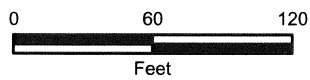
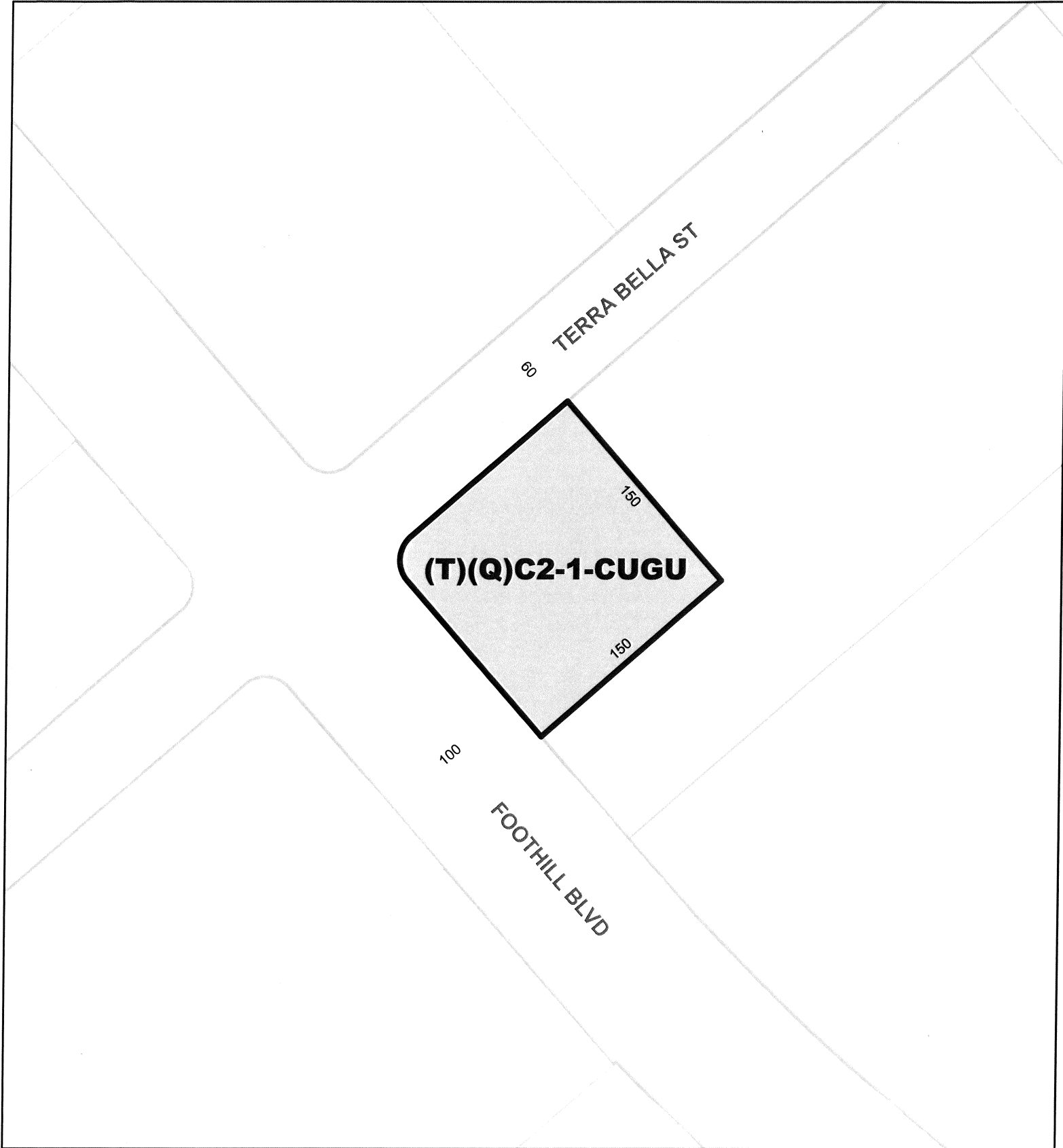


ORDINANCE NO. _____

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:

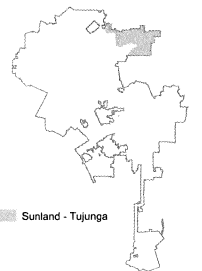


APCNV-2016-1675-VZC-SPE-CU

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City of Los Angeles



(Q) QUALIFIED CONDITIONS OF APPROVAL

Development Conditions:

1. **Use.** The use of the subject property shall be limited to a 2,938 square foot automatic car wash and a pole sign with a 72 square foot sign area (6 x 12 feet).
2. **Height.** The car wash shall not exceed 17 feet in height, and the pole sign shall not exceed 19 feet in height as shown on the project plans dated July 17, 2018, and labeled “**Exhibit A,**” attached to the subject case file.
3. **Plot/Site Plan.** Prior to the issuance of any building permits for the subject project, detailed development plans, including site and elevation plans, and including complete landscape and irrigation plans prepared by a licensed landscape architect or architect, shall be submitted for review by the Department of City Planning for verification of compliance with the imposed conditions. The plans submitted to Building and Safety shall be in substantial conformance with the plans dated July 17, 2018, and labeled “**Exhibit A**”, attached to the subject case file. Minor deviations may be allowed in order to comply with provisions of the Municipal Code, the subject conditions, and the intent of the subject permit authorization.
4. **Code Compliance.** All other use, height and area regulations of the Municipal Code and all other applicable government/regulatory agencies shall be strictly complied with in the development and use of the property, except as such regulations are herein specifically varied or required.
5. **Parking.** Parking shall be provided pursuant to the requirements of the Los Angeles Department of Building and Safety.
6. **Roof-Top Equipment and/or Utilities.** Any air conditioning units and other equipment and/or utilities shall be fully screened from view of any abutting residential properties.
7. **Graffiti Removal.** All graffiti on the site shall be removed or painted over to match the color of the surface to which it is applied within 24 hours of its occurrence.

Sec. XX. 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.

Pursuant to Section 558 of the City Charter, the North Valley Area Planning Commission on September 20, 2018, recommends this ordinance **BE ADOPTED** by the City Council.

By  _____
Rocky Wiles
Commission Office Manager

File No. _____

CITY CLERK

MAYOR

Ordinance Passed _____

Approved _____