



CITY OF LOS ANGELES  
SMALL LOT DESIGN  
GUIDELINES

# TABLE OF CONTENTS

1	INTRODUCTION	1
2	SITE ORGANIZATION AND URBAN FORM	3
2.1	SETBACKS AND SIDEYARDS	3
2.2	SITE LAYOUT AND DESIGN	4
2.3	HEIGHT AND MASSING	8
2.4	GRADE LEVEL	9
2.5	BUILDING TO STREET PROPORTION	10
3	PARKING AND DRIVEWAYS	13
3.1	NUMBER OF SPACES	13
3.2	DIMENSIONS	13
3.3	DESIRABLE CONFIGURATIONS	14
3.4	DRIVEWAY MATERIALS	14
4	BUILDING DESIGN AND MATERIALS	15
4.1	FENESTRATION	15
4.2	ARTICULATION OF ENTRYWAYS	16
4.3	BUILDING MATERIALS	17
4.4	ROOF LINES	17
5	LANDSCAPING	18
5.1	LANDSCAPING ADJACENT TO THE PUBLIC RIGHT OF WAY	18
5.2	LANDSCAPING WITHIN THE SITE	20
5.3	PLANT MATERIALS	20
6	ACCESS	21
6.1	PRIVACY	21
6.2	AIR, LIGHT, AND VENTILATION	21
6.3	SERVICES	22
	APPENDIX A: SAMPLE SMALL LOT TRACT MAP	23