RESIDENTIAL DESIGN DISTRICT – The Residential Design District provides direction and design standards for 100% residential neighborhoods including historical and legacy homes.

- Ensures the appropriate height for neighborhoods and the amount of new residential developments

CORRIDORS DISTRICT – The Corridors District encourages continued investment in commercial corridors (major streets) throughout South Los Angeles.

- Helps provide more types of commercial uses while limiting the amount of residential housing in key shopping areas
- Over-concentrated and nuisance land uses are limited or prohibited (e.g. auto uses, free standing fast food establishments, motels, recycling collection, smoke shops)
- Provides incentives to locate banks, full-service grocery stores, sit-down restaurants, health centers and health clubs within the community
- Ensures that new development is designed well and maintains compatibility with the existing neighborhood
- Provides a more pedestrian friendly retail environment

MIXED-USE DISTRICT – The Mixed-Use District builds upon standards within the Corridors District, and provides more housing and retail opportunities closer to highly used transit stops.

- Provides incentives for more affordable housing options and childcare facilities while including incentives from the Corridors District
- Encourages a project to include a mix of retail and housing
- Provides a more pedestrian-oriented environment
- Ensures that new development is designed well and maintains compatibility with the existing neighborhood

For more information, contact Malcolm Carson: mcarson@chc-inc.org
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TRANSIT-ORIENTED DISTRICT – The Transit-Oriented District builds upon standards from the Corridors and Mixed-Use Districts, while providing greater housing and retail opportunities near train stations and major bus rapid stops.

- Offers the widest range of development standards to accommodate individual neighborhoods (from downtown to single family residential neighborhoods) near transit stations
- Provides all of the incentives from the other Districts

INDUSTRIAL DISTRICT – The Industrial District seeks to balance industrial employment and investment with meeting the needs of sensitive sites (residential, school, etc.). The District strives to strike this balance by setting more strict protections and require industrial design standards that are compatible with the existing neighborhood.

1. Industrial-Preserve
   - Allows the most intensive manufacturing activities
   - It is the only industrial sub-area that does not prohibit use, storage, or handling of hazardous waste or toxic materials. This subarea should not neighbor residential areas

2. Compatible-Industrial
   - Allows industrial uses that are compatible with residential neighborhoods, which includes light manufacturing, assembly, research and development and warehouse/storage building
   - Designed for industrial use but is adjacent to residential neighborhoods

3. Hybrid-Industrial/limited
   - Designed for industrial activities and residences to be located on the same lot
   - These sub-areas require setting equipment 15 feet away from residential properties and require all work to be conducted indoors

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