

CITY OF CARSON
PLANNING COMMISSION
RESOLUTION NO. 06-2098

**A RESOLUTION OF THE PLANNING COMMISSION OF THE
CITY OF CARSON APPROVING
CONDITIONAL USE PERMIT NO. 615-06.**

**THE PLANNING COMMISSION OF THE CITY OF CARSON HEREBY FINDS,
RESOLVES AND ORDERS AS FOLLOWS:**

Section 1. An application was duly filed by the applicant, Kimberly Thress of US Blanks, with respect to real property located at 416 E. Alondra Boulevard, and described in Exhibit "A" attached hereto, requesting approval of Conditional Use Permit No. 615-06 to operate a polyurethane facility in an existing 20,000 square foot building. The subject property has a General Plan designation of Light Industrial and is zoned ML (Manufacturing, Light).

A public hearing was duly held on June 27, 2006 at 6:30 P.M. at City Hall, Council Chambers, 701 East Carson Street, Carson, California. A notice of time, place and purpose of the aforesaid meeting was duly given.

Section 2. Evidence, both written and oral, was duly presented to and considered by the Planning Commission at the aforesaid meeting.

Section 3. Pursuant to Section 9172.21(D), "Conditional Use Permit – Commission Findings and Decision," the Planning Commission finds that:

- a) The subject property is located within an area that is predominantly comprised of light industrial uses. The proposed operation of a polyurethane facility is consistent with the General Plan Land Use Designation of Light Industrial and the ML (Manufacturing, Light) zone. The business will operate in a 20,000 square-foot, one-story industrial building consisting of 12,434 square feet of warehouse area, 5,760 square feet of manufacturing area and 1,546 square feet of office area. The proposed facility is located on a .99 acre lot in the ML (Manufacturing, Light) zone district and within Redevelopment Area No. 4.;
- b) The size of the site is adequate to support the proposed use. The existing building will provide adequate access to and from the site. Adequate existing utilities already serve the site;
- c) The proposed polyurethane foam manufacturing facility will be equipped to receive and store supplies for the creation of surfboard blanks including chemical resins, bonding agents, and lumber. The facility would house equipment used in the creation of surfboard blanks including hydraulic presses, chemical and cement mixing equipment, curing ovens, forklifts, drum rollers, various saws, sanders and shop tools to cut lumber and shape the blanks.
- d) The proposed use will have adequate street access by way of a required 26-foot wide driveway and will not negatively impact street access and traffic capacity in the immediate vicinity of the subject property. A condition has been included to require the relocation or removal of parking spaces located in the front yard setback or that conflict with required truck loading and maneuvering;

- e) The proposed use will provide adequate access to emergency vehicles by way of a required driveway servicing the buildings on the subject property from Alondra Boulevard. There is adequate water supply for fire protection of the subject property;
- f) The proposed use is compatible with the area, as all of the properties surrounding the subject property are comprised of industrial uses; and
- g) The proposed project is consistent with applicable industrial and general development standards.

Section 4. The Planning Commission further finds that the use permitted by the proposed Conditional Use Permit will not have a significant effect on the environment. The proposed use will not alter the predominantly residential character of the surrounding area and meets or exceeds all City standards for protection of the environment. Therefore, a negative declaration has been prepared and circulated pursuant to the California Environmental Quality Act (CEQA).

Section 5. Based on the aforementioned findings, the Commission hereby approves Conditional Use Permit No. 615-06, with respect to the real property described in Section 1 contained herein, subject to the conditions set forth in Exhibit "B" attached hereto.

Section 6. The Secretary shall certify to the adoption of the Resolution and shall transmit copies of the same to the applicant.

Section 7. This action shall become final and effective fifteen days after the adoption of this Resolution unless within such time an appeal is filed with the City Clerk in accordance with the provisions of the Carson Zoning Ordinance.

PASSED, APPROVED AND ADOPTED THIS 27th DAY OF JUNE, 2006.

CHAIRMAN

ATTEST:

SECRETARY