

CITY OF LAWDALE

Commercial/District Use Table

**TABLE 2-1
LAND USE MATRIX**

LAND USE ACTIVITY	C1	C2	C3	GC	OC	NC	C4	CM	DEV STAND
1. Administrative And Professional Offices									
Establishment where the administrative, clerical and managerial functions of a business or industry are conducted or where members of a profession conduct their practice.	Y	Y	Y	Y	Y	Y	Y	Y	
2. Automotive Related Uses									
a) Auto Parts Sales – No Installations	Y	Y	Y	Y	N	N	Y	Y	
b) Auto Parts Sales – With Repair *	N	N	Y	N	N	N	Y	Y	
c) Auto and Light Truck Repair (i.e.,* engine and drive train, miscellaneous work, excluding heavy truck repair)	N	N	Y	N	N	N	Y	Y	
d) Auto and Light Truck Bodywork and Painting *	N	N	N	N	N	N	N	SUP	
e) Auto Detailing (Clarifier Required) *	Y	Y	Y	N	N	N	Y	Y	SEC F.2
f) Car Washes *	N	N	SUP	N	N	N	SUP	SUP	
g) Fuel/Service Stations	SUP	SUP	SUP	N	N	N	SUP	SUP	Z.O. SEC. 17.56.210-260
h) Auto Impounding	N	N	SUP	N	N	N	SUP	SUP	
i) Vehicle Leasing/Rental	N	N	N	SUP	N	N	Y	Y	
j) Vehicle Sales New (Car, RV, Truck and boat)	Y	Y	Y	SUP	Y	N	Y	Y	SEC F.
k) Vehicle Sales Used (Car, RV, Truck and Boat)	N	N	SUP	SUP	N	N	SUP	SUP	
3. Boarding And Lodging Facilities									
Commercial establishments that provide boarding and lodging facilities, including hotels/motels and associated conference activities.	N	N	SUP	SUP	SUP	SUP	SUP	SUP	Z.O. SEC 17.56. 160-200 SE SEC F.8

* Auto Service Uses on Hawthorne Boulevard are currently subject to a Moratorium.

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LAND USE ACTIVITY, (Continued)	C1	C2	C3	GC	OC	NC	C4	CM	DEV STAND
4. Eating/Drinking Establishments									
a) Delicatessen/Sandwich Shop	Y	Y	Y	Y	Y	Y	Y	Y	
b) Night Clubs/Bars/Lounges	SUP	SUP	SUP	N	N	N	SUP	SUP	
c) Restaurants – No Drive-Thru	Y	Y	Y	Y	Y	Y	Y	Y	
d) Restaurants – with Drive-Thru	N	N	SUP	SUP	SUP	N	SUP	SUP	Z.O. SEC
e) Restaurants – Serving Alcoholic Beverages	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SEE SEC. 17.28.100
5. Entertainment/Recreation Establishments									
a) Auditoriums, Conventions Halls	N	N	N	SUP	SUP	SUP	N	N	
b) Theaters	Y	Y	Y	SUP	SUP	SUP	Y	Y	SEC 17.56. 120
c) Video Arcades	N	N	SUP	N	N	N	SUP	SUP	
d) Pool Halls	N	N	Y	N	N	N	Y	Y	
6. Financial Institutions, Banks, Savings and Loans, Credit Unions									
a) Financial Institutions, Banks, Savings and Loans, Credit Unions	Y	Y	Y	Y	Y	Y	Y	Y	
b) Payday Loans (does not include the dispensing of cash)	N	N	N	N	N	N	N	N	
c) Check Cashing	N	N	N	N	N	N	N	N	SEC F.4
7. Medical/Care Facilities									
a) Health Center operated by a government agency for outpatient treatment only	Y	Y	Y	SUP	SUP	SUP	Y	Y	
b) Hospital	N	N	SUP	N	N	N	SUP	SUP	
c) Child Day Care Centers	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	
d) Doctors/Dentists Offices	Y	Y	Y	Y	Y	Y	Y	Y	
e) Outpatient-Treatment (Substance Abuse)	N	N	N	N	N	N	N	SUP	

