

EFF.

MAY 7, 1990

10 of 18

An ordinance amending Section 12.04 of the Los Angeles Municipal Code
by amending the zoning map.

THE PEOPLE OF THE CITY OF LOS ANGELES DO ORDAIN AS FOLLOWS:

Section 1. Section 12.04 of the Los Angeles Municipal Code is hereby
amended by changing the zones and zone boundaries shown upon a portion of
the zone map attached thereto and made a part of Article 2, Chapter 1, of the
Los Angeles Municipal Code, so that such portion of the zoning map shall be
as follows:

SUPERSEDED

By document dated:

Authorized by:

Comment:

CPC 2014-4705

Sec. 2 Pursuant to Section 12.32K of the Los Angeles Municipal Code, the following limitations are hereby imposed upon the use of that property shown in Section 1 hereof which is subject to the "[Q]" Qualified classification.

1. TRACT No. 11421 Lot 3; TRACT No. 20300 Lot 1; TRACT No. 27285 Lots 1-4; BLONDEAU TRACT Lots 1-7; comprising property zoned [Q]C4-1VL: Residential uses shall be prohibited, except as otherwise permitted in the Industrial zones.

2. DEL MAR TRACT Lots 19-21, comprising property zoned [Q]C4-2-D: Uses and residential density shall be limited to those permitted in the R3 Zone.

3. MCGINNIS TRACT Lots 1-4, 18-20; ROWENA TRACT Lots 14-17; DEL MAR TRACT Lots 14-18; TRACT No. 2209 Lots 1-12; comprising property zoned [Q]R3-1XL:

Residential density shall be limited to a maximum of one dwelling unit for each twelve hundred (1,200) square feet of lot.

4. MOUNT VIEW TRACT Lots 9-17, 20-26, easterly 20 feet of Lot 19; TRACT No. 1220 Lots 12-20, 23-40, 43-60; BROKAW TRACT No. 2 Lots 1-6, southerly portion of Lot 9, Lots 13-23, Lots A, B; BAGNOLI TRACT No. 2 Lots 1-9, 15-23; PAUL AND ANGEL REYES' SUBDIVISION OF THE EAST 5 ACRES OF THE SE $\frac{1}{4}$ OF THE NW $\frac{1}{4}$ OF SECTION 11 TOWNSHIP 1 S.R.14W SBM Lots 1-4, comprising property zoned [Q]R4-1VL:

Residential density shall be limited to a maximum of one dwelling unit for each six hundred (600) square feet of lot.

Sec. 3 Pursuant to Section 12.32L of the Los Angeles Municipal Code, the following limitations are hereby imposed upon the use of that property shown in Section 1 hereof which is subject to the "D" Development limitation.

1. TRACT No. 4013 Frac. Lot A; TRACT No. 10149 Lots 1-5; DEL MAR TRACT Lots 19-29; TRACT No. 3827 Lots 1-20; HOLLYWOOD TRACT Block 9 Lots 1-18, Block 10 Lots 1-7; comprising property zoned C4-2-D and [Q]C4-2-D:

The total floor area contained in all buildings on a lot shall not exceed two (2) times the buildable area of the lot. A project may exceed the 2:1 floor area ratio provided that -

a. The Community Redevelopment Agency Board finds that the project conforms to: (1) the Hollywood Redevelopment Plan, (2) a Transportation Program adopted by the Community Redevelopment Plan, (3) the Hollywood Boulevard District urban design plan as approved by the City Planning Commission and adopted by the CRA Board pursuant to Sections 501 and 506.2.1 of the Hollywood Redevelopment Plan; and, if applicable, (4) any Designs for Development adopted pursuant to Section 503 of the Redevelopment Plan; and

- b. The project complies with the following two requirements:

A Disposition and Development Agreement or Owner Participation Agreement has been executed by the Community Redevelopment Agency Board; and the Project is approved by the City Planning Commission, or the City Council on appeal, pursuant to the procedures set forth in Municipal Code Section 12.24-B.3.

2. TRACT No. 1141 Lot 2, comprising property zoned C4-2-D:

The total floor area contained in all buildings on a lot shall not exceed three (3) times the buildable area of the lot. A project may exceed the 3:1 floor area ratio provided that -

- a. The Community Redevelopment Agency Board finds that the project conforms to: (1) the Hollywood Redevelopment Plan, (2) a Transportation Program adopted by the Community Redevelopment Agency Board pursuant to Section 518.1 of the Redevelopment Plan, and, if applicable, (3) any Designs for Development adopted pursuant to Section 503 of the Redevelopment Plan; and

- b. The project complies with the following two requirements:

A Disposition and Development Agreement or Owner Participation Agreement has been executed by the Community Redevelopment Agency Board; and the Project is approved by the City Planning Commission, or the City Council on appeal, pursuant to the procedures set forth in Municipal Code Section 12.24-B.3.

