

ORDINANCE NO. _____

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:

Sec. _____. 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 this ordinance was passed by the Council of the City of Los Angeles, at its meeting of _____.

Holly L. Wolcott , City Clerk

By _____ Deputy

Approved _____

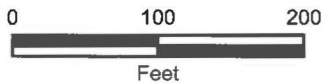
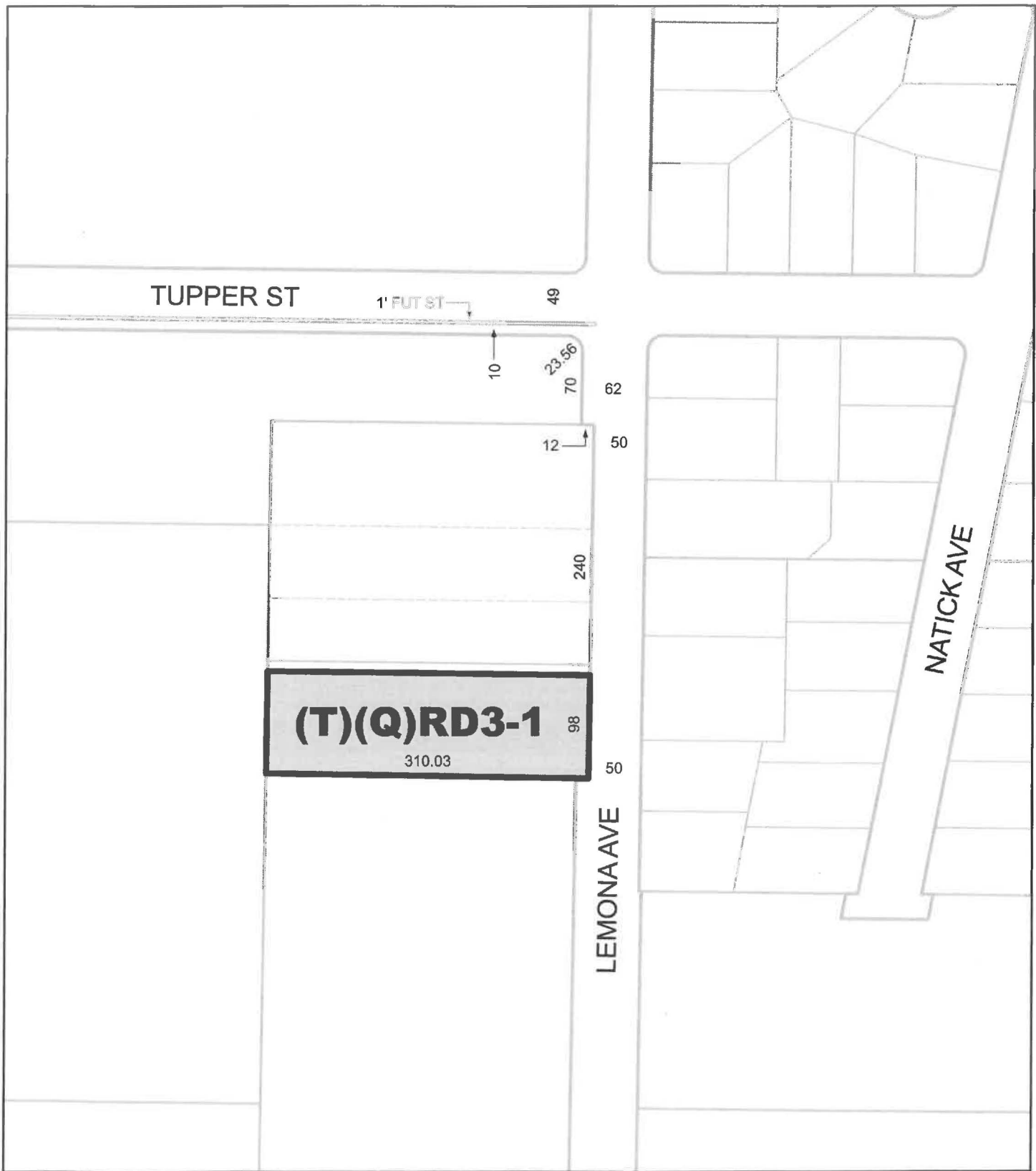
Mayor

Pursuant to Section 558 of the City Charter, the North Valley Area Planning Commission on April 16, 2015, recommended this ordinance be adopted by the City Council.



Randa M. Hanna, Commission Executive Assistant
North Valley Area Planning Commission

File No. _____



C.M. 198 B 145, 198 B 149 APCNV-2014-3240-ZC-ZAD

AA/ *AD*

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(Q) QUALIFIED CONDITIONS OF APPROVAL

Pursuant to Section 12.32 G of the Municipal Code, the following limitations are hereby imposed upon the use of the subject property, subject to the "Q" Qualified classification.

1. **Use.** The use of the subject property shall be limited to those uses permitted in the RD3 Zones as defined in Section 12.09.1 of the Los Angeles Municipal Code ("LAMC").
2. **Density.** A maximum of nine residential condominium units shall be permitted.
3. **Height.** The height of the buildings on the subject properties shall not exceed 30 feet. Any structures on the roof, such as air condition units and other equipment, shall be fully screened from view of any abutting properties with single-family dwellings.
4. **Site Plan.** The use and development of the subject property shall be in substantial conformance with the site plan labeled Exhibit "B," and as revised by this action. The plans shall comply with provisions of the Municipal Code, the subject conditions, and the intent of the subject permit authorization.