

# CITY OF CARSON 2020 STATE OF THE CITY CARSON MAYOR ALBERT ROBLES



**Kimmelman Project**



**Union South Bay Project**

# The NewMark Merrill Companies, Inc. acquires SouthBay Pavilion





# El Fresco Farms

# The Aztecs from San Diego State University will play football games in Carson!

**Location:** Dignity Health Sports Park





# 2020 San Diego State Football Schedule

## CARSON GAMES HIGHLIGHTED IN YELLOW

Date	Opponent	Location	Time	TV
Saturday, Oct. 24	* UNLV	Dignity Health Sports Park	7:30 p.m. PT	CBSSN
Saturday, Oct. 31	* at Utah State	Logan, Utah	7:30 p.m. MT	CBSSN
Friday, Nov. 6	* San José State	Dignity Health Sports Park	6 p.m. PT	CBSSN
Saturday, Nov. 14	* Hawai'i	Dignity Health Sports Park	1 p.m. PT	TBA
Saturday, Nov. 21	* at Nevada	Reno, Nev.	12:30 p.m. PT	CBSSN
Friday, Nov. 27	* at Fresno State	Fresno, Calif.	TBA	FS1
Saturday, Dec. 5	* Colorado State	Dignity Health Sports Park	7:30 p.m. PT	CBSSN
Saturday, Dec. 12	at Brigham Young	Provo, Utah	TBA	ESPN NW^
Saturday, Dec. 19	MW Championship	Highest win pct. in MW games	TBA	FOX or FS1

# Dolphin Park



First fully Accessible Park of its kind in California



Let's look at other  
**COMPLETED PROJECTS**  
from the past year

# Carson Town Center Façade Remodel



**Location:** 500 Carson Town Center

## Project Description:

- Façade remodel of 175,000 square foot building
- Three *NEW* tenants:
- Applicant: Levy Affiliates



# Hampton Inn Façade Remodel

**Location:** 767 Albertoni St.

## **Project Description:**

- Façade remodel of 64,000 square foot hotel
- Applicant: Charles Kim



# California Pak

**Location:** 17706 S. Main St.

## **Project Description:**

- ***NEW*** 100,000 square foot industrial building
- With a 1,000 square foot mezzanine
- New Headquarters of California Pak
- ***Previously an underutilized building that was demolished***
- Applicant: Cal Pak



# CALPAK

# Alere Industrial Building

**Location:** 200 E. Alondra Blvd.

## **Project Description:**

- **NEW** 137,000 square foot warehouse
- With 10,000 square feet for office space
- Applicant: Clark Neuhoff



# Alpert & Alpert

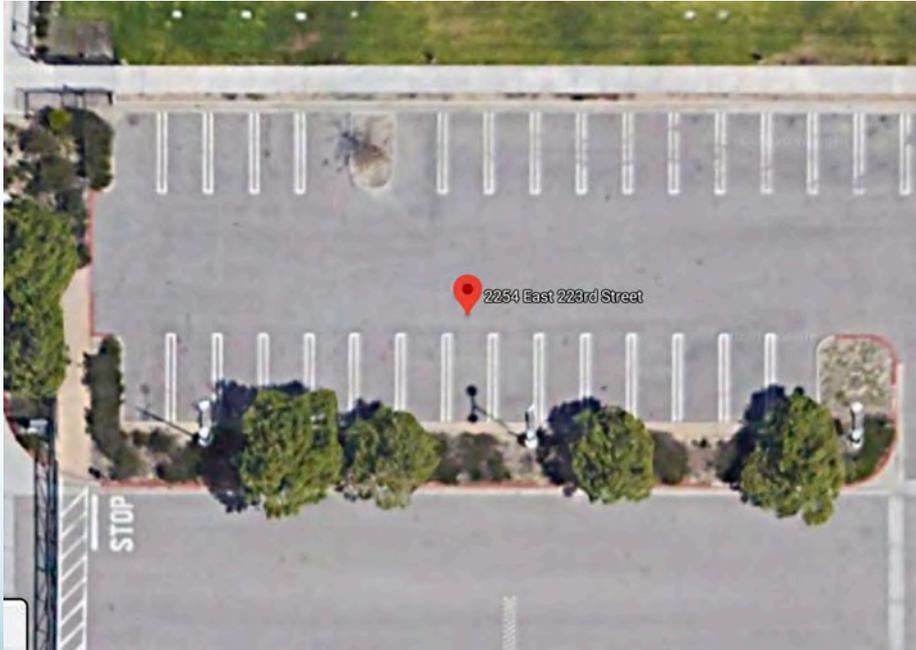
**Location:** 21900 Wilmington Ave.

