020](http://www.montereypark.ca.gov/MPKLUE/Nov2020) or call the elections official's office at (626) 307-1359 and a copy will be mailed at no cost to you.

City Attorney