



## Community Planning

City Hall C200 N. Spring Street, Room 667 C Los Angeles, CA 90012



October 1, 2009

### SUBJECT: Draft Hollywood Community Plan Documents

We would like to inform you that several additional sections of the Draft Hollywood Community Plan are now available online for your review and comment. These sections include the following: the Draft Land Use and Zone Change Map; the Draft Matrix of Existing, Planned and Proposed Land Use; the Draft “Q” Qualified Conditions; the Draft “Q” Qualified Condition and “D” Development Limitation Appendix; and the Draft Street Designations. You may find these documents at two locations on the City Planning Department’s website, <http://cityplanning.lacity.org>, under “What’s New” or under “New Community Plans – Hollywood – Latest Plan Update – What’s New”.

Copies of all available sections of the Draft Hollywood Community Plan will be placed in the following public libraries:

- Frances Howard Goldwyn-Hollywood Regional Library, 1623 N. Ivar St., LA 90028.
- John C. Fremont Branch Library, 6121 Melrose Avenue, LA 90038.
- Los Feliz Branch Library, 1874 Hillhurst Avenue, LA 90027.
- Will and Ariel Durant Branch Library, 7140 W. Sunset Boulevard, LA 90046.

Please note that the Draft Hollywood Community Plan documents are presented in draft form and no formal recommendations have yet been made. Staff will prepare recommendations after the first public hearing.

The last feature of the Draft Hollywood Community Plan to be released will be the Draft Environmental Impact Report (DEIR). The release of the DEIR should occur sometime in the fall. At that time we will start scheduling briefings with the neighborhood councils and other major stakeholder groups. The briefings will provide an opportunity to go over the proposed policies, programs and land use changes, answer questions, and gather input from the community. The series of briefings will conclude with an Open House/Public Hearing.

Your active participation in the review of the Draft Hollywood Community Plan is greatly appreciated. Any questions or comments about this process may be addressed to Mary Richardson at (213) 978-1205 or Jon Tanury at (213) 978-1214. We have updated our email list and encourage your feedback so that we can improve our outreach.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 1:1	Limited Commercial	C1-1D FAR 0.5:1	Retail Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1 FAR 1.5:1	East corner of Hollycrest and Barham	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 1:2	Limited Commercial	C1-1D FAR 0.5:1	Office Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1 FAR 1.5:1	Northeast and southeast sides of Barham and Lake Hollywood intersection	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 1:3	Limited Commercial	C1-1D FAR 0.5:1	Office Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1 FAR 1.5:1	Northeast corner of Forest Lawn and Lake Hollywood	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 1:4	Limited Commercial	RE15-1-H FAR 1.5:1	Maintenance Vehicle Yard	Public Facilities	PF	PF-1XL FAR 3:1	Island between Cahuenga Bl. W. and 101 Fwy, s. of Mulholland	Amend Plan and Change Zone and Height District	Reflect Existing Use

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SA 1:4A	Limited Commercial	PF-1XL	Maintenance Vehicle Yard	Public Facilities	PF	PF-1XL FAR 3:1	Southern tip of Island between Cahuenga Bl. W. and 101 Fwy, s. of Mulholland	Amend Plan	Maintain consistency between Land Use Designation and Zone
SA 2	Highway Oriented Commercial	[Q]C2-1D-SN FAR 0.5:1	Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-1-SN FAR 1.5:1	East side of Cahuenga between Dix and the Hollywood Freeway	Change Name of Land Use Designation and Height District	Nomenclature change/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 2:1	Highway Oriented Commercial	[Q]C2-1D-SN FAR 0.5:1	Retail Commercial, auto-related	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-1-SN FAR 1.5:1	East side of Cahuenga between Dix and Franklin	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1

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SA 2:1A	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail Commercial, Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, FAR 2:1 for commercial component of mixed-use or commercial only. Hgt. Limit 150 ft.	Generally both sides of Cahuenga, north of Yucca, and SE corner of Franklin and Cahuenga	Change Height District	Provide incentive for housing production and promote mixed-use development with design standards. Provide transition betw, Vine St. corridor and adjacent residential zones. Protect identified historic resources.
SA 2:1B	High Density Residential	C4-2D-SN	Retail Commercial, Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN	Midblock portion of lot south of Franklin betw. Wilcox and Cahuenga	Amend Plan	Maintain consistency between land use designation and zone.
SA 3:1	Medium Residential	R3-1 FAR 3:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	C4-1VL FAR 1.5:1	Southwest corner of La Brea and Hollywood	Amend Plan and Change Zone and Height District	Reflect existing use.

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SA 3:1A	High Medium Residential	[Q]R4-1VL FAR 3:1	Multiple and Single Family Residential, Retail Commercial, Institutional	High Medium Residential	R4	R4-1VL FAR 3:1	Portions of west side of Highland betw. Camrose and La Brea, south side of Franklin betw. Hillcrest and La Brea	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity and make land use legend range of zones consistent with other community plans.
SA 3:1B	High Medium Residential	[Q]R5-1VL FAR 3:1	Private club	High Medium Residential	R4	[Q]R5-1VL FAR 3:1	North of Franklin, south of Sycamore, west of Orchid, east of Fitch	Change Zone	Increase housing capacity. Q condition allows private club while limiting other uses to those permitted by R4.
SA 3:1 C	High Medium Residential	C4-2D-SN FAR 3:1	Multifamily Residential, Institutional	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1	Midblock parcel north of Hollywood, west of Sycamore, east of El Cerrito and south of Franklin	Amend Plan	Maintain consistency between Land Use Designation and Zone

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SA 3:2	Regional Center Commercial	C4-2D-SN FAR 3:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 Hgt. Limit 60 ft.	South of Yucca generally between alley west of McCadden and McCadden, north of Hollywood Blvd. Commercial/Entertainment Historic District	Change Zone by Adding Height Limit	Maintain height compatible with scale of adjacent historic district and adjacent residential area.
SA 3:2A	High Medium Residential	[Q]R4-1VL FAR 3:1	Multiple Family Residential, Retail Commercial	High Medium Residential	R4	R4-1VL FAR 3:1	North side of Franklin betw. Highland & Wilcox, East side of Highland betw. Highland and Cherokee	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity and make land use legend range of zones consistent with other community plans.
SA 3:2B	High Residential	[Q]R4-2 FAR 6:1, Hgt. Limit 60 ft.	Multifamily Residential, Retail Commercial, Institutional	High Medium Residential	R4	[Q]R4-2 FAR 6:1 Hgt. Limit 60 ft.	South of Franklin and north of Yucca roughly betw. Highland and east side of Wilcox	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity and make land use legend range of zones consistent with other community plans.

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SA 3:2C	Regional Center Commercial	C4-2D-SN FAR 2:1, Hgt. Limit 45 ft.	Retail Commercial, Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 2:1, Hgt. Limit 60 ft.	Southeast corner of Yucca and Las Palmas	Change Zone by Changing Height Limit	Maintain height compatible with scale of adjacent historic district and adjacent residential area.
SA 3:2D	Regional Center Commercial	C4-2D-SN FAR 3:1	Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 Hgt. Limit 60 ft.	Southwest corner of Yucca and Las Palmas	Change Zone by Adding Height Limit	Maintain height compatible with scale of adjacent historic district and adjacent residential area.
SA 3:2E	High Medium Residential	[Q]R4-1VL FAR 3:1	Retail Commercial, Multifamily Residential	High Medium Residential	R4	R4-1VL FAR 3:1	Southern half of area north of Franklin, east of Whitley, west of Cherokee, south of Grace and Cerritos and Padre Terrace	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity and make land use legend range of zones compatible with other community plans.

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SA 3:2F	Low Medium I Residential	[Q]R4-1VL FAR 3:1	Multiple Family Residential	High Medium Residential	R4	R4-1VL FAR 3:1	Portion of midblock parcel north of Franklin, west of Whitley, south of Padre Terrace and east of Cherokee	Amend Plan and Change Zone	Maintain consistency between land use designation and zone. Increase housing capacity and make land use legend range of zones consistent with other community plans.
SA 3:2G	High Residential	[Q]R4-2-SN FAR 6:1, Hgt. Limit 60 ft.	Office Commercial, Parking	High Medium Residential	R4	[Q]R4-2-SN FAR 6:1 Hgt. Limit 60 ft.	Two parcels north of Franklin Place, south of Franklin Avenue, east of Highland and west of Las Palmas	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity at a scale of development compatible with existing or adjacent residential uses.
SA 3:3	High Residential	[Q]R5-2 FAR 6:1	Multiple Family and Single Family Residential, Parking	High Medium Residential	R4	R4-2D FAR 6:1 Hgt. Limit 60 ft.	South of Yucca roughly betw. west side of Cherokee & Wilcox north of Hollywood	Amend Plan and Change Zone and Height District	Maintain scale of development compatible with adjacent historic district and adjacent residential areas.



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SA 3:4	Regional Center Commercial	C4-2D-SN FAR 2:1	Multiple Family Residential, Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 2:1 Height Limit 60 ft.	East side of Wilcox roughly south of Yucca and north of Hollywood	Change Zone by Adding Height Limit	Maintain height compatible with scale of adjacent historic district and adjacent residential area.
SA 4:1	Regional Center Commercial	C4-2D FAR 2:1 Hgt. Limit 45 ft.	Selma Park	Open Space	OS	OS	Northwest corner of Selma and Schrader	Amend Plan and Change Zone	Reflect existing and/or proposed use.
SA 4:1A	Regional Center Commercial	C4-2D-SN FAR 3:1	Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed/use, residential or commercial uses. Height Lmt. 75 ft.	Single lot on west side of Las Palmas south of Hollywood	Change Height District	Maintain height compatible with scale of adjacent historic resources.

