

ORDINANCE NO. _____

An ordinance amending Sections 12.04 and 12.16.9 of the Los Angeles Municipal Code to establish a Ponte Vista at San Pedro Specific Plan (PVSP) Zone.

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

Section 1. Subsection A of Section 12.04 of the Los Angeles Municipal Code is amended to read:

SEC. 12.04 ZONES – DISTRICTS – SYMBOLS.

A. In order to regulate the use of property, as provided for in this article, the City is divided into the following Zones: 1. OS Open Space Zone; 2. A1 Agricultural Zone; 3. A2 Agricultural Zone; 4. RA Suburban Zone; 5. RE Residential Zone; 6. RS Suburban Zone; 7. R1 One-Family Zone; 8. RU Residential Urban Zone; 9. RZ Residential Zero Side Yard Zone; 10. RW1 One-Family Residential Waterways Zone; 11. R2 Two-Family Zone; 12. RD Restricted Density Multiple Dwelling Zone; 13. RMP Mobile Home Park Zone; 14. RW2 Two-Family Residential Waterways Zone; 15. R3 Multiple Dwelling Zone; 16. RAS3 Residential/Accessory Services Zone; 17. R4 Multiple Dwelling Zone; 18. RAS4 Residential/Accessory Services Zone; 19. R5 Multiple Dwelling Zone; 20. P Automobile Parking Zone; 21. PB Parking Building Zone; 22. CR Limited Commercial Zone; 23. C1 Limited Commercial Zone; 24. C1.5 Limited Commercial Zone; 25. C2 Commercial Zone; 26. C4 Commercial Zone; 27. C5 Commercial Zone; 28. CM Commercial Manufacturing Zone; 29. MR1 Restricted Industrial Zone; 30. M1 Limited Industrial Zone; 31. MR2 Restricted Light Industrial Zone; 32. M2 Light Industrial Zone; 33. M3 Heavy Industrial Zone; 34. PF Public Facilities Zone; and 35. SL Ocean-Submerged Land Zone.

The order of restrictiveness of the zones, the first being the most restrictive and the last being the least restrictive, is as follows: OS, A1, A2, RA, RE, RS, R1, RU, RZ, RW1, R2, RD, RMP, RW2, R3, RAS3, R4, RAS4, R5, CR, C1, C1.5, C4, C2, C5, CM, MR1, M1, MR2, M2, M3 and PF.

In addition there shall be the following Specific Plan Zones: 1. CCS Century City South Studio Zone; 2. CM (GM) Commercial Manufacturing (Glencoe/Maxella) Zone; 3. CW Central City West Specific Plan Zone; 4. WC Warner Center Specific Plan Zone; 5. ADP Alameda District Specific Plan Zone; 6. LASED Los Angeles Sports and Entertainment District Specific Plan Zone; 7. LAX Los Angeles International Airport Specific Plan Zone; 8. USC-1A University of Southern California University Park Campus Specific Plan Subarea 1A Zone; 9. USC-1B University of Southern California University Park Campus Specific Plan Subarea 1B Zone; 10. USC-2 University of Southern California University Park Campus Specific Plan Subarea 2 Zone; 11. USC-3 University of Southern California University Park Campus Specific Plan Subarea 3 Zone; and 12. PVSP Ponte Vista at San Pedro Specific Plan Zone.

Section 2. Subsection C of Section 12.04 of the Los Angeles Municipal Code is amended to read:

C. In order to regulate more adequately and restrict the height and floor area of buildings and structures, each lot shall include a height district designation. Height district designations shall be numbered from 1 to 4, CRA 1 to 4, EZ 1 to 4, and CSA 1 to 4 and shall regulate the height or

floor area of buildings and structures as provided in Sections 12.21.1, 12.21.2, 12.21.3, 12.21.4 and 12.21.5. The height districts and their boundaries are shown on the Zoning Map by a combination of zone symbols and height district number markings, e.g., R2-1, C2-2, M1-3, C1-CRA1, M2-EZ2, C2-CSA3, etc. Where a lot is located in more than one height district, the applicable zone symbol designations shall be separated by a slash mark, e.g., R2-CRA/CSA, C2-EZ1/CRA2, etc. The symbol "HD" preceding height district number markings, when shown on the Zoning Map or used in a zoning ordinance, is an abbreviation for the words "height district" and refers to height districts. The height districts for the "CW" Zone are the height districts shown in Section 6 of the Central City West Specific Plan. The height districts for the "ADP" Zone are the height districts shown in Section 7 of the Alameda District Specific Plan. The height districts for the "WC" Zone are height districts shown in Section 7 of the Warner Center Specific Plan. The height districts for the "LASED" Zone are the Subareas shown in Section 10 of the Los Angeles Sports and Entertainment District Specific Plan. The height districts for the "USC-1A", "USC-1B", "USC-2" and "USC-3" Zones are the height districts shown in Section 7 of the University of Southern California University Park Campus Specific Plan. The Height Districts for the "PVSP" Zone are shown in Section 5 of the Ponte Vista at San Pedro Specific Plan.

Section 3. A new Section 12.16.12 is added to the Los Angeles Municipal Code to read:

SECTION 12.16.9. PVSP PONTE VISTA AT SAN PEDRO SPECIFIC PLAN ZONE. The following regulations shall apply in the "PVSP" Ponte Vista at San Pedro Specific Plan Zone:

- A. Purpose.** The purposes set forth in the Ponte Vista at San Pedro Specific Plan Ordinance are incorporated by this reference into these regulations.
- B. Use.** No building, structure or land shall be used and no building or structure shall be erected, structurally altered, enlarged or maintained, except as permitted by the Ponte Vista at San Pedro Specific Plan Ordinance.
- C. Area.** No building or structure, nor the enlargement of any building or structure, shall be erected or maintained unless the height, area, and parking requirements of the Ponte Vista at San Pedro Specific Plan Ordinance are met and maintained in connection with the building, structure or enlargement.

Section 4. The City Clerk shall certify the passage of this ordinance and have it published in some daily newspaper printed and published in the City of Los Angeles.

Section __. 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 Council of the City of Los Angeles, **by a vote of not less than three-fourths** of all its members, at the meeting of _____ and was passed at its meeting of _____.

HOLLY L. WOLCOTT, Interim City Clerk

By _____
Deputy

Approved _____

Mayor

Approved as to Form and Legality

MIKE FEUER, City Attorney

Pursuant to Charter Section 559, I **approve** this ordinance on behalf of the City Planning Commission and recommend that it be adopted ...

By _____
TERRY KAUFMANN MACIAS
Deputy City Attorney

November 14, 2013

See attached report.

Date: _____

Daniel Scott for
MICHAEL J. LOGRANDE
Director of Planning

File No(s). _____