## **Project Description:**

- ***NEW*** 412,000 square foot industrial warehouse
- ***Previously an underutilized building that was demolished***
- Applicant: AL2 LLC



# Panattoni Parking Lot



**Location:** 2254 E. 223<sup>rd</sup> St.

## **Project Description:**

- ***NEW*** Parking Lot for Marathon Petroleum that beautifies the area
- ***Previously a vacant lot***
- Applicant: Panattoni Development Company, Inc.



**Now let's look at**  
**COMPLETED**  
**HOUSING DEVELOPMENTS**  
**from the past year**

# Veterans Village

**Location:** 600 W. Carson St.

## **Project Description:**

- ***NEW*** 51-unit affordable housing development for Veterans
- With 2,500 square feet for commercial space
- ***Previously a vacant corner and adjacent liquor store***
- Applicant: Thomas Safran & Associates



# Bella Vita

**Location:** 402 E. Sepulveda Blvd.

## **Project Description:**

- ***NEW*** 65-unit affordable housing development for Seniors
- With 3,000 square feet for commercial space
- Plus a community garden
- ***Previously a vacant lot***
- **Recognized by the National Association of Home Builders (NAHB) for Best 55+ Affordable Rental Community**
- Applicant: Affirmed Housing



# Carson Arts Colony

**Location:** 21205 S. Main St.

## **Project Description:**

- ***NEW*** 46-unit affordable housing development
- With 60,000 square feet for studio space
- ***Previously a salvage yard***
- Applicant: Meta Housing Corporation



# Sky South Bay Moneta



**Location:** 21721 Moneta Ave.

## **Project Description:**

- ***NEW*** 13-unit residential apartment development
- Applicant: Robert E. Stenson

# Vera Lane

**Location:** 21801 Vera St.

## **Project Description:**

- ***NEW*** 18-unit residential condominium development
- With 34,000 square feet of open space
- ***Previously a warehouse building and parking lot***
- Applicant: Mark Mullin





Let's look at  
**PROJECTS CURRENTLY**  
**UNDER CONSTRUCTION**

# Evolve South Bay

**Location:** 20330 S. Main St.

## **Project Description:**

- ***NEW*** 300-unit residential apartment development
- With 12,925 square feet of co-work space
- With 95,200 square feet of open space
- With numerous amenities including a Pool, Outdoor BBQ, dog path and many others
- ***Previously a vacant lot***
- Applicant: MBK Homes



# Union South Bay



**Location:** Corner of Avalon Blvd. & Carson St.

## **Project Description:**

- ***NEW*** 357-unit residential apartment development
- 32,000 square feet for retail and restaurant space
- 10,000 square foot public plaza with public art
- ***Previously a vacant lot, gas station and old shopping center***
- Applicant: Faring Capital

# Dolores Condos

**Location:** 21915 S. Dolores St.

## **Project Description:**

- ***NEW*** 5-unit condominium development
- Applicant: C Dittman Designs





# Pug Nation

**Location:** 20950 Brant Ave.

**Project Description:**

- 4,000 square foot pug rescue kennel
- *Previously a warehouse facility*
- Applicant: Pug Nation Rescue





**Now let's look at some**  
**PROJECTS APPROVED**  
**this past year and**  
**coming attractions**

# Holiday Inn Express

**Location:** 888 E. Dominguez St.

## **Project Description:**

- ***NEW*** 6-story hotel with 118 keys with a pool on 3<sup>rd</sup> floor.
- Applicant: Arris Studio Architects



# CT Warehouse

**Location:** 333 W. Gardena Blvd.

## **Project Description:**

- ***NEW*** 145,000 square foot warehouse and manufacturing facility
- ***Previously a salvage yard***
- Applicant: CT Realty Investors



# Gardena Industrial Building

**Location:** 439 W. Gardena Blvd.

## **Project Description:**

- 3,800 square foot industrial building
- *Previously a vacant lot*
- Applicant: MJ Design Construction



# Chick-Fil-A

**Location:** 20501 Avalon Blvd.

## **Project Description:**

- **NEW** 5,000 square foot restaurant with outdoor patio
- Applicant: 4G Development





Now let's look at  
**NEW PROPOSED**  
**DEVELOPMENTS UNDER**  
**REVIEW**

# 223<sup>rd</sup> Industrial Buildings

Location: 2112 E. 223<sup>rd</sup> St.