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SA 4:1B	Regional Center Commercial	C4-2D FAR 2:1	Office Commercial, Institutional, Multiple Family Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D FAR 3:1 for mixed-use, commercial or residential uses.	South side of Selma betw. west side of McCadden and east side of Las Palmas	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Protect identified historic resources.
SA 4:1C	Regional Center Commercial	C4-2D-SN FAR 2:1	Office and Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, commercial or residential uses. Height Lmt. 75 ft.	Several lots on east side of Cherokee between Hollywood and Cherokee Court	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Maintain height compatible with scale of adjacent historic resources. Protect identified historic resources.

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SA 4:1D	Regional Center Commercial	C4-2D FAR 2:1	Office and Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D FAR 3:1 for mixed-use, commercial or residential uses. Height Lmt. 75 ft.	Generally south side of Selma betw. Cherokee and west side of Wilcox & north side of Selma betw. Cassil & east side of Wilcox	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Maintain height compatible with scale of adjacent historic resources. Protect identified historic resources.
SA 4:1E	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, commercial or residential uses. Height Lmt. 75 ft.	East side of Las Palmas generally south of Hollywood and north of parking lot	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Maintain height compatible with scale of adjacent historic resources. Protect identified historic resources.

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SA 4:1F	Regional Center Commercial	C4-2D FAR 2:1	Office and Retail Commercial, Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D FAR 3:1 for mixed-use, commercial or residential uses.	Generally north of Selma, s. of Hollywood, w. of Las Palmas, e. of McCadden, including the NE corner of Selma and Las Palmas.	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Protect identified historic resources.
SA 4:1G	Regional Center Commercial	C4-2D-SN FAR 2:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, commercial or residential uses.	Lot on eastern frontage of McCadden at northern edge of Hollywood Signage District north of Sunset.	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Protect identified historic resources.

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SA 4:1H	Regional Center Commercial	C4-2D-SN FAR 2:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, commercial or residential uses.	Lot on western frontage of Las Palmas at northern edge of Hollywood Signage District north of Sunset.	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Protect identified historic resources.
SA 4:1I	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail and Office Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, commercial or residential uses.	Eastern frontage of Highland betw. Hawthorn and Selma	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Protect identified historic resources.

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SA 4:1J	Regional Center Commercial	C4-2D FAR 2:1	Office Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D FAR 3:1 for mixed-use, commercial or residential uses.	South of Hawthorn, west of McCadden, north of Selma, east of an alley.	Change Height District	Increase housing capacity, promote commercial and mixed-use development with design standards. Protect identified historic resources.
SA 4:2	Regional Center Commercial	C4-2D FAR 3:1	Retail Commercial, Institutional, Hotels	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D FAR 3:1 for mixed-use, residential or commercial uses. Height Lmt. 75 ft.	East side of Wilcox generally between Selma and Sunset	Change Height District	Maintain height compatible with scale of adjacent historic resources. Protect identified historic resources.
SA 4:2A	Regional Center Commercial	C4-2D-SN FAR 2:1	Office and Retail Commercial, Multiple Family Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 3:1 for mixed-use, FAR 2:1 for commercial component of mixed-use or commercial only. Height Lmt. 150 ft.	Both sides of Cahuenga south of Yucca, roughly north of Hollywood	Change Height District	Provide incentive for housing production and promote mixed-use development. Limit height to provide transition between Vine St. corridor and adjacent residential zones. Protect identified historic resources.

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SA 4:2B	Regional Center Commercial	C4-2D-SN FAR 2:1	Office and Retail Commercial, Live-Work	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D-SN FAR 2:1 Height Lmt. 36 ft.	Both sides of Cahuenga north of Selma, roughly south of Hollywood	Change Height District	Maintain existing scale. Protect identified historic resources.
SA 4:2C	Regional Center Commercial	C4-2D FAR 2:1	Office Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	C4-2D FAR 2:1 Height Lmt. 36 ft.	Strip of land mid-block betw. Cosmo and alley east of Cahuenga, north of Selma, generally south of Hollywood.	Change Height District	Maintain existing scale. Protect identified historic resources.

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SA 4:3	Regional Center Commercial	C4-2D-SN FAR 3:1	Retail and Office Commercial, Institutional, Entertainment	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	South of Yucca, east of Ivar, west of Argyle, north of Hollywood; including the southeast corner of Hollywood and Vine, the south frontage of Hollywood betw. Ivar and east side of Vine and the west frontage of Vine betw. Hollywood and Selma.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.



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SA 4:3A	Regional Center Commercial	C4-2D FAR 3:1	Multiple Family Residential	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	East side of Ivar north of Selma and south of the alley extending west from Vine.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.
SA 4:3B	Regional Center Commercial	C4-2D-SN FAR 2:1	Multiple Family Residential	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential, height limit 75 ft.	Southeast corner of Yucca and Argyle	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.

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SA 4:4	Regional Center Commercial	C4-2D FAR 2:1	Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	North frontage of Selma betw. Argyle and Gower, extending n. to border of Hollywood Signage District betw. El Centro and Gower.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.
SA 4:4A	Regional Center Commercial	C4-2D-SN FAR 2:1	Theater, Auto-Related Uses	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	Northern and southern frontages of Hollywood bet. Gower and El Centro.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.

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SA 4:4B	Highway Oriented Commercial	C4-1 FAR 3:1	Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C4-1 FAR 3:1	East side of Gower generally betw. Hollywood and Sunset	Change Name of Land Use Designation	Change name of land use designation to General Plan Framework (GPF) category
SA 4:5	Regional Center Commercial	C4-2D-SN FAR 3:1	Retail Commercial, Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential. Height Lmt. 75 ft.	Roughly both sides of Cahuenga betw. Sunset and the northwest corner of Wilcox and Sunset.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:5A	Regional Center Commercial	C4-2D FAR 3:1	Office and Retail Commercial, Institutional, Entertainment	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	South of Selma, west of Morningside Court, n. of the Hollywood Signage District on Sunset, including the western frontage of Ivar.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.
SA 4:5B	Regional Center Commercial	C4-2D-SN FAR 3:1	Office and Retail Commercial, Institutional, Entertainment	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D-SN FAR 4.5:1 for commercial only or mixed-use, minimum FAR 1:1 for commercial component, no 100% residential	Roughly north and south of Sunset betw. Cole and Argyle; including the block south of Selma, e. of Morningside, w. of Vine and n. of Sunset.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:5C	Regional Center Commercial	C4-2D-SN FAR 3:1	Entertainment-Related	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	Southern half of the block east of Argyle, south of Selma, west of El Centro, north of Sunset	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.
SA 4:5D	Commercial Mfg.	[Q]C4-1VL-SN FAR 1.5:1	Office and Retail Commercial, Entertainment-Related Use	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	South of Selma, west of Gower, north of Sunset, east of Argyle, excl. southern half of block south of Selma, west of El Centro, north of Sunset, east of Argyle.	Amend Plan and Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:5E	Regional Center Commercial	C4-2D FAR 3:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	North of De Longpre, west of Ivar, east of Cole Place and south of the Hollywood Signage District on Sunset.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.
SA 4:5F	Regional Center Commercial	C4-2D-SN FAR 3:1	Office and Retail Commercial, Parking, Entertainment	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	South of the southern frontage of Sunset, east of Ivar, north of De Longpre, west of Vine, including the eastern frontage of Vine betw. Leland Way and De Longpre.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:5G	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed-use, FAR 0.5:1 minimum commercial component, no 100% residential	Southwest corner of Sunset and El Centro	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.
SA 4:5H	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,P B	[Q]C4-2D-SN 4.5:1 for commercial only or mixed-use, minimum FAR 1:1 for commercial component, no 100% residential	Midblock parcels on southern side of Sunset roughly betw. Vine and Argyle.	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:5I	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN 4.5:1 for commercial only or mixed- use, minimum FAR 0.5:1 for commercial component, no 100% residential	Eastern side of Vine betw. DeLongpre and Leland Way	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.
SA 4:5J	Regional Center Commercial	C4-2D-SN FAR 3:1	Retail Commercial, Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 4.5:1 max. for commercial only or mixed- use, FAR 1:1 minimum commercial component, no 100% residential.	Northern frontage of Sunset Blvd. Between Wilcox and Cahuenga	Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards. Protect identified historic resources.



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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:6	Regional Center Commercial	C4-2D-SN FAR 2:1	Retail Commercial, Institutional	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	C4-2D-SN FAR 3:1 for mixed-use, FAR 2:1 for commercial component of mixed-use or commercial only.	Roughly s. of DeLongpre, e. of Cahuenga, w. of Vine, n. of Fountain, including the eastern frontage of Vine	Change Height District	Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.
SA 4:6A	Regional Center Commercial	C4-2D FAR 2:1	Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	C4-2D FAR 3:1 for mixed-use, FAR 2:1 for commercial component of mixed-use or commercial only.	East of Cole, north of Fountain, west of Cahuenga, south of Homewood	Change Height District	Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:6B	Regional Center Commercial	C4-2D FAR 2:1	Multifamily Residential	Regional Center Commercial	C1.5,CR,C2,C4,RAS4,R4,R5,P,PB	C4-2D FAR 3:1 for mixed-use, FAR 2:1 for commercial component of mixed-use or commercial only.	Two lots on northern frontage of Fountain, adjacent to the Hollywood Signage District on eastern frontage of Vine	Change Height District	Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.
SA 4:7	Regional Center Commercial	R4-2D FAR 2:1	Multiple Family Residential	High Medium Residential	R4	R4-1D FAR 2:1	Eastern half of block between Leland Way on the north, El Centro to the east, De Longpre to the south and Vine to the west	Amend Plan and Change Height District	Preserve historic architecture.
SA 4:8	Limited Commercial	C1-1D FAR 0.5:1	Retail Commercial	Limited Commercial	CR,C1,C1.5,P,RAS3, R3	C1-1 FAR 1.5:1	North side of Franklin betw. Argyle and Vista Del Mar south of Dix.	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.

