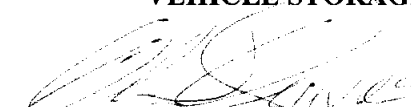




City of Carson Report to Mayor and City Council

January 18, 2011
Special Orders of the Day

SUBJECT: CONTINUED PUBLIC HEARING TO CONSIDER AN APPEAL OF THE PLANNING COMMISSION'S DECISION TO APPROVE CONDITIONAL USE PERMIT NO. 792-10 FOR THE DEVELOPMENT OF A 150-SPACE RECREATIONAL VEHICLE STORAGE LOT LOCATED AT 2900 E. DEL AMO BOULEVARD


Submitted by Clifford W. Graves
Economic Development General Manager


Approved by Clifford W. Graves
Interim City Manager

I. SUMMARY

This item was continued from the December 7, 2010 meeting. The City Council approved the applicant's request for continuance in order to provide additional time to participate in Los Angeles County's inter-departmental review of the development plans and to receive additional communication from the Los Angeles County Department of Public Works and Army Corps of Engineers. The applicant has submitted a written request for an additional continuance to the March 15, 2011 meeting (Exhibit No. 1).

II. RECOMMENDATION

OPEN the Continued Public Hearing, TAKE public testimony, and CONTINUE the Public Hearing to the March 15, 2011 meeting.

III. ALTERNATIVES

TAKE another action the City Council deems appropriate.

IV. BACKGROUND

The applicant has been working with various Los Angeles County Public Works departments to obtain final approval of the recreational vehicle storage development plans. It has been an arduous undertaking for the applicant to obtain such approvals, given the rather unique circumstances related to the lot layout and construction techniques which involve soil import to backfill large sections of land adjacent to the existing Compton Creek Watershed.

In addition to working with the Army Corps of Engineers and Los Angeles County's Public Works Department, the applicant is now exploring alternatives to the approved development, including the potential sale of the property to the San Gabriel and Lower Los Angeles Rivers and Mountains Conservancy and/or Los Angeles County. Citing the need for additional time to evaluate these potential alternatives, the applicant has requested a continuance to the March 15, 2010.

20.

V. FISCAL IMPACT

None.

VI. EXHIBITS

1. Applicant's request to continue dated January 4, 2011. (pg. 3)

Document1

Prepared by: Steven Newberg, Associate Planner

TO:Rev010511

Reviewed by:

City Clerk	<u>City Treasurer</u>
<u>Administrative Services</u>	<u>Development Services</u>
<u>Economic Development Services</u>	<u>Public Services</u>

Action taken by City Council

Date_____ Action_____

Frank Colaruotolo
Compton Creek, LLC
PO Box 271
San Pedro, CA 90733
(310) 628-1099

January 4, 2011

Sherri Repp-Loadsman
City of Carson
701 East Carson St.
Carson, CA 90749

Re: 2900 E. Del Amo Blvd.

Dear Ms. Repp-Loadsman:

I am requesting that my conditional use case is extended for sixty days. I am currently in the process of evaluating two potential avenues with regard to my project and property. I am working with the Army Corp of Engineers for review and approval of the designed project; secondly I am awaiting appraisal figures from the County of Los Angeles on the potential sale of the property. Within this 60 day period of extension I expect to obtain more detailed information so I can choose which path I will take in the upcoming year.

Thank you,

Frank Colaruotolo