

20-DDP-0044
Logistics Air Park
5540 Minor Lane



Louisville Metro Development Review Committee

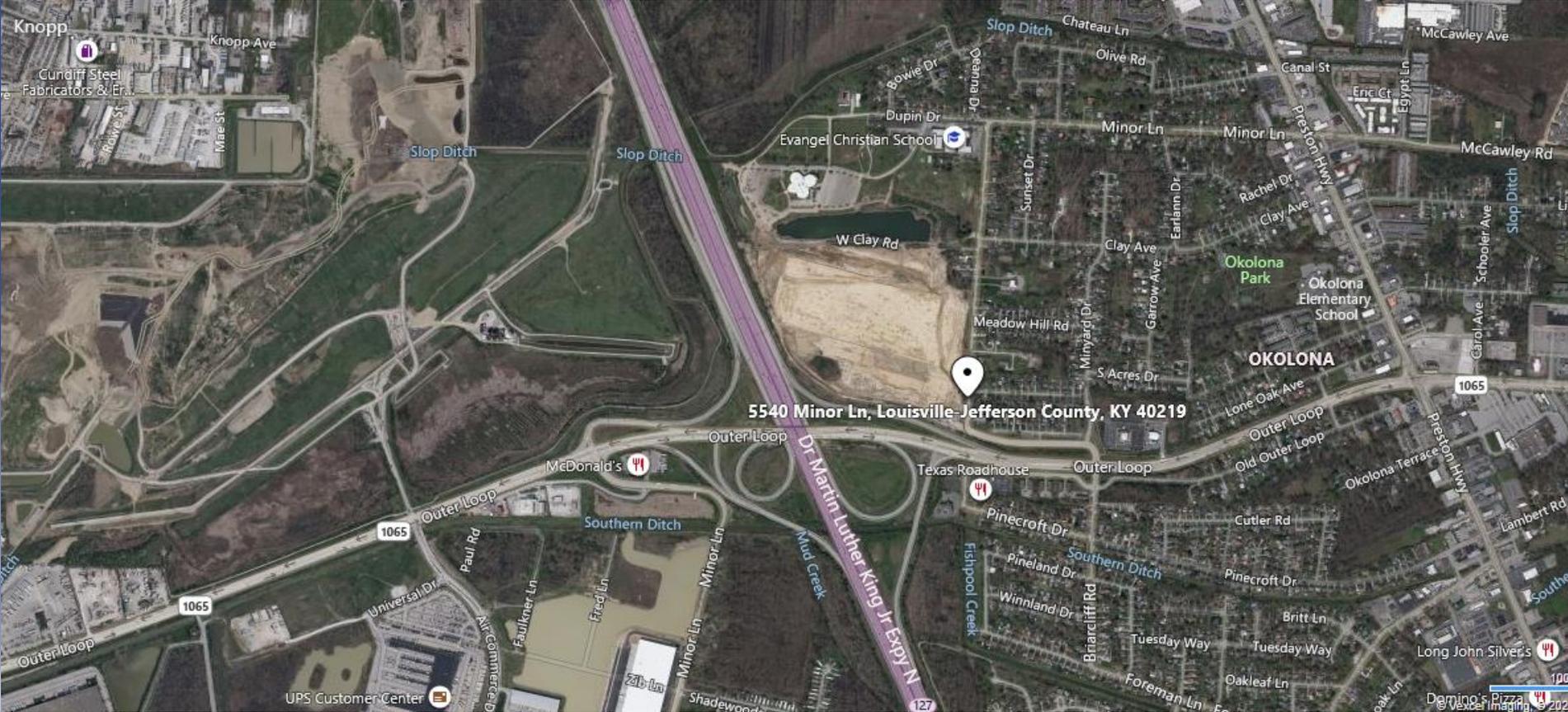
Lacey Gabbard, AICP, Planner I

October 14, 2020

Requests

- District Development Plan

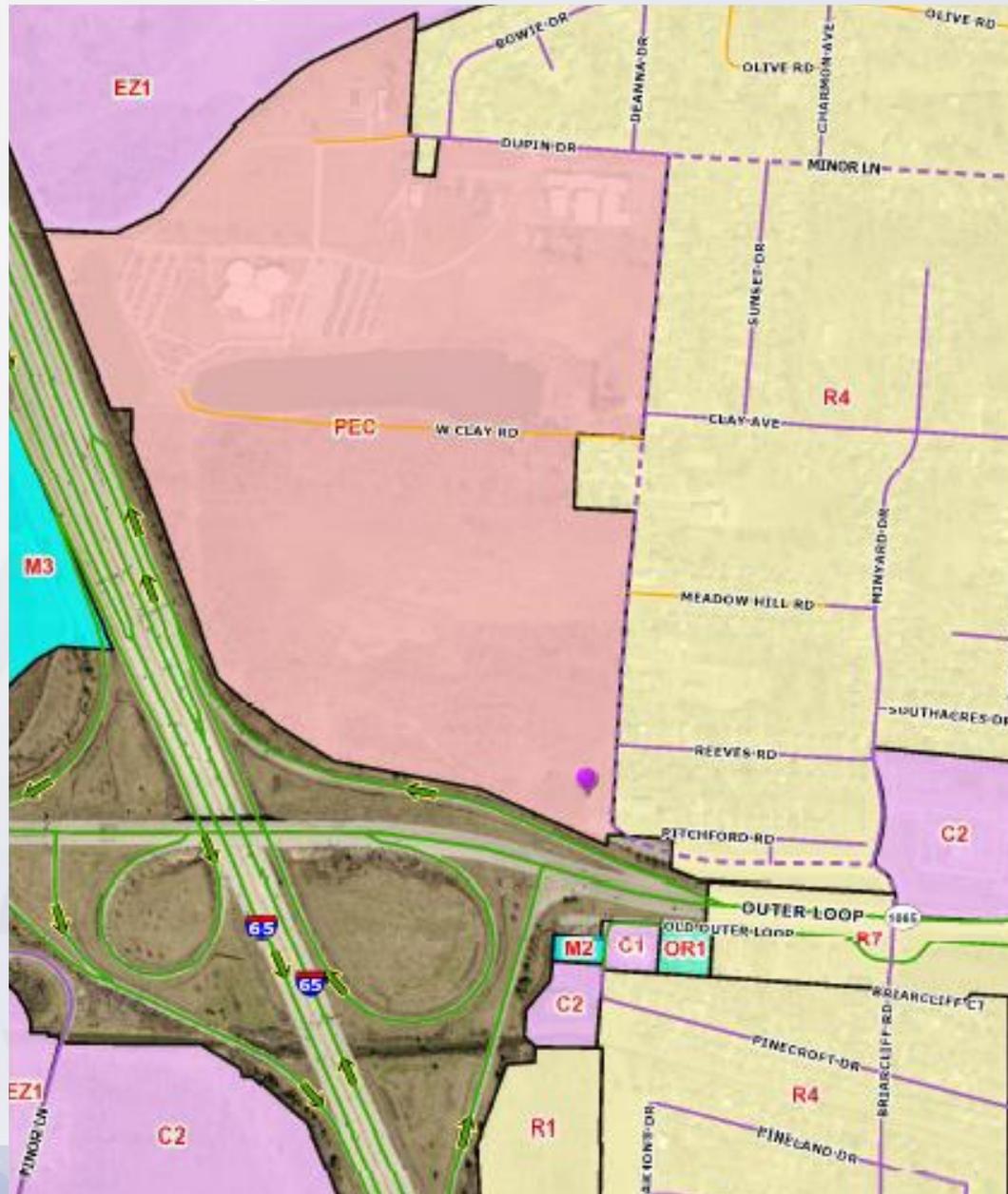
Site Context



Case Summary

- Zoned PEC Planned Employment Center in the Suburban Workplace form district.
- Comprised of six lots located east of I-65, north of Outer Loop and west of Minor Lane.
- Currently approved plan, 20-DDP-0016, includes all six lots on the subject site.
- The applicant is proposing to add a parking area on the north parcel on the subject site, Lot 1.
 - Per 20-DDP-0016, Lot 1 includes a 931,397 square foot office/warehouse.