3. MCGINNIS TRACT Lots 19-21, comprising property zoned C4-2-D:

The total floor area contained in all building on a lot shall not exceed two (2) times the buildable area of the lot. A project may exceed the 2:1 floor area ratio provided that -

- a. The Community Redevelopment Agency Board finds that the project conforms to: (1) the Hollywood Redevelopment Plan, (2) a Transportation Program adopted by the Community Redevelopment Agency Board pursuant to Section 518.1 of the Redevelopment Plan and, if applicable, (3) any Designs for Development adopted pursuant to Section 503 of the Redevelopment Plan; and

- b. The project complies with the following two requirements:

A Disposition and Development Agreement or Owner Participation Agreement has been executed by the Community Redevelopment Agency Board; and the Project is approved by the City Planning Commission, or the City Council on appeal, pursuant to the procedures set forth in Municipal Code Section 12.24-B.3.

Sec. 4 The City Clerk shall certify to the passage of this ordinance and cause the same to be published in some daily newspaper printed and published in the City of Los Angeles.

I hereby certify that the foregoing ordinance was passed by the Council of the City of Los Angeles, at its meeting of MAR 21 1990

ELIAS MARTINEZ, City Clerk,

By Wynne Speedie,
Deputy.

Approved MAR 28 1990

Tom Bradley,
Mayor.

~~Approved as to Form and Legality~~

~~JAMES K. NAHN, City Attorney,~~

~~By _____
Deputy.~~

~~File No. 86-0695 sl~~

LAT 400978 4/6
Republished due to Clerical error.

LAT 408203 9/30
LAT 408203 10/3

Pursuant to Sec. 97.8 of the City Charter,
approval of this ordinance recommended
for the City Planning Commission _____

