ORDINANCE NO. 162144

An Ordinance amending Sections 17.02, 17.05 and 17.50
of the Los Angeles Municipal Code, relating to slope density.

THE PEOPLE OF THE CITY OF LOS ANGELES
DO ORDAIN AS FOLLOWS: ·

Section 1. Section 17.02 of the Los Angeles Municipal
Code is hereby amended by the addition of two new definitions
to be placed in proper alphabetical order as follows:

AVERAGE NATURAL SLOPE. The average of the
ungraded slopes at selected contours within a
given parcel of land divided by its areas as
computed from either the City Engineer's
topographic maps or a topographic map prepared by
a registered civil engineer or licensed land
surveyor. Average natural slope shall be
computed by the following formula:

$$S = \frac{C \times L}{A} \times 100$$

Where: S = average natural slope in percent.
        C = contour interval in feet, at not
            greater than 25-foot intervals,
            resulting in at least 5 contour
            lines.
        L = total accumulated length of all
            contours of interval "C" in feet.
        A = the area being considered in
            square feet.

Slopes may be computed by the entire parcel
area or by 500-foot grid increments, as shown on
the City Engineer's topographic maps.

SLOPE. The plane or incline of land usually
expressed as a percentage where % slope =

$$\frac{\text{vertical distance}}{\text{horizontal distance}} \times 100$$

Sec. 2. Subsection C of Section 17.05 of the
Los Angeles Municipal Code is hereby amended by adding to the
end thereof several unnumbered paragraphs to read as follows:

In Hillside Areas as defined in Chapter IX
of the Los Angeles Municipal Code which are
designated in the Minimum Density housing
category by the applicable element of the General
Plan adopted by the City Council, the dwelling
unit density shall not exceed that allowed by the
following formula:

$$D = \frac{50 - S}{35}$$

Where: D = the maximum number of dwelling
            units per gross acre allowable, and
        S = the average natural slope of the
            land in percent

Where the total allowable number of dwelling
units per parcel map or tentative tract map
calculated under the above formulas results in a
number other than a whole number, it shall be
rounded to the nearest whole number as follows:
where the fractional portion of the total
allowable number of dwelling units equals .5 or
more, the total number of allowable dwelling
units shall be rounded to the next larger whole
number; where the fractional portion of the
total allowable number of dwelling units equals
less than .5, the total number of allowable
dwelling units shall be rounded to the next
smaller whole number.
Average natural slope is slope prior to any
grading. Where previous grading on a site makes
it difficult to determine average natural slope
using the above formula, the Director of Planning
shall determine the average natural slope in a
manner to carry out the purpose and intent of
this Subsection.

3. A new Subsection E is hereby added to Section 17.50 of the Los Angeles Municipal Code to read as follows:

E. SLOPE DENSITY. In Hillside Areas as defined in Chapter IX of the Los Angeles Municipal Code which are designated in the Minimum Density housing category by the applicable element of the General Plan adopted by the City Council, the dwelling unit density shall not exceed that allowed by the following formula:

$$D = \frac{50 - S}{.5}$$

Where: D = the maximum number of dwelling
            units per gross acre allowable, and
        S = the average natural slope of the
            land in percent

Where: D = the maximum number of dwelling
            units per gross acre allowable, and
        S = the average natural slope of the
            land in percent

Where the total allowable number of dwelling units per parcel map or tentative tract map calculated under the above formulas results in a number other than a whole number, it shall be rounded to the nearest whole number as follows: where the fractional portion of the total allowable number of dwelling units equals .5 or more, the total number of allowable dwelling units shall be rounded to the next larger whole number; where the fractional portion of the total allowable number of dwelling units equals less

than .5, the total number of allowable dwelling units shall be rounded to the next smaller whole number.

In no case shall the permitted density be less than 0.05 dwelling units per gross acre. Average natural slope is slope prior to any grading. Where previous grading on a site makes it difficult to determine average natural slope using the above formula, the Director of Planning shall determine the average natural slope in a manner to carry out the purpose and intent of this Subsection.

Sec. 4. This Ordinance shall apply to the approval of any tentative map or preliminary parcel map for which an application was determined by the Advisory Agency to be complete pursuant to Government Code Section 65943 on or after the effective date of this Ordinance. The Advisory Agency may, at his or her discretion, also apply this Ordinance to the approval of any tentative map or preliminary parcel map for which an application was determined by the Advisory Agency to be complete on or after the date of publication of this Ordinance so long as said tentative map or preliminary parcel map is not finally approved prior to the effective date of this Ordinance.

Sec.___5___.___The City Clerk shall certify to the passage of this ordinance and cause the same to be published in some daily newspaper printed and published in the City of Los Angeles.

I hereby certify that the foregoing ordinance was introduced at the meeting of the Council of the City of Los Angeles of MAR 25 1987 . and was passed at its meeting of !APR 01 1987

Approved APR 7 1987   ELIAS MARTINEZ, City Clerk

                                By _____
                                                    deputy

File No. 76-1795+S1   _____
                                                    Mayor

REPUBLISH due to   D 35488/ 4/10+ 5
Clerical error.