

# Sports and Entertainment Complex Design Guidelines and Infrastructure Plan (the “SEC Development Guidelines”)

## **PART I IMPLEMENTATION AND ADMINISTRATION**

- Section 1 Introduction
  - 1.1 Organization and Content
  - 1.2 Applicability
  - 1.3 Interpretation
  - 1.4 Cooperation
- Section 2 SEC Design Review
  - 2.1 SEC Design Review
  - 2.2 SEC Design Review Application
  - 2.3 SEC Design Review Process
- Section 3 SEC Infrastructure Plan Review
  - 3.1 SEC Infrastructure Plan Review Application
  - 3.2 SEC Infrastructure Plan Review Process
- Section 4 Modification
  - 4.1 Amendments

## **PART II SEC DESIGN GUIDELINES**

- Section 1 Site Design and Features
  - 1.1 Setbacks
  - 1.2 Development Intensity
  - 1.3 Walls and Fences
  - 1.4 Grading and Drainage
- Section 2 Design Elements
  - 2.1 Massing and Scale
  - 2.2 Height
  - 2.3 Frontage and Orientation
  - 2.4 Roofline and Profile
  - 2.5 Materials and Colors
  - 2.6 Equipment and Screening
  - 2.7 Pedestrian Bridges
- Section 3 Landscape Elements
  - 3.1 Landscape Design
  - 3.2 Primary Landscape Areas
  - 3.3 Plaza Design

- 3.4 Secondary Landscape Areas
- 3.5 Plant Materials and Irrigation
- Section 4 Signage and Graphics
  - 4.1 Definitions
  - 4.2 Building Identification Signs
  - 4.3 Business Identification Signs
  - 4.4 Informational Signs
  - 4.5 Message and Entertainment Signs
  - 4.6 Orientation
  - 4.7 Projection
  - 4.8 Illumination and Brightness
  - 4.9 Presentation
  - 4.10 Materials
  - 4.11 Exempt Signs
- Section 5 Lighting and Acoustics
  - 5.1 Exterior Lighted Areas
  - 5.2 Architectural Lighting
  - 5.3 Exterior Luminaries and Fixtures
  - 5.4 Direction and Shielding
  - 5.5 Lighting Design Plan
  - 5.6 Acoustic Facilities
- Section 6 Circulation
  - 6.1 Vehicular Circulation
  - 6.2 Pedestrian Circulation
  - 6.3 Pedestrian Features
  - 6.4 Pedestrian Grades and Ramps
- Section 7 Parking
  - 7.1 Parking and Transportation Facilities
  - 7.2 TNC Facilities
  - 7.3 Transportation Demand Management
  - 7.4 Vehicular Access to Parking and Transportation Facilities
  - 7.5 Parking Facility Design
  - 7.6 Parking Space Dimensions
  - 7.7 Accessible Parking
- Section 8 Loading
  - 8.1 Loading Space Location
  - 8.2 Loading Space Design
  - 8.3 Access and Screening
- Section 9 Sustainability and Environmental Sensitivity
  - 9.1 Green Buildings
  - 9.2 Solar Energy Generation

- 9.3 Recycling
- 9.4 Alternative Transportation
- 9.5 Parking Facilities
- 9.6 Electric Vehicle Charging
- 9.7 Water and Stormwater
- 9.8 Bird Collision Deterrence
- Section 10 Design Considerations for Specific Uses
  - 10.1 Sale, Service, or Consumption of Alcoholic Beverages
  - 10.2 Outdoor Restaurants or Dining Areas
  - 10.3 Communications Facilities
  - 10.4 Public Art

### **PART III SEC INFRASTRUCTURE PLAN**

- Section 1 Infrastructure Plan Overview
  - 1.1 Infrastructure Plan
  - 1.2 Exhibits and Reference Documents
- Section 2 Wet Utilities
  - 2.1 Sanitary Sewer
  - 2.2 Storm Drainage
  - 2.3 Fire Protection Infrastructure
  - 2.4 Domestic Water Infrastructure
  - 2.5 Well Transmission Main Infrastructure
  - 2.6 Reclaimed Water System
- Section 3 Dry Utilities
  - 3.1 Relocations to Maintain Existing Service
  - 3.2 New Dry Utility Services
- Section 4 Inglewood Water Well Relocation
- Section 5 Street Improvements
  - 5.1 Local Public Right-of-Way Surface Improvements
  - 5.2 Mitigation Measures Including Intersections, Traffic Signal Improvements and Freeway Improvements in the City of Inglewood and in Other Jurisdictions
- Appendix A SEC Design Review Checklists