

MINUTES
CITY OF CARSON
PLANNING COMMISSION REGULAR MEETING
CITY COUNCIL CHAMBERS
CARSON, CALIFORNIA 90745

JULY 22, 2008 – 6:30 P.M.

1. **CALL TO ORDER** Chairman Faletogo called the meeting to order at 6:36 P.M.
2. **PLEDGE OF ALLEGIANCE** Commissioner Saenz led the Salute to the Flag.
3. **ROLL CALL**
Planning Commissioners Present: Cannon, Faletogo, Graber, Saenz, Verrett

Planning Commissioners Absent: None

Staff Present: Planning Manager Repp, Assistant City Attorney Malawy, Senior Planner Signo, Associate Planner Song, Recording Secretary Bothe
4. **AGENDA POSTING CERTIFICATION** Recording Secretary Bothe indicated that all posting requirements had been met.
5. **AGENDA APPROVAL** Commissioner Cannon moved, seconded by Commissioner Saenz, to approve the Agenda as presented. Motion carried.
6. **INSTRUCTIONS TO WITNESSES** Chairman Faletogo requested 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** Assistant City Attorney Malawy
8. **ORAL COMMUNICATIONS** For items **NOT** on the agenda. Speakers are limited to three minutes. None.
9. **CONSENT CALENDAR**

A) **Minutes:** July 8, 2008

MOTION: Commissioner Cannon moved, seconded by Commissioner Graber, to approve the July 8, 2008, Minutes as presented. Motion carried.

9. NEW BUSINESS CONSENT

B) Extension of Time for Design Overlay Review No. 995-07

Applicant's Request:

The applicant, John Gertes, is requesting a one-year time extension of Design Overlay Review No. 995-07 to July 17, 2009.

Staff Recommendation:

Approve the extension.

Planning Commission Decision:

Commissioner Graber moved, seconded by Commissioner Saenz, to approve the applicant's request, approving a one-year extension to July 17, 2009. Motion carried.

10. CONTINUED PUBLIC HEARING None.

11. PUBLIC HEARING

A) Design Overlay Review No. 1281-08

Applicant's Request:

The applicant, James Goodman, is requesting to construct a 123,340-square-foot mixed-use building consisting of self-storage and multi-tenant retail uses in the ML-D (Manufacturing Light – Design Overlay Review) zone and within the Merged and Amended Redevelopment Project Area. The property is located at 101-155 East Lomita Boulevard.

Staff Report and Recommendation:

Senior Planner Signo presented staff report and the recommendation to WAIVE further reading and ADOPT Resolution No._____, entitled, "A Resolution of the Planning Commission of the city of Carson recommending approval of Design Overlay Review No. 1281-08 to the Carson Redevelopment Agency."

Chairman Faleto go opened the public hearing.

Scott Horsley, representing the applicant, noted his concurrence with the conditions of approval.

Chairman Faleto go closed the public hearing.

Planning Commission Decision:

Commissioner Cannon moved, seconded by Commissioner Saenz, to approve the applicant's request, thus adopting Resolution No. 08-2218. Motion carried.

12. NEW BUSINESS DISCUSSION

A) Workshop to discuss imposing possible residency, time and distance requirements on registered offenders

Applicant's Request:

The applicant, city of Carson, is requesting to discuss and consider the establishment of an ordinance to regulate the potential for over concentrations of paroled, registered sex offenders citywide.

Staff Report and Recommendation:

Planning Manager Repp and Sheriff Sgt. James Morse presented staff report and recommendation to consider the draft ordinance and provide comments. Issues discussed were land use restrictions/regulations, state and local laws affecting sex offenders, loopholes in Megan's Law, anticipated upcoming Supreme Court ruling regarding Jessica's Law, detached residential care facilities and exemptions from regulations, residential concentration of sex offenders, distance requirements and regulation of loitering around child sensitive zones, GPS tracking devices, state parole activities, required sex offender registration.

It was the consensus of the Commission to regulate the number of sex offenders permitted to live at one parcel, considering a limitation by percentage and capping the number on a larger parcel; to adopt separation standards depending on type of development; and with regard to the 2,000-foot rule, to allow a former sex offender who has been continuously living in one residence for many years following that crime to remain in that residence as long that offender has not committed another sexual offense since the effective date of this ruling.

With regard to the sex offenders living at the Carson Plaza Hotel, Sgt. Morse explained that the number of offenders living at this facility has been voluntarily reduced as a result of the Sheriff's collaborative efforts with the state parole board.

In response to Commissioner Graber's inquiry regarding the sex offenders who live at the Harrison Street address, Assistant City Attorney Morse noted for Commissioner Graber that they are not required to attend any rehab classes while living at this address.

It was the consensus of the Commission to have another workshop to further refine this ordinance and address concentration issues.

Planning Commission Decision:

Chairman Faletogo moved, seconded by Commissioner Cannon, to continue this workshop to September 9th and to schedule a public hearing on September 23rd regarding this matter. Motion carried.

13. WRITTEN COMMUNICATIONS None.

14. MANAGER'S REPORT None.

15. COMMISSIONERS' REPORTS

Commissioner Graber, echoed by Chairman Faletogo, thanked Sgt. James Morse and Assistant City Attorney Malawy for attending this evening's meeting.

16. ADJOURNMENT

At 9:08 P.M. the meeting was formally adjourned to Tuesday, August 12, 2008, 6:30 P.M., City Council Chambers.

Chairperson

Attest By:

Secretary