## HOLLYWOOD COMMUNITY PLAN AREA

# **General Plan Land Use Map**

A Part of the General Plan of the City of Los Angeles

### GENERAL PLAN LAND USE - Corresponding Zones

RE40

RE9

RS, R1

RE15, RE11

R2, RD5, RD4, RD3

C1, C1.5, CR, RAS3

C2, C4, RAS3, RAS4

CM

CM, MR1, M1

MR1, M1

OS, A1

C1. C1.5, CR, C2, C4, RAS3

C1, C1.5, CR, C2, C4, RAS3, RAS4

C1.5, CR, C2, C4, RAS3, RAS4

RD2, RD1.5

[Q]R4, R4

R4, [Q]R5

#### RESIDENTIAL Single Family

Minimum
.,

Very Low II

Low Medium I

Neighborhood Commercial General Commercial

Community Commercial Regional Center

INDUSTRIAL Commercial Manufacturing Hybrid Industrial

Limited Industrial **OPEN SPACE, PUBLIC FACILITIES** 

Public/Quasi-Public Open Space OS, A1 Public Facilities

Public Facilities - Freeways

1. Each Plan category permits all indicated corresponding zones as well as those zones referenced in the Los Angeles Municipal Code (LAMC) as permitted by such zones unless further restricted by an adopted Community Plan Implementation Overlay (CPIO), other overlays, Specific Plans, specific conditions, and/or limitations of project approval, Plan footnotes, or other Plan map or text notations.

Zones established in the LAMC subsequent to the adoption of the Plan shall not be deemed as corresponding to any particular Plan category unless the Plan is amended to so indicate.

2. The Public Facility (PF) planning land use designation is premised on the ownership and use of the property by a government agency. The designation of the PF zone as a corresponding zone is based on the same premise. The Plan also intends that when a board or governing body of a government agency officially determines that property zoned PF is surplus, and no other public agency has indicated an intent to acquire, and the City is notified that the agency intends to offer the property for a sale to a private purchaser, then the property may be rezoned to the zone(s) most consistent within 500 feet of the property boundary and still be considered consistent with the adopted Plan.

3. The Open Space (OS) land use designation is premised on the ownership and use of the property by a government agency, nonprofit or conservation land trust for the primary purposes of public recreation use or open space conservation. The designation of the Open Space (OS) zone as a corresponding zone is based on the same premise. The Plan also intends that when a board or governing body of a government agency, nonprofit or conservation land trust officially determines that vacant land under their ownership is to be used

as open space, the property may be redesignated and/or rezoned to Open Space. 4. Symbols, local streets and freeways are shown for reference only.

5. The Cultural/Historic sites mapped are representative of publicly accessible sites but there is a comprehensive list of historic resources maintained by the Office of Historic Resources.

Plan Footnotes

1. All projects with average natural slopes in excess of 15 percent shall be limited to the Minimum density category (1 dwelling unit per 40,000 square feet of lot area) for the purposes of enforcing the slope density formula in LAMC 17.05C and 17.50E.

- 2. Low Medium I and Low Medium II are limited to Height District 1XL.
- 3. High Residential properties may permit mixed-use development through LAMC 12.24 W.15.

4. (Formerly #15, Yamashiro site, APN 5549017016). Development of these properties shall be limited to a maximum floor area ratio of 1:1.

5. (Formerly #16, Magic Castle Site and parking, APN 5549017007 through 5549017009, and APN 5549017010 through 5549017012). Hotels may be permitted on these properties subject to approval pursuant to 12.24 W.24.

## SERVICE SYSTEMS

#### SCHOOL SITES

Public Elementary School Public Middle School Public Senior High Junior College

RECREATIONAL FACILITIES

**Public Golf Course** 

#### OTHER FACILITIES

Fire Station Police Station **Community Library Regional Library** 

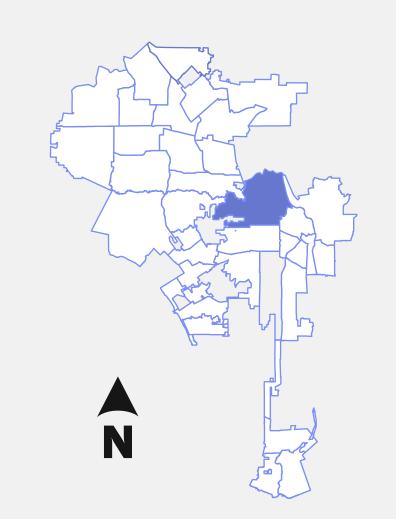
Metro Station

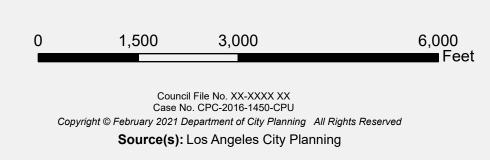
Post Office

**ADMINISTRATIVE BOUNDARY** 

— — — Community Plan Area Boundary

**UTILITY LINE** ×××××× DWP Lines





A. The text of the Community Plan can be accessed on the City of Los Angeles Web Page (planning.lacity.org). B. Other Special Area Maps may not be included on this document.

C. Parcel level information on (plan designation and zoning can be found on the City of Los Angeles Department of City Planning Zone Information & Map Access System (ZIMAS) web site (zimas.lacity.org). D. All reference information is intended for informational purposes only. See ZIMAS for more information.

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