

## CHAPMAN WOODS COMMUNITY STANDARDS DISTRICT

### SUMMARY

A Community Standards District, or "CSD" is proposed for the community of Chapman Woods. This project will apply requirements for new construction with the intention of preserving the existing neighborhood character. This will be accomplished by limiting oversized residential buildings and encouraging new development that follows the existing architectural styles found in the neighborhood.

Here are a few of the proposed residential standards:

- **Building Size.** Development standards will limit the allowed size of the building based on the size of the lot.
- **Building Location.** The development standards will require buildings to be located a minimum distance from all property lines based on the size of the lot.
- **Entrance Heights.** The maximum height of entrances and porches shall be 15 feet.
- **Building Height Restrictions.** In addition to limiting the building height to two stories, any portion of the building exceeding 14 feet in height will be required to be further from side and rear property lines.
- **Building Appearance.** The development standards will provide some rules on the design of building walls, roofs, and other architectural features to encourage new construction that is similar to the existing residential buildings in the community.
- **Windows.** In new construction projects, the window locations will be reviewed to make sure that they don't align with the neighbor's windows.
- **Incentives.** If one of the listed community architectural styles is applied to a project, then the building may qualify for incentives, such as increased height or building size.

**To find out more information, or review the draft CSD:**

Project website: <https://planning.lacounty.gov/chapmanwoodscsd>

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