Zoning/Form Districts



18ZONE1049



PILE CAPSITY CALCULATOR

8.8 AREA = 8.8 x 8.8 = 77.44 SQ FT (AREA)
 8.8 x 8.8 = 77.44 SQ FT (PERIMETER)
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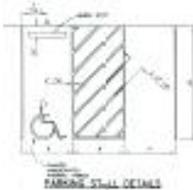
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CONCRETE FOUNDATION AND SEDIMENT CONTROL NOTES

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PARKING SUMMARY

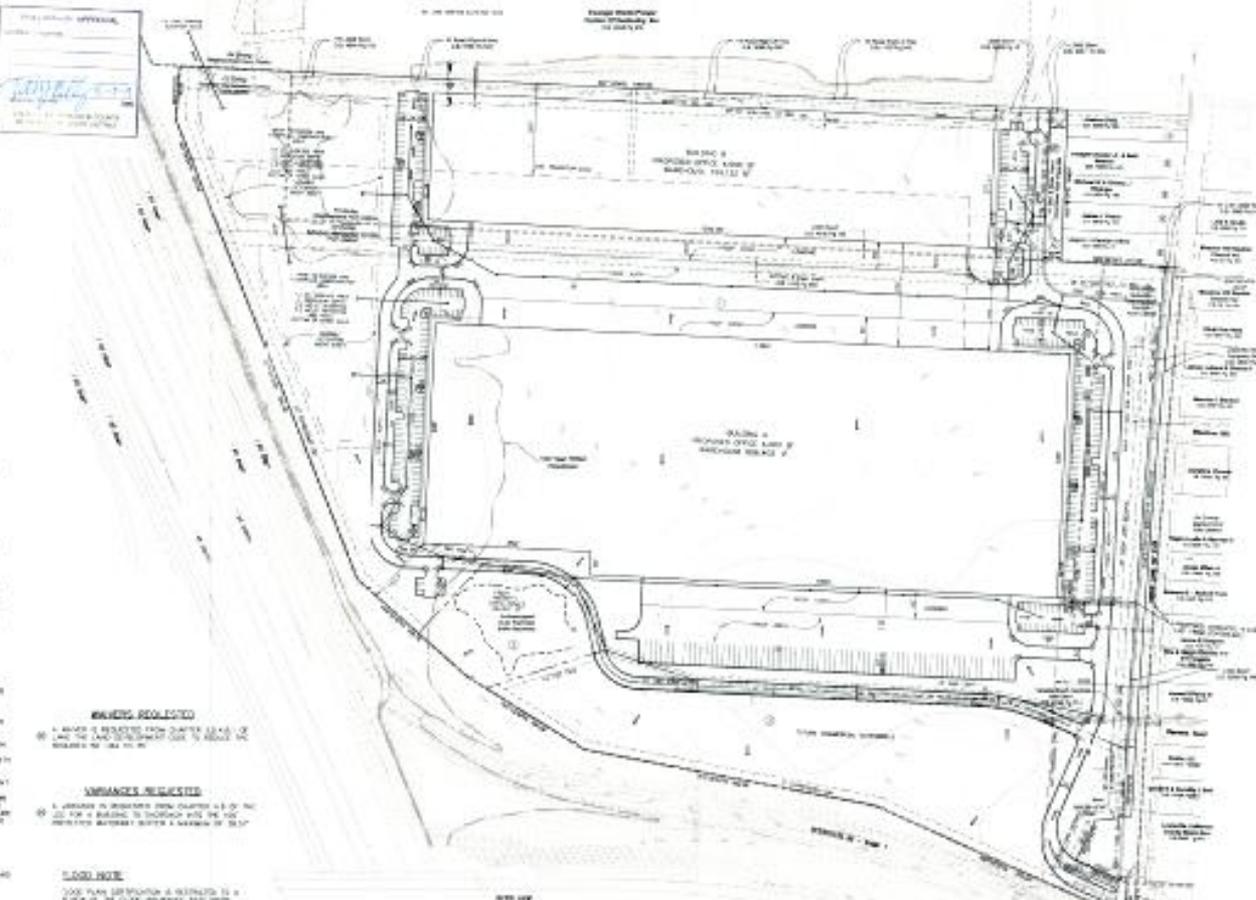
TYPE	NO. SPACES
STANDARD	100
COMPACT	50
TOTAL	150

