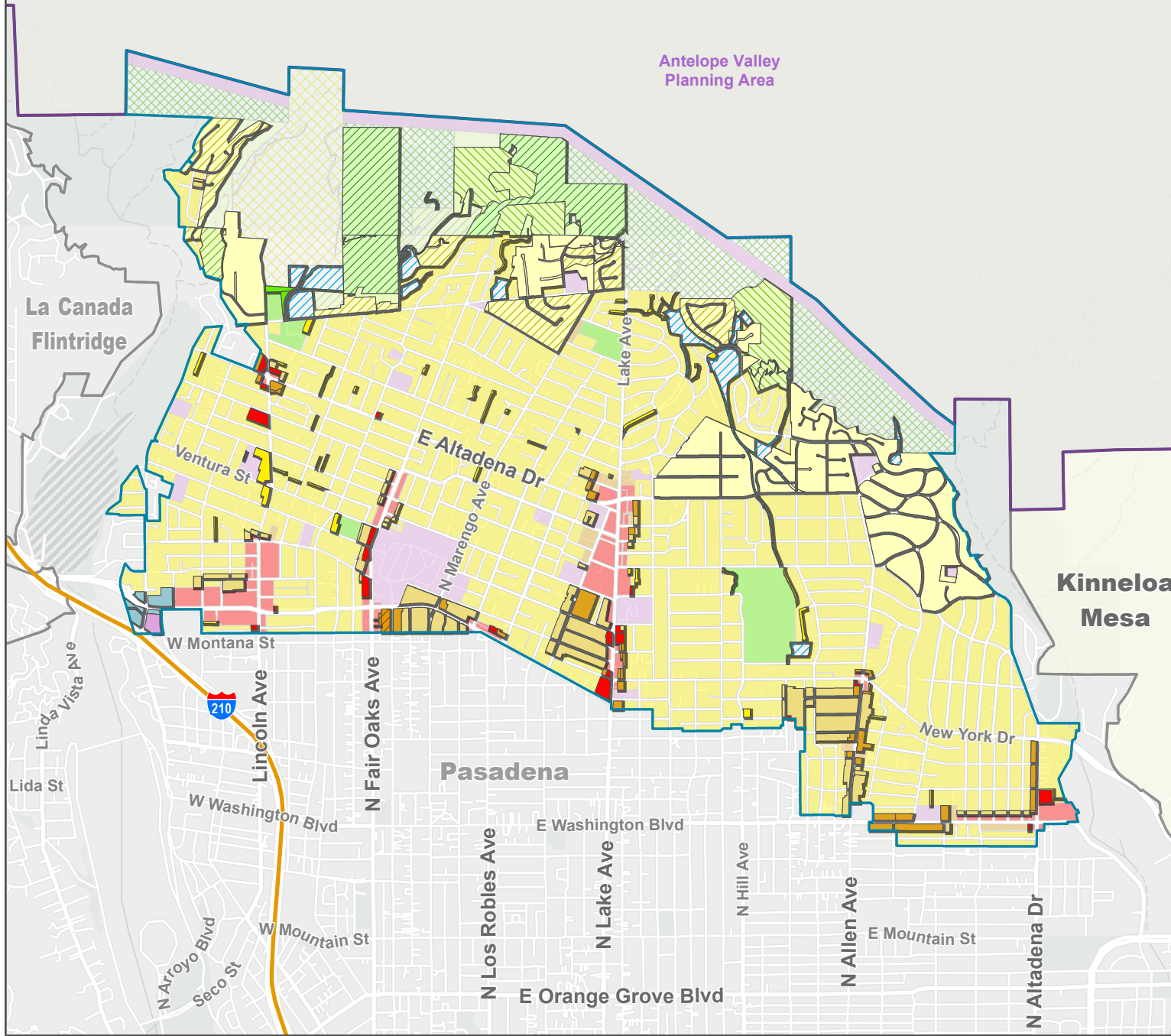


# APPENDIX A WSGV Planning Area Communities: Land Use and Zoning Modification Maps

# Antelope Valley

Antelope Valley  
Planning Area



### Land Use Policy - Proposed

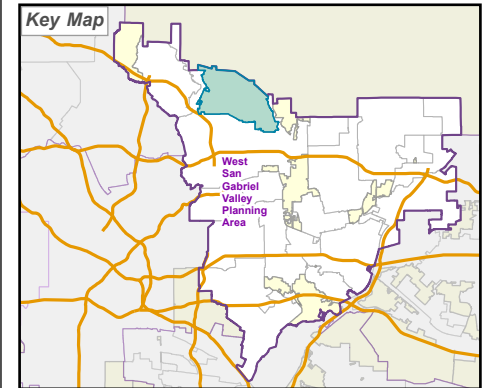
- RL1 - Rural Land 1
- RL2 - Rural Land 2
- RL5 - Rural Land 5
- RL20 - Rural Land 20
- H2 - Residential 2
- H5 - Residential 5
- H9 - Residential 9
- H18 - Residential 18
- H30 - Residential 30
- H50 - Residential 50
- CG - General Commercial
- IL - Light Industrial
- P - Public and Semi-Public
- OS-PR - Parks and Recreation
- OS-NF - National Forest
- W - Water

### Existing Land Use Policy (no change)

- RL1 - Rural Land 1
- RL2 - Rural Land 2
- H9 - Residential 9
- H30 - Residential 30
- CG - General Commercial
- P - Public and Semi-Public
- OS-PR - Parks and Recreation
- OS-NF - National Forest
- SP - Specific Plan

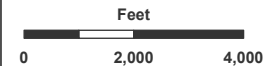
### Administrative Boundaries

- Community Boundary
- Surrounding Planning Area



LA COUNTY  
**PLANNING**

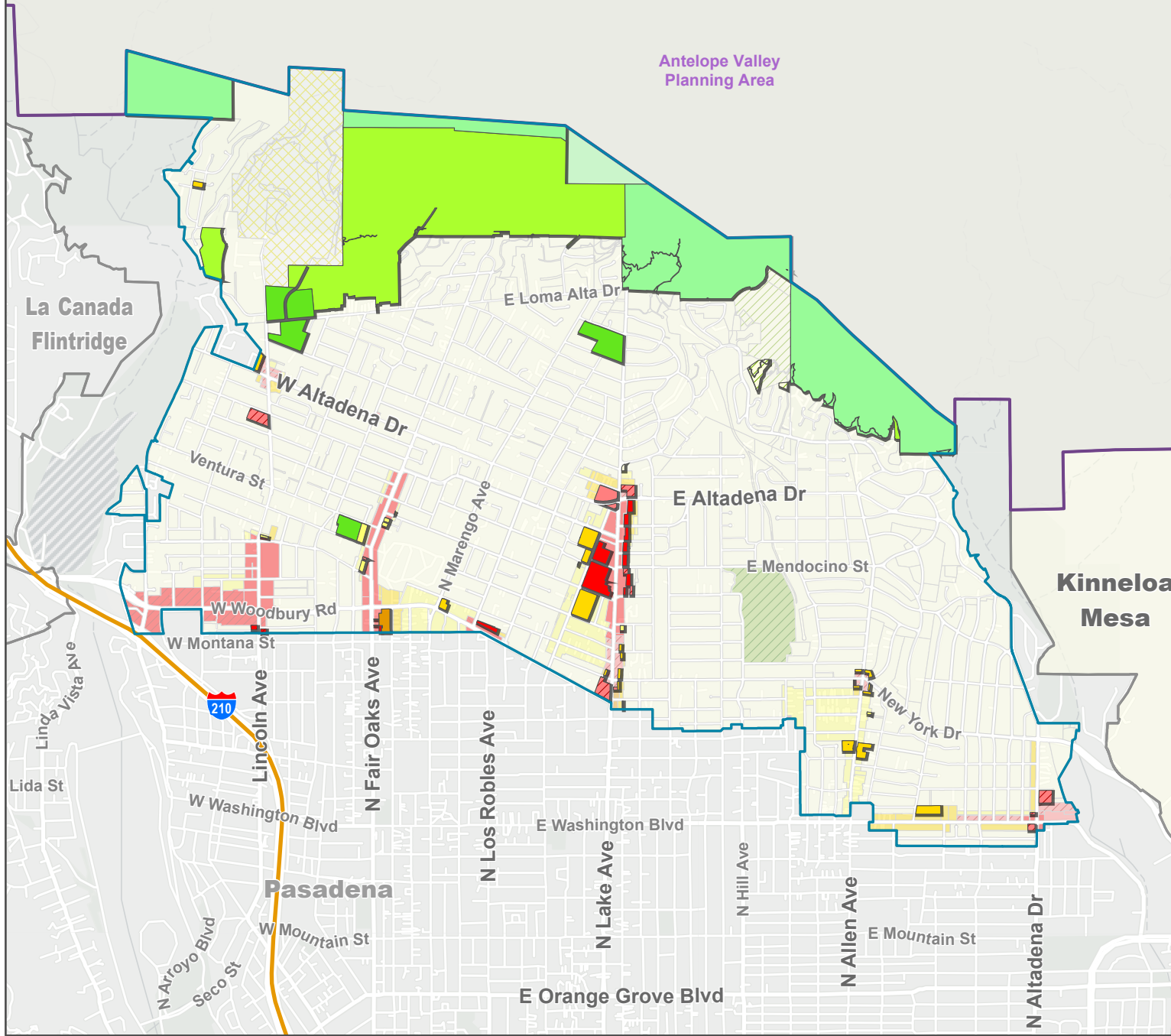
LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

# Antelope Valley

Antelope Valley  
Planning Area



**Zone Changes**

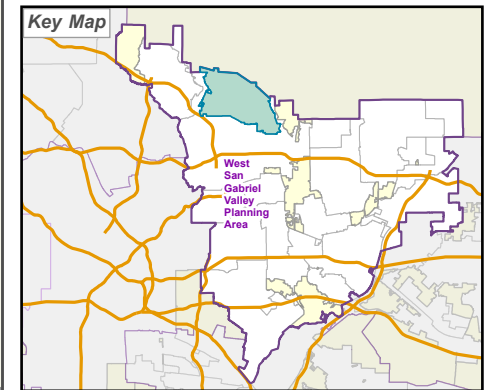
- A-1 - Light Agriculture
- R-A - Residential Agricultural
- R-1 - Single-Family Residence
- R-2 - Two-Family Residence
- R-3 - Limited Density Multiple Residence
- R-4 - Limited Density Multiple Residence
- C-1 - Restricted Business
- C-2 - Neighborhood Business
- C-3 - General Commercial
- C-M - Commercial Manufacturing
- O-S - Open Space
- W - Watershed

