



Permanent “Q” Qualified Conditions: Valley Glen

[Q] C1.5-1VL (Limited Commercial) Zones (effective 8/12/01)

1. Uses - The following uses shall be prohibited: bail bond broker; bath, Turkish and the like (bathhouse); boarding or rooming house; firearm sales; fortune telling, psychic counseling (psychic reader, fortune teller, tarot card reader); indoor swap meets; payroll loan/check casing office; recyclable material collection or buyback center (does not include recycling area or room).

2. Signs -

- **a.** Only one wall sign shall be affixed to each business on the main building and is to be located in the area above the individual store front, except corner lots which are permitted one additional sign facing the public right-of-way. Pedestrian entrances fronting an alley, parking area, or a street, are permitted to have one additional sign. In no instance shall there be more than a maximum of three signs.
- **b.** Signs shall be prohibited on free-standing walls and fences.
- **c.** The following signs shall also be prohibited: 1) Banners, sandwich signs, except temporary signs under Section 91.6215 LAMC; 2) Billboards, pole signs, and other freestanding signs; 3) Inflatable devices used for display, advertising or to attract attention; 4) Posters, flags, pennants, streamers, ribbons, spinners, festoons, and other attention attracting displays, except official government flags; 5) Moving signs or signs with any rotating or moving parts which give the appearance or impression of movement, and blinking and flashing signs.
- **d.** Awnings are permitted to have only the business name, type of business, business logo, and street number of the premises.
- **e.** All signs rendered nonconforming by this section shall be completely removed within five years from the effective date of this zone change (8/12/2001) provided, however, that a funding source is established for the purpose of paying compensation to the owner for the cost in materials and labor concerning that sign or to install a conforming sign if permitted at that location.

3. Fences/Walls -

- **a.** Fences and walls must be set back a minimum of three feet from the front lot line abutting a street and must be landscaped. This shall apply to all fences and walls except for mini-shopping center or commercial corner developments, per Section 12.22 A 23, LAMC.
- **b.** All fence pickets shall be perpendicular to the finish grade. Chain-link, razor wire (concertina wire) and barbed wire fencing adjacent to the public right of way shall be prohibited.
- **c.** Only decorative walls shall be permitted. Fluorescent or neon colors shall be prohibited.

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4. Building Conditions -

- **a.** All security devices such as grills, exterior mounted window bars/barricades and the like shall not be visible during store hours of operation and shall only be placed within the interior of a building or structure, and shall be retracted during business hours. All interior moveable or retractable security grills must recess completely into pockets which completely conceal the grill when the premise is open for business.
- **b.** Those security devices rendered nonconforming by this section shall be completely removed within five years from the effective date of this zone change (8/12/2001) provided, however, that a funding source is established for the purpose of paying compensation to the owner for the cost, or to install a conforming security device.