

ORDINANCE NO. 179906

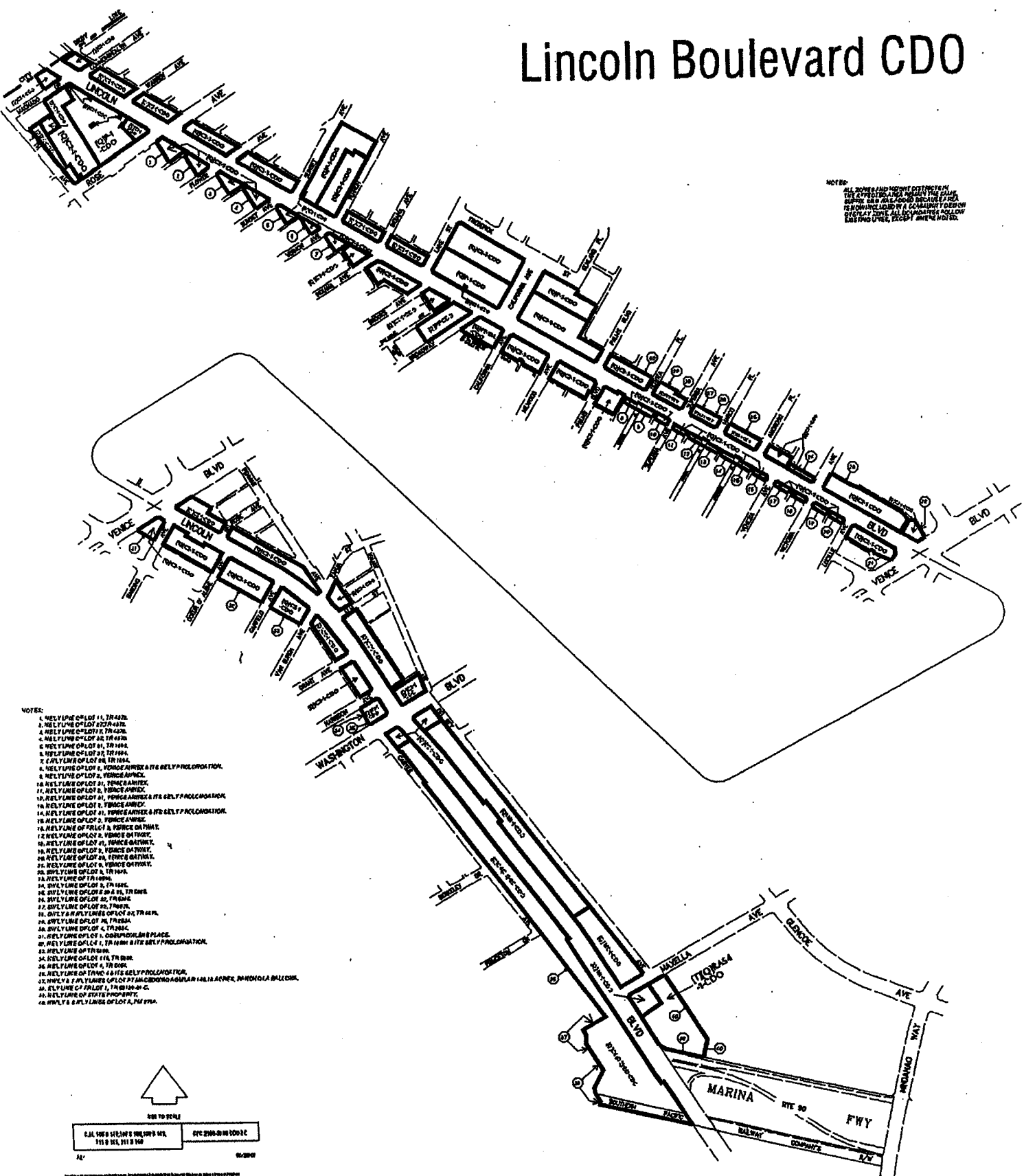
An ordinance amending Section .12.04 of the Los Angeles Municipal Code by amending the zoning map.

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

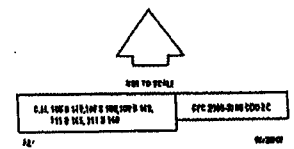
Section 1. Section 12.04 of the Los Angeles Municipal Code is hereby amended by changing the zones and zone boundaries shown upon a portion of the zone map attached thereto and made a part of Article 2, Chapter 1 of the Los Angeles Municipal Code, so that such portion of the zoning map shall be as follows:

# Lincoln Boulevard CDO

NOTES:  
 ALL ZONES AND HEIGHT RESTRICTIONS ARE SHOWN AS APPLICABLE TO THE ZONING DISTRICTS. THE ZONING DISTRICTS ARE SHOWN AS APPLICABLE TO THE ZONING DISTRICTS. THE ZONING DISTRICTS ARE SHOWN AS APPLICABLE TO THE ZONING DISTRICTS. THE ZONING DISTRICTS ARE SHOWN AS APPLICABLE TO THE ZONING DISTRICTS.