**Existing Zoning (no change)**

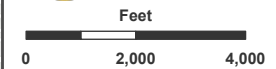
- R-A - Residential Agricultural
- R-1 - Single-Family Residence
- R-2 - Two-Family Residence
- R-3 - Limited Density Multiple Residence
- R-4 - Limited Density Multiple Residence
- C-1 - Restricted Business
- C-2 - Neighborhood Business
- C-3 - General Commercial
- C-M - Commercial Manufacturing
- CPD - Commercial Planned Development
- R-R - Resort and Recreation
- B-1 - Buffer Strip
- SP - Specific Plan
- W - Watershed

**Administrative Boundaries**

- Community Boundary
- Surrounding Planning Area

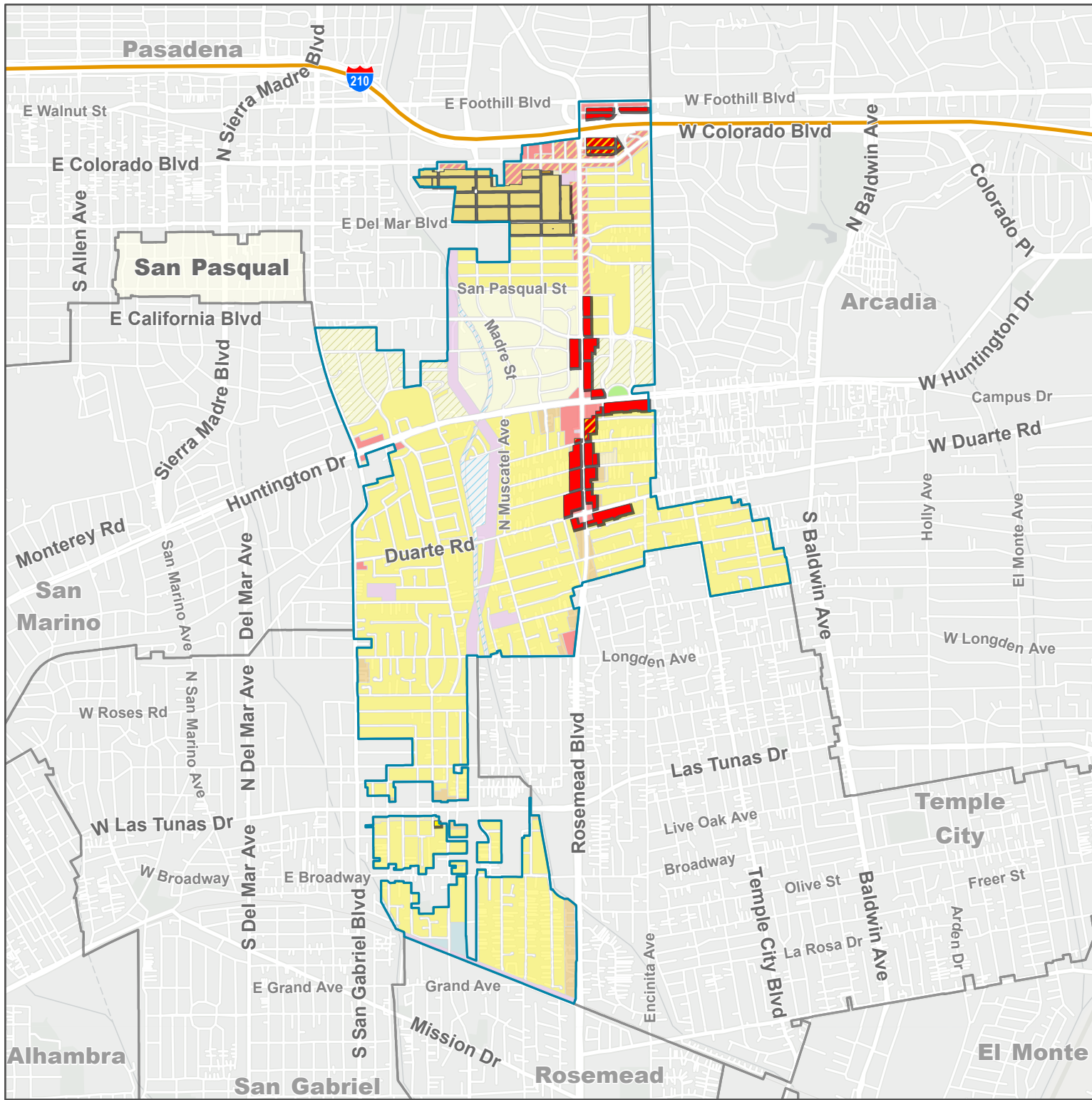


LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

**West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes**  
*East Pasadena - East San Gabriel*



**Land Use Policy - Proposed**

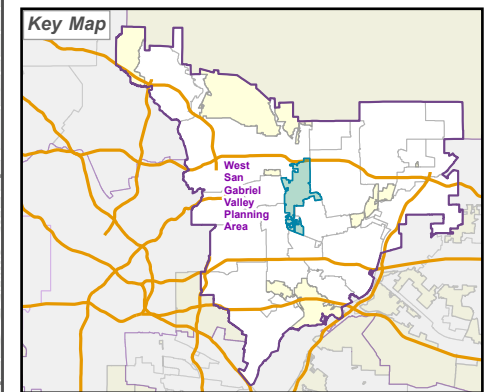
- H9 - Residential 9
- H18 - Residential 18
- H30 - Residential 30
- CG - General Commercial
- MU - Mixed Use

**Existing Land Use Policy (no change)**

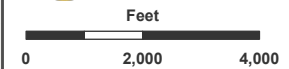
- H2 - Residential 2
- H5 - Residential 5
- H9 - Residential 9
- H18 - Residential 18
- H30 - Residential 30
- CG - General Commercial
- MU - Mixed Use
- IL - Light Industrial
- P - Public and Semi-Public
- OS-PR - Parks and Recreation
- W - Water

**Administrative Boundaries**

- Community Boundary



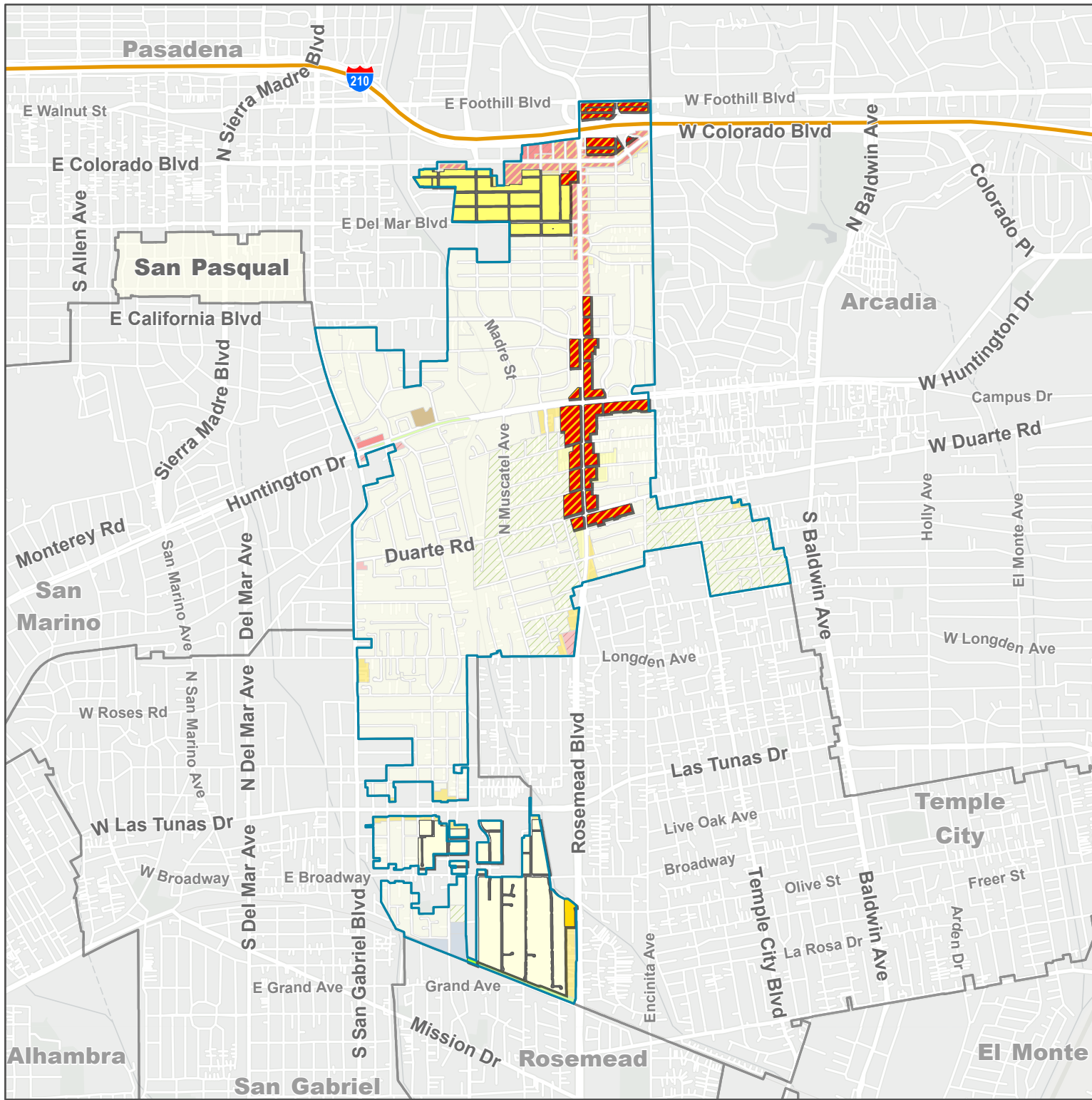
LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

