AGENDA

MEETING OF THE
PLANNING COMMISSION

Members:
Alex Cainglet        Uli Fe’esago        Ramon Madrigal
Michael Mitoma      Damion Nunley      Chair Ramona Pimentel
Myla Rahman         Vice-Chair Charles Thomas

Alternates:
Jane Osuna          Christopher Palmer Karimu Rashad

Staff:
Director Naaseh    Assistant City Attorney Neumeyer Acting Senior Planner Alexander

“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 Planning Department at 310-952-1761 at least 48 hours prior to the meeting.” (Government Code Section 54954.2)

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. ORAL COMMUNICATION FOR MATTERS NOT ON THE AGENDA

The public may at this time address the members of the Planning Commission on any matters within the jurisdiction of the Planning Commission. No action may be taken on non-agendized items except as authorized by law. Speakers are requested to limit their comments to no more than three minutes each, speaking once.

5. CONSENT CALENDAR

A) Design Overlay Review 1614-16 and Conditional Use Permit No. 1004-16

Applicant:          Arthur Gvalevech, Vice-President
                    New Century Catering
                    16804 S. Figueroa Street
                    Carson, CA  90248

Property Owner:     Michael Schatachian, Trust
                    2404 W. Lincoln Avenue
Montebello, CA  90640

Request: A one-year time extension of Design Overlay Review 1614-16 and Conditional Use Permit 1004-16 to construct and operate a commissary warehouse and food truck storage yard with related site improvements on a site zoned MH-D (Manufacturing, Heavy, Design Overlay)

Property Involved: 16804 S. Figueroa Street

mb Staff Recommendation: Approve

6. PUBLIC HEARING

A) Design Overlay Review No. 1733-18, Conditional Use Permit No. 1073-18 and Conditional Use Permit No. 1078-18

Applicant: Jeffrey Browning
Model Design, Inc.
1570 W. 9th St.
San Pedro, CA 90732

Property Owner: Patrick Ruane
117 E 162nd St.
Carson, CA 90248

Request: Consider approval of Design Overlay Review (DOR) No. 1733-18 to convert a warehouse and office into a brewery and grill, Conditional Use Permit (CUP) No. 1073-18 for approval of the sale and service of alcoholic beverages at an eating establishment other than a bona-fide restaurant (Alcoholic Beverage Control (ABC) license Type 23 for a small beer manufacturer) and Conditional Use Permit No. 1078-18 for approval of a shared parking agreement

Property Involved: 117 E. 162nd Street

mb Staff Recommendation: Approve

6. PUBLIC HEARING

B) Design Overlay Review (DOR) No. 1661-17; Conditional Use Permit (CUP) No.1023-17; Tentative Tract Map (TTM) No. 76070-17; General Plan Amendment (GPA) No. 100-17; Zone Change (ZCC) No. 178-17; Specific Plan (SP) No. 15-17

Applicant: Anthony Laney of LANEY LA, Inc.
13110 Hawthorne Blvd., Unit A
Hawthorne, CA  90250
| Property Owner: | Real Quest Holding, LLC  
3129 S. Hacienda Blvd., #649  
Hacienda Heights, CA  91745 |
<table>
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<tbody>
<tr>
<td>Request:</td>
<td>Consider approval of a four story, 32-unit residential condominium project</td>
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<td>Property Involved:</td>
<td>21809 and 21811 S. Figueroa Street</td>
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<td>Staff Recommendation: Approve</td>
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7. **MANAGER’S REPORT**

8. **COMMISSIONERS’ ORAL COMMUNICATIONS**

9. **ADJOURNMENT**

Upcoming Meetings
November 27th  
December 11th  
December 25th (dark)  
January 8th  
January 22nd

For further information, call (310) 952-1761. Planning Commission Agenda and Reports available at [http://ci.carson.ca.us/communitydevelopment/planning_agenda.aspx](http://ci.carson.ca.us/communitydevelopment/planning_agenda.aspx)

This Board/Commission/Committee is subject to the Ralph M. Brown Act. Among other things, the Brown Act requires that the Board/Commission/Committees agenda be posted at least 72 hours in advance of each meeting and that the public be allowed to comment on agenda items before the Board/ Commission/ Committee and items not on the Board/Commission/Committee agenda but are within the subject matter jurisdiction of the Board/ Commission/ Committee. The Board/Commission/Committee may limit public comments to a reasonable amount of time, generally three (3) minutes per person.