SMALL SUMMARY

ITEM	NO. OF
STANDARD	100
COMPACT	50
TOTAL	150

GENERAL NOTES

1. THE GENERAL NOTES OF THESE PLANS SHALL BE READ IN CONJUNCTION WITH THE SPECIFICATIONS AND THE DISTRICT DEVELOPMENT PLAN.
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Handwritten notes and signatures, including a signature that appears to be 'A. D. ...'.

- ### LEGEND
- 1. EX. THE STREET
 - 2. EX. UTILITY TIE
 - 3. EX. SIDEWALK
 - 4. EX. SIDEWALK BOLLARD
 - 5. EX. SIDEWALK LIGHT
 - 6. EX. SIDEWALK SIGN
 - 7. EX. SIDEWALK SIGN
 - 8. EX. SIDEWALK SIGN
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 - 19. EX. SIDEWALK SIGN
 - 20. EX. SIDEWALK SIGN
 - 21. EX. SIDEWALK SIGN
 - 22. EX. SIDEWALK SIGN
 - 23. EX. SIDEWALK SIGN
 - 24. EX. SIDEWALK SIGN
 - 25. EX. SIDEWALK SIGN

DATE: 08/03/2018
 PROJECT: 18-ZONE-1049
 REVISED DISTRICT DEVELOPMENT PLAN
 LOGISTICS AIRPARK
 18-ZONE-1049
 18-ZONE-1049



Applicant's Proposed Plan



GENERAL NOTES

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TREE CANOPY CALCULATIONS
 SITE AREA: 15.7 AC (348,000 S.F.) GRADE 10
 TREE CANOPY COVER: 10% (34,800 S.F.)
 EXISTING TREES: 100
 NEW TREES: 100
 TOTAL TREE CANOPY: 34,800 S.F.

A MINOR LANDSCAPE PLAN SHALL BE SUBMITTED TO THE PLANNING DEPARTMENT WITH THE PROPOSED DEVELOPMENT PLAN. THE PROPOSED LANDSCAPE PLAN SHALL BE IN ACCORDANCE WITH THE CITY OF LOS ANGELES ORDINANCES AND ALL APPLICABLE STATE AND FEDERAL REGULATIONS.

EROSION PREVENTION AND SEDIMENT CONTROL NOTES

THE APPROVED EROSION PREVENTION AND SEDIMENT CONTROL PLAN SHALL BE IN ACCORDANCE WITH THE CITY OF LOS ANGELES ORDINANCES AND ALL APPLICABLE STATE AND FEDERAL REGULATIONS. THE APPROVED EROSION PREVENTION AND SEDIMENT CONTROL PLAN SHALL BE IN ACCORDANCE WITH THE CITY OF LOS ANGELES ORDINANCES AND ALL APPLICABLE STATE AND FEDERAL REGULATIONS.