### West San Gabriel Valley Area Plan Proposed Zoning Changes

#### East Pasadena - East San Gabriel



#### Zone Changes

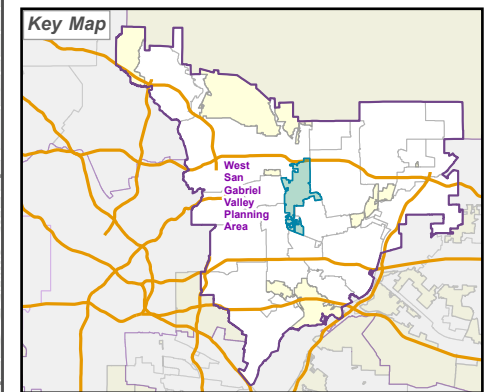
- A-1 - Light Agriculture
- R-1 - Single-Family Residence
- R-2 - Two-Family Residence
- R-3 - Limited Density Multiple Residence
- MXD - Mixed Use Development

#### Existing Zoning (no change)

- A-1 - Light Agriculture
- R-A - Residential Agricultural
- R-1 - Single-Family Residence
- R-2 - Two-Family Residence
- R-3 - Limited Density Multiple Residence
- RPD - Residential Planned Development
- MXD - Mixed Use Development
- C-1 - Restricted Business
- C-2 - Neighborhood Business
- C-3 - General Commercial
- C-M - Commercial Manufacturing
- M-1 - Light Manufacturing

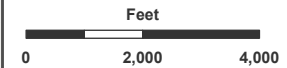
#### Administrative Boundaries

- Community Boundary



**LA COUNTY**  
**PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

**West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes**

**Kinneloa Mesa**

**Antelope Valley**

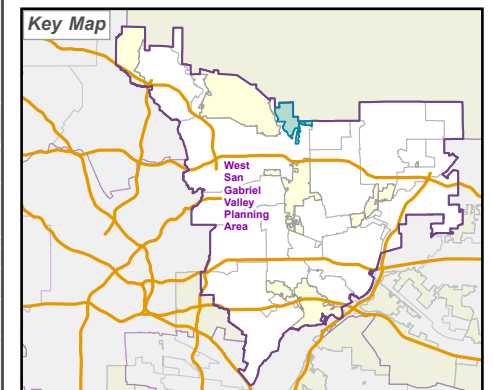
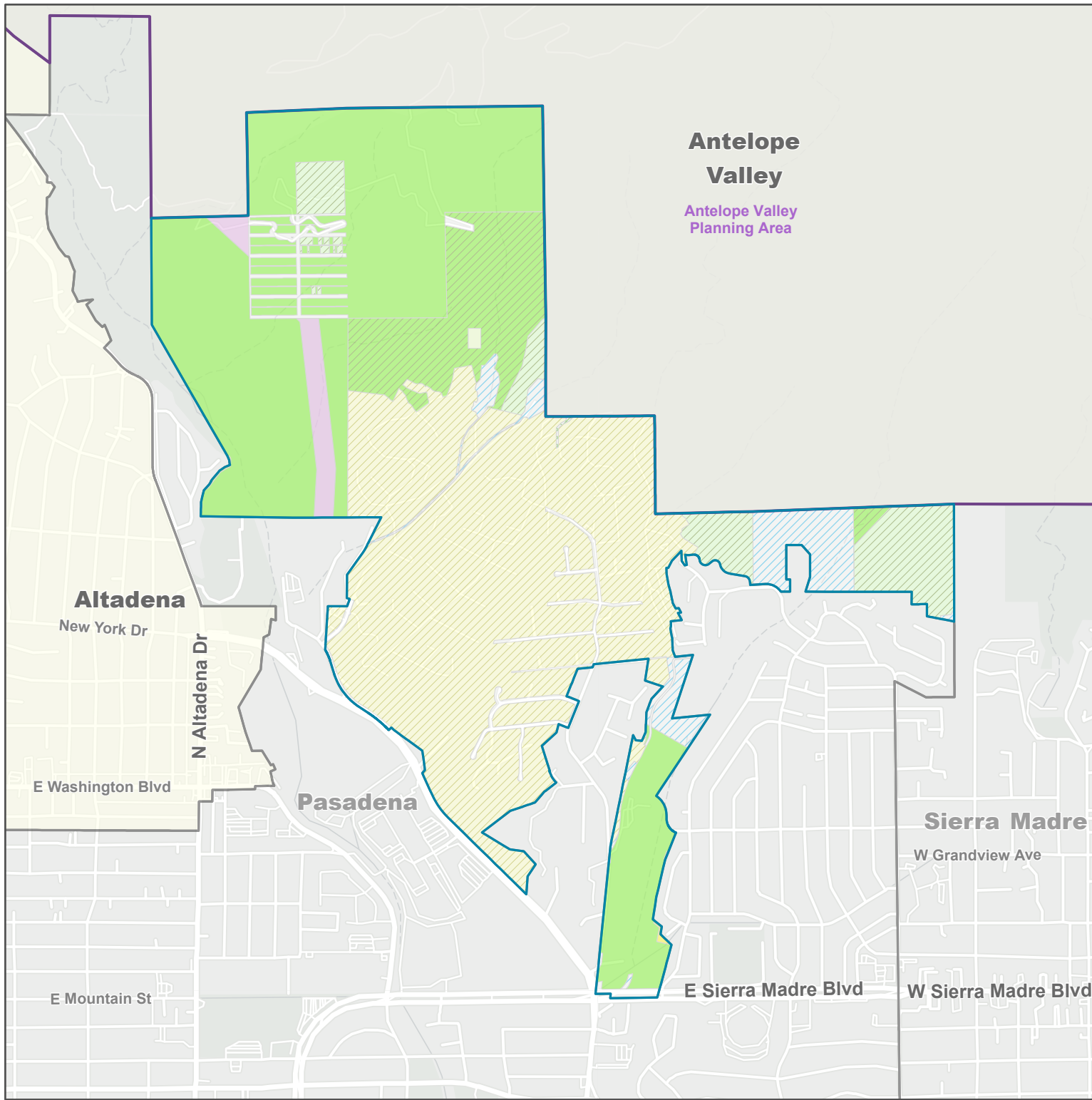
Antelope Valley  
Planning Area

**Existing Land Use Policy (no change)**

- RL1 - Rural Land 1
- RL20 - Rural Land 20
- H5 - Residential 5
- H9 - Residential 9
- P - Public and Semi-Public
- OS-C - Conservation
- OS-PR - Parks and Recreation
- OS-NF - National Forest
- W - Water

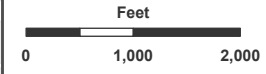
**Administrative Boundaries**

- Community Boundary
- Surrounding Planning Area



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012




Prepared by DRP GIS Section / June 2024

**West San Gabriel Valley Area Plan  
Proposed Zoning Changes**


*Kinneloa Mesa*


**Zone Changes**


 O-S - Open Space

**Existing Zoning (no change)**


 A-1 - Light Agriculture


 R-A - Residential Agricultural

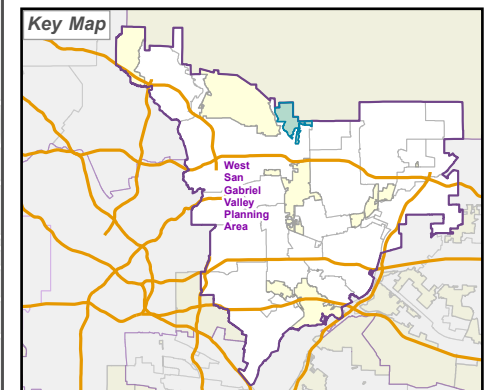
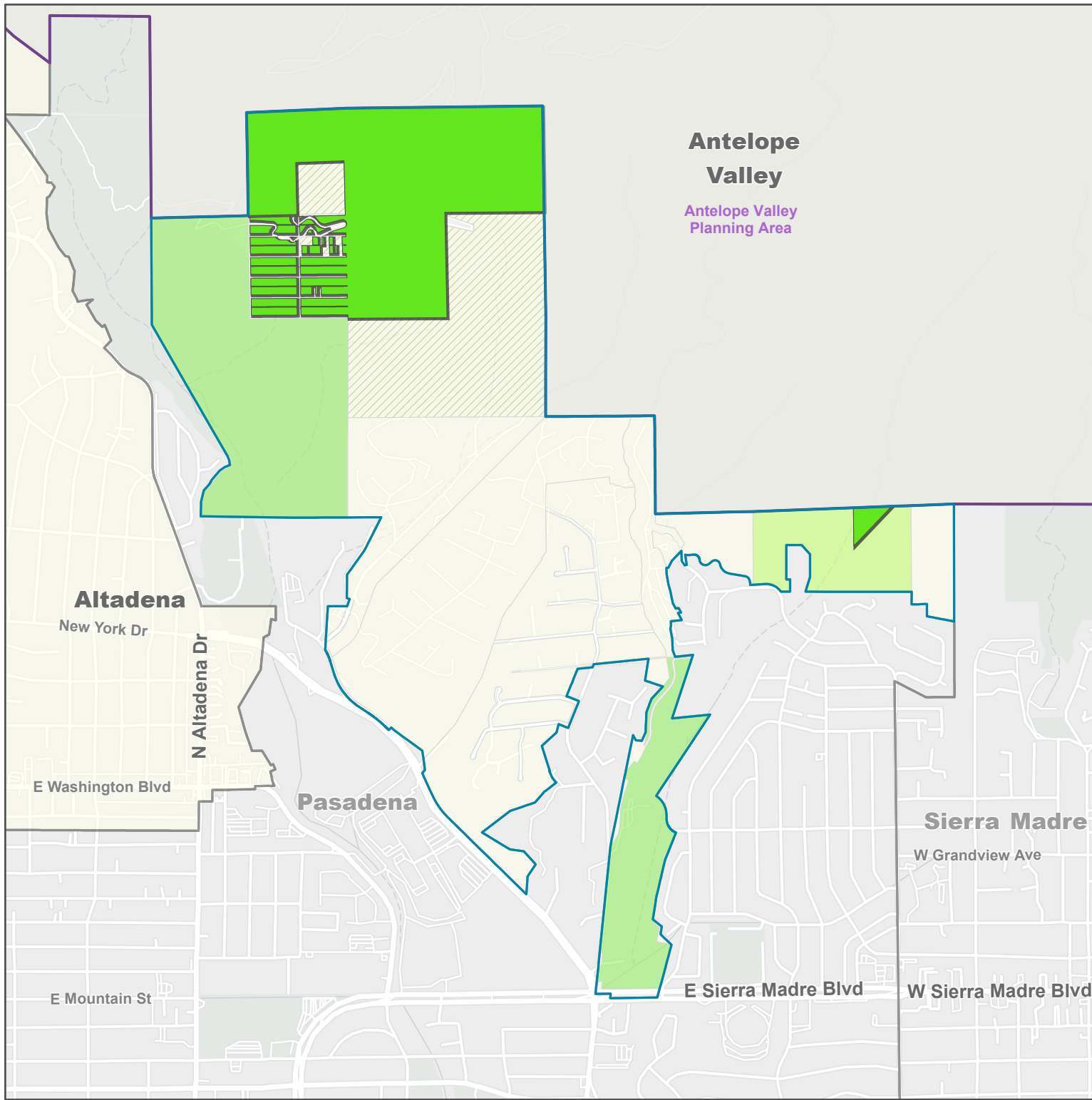
 R-1 - Single-Family Residence

