

**AGENDA**

**CITY OF CARSON  
PLANNING COMMISSION REGULAR MEETING  
CITY COUNCIL CHAMBERS, CITY HALL 2<sup>ND</sup> FLOOR**

**CARSON, CALIFORNIA 90745**

**August 14, 2007 – 6:30 P.M.**

1. **CALL TO ORDER**
  2. **PLEDGE OF ALLEGIANCE**
  3. **ROLL CALL** Planning Commissioners: Cannon, Faletogo, Graber, Hudson, Saenz, Verrett
  4. **AGENDA POSTING CERTIFICATION**
  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** Assistant City Attorney Galante
  8. **ORAL COMMUNICATIONS** For items **NOT** on the agenda. Speakers are limited to three minutes.
  9. **CONSENT CALENDAR**
    - A) **Extension of time for Tentative Tract Map No. 62572**

Applicant:	HREG Genesis Carson, LLC 17461 Derian Avenue, Suite 106 Irvine, CA 92614
Request:	A one-year time extension for Tentative Tract Map No. 62572.
Property Involved:	20700 South Avalon Boulevard
Staff Recommendation:	Approve
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- pr Planning Commission Decision:
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10. **CONTINUED PUBLIC HEARING** None
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**11. PUBLIC HEARING**

**A) Relocation Review No. 3035.57**

Applicant: First Lutheran Church  
19707 South Central Avenue  
Carson, CA 90746

Request: To install a 504-square-foot temporary modular classroom trailer for a church in the RM-8-D (Residential, Multi-Family – 8 units per acre; site plan and design review) zone.

Property Involved: 19707 South Central Avenue.

Staff Recommendation: Approve

mc Planning Commission Decision:

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**11. PUBLIC HEARING**

**B) Variance No. 496-07**

Applicant: Patricia Williams  
17504 Amantha Avenue  
Carson, CA 90746

Request: To construct a 539-square-foot addition to an existing duplex and 4-car garage to create one structure on two separate lots in the RS (Residential, Single-Family) zone.

Property Involved: 17504 Amantha Avenue.

Staff Recommendation: Approve.

mc Planning Commission Decision:

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**11. PUBLIC HEARING**

**C) Conditional Use Permit No. 672-07**

Applicant: Arturo Zacarias  
2626 East Van Buren Street  
Carson, CA 90810

Request: To approve a Conditional Use Permit for an existing legal, non-conforming second dwelling located within the RS (Residential, Single-Family) zone district.

Property Involved: 2624 and 2626 East Van Buren Street.

Staff Recommendation: Approve

zg Planning Commission Decision:

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**11. PUBLIC HEARING**

**D) Design Overlay Review No. 927-06, Conditional Use Permit No. 607-06, Tentative Parcel Map No. 060312**

Applicant: Techno-Dynamic Consultants, Inc.  
Attn: Willie Quiday  
1330 East 223<sup>rd</sup> Street, Suite 501  
Carson, CA 90745

Request: To permit construction of a residential condominium development on 0.45 acres (19,800 square feet), consisting of four new two-story detached single-family homes averaging 1,900 square feet each.

Property Involved: 235 West 220<sup>th</sup> Street.

Staff Recommendation: Approve

sn Planning Commission Decision:

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**12. NEW BUSINESS DISCUSSION**

**A) Modification No. 1 to Tentative Tract Map No. 53709, Conditional Use Permit No. 04-02-541, and Design Overlay Review No. 758-01**

Applicant: Haven Hill Estates, LLC  
1320 West Gardena Blvd., No. 201  
Gardena, CA 90247

Request: Exterior modifications to the planter area facing Carson Street.

Property Involved: 1211-1228 Ashmill Street

Staff Recommendation: Approve

pr Planning Commission Decision:

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**13. WRITTEN COMMUNICATIONS**

**14. MANAGER'S REPORT**

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**15. COMMISSIONERS' REPORTS**

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**16. ADJOURNMENT**

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Upcoming Meetings

August 28, 2007 (dark – tentative)

September 11, 2007

September 25, 2007

October 9, 2007

October 23, 2007

**Note: For further information, call (310) 952-1761.  
Planning Commission Agenda available  
at (<http://ci.carson.ca.us>)**