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8. Personal Service									
a) Barber/Beauty/Nail shops	Y	Y	Y	Y	Y	Y	Y	Y	
b) Dance School/Karate Studio	N	N	SUP	Y	Y	Y	SUP	SUP	SEC F.5
c) Dry Cleaners/Dying/Spotting	Y	Y	Y	Y	Y	Y	Y	Y	
d) Health/Athletic Clubs/Reducing Salon	Y	N	SUP	Y	Y	N	SUP	SUP	SEC F.7
e) Laundromat (Retail Only)	Y	Y	Y	Y	Y	Y	Y	Y	
f) Spiritual Consultant (Fortune Teller)	N	N	SUP	N	N	N	SUP	SUP	
g) Tattoo and Body Piercing Parlor	N	N	N	N	N	N	N	N	
h) Reducing Salons and Weight Control Establishments	Y	Y	Y	Y	Y	Y	Y	Y	
i) Smoking Lounges	N	N	N	N	N	N	N	N	
9. Retail Commercial establishments that sell merchandise generally needed/desired by the residents, employees and visitors of/to the community. Examples of allowable land use activities include, but are not limited to, the following:									
a) Art Galleries and Studios	Y	Y	Y	Y	Y	Y	Y	Y	
b) Antique Stores provided that at least 75% of the merchandise available is over 100 years old.	Y	Y	Y	Y	Y	Y	Y	Y	
c) Convenience Stores	Y	Y	Y	SUP	SUP	SUP	Y	Y	
d) Flower/Gift Shops	Y	Y	Y	Y	Y	Y	Y	Y	
e) Furniture (New Only)	Y	Y	Y	Y	Y	Y	Y	Y	
f) General Merchandise (i.e., Apparel, Supermarkets, Drug Stores, Photo, Meat, Notions, Bakery)	Y	Y	Y	Y	Y	Y	Y	Y	
g) Home Improvement Center	Y	Y	Y	Y	Y	N	Y	Y	

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h) Home Improvements with Outdoor display of Lumber, Garden and Nursery items.	Y	Y	Y	SUP	N	N	Y	Y	
i) Jewelry Stores	Y	Y	Y	Y	Y	Y	Y	Y	
j) Liquor Stores (Off-Sale) in compliance with Section 17.28.103 of the Zoning Ordinance	N	N	SUP	N	N	N	SUP	SUP	
k). Nurseries/Garden Supplies with Outdoor Display	Y	Y	Y	SUP	N	N	Y	Y	
l) Office Supplies/Equipment	Y	Y	Y	Y	Y	Y	Y	Y	
m) Pet Stores	N	N	Y	Y	Y	Y	Y	Y	
n) Specialty Food Store (No Alcohol Sales)	Y	Y	Y	Y	Y	Y	Y	Y	
o) Thrift Stores, Used Merchandise	N	N	N	N	N	N	N	N	
p) Feed & Grain, Monuments, Tombstones, Stone, Auctions, Bird, Pet Plumbing w/outdoor displays.	N	N	Y	N	N	N	Y	Y	
10. Service Commercial									
a) Bakery Establishments with On-Site Retail	Y	Y	Y	Y	N	Y	Y	Y	
b) Cleaning/Janitorial	Y	Y	Y	Y	N	N	Y	Y	
c) Copy Center/Postal Service and Blueprinting	Y	Y	Y	Y	Y	Y	Y	Y	
d) Equipment Rental/Sales Service	N	N	N	SUP	N	N	N	Y	
e) Interior Design Shops	Y	Y	Y	Y	Y	Y	Y	Y	
f) Laboratories (i.e., Film, Medical and Dental, "R&D", etc.) No use of animals for research testing	Y	Y	Y	Y	Y	N	Y	Y	
g) Miscellaneous Light repairs (Indoors Only)	N	N	Y	Y	N	Y	Y	Y	
h) Printing Facilities	Y	Y	Y	Y	N	Y	Y	Y	

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LAND USE MATRIX (Continued)