 O-S - Open Space

**Administrative Boundaries**

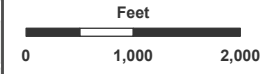
 Community Boundary

 Surrounding Planning Area



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

Los Angeles

Los Angeles County

West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes

La Crescenta - Montrose

Land Use Policy - Proposed

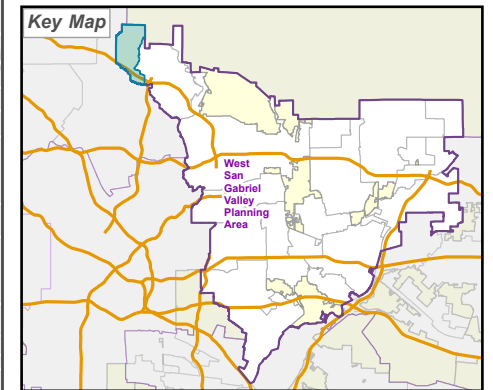
- H9 - Residential 9
- H18 - Residential 18
- H30 - Residential 30
- CG - General Commercial
- MU - Mixed Use
- W - Water

Existing Land Use Policy (no change)

- RL20 - Rural Land 20
- H9 - Residential 9
- H18 - Residential 18
- H30 - Residential 30
- CG - General Commercial
- P - Public and Semi-Public
- OS-C - Conservation
- OS-PR - Parks and Recreation
- W - Water

Administrative Boundaries

- Community Boundary
- Surrounding Planning Area

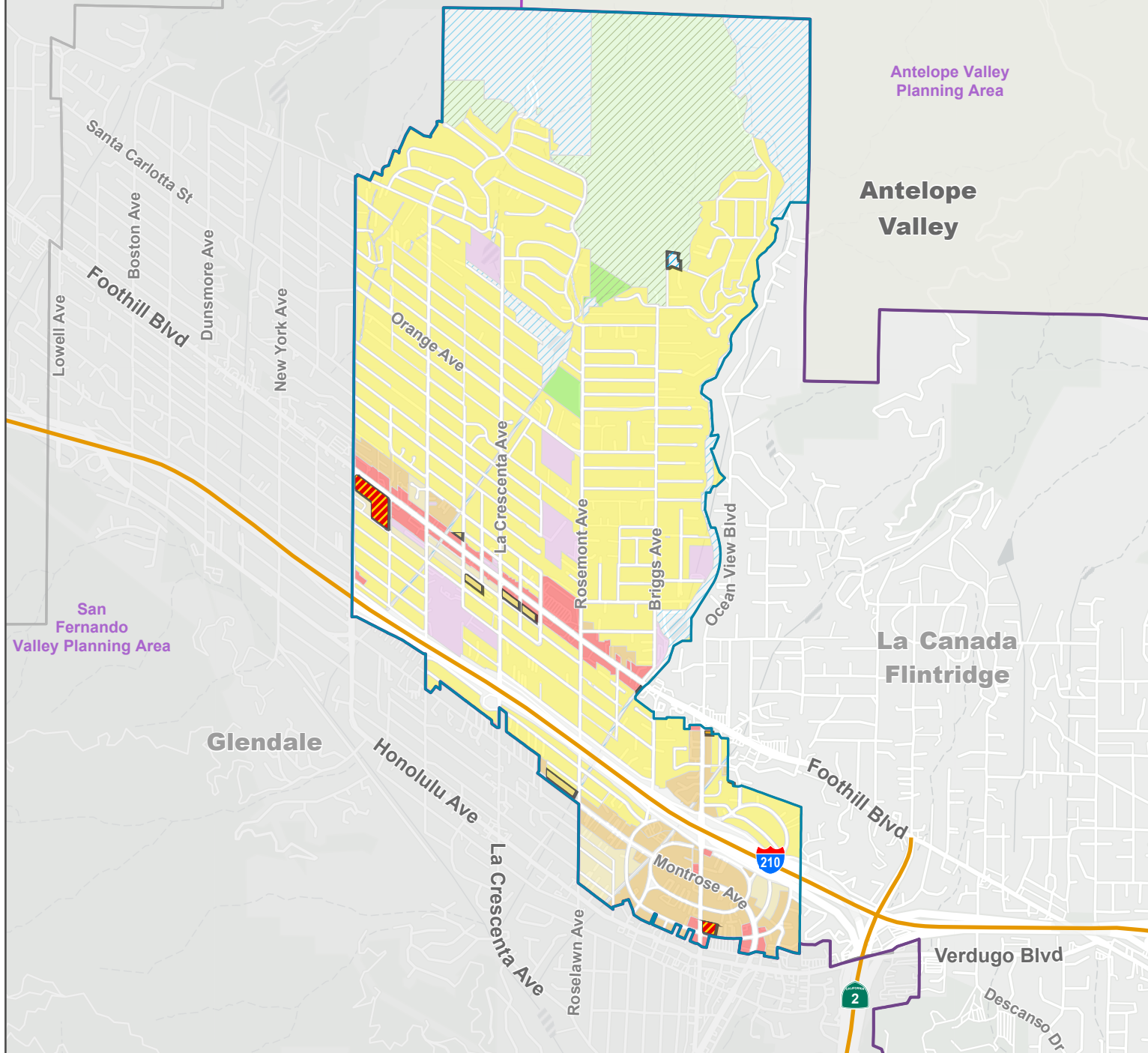


LA COUNTY  
PLANNING

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024









Los Angeles

Los Angeles County

West San Gabriel Valley Area Plan  
Proposed Zoning Changes

La Crescenta - Montrose



Zone Changes

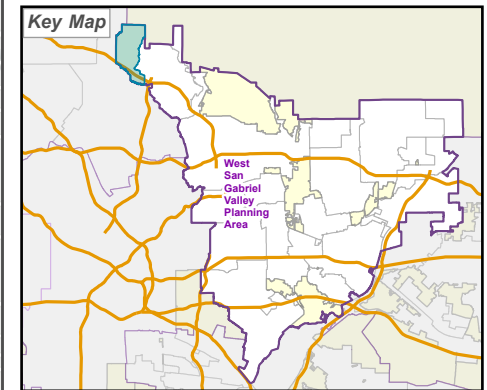
-  R-1 - Single-Family Residence
-  R-2 - Two-Family Residence
-  R-3 - Limited Density Multiple Residence
-  MXD - Mixed Use Development

Existing Zoning (no change)

-  R-1 - Single-Family Residence
-  R-2 - Two-Family Residence
-  R-3 - Limited Density Multiple Residence
-  C-1 - Restricted Business
-  C-2 - Neighborhood Business
-  C-3 - General Commercial
-  CPD - Commercial Planned Development