- NOTES:
1. RELY LINE OF LOT 11, TR 4428.
  2. RELY LINE OF LOT 22, TR 4428.
  3. RELY LINE OF LOT 33, TR 4428.
  4. RELY LINE OF LOT 44, TR 4428.
  5. RELY LINE OF LOT 55, TR 4428.
  6. RELY LINE OF LOT 66, TR 4428.
  7. RELY LINE OF LOT 77, TR 4428.
  8. RELY LINE OF LOT 88, TR 4428.
  9. RELY LINE OF LOT 99, TR 4428.
  10. RELY LINE OF LOT 100, TR 4428.
  11. RELY LINE OF LOT 101, TR 4428.
  12. RELY LINE OF LOT 102, TR 4428.
  13. RELY LINE OF LOT 103, TR 4428.
  14. RELY LINE OF LOT 104, TR 4428.
  15. RELY LINE OF LOT 105, TR 4428.
  16. RELY LINE OF LOT 106, TR 4428.
  17. RELY LINE OF LOT 107, TR 4428.
  18. RELY LINE OF LOT 108, TR 4428.
  19. RELY LINE OF LOT 109, TR 4428.
  20. RELY LINE OF LOT 110, TR 4428.
  21. RELY LINE OF LOT 111, TR 4428.
  22. RELY LINE OF LOT 112, TR 4428.
  23. RELY LINE OF LOT 113, TR 4428.
  24. RELY LINE OF LOT 114, TR 4428.
  25. RELY LINE OF LOT 115, TR 4428.
  26. RELY LINE OF LOT 116, TR 4428.
  27. RELY LINE OF LOT 117, TR 4428.
  28. RELY LINE OF LOT 118, TR 4428.
  29. RELY LINE OF LOT 119, TR 4428.
  30. RELY LINE OF LOT 120, TR 4428.
  31. RELY LINE OF LOT 121, TR 4428.
  32. RELY LINE OF LOT 122, TR 4428.
  33. RELY LINE OF LOT 123, TR 4428.
  34. RELY LINE OF LOT 124, TR 4428.
  35. RELY LINE OF LOT 125, TR 4428.
  36. RELY LINE OF LOT 126, TR 4428.
  37. RELY LINE OF LOT 127, TR 4428.
  38. RELY LINE OF LOT 128, TR 4428.
  39. RELY LINE OF LOT 129, TR 4428.
  40. RELY LINE OF LOT 130, TR 4428.
  41. RELY LINE OF LOT 131, TR 4428.
  42. RELY LINE OF LOT 132, TR 4428.
  43. RELY LINE OF LOT 133, TR 4428.
  44. RELY LINE OF LOT 134, TR 4428.
  45. RELY LINE OF LOT 135, TR 4428.
  46. RELY LINE OF LOT 136, TR 4428.
  47. RELY LINE OF LOT 137, TR 4428.
  48. RELY LINE OF LOT 138, TR 4428.
  49. RELY LINE OF LOT 139, TR 4428.
  50. RELY LINE OF LOT 140, TR 4428.
  51. RELY LINE OF LOT 141, TR 4428.
  52. RELY LINE OF LOT 142, TR 4428.
  53. RELY LINE OF LOT 143, TR 4428.
  54. RELY LINE OF LOT 144, TR 4428.
  55. RELY LINE OF LOT 145, TR 4428.
  56. RELY LINE OF LOT 146, TR 4428.
  57. RELY LINE OF LOT 147, TR 4428.
  58. RELY LINE OF LOT 148, TR 4428.
  59. RELY LINE OF LOT 149, TR 4428.
  60. RELY LINE OF LOT 150, TR 4428.



DATE: 10/15/83 BY: [Signature]

## QUALIFYING [Q] CONDITIONS

The following conditions shall be imposed upon parcels within the Lincoln Boulevard Community Design Overlay District, and shall be implemented by ordinance:

**SECTION 1.** Section 12.04 of the Los Angeles Municipal Code is hereby amended by changing the zone classification on properties shown upon a portion of the zoning maps titled "Zone Change Ordinance Map Lincoln Boulevard Design Overlay District" and made a part of Article 2, Chapter 1 of the Los Angeles Municipal Code.