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<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
SA 4:8A	Medium Residential	R3-1 FAR 3:1	Hotel	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	RAS4-1 FAR 3:1	North side of Franklin betw. Vista del Mar and Carmen	Amend Plan and Change Zone	Make land use designation and zone consistent with existing and proposed use.
SA 4:8B	Low Medium Residential II	RD 1.5-1XL FAR 3:1	Parking	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	RD 1.5-1XL FAR 3:1	One parcel north of Best Western Hotel on Vista del Mar	Amend Plan	Make land use designation consistent with existing and proposed use.
SA 4:8C	Medium Residential	R3-1 FAR 3:1	Multifamily Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	R3-1 FAR 3:1	One parcel north of Best Western Hotel on Carmen	Amend Plan	Make land use designation consistent with existing and proposed use.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 4:9	Limited Commercial	C1-1D FAR 0.5:1	Retail and Office Commercial, Single Family Residential	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1 FAR 1.5:1	Northern frontage of Franklin betw. Tamarind and Bronson including a third of western. Frontage of Bronson betw. Franklin and Chula Vista.	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 4:10	Limited Commercial	C1-1D FAR 0.5:1	Retail Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1 FAR 1.5:1	Commercially designated lot in middle of parking designated area n. of Franklin roughly betw. Canyon and Bronson	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 4:11	Limited Commercial	C1-1D FAR 0.5:1	Retail Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1 FAR 1.5:1	NW and NE corners of Franklin and Canyon	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 5	Highway Oriented Commercial	C4-1-SN FAR 1.5:1	Public Facility, Multiple Family Residential, Retail Commercial, Institutional, Office Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 3:1 for mixed-use or commercial uses, max. FAR 1.5:1 for commercial component or commercial uses.	North and south sides of Hollywood between Gower and the 101 Fwy.	Amend Plan and Change Zone and Height District	Amend Plan to allow higher commercial intensity and residential density. Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.
SA 5:1	High Medium Residential	[Q]R4-1VL FAR 3:1	Multiple and Single Family Residential	High Medium Residential	R4	R4-1VL FAR 3:1	West of 101 Fwy, roughly south of Hollywood, east of Gower & north of Sunset	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity and make land use legend range of zones consistent with other community plans.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 5:1A	Highway Oriented Commercial	[Q]R4-1VL FAR 3:1	Office Commercial	General Commercial	R4	R4-1VL FAR 3:1	Two midblock parcels on north and south sides of Carlton Way, east of Gower and west of the 101 Freeway	Change Name of Land Use Designation and Change Zone	Change land use designation to General Plan Framework (GPF) category, increase housing capacity and make land use legend range of zones consistent with other community plans.
SA 5:2	Highway Oriented Commercial	R4-2 FAR 6:1	Multi Family Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	R4-2 FAR 6:1	Residentially zoned lots abutting northern edge of commercially zoned lots on northern frontage of Hollywood at NE corner of Gower and Hollywood	Amend Plan	Amend Plan to allow higher commercial intensity and residential density.

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SA 5:3	High Residential	C4-1-SN FAR 1.5:1	Institutional, Entertainment-Related Use	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 3:1 for mixed-use or commercial uses, max. FAR 1.5:1 for commercial component or commercial uses.	Two midblock lots on northern frontage of Hollywood betw. Gower and Bronson	Amend Plan and Change Zone and Height District	Amend Plan to allow higher commercial intensity and residential density. Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.
SA 5:3A	Highway Oriented Commercial	C4-1-SN FAR 1.5:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 3:1 for mixed-use or commercial uses, max. FAR 1.5:1 for commercial component or commercial uses, no residential only.	Portion of midblock lot on northern frontage of Hollywood betw. Gower and Bronson	Amend Plan and Change Zone and Height District	Amend Plan to allow higher commercial intensity and residential density. Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 5:3B	Highway Oriented Commercial	R4-2 FAR 6:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 3:1 for mixed-use or commercial uses, max. FAR 1.5:1 for commercial component or commercial uses, no residential only.	Portion of midblock lot on northern frontage of Hollywood betw. Gower and Bronson	Amend Plan and Change Zone and Height District	Amend Plan to allow higher commercial intensity and residential density. Provide incentive for housing production and promote mixed-use development with design standards. Protect identified historic resources.
SA 5:4	Highway Oriented Commercial	R4-2 FAR 6:1	Multi Family Residential	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	R4-2 FAR 6:1	Midblock parcel fronting Bronson betw. Hollywood and Carlos	Amend Plan	Amend Plan to allow higher commercial intensity and residential density.
SA 6	High Medium Residential	[Q]R4-1VL FAR 3:1	Single and Multiple Family Residential	Low Medium II Residential	RD1.5,RD2	RD2-1XL FAR 3:1	Both sides of Labaig roughly betw. Gower and Gordon, including n. side of Harold Way	Amend Plan and Change Zone	Reflect existing use and preserve historic architecture.



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SA 6:A	Highway Oriented Commercial	[Q]R4-1VL FAR 3:1	Retail Commercial, Multifamily Residential	General Commercial	C1.5,C2.C4.CR, RAS3,RAS4,P	RD2-1XL FAR 3:1	Three midblock parcels north of Harold Way, south of Carlton Way, east of Gower and west of Gordon	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF), reflect existing scale and preserve historic architecture.
SA 6:1	Highway Oriented Commercial	C4-1-SN FAR 1.5:1	Retail and Office Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C4-2D-SN FAR 4.5:1 commercial only or mixed-use, minimum FAR 0.5:1 commercial component, no 100% residential.	N. side of Sunset betw. Gower and Bronson	Amend Plan and Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.

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SA 6:2	Highway Oriented Commercial	C2-1-SN FAR 1.5:1	Hotel, Gas Station	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C2-2D-SN FAR 4.5:1 commercial only or mixed- use, minimum FAR 0.5:1 commercial component, no 100% residential.	Northeast corner of Bronson and Sunset	Amend Plan and Change Zone and Change Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.
SA 6:3	Highway Oriented Commercial	C2-1-SN FAR 1.5:1	Retail and Auto Related Commercial	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C2-2D-SN FAR 4.5:1 commercial only or mixed- use, minimum FAR 0.5:1 commercial component, no 100% residential.	Northeast and northwest corners of Sunset and Van Ness	Amend Plan and Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.

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SA 6:3A	High Medium Residential	C2-1-SN FAR 1.5:1	Parking	Regional Center Commercial	C1.5,CR,C2,C4, RAS4,R4,R5,P,P B	[Q]C2-2D FAR 3:1 commercial only or mixed-use, minimum FAR 0.5:1 commercial component, no 100% residential.	Southeast corner of Harold Way and Van Ness west of the 101 Freeway	Amend Plan and Change Zone and Height District	Provide incentive for construction of commercial office uses and mixed-use development with design standards.
SA 6:4	Highway Oriented Commercial	P-1	Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	P-1	Two parcels zoned for parking fronting Bronson betw. Sunset and Carlton Way	Change Name of Land Use Designation	Change name of land use designation to General Plan Framework (GPF) category

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SA 7	Highway Oriented Commercial	C2-1 FAR 1.5:1	Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Generally north side of Sunset betw. Wilton and Serrano	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 7:A	High Density Residential	C2-1 FAR 1.5:1	Retail Commercial, Multifamily Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Mid-block parcel south of Harold Way west of Western and east of St. Andrews Place	Amend Plan and Change Zone and Height District	Maintain consistency between land use designation and zone. Change Zone and Height District to enforce compliance with Station Neighborhood Area Plan (SNAP).
SA 7:1	Highway Oriented Commercial	R4-2 FAR 6:1	Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R4-2 FAR 6:1	Southern frontage of Harold Way betw. Wilton Place and St. Andrews Place	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category

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SA 8	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	East and west sides of Western, south of Franklin, roughly north of Hollywood	Change Zone and Height District	Change Zone to enforce compliance with Station Neighborhood Area Plan (SNAP)/Change Height District (HD) to full Floor Area Ratio (FAR) allowed by SNAP.
SA 9	Highway Oriented Commercial	C2-1 FAR 1.5:1	Mixed Use Residential, Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	South side of Hollywood betw. Western and Serrano including NE and SE corner of Serrano and Hollywood	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).

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<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
SA 9:1	High Residential	[Q]R4-2 FAR 6:1	Multiple Family Residential	High Medium Residential	R4	[Q]R4-2 FAR per Station Neighborhood Area Plan (SNAP)	Both sides of Carlton Way west of Serrano, roughly east of Western, both sides of Harold roughly betw. Western and Serrano	Amend Plan and Change Zone by Removing Plan Footnote on R4 and Changing Height District	Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 9:2	High Residential	[Q]R4-2 FAR 6:1	Multiple Family Residential	Low Medium II Residential	RD1.5,RD2	RD1.5-1VL FAR 3:1	East side of Serrano roughly betw. Hollywood & Sunset/west side of Serrano generally betw. Carlton Way and Sunset	Amend Plan and Change Zone and Height District	Rescale density and height district to protect historic bungalow courts and apartments

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 9:3	High Residential	R3-1XL FAR 3:1	Multiple Family Residential	Medium Residential	R3	R3-1XL FAR 3:1	Three midblock parcels located in the southern half of the block north of Sunset, east of Serrano, south of Hollywood and west of Hobart	Amend Plan	Amend Plan to make land use designation of three parcels consistent with surrounding land use designations
SA 10	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Open Space, Mixed Use Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Both sides of Hollywood roughly betw Serrano and Berendo	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).

**DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009**

<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
SA 10:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Open Space, Mixed Use Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Southeast corner of Hollywood and Edgemont	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 10:1A	Highway Oriented Commercial	R3-1 FAR 3:1	Multifamily Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R3-1 FAR 3:1	Residentially zoned parcel on eastern frontage of Harvard abutting commercially zoned parcels north of Hollywood	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF)



**DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009**

<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
<b>SA 10:1B</b>	<b>Highway Oriented Commercial</b>	<b>R3-1 FAR 3:1</b>	<b>Parking</b>	<b>General Commercial</b>	<b>C1.5,C2,C4,CR, RAS3,RAS4,P</b>	<b>R3-1 FAR 3:1</b>	<b>Residentially zoned midblock parcel in block north of Hollywood, east of Harvard, south of Franklin and west of Kingsley.</b>	<b>Change Name of Land Use Designation</b>	<b>Change land use designation to General Plan Framework (GPF)</b>
<b>SA 10:1C</b>	<b>Highway Oriented Commercial</b>	<b>RD 1.5-1XL FAR 3:1</b>	<b>Retail Commercial</b>	<b>General Commercial</b>	<b>C1.5,C2,C4,CR, RAS3,RAS4,P</b>	<b>RD 1.5-1XL FAR 3:1</b>	<b>Residentially zoned parcel on eastern frontage of Edgemont abutting commercially zoned parcels on southern frontage of Hollywood</b>	<b>Change Name of Land Use Designation</b>	<b>Change land use designation to General Plan Framework (GPF)</b>

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 10:1D	Low Medium II Residential	C2-1D FAR 0.5:1	Park	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Commercially zoned midblock parcel abutting Barnsdall Park south of Hollywood betw. Edgemont and Vermont	Amend Plan and Change Zone and Height District	Maintain consistency between Land Use Designation and Zone/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 11	Neighborhood Commercial	C4-1D FAR 1:1	Mixed Use Residential, Commercial Retail, Public Facility, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR per Station Neighborhood Plan (SNAP)	East and west sides of Vermont, south of Franklin and north of Hollywood	Change Zone and Height District	Change Zone to enforce compliance with Station Neighborhood Area Plan (SNAP)/Change Height District (HD) to full Floor Area Ratio (FAR) allowed by SNAP.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 11:1	Neighborhood Commercial	PF	School	Public Facilities	PF FAR 3:1	PF-1 FAR 3:1	Two midblock parcels located north of Hollywood, west of Vermont, south of Franklin, east of New Hampshire	Amend Plan	Amend Plan to make land use designation consistent with zone
SA 12:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	South of Hollywood, east of Barnsdall Park & roughly west of Vermont, north of Barnsdall Ave.	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 12:2	Highway Oriented Commercial	[Q]C2-1 FAR 1.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Commercially zoned lot in the middle of parking zone on west side of Vermont bet Hollywood & Barnsdall	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 12:3	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Northeast side of Hollywood betw. Vermont and Hillhurst	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 12:3A	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Generally both sides of Hillhurst betw. Clayton and Sunset	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 12:4	Highway Oriented Commercial	C2-1 FAR 1.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Southwest side of Hollywood bet. Vermont and Rodney	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 13	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial, Public Facilities, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR per Station Neighborhood Plan (SNAP)	Both sides of Hillhurst betw. Prospect & Franklin, e. side of Hillhurst betw. Prospect & Clayton	Change Zone and Height District	Change Zone to enforce compliance with Station Neighborhood Area Plan (SNAP)/Change Height District (HD) to full Floor Area Ratio (FAR) allowed by SNAP.
SA 13:1	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1 FAR 1.5:1	Both sides of Hillhurst betw. Los Feliz and Franklin	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth. Establish pedestrian-oriented design standards.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:1A	Limited Commercial	C1-1D FAR 0.5:1	Residential, Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1XL FAR 1.5:1	Western half of northern frontage of Fountain bet. Manzanita and Sanborn	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth at a scale compatible with adjacent uses.
SA 13:1B	Limited Commercial	C1-1D FAR 0.5:1	Residential and Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	[Q]C1-1XL FAR 1.5:1	Northern frontage of Fountain extending east betw. NW corner of Sanborn & Fountain and portion of northern frontage which faces Sanborn going south.	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:1C	Limited Commercial	C1-1D FAR 0.5:1	Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1XL FAR 1.5:1	Midblock parcel on northern frontage of Fountain facing southern frontage of Fountain bet. Sanborn and Hyperion going south.	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth/Add height limit of 30 ft. compatible with adjoining SilverLake Plan Area..
SA 13:1D	Limited Commercial	C1-1D FAR 0.5:1	Residential and Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	[Q]C1-1XL FAR 1.5:1	Portion of northern frontage of Fountain extending east from parcel facing midblock alley on southern frontage of Fountain bet. Sanborn and Hyperion to Hyperion going south.	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:1E	Limited Commercial	C1-1D FAR 0.5:1	Residential, Retail Commercial and Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	C1-1XL FAR 1.5:1	Northwestern frontage of Hyperion between Fountain and DeLongpre	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth/Add height limit of 30 ft. compatible with adjoining SilverLake Plan Area..
SA 13:1F	Limited Commercial	C1-1D FAR 0.5:1	Residential and Office Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	[Q]C1-1XL FAR 1.5:1	Northwestern frontage of Hyperion extending north of DeLongpre past corner of Lyric and Hyperion	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.



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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:1G	Limited Commercial	C1-1D FAR 0.5:1	Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	C1-1XL FAR 1.5:1	Three parcels on western frontage of Hyperion midblock bet. Lyric and Tracy	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. compatible with adjoining SilverLake Plan Area..
SA 13:1H	Limited Commercial	C1-1D FAR 0.5:1	Residential and Retail Commercial	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	[Q]C1-1XL FAR 1.5:1	Western frontage of Hyperion extending north from midblock bet. Lyric and Tracy to Tracy	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:1I	Low II Residential	C1-1D FAR 0.5:1	Residential and Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	C1-1XL FAR 1.5:1	Two midblock parcels on the south side of Fernwood north of Fountain and west of Hyperion	Amend Plan and Change Height District	Maintain consistency between land use designation and zone. Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth/Add height limit of 30 ft. compatible with adjoining SilverLake Plan Area..
SA 13:1J	Low Medium I Residential	C1-1D FAR 0.5:1	Residential and Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	[Q]C1-1XL FAR 1.5:1	Contiguous portions of midblock parcels west of Hyperion, north and east of Lyric and south of Tracy Terrace	Amend Plan and Change Zone and Height District	Maintain consistency between land use designation and zone. Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:1K	Low II Residential	C1-1D FAR 0.5:1	Auto-Related Uses	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	[Q]C1-1XL FAR 1.5:1	Northwest corner of DeLongpre/ Hyperion intersection, south of Udell Court	Amend Plan and Change Zone and Height District	Maintain consistency between Land Use Designation and Zone. Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.
SA 13:2	Neighborhood Commercial	C4-1D FAR 1:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	West side of Hyperion betw. Tracy and north side of Griffith Park Blvd.	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:3A	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	West side of Hyperion betw. Rowena and Monon extending south to Griffith Park Blvd. West of parking lot on Hyperion	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.
SA 13:3B	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	North side of Rowena between Hyperion and Herkimer	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:3C	Low I Residential	RE9-1 FAR 3:1	Single Family, Multiple Family Residential	Low Medium II Residential	RD1.5,RD2	RD1.5-1XL FAR 3:1	North side of Waverly Drive, roughly between Avenal and Herkimer	Amend Plan and Change Zone and Height District	Amend Plan to reflect existing use.
SA 13:4	Neighborhood Commercial	C4-1D FAR 1:1	Retail Commercial, Multiple Family Residential, Public Facility	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	N. side of Rowena betw. Auburn and Glendale	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1XL to accommodate economic growth/Add height limit of 30 ft. and prohibit auto and recycling uses for compatibility with adjoining SilverLake Plan Area.
SA 13:5	Neighborhood Commercial	C4-1VL FAR 1.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	Northeast and southeast corners of Fairfax and Sunset	Change Zone and Height District	Establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:5A	Low Medium II Residential	C4-1VL FAR 1.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	Commercially zoned lot on east side of Fairfax abutting residentially zoned lots north of Sunset	Amend Plan and Change Zone and Height District	Amend Plan to make land use designation compatible with zone and establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.
SA 13:5B	Low Medium II Residential	C4-1VL FAR 1.5:1	Single Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1XL FAR 1.5:1	Commercially zoned lot on east side of Fairfax abutting residentially zoned lots south of Sunset	Amend Plan and Change Zone and Height District	Amend Plan to make land use designation compatible with zone and establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:5C	Low II Residential	C4-1VL FAR 1.5:1	Retail Commercial and Residential Uses	Neighborhood Commercial	C1,C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C4-1XL FAR 1.5:1	Portion of midblock parcel on west side of Orange, north of Sunset, east side of Genessee, south of Selma	Amend Plan and Change Zone and Height District	Amend Plan to make land use designation compatible with zone and establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.
SA 13:6	Neighborhood Commercial	C1-1VL FAR 1.5:1	Retail and Office Commercial, Multiple Family Residential, Institutional	Neighborhood Commercial	C1,C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C1-1XL FAR 1.5:1	North and south sides of Sunset roughly between Orange Grove and Stanley	Change Zone and Height District	Establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.
SA 13:6A	Low II Residential	C1-1VL FAR 1.5:1	Retail Commercial and Residential Uses	Neighborhood Commercial	C1,C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C1-1XL FAR 1.5:1	Midblock parcel east of Ogden, north of Sunset, south of Selma and west of Genessee	Amend Plan and Change Zone and Height District	Amend Plan to make land use designation compatible with zone and establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 13:7	Neighborhood Commercial	C4-1VL FAR 1.5:1	Office Commercial	Neighborhood Commercial	C1,C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C4-1XL FAR 1.5:1	Southwest corner of Fairfax and Stanley	Change Zone and Height District	Establish height district compatible with scale of adjacent historic neighborhoods. Establish pedestrian-oriented design standards.
14:1	Neighborhood Commercial	C4-1VL FAR 1.5:1	New Branch Library	Public Facilities	PF	PF-1 FAR 3:1	South side of Sunset betw. Detroit and Formosa	Amend Plan and Change Zone	Reflect existing and/or proposed use.
14:2	Medium Residential	R3-1 FAR 3:1	New Branch Library	Public Facilities	PF	PF-1 FAR 3:1	A residentially designated lot on w. side of Detroit south of commercially designated lots on south side of Sunset	Amend Plan and Change Zone	Reflect existing and/or proposed use.
14:3	Neighborhood Commercial	C4-4 FAR 13:1	Retail Commercial	Neighborhood Commercial	C2,C4,RAS3,RAS4,RAS5,R3,R4,R5,P,PB	C4-2D FAR 3:1	Northwest corner of Hawthorn and La Brea	Change Height District	Rescale Height District for compliance with Regional Center and Community Plan standards