Administrative Boundaries

-  Community Boundary
-  Surrounding Planning Area



LA COUNTY  
PLANNING

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024



**West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes**  
*San Pasqual*

**Land Use Policy - Proposed**

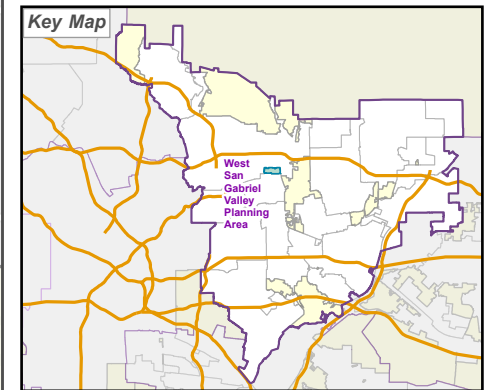
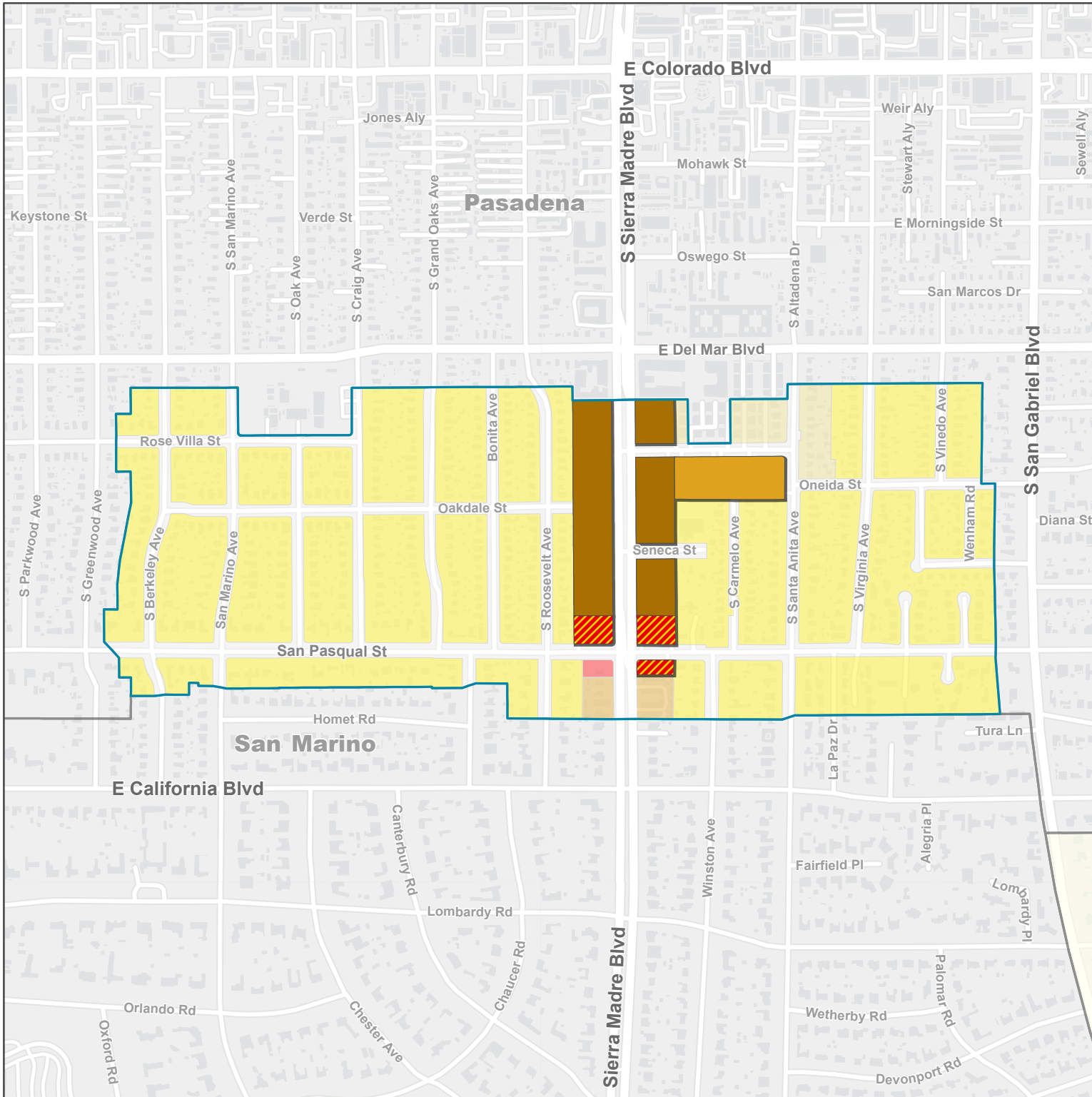
- H30 - Residential 30
- H100 - Residential 100
- MU - Mixed Use

**Existing Land Use Policy (no change)**

- H9 - Residential 9
- H18 - Residential 18
- H30 - Residential 30
- CG - General Commercial

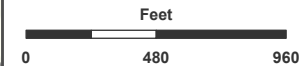
**Administrative Boundaries**

- Community Boundary



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012






Prepared by DRP GIS Section / June 2024




# West San Gabriel Valley Area Plan Proposed Zoning Changes

## San Pasqual


### Zone Changes

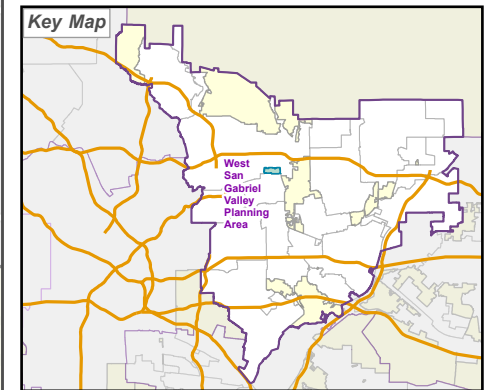
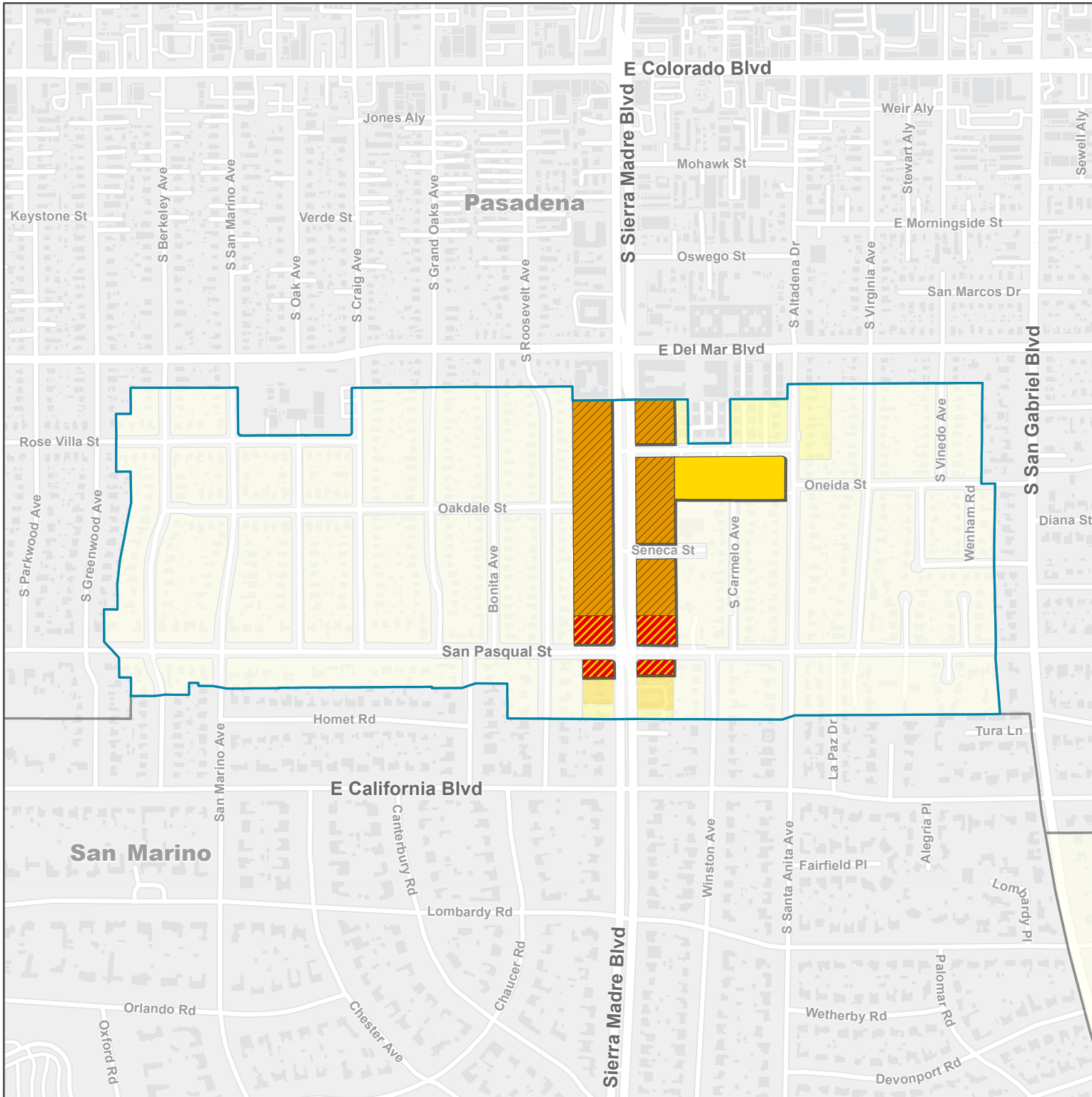
-  R-3 - Limited Density Multiple Residence
-  R-5 - High Density Multiple Residence
-  MXD - Mixed Use Development

### Existing Zoning (no change)

-  R-1 - Single-Family Residence
-  R-2 - Two-Family Residence
-  R-3 - Limited Density Multiple Residence

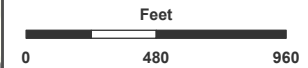
### Administrative Boundaries

-  Community Boundary



LA COUNTY  
**PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012





Prepared by DRP GIS Section / June 2024

Los Angeles County


**West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes**

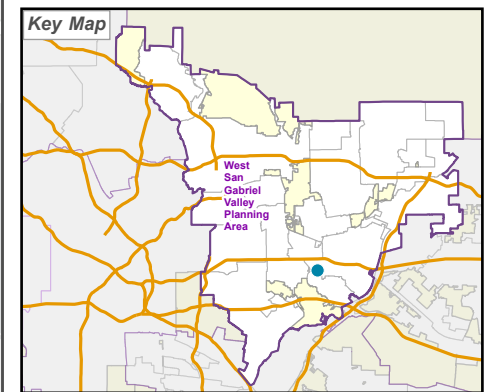
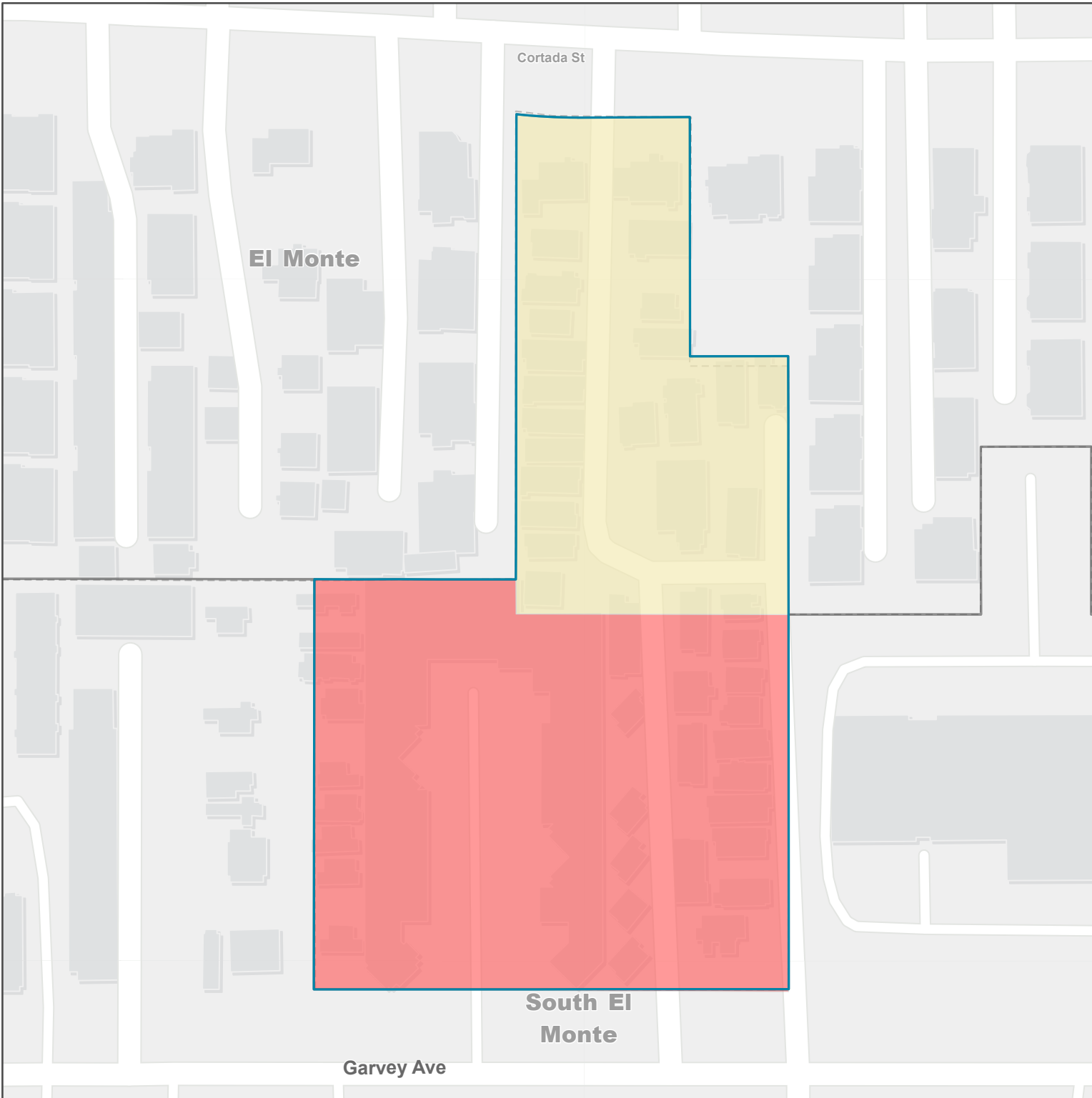
**South El Monte Island**

