

FOOTNOTES

1. Boxed symbols denote the general location of a potential facility. The symbol does not designate any specific property for acquisition.
2. All Highway Oriented Commercial areas are shown as existing in 1992 and should not be expanded.
3. Gross acreage includes one-half of abutting streets.
4. Height limit - 3 stories.
5. The Open Space Zone is intended to be a corresponding zone only for public owned property, while the A1 zone is intended to be a corresponding zone for privately owned property designated in the Open Space land use category. The Slope Density Ordinance shall apply to all property designated as "Open Space" by the General Plan.
6. The Public Facility (PF) planning land use designation is premised on the ownership and use of the property by a government agency. The designation of the PF Zone as a corresponding zone is based on the same premise. The Plan also intends that when a board or governing body of a government agency officially determines that a property zoned PF is surplus, and no other public agency has indicated an intent to acquire, and the City is notified that the agency intends to offer the property for sale to a private purchaser, then the property may be rezoned to the zone(s) most consistent within 500 feet of the property boundary and still be considered consistent with the adopted Plan.
7. The RD6 zone shall not be permitted in designated hillside areas.
8. The circulation system proposed on this map for undeveloped hillside areas shall conform to the natural terrain. Subdivision proposals shall demonstrate an adequate circulation system and a minimum amount of land grading.
9. Sunshine Canyon landfill site: Under Case No. ZA 17804 (Zone Variance) approved April 16, 1996, the site was granted a variance to permit the continued operation of the dump facilities based upon certain terms and conditions. Condition No. 14 of the variance required that upon the completion of the project the applicant or owners shall advise the City and County Recreation and Parks Departments that the property is available for recreational purposes. The landfill operation for accepting trash ended on September 21, 1991. A "closure plan" prepared by the landfill operator, discusses discontinuation of the landfill use and outlines environmental monitoring and control systems. Such operation is subject to various State and City closure and post-closure regulations.
10. Aliso Canyon has storage field is a public utility, privately owned by the Southern California Gas Company, for natural gas underground storage. The Gas Co. prohibits public access to the property and plans for its retention as undeveloped land for

approximately 30 to 50 years. The "Open Space" designation on the site does not affect the current entitlements granted to the Gas Co.

11. In areas designated for "Minimum" density housing, the dwelling unit density shall not exceed that allowed by the slope density ordinance (LAMC 12.05-C) or the Hillside Ordinance (No. 168159). Exceptions to the "Minimum" density designation may be made allowing 1 acre lots with a less than 15% grade. For hillside areas designated "Very Low I" or "Very Low II", which contain areas of exceptionally steep topography (more than 15% slope) the Advisory Agency shall consider limiting development to lower densities, including "Minimum" density. Factors to be considered should include, but not be limited to: steepness of slope, amount of grading, soil stability, erosion, land division patterns, and vehicular access.
12. Hillside areas designated Minimum, Very Low I, or Very Low II density on the Plan map should be restricted to the following lot limitations, except when the slope density ordinance is more restrictive. For areas north of Sesnon Boulevard, designated Minimum density, all lots should be a minimum lot size of 2 acres. For areas south of Sesnon Boulevard, west of Shoshone Avenue and Highwater Road, all lots should be a minimum size of 1 acre.
13. In reviewing subdivisions located north of Sesnon Boulevard, the Advisory Agency shall establish lot elevations so that buildings and structural heights will be 50 feet below adjacent ridgelines.
14. Existing mobilehome parks are consistent with the Plan. Future mobilehome parks shall be consistent with the Plan when developed in the RMP Zone.
15. White Oak Avenue is designated as a Modified Major Highway according to the Highways and Freeways Element of the General Plan.
16. Zelzah Avenue is designated as a Collector Street between Chatsworth Street and Rinaldi Street; and, as a Hillside Collector Street north of Rinaldi. Future street connections to Sesnon Boulevard from Zelzah Avenue or adjacent streets (i.e. Highwater Road or Longacre Avenue) shall be based on a feasibility study conducted by the Bureau of Engineering.
17. Local streets and freeways are shown for reference only.
18. Each Plan category permits all indicated corresponding zones as well as those zones referenced in the Los Angeles Municipal Code (LAMC) as permitted by such zones unless further restricted by adopted Specific Plans, specific conditions and/or limitations of project approval, Plan footnotes or other Plan map or text notations.

Zones established in the LAMC subsequent to the adoption of the Plan shall not be deemed as corresponding to any particular Plan category unless the Plan is amended to so indicate.

It is the intent of the Plan that the entitlements granted shall be one of the zone designations within the corresponding zones shown on the Plan, unless accompanied by a concurrent Plan Amendment.

19. That if residential uses are permitted, the maximum density will be that which is allowed in the RD3-1VL (Restricted Density Multiple Dwelling Zone and Very Limited Height District, 45 feet maximum height) (CF 03-1949, CPC 2004-0583 ZC-GPA-HD, Adopted 05 January 2005)
- * Bikeways are shown on the Citywide Bikeways System maps contained in the City's Bicycle Plan, a component of the Transportation Element of the General Plan, which was adopted by the City Council on March 1, 2011.