

**MINUTES  
INGLEWOOD PLANNING COMMISSION  
REGULAR MEETING  
WEDNESDAY, APRIL 3, 2013**

**(1) PLEDGE OF ALLEGIANCE:**

The City of Inglewood Planning Commission held its regular meeting on Wednesday, April 3, 2013, in the City Council Chambers, on the ninth floor, in City Hall. Following the Pledge of Allegiance, led by Commissioner Trejo, the meeting was called to order at 7:02 p.m.

**(2) ROLL CALL:**

The roll was called:

Present: Chairman George Dotson  
Commissioner Larry Springs  
Commissioner Richard Heath  
Commissioner Aide Trejo  
Commissioner Terry Coleman

Staff: Linda F. Tatum, AICP, Planning Manager  
Jeff Lewis, Assistant City Attorney  
Christopher E. Jackson, Sr., Senior Planner  
Mindy Wilcox, AICP, Senior Planner  
Eddy Ikemefuna, Planner II  
Laura Zingg, Planner  
Arturo Salazar, Assistant Planner  
Evangeline Lane, Acting Secretary

**(3) APPROVAL OF MINUTES:**

Commissioner Springs made a motion that was seconded by Commissioner Coleman to approve the Planning Commission meeting minutes for January 9, 2013 with correction on page 3, Motion, third line down, the word "four" was misspelled.

Commissioner Trejo made a motion that was seconded by Chairman Dotson to approve the Planning Commission meeting minutes for February 6, 2013.

These motions were carried by the following roll call vote:

Ayes: Commissioners Springs, Heath, Trejo, Coleman and Chairman Dotson.

Noes: None

**(4) COMMUNICATIONS:**

Ms. Linda Tatum, AICP, Planning Manager, stated:

- Staff has not received any written communications on any items on tonight's Agenda, however staff received a request for a 60-day date certain continuance of Item 6D to June 5, 2013, and at the Chairman's discretion, staff asked that the Planning Commission take an action on the request after staff Communications.

Inglewood Planning Commission Meeting Minutes  
April 3, 2013

- Staff is also noting the agendaized continuance of Item 6B which will be re-noticed, therefore, there is no need to vote for a continuance.

Chairman Dotson noted public that Item 6D, the application by Mr. Michael Stewart representing One Crenshaw, LLC, for Special Use Permit No. 1176 was pulled from the Agenda and will be held over to June 5, 2013, meeting.

Commissioner Springs asked if Item 6D could be moved to another date, since he will be out of town and would like to be at that Planning Commission meeting when this item is considered.

Ms. Tatum stated that this request is at the Planning Commissions' discretion, since it can be moved to any regularly scheduled Planning Commission meeting date.

Commissioner Coleman asked what is the next scheduled date for the month of July, 2013.

Ms. Tatum stated that July 3, 2013 is a regularly scheduled meeting date for the Planning Commission.

Chairman Dotson asked the applicant to address the Planning Commission.

Mr. Michael Stewart, representing One Crenshaw, LLC, stated that the applicant would like to have staff and community input regarding the landscaping plans. The extension would allow the applicant to fully vet the project with the community. He stated that he is aware that Commissioner Springs is very much interested in the project, but the applicant is requesting less than 90 days and if the Commission could give the applicant some discretion for less than 90 days.

Chairman Dotson asked if any other Commissioner has a problem with June 5, 2013.

Commissioner Coleman stated that he did not have a problem with the date but wanted to see if there is a way to assist Commissioner Springs by possibly having a special meeting date for this applicant as has been done on past projects.

Ms. Tatum stated that the date is at the discretion of the Planning Commission as long as the item is continued to a date certain.

Commissioner Heath stated that he is in agreement with Commissioner Springs in possibly waiting the full ninety days in order to have a full Planning Commission since this project covers a large property.

Chairman Dotson asked Commissioner Springs what date would be good for him as well as the applicant, and Wednesday June 12, 2013, was selected and agreed upon.

Chairman Dotson made a motion and was seconded by Commissioner Coleman that the Planning Commission will hold over Agenda Item 6D until June 12, 2013, for a Special Planning Commission meeting, date certain.

Commissioner Coleman asked does there need to be a motion with the announcement as to the location at this time of where the meeting will take place and Ms. Tatum stated that it will depend

upon the availability of the either the City Council Chambers or the Community Room and that there will be sufficient notification, mailings and postings as to the location of the Special Planning Commission meeting, even up to the night of the meeting.