**Existing Land Use Policy (no change)**

-  H18 - Residential 18
-  CG - General Commercial

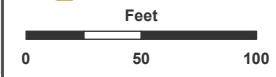
**Administrative Boundaries**

-  Community Boundary



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012




Prepared by DRP GIS Section / June 2024


Los Angeles County

**West San Gabriel Valley Area Plan  
Proposed Zoning Changes**


*South El Monte Island*

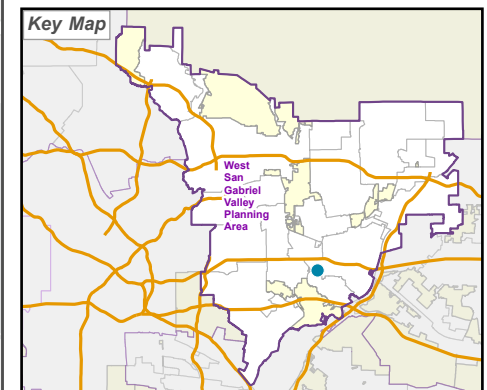
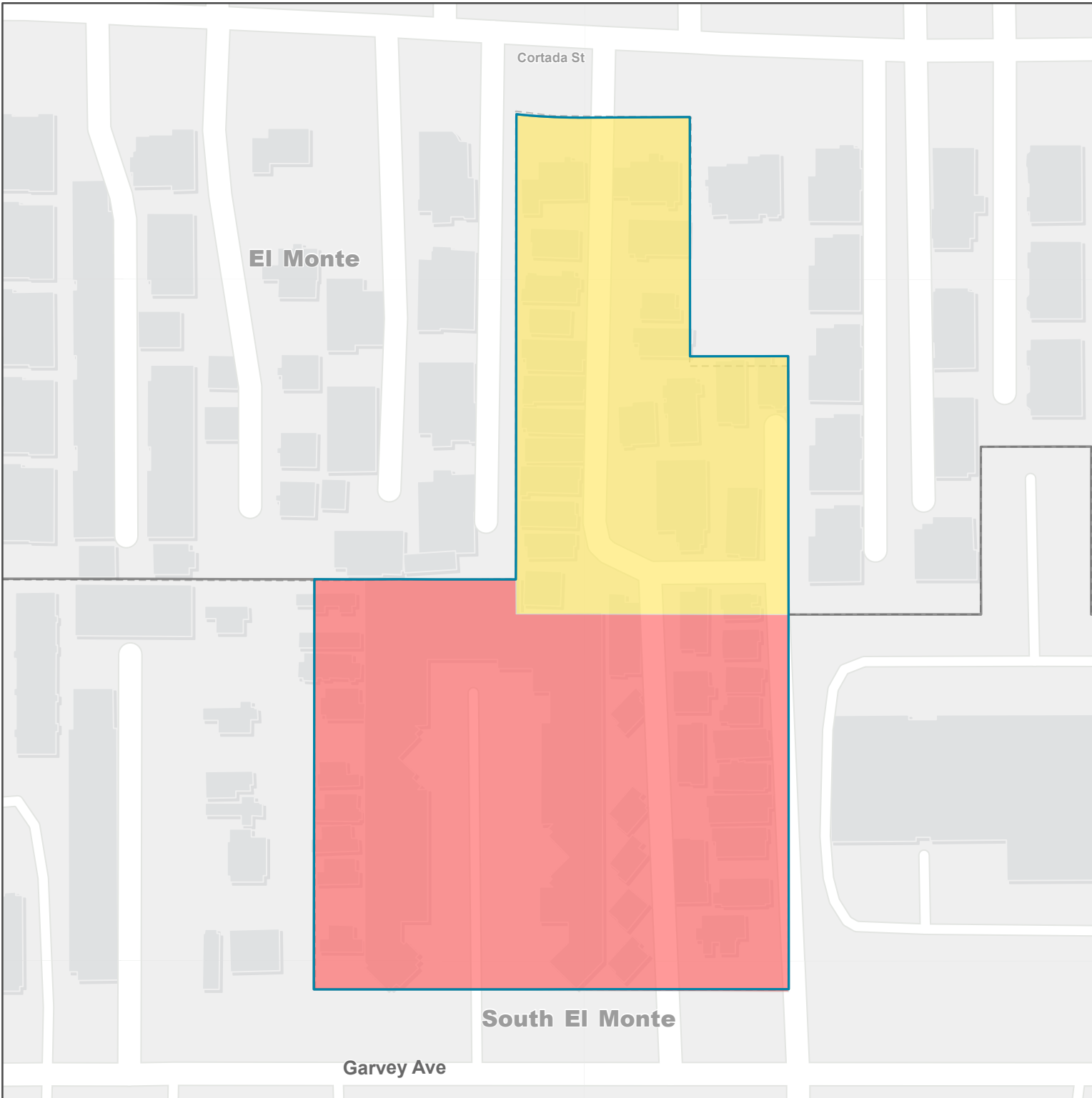
**Existing Zoning (no change)**

 R-3 - Limited Density Multiple Residence

 C-3 - General Commercial

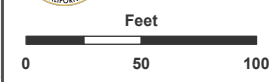
**Administrative Boundaries**

 Community Boundary



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

# West San Gabriel Valley Area Plan Proposed Land Use Policy Changes

## South Monrovia Islands

### Land Use Policy - Proposed

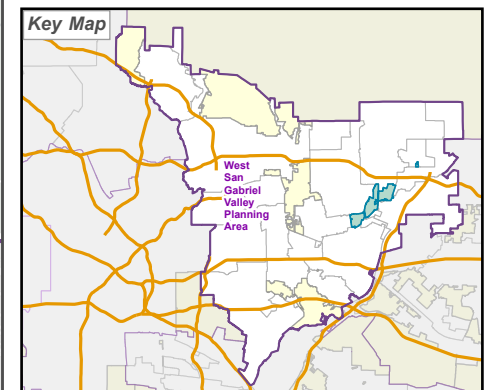
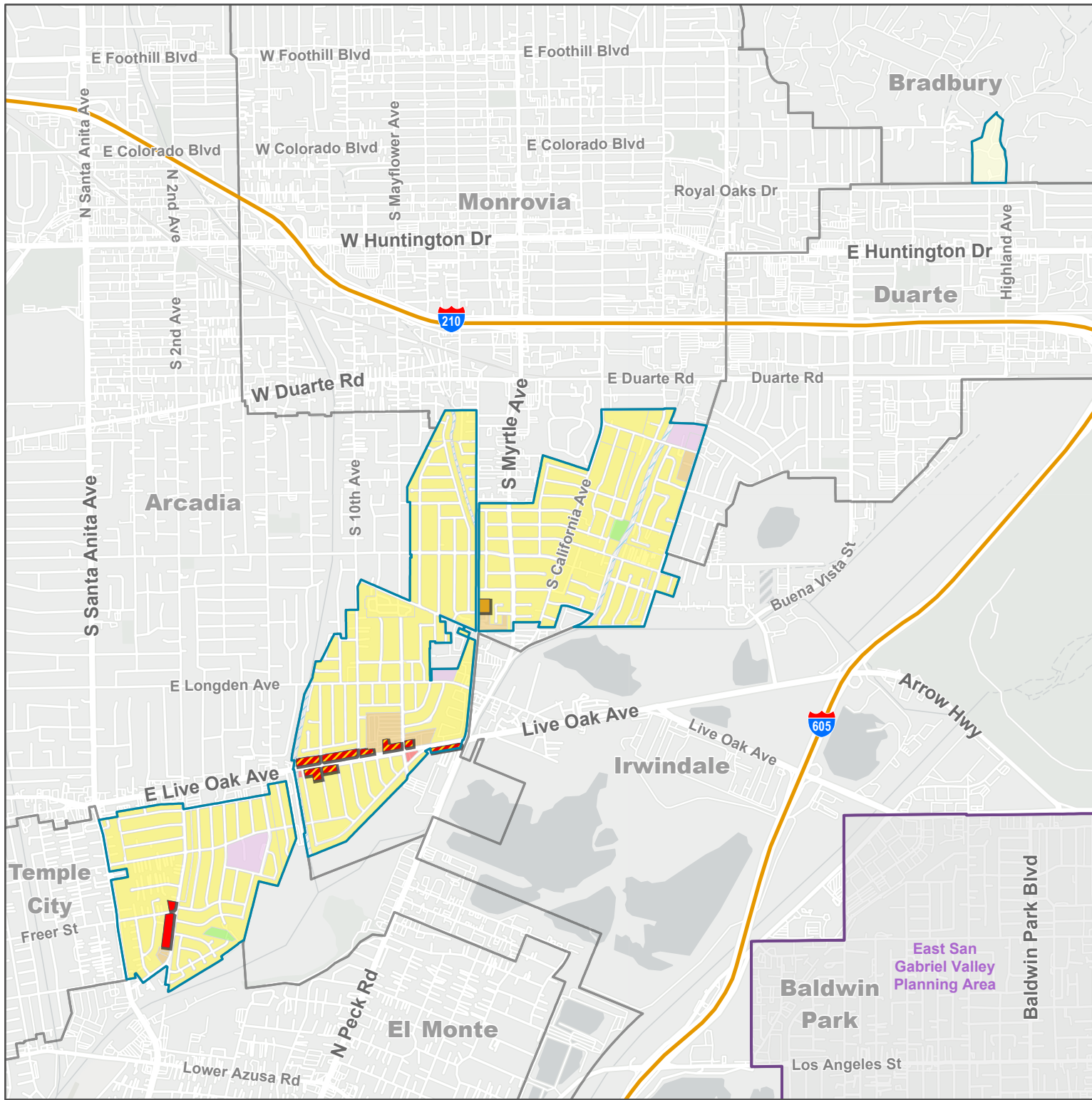
- H30 - Residential 30
- CG - General Commercial
- MU - Mixed Use