## Project Description:

- **THREE (3) NEW** light industrial buildings totaling 280,000 square feet
- *Previously a vacant lot*
- Applicant: Panattoni Development Company, Inc.



A tall flagpole stands in the center of the image, flying two flags. The top flag is the United States flag, and the bottom flag is the California state flag, which features a grizzly bear and the word 'EUREKA'. The background is a soft-focus landscape with green trees and a clear blue sky.

Now let's look at  
**HOUSING DEVELOPMENTS**  
**ALREADY APPROVED**

in the past year and coming soon

# Carson Landing (formerly Victoria Greens)

**Location:** Corner of Central Ave. and Victoria St.

## **Project Description:**

- ***NEW*** 175-unit residential condominium development
- A recreation center and dog park
- ***Previously a vacant lot***
- Applicant: Brandywine



# Carson Upton (formerly Brandywine)

**Location:** 1007 E. Victoria St.

## **Project Description:**

- ***NEW*** 36-unit residential condominium development designed as 3-story townhomes with attached parking
- ***Previously a vacant lot***
- Applicant: Brandywine



# 223<sup>rd</sup> Condos

**Location:** 123 E. 223<sup>rd</sup> St.

## **Project Description:**

- ***NEW*** 9-unit residential condominium development designed as 3-story townhomes with attached parking
- Applicant:  
Hooman Moshar



# Cambria Court Condos

**Location:** 345 & 349 E. 220<sup>th</sup> St.

## **Project Description:**

- **NEW** 35-unit residential condominium development designed as 2-story townhomes with attached parking
- Applicant: Richard Welter



# Birch Specific Plan

**Location:** 21809-21811 S. Figueroa St.

## **Project Description:**

- ***NEW*** 32-unit residential condominium development with ground level parking
- Applicant: Laney LA Inc.





Now let's look at  
**RESTAURANTS APPROVED**

in the past year that are  
coming soon

# Raising Cane's Restaurant

Location: 20707 Avalon Blvd.

## Project Description:

- 3,200 square foot restaurant
- Applicant: Raising Cane's Restaurant, LLC



# Victoria Golf Course

## Carol Kimmelman Sports Academic Complex & Creek at Dominguez Hills Project



# CSUDH Master Plan



# DAILY BREEZE

NEWS • News

## **Torrance homeless population increases, Carson's decreases in latest count**

Torrance's count, which increased by 47% this year, has steadily increased over five years.

By **MICHAEL HIXON** | [mhixon@scng.com](mailto:mhixon@scng.com) | The Beach Reporter

PUBLISHED: July 30, 2020 at 4:49 p.m. | UPDATED: August 3, 2020 at 5:05 p.m.

Torrance saw its homeless population increase this year compared to last while **Carson saw a decline, according to new and more detailed data Los Angeles County released Thursday, July 30.**

The Los Angeles Homeless Services Authority, which conducts a tally of those without permanent shelter each January, released homeless numbers for LA County cities and Los Angeles city communities on Thursday, more than a month after releasing overall county numbers.

Thursday's numbers also provide statistics for Los Angeles City Council districts and Los Angeles County Supervisor districts.