The motion was carried by the following roll call vote:

Ayes: Commissioners Springs, Heath, Trejo, Coleman and Chairman Dotson.

Noes: None

Chairman Dotson noted that Agenda Item 6D has been held over until June 12, 2013, and will be held in either the City Council Chambers or downstairs in Community Room, but notification will be mailed to let them know exactly where prior to the meeting date.

He also stated that Agenda Item 6B has been pulled and will be re-noticed.

**(5) PUBLIC COMMENTS:**

- Mr. Damian Pipkin, Inglewood Employee and Los Angeles resident.
  - o His concern is the lack of a Density Bonus here in the City of Inglewood.
  - o High cost of housing in Southern California and that there is no rent control in Inglewood. Per some census data, a lot of the renters in the City of Inglewood pay as much as a monthly mortgage fee - from \$1,000.00 to \$1,499.00 a month, and at 9,424 households times \$1,000.00 times 12 months equals \$113,000,000.00 a month going towards rental fees alone and there are another 1,400 renters who pay up to \$1,500.00 a month or more towards rent equaling hundreds of millions of dollars yearly that is going towards rental properties.

**(6a) SPECIAL USE PERMIT NO. 1165 (SP-1165) 716-724 NORTH LA BREA AVENUE:**

A continued public hearing to consider an application by Wonag Haile Michael for Special Use Permit No. 1165 (SP-1165) to allow shared parking for infrequent users for a private club/events center on the second floor of an existing shopping center on C-2 (General Commercial) zoned property located at 716-724 North La Brea Avenue.

Mr. Arturo Salazar, Assistant Planner, made the staff presentation.

Commissioner Coleman asked about a letter the applicant forwarded to staff on Tuesday, April 2, 2013, if the letter had been verified to be genuine from the property owners.

Mr. Salazar stated that only one of the two property owners had signed the letter. Therefore there has been no verification of the parking that the letter describes.

Commissioner Coleman asked whether all property owners would need to sign-off on any paperwork submitted.

Mr. Salazar stated that all property owners' signatures would have to be on the letter.

Commissioner Springs asked about the location of the property in the letter.

Mr. Salazar stated that it is located at 742 North La Brea Avenue.

Commissioner Springs asked about the distance between the subject property and the parking.

Mr. Salazar stated that it is located either just north of the subject site at 742 North La Brea and that he has not had an opportunity to do a site to investigation.

Chairman Dotson stated that in order for the Planning Commission to make a determination it would be important to have staff conduct its investigation and prepare findings.

Ms. Tatum stated that if the Planning Commission plans on taking an action on this item tonight it could only be based upon the information in the staff report which speaks to the property that is across the street which has been researched and verified by staff and not based upon the content of the letter that was received today since staff has not had an opportunity to verify its claims and property owners signatures. She also suggested that if Planning Commission would like to continue the item to allow staff the opportunity to research and verify what is included in the letter which would mean ensuring that the property meets the zoning code regulations and also the hours of operation regarding the shared parking along with having the applicant provide all of the required information including the property owners signatures and then present it to the Commission at that time is an available option.

Commissioner Coleman asked would it include the distance from the applicants place of business.

Ms. Tatum stated that is correct. However, because it is located within the 700 block that it will need to meet the distance requirement and all other appropriate requirements like the parking would need to be available during the hours of operation that the event center is open and they would need to have enough parking so that there will be no conflict between both of the two uses.

Commissioner Trejo stated that it would impossible to make a true and informed decision the Planning Commission would need to have all of the information.

Chairman Dotson stated that in order to fair to the applicant the Commission can continue this item.

Commissioner Trejo stated that she agrees to the continuance but that it should be the last continuance since the applicant has had several continuances and still has not brought forward all of the information in order to make a determination.

**MOTION:**

Chairman Dotson made a motion to continue Item 6A, to allow staff to meet with the applicant and verify the latest information received along with parking requirement regulations

to the May 1, 2013, Planning Commission meeting and this be designated as the final continuance; the motion was seconded by Commissioner Heath.

The motion was carried by the following roll call vote:

Ayes: Commissioners Springs, Heath, Trejo, Coleman and  
Chairman Dotson

Noes: None.

**(6c) SPECIAL USE PERMIT NO. 1175 (SP-1175) 413 AND 417 NORTH  
MARKET STREET.**

A public hearing to consider an application by Steven Stapakis, for Special Use Permit No. 1175 (SP-1175) to allow a 12-unit condominium project on a 18,979 square-foot R-3 (Multiple-family residential) zoned property located at 413 and 417 North Market Street.