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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
14:3A	Neighborhood Commercial	C4-1VL-SN FAR 1.5:1	Parking	Neighborhood Commercial	C2,C4,RAS3,RA S4,RAS5,R3,R4, R5,P,PB	[Q]C4-2D-SN FAR 3:1	Northwest corner of Hawthorn and La Brea	Change Zone and Height District	Rescale Height District for consistency with adjacent lots. Establish pedestrian-oriented design standards.
SA 14:4	Neighborhood Commercial	C4-1VL-SN FAR 1.5:1	Retail and Office Commercial, Institutional	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D-SN FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	West side of La Brea betw. Hawthorn and s. side of Sunset/n. side of Sunset betw. Formosa and La Brea	Change Zone and Height District.	Provide incentive for housing production and promote mixed- use development with design standards.
SA 15	Highway Oriented Commercial	C2-1-SN FAR 1.5:1	Retail and Office Commercial, Single Family Residential, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D-SN FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	East and west sides of La Brea extending north of Fountain, roughly halfway between DeLongpre and Sunset	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed- use development with design standards. Protect identified historic resources.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 16	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Vacant Property	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	North side of Santa Monica roughly betw. The City of West Hollywood and Citrus	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 17:1	Highway Oriented Commercial	C2-1-SN FAR 1.5:1	Multiple Family Residential, Light Industrial, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1-SN FAR 1.5:1	East and west sides of Highland north of Fountain roughly south of Sunset, east side of Highland betw. Fountain and Lexington	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 17:2	Highway Oriented Commercial	C2-1D-SN FAR 0.5:1	Retail Commercial, Light Industrial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1-SN FAR 1.5:1	West side of Highland south of Fountain, north of Lexington	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 17:3	Limited Industrial	[Q]M1-1VL-SN FAR 1.5:1	Retail Commercial, Industrial	Commercial Manufacturg.	CM,CMX,P	[Q]CM-2D-SN FAR 3:1	South of Lexington, east of McCadden, north of Santa Monica, west of Seward	Amend Plan and Change Zone and Height District	Provide incentive for maintaining targeted media-related industrial uses and increase housing production.
SA 18	Highway Oriented Commercial	C2-1-SN FAR 1.5:1	Mixed-Use, Retail Commercial, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1-SN FAR 1.5:1	South side of Fountain betw. Cahuenga and east side of Vine	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 18:1	Highway Oriented Commercial	C2-1 FAR 1.5:1	Office Commercial and Multifamily Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	Three lots on south side of Fountain betw. Vine and El Centro	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.
SA 18:2	Highway Oriented Commercial	[Q]C2-1-SN	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-1-SN	Northeast corner of Vine and La Mirada	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.
SA 18:3	Highway Oriented Commercial	[Q]C2-1 FAR 1.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-1 FAR 1.5:1	Four lots on northern frontage of La Mirada betw. Vine and El Centro	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 18:4	Medium Residential	C2-1D FAR 0.5:1	Multifamily Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Commercially zoned lot on eastern frontage of Lillian Way which abuts commercially zoned frontage of Santa Monica betw. Lillian Way and Vine	Amend Plan and Change Zone and Height District	Make land use designation consistent with zone/Provide incentive for housing production and promote mixed-use development with design standards.
SA 18:5	Neighborhood Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Commercially zoned lot on western frontage of Vine which abuts commercially zoned frontage of Santa Monica betw. Lillian Way and Vine	Amend Plan and Change Zone and Height District	Make land use designation consistent with that of adjacent parcels/Provide incentive for housing production and mixed-use development with design standards.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 19	Highway Oriented Commercial	C2-1D FAR 0.5:1	Mixed Use, Light Industrial, Retail Commercial and Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Both sides of Vine roughly betw. La Mirada and Eleanor, both sides of Sta. Monica betw. Vine and Lodi on northern frontage of Sta. Monica, extending to Gower on southern frontage of Santa Monica	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 19:A	Low Medium II Residential	C2-1D FAR 0.5:1	Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Portion of a midblock parcel on the north side of Lexington west of Vine	Amend Plan and Zone and Height District	Maintain consistency between land use designation and zone. Provide incentive for housing production and promote mixed-use development with design standards.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 19:1	Highway Oriented Commercial	C2-1D-SN FAR 0.5:1	Office Commercial, Car Wash	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2 2D-SN FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Northern frontage of Santa Monica betw. Cahuenga and Vine, and southwest corner of Vine and Santa Monica	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 19:2	Medium Residential	R3-1XL FAR 3:1	Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R3-1XL FAR 3:1	Western half of block south of Lexington, east of Lodi Place, generally north of Santa Monica, west of Gower	Amend Plan	Make land use designation consistent with existing and/or proposed use.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 19:2A	Commercial Manufacturing	R3-1XL FAR 3:1	Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R3-1XL FAR 3:1	Portion of lot on Lodi Place north of Santa Monica west of Gower and south of Lexington	Amend Plan	Maintain consistency between land use designation and zone.
SA 19:3	Medium Residential	R3-1 FAR 3:1	Studio	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R3-1 FAR 3:1	Eastern half of block south of Lexington, east of Lodi Place, generally north of Santa Monica, west of Gower	Amend Plan	Make land use designation consistent with existing and/or proposed use.
SA 20	Medium Residential	R3-1 FAR 3:1	Santa Monica Primary Center	Public Facilities	PF	PF-1 FAR 3:1	Residentially designated lots betw. Gordon & Tamarind, n. of commercially designated lots on n. side of Sta. Monica	Amend Plan and Change Zone	Reflect existing and/or proposed use.



DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 20:A	Commercial Manufacturing	R3-1 FAR 3:1	Santa Monica Primary Center	Public Facilities	PF	PF-1 FAR 3:1	Residentially designated lots betw. Gordon & Tamarind, n. of commercially designated lots on n. side of Sta. Monica	Amend Plan and Change Zone	Reflect existing and/or proposed use and maintain consistency between land use designation and zone.
SA 21	Commercial Manufacturing	CM-1VL FAR 1.5:1	Santa Monica Primary Center	Public Facilities	PF	PF-1 FAR 3:1	North side of Sta. Monica betw. Tamarind and Gordon, excluding the NE corner of Gordon and Sta. Monica	Amend Plan and Change Zone	Reflect existing use.
SA 22	High Medium Residential	[Q]R4-2 FAR 3:1 Height Limit 45 ft.	Retail Commercial, Multifamily Residential	High Medium Residential	R4	[Q]R4-2 FAR 3:1 Height Limit 45 ft.	East of Gordon, roughly south of Sunset, west of Bronson, north of Fountain	Amend Plan and Change Zone by Removing Plan Footnote on R4	Restore allowed density to Increase housing capacity at a scale compatible with planned residential land use for adjacent residential parcels

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 22:A	High Medium Residential	R4-2 FAR 3:1, Height Limit 45 ft.	Retail Commercial, Multifamily Residential	High Medium Residential	R4	[Q]R4-2 FAR 3:1 Height Limit 45 ft.	Portion of parcel on east side of Tamarind south of Sunset, west of Bronson and north of Fountain	Change Zone and Height District	Allow density and scale of development which is compatible with planned residential land use for adjacent residential parcels.
SA 22:1	Limited Industrial	[Q]CM-1 FAR 1.5:1	Central LA New HS/Hollywood New Contin. HS	Public Facilities	PF	PF-1 FAR 3:1	South of Sunset betw. Van Ness and 101 Fwy, n. of residentially designated lots on n. side of Fountain	Amend Plan and Change Zone	Reflect existing and/or proposed use.
SA 22:2	Medium Residential	R3-1 FAR 3:1	Central LA New HS/Hollywood New Contin. HS	Public Facilities	PF	PF-1 FAR 3:1	North side of Fountain betw. Van Ness and Wilton	Amend Plan and Change Zone	Reflect existing and/or proposed use.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 23:1A	Highway Oriented Commercial	[Q]C2-1 FAR 1.5:1	Home Depot	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	South side of Sunset between Wilton and St. Andrews Place	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 23:1B	Highway Oriented Commercial	C2-1 FAR 1.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	South side of Sunset between St. Andrews and Serrano, generally n. of De Longpre.	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 23:1C	Highway Oriented Commercial	C2-1 FAR 1.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	North side of De Longpre between the 101 Fwy. And St. Andrews	Change Name of Land Use Designation	Change Name of Land Use Designation to General Plan Framework (GPF) category

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 23:2	Highway Oriented Commercial	C2-1 FAR 1.5:1	Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	Northwest corner of De Longpre and St. Andrews, including narrow strip extending south to Fernwood	Change Name of Land Use Designation	Change Name of Land Use Designation to General Plan Framework (GPF) category
SA 23:3	Highway Oriented Commercial	C2-1 FAR 1.5:1	Retail Commercial, Public Facility, Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	West side of Western, s. of De Longpre, n. of 101 Fwy., including western half of block s. of Fernwood, e. of Western, north of Fountain, w. of Serrano	Change Name of Land Use Designation	Change Name of Land Use Designation to General Plan Framework (GPF) category
SA 23:4	High Medium Residential	[Q]R4-1VL FAR 3:1	Multiple Family Residential, Office Commercial	High Medium Residential	R4	R4-1VL FAR 3:1	South of Fountain, north of 101 Fwy., roughly bet. Western and Serrano	Amend Plan and Change Zone by Removing Plan Footnote on R4	Increase housing capacity and make land use legend range of zones consistent with other community plans.

**DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009**

<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
SA 23:4A	High Medium Residential	[Q]R4-1VL FAR 3:1	Multiple Family Residential, Office Commercial	Medium Residential	R3	R3-1 FAR 3:1	Southeast corner of Serrano and Fountain	Amend Plan and Change Zone	Rescale zoning for compatibility with rest of block.
SA 23:4B	High Medium Residential	[Q]R4-1VL FAR 3:1	Multiple Family Residential, Office Commercial	Low Medium II Residential	RD2, RD1.5	RD1.5-1XL FAR 3:1	Northeast corner of Serrano and La Mirada and eastern frontage of Serrano roughly betw. La Mirada and Lexington	Amend Plan and Change Zone	Rescale zoning for compatibility with rest of block.
SA 24	Medium Residential	R3-1 FAR 3:1	Lexington Pocket Park	Open Space	OS	OS	One lot west of 101 Fwy., north of Lexington	Amend Plan and Change Zone	Reflect existing and/or proposed use.

**DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009**

<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
SA 25:1	Highway Oriented Commercial	C2-1 FAR 1.5:1	Commercial, Retail	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	NE and SE corners of Sunset and Serrano	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 25:2	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	North and south sides of Sunset roughly betw. Serrano and Alexandria	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 25:3	High Residential	[Q]R4-2 FAR 6:1	Multiple Family Residential	High Medium Residential	R4	R4-2D FAR 6:1 Ht. Lmt. 75 ft.	Eastern half of block generally s. of Sunset, w. of Hobart, n. of Fountain, e. of Serrano, incl. NW corner of Fernwood and Serrano	Amend Plan and Change Zone by Removing Plan Footnote on R4 and Changing Height District	Increase housing capacity and make land use legend range of zones consistent with other community plans. Limit height to maintain compatibility with existing buildings.
SA 26:1	Highway Oriented Commercial	C2-1 FAR 1.5:1	Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use or residential only, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	NE corner of Serrano and Sta. Monica	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 26:2	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use or residential only, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	North side of Sta. Monica roughly betw. Serrano and Hobart, incl. The western half of the block s. of Virginia, e. of Hobart, n. of Sta. Monica and w. of Kingsley	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 27:1	Low Medium II Residential	RD 1.5-1XL FAR 3:1	Ramona New E. School	Public Facilities	PF	PF-1 FAR 3:1	Northeast quadrant of block s. of Virginia, w. of Kingsley, n. of Sta. Monica, e. of Hobart	Amend Plan and Change Zone	Reflect existing and/or proposed use.



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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 27:1A	Highway Oriented Commercial	RD 1.5-1XL FAR 3:1	Ramona New E. School	Public Facilities	PF	PF-1 FAR 3:1	Portion of midblock parcel north of Santa Monica, west of Kingsley, south of Virginia and east of Hobart	Amend Plan and Change Zone	Reflect existing and/or proposed use.
SA 27:2	Highway Oriented Commercial	C2-1D FAR 0.5:1	Ramona New E. School	Public Facilities	PF	PF-1 FAR 3:1	Southeast quadrant of block s. of Virginia, w. of Kingsley, n. of Sta. Monica, e. of Hobart	Amend Plan and Change Zone	Reflect existing and/or proposed use.
SA 28	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use or residential only, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	North side of Santa Monica bet. Kingsley and Normandie	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 29	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use or residential only, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	North side of Santa Monica east of Mariposa, extending east halfway bet. Kenmore and Edgemont	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 29:1	Highway Oriented Commercial	R4-1D FAR 0.5:1	Single Family and Multi Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R4-1D FAR 0.5:1	Residentially zoned lots abutting commercially designated northern frontage on Santa Monica, from Mariposa to midblock bet. Kenmore and Edgemont.	Change Name of Lane Use Designation	Change land use designation to General Plan Framework (GPF) category.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 30	Highway Oriented Commercial	R4-1D FAR 0.5:1	Multi Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R4-1D FAR 0.5:1	Residentially zoned lots abutting commercially designated northern frontage on Santa Monica, extending east from midblock bet. Kenmore and Edgemont to midblock bet. New Hampshire and Vermont.	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.
SA 31	Neighborhood Commercial	C4-1D FAR 0.5:1	Multiple Family Residential, Retail and Office Commercial	Neighborhood Commercial	C1,C1.5C4,C2,P, RAS3,RAS4	[Q]C4-2D FAR per Station Neighborhood Plan (SNAP)	South side of Fountain east of Edgemont, extending east halfway between Vermont and New Hampshire	Change Zone and Height District	Change Zone to enforce compliance with Station Neighborhood Area Plan (SNAP)/Change Height District (HD) to full Floor Area Ratio (FAR) allowed by SNAP.

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 31:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Light Industrial, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Both sides of Vermont roughly betw. Fountain & Sta. Monica, n. side of Sta. Monica roughly betw. E. side of Vermont and midblock betw. Kenmore and Edgemont.	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 31:A	Highway Oriented Commercial	P-1	Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	P-1	Portion of two parcels on south side of Vermont Place east of Vermont Avenue.	Change Name of Land Use Designation	Change Name of Land Use Designation to General Plan Framework (GPF) category

DRAFT Matrix of Existing, Planned and Proposed Land Use for the Hollywood Community Plan Sept. 30, 2009

SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 31:1A	Low Medium II Residential	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Portion of midblock parcel west of Vermont, north of Santa Monica, east of New Hampshire and south of Lexington	Amend Plan and Change Zone and Height District	Maintain consistency between land use designation and zone/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 31:2	Highway Oriented Commercial	RD1.5-1XL FAR 3:1	Parking	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	RD1.5-1XL FAR 3:1	Two midblock residentially zoned parcels in block south of Lexington, west of Vermont, north of Santa Monica, east of New Hampshire.	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF)

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<b>SA #</b>	<b>EXISTING LAND USE DESIG.</b>	<b>EXISTING ZONING</b>	<b>EXISTING LAND USE</b>	<b>PROPOSED LAND USE DESIGNATION</b>	<b>RANGE OF ZONES</b>	<b>PROPOSED ZONING</b>	<b>SUBAREA LOCATION BOUNDARIES</b>	<b>TYPE OF CHANGE</b>	<b>REASON FOR CHANGE</b>
SA 31:3	Highway Oriented Commercial	RD1.5-1XL FAR 3:1	Multifamily Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	RD 1.5-1XL FAR 3:1	Three midblock residentially zoned parcels in block south of Lexington, west of Vermont, north of Santa Monica, east of New Hampshire.	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF)
SA 31:4	Low Medium II Residential	C2-1D FAR 0.5:1	Hotel	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Two midblock commercially zoned parcels in block south of Lexington, east of Vermont, north of Vermont Place, west of Madison.	Amend Plan and Change Zone and Height District	Amend Plan to make land use designation consistent with zone and existing use and enforce compliance with Station Neighborhood Plan (SNAP).

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 32	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Northwest corner of Santa Monica and Madison, extending west halfway down the block	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 33:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail, Commercial, Multiple Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	South of Sunset, east of Lyman, north of De Longpre and west of Virgil	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 33:1A	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail, Commercial, Multiple Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	East side of Virgil betw. Sunset and De Longpre, following eastern boundary of SNAP	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 33:2	Highway Oriented Commercial	C4-1D FAR 1:1	Retail, Commercial, Multiple Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C4-2D FAR per Station Neighborhood Area Plan (SNAP)	E. of Lyman, s. of DeLongpre, w. of Virgil, n. of Fountain/s. of Fountain, e. of Lyman, w. of Westmoreland, n. of alley	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 33:2A	Highway Oriented Commercial	C4-1D FAR 1:1	Retail, Commercial, Multiple Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C4-2D FAR per Station Neighborhood Area Plan (SNAP)	S. of DeLongpre, e. of Virgil Ave., w. of Virgil Pl., & s. side of Fountain generally betw. Westmoreland & Virgil Pl.	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 33:2B	Neighborhood Commercial	[T][Q]C2-1	Retail, Commercial, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C2-2D FAR per Station Neighborhood Area Plan (SNAP)	Southwest corner of Virgil and DeLongpre	Change Zone and Height District	Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).



