



Hawthorne Municipal Airport

Appendix F Zoning Ordinance Summary



Appendix F

ZONING ORDINANCE

SUMMARY

Noise Exposure Map Update
Jack Northrup Field/Hawthorne Municipal Airport

Table F1 summarizes the noise-sensitive land uses allowed within each zone outlined in the City of Hawthorne zoning ordinances.

TABLE F1
Summary of Zoning Provisions for Noise-Sensitive Land Uses
City of Hawthorne

	<u>Noise-Sensitive Uses</u>		Density
	Residential	Non-Residential	
R-1; Single-Family Residential	<ul style="list-style-type: none"> Single-family residential detached unit Mobile Home Residential care facilities 	<ul style="list-style-type: none"> Places of Worship Libraries Schools Day care facilities 	<ul style="list-style-type: none"> 5,000 sf lot for single-family residential
R-2; Multi-Family Residential	<ul style="list-style-type: none"> Same as R-1 Two-family residential Boardinghouses 	<ul style="list-style-type: none"> Same as R-1 	<ul style="list-style-type: none"> Same as R-1 7,000 sf lot for Two-Family Residential
R-3; High-Density Residential	<ul style="list-style-type: none"> Same as R-2 Multi-family dwelling Rest home, boarding home, or home for the aged 	<ul style="list-style-type: none"> Same as R-2 	<ul style="list-style-type: none"> 7,500 sf lot for multi-family residential, plus 2,500 sf per unit over three units
R-4; Maximum Density Residential	<ul style="list-style-type: none"> Same as R-3 Fraternity/sorority house Mobile home park Convalescent homes Nursing homes 	<ul style="list-style-type: none"> Same as R-3 Hospitals Assembly halls 	<ul style="list-style-type: none"> Same as R-3
C-R; Regional Commercial	<ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> Day care facilities Schools (with an approved CUP) 	<ul style="list-style-type: none"> No minimum
C-2; Local Commercial	<ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> Same as C-R Hospitals Movie Theaters 	<ul style="list-style-type: none"> Maximum floor area shall not be greater than one and half times the square foot area of the lot
C-3; General Commercial	<ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> Same as C-2 	<ul style="list-style-type: none"> Maximum floor area shall not be greater than two and half times the square foot area of the lot
C-M; Mixed Commercial	<ul style="list-style-type: none"> Residential units (with an approved CUP) 	<ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> Maximum residential density is 24 dwelling units per acre
M-1; Limited Industrial	<ul style="list-style-type: none"> Live/work units (with an approved CUP) Single-family residential utilized by a site manager or caretaker and the unit is an accessory to the principle industrial use 	<ul style="list-style-type: none"> Same as C-3 (with an approved CUP) 	<ul style="list-style-type: none"> Maximum floor area shall not be greater than two times the square foot area of the lot

TABLE F1 Continued
Summary of Zoning Provisions for Noise-Sensitive Land Uses
City of Hawthorne

	Noise-Sensitive Uses		Density
	Residential	Non-Residential	
M-2; Heavy Industrial	<ul style="list-style-type: none"> Single-family residential utilized by a site manager or caretaker and the unit is an accessory to the principle industrial use 	<ul style="list-style-type: none"> Same as a C-3 or M-1 	<ul style="list-style-type: none"> Maximum floor area shall not be greater than two times the square foot area of the lot
UOS; Urban Open Space	<ul style="list-style-type: none"> None 	<ul style="list-style-type: none"> Libraries Museums Schools 	<ul style="list-style-type: none"> Floor area ratio shall not exceed 40 percent
H; Horticulture	<ul style="list-style-type: none"> Same as R-1 	<ul style="list-style-type: none"> Same as R-1 	<ul style="list-style-type: none"> No minimum
<p>Source: City of Hawthorne Department of Planning and Community Development (http://www.qcode.us/codes/hawthorne/index.php?topic=17)</p> <p>Notes: sf – square foot CUP – Conditional Use Permit</p>			