Ms. Laura Zingg, Planner, made the staff presentation.

Commissioner Trejo stated that the staff report indicates that the Planning Commission approved this project in 2006 but the tentative map was not approved by the City Council. She wanted to know if the City Council did not like the project or just decided not to act on it.

Ms. Zingg stated that she did not know the reason the City Council did not act on the request.

Mr. Christopher Jackson, Sr., stated that the project was considered during the housing crisis and as a result funding it was difficult to finance condominium projects.

Commissioner Coleman asked about the CC&Rs on page four of the staff report and stated his concern with a small number of units dates to the not so distant history in the City of Inglewood when the units in the Peppercourt area were built they started with an homeowners association but over time the tenants stopped paying their homeowners association dues, the monies were lost and never paid and the properties were not maintained by the occupants and there was no recourse for the Planning Commission. He feels that once this project is completed and if the homeowners stop participating with their homeowners association dues will the Planning Commission have someone in the CC&R in place to keep the tenants in right standing.

Ms. Zingg stated that the applicant could answer this question.

Chairman Dotson opened the public hearing and asked the applicant to address the Planning Commission.

Mr. David Parker, Architect on the project, came forward and stated that Mr. Stapakis was out of town and has worked with him for the past 16 years. He stated that in 2006 this project was approved and although the economy at that time caused the project to be put on hold, Mr. Stapakis has since revived the development and is very enthusiastic about its success. Mr. Stapakis has similar high quality projects throughout the Southern California area including one property in Downey, ten properties in the Gardena area as well as Orange County and each one has maintained itself over these years.

Inglewood Planning Commission Meeting Minutes  
April 3, 2013

Commissioner Coleman stated that his question is still regarding the CC&R and will Mr. Stapakis have someone in place to maintain them at the property.

Mr. Parker stated that for these smaller projects he sets up a management company to maintain the properties. He has a seven unit project in the Los Alamitos area and is similar in style as this property and I don't have the information as to what mechanism he uses to ensure that things are maintained but he is sure that it is something that Mr. Stapakis does care about it.

Ms. Tatum stated that she could speak to it generally because as it was earlier expressed by the planner Ms. Zingg the notion because these properties are being developed as a condominium the intent is that they be sold individually and the common areas are all shared between the tenants and are maintained by the monthly fees given to the homeowners association and the purpose of those fees are to take care of long term maintenance of the common areas and because the City is not a party to those CC&Rs it is completely up to the homeowners association to maintain the property and to the extent that they do not maintain those properties the powers that are available to the City would be to site them for a violation through the Code Enforcement just as with a single family residence as well as an apartment complex and those violation would be upon the entire homeowners association. The same remedies that the City would have for any other project the City would have available for this project.

Commissioner Coleman stated that one of the things that he is concerned about is when the recession took effect some of the owners of the condominiums in the City started renting them out to a third party and some of who could care less about the upkeep and maintenance of the homeowners association fees and just wanted to make sure this does not happen again.

Commissioner Heath asked about the driveway drawn on the plans with regards to what the Inglewood Municipal zoning code requires which is 24 feet across and yet Mr. Parker had drawn it to 26 feet across and asked why.

Mr. Parker stated that it was the requirement of the Fire Department.

Commissioner Heath stated that here once again a developer has gone to the Fire Department for consultation only to have been directed to increase the Fire Departments footprint. Commissioner Heath also asked Chairman Dotson if there is a possibility in the future to have Inglewood's Zoning codes to match exactly with what the Fire Departments Zoning codes and Building qualifications are in order to not encroach upon the property owners new development.

Commissioner Springs stated that he does not see where the common areas on the property and he does not see where an area is developed or set aside for maybe a spa or barbeque area something to that affect. Is there any consideration for setting up something similar to that. He also asked if there is an association on the property are they there mainly for the maintenance of the landscaping on the outside of the property only and no recreational facility or exercise area or anything else.

Inglewood Planning Commission Meeting Minutes  
April 3, 2013

Mr. Parker stated that the association would definitely take care of more than just the landscaping of the outside of the property but also inside the courtyard and common areas also. He stated that there is some room at the rear of the property for other amenities and he was not sure but he believes that Mr. Stapakis would be interested in a spa or not and would be interested in other amenities that the Planning Commission would be like and if need be make it a condition of approval.