PAVING SUMMARY (SHEET 1)

EXISTING PAVING (REPAIR/REMOVE/REPLACE)	NEW PAVING
ASPHALT: 200 SQUARE FEET	ASPHALT: 200 SQUARE FEET
CONCRETE: 100 SQUARE FEET	CONCRETE: 100 SQUARE FEET
TOTAL: 300 SQUARE FEET	TOTAL: 300 SQUARE FEET

PAVING SUMMARY (SHEET 2)

EXISTING PAVING (REPAIR/REMOVE/REPLACE)	NEW PAVING
ASPHALT: 200 SQUARE FEET	ASPHALT: 200 SQUARE FEET
CONCRETE: 100 SQUARE FEET	CONCRETE: 100 SQUARE FEET
TOTAL: 300 SQUARE FEET	TOTAL: 300 SQUARE FEET

PROJECT SUMMARY (SHEET 1)

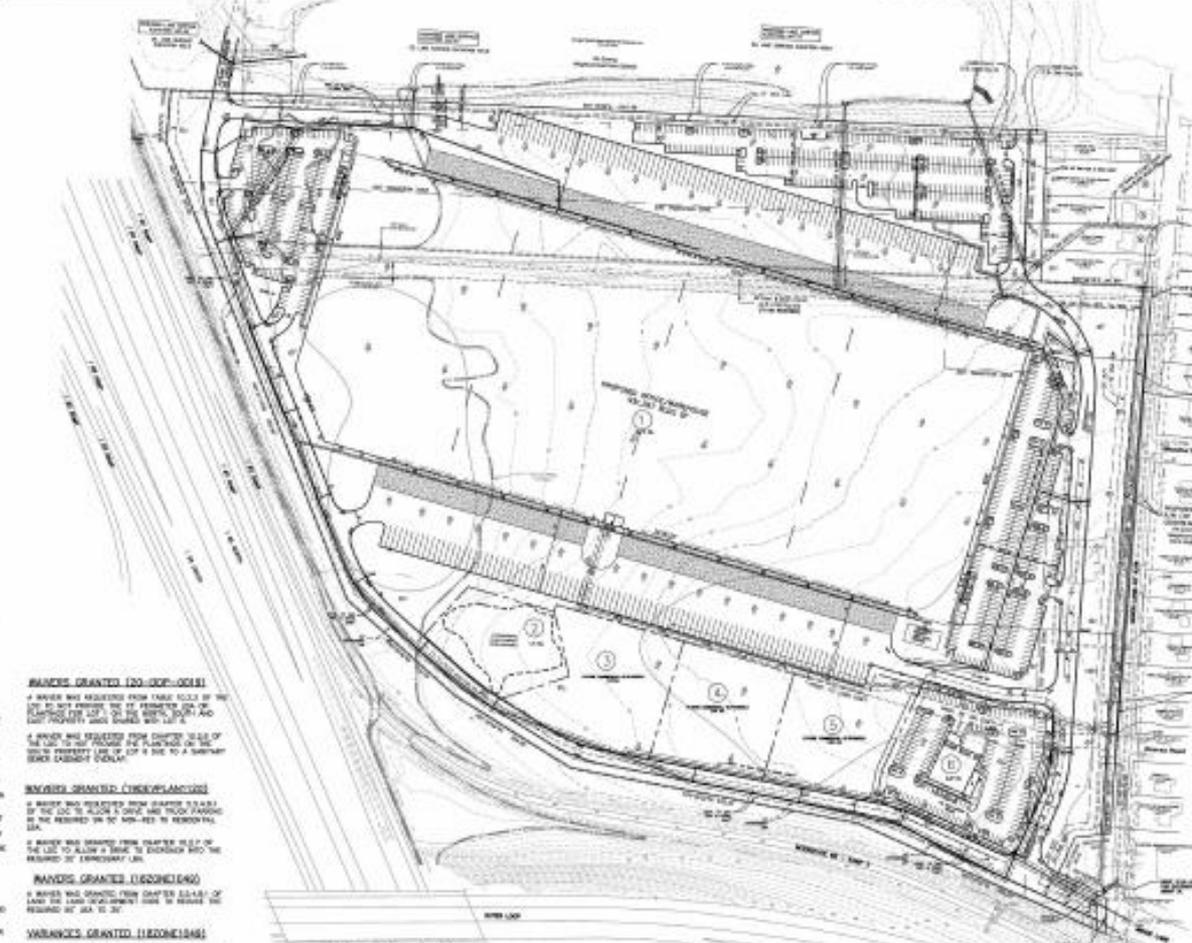
EXISTING	NEW
ASPHALT: 200 SQUARE FEET	ASPHALT: 200 SQUARE FEET
CONCRETE: 100 SQUARE FEET	CONCRETE: 100 SQUARE FEET
TOTAL: 300 SQUARE FEET	TOTAL: 300 SQUARE FEET