### Existing Land Use Policy (no change)

- H2 - Residential 2
- H9 - Residential 9
- H30 - Residential 30
- CG - General Commercial
- P - Public and Semi-Public
- OS-PR - Parks and Recreation
- W - Water

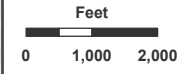
### Administrative Boundaries

- Community Boundary



LA COUNTY  
**PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012

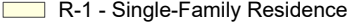

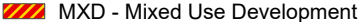

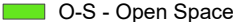


Prepared by DRP GIS Section / June 2024

# West San Gabriel Valley Area Plan Proposed Zoning Changes

## South Monrovia Islands

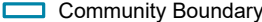
### Zone Changes

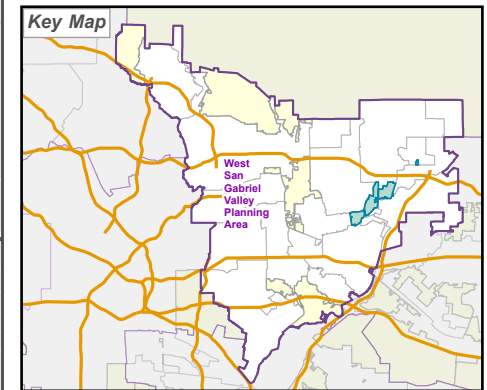
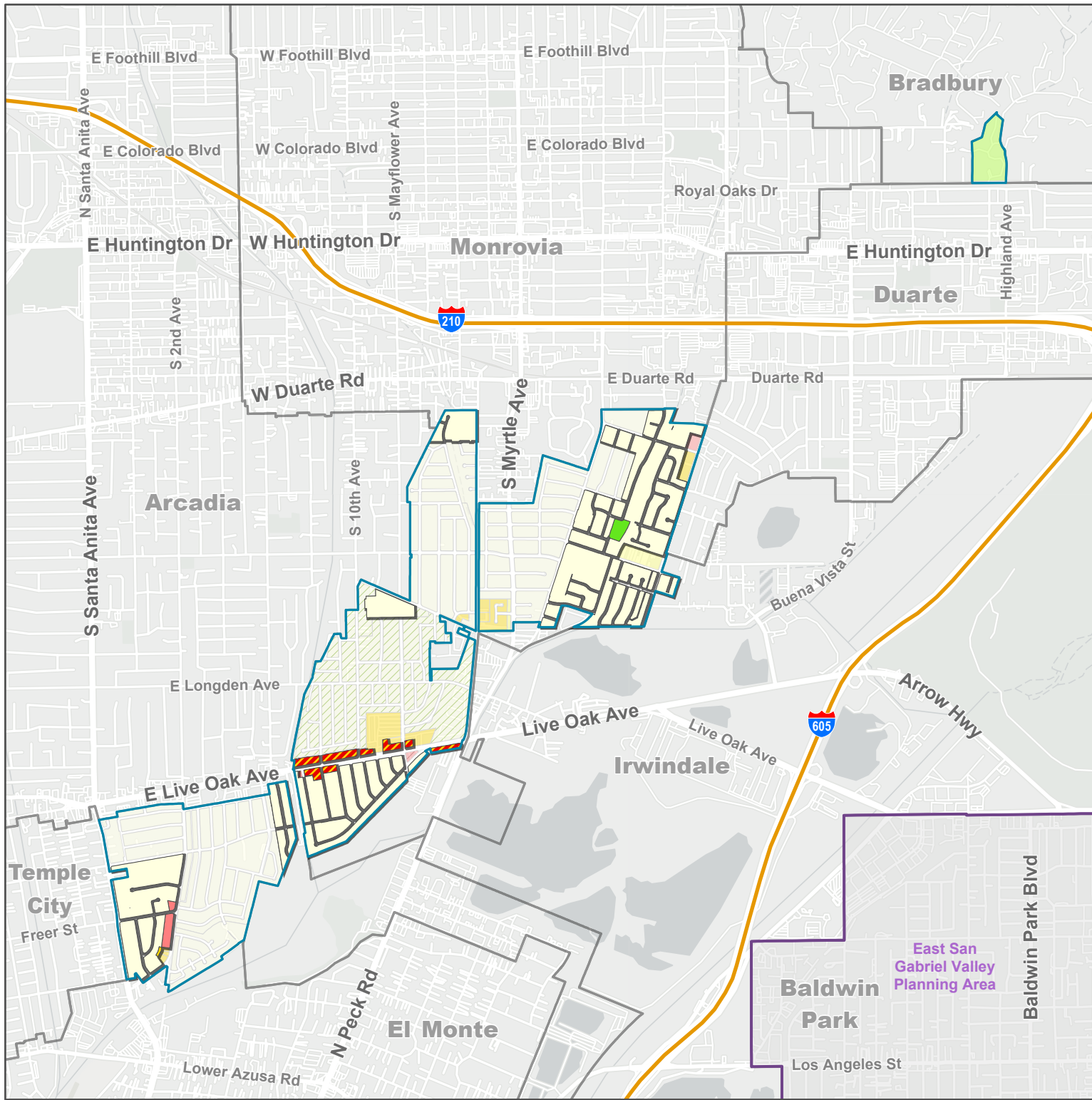
-  R-1 - Single-Family Residence
-  R-3 - Limited Density Multiple Residence
-  MXD - Mixed Use Development
-  C-1 - Restricted Business
-  O-S - Open Space

### Existing Zoning (no change)

-  A-1 - Light Agriculture
-  R-A - Residential Agricultural
-  R-1 - Single-Family Residence
-  R-2 - Two-Family Residence
-  R-3 - Limited Density Multiple Residence
-  C-1 - Restricted Business
-  C-2 - Neighborhood Business
-  C-3 - General Commercial

### Administrative Boundaries

-  Community Boundary



**LA COUNTY**  
**PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

**West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes**  
*South San Gabriel*

**Land Use Policy - Proposed**

H18 - Residential 18

MU - Mixed Use

**Existing Land Use Policy (no change)**

H9 - Residential 9

H18 - Residential 18

H30 - Residential 30

H50 - Residential 50

CG - General Commercial

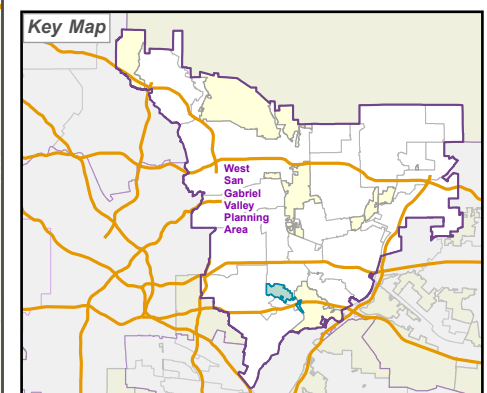
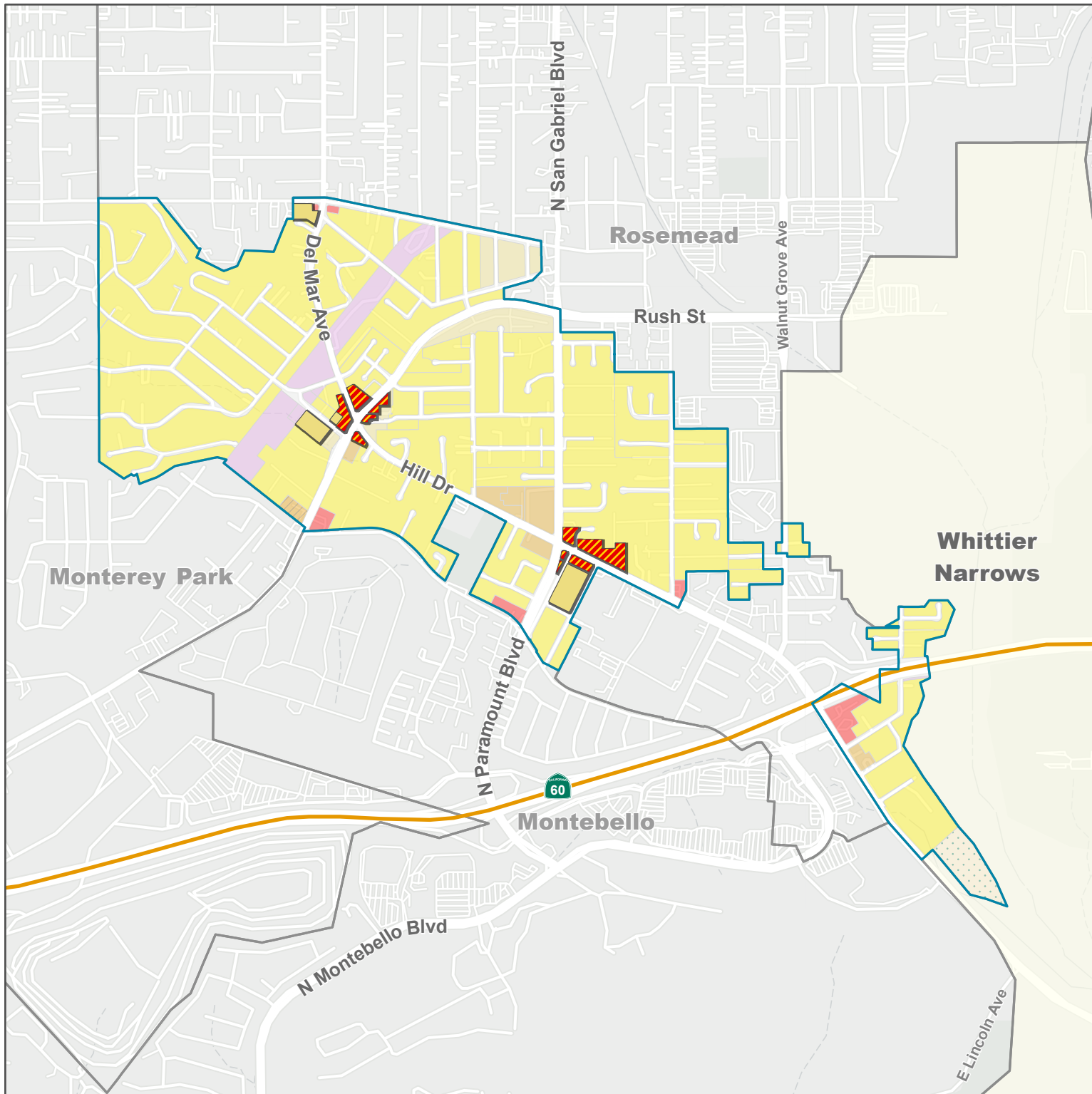
P - Public and Semi-Public

