



City of Los Angeles Department of City Planning

10/11/2007

PARCEL PROFILE REPORT

PROPERTY ADDRESSES

5311 S CRENSHAW BLVD

ZIP CODES

90043

RECENT ACTIVITY

None

CASE NUMBERS

CPC-2002-3854-SP
CPC-1995-80-CPR
CPC-1986-821
CPC-1983-506-SP
ORD-172913-SA850
ORD-171682
ORD-165481-SA6020
ORD-162128
ZA-1993-350-ZV
AFF-30915

Address/Legal Information

PIN Number: 108B185 165
Area (Calculated): 12,003.6 (sq ft)
Thomas Brothers Grid: PAGE 673 - GRID F5
Assessor Parcel Number: 5006006022
Tract: TR 911
Map Reference: M B 16-188
Block: None
Lot: 8
Arb (Lot Cut Reference): None
Map Sheet: 108B185

Jurisdictional Information

Community Plan Area: West Adams - Baldwin Hills - Leimert
Area Planning Commission: South Los Angeles
Neighborhood Council: Park Mesa Heights
Council District: CD 8 - Bernard C. Parks
Census Tract #: 2346.00
LADBS District Office: Los Angeles Metro

Planning and Zoning Information

Special Notes: None
Zoning: [Q]C2-1
Zoning Information (ZI): ZI-2374 Los Angeles State Enterprise Zone
ZI-2185 Crenshaw / Slauson Redevelopment Project
General Plan Land Use: General Commercial
Plan Footnote - Site Req.: See Plan Footnotes
Additional Plan Footnotes: West Adams
Specific Plan Area: Crenshaw Corridor
South Los Angeles Alcohol Sales
Design Review Board: Yes
Historic Preservation Review: No
Historic Preservation Overlay Zone: None
Other Historic Designations: None
Other Historic Survey Information: None
Mills Act Contract: None
POD - Pedestrian Oriented Districts: None
CDO - Community Design Overlay: None
Streetscape: No
Sign District: No
Adaptive Reuse Incentive Area: None
35% Density Bonus: Eligible
CRA - Community Redevelopment Agency: Crenshaw / Slauson Redevelopment Project
Central City Parking: No
Downtown Parking: No
Building Line: None
500 Ft School Zone: Active: Frederick Douglass Academy Charter Middle School
500 Ft Park Zone: No

Assessor Information

Assessor Parcel Number: 5006006022
Parcel Area (Approximate): 59,982.1 (sq ft)
Use Code: 2600 - Auto Service Body and Fender Repair
Building Class: C6C

Assessed Land Val.:	\$349,020
Assessed Improvement Val.:	\$335,954
Year Built:	1946
	1957
	1963
	1950
Last Owner Change:	02/14/07
Last Sale Amount:	\$1,900,019
Number of Units:	0
Number of Bedrooms:	0
Number of Bathrooms:	0
Building Square Footage:	19,801.0 (sq ft)
Tax Rate Area:	6612
Deed Reference No.:	None

Additional Information

Airport Hazard:	None
Coastal Zone:	None
Farmland:	Area not Mapped
Very High Fire Hazard Severity Zone:	No
Fire District No. 1:	No
Fire District No. 2:	Yes
Flood Zone:	None
Hazardous Waste / Border Zone Properties:	No
Methane Hazard Site:	None
High Wind Velocity Areas:	No
Hillside Grading:	No
Oil Wells:	None
Alquist-Priolo Fault Zone:	No
Distance to Nearest Fault:	0.73072 (km)
Landslide:	No
Liquefaction:	No

Economic Development Areas

Business Improvement District:	None
Federal Empowerment Zone:	None
Renewal Community:	No
Revitalization Zone:	Central City
State Enterprise Zone:	Los Angeles State Enterprise Zone
Targeted Neighborhood Initiative:	Southern Crenshaw

Public Safety

Police Information:	
Bureau:	South
Division / Station:	77th Street
Report District:	1211
Fire Information:	
District / Fire Station:	66
Batallion:	13
Division:	2
Red Flag Restricted Parking:	No

CASE SUMMARIES

Note: Information for Case Summaries is Retrieved from the Planning Department's Plan Case Tracking System (PCTS) Database.

Case Number: CPC-2002-3854-SP
Required Action(s): SP-SPECIFIC PLAN (+ AMENDMENTS)
Project Description(s): Data Not Available

Case Number: CPC-1995-80-CPR
Required Action(s): CPR-COMMUNITY PLAN REVISION
Project Description(s): W ADMS-BLDWN HIL-LMRT-COMMUNITY PLAN REV WHICH IDENTIFIES AND REDEFINES OUTDATED LAND USE ISSUES AND INCONSISTENT ZONING;REVIEWS POLICIES AND PROGRAMS; AND INITIATES AND INCORP OPEN SPACE AND PUBLIC FACILITIES ZONES

Case Number: CPC-1986-821
Required Action(s): Data Not Available
Project Description(s): AB-283 PROGRAM - GENERAL PLAN/ZONE CONSISTENCY - WEST ADAMS AREA - COMMUNITY WIDE ZONE CHANGES AND COMMUNITY PLAN CHANGES TO BRING THE ZONING INTO CONSISTENCY WITH THE COMMUNITY PLAN. INCLUDES CHANGES OF HEIGHT AS NEEDED. REQUIRED BY COURT AS PART OF SETTLEMENT IN THE HILLSIDE FEDERATION LAWSUIT

Case Number: CPC-1983-506-SP
Required Action(s): SP-SPECIFIC PLAN (+ AMENDMENTS)
Project Description(s): SPECIFIC PLN ORD FOR INTERIM CONDITIONAL USE APPRVL FOR ESTABLISHMENTS FOR THE SALE OF ALCOHOL WHICH ARE GENERALLY LOCATED IN THE SOUTH CENTRAL AREA OF THE CITY

SEE GENERAL COMMENTS

CONTINUATION OF CPC-83-506. SEE GENERAL COMMENTS FOR CONTINUATION.

Case Number: ZA-1993-350-ZV
Required Action(s): ZV-ZONE VARIANCE
Project Description(s): TO PERMIT THE OPERATION AND MAINTENANCE OF TRUCK HOIST IN THE C2-1 ZONE WITH HRSOF OPERATION FROM 8 A.M. TO 5 P.M. MON-FRI.

DATA NOT AVAILABLE

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