**Table for Section 1**

Existing Zone	New Zone
C2-1	[Q] C2-1-CDO
[Q]C2-1	[Q] C2-1-CDO
C4-OX-2D	[Q]C4-OX-2D-CDO
M1-1	[Q] M1-1-CDO
[Q]M1-1	[Q] M1-1-CDO
M2-1	[Q]M2-1-CDO
P-1	[Q] P-CDO
(Q)P-1	[Q]P-1-CDO
[Q]PF-1XL	[Q]PF-1XL-CDO
PF	[Q]PF-CDO
[T][Q]RAS4-1	[T][Q]RAS4-1-CDO.

**SECTION 2.** Pursuant to section 12.32 G of the Los Angeles Municipal Code, and any amendment thereto, the following limitations are hereby imposed upon the use of that property described in Section 1 hereof which are subject to the Permanent "Q" Qualified Classification.

Existing "T" and "Q" conditions, if any, shall be retained. Where the zone symbols of the new zoning designation, as shown in the table for Section 1, are preceded by the symbol "Q" in Brackets, the conditions and limitations imposed by the new or additional "Q" Qualified Classification are set forth as follows:

**[Q] Conditions:**

**1. General**

If a portion of a project is within the CDO boundary, the CDO guidelines and standards and requirements contained herein shall apply to the entire project.

**2. Uses**

a. Buildings with ground floor residential use, on lots with 50 linear feet or more of street frontage on Lincoln, shall dedicate least 20% of the building frontage width, to a depth of 15 feet, to commercial use.

b. Drive through facilities such as those associated with restaurants, kiosks banks, and drugstores, shall be prohibited. Exempted from this are uses with services that require direct access by vehicle, such as car washes and gas stations.

**3. Setbacks**

New buildings shall front Lincoln Boulevard and building setbacks shall measure not more than 20 feet from the lot line abutting Lincoln Boulevard.

**4. Parking Lots and Structures**

a. Surface parking lots shall not be constructed between the front property line and the primary building/storefront fronting Lincoln Boulevard.

b. The ground floor of new parking structures abutting Lincoln shall consist of commercial space along the building façade, to a minimum depth of 15 feet.

c. Parking structures with a ground level containing only parking uses shall be located on the rear half of lots.

d. A landscaped buffer shall screen parking structures from all abutting residentially-zoned properties.

e. Parking structures shall be designed to substantially screen automobiles contained therein from the public view.

**5. Storefront Transparency**

A minimum of 60 percent of the building façade at ground level and abutting a public right-of-way shall consist of doors and transparent windows

**6. Entrances**

All buildings shall have a ground floor with a primary entrance oriented towards Lincoln Boulevard.

**7. Appurtenances**

a. External security grilles are prohibited along any building façade abutting Lincoln Boulevard or other public street, excluding rear alleys.

b. All new utility lines that directly service lots in the CDO boundary area shall be installed underground. If underground service is not available, then provisions shall be made for future underground service.

c. Utilities, storage areas, trash containers, air conditioning units, fire alarms, and similar equipment shall be placed to the rear of the site or underground when feasible. If not feasible, structures housing such elements shall be screened with landscaping or designed in a way as to be as inconspicuous as possible.

**8. Fencing and walls**

Chain-link fences visible from Lincoln Boulevard are prohibited.

**9. Landscaping**

- a. Trees shall be planted along rear lot lines adjacent to residential parcels at a ratio of one tree for every 25 feet of lot width.
- b. All areas of a site not occupied by buildings, parking, driveways, or used for outdoor dining or other pedestrian uses should be landscaped; a minimum of 80% of landscaped areas shall consist of plant materials.

**10. Signage**

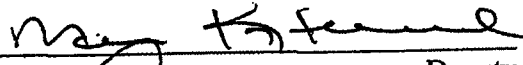
- a. **Prohibited Signs:** Off-site Signs (including Billboards); Pole Signs; freestanding signs on walls and fences; Illuminated Architectural Canopy Signs; Roof Signs; Inflatable Signs, including inflatable devices used for display or to attract attention; blinking, flashing, electronic, moving signs and/or signs with any rotating or moving parts that give the impression of movement;
- b. **Prohibited improvements:** For existing sign types as listed above, the enlargement of signs, the augmentation of signs with lighting or digital displays, and the addition of sign facing (such as a second face on the back of an off-site sign) shall be prohibited.
- c. Each premise or business with a direct public entrance on the exterior of a building shall be permitted one wall sign. If the premise abuts another street, alley, or public parking area, an additional sign is permitted on the building at that location.
- d. Wall sign size shall not exceed one-and-one-half square feet per one foot of building façade length.