OS-PR - Parks and Recreation

MR - Mineral Resources

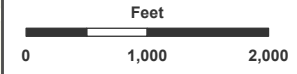
**Administrative Boundaries**

Community Boundary



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024



**West San Gabriel Valley Area Plan  
Proposed Zoning Changes**

**South San Gabriel**

**Zone Changes**

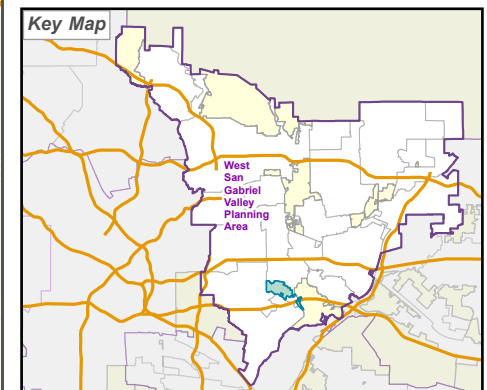
- A-1 - Light Agriculture
- R-A - Residential Agricultural
- R-1 - Single-Family Residence
- R-2 - Two-Family Residence
- R-3 - Limited Density Multiple Residence
- MXD - Mixed Use Development

**Existing Zoning (no change)**

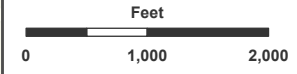
- A-1 - Light Agriculture
- R-A - Residential Agricultural
- R-1 - Single-Family Residence
- R-2 - Two-Family Residence
- R-3 - Limited Density Multiple Residence
- RPD - Residential Planned Development
- C-1 - Restricted Business
- C-2 - Neighborhood Business
- O-S - Open Space

**Administrative Boundaries**

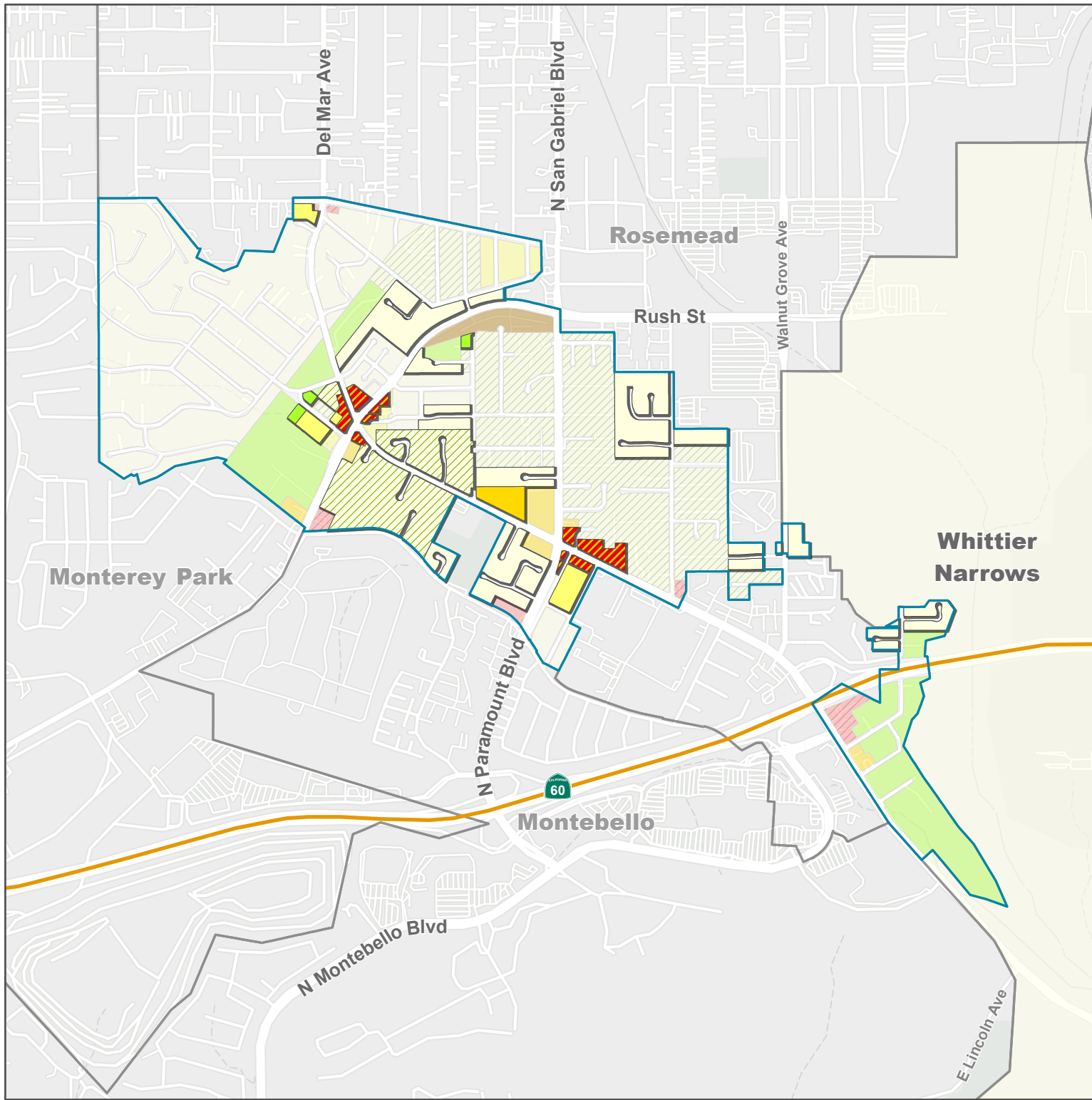
- Community Boundary



LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024





Los Angeles County

**West San Gabriel Valley Area Plan  
Proposed Land Use Policy Changes**

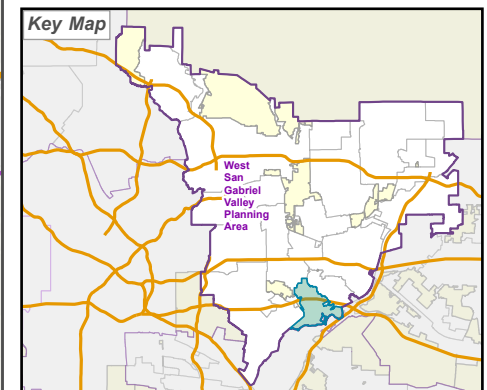
*Whittier Narrows*

**Existing Land Use Policy (no change)**

- IL - Light Industrial
- P - Public and Semi-Public
- OS-PR - Parks and Recreation
- W - Water

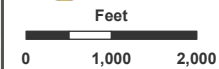
**Administrative Boundaries**

- Community Boundary
- Surrounding Planning Area



**LA COUNTY  
PLANNING**

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

West San Gabriel Valley Area Plan  
Proposed Zoning Changes

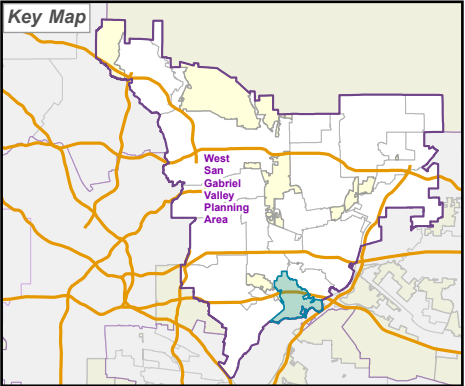
Whittier Narrows

Existing Zoning (no change)

- A-1 - Light Agriculture
- O-S - Open Space
- M-1 - Light Manufacturing
- M-2 - Heavy Manufacturing
- B-1 - Buffer Strip

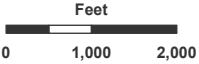
Administrative Boundaries

- Community Boundary
- Surrounding Planning Area



LA COUNTY  
PLANNING

LOS ANGELES COUNTY  
Dept. of Regional Planning  
320 W. Temple St.  
Los Angeles, CA 90012



Prepared by DRP GIS Section / June 2024

INTENTIONALLY BLANK