INCREASED RUNOFF CALCULATIONS

Q₁₀ = 1.24
 AREA = 1.24 AC
 C₁₀ = 0.25
 Q₁₀ = 1.24 x 1.24 x 0.25 = 0.39 CFS

INCREASED INTERFLOO SURFACE

THE INTERFLOO SURFACE SHALL BE IN ACCORDANCE WITH THE CITY OF LOS ANGELES ORDINANCES AND ALL APPLICABLE STATE AND FEDERAL REGULATIONS. THE INTERFLOO SURFACE SHALL BE IN ACCORDANCE WITH THE CITY OF LOS ANGELES ORDINANCES AND ALL APPLICABLE STATE AND FEDERAL REGULATIONS.



EXISTING	NEW
ASPHALT: 200 SQUARE FEET	ASPHALT: 200 SQUARE FEET
CONCRETE: 100 SQUARE FEET	CONCRETE: 100 SQUARE FEET
TOTAL: 300 SQUARE FEET	TOTAL: 300 SQUARE FEET

PROJECT SUMMARY (SHEET 2)

EXISTING	NEW
ASPHALT: 200 SQUARE FEET	ASPHALT: 200 SQUARE FEET
CONCRETE: 100 SQUARE FEET	CONCRETE: 100 SQUARE FEET
TOTAL: 300 SQUARE FEET	TOTAL: 300 SQUARE FEET

EXISTING	NEW
ASPHALT: 200 SQUARE FEET	ASPHALT: 200 SQUARE FEET
CONCRETE: 100 SQUARE FEET	CONCRETE: 100 SQUARE FEET
TOTAL: 300 SQUARE FEET	TOTAL: 300 SQUARE FEET



- LEGEND**
- EXISTING PAVING
 - NEW PAVING
 - PROPOSED CONCRETE DRIVEWAY
 - PROPOSED ASPHALT DRIVEWAY
 - PROPOSED LANDSCAPE
 - PROPOSED INTERFLOO SURFACE
 - PROPOSED CONCRETE DRIVEWAY
 - PROPOSED ASPHALT DRIVEWAY
 - PROPOSED LANDSCAPE
 - PROPOSED INTERFLOO SURFACE

FLOOD NOTE
 THE FLOOD HAZARD INFORMATION IS SHOWN ON A SEPARATE SHEET OF THIS DEVELOPMENT PLAN. THE FLOOD HAZARD INFORMATION IS SHOWN ON A SEPARATE SHEET OF THIS DEVELOPMENT PLAN.

LOGISTICS APPARK
 2040 WEST 10TH STREET
 LOS ANGELES, CA 90007
 PROJECT NO. 20-001-0018
 DATE: 10/15/2020

REC
 SEP
 PLANNING
 SEP



Staff Finding

- The District Development Plan is adequately justified and meets the standard of review.

Required Actions

- **APPROVE or DENY the District Development Plan Development Plan**
 - Staff recommends that approval be on condition that the variance request to encroach into the waterway buffer be approved by the Board of Zoning Adjustment.