INTRODUCTION

The General Plan Framework is a long range, citywide, comprehensive growth strategy. It is a special element of the general plan which looks to the future as required by law and adopted by Los Angeles in 1979. However, it is not an end in itself; rather, it establishes a framework within which the city is able to plan for the future. The benefits and challenges of growth are shared.

The Framework serves both a conceptual relationship between land use and transportation. They are better described in terms of intensity/density, heights and lots of surface land, and generally shown on the long range land use diagrams. The definitions reflect a range of land use permitted found in the city’s already diverse areas. Urban and rural land use patterns – which have evolved over time at different rates and in different locations. Their generalized locations reflect a conceptual relationship between land use and transportation.

Because it is citywide, the Framework cannot anticipate every detail. Therefore, this community plan is intended to set the broad determinations as to boundaries, land use categories, intensities and heights that fall within the region described by the Framework.

The Citywide General Plan Framework Element neither mandates nor supercedes the Community Plans. It provides the city a long range growth and development policy, establishing comprehensive standards, goals, policies and procedures for citywide elements and community plans. Our Community Plans, seeking to achieve a range of uses within land use definitions, resolve determinations are made in the Community Plans.

## Legend

### Neighborhood Districts

- A focal point for surrounding residential neighborhoods and containing a diversity of land uses such as restaurants, retail services, grocery stores, child care facilities, small professional offices, social services, parks, recreation facilities and other similar services. The location of each determines automobile travel and encourages walking in and from adjacent neighborhoods. These kinds of more precise determinations are made through the Community Plans. The General Plan Framework provides the range within which the determinations are made.

### Community Center

A focal point for surrounding residential neighborhoods and containing a diversity of uses such as health care and offices, retail, commercial and service offices, recreation facilities, educational facilities and public open space. These kinds of more precise determinations are made through the Community Plans. The General Plan Framework provides the range within which the determinations are made.

### Regional Center

A focal point for surrounding regional neighborhoods and containing a diversity of uses such as health care and offices, retail, commercial and service offices, recreation facilities, educational facilities and public open space. These kinds of more precise determinations are made through the Community Plans. The General Plan Framework provides the range within which the determinations are made.

### Downtown Center

A high intensity use area for the financial and trade center that serves the population of the five county central service region. Downtowns are the largest government centers in the region and the location for major cultural and entertainment facilities, retail, professional offices, government headquarters, financial institutions, high-rise residential buildings, major transportation hubs and the Convention Center. The Downtown Center is generally characterized by a large area with 10 to 15 stories and high-rise buildings.

### Mixed Use Boulevards

These connect the city’s neighborhood districts with community, regional and Downtown centers. Mixed Use Boulevards are an integrated land use/transportation strategy that involves the mixing of land uses and transportation facilities. Mixed Use Boulevards are generally located near major transportation hubs and near centers and are characterized by an intense mix of uses.

### Figure 3-3

Long Range Land Use Diagram
West/Costal Los Angeles
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