

**SUPPLEMENTAL
REPORT TO THE REGIONAL PLANNING COMMISSION**

DATE ISSUED: October 24, 2024

HEARING DATE: October 30, 2024 AGENDA ITEM: 6

PROJECT NUMBER: PRJ2022-004615

PROJECT NAME: South Bay Area Plan

PLAN NUMBER(S): General Plan Amendment No. RPPL2023004724
Zone Change No. RPPL2023004725
Advance Planning Project No. RPPL2022014508
Advance Planning Project No. RPPL2022014509
Environmental Assessment No. RPPL2022014512

SUPERVISORIAL DISTRICT: 2, 4

PROJECT LOCATION: South Bay Planning Area

PROJECT PLANNER: Thomas Dearborn, AICP, Senior Planner
Tdearborn@planning.lacounty.gov

The Final Program Environmental Impact Report (Final EIR), which addresses comments received during the public comment period, the California Environmental Quality Act Findings of Fact, and the Statement of Overriding Considerations (SOC) were made available to the public starting October 21, 2024 and are attached to this memo as Exhibit M.

Staff is recommending the following additional revisions to the West Carson Transit Oriented District (TOD) Specific Plan ordinance (Exhibit N):

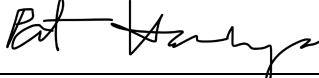
- Correct an omission and add 'Adult residential facilities' as a permitted use in the commercial zones and mixed-use zones for six or fewer individuals and allowed with a conditional use permit (CUP) for seven or more individuals.
- Technical corrections to Table 22.414.080-A (Principal and Accessory Regulations for Alpine Village Zone) to be more consistent with overall zoning code allowed uses language.
- Also in the Alpine Village Zone, add 'Moving van storage' and 'Truck sales, rental, and storage' as permitted uses requiring a CUP, as these clarifying additions are similar to the existing approved land use on the property.

Due to scheduling issues, the Airport Land Use Commission (ALUC) meeting will be recommended to be continued from October 30, 2024 to November 6, 2024. The Draft RPC resolution (Exhibit O) has been adjusted accordingly.

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RPPL2023004724, RPPL2023004725
RPPL2022014508, RPPL2022014509
RPPL2023005884

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Since October 17, 2024, five comment letters to the Project have been received and are attached as Exhibit P.

Report
Reviewed By: 
Patricia L. Hachiya, AICP, Supervising Planner

Report
Approved By: 
Connie Chung, AICP, Deputy Director

LIST OF ATTACHED EXHIBITS	
EXHIBIT M	SBAP Final PEIR with CEQA Findings and SOC
EXHIBIT N	Additional Staff Recommended Revisions
EXHIBIT O	Revised Draft Resolution to the Regional Planning Commission
EXHIBIT P	Additional Public Correspondence 10-24-2024