• **What:** update of where types of development can go and mix together on land Disney owns or operates on around its Anaheim theme parks

• **Why:** to allow for theme park attractions alongside hotels west of Disneyland and Disney California Adventure and to allow entertainment, shopping, dining and theme park attractions to the southeast on what’s now the Toy Story Parking Area

• **Net change:** no added acres, square footage of development or hotel rooms proposed; shifts already approved development across Disney owned or operated land

• **When:** development will take place over four decades

• **Where:**
  o **The Anaheim Resort:** 1,100 acres including theme parks, Anaheim Convention Center, hotels, restaurants, shops and other businesses
  o **Disneyland Resort:** 490 acres of Disney properties in The Anaheim Resort

• **Who:**
  o **Walt Disney Parks and Resorts U.S. Inc.:** Walt Disney Co. unit responsible for theme parks and other operations, DisneylandForward proposal applicant
  o **City of Anaheim:** oversight of planning, zoning, development, review of DisneylandForward application
• **Planning:**
  - Anaheim Resort Specific Plan
    Covers development in most of The Anaheim Resort, adopted in 1994
  - Disneyland Resort Specific Plan
    Covers development on 490 acres owned by Disney within The Anaheim Resort, adopted in 1993

• **Prior zoning:** theme parks, hotels and parking in separate districts

• **What changes:** theme park attractions, hotels, shopping, dining and entertainment can mix with zoning changes and zoning overlays

• **Changes:**
  - **Theme park district zoning**
    Allows for a mix of theme park attractions, hotels, shops and restaurants and goes from 292 acres to 389 acres, expanding from Disneyland and Disney California Adventure to the west side of Disneyland Drive from Magic Way to Katella Avenue, replacing existing hotel district
  - **Theme park overlay zoning**
    Pixar Place Hotel and part of the existing Toy Story Parking Area now have a theme park zoning overlay to allow for theme park attractions and other uses throughout the areas
  - **Parking overlay zoning**
    An area east of Harbor Boulevard along Manchester Avenue now have a parking zoning overlay for the development of parking, synching with existing adjacent parking zoning in the area

• **What will be built:** updated zoning allows for new lands and attractions like those seen at Disney parks around the world, including a potential “Avatar” land; but specific lands, attractions, entertainment or other uses are yet to be detailed; future developments will be submitted and undergo separate city administrative review
### Permitted development: what’s been built and approved to be built on Disneyland in The Anaheim Resort and Disneyland Resort areas

<table>
<thead>
<tr>
<th></th>
<th>Permitted</th>
<th>Developed</th>
</tr>
</thead>
<tbody>
<tr>
<td>Disneyland Park</td>
<td>3.5 million sq ft</td>
<td>2.1 million sq ft</td>
</tr>
<tr>
<td>Disney California Adventure</td>
<td>3 million sq ft</td>
<td>1 million sq ft</td>
</tr>
<tr>
<td>Hotels</td>
<td>5,600 rooms</td>
<td>2,342 rooms</td>
</tr>
<tr>
<td>Meeting space</td>
<td>200,000 sq ft</td>
<td>161,220 sq ft</td>
</tr>
<tr>
<td>Retail</td>
<td>300,000 sq ft</td>
<td>159,549 sq ft</td>
</tr>
<tr>
<td>Disneyland Resort administrative</td>
<td>475,000 sq ft</td>
<td>305,430 sq ft</td>
</tr>
<tr>
<td>Downtown Disney District</td>
<td>350,000 sq ft</td>
<td>246,702 sq ft</td>
</tr>
<tr>
<td>West Parking (Mickey &amp; Friends, Pixar Pals)</td>
<td>16,700 spaces</td>
<td>16,298 spaces</td>
</tr>
<tr>
<td>East Parking (Pumbaa)</td>
<td>17,600 spaces</td>
<td>2,179 spaces</td>
</tr>
<tr>
<td>Toy Story Parking Area</td>
<td>3,348 hotel rooms; parking by permit</td>
<td>4,635 spaces</td>
</tr>
</tbody>
</table>

Potential Eastern Parking Structure east of Harbor Boulevard
DisneylandForward: city process

**Timeline:**
- **Sept. 14, 2023:** draft environmental analysis released
- **Oct. 9, 2023:** Planning Commission workshop on draft environmental analysis
- **Jan. 23, 2024:** City Council workshop with overview of DisneylandForward, proposed development agreement
- **Feb. 26, 2024:** Planning Commission workshop with overview of DisneylandForward, proposed development agreement
- **March 11, 2024:** Planning Commission approves zoning and planning changes as a recommendation to City Council
- **April 11, 2024:** City informational open house on DisneylandForward
- **April 17, 2024:** initial City Council approval vote
- **May 7, 2024:** final City Council approval

**Changes as part of DisneylandForward:**
- Amendments to Anaheim’s general plan
- Zoning updates allowing theme park uses west of Disneyland Drive and southeast of Harbor Boulevard and Katella Avenue
- Zoning updates for parking along Manchester Avenue, Harbor and Ball Road
- Updates to 1996 development agreement between Anaheim, Disney
- Operations agreements for police and fire
- Certification of environmental analysis
- Amendment to height limitations for Disney in Anaheim Municipal Code
- Transfer of Magic Way and closure to right turns at Walnut Street, transfer of entry drives to Disney parking off Hotel Way and Clementine Street
- Removal of planned extensions of Clementine Street from Katella Avenue to Orangewood Avenue and Gene Autry Way from Haster Street to Harbor Boulevard
- At least one and up to three foot bridges over Harbor Boulevard and up to two foot bridges over Disneyland Drive
Disneyland Resort

- **What:** 490-acre collection of Disney properties within The Anaheim Resort
  - Disneyland Park: 100 acres, opened in 1955 as Walt Disney’s original theme park
  - Disney California Adventure Park: 57 acres, opened as second Anaheim theme park in 2001
  - Downtown Disney District: 20 acres, opened 2001; 8,300-square-foot retail, restaurant building, outdoor event space in early construction
  - Disney’s Grand Californian Hotel & Spa: 1,019 rooms, including 71 vacation club villas, opened 2001
  - Disneyland Hotel: 973 rooms, opened 1955; 344-room Disney Vacation Club tower opened 2023
  - Pixar Place Hotel: 481 rooms, opened 1984, leased by Disney in 1995, converted from Disney’s Paradise Pier Hotel in January 2024
  - Pixar Pals Parking Structure: 6,507 spaces, six levels, opened 2019
  - Mickey & Friends Parking Structure: 9,791 spaces, six levels, opened 2001

1990s Expansion

- **What:** $1.95 billion investment by Walt Disney Parks and Resorts ($1.4 billion) and the city of Anaheim ($550 million)
  - Disney California Adventure Park
  - Disney’s Grand Californian Hotel & Spa
  - Downtown Disney District
  - Disneyland Drive pedestrian bridge
  - Mickey & Friends Parking Structure
  - Anaheim Convention Center expansion
  - Extensive freeway and road improvements
  - Storm drains, sewer, water system and electrical improvements
  - Landscaping, gateway monuments, signs
Driving Hotel Revenue

Anaheim’s hotel revenue, the largest funding source for police, fire, libraries, community centers and city obligations, is tied to our theme parks. In a typical year, hotel revenue makes up half of our city’s revenue. Hotel revenue has grown with theme park expansions, except during recessions. The 2020-21 coronavirus pandemic decimated revenue as the parks closed for 13 months, driving home their importance to Anaheim.