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Direct questions or concerns to the Commission Liaison Oscar Martinez at (310) 618.5990, or individual department head prior to submission to the Commission. Parties will be notified if the complaint will be included on a subsequent agenda.

Security procedures: Members of the public will be directed to enter City Hall on the East side of the building through the sliding door. All other entrances will remain locked for entry. Oversized bags or backpacks will not be allowed in the Council Chamber or Commission meeting room. All bags are subject to search.

Any correspondence received after 2:00 p.m. on the day of the scheduled meeting on any item on the agenda will be provided to the Commission electronically and available for public inspection in the City Clerk's Office. A copy of the correspondence will be available for public inspection in a binder at the back of the Council Chamber or Commission Meeting room.

**TORRANCE PLANNING COMMISSION AGENDA  
JANUARY 18, 2023  
REGULAR MEETING  
6:30 P.M. COUNCIL CHAMBER  
AT 3031 TORRANCE BL.**

**PLANNING COMMISSION MAY TAKE ACTION ON ANY ITEM  
LISTED ON THE AGENDA**

**1. CALL MEETING TO ORDER**

**ROLL CALL:** Commission Members Choi, Kartsonis, Pino, Riggs, Rudolph, Yeh, Chairperson Anunson

**2. FLAG SALUTE:**

**3. REPORT OF THE COMMUNITY DEVELOPMENT STAFF ON THE POSTING OF THE AGENDA** The agenda was posted on the Public Notice Board at 3031 Torrance Bl. and on the City's Website on Thursday, January 12, 2023.

**4. ANNOUNCEMENT OF WITHDRAWN, DEFERRED, AND/OR SUPPLEMENTAL ITEMS**

**5. ORAL COMMUNICATIONS (Limited up to a 15 minute period)**

*This portion of the meeting is reserved for comment on items on the Consent Calendar or not on the agenda. Under the Ralph M. Brown Act, the Commission cannot act on items raised during public comment, but may respond briefly to statements made or questions posed; request clarification; or refer the item to staff. **No longer than 1 minute per speaker**. If presenting handout material to Commission, please provide 10 copies to staff before speaking.*

**6. CONSENT CALENDAR**

*Matters listed under the Consent Calendar are considered routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, that item will be removed by a Commissioner from the Consent Calendar and considered separately.*

**6A. Approval of Minutes: November 2, 2022, November 16, 2022, and December 7, 2022**

**7. ADMINISTRATIVE MATTERS**

**7A. Consideration of EXT22-00016: MARIA ISLAS (ANASTASI DEVELOPMENT)**

Planning Commission consideration for approval of a Time Extension for a previously approved Division of Lot (DIV20-01007) for condominium purposes on property located in the R3-PP Zone at 18080-18090 Prairie Avenue. This project is Categorically Exempt from CEQA per Guidelines Section 15332.  
(Res. No. 23-001)

## **8. HEARINGS**

### **8A. Consideration of CUP22-00015: TORRANCE WILD WINGS, LLC (TORRANCE TOWNE CENTER ASSOCIATES, LLC)**

Planning Commission consideration for approval of a Conditional Use Permit to allow on-sale general alcohol service (Type 47 License) in conjunction with the operation of a restaurant use on property located in the P-D Zone at 25401 Crenshaw Boulevard. This project is Categorically Exempt from CEQA per Guideline Section 15301 – Existing Facilities. (Res. No. 23-002)

### **8B. Consideration of PRE22-00014: MATTHEW SUNSERI (MATTHEW MINICH)**

Planning Commission consideration for approval of a Precise Plan of Development to allow one-story additions to an existing one-story single family residence on property located within the Hillside Overlay District in the R-1 Zone at 5803 Avenue A. This project is Categorically Exempt from CEQA per Guideline Section 15301 – Existing Facilities. (Res. No. 23-003)

### **8C. Consideration of PRE22-00013: JOHNNY AND BETTY LIU**

Planning Commission consideration for approval of a Precise Plan of Development to allow one-story additions, a remodel, and a new roof to an existing one-story single family residence, on property located within the Hillside Overlay District in the R-1 Zone at 22216 Redbeam Avenue. This project is Categorically Exempt from CEQA per Guideline Section 15301 – Existing Facilities.  
(Res. No. 23-004)

### **8D. Consideration of WTC22-00008: CCTMO, LLC DBA CROWN CASTLE (CHERYL JOW)**

Planning Commission consideration of an appeal of the Telecommunications Committee's approval of a Wireless Telecom Facility Permit to allow the installation of a telecommunications facility designed as a false tree and the installation of associated equipment on property located in the C-2 Zone at 2124 Redondo Beach Boulevard. This project is Categorically Exempt from CEQA per Guidelines Section 15303 – New Construction. (Res. No. 22-081)

## **9. RESOLUTIONS**

## **10. COMMISSION AND STAFF ORAL COMMUNICATIONS**

## **11. ADJOURNMENT**

- 11A.** Adjournment of Planning Commission Meeting to Wednesday, February 1, 2023, at 6:30 p.m.