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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 33:3	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Mixed Use Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	Generally both sides of Sunset Blvd. Betw. Sunset Drive & Fountain, e. of Hoover	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 33:4A	Neighborhood Commercial	C4-1D FAR 1:1	Retail, Commercial, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	C4-1 FAR 1.5:1	North side of Fountain extending east halfway down the block to Sunset, incl. SW corner of Fountain & Commonwealth	Change Height District	Change Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1.
SA 33:4B	Highway Oriented Commercial	C4-1D FAR 1:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C4-1 FAR 1.5:1	South side of Fountain betw. Commonwealth and Hoover	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 34	Low Medium II Residential	RD 1.5-1XL FAR 3:1	Marshall New PC	Public Facilities	PF	PF-1 FAR 3:1	Southwest corner of Lexington and Westmoreland, extending w. to alley & one-third of the distance s. to Sta. Monica	Amend Plan and Change Zone	Reflect existing and/or proposed use.
SA 35	Highway Oriented Commercial	[Q]C2-1D FAR 0.5:1	Retail Commercial, Public Facility	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Plan (SNAP)	North side of Santa Monica between Lyman and Virgil	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 35:A	Highway Oriented Commercial	RD1.5-XL	Retail Commercial, Multifamily Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	RD1.5-XL	Portion of midblock parcel north of Santa Monica, east of Westmoreland, west of Virgil and south of Lexington	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF)

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 36	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	South side of Sunset between Fountain and Myra	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 36:1	Neighborhood Commercial	[Q]C2-1D FAR 0.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C2-1 FAR 1.5:1	The southwest corner of Bates and Sunset	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 36:2	Neighborhood Commercial	[T][Q]C2-1D FAR 0.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C2-1 FAR 1.5:1	Generally the southern frontage of Sunset betw. Bates and Sunset, excluding the southwest corner of Bates and Sunset	Change Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 37	Highway Oriented Commercial	C2-1D FAR 0.5:1	Multiple Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	Generally the triangle betw. Myra, Sunset and Sta. Monica	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 38	Neighborhood Commercial	C4-1VL FAR 1.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	East and west sides of La Cienega betw. Sta. Monica and Melrose Place generally	Change Zone and Height District	Provide incentive for housing production and mixed-use development with design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 38:A	Neighborhood Commercial	C2-1 FAR 1.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	East and west sides of La Cienega betw. Sta. Monica and Melrose Place generally	Change Zone and Height District	Provide incentive for housing production and mixed-use development with design standards.
SA 38:1	Medium Residential	R3-1 FAR 3:1	Multifamily Residential	Medium Residential	R3	[Q]R3-1 FAR 3:1	S. of Willoughby, n. of Waring, w. of alley betw. Hayworth and Fairfax, e. of R3 zone boundary betw. Edinburgh and Laurel; incl. Block s. of Waring, e. of Hayworth, n. of alley n. of Melrose, w. of alley betw. Hayworth and Fairfax.	Zone Change	Implement design standards to preserve neighborhood character.

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SA 39:1	Neighborhood Commercial	C2-1VL FAR 1.5:1	Institutional	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	Southwest corner of Willoughby and Fairfax	Change Zone and Height District	Provide incentive for housing production and mixed-use development with design standards.
SA 39:2	Neighborhood Commercial	C2-1VL FAR 1.5:1	Retail and Office Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	West side of Fairfax between Waring and Melrose Ave.	Change Zone and Height District	Provide incentive for housing production and promote mixed-use development

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SA 39:3	Limited Industrial	MR1-1 FAR 1.5:1	Industrial, Retail Commercial	Commercial Manufacturg.	CM,CMX,P	[Q]CM-2D FAR 3:1	Eastern half of block generally south of Romaine, east of Formosa, north of Wiloughby, west of La Brea	Amend Plan and Change Zone and Height District	Provide incentive for maintaining targeted media-related industrial uses and increase housing production.
SA 39:4	Limited Industrial	MR1-1 FAR 1.5:1	Industrial, Retail Commercial	Commercial Manufacturg.	CM,CMX,P	[Q]CM-2D FAR 3:1	Both sides of La Brea, generally between Romaine and Willoughby, extending west to include most of the eastern half of the block s. of Romaine, e. of Formosa, n. of Willoughby, w. of La Brea	Amend Plan and Change Zone and Height District	Provide incentive for maintaining targeted media-related industrial uses and increase housing production.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 40	Limited Industrial	MR1-1 FAR 1.5:1	Industrial, Retail Commercial, Institutional, Single Family & Multiple Family Residential	Limited Industrial	M1,MR1,P	[Q]MR1-1 FAR 1.5:1	South of Santa Monica, east of La Brea, north of Willoughby, west of the Hollywood Signage District along west side of Highland	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion, except for a watchman or caretaker as permitted by MR zone.
SA 40:1	Commercial Manufacturg.	[Q]C2-1VL-SN FAR 1.5:1	Retail Commercial, Industrial, Institutional	Commercial Manufacturg.	CM,CMX,P	[Q]C2-1VL-SN FAR 1.5:1	Both sides of Highland between Willoughby and Melrose	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion.
SA 40:1A	Commercial Manufacturg.	[Q]M1-1 FAR 1.5:1	Storage	Commercial Manufacturg.	CM,CMX,P	[Q]M1-1 FAR 1.5:1	Southeast corner of Mansfield and Santa Monica	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion.



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SA 40:1B	Limited Industrial	MR1-1-SN FAR 1.5:1	Industrial	Limited Industrial	M1,MR1,P	[Q]MR1-1-SN FAR 1.5:1	Southern frontage of Santa Monica betw. W. side of Highland and w. side of Lillian Way, extending s. to Willoughby on Highland, s. to Waring betw. Cole and Lillian Way and s. to Romaine betw e. side of Highland and e. side of Seward	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion, except for a watchman or caretaker as permitted by MR zone.
SA 40:2	Limited Industrial	MR1-1 FAR 1.5:1	Industrial	Limited Industrial	M1,MR1,P	[Q]MR1-1 FAR 1.5:1	Both sides of Steward between Willoughby and Waring	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion, except for a watchman or caretaker as permitted by MR zone.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 40:2A	Low Medium I Residential	R2-1XL FAR 1.5:1	Commercial	Commercial Manufacturg.	CM,CMX,P	C4-1XL FAR 1.5:1	West side of Seward south of Barton and north of Willoughby	Amend Plan and Change Zone	Reflect existing use.
SA 40:2B	Medium Residential	R3-1 FAR 1.5:1	Commercial	Commercial Manufacturg.	CM,CMX,P	C4-1 FAR 1.5:1	East side of Seward, north of Willoughby and south of industrial zone	Amend Plan and Change Zone	Reflect existing use.
SA 40:2C	Limited Industrial	MR1-1 FAR 1.5:1	Vacant Lot	Limited Industrial	M1,MR1,P	[Q]MR1-1 FAR 1.5:1	East half of block bounded by Romaine to the north, Seward to the east, Las Palmas to the west, Barton to the south, including entire northern frontage of Barton from Seward to Las Palmas	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion, except for a watchman or caretaker as permitted by MR zone.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 40:2D	Limited Industrial	MR1-1 FAR 1.5:1	Industrial	Limited Industrial	M1,MR1,P	[Q]MR1-1 FAR 1.5:1	Eastern frontage of Seward betw. Romaine and Hollywood Signage District along southern frontage of Santa Monica	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion, except for a watchman or caretaker as permitted by MR zone.
SA 40:2E	Medium Residential	MR1-1 FAR 1.5:1	Vacant Lot	Limited Industrial	M1,MR1,P	[Q]MR1-1 FAR 1.5:1	Southwest corner of Romaine and Hudson	Amend Plan and Change Zone	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion, except for a watchman or caretaker as permitted by MR zone.
SA 40:3	Commercial Manufacturing	CM-1VL FAR 1.5:1	Industrial, Institutional	Commercial Manufacturing	M1,MR1,P	[Q]CM-1VL FAR 1.5:1	Both sides of Steward between Melrose and Waring	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 40:4	Commercial Manufacturg.	CM-1VL-SN FAR 1.5:1	Industrial, Retail Commercial, Single Family & Multiple Family Residential	Commercial Manufacturg.	CM,CMX,P	[Q]CM-1VL-SN FAR 1.5:1	Both sides of Cahuenga, generally betw. Melrose and Waring	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion.
SA 40:4A	Commercial Manufacturg.	CM-1VL FAR 1.5:1	Office Commercial, Multifamily Residential	Commercial Manufacturg.	CM,CMX,P	[Q]CM-1VL FAR 1.5:1	Eastern frontage of Cole generally betw. Melrose and Waring	Zone Change	Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion.
SA 40:4B	Medium Residential	CM-1VL FAR 1.5:1	Industrial	Commercial Manufacturg.	CM,CMX,P	[Q]CM-1VL FAR 1.5:1	Southwest corner of Waring and Lillian Way	Amend Plan and Change Zone	Maintain consistency between Land Use Designation and Zone. Preserve industrial land, prohibit all residential uses, including artist-in-residence or live-work conversion.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 40:5	Highway Oriented Commercial	C2-1D FAR 0.5:1	Public Facility, Retail Commercial, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Generally the east side of Vine betw. Eleanor and Melrose, incl. Block s. of Waring, e. of Lillian Way, n. of Melrose, w. of Vine & n. side of Willoughby betw. Lillian Way & Vine	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 40:5A	Highway Oriented Commercial	R3-1XL FAR 3:1	Institutional	General Commercial	C1.5,C2.C4.CR, RAS3,RAS4,P	[Q] R4-1VL FAR 3:1	Portion of parcel south of Gregory, north of Waring, east of Vine and west of El Centro.	Change Name of Land Use Designation and Zone Change and Height District Change	Change land use designation to General Plan Framework (GPF) category. Increase housing capacity in multiple family area trending toward higher density and implement design standards

