

Meeting Date: December 6, 2006 7:00 P.M.
City Council Chamber-Ninth Floor
One Manchester Boulevard

1. Pledge of Allegiance to the Flag.
2. Roll call of the Planning Commission.
3. Approval of the Minutes for the Meeting of November 1, 2006.
4. Communications from staff.
5. Public Comments Regarding Agenda Items. Persons wishing to address the Planning Commission on any item on the agenda, other than a public hearing, may do so at this time.
6. PUBLIC HEARINGS:
 - a. An advertised public hearing to consider a request by Tom Jageshar for Special Use Permit No. 1014 (SP-1014) to modify a previously approved 10-unit, two and one-half story condominium project on a 16,150 square-foot R-3 (Residential Multiple-family) zoned property at 222 West Spruce Avenue. The Planning Commission approved the ten-unit condominium project on April 5, 2006.
 - b. An advertised public hearing to consider a request by Charles James for Special Use Permit No. 1035 (SP-1035) to allow three, two-story attached residential condominium units on a 7,300 square-foot R-3 (Residential Multiple-family) zoned property at 637 East Manchester Drive.
 - c. An advertised public hearing to consider a request by Hamid Pournamdari for Special Use Permit No. 1036 (SP-1036) to allow the development of a 8,127 square-foot, two-story commercial/office building with 28 parking spaces on a 15,915 square-foot service station site on a C-2 (General Commercial) zoned property at 303 West Manchester Boulevard.
 - d. An advertised public hearing to consider a request by Jonathan Bustamante for Zone Change No. 123 (ZC-123) to change the zoning designation from C-2D (General Commercial) to R-4 (Multiple-family Residential) for a 5,500 square-foot property located at 117 South Fir Avenue.
7. Amendments to the Redevelopment Plan for the Merged Inglewood Redevelopment Project. Request for the Planning Commission to adopt a resolution which includes a determination that the proposed amendments to the Redevelopment Plan for the Merged Inglewood Redevelopment Project conform to the General Plan of the City of Inglewood. This agenda item was continued from the November 1, 2006 Planning Commission meeting.

8. An update by the Office of the City Attorney regarding legal alternatives available to the City to enforce maintenance, security and related site conditions that apply to the Marketplace at Hollywood Park Shopping Center at 3311-3561 West Century Boulevard.
9. Public Comments. Anyone wishing to address the Planning Commission on any matter not elsewhere considered on the agenda may do so at this time.
10. Commission Initiatives.
11. Adjournment.

In the event that the Planning Commission meeting of December 6, 2006 is not held, or is concluded prior to a public hearing or other agenda item being considered, the public hearing or non-public hearing agenda item will automatically be continued to the next regularly scheduled Planning Commission meeting.

NEXT COMMISSION RESOLUTION: NO. 1478
NEXT REGULAR COMMISSION MEETING: WEDNESDAY, JANUARY 3, 2007
7:00 P.M., CITY COUNCIL CHAMBER, INGLEWOOD CITY HALL
ONE MANCHESTER BOULEVARD