Torrance's homeless population increased about 47%, from 226 in 2019 to 332 this year, **while Carson's dropped 64%, from 442 to 158.**

# CARSON SHERIFF'S ANNUAL CRIME STATS

CRIME TYPE	2016	2017	2018	2019	% Decrease
Homicide	10	9	6	5	 50%
Robbery (Weapon)	70	83	43	44	 37%
Robbery	165	166	131	122	 26%
Burglary (Residence)	227	235	134	131	 42%
Burglary	439	479	345	328	 25%
Grand Theft Auto	522	510	445	399	 24%
Aggravated Assault	307	281	285	286	 7%

# Carson's Finances

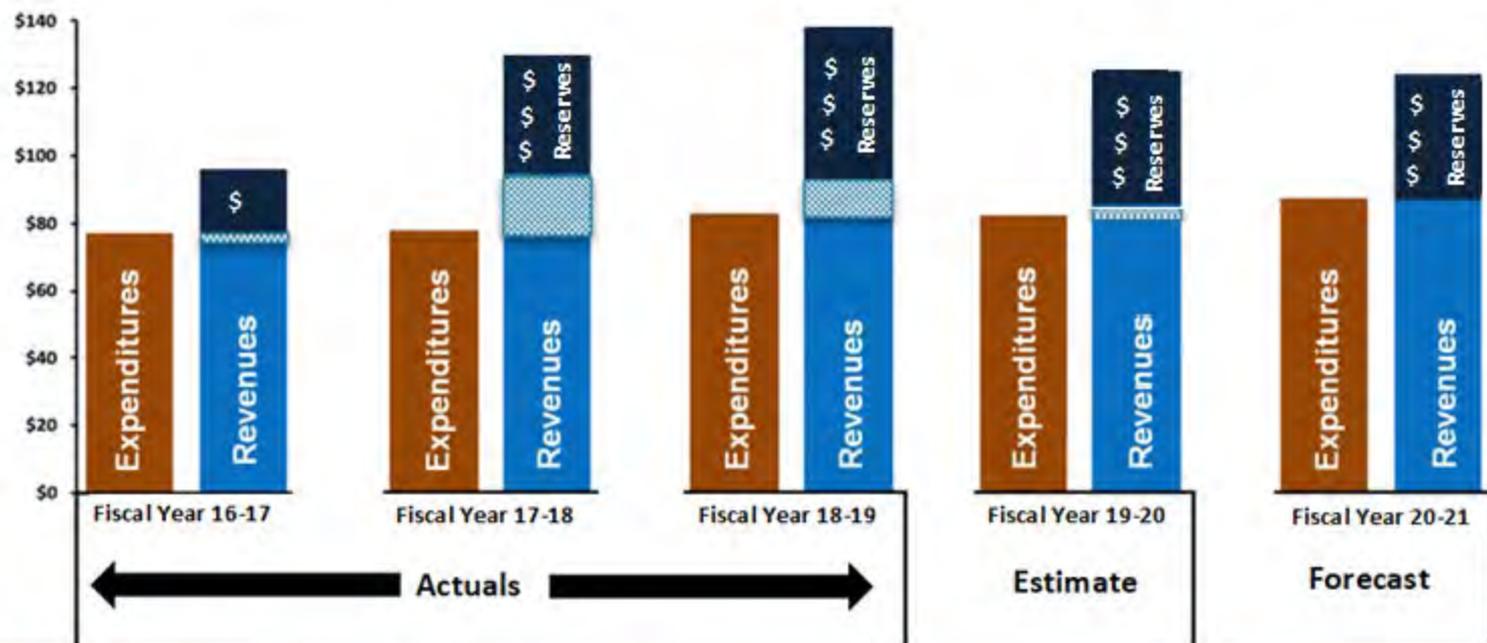
FY 2016-2017	
Expenditures	Revenue & Reserve
\$76.9	\$77.1
	\$19.0

FY 2017-2018	
Expenditures	Revenue & Reserve
\$77.5	\$94.5
	\$35.2

FY 2018-2019	
Expenditures	Revenue & Reserve
\$82.9	\$92.8
	\$45.2

FY 2019-2020	
Expenditures	Revenue & Reserve
\$82.3	\$83.3
	\$39.5

FY 2020-2021	
Expenditures	Revenue & Reserve
\$86.9	\$86.6
	\$37.4



Excess Revenue above actual expenditures

*Although this year's State Of The City address is filled with humor (or so I hope you think so), there is nothing funny about COVID-19 pandemic - it's real and it's serious.*

*I hope that this attempt at humor helps a little. After all, remember that laughter is the best medicine.*

***Thank you and stay safe.***