MAR 05 1990

See attached report

Kenneth C. Topping
Director *by 7/15/90*

City Clerk Form 23

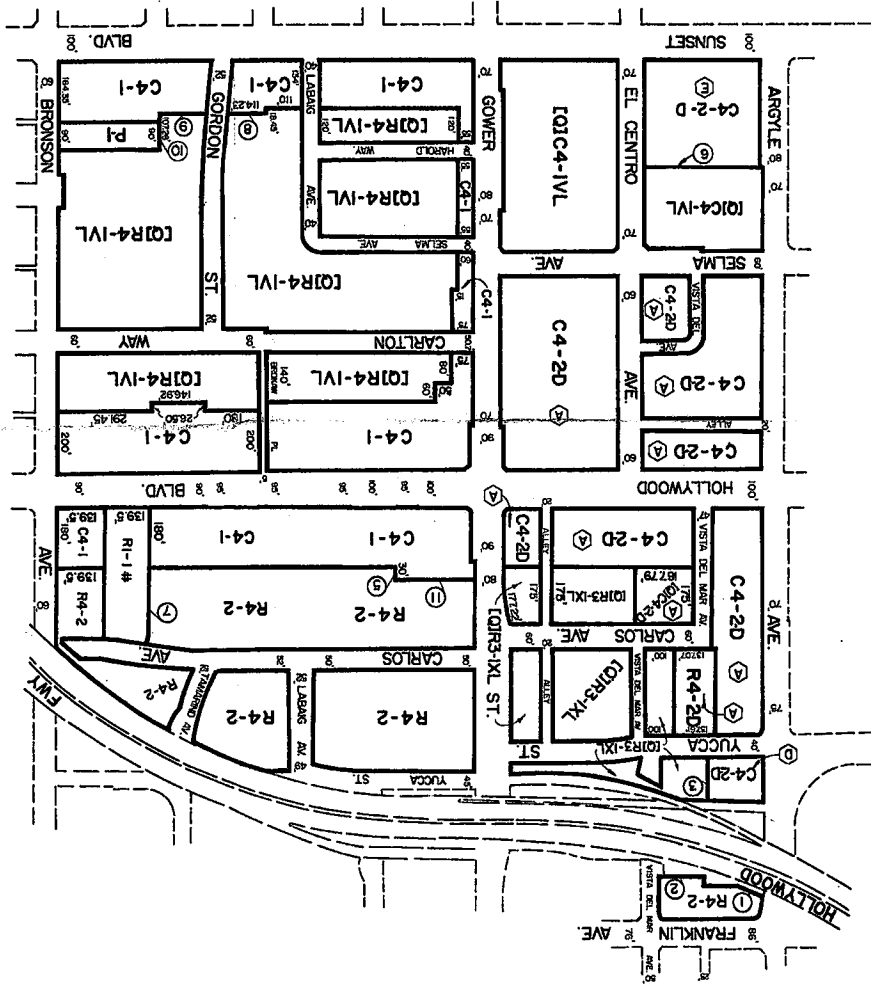
165662

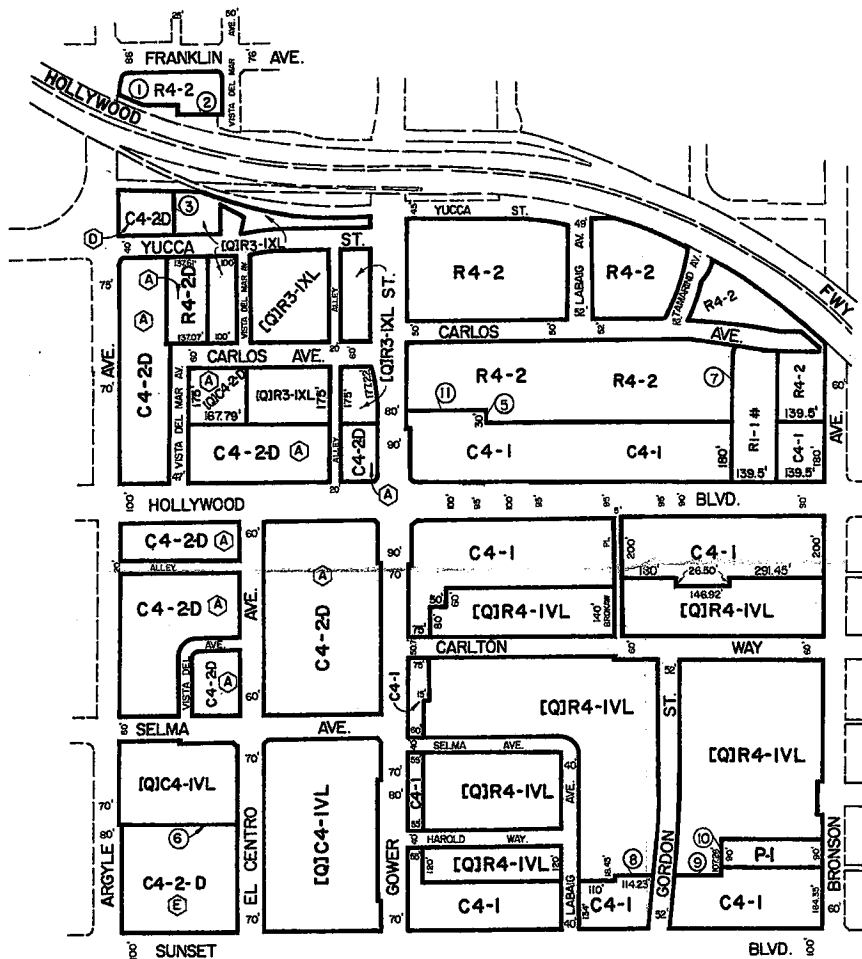
SHEET NO. 469 JCC 1 PM
DM 4735 1508189
CPC 86-0835 GPC
ORD-165662

SCALE IN FEET
0 200 400

180	(E)
270	(D)
271 & 272	(A)
SUBAREA NO.	

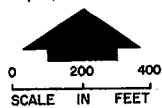
- (1) NLY LINE OF HOLLYWOOD FWY R/W
- (2) SLY & WLY LINE OF LOT B, MC GINNIS TR.
- (3) WLY LINE OF LOT 1-3, MC GINNIS TR.
- (5) ELY LINE OF LOT A, PM 1850
- (6) NLY LINE OF LOT 2, TR. 11421
- (7) ELY LINE OF LOTS 1 & 7, BROKAW TR.
- (8) SLY LINE OF LOT 9, BAGNOLI TR. NO. 2
- (9) NLY LINE OF LOTS 12-14, BAGNOLI TR. NO. 2
- (10) ELY LINE OF LOTS 15 & 16, BAGNOLI TR. NO. 2
- (11) Prolongation PM. 1850





- ① N'LY LINE OF HOLLYWOOD FWY R/W
- ② S'LY & W'LY LINE OF LOT 8, MC GINNIS TR.
- ③ W'LY LINE OF LOT 1-3, MC GINNIS TR.
- ⑤ E'LY LINE OF LOT A, PM 1850
- ⑥ N'LY LINE OF LOT 2, TR. 11421
- ⑦ E'LY LINE OF LOTS 1 & 7, BROKAW TR.
- ⑧ S'LY LINE OF LOT 9, BAGNOLI TR. NO. 2
- ⑨ N'LY LINE OF LOTS 12-14, BAGNOLI TR. NO. 2
- ⑩ E'LY LINE OF LOTS 15 & 16, BAGNOLI TR. NO. 2
- ⑪ N'LY LINE OF LOT A & ITS W'LY PROLONGATION PM. 1850

SUBAREA NO.	
Ⓐ	271 & 272
Ⓓ	270
Ⓔ	180



SHEET No. 469 DM 4755 CPC 86-0835 GPC
JCC / PA 150 B 189 ORD-165662