



GLENDALE
DOWNTOWN
SPECIFIC
PLAN

GLENDALE DOWNTOWN SPECIFIC PLAN

CITY OF GLENDALE, CALIFORNIA



2007

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DOWNTOWN SPECIFIC PLAN TIMELINE

03.01.2005	1st Draft Specific Plan printed
01.11.2006	Scoping Meeting for Environmental Impact Report
04.04.2006	2nd Draft Specific Plan printed
08.17.2006	Draft EIR review by Environmental Planning Board
08.18.2006	Draft Environmental Impact Report printed
08.18.2006	3rd Draft Specific Plan printed
08.28.2006	Draft DSP and Draft EIR presented to below Commissions
09.06.2006	Public review by Parks & Recreation Commission
09.20.2006	Public hearing by Planning Commission
09.25.2006	Public review by Historic Preservation Commission
09.25.2006	Public review by Transportation and Parking Commission
09.28.2006	Public review by Arts & Culture Commission
10.02.2006	Close of 45-day EIR review period
10.20.2006	4th Draft Specific Plan printed
10.26.2006	Final EIR review by Environmental Planning Board
10.27.2006	Final Environmental Impact Report printed
10.30.2006	Public hearing by Planning Commission
10.31.2006	Public hearing by City Council / Certification of EIR
11.03.2006	5th Draft Specific Plan printed
11.07.2006	Adopted by City Council (Resolution 06-253)
03.24.2009	Amended by City Council (Resolution 09-37)
04.13.2010	Amended by City Council (Ordinance 5293)
12.14.2010	Amended by City Council (Ordinance 5720)
03.15.2011	Amended by City Council (Ordinance 5726 and 5727)
06.07.2011	Amended by City Council (Ordinance 5738)
08.16.2011	Amended by City Council (Ordinance 5746)
07.24.2012	Amended by City Council (Ordinance 5776 and 5777)
11.19.2013	Amended by City Council (Ordinance 5815)
12.10.2013	Amended by City Council (Ordinance 5819)
10.27.2015	Amended by City Council (Ordinance 5865)
02.02.2016	Amended by City Council (Ordinance 5869)
06.14.2016	Amended by City Council (Ordinance 5881)
03.26.2019	Amended by City Council (Ordinance 5923)

VISION

Downtown Glendale will be an exciting, vibrant urban center which provides a wide array of excellent shopping, dining, working, living, entertainment and cultural opportunities within a short walking distance.

TABLE OF CONTENTS & EXECUTIVE SUMMARY

The Downtown Specific Plan is an urban design oriented plan, which sets the physical standards as well as land use regulations for activities within the Downtown. Chapter One establishes the goals and purposes of the Plan, its physical context, its relationship to other regulations and planning documents, and provides a “users-guide” to the Plan.

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PLAN DESCRIPTION

Downtown Glendale consists of a variety of districts, based on the existing building patterns within each area. The Downtown Specific Plan seeks to preserve and enhance the aspects which provide each district its unique character, while improving the attractiveness and livability of the Downtown area. Chapter Two describes the expected form and character of the Downtown.

CHAPTER 2: DOWNTOWN DISTRICTS

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DESIGN AND DEVELOPMENT STANDARDS

Distinctive districts, streets, places and activities make Downtown a diverse and interesting destination. The Design and Development Standards build upon existing characteristics and promote new development that contributes to the desired uses, scale, image, and pedestrian-friendliness of Downtown. Chapter Three establishes the land use policies and standards of the Downtown Specific Plan. Chapter Four describes the urban design policies, development standards, and guidelines of the Plan. The expectations for Downtown open space in the form of streets, parks, plazas, courtyards and paseos is detailed in Chapter Five. Chapter Six articulates mobility policies reflective of a long-term vision to maximize accessibility of Downtown for pedestrians, transit-users, cyclists, and drivers.

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ADMINISTRATION

As a way of encouraging desirable uses and public benefits in the Downtown, the City will allow certain development bonuses for those uses. Additionally, the City offers resources and economic development programs to assist property owners in the successful growth of existing and emerging Glendale businesses. Chapter Seven outlines the Community Benefits Program of the Downtown Specific Plan. Chapter Eight details the economic development policies and services available to property owners. Chapter Nine summarizes the development review process for the Downtown Specific Plan area, and outlines additional policies necessary to implement the Specific Plan.

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CREDITS

Credits II

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