Chairman Dotson stated that a barbecue grill area would be better for adding cost to the contractor and a spa would have to be maintained and could be costly in the long run.

Mr. Parker stated that he is sure that Mr. Stapakis would be willing to work with Planning Commission regarding anything reasonable.

Commissioner Trejo asks if she could make a statement about this project. She states that she was on the Planning Commission in 2006 and in looking at this project once again does not find it appealing. She stated that one of the concerns from the Planning Staff at that time was if the two end units that face Market Street could look more like single family dwellings and more inviting and if there could be a separation between the two complexes with some landscaping and possibly a physical change in the entry ways into the garages show no individual flair about them. She stated that Inglewood deserves nicer more warm and pleasant buildings that what is presently being built. Landscaped islands and or planters between the garages would be an added change.

Mr. Parker stated that he was glad to hear this and possibly the two units could be changed with landscaping façade to look like they are facing Market Street is an easy fix.

Commissioner Trejo asked if he was speaking of landscaping treatments only or physically turning the dwellings around not just architectural elements.

Mr. Parker stated that definitely it could be more than just architectural elements.

Commissioner Trejo stated that if the properties could be redesigned to be more appealing the concern about the tenants enjoying living there and maintaining its unique design and a more welcoming design would be more acceptable. She asked would it be possible to continue this item in order for the architect time to come up with a more appealing concept so that the project is given a chance to be approved.

Chairman Dotson asked if there was anyone present to speak for or against this project.

FOR:

- Mr. Bill Releford - 130 South Market Street - Non-Profit Organization in Inglewood for the sole purpose of getting developers at the start of projects in the City of Inglewood to commit to the hire of local and small contractors in the City.

AGAINST:

- Ms. Maxine Toller - Inglewood Resident - Stated that if there could be a re-design of the project and also if the Planning

Inglewood Planning Commission Meeting Minutes  
April 3, 2013

Commission would ensure that there would be a color coordination of the project to the local buildings in the area.

- Marie Scott - Inglewood Resident feels that the project should not be allowed. Stated that several years back at the same location there was another developer which wanted to build at that site but could not. Just feels this is a bad idea.
- Mr. Ashraf Birij - Developer who attempted to build at 450 North Market in the past and was told that he could not build due to a fault underground. He feels that this is not a good project to attempt to build at this location.

Chairman Dotson closed the public hearing and asked for staff recommendations.

Ms. Tatum gave the staff recommendation.

Chairman Dotson stated that he wanted to address the question about paint colors of buildings in the City of Inglewood and are there regulations or standards.

Ms. Tatum there is nothing in the zoning code that regulate paint colors however during the site plan review process staff can recommend a paint pallet that is compatible to the adjacent properties.

**MOTION:**

Chairman Dotson wants to continue this public hearing and the Tentative Tract Map No. 65357 for 60 days to the next regularly scheduled Planning Commission meeting of June 5, 2013 in order for the architect to give a different and more inviting design and rendering along with plans and this was seconded by Commissioner Heath.

Commissioner Springs ask if the Commission could request a better design regarding the amenities to the outdoor areas for the homeowners as far as some form of recreation and possibly something of better quality than what is presently being offered since there will be a homeowners association in charge.

The motion was carried by the following roll call vote:

Ayes: Commissioners Springs, Heath, Trejo, Coleman and Chairman Dotson

Noes: None

Ms. Tatum explained the appeals process.

**(6e) SPECIAL USE PERMIT NO. 1177 (SP-1177) 3000 WEST CENTURY BOULEVARD.**

A public hearing to consider an application by Robert Grosse, representing WSS Shoe Store, for Special Use Permit No. 1177 (SP-1177) to allow a previous gas station site to be developed with a 14,170 square-foot single-story single-tenant building on an approximately 40,398 square-foot C-2 (General Commercial) zoned property located at 3000 West Century Boulevard.

Ms. Laura Zingg, Planner, made the staff presentation.

Inglewood Planning Commission Meeting Minutes  
April 3, 2013

Commissioner Heath stated that the site has a lot of debris on a daily and weekly basis and this new design eliminate trash at this corner.

Ms. Zingg stated that there is an enhanced landscape border and walking path, with some drought tolerant plant materials, and lots of color.

Commissioner Coleman made note of debris at this corner adjacent to the 99¢ store and offered to the Commission a maintenance czar who will be the 24/7 contact person when there is a need to reach someone to clear away the debris and trash on the new building site.

