

**MINUTES OF THE
PLANNING COMMISSION
REGULAR MEETING
MONDAY, MARCH 11, 2019**

1. OPENING CEREMONIES

a. Call Meeting to Order

Chair Dever called the meeting to order at 6:02 p.m. in the Council Chambers, Lomita City Hall, 24300 Narbonne Avenue, Lomita, CA 90717.

b. Flag Salute

At the request of Chair Dever, Commissioner Popelka led the Flag Salute.

c. Roll Call

Responding to the roll call by City Clerk Hill were Commissioners Graf, Popelka, Santos, Vice-Chair Cammarata, and Chair Dever. Also present were Assistant City Attorney Lauren Langer, and Community and Economic Development Director Alicia Velasco.

PRESENT: COMMISSIONERS: Graf, Popelka, Santos, Vice Chair Cammarata, and Chair Dever

ABSENT: COMMISSIONERS: Hoy, Thompson

2. ORAL COMMUNICATIONS

None.

3. CONSENT AGENDA

a) APPROVAL OF MINUTES: February 11, 2019

Commissioner Cammarata made a motion, seconded by Commissioner Graf, to approve the minutes of February 11, 2019.

MOTION CARRIED by the following vote:

AYES: COMMISSIONERS: Graf, Popelka, Santos, Vice-Chair Cammarata, and Chair Dever

NOES: COMMISSIONERS: None

ABSENT: COMMISSIONERS: Hoy, Thompson

RECUSE: COMMISSIONERS: None

SCHEDULED MATTERS

4. PRESENTATION OF THE CITY'S DOWNTOWN VISION AND STRATEGY

Director Velasco introduced Shannon Heffernan, Urban Design Director from Studio One Eleven. This company was hired to do a comprehensive policy analysis to work in conjunction with business and property owners to create a detailed vision for the downtown commercial zone and access market feasibility for economic development.

Commissioner Thompson arrived at 6:28 p.m.

Ms. Heffernan presented her report on the Lomita Downtown Vision put together by Studio One Eleven and Kosmont Companies. She reported on the existing conditions of Lomita's downtown area and presented some of the opportunities and challenges. The full report was made available in the agenda packet.

There was brief discussion regarding other cities that have completed similar projects with their downtown areas such as the City of El Segundo and Bixby Knolls.

Resident George Kivett stated that he has been a resident of Lomita for over 40 years. He is happy about the plans to make the city more walkable for the older residents. He does a lot of walking and wants to highlight the intersection of the Lomita Blvd. and Narbonne to make it safer. He also expressed concerns about the trimming of the trees around the area and landscaping around the planning of parking stalls so that they do not impair visibility.

WRITTEN COMMUNICATIONS

5. COMMUNICATIONS REGARDING CITY COUNCIL ACTIONS

None

OTHER MATTERS

6. STAFF ITEMS – ANNOUNCEMENTS

Assisted City Attorney Langer presented the commissioners with the newly updated radius maps that reflect the changes implemented from the FPPC in February 2019. There was a brief discussion regarding the new conflict of interest maps that have extended the area from 500 feet to 1000 feet. The absolute rule stands for 500 feet, however for the area beyond, an analysis would have to be done.

7. PLANNING COMMISSIONER ITEMS

Commissioner Graf commented on the Burnin Daylight Brewery. He stated the food is good and it is great to see that residents and visitors are dining there.

Commissioner Popelka asked about the drop off of the business permits and asked how business is going. Director Velasco stated that the data is a little behind. She mentioned that there are fewer residential projects coming up.

Commissioner Cammarata mentioned that two more businesses closed in Lomita, the flower shop and the soccer shop shut down. He also mentioned the Burnin Daylight Brewery grand opening on Saturday, March 30, 2019.

Commissioner Thompson asked about the status of the grocery store. Director Velasco stated that the property still has not secured a tenant. He mentioned non-resident occupants living in the area between buildings at the strip mall. Director Velasco stated that the issue has been taken care of. Commissioner Thompson also apologized for his previous absences from the commission meetings and explained that despite some health challenges he intends to continue serving on the commission.

8. COMMISSIONERS TO ATTEND CITY COUNCIL MEETINGS

Commissioner Popelka will attend the City Council Meeting on Tuesday, April 2, 2019, and Commissioner Thompson will attend the City Council Meeting on Tuesday, April 16, 2019.

ADJOURNMENT

There being no further business to discuss, Chair Dever adjourned the meeting at 6:55 p.m.

ATTEST:



Kathleen Hill, CMC
City Clerk