



LANDSCAPE PLAN

Landscape Plans submitted to Los Angeles City Planning (LACP) shall be prepared in accordance with Los Angeles Municipal Code (LAMC) Sections 12.40 through 12.43 ([Landscape Guidelines](#), Ordinance No. 170,978). Additional materials or information may be required according to each type of application. If the project is located within a Specific Plan or Overlay Zone, check with the assigned planner prior to preparing these plans as some Specific Plans have more stringent landscaping requirements. Applications filed with a Landscape Plan that does not substantially conform with these instructions, or is unclear or illegible, will result in entitlement processing delays.

General Requirements

All Landscape Plans shall comply with the specifications identified below:

1. Boundaries

The Landscape Plan shall include the entire area of the proposed project. If the project is located on a portion of a larger site, indicate those portions of the site that are not a part of the project.

2. Size and Number of Copies

If filing a case, Landscape Plans shall be included as part of the required project plan sets. See the Department of City Planning Application Filing Instructions ([CP-7810](#)) for applicable requirements.

For standalone Landscape Plan review and approval, submit two (2) 11" x 17" copies to the Development Services Center (DSC).

3. Technical Requirements

Scale

Plans may be drawn to any legible scale appropriate for the project site.

Orientation

North shall be shown and oriented towards the top of the page. True north shall be indicated.

Location

Include the site address(es) and legal description(s), including Arb number(s).

Landscape Professional Information

The name, address, phone number, and e-mail address of the Landscape Professional (Landscape Architect, Architect, Landscape Contractor, Landscape Designer) who prepared the Landscape Plan shall be listed. When applicable, the Landscape Professional shall stamp the Landscape Plan and include their license number.

Boundary Line

The property boundary shall be shown by a heavy-broken line and clearly labeled.

Abutting Streets

Label names of streets surrounding the project site.

Dimensions

Dimensions shall be provided for all important measurements, including setbacks, building or structure height, building footprints, open space areas, landscape (planting) areas, hardscape areas, and other key features, as applicable to the request.

Topography

Where there is more than a five-foot elevation difference in slope, the Plot Plan shall be superimposed on a contour map showing site topography prepared by a State of California registered Civil Engineer or Licensed Surveyor.

Existing and Proposed Conditions

Identify the location and use of the following proposed and/or existing conditions to remain:

- Parking areas, loading areas, driveways, walkways, horsekeeping areas/trails
- Buildings and structures (including walls and fences)
- Alleys and other public rights-of-way and easements

Landscape, Hardscape, and Open Space Areas

Depict landscape and hardscape areas not covered by buildings or structures and any qualifying required Open Space pursuant to LAMC Section 12.21 G. Illustrate conceptual locations of plant materials with a plant legend referencing the common and scientific names of plants, quantities of plant materials, and spacing and size at the time of planting.

Open Space Plan

For projects which includes six (6) or more residential units, provide an Open Space Plan identifying usable open space areas required pursuant to LAMC Section 12.21 G.

- Provide minimum dimensions for common and typical private open spaces areas.
- Demonstrate compliance with the minimum 25% landscaping requirement for common open space are planted with ground cover, shrubs, or trees.
- **Open Space Summary Table.** Indicate required and proposed square footage for usable open space areas, including private open space, common open space, and recreation rooms (if proposed), and landscaping of common open space areas.

Area Calculations

Provide area calculations for individual and total landscaped, and landscaped open space areas, for the entire project site.

Trees and Shrubs

Identify the approximate location of all protected trees and shrubs which measure 4 inches or more in cumulative diameter, consistent with LAMC Section 46.00, and non-protected trees 8 inches or more in diameter, located onsite or within the adjacent right-of-way. Include the common name and size, and delineate which are existing to be removed, existing to be retained, or new and/or replacement trees or shrubs. All protected trees and shrubs shall be replaced at a 4:1 ratio.

Protected Southern California native tree species include:

- Oak trees including Valley Oak (*Quercus lobata*) and California Live Oak (*Quercus agrifolia*), or any other tree of the oak genus indigenous to California, but excluding the Scrub Oak (*Quercus dumosa*)
- Southern California Black Walnut (*Juglans californica*)
- Western Sycamore (*Platanus racemosa*)
- California Bay (*Umbellularia californica*)

Protected Southern California native shrub species include:

- Toyon (*Heteromeles arbutifolia*)
- Mexican Elderberry (*Sambucus mexicana*)

4. Additional Requirements

Tree Report

For discretionary projects with existing trees and shrubs located on the project site and/or within the adjacent public right-of-way, provide a Tree Report prepared by a Tree Expert, as defined by LAMC Section 46.00, evaluating the preservation, removal, replacement, or relocation of protected trees and/or shrubs which measure 4 inches or more in diameter, and non-protected trees 8 inches or more in diameter. The Report shall contain recommendations by the Tree Expert for preservation of as many trees and shrubs as possible, and desirable trees and shrubs that require removal.

Grading Plan

For projects proposing grading activities, provide a Grading Plan indicating cubic yards of cut and fill, and quantities of export or import. If more than 1,000 cubic yards, provide a copy of the Haul Route Form ([CP-6119](#)).

Specialized Requirements

Preliminary Landscape Plans

Preliminary Landscape Plans are required at the time of case filing and must be developed into Final Landscape Plans after project approval but prior to the issuance of any building permits. In addition to the General Requirements specified above, Preliminary Landscape Plans shall include the following:

Colored Building Elevations and Colored Renderings

Colored Building Elevations showing the proposed project in conjunction with proposed landscaping is required for development projects which require compliance with the Citywide Design Guidelines.

Colored Renderings showing the proposed project in conjunction with proposed landscaping is submitted for development projects which require City or Area Planning Commission review.

Final Landscape Plans

Final Landscape Plans shall be submitted for development projects which require a Landscape Plan per the LAMC, an Ordinance, or by Condition of Approval for a discretionary action. Final Landscape Plans shall be submitted to Development Services Center (DSC) Staff for review and approval prior to the issuance of any building permits. In addition to the General Requirements specified above, Final Landscape Plans shall include the following:

Case Number

If a Landscape Plan is being submitted after project filing, the Final Landscape Plan shall include the relevant case number(s) and entitlements for which the Landscape Plan is being reviewed.

Landscape Point System Certification

Landscape Plan shall be prepared consistent with consistent with LAMC Section 12.40 E. See the [Landscape Guidelines](#) (Ordinance No. 170,978) for applicable requirements.

Irrigation Plan with Water Management Point System Certification

Irrigation Plans shall be prepared consistent with LAMC Section 12.41 B.1. See the [Landscape Guidelines](#) (Ordinance No. 170,978) for applicable requirements. All irrigation shall be automatic and include water conservation features.