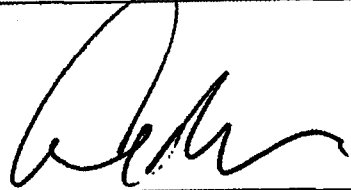
Sec. 3. The City Clerk shall certify to the passage of this ordinance and have it published in accordance with Council policy, either in a daily newspaper circulated in the City of Los Angeles or by posting for ten days in three public places in the City of Los Angeles: one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; and one copy on the bulletin board located at the Temple Street entrance to the Los Angeles County Hall of Records.

I hereby certify that the foregoing ordinance was introduced at the meeting of the Council of the City of Los Angeles MAY 07 2008 and passed at the meeting of MAY 14 2008.

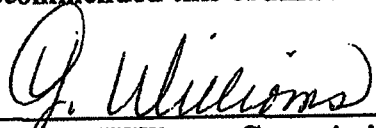
KAREN E. KALFAYAN, City Clerk

Approved \_\_\_\_\_  
MAY 21 2008

By   
Deputy

  
Mayor

Pursuant to Section 558 of the City Charter,  
the City Planning Commission on January 24, 2008,  
recommended this ordinance be adopted by the City Council.

  
Gabriele Williams, Commission Executive Assistant II  
City Planning Commission

File No. 08-0736

**DECLARATION OF POSTING ORDINANCE**


I, MARIA C. RICO, state as follows: I am, and was at all times hereinafter mentioned, a resident of the State of California, over the age of eighteen years, and a Deputy City Clerk of the City of Los Angeles, California.

Ordinance No. 179906 - Establishing the Lincoln Boulevard Community Design Overlay District and zone change for certain parcels lying along Lincoln Boulevard - CPC 2006-3786-CDO-ZC - a copy of which is hereto attached, was finally adopted by the Los Angeles City Council on May 14, 2008, and under the direction of said City Council and the City Clerk, pursuant to Section 251 of the Charter of the City of Los Angeles and Ordinance No. 172959, on May 22, 2008 I posted a true copy of said ordinance at each of three public places located in the City of Los Angeles, California, as follows: 1) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall; 2) one copy on the bulletin board located at the Main Street entrance to the Los Angeles City Hall East; 3) one copy on the bulletin board located at the Temple Street entrance to the Hall of Records of the County of Los Angeles.

Copies of said ordinance were posted conspicuously beginning on May 22, 2008 and will be continuously posted for ten or more days.

I declare under penalty of perjury that the foregoing is true and correct.

Signed this 22nd day of May 2008 at Los Angeles, California.

  
\_\_\_\_\_  
Maria C. Rico, Deputy City Clerk

Ordinance Effective Date: July 1, 2008  
Rev. (2/21/06)

Council File No. 08-0736

# Community Planning Referral Form



This form, completed and signed by appropriate Community Planning staff, must accompany any *Master Land Use Application* submitted at the Department of City Planning Public Counters regarding proposed projects located in Specific Plan areas, Historic Preservation Overlay Zones (HPOZs), Design Review Board (DRB) areas, Community Design Overlay (CDO) districts, Pedestrian Oriented Districts (PODs), Neighborhood Oriented Districts (NODs), or Sign Districts (SN).

1. VENICE SP PLAN (CDO # 163,795)

Name of Specific Plan, HPOZ, DRB, CDO, POD, NOD, or SN

If this is a Density Bonus case, please write "Density Bonus" and the name of the Community Plan area

## 2. Address of Proposed Project:

4029 LINCOLN BLVD

## 3. Description of Proposed Project:

PER ZA 2004 - 0952 (CUB) (PAI) APPLICANT IS FILING NEW  
CONDITIONAL USE PERMIT PER CONDITION

Project Type:  New construction  Addition  Renovation  Sign  Change of use  Grading

If change of use, what is existing use? \_\_\_\_\_ Proposed use? \_\_\_\_\_

## 4. Note to Applicant: Other Approvals

Applicant is advised to obtain a pre-plan check consultation with the Department of Building & Safety to determine any other necessary approvals from other City departments, including City Planning. Potential City Planning approvals in addition to Director's Determination are listed below. This list includes the most common approvals and is not exhaustive.

### Zoning Administration

Adjustment or Variance

Conditional Use Permit (e.g. sale of alcohol)

Coastal Development Permit

Determination

### CPC/APC/Director

Site Plan Review

Zone Change/General Plan Amendment

Conditional Use Permit (e.g. educational institutions)

Density Bonus (off-menu incentives)

### Advisory Agency

Tract Map/Parcel Map

Small Lot Subdivision

City of Los Angeles Department of City Planning  
Director's office: 200 N. Spring St., Room 527, 2007  
Main office: 200 N. Spring St., Room 527, 2007  
Vallejo office: 200 N. Spring St., Room 527, 2007  
www.cityplanning.org