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i) Pawnbroker	N	N	N	N	N	N	N	N	
j) Recyclable Materials Collection Facilities	Y	Y	Y	SUP	N	N	Y	Y	Z.O. Chapter 17.96
k) Veterinary Services/Hospitals	N	N	Y	SUP	N	N	Y	Y	
11. Other									
a) Assembly Facilities (Clubs, Lodges, Meeting Halls)	Y	Y	Y	SUP	N	N	Y	Y	
b) Funeral Parlors/Mortuaries	N	N	Y	SUP	N	N	Y	Y	
c) Private Schools (Trade Schools)	N	N	N	SUP	SUP	N	N	N	
d) Religious Facilities	SUP	SUP	SUP	SUP	N	N	SUP	SUP	
e) Electrical Transformer Substations Cellular Telephone transmission/relay site	SUP	SUP	SUP	SUP	SUP	SUP	SUP	SUP	Sec F.6
f) Light Manufacturing on the Ground Floor Only Incidental to Retail Sale of Goods	N	N	N	Y	N	N	N	N	Z.O. Sec 17.56.09 0.45 & 0.46
g) Radio Transmitter	N	N	SUP	N	N	N	SUP	SUP	
h) Outdoor Promotional Sales	Y	Y	Y	Y	N	Y	Y	Y	Z.O. Sec 17.56.09 0.51
i) Parking Lots, Commercial Subject to Conditions per Section 17.60.020	Y	Y	Y	Y	N	N	Y	Y	
j) Caretaker Facility				Y	Y	Y			Sec. F.3
k) Record Studio	Y	Y	Y	Y	Y	Y	Y	Y	
l) Greenhouse	Y	Y	Y	N	N	N	Y	Y	
m) Orchards	Y	Y	Y	N	N	N	Y	Y	
n) Plumbing Shop (*No outdoor storage)	Y*	Y*	Y	N	N	N	Y	Y	
o) Billboard	N	N	N	N	N	N	N	SUP	
p) Commercial Swimming Pool	N	Y	Y	N	N	N	Y	Y	
q) Auto Trailer Parks	N	N	Y	N	N	N	Y	Y	

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TABLE 2-1
LAND USE MATRIX (Continued)

LAND USE ACTIVITY/ONLY PERMITTED IN C3/C4/ & CM ZONE	C3	C4	CM
1. Battery Service	Y	Y	Y
2. Bottling (Beverages, Perfume)	Y	Y	Y
3. Bowling Alley	Y	Y	Y
4. Boxing Arena	Y	Y	Y
5. Carnivals	Y	Y	Y
6. Dog Food Catering	Y	Y	Y
7. Dying of Yarn	Y	Y	Y
8. Fish Smoking, BBQing	Y	Y	Y
9. Frozen Food Lockers	Y	Y	Y
10. Furniture Re-upholstering	Y	Y	Y
11. Furniture Storage	Y	Y	Y
12. Garage/Public Garage (Parking Structure)	Y	Y	Y
13. Gas Distributor	Y	Y	Y
14. Gas Sales	Y	Y	Y
15. Glass Edging/Beveling	Y	Y	Y
16. Lab for Testing Gas Heaters	Y	Y	Y
17. Miniature Golf	Y	Y	Y
18. Missions	Y	Y	Y
19. Motion Picture Film Processing	Y	Y	Y
20. Optical Establishments	Y	Y	Y
21. Parcel Delivery Terminal	Y	Y	Y
22. Perfume Blending	Y	Y	Y
23. Photo Engraving	Y	Y	Y
24. Plating	Y	Y	Y
25. Storage of Telephone Poles	Y	Y	Y
26. Poultry Hatcheries	Y	Y	Y
27. Printers-Publishers	Y	Y	Y
28. Sanatoria	Y	Y	Y
29. Skating Rink (Indoor)	Y	Y	Y
30. Re-treading (Tires)	Y	Y	Y
31. Trailer Rental	Y	Y	Y
32. Transfer Companies for Furniture & Household Goods	Y	Y	Y
33. Truck Rental	Y	Y	Y
34. Water Service	Y	Y	Y

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LAND USE ACTIVITY/ONLY PERMITTED IN C3/C4/ & CM ZONE	C3	C4	CM
35. Incidental Light Manufacturing	Y	Y	Y
36. Clothing Manufacturing	Y	Y	Y
37. Ceramic Manufacturing	Y	Y	Y
38. Phonograph Production	Y	Y	Y
39. Schools	Y	Y	Y

TABLE 2-1
LAND USE MATRIX (Continued)

LAND USE ACTIVITY/ONLY PERMITTED IN CM ZONE
1. Upholstery
2. Tool Manufacturing
3. Metal Fabrication
4. Post Office
5. Industrial/Research Facilities & Labs
6. Catering
7. Clothing Manufacturing
8. Electronic Assembly
9. Other Manufacturing/Assembly-Subject to Performance State
10. Building Material Storage/Sales
11. Contractor Office and Yard
12. Equipment Rental Yard

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