1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

   Planning Commissioners: Brimmer, Diaz, Faletogo, Goolsby, Gordon, Park, Schaefer, Saenz, Verrett

4. AGENDA POSTING CERTIFICATION

   (Reso. No. 11-2375)

5. AGENDA APPROVAL

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

8. ORAL COMMUNICATIONS

   For items NOT on the agenda. Speakers are limited to three minutes.

9. CONSENT CALENDAR

   A) Minutes: February 8, 2011

10. CONTINUED PUBLIC HEARING

    A) Conditional Use Permit No. 806-10

       Applicant: Michael Coyne

       78131 Bovee Circle

       Palm Desert, CA 92211

       Request: Conditional Use Permit approval to facilitate continued auto repair use for a Midas Auto Repair located in the MU-CS (Mixed Use-Carson Street) zoning district.

       Properties Involved: 333 East Carson Street.

       zg Staff Recommendation: Approve.
11. PUBLIC HEARING

A) Extension of Time for Conditional Use Permit No. 703-08 and Design Overlay Review No. 1295-08

Applicant/ Property Owner: Carson Valley, LLC
7 Argonaut
Alisa Viejo, CA 92656

Request: A one-year time extension to facilitate development of a mixed-use business park with 265,000 square feet of light industrial, office and retail space located in the ML-ORL (Manufacturing Light, Organic Refuse Landfill) zoning district.

Property Involved: 20630 South Figueroa Street.

11. PUBLIC HEARING

B) Retail Sale of Diesel Fuel for Large-Body Trucks

Applicant/ Property Owner: Bijan Radnia
Mobil Gas Station
21633 South Wilmington Avenue
Carson, CA 90810

Request: To consider a major modification to allow large-body trucks on-site for retail sale of diesel fuel or revocation of approval for retail sale of diesel fuel at an existing Mobil gas station located in the CG-D (Commercial, General – Design Overlay) zoning district.

Property Involved: 21633 South Wilmington Avenue.

Staff Recommendation: Continue to March 10, 2011.

11. PUBLIC HEARING

C) Variance No. 523-11

Applicant/ Owner: Rodolfo Padilla
455 East Pacific Street
Carson, CA 90745

Request: To permit a new two-car attached garage in the required side yard area of a single-family residential lot in the RS (Residential, Single-Family) zoning district and within the Carson Consolidated Redevelopment Project Area.
11. **PUBLIC HEARING**

**D) Conditional Use Permit No. 747-09 and Conditional Use Permit No. 832-10**

Applicant: Mohammad Malek  
(Circle R and Ace Fuel & Smog)  
c/o: Patrick Brown, Representative  
3590 East 8th Street  
Long Beach, CA 90804

Request: To approve two separate conditional use permits for vehicle service and convenience goods sales at a retail petroleum outlet located in the CG-D (Commercial, General Design Overlay) zoning district.

11. **PUBLIC HEARING**

**E) Design Overlay Review No. 1359-10**

Applicant: Our Lady of Guadalupe Church  
Attn: Reverend Efren Cortez  
2583 East Carson Street  
Carson, CA 90810

Request: Construction of a two-story, 2,535 square-foot addition to an existing one-story, 1,975-square-foot church building, and related parking lot and landscaping improvements on a total of 21,626-square-foot lot located in the CG-D (Commercial, General – Design Overlay) zone and within the Carson Consolidated Redevelopment Project Area.

Property Involved: 2581 East Carson Street

Staff Recommendation: Approve.
11. PUBLIC HEARING

F) Design Overlay Review No. 1392-10

Applicant/Property Owner: Watson Land Company
Attn: Craig Halverson
22010 South Wilmington Avenue
Carson, CA 90745

Request: To permit the demolition of a 212,845-square-foot industrial/office building and the construction of a new 234,995-square-foot industrial/warehouse building on a site located in the ML (Manufacturing, Light) zone and within the Carson Consolidated Redevelopment Project Area.

Properties Involved: 2255 East 220th Street.

Staff Recommendation: Approve.

11. PUBLIC HEARING

G) Conditional Use Permit No. 855-11

Applicant: Bobby Chang
World Logistics US, Inc.
6541 East Washington Boulevard
Commerce, CA 90040

Request: Approve a conditional use permit for a truck yard operation on a site located in the MH-D (Manufacturing Heavy-Design Overlay) zoning district.

Property Involved: 2445 East Dominguez Street.

Staff Recommendation: Approve.

11. PUBLIC HEARING

H) Design Overlay Review No. 1399-11 and Conditional Use Permit No. 857-11

Applicant: Affirmed Housing
Attn: Anna Scott
13520 Evening Creek Dr. North, # 160
San Diego, CA 92128

Request: To construct a three-story affordable housing apartment complex, which includes development of a 40-unit multi-
family 100% affordable housing development serving households with incomes between 30-60% AMI, on 1.36 acres in the RM-25-D (Residential, Multi-Family 25 units/acre – Design Overlay) zone and within Carson Consolidated Redevelopment Project Area.

Property Involved: 21227-21245 South Figueroa Street

11. PUBLIC HEARING

I) Conditional Use Permit No. 803-04; Conditional Use Permit No. 804-10; Conditional Use Permit No. 811-10; Conditional Use Permit No. 812-10; Conditional Use Permit No. 814-10; Conditional Use Permit No. 815-10; Conditional Use Permit No. 816-10; Conditional Use Permit No. 817-10; Conditional Use Permit No. 818-10; Conditional Use Permit No. 828-10

Applicant Representative: Botach Management
/Property Owner: 5011 West Pico Boulevard
Los Angeles, CA 90019

Request: To approve ten (10) individual existing, non-conforming auto repair uses located on the subject property and within the MU-CS (Mixed Use – Carson Street) zone and the Carson Consolidated Redevelopment Project Area.

Property Involved: 336-348 East Carson Street.

12. NEW BUSINESS DISCUSSION

A) Workshop regarding Long-Term Banners

Applicant: City of Carson

Request: Discuss and consider long-term banners

Properties Involved: Commercial properties.
13. **WRITTEN COMMUNICATIONS**  None.

14. **MANAGER’S REPORT**

- 2011 SBCCOG General Assembly, February 25, 2011, 8:30 A.M. to 3:00 P.M., Millender-McDonald Community Center

15. **COMMISSIONERS’ REPORTS**

16. **ADJOURNMENT**

Adjourn meeting to Thursday, March 10, 2011, 6:30 P.M., City Council Chambers.

---

**Upcoming Meetings**

- March 10, 2011 - Thursday
- March 23, 2011 – Wednesday (Joint)
- April 12, 2011
- April 26, 2011

**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)