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 41	Medium Residential	R3-1XL FAR 3:1	Multiple Family Residential, Single Family Residential	High Medium Residential	R4	[Q]R4-1VL FAR 3:1	Generally west of Gower, south of Sta. Monica, east of Vine, and north of Melrose	Amend Plan and Change Zone and Height District	Increase housing capacity in multiple-family area trending toward higher density and implement design standards.
SA 41:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial (Strip Mall)	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	SE corner of Sta. Monica and Gower, extending east past Beachwood	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 41:2	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial (Strip Mall)	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	South side of Sta. Monica between Tamarind and Van Ness	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 41:2A	Highway Oriented Commercial	A1-1XL	Retail Commercial, Cemetery	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	Portions of lots abutting commercially zoned lots on the south side of Santa Monica, extending from Van Ness to Tamarind	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Maintain consistency between land use designation and zone/Provide incentive for housing production and promote mixed-use development with design standards.
SA 41:3	Limited Industrial.	[Q]M1-2D FAR 1.5:1	Industrial	Limited Industrial	M1,MR1,P	[Q]M1-2D FAR 1.5:1	Generally the southern half of the block s. of Sta. Monica, e. of Gower, n. of Melrose, w. of Van Ness	Zone Change and Height District Change	Provide opportunity for the retention and expansion of studio-related industrial uses.
SA 41:4	Limited Industrial.	[Q]M1-1 FAR 1.5:1	Industrial	Limited Industrial	M1,MR1,P	[Q]M1-2D FAR 1.5:1	Northern side of Melrose directly across from Plymouth Blvd.	Zone Change and Height District Change	Provide opportunity for the retention and expansion of studio-related industrial uses.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 41:5	Limited Industrial.	[Q]M1-1 FAR 1.5:1	Industrial	Limited Industrial	M1,MR1,P	[Q]M1-2D FAR 1.5:1	Northern side of Melrose betw. Irving and Bronson	Zone Change and Height District Change	Provide opportunity for the retention and expansion of studio-related industrial uses.
SA 41:6	Neighborhood Commercial	C4-1VL FAR 1.5:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C4-2D FAR 3:1 for mixed-use, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	Northern frontage of Santa Monica generally betw. St. Andrews Place and Oxford, including the northern frontage of Flemish Lane, extending north to Virginia along both sides of Western	Change Zone and Height District	Provide incentive for housing production and promote mixed-use development with design standards.



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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 41:7	Neighborhood Commercial	R4-1VL FAR 3:1	Parking	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR 3:1 for mixed-use or residential only, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	Southeast corner of Virginia and St. Andrews Place	Change Zone and Height District	Provide incentive for housing production and promote mixed-use development with design standards.
SA 41:8	Neighborhood Commercial	R4-1VL FAR 3:1	Multifamily Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR 3:1 for mixed-use or residential only, max. FAR 1.5:1 for commercial component of mixed-use or commercial only.	South and west of Oxford, north of Flemish Lane	Change Zone and Height District	Provide incentive for housing production and promote mixed-use development with design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 42	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial, Mixed Used Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only	South side of Sta. Monica bet. Ridgewood and 101 Fwy.	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 42:1	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial, Institutional, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1 FAR 1.5:1	North side of Melrose from Van Ness extending east roughly halfway betw. Manhattan and Western	Change Zone and Height District	Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth. Establish pedestrian-oriented design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 42:1A	Low Medium I Residential	C4-1D FAR 1:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-1 FAR 1.5:1	Portion of two parcels on east side of Wilton north of Melrose	Amend Plan and Change Zone and Height District	Maintain consistency between land use designation and zone. Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth. Establish pedestrian-oriented design standards.
SA 42:2	Neighborhood Commercial	C4-1D FAR 1:1	Retail and Office Commercial, Institutional, Multiple Family Residential	Neighborhood Commercial	C1,C1.5,C2,C4, CR,RAS3,RAS4, P	[Q]C4-2D FAR 3:1 for mixed-use, max. FAR 1:1 for commercial component of mixed-use or commercial only.	Both sides of Western roughly between Sta. Monica and Melrose	Change Zone and Height District	Provide incentive for housing production and promote mixed-use development with design standards.

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SA 42:3	Neighborhood Commercial	C2-1D FAR 0.5:1	Retail Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1D FAR 0.5:1	Midblock commercially zoned parcel south of Sta. Monica, e. of Western, n. of Romaine, w. of alley	Amend Plan	Make land use designation and zone consistent with that of adjoining parcels.
SA 42:4	Medium Residential	[T][Q]C2-1D FAR 0.5:1	Institutional, Multiple Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[T][Q]C2-1D FAR 0.5:1	Midblock commercially zoned parcel south of Sta. Monica, w. of Kingsley, n. of Romaine, e. of 101 Fwy	Amend Plan	Make land use designation consistent with zone.
SA 43	Limited Commercial	C1-1D FAR 0.5:1	Retail Commercial, Single and Multiple Family Residential	Limited Commercial	CR,C1,C1.5,P, RAS3, R3	[Q]C1-1XL FAR 1.5:1	North side of Melrose betw. Oxford and Harvard	Change Zone and Height District	Increase Height District (HD) to accommodate economic growth. Maintain scale compatible with adjacent historic neighborhood. Establish pedestrian-oriented design standards.

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SA 43:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Multiple Family Residential, Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-1 FAR 1.5:1	North side of Melrose betw. Harvard and Normandie	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth. Establish pedestrian-oriented design standards.
SA 44	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail and Office Commercial, Public Facility, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	South side of Sta. Monica, extending east from 101 Fwy roughly halfway betw. Kenmore and Edgemont	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 44:A	Highway Oriented Commercial	[T][Q]C2-1D FAR 0.5:1	Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C2-2D FAR 3:1 for mixed-use, max. FAR 0.5:1 for commercial component of mixed-use or commercial only.	South side of Sta. Monica, extending east from the 101 Freeway to Kingsley	Change Name of Land Use Designation and Zone and Height District	Change land use designation to General Plan Framework (GPF) category/Provide incentive for housing production and promote mixed-use development with design standards.
SA 44:1	Highway Oriented Commercial	R4-1D FAR 0.5:1	Single Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R4-1D FAR 0.5:1	Residentially zoned parcel on east side of Kenmore abutting commercially designated southern frontage on Santa Monica.	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF) category.

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SA 45	Highway Oriented Commercial	C2-1D FAR 0.5:1	Single Family Residential, Institutional	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C2-1 FAR 1.5:1	North side of Melrose bet. The 101 Fwy. And Edgemont	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.
SA 45:1	Highway Oriented Commercial	C4-1D FAR 0.5:1	Retail Commercial, Auto-Related Uses	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	C4-1 FAR 1.5:1	Southern frontage of Marathon between Mariposa and Alexandria	Change Name of Land Use Designation and Height District	Change land use designation to General Plan Framework (GPF) category/Restore Height District (HD) to full Floor Area Ratio (FAR) allowed by HD 1 to accommodate economic growth.

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SA #	EXISTING LAND USE DESIG.	EXISTING ZONING	EXISTING LAND USE	PROPOSED LAND USE DESIGNATION	RANGE OF ZONES	PROPOSED ZONING	SUBAREA LOCATION BOUNDARIES	TYPE OF CHANGE	REASON FOR CHANGE
SA 46	Neighborhood Commercial	C4-1D FAR 1:1	Retail Commercial	Neighborhood Commercial	C1,C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C4-2D FAR per Station Neighborhood Plan (SNAP)	N. side of Melrose betw. Edgemont and e. side of Heliotrope	Change Zone and Height District	Change Zone to enforce compliance with Station Neighborhood Area Plan (SNAP)/Change Height District (HD) to full Floor Area Ratio (FAR) allowed by SNAP.
SA 47:1	Highway Oriented Commercial	C2-1D FAR 0.5:1	Retail Commercial, Auto-Related Uses	General Commercial	C1.5,C2,C4,CR,RAS3,RAS4,P	[Q]C2-2D FAR per Station Neighborhood Plan (SNAP)	South side of Sta. Monica roughly betw. Western and Madison, e. side of Western betw. Sta. Monica and Willowbrook	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).



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SA 47:2	Highway Oriented Commercial	R4-1D FAR 0.5:1	Single Family and Multi Family Residential	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R4-1D FAR 0.5:1	Residentially zoned parcels abutting commercially designated southern frontage on Santa Monica extending east from midblock of Kenmore and Edgemont to New Hampshire.	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF).
SA 47:2A	Highway Oriented Commercial	R4-2D	Retail Commercial, Multifamily Residential, and Auto-Related Uses	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	R4-2D	Portion of midblock parcel west of Heliotrope, south of Santa Monica, east of Edgemont, north of Willow Brook	Change Name of Land Use Designation	Change land use designation to General Plan Framework (GPF).

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SA 48	Highway Oriented Commercial	C4-1D FAR 1:1	Retail and Office Commercial	General Commercial	C1.5,C2,C4,CR, RAS3,RAS4,P	[Q]C4-2D FAR per Station Neighborhood Plan (SNAP)	East side of Vermont bet. Willowbrook and Lockwood	Change Name of Land Use Designation and Change Zone and Height District	Change land use designation to General Plan Framework (GPF)/Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).
SA 49	Limited Commercial	C1-1D FAR 0.5:1	Retail Commercial, Mixed Use Residential, Institutional	Limited Commercial	CR,C1,C1.5,P, RAS3,R3	[Q]C1-2D FAR per Station Neighborhood Plan (SNAP)	East and west sides of Virgil bet. Normal and Melrose	Change Zone and Height District	Change Zone and Height District to enforce compliance with Station Neighborhood Plan (SNAP).