Specific Plan Boundaries and Subareas

USC Specific Plan
Changes to Circulation Designations

USC Specific Plan
Legend:

Residential
- Low II
- Low Medium I
- Low Medium II
- Medium
- High Medium

Commercial
- Neighborhood
- Community
- Regional

Industrial
- Limited
- Light
- Heavy

Other
- Hybrid Industrial
- Open Space
- Public Facilities
- Proposed USC Specific Plan
- Community Plan Boundary

Existing General Plan Land Use

USC Specific Plan
Generalized Existing Zoning
USC Specific Plan

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The General Plan Framework is a long range, comprehensive growth strategy. It is a special element of the general plan which helps to define the character and function of development. The Framework is consistent with and does not supersede nor replace the Community Plans or any local area plans. Regional Centers, Centers and Mixed Use Boulevards are broadly described with ranges of intensities, heights and densities of typical urban areas and generally drawn on this long range land use diagram. The determinations reflect a range of uses appropriate throughout the city and are already used in the Community Plans and local area plans. Mixed Use Boulevards are intended to be developed in areas where existing arrangements are expected to change over time due to growth and development. The Framework suggests a range of uses within its land use definitions. Further determinations are made in the Community Plans.

**LEGEND**

- **Districts and Mixed Use Boulevards**
  - Neighborhood Districts are areas which are small in size and characterized by low intensities, heights and densities. Neighborhoods contain a variety of uses such as single-family homes, low-density multifamily dwellings, school zones, retail centers and general commercial areas. Neighborhoods are generally characterized by 1-2 story buildings.
  - Regional Centers are areas which are larger in size and characterized by higher intensities, heights and densities. Regional Centers contain commercial, administrative, institutional and residential uses. Regional Centers are generally characterized by 3-6 story buildings.
  - Mixed Use Boulevard corridors are areas which are medium in size and characterized by moderate intensities, heights and densities. Mixed Use Boulevards contain a variety of uses such as mixed use buildings, commercial buildings and low-rise multifamily dwellings. Mixed Use Boulevards are generally characterized by 2-4 story buildings.

**INTRODUCTION**

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