

## AGENDA

### CITY OF CARSON REGULAR MEETING OF THE PLANNING COMMISSION CITY COUNCIL CHAMBERS, CARSON CITY HALL

701 East Carson Street, Second Floor  
Carson, CA 90745

December 13, 2011 – 6:30 P.M.

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL  
Planning Commissioners: Brimmer, Diaz, Faletogo, Goolsby, Gordon, Schaefer, Saenz, Verrett, Williams
4. AGENDA POSTING CERTIFICATION  
“In accordance with the Americans with Disabilities Act of 1990, if you require a disability related modification or accommodation to attend or participate in this meeting, including auxiliary aids or services, please call the City Clerk’s office at 310-952-1720 at least 48 hours prior to the meeting.” (Government Code Section 54954.2)
5. AGENDA APPROVAL  
Reso. No. 11-2411
6. INSTRUCTIONS TO WITNESSES  
Chairman Faletogo requests that all persons wishing to provide testimony stand for the oath, complete the general information card at the podium, and submit it to the secretary for recordation.
7. SWEARING OF WITNESSES  
City Attorney Wynder
8. ORAL COMMUNICATIONS  
For items **NOT** on the agenda. Speakers are limited to three minutes.

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9. CONSENT CALENDAR
  - A) Planning Commission Minutes: November 22, 2011
  - B) Leadership Workshop Minutes: September 1, 2011

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10. CONTINUED PUBLIC HEARING  
None.

**11. PUBLIC HEARING**

**A) Design Overlay Review No. 1439-11; and  
Conditional Use Permit No. 879-11**

Applicant: Trillium Telecom  
Attn: Tim Miller  
5912 Bolsa Avenue, Suite No. 202  
Huntington Beach, CA 92649

Request: Removal of telecommunication equipment within an existing church steeple and construction of a new, stand-alone, 34-foot high, enshrouded telecommunication facility on a property located within the CN (Commercial, Neighborhood) zone.

Property Involved: 520 East 228<sup>th</sup> Street.

sn Staff Recommendation: Approve.

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**11. PUBLIC HEARING**

**B) Conditional Use Permit No. 831-10**

Applicant/Property Owner: Mariechelle Guinto  
25228 Oak Street  
Lomita, CA 90717

Request: To approve an auto repair business on a site located in the ML-D (Manufacturing, Light – Design Overlay) zoning district.

Property Involved: 21012 South Main Street.

ss Staff Recommendation: Approve.

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**11. PUBLIC HEARING**

**C) Design Overlay Review 1428-11**

Applicant: Vintage Real Estate, LLC  
Attn: Jerry N. Garner  
11611 San Vicente Boulevard, 10<sup>th</sup> Floor  
Los Angeles, CA 90049

Property Owner: Sears Roebuck and Co.  
3335 Beverly Road  
Hoffman Estates, IL 60179

Request: Construct a new 7,537-square-foot restaurant building on the Sears parcel at the South Bay Pavilion shopping center.

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Property Involved: 20700 South Avalon Boulevard.  
js Staff Recommendation: Approve.

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**11. PUBLIC HEARING**

**D) Conditional Use Permit No. 797-10**

Applicant: Joseph Gan  
22020 Callahan Place  
Carson, CA 90745

Request: Conditional Use Permit approval to facilitate continued auto repair use for a business on a dual-zoned lot in the ML-D/RS (Manufacturing, Light – Design Overlay/ Residential, Single-Family) zoning district and within the Carson Consolidated Redevelopment Project Area.

Property Involved: 20836 South Main Street.

sn Staff Recommendation: Approve.

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**11. PUBLIC HEARING**

**E) Design Overlay Review No. 1385-10**

Applicant: Juanita Myles  
30050 Via Borica  
Rancho Palos Verdes, CA 90275

Request: Approval to remodel an existing commercial building and convert an existing single-family dwelling to an office building in the MU-CS (Mixed-Use, Carson Street) zoning district and within the Carson Consolidated Redevelopment Project Area.

Property Involved: 333-341 West Carson Street.

mc Staff Recommendation: Approve.

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**11. PUBLIC HEARING**

**F) Design Overlay Review No. 1401-11, Conditional Use Permit No. 864-11, Conditional Use Permit No. 865-11, Conditional Use Permit No. 866-11**

Applicant: Inland Kenworth  
Attn: Lord Constructors, Inc., Jim Allman  
1920 West Eleventh Street  
Upland, CA 91786

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Request: To construct a 3,852-square-foot diesel truck wash and lube facility to be used in conjunction with a new diesel truck sales (over two tons) use, showroom, and repair facility in the CG-D (Commercial, General; Design Overlay) zone and within the Carson Consolidated Redevelopment Project Area.

Property Involved: 1202 East Carson Street.

sn Staff Recommendation: Approve.

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12. NEW BUSINESS DISCUSSION None

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13. WRITTEN COMMUNICATIONS None

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14. MANAGER'S REPORT

- Cancellation of the December 27, 2011 Planning Commission meeting.
  - Dominguez Annexation
  - Carousel tract
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15. COMMISSIONERS' REPORTS

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16. ADJOURNMENT

Adjourn to Thursday, December 15, 2011, 6:30 P.M., City Council Chambers.

Upcoming Meetings

December 15, 2011 -- (adjourned regular)  
 December 27, 2011 tentatively dark  
 January 10, 2012  
 January 24, 2012

**For further information, call (310) 952-1761.  
 Planning Commission  
 Agenda and Reports available at  
[http://ci.carson.ca.us/content/department/eco\\_dev\\_service/planning\\_agenda.asp](http://ci.carson.ca.us/content/department/eco_dev_service/planning_agenda.asp)**