# HAWTHORNE PLANNING COMMISSION STAFF REPORT

DATE: November 18, 2026

FROM: Gregg McClain, Director of Planning

SUBJECT: Definitions related to data centers

## PROJECT AND APPLICANT

Summary: ZA-2026-0003 – Definitions related to data centers.

Applicant: City of Hawthorne

## OVERVIEW

The City has an ongoing moratorium on data centers while it works out the necessary regulations or outright ban on this use. A critical first step is to define the terms. The attached draft ordinance defines "data center," "primary use," and "accessory use." Accessory use is already defined in the Municipal Code, but the definition is outdated.

### GENERAL PLAN COMPLIANCE

The adoption of this ordinance does not alter the Zoning Code's compliance with the General Plan.

### PUBLIC HEARING NOTICE

The Planning Commission public hearing for this ordinance was published in the November 5, 2026, edition of the South Bay Cities (Hawthorne Press Tribune). Additionally, notices were posted in accordance with HMC 17.06.050. See Exhibit 2.

### ENVIRONMENTAL ANALYSIS

This zone text amendment adds definitions of terms related to data centers. This is determined not to be a project under CEQA (Pub. Resources Code, § 21065) because defining terms does not change land use regulations or create any foreseeable impacts.

## RECOMMENDATION

Adopt PC Resolution 2026-08 recommending the City Council adopt an ordinance to define terms related to data centers.

## ATTACHMENTS

1. PC Resolution 2026-08 with attached draft Ordinance
2. Notice of Public Hearing Proof of Publication