Ms. Zingg stated that the applicant was present and possibly they could answer that question much more efficiently.

Chairman Dotson opened the public hearing and asked the applicant to come to the microphone and address the Planning Commission.

Mr. Robert Gross, Project Manager of WSS and Mr. Willie Argueta, Manager of Local WSS Shoe Source Store came forward.

Chairman Dotson stated that possibly Mr. Argueta can answer Commissioner Coleman's question regarding the 24/7 contact person that will be available to receive phone calls and to ensure that the trash will be taken care of immediately.

Mr. Argueta stated that with the new location will have a staffing of 22 total personnel and one of the tasks of each of the personnel there will be that each employee will during business hours take the time to go outside to pick up and police the area for debris and trash that accumulates on the site. Presently at our current location across the street that is what takes place now.

Commissioner Heath asked if Mr. Argueta will specifically address Commissioner Coleman's request regarding a point of contact for clearing the site.

Mr. Argueta stated that there will be a security officer at the site who can go out every three hours and police the parking lot and surrounding area to pick up the debris that has accumulated throughout the day. In the evening, during store recovery one of the tasks is to clear the parking lot.

Chairman Dotson stated that he wanted him to supply a phone number and a name of the individual that would be responsible for making sure that the parking lot, the surrounding area and both corners are clean of debris and trash.

Chairman Dotson stated that it will be put in as a condition.

Commissioner Springs asked about the present building that they are occupying if that building is a lease or do they own the building.

Mr. Argueta stated that there is a lease and at the end of the year the lease will conclude and the site is too small for us now. The location across the street will allow us to double our building size and also allow us to increase our staffing from 14 to 22 employees.

Mr. Argueta also wanted to thank the Planning Staff for all of their assistance with this project and to especially stay in the City of Inglewood.

Chairman Dotson stated so noted. Chairman Dotson asked if there was anyone present to speak for or against this project.

There was none.

Chairman Dotson closed the public hearing and asked for staff recommendations.

Ms. Tatum gave the staff recommendation.

Chairman Dotson asked for a motion.

**MOTION:**

Commissioner Trejo move to adopt Negative Declaration EA-ND-2013-09 and adopt the attached Resolution No. 1673 approving SP-1177 subject to the nine conditions but expanding on condition number six to require removal of trash and debris on a scheduled bases every three hours and the name of an onsite manager and phone number be submitted to the Planning Division to be contacted if the property is not maintained and was seconded by Chairman Dotson that Resolution No. 1673;

A RESOLUTION OF THE CITY PLANNING  
COMMISSION OF THE CITY OF INGLEWOOD  
CALIFORNIA, APPROVING A CERTAIN SPECIAL  
USE PERMIT TO ALLOW A PREVIOUS GAS  
STATION SITE TO BE DEVELOPED WITH A  
14,170 SQUARE-FOOT SINGLE-STORY,  
SINGLE-TENANT BUILDING ON AN  
APPROXIMATELY 40,398 SQUARE-FOOT C-2  
(GENERAL COMMERCIAL) AND P-1  
(AUTOMOBILE PARKING) ZONED PROPERTY  
LOCATED AT 3000 WEST CENTURY BOULEVARD.

be approved.

The motion was carried by the following roll call vote:

Ayes: Commissioners Springs, Heath, Trejo, Coleman and  
Chairman Dotson

Noes: None

Ms. Tatum explained the appeals process.

**(8) AFFORDABLE HOUSING DENSITY BONUS AMENDMENT OVERVIEW.**

Overview of considerations regarding an affordable housing density bonus code amendment.

Ms. Tatum stated that Ms. Mindy Wilcox, Senior Planner gave the staffs presentation.

Chairman Dotson asked if there were any questions for staff.

Commissioner Trejo stated that her understanding is that the menu would include the listed incentives.

Ms. Wilcox stated that right now the listed incentives are typically included in affordable housing density bonus ordinances and we are just weighing them out as options.

Commission Trejo asked how does it actually work when a developer comes to want to build does the staff say the developer gets to pick from the agreed upon options.

Ms. Wilcox stated that the developer could build up to 10 units by right on their site and they would be able to receive a density bonus of say 30 percent so that they would be able to build 13 units and in addition to the bonus the developer would be able to choose three incentives. Thereby if there is a menu of incentives the developer could choose up to say three from the list such as height increases from 10 to 15 percent, set back reductions of 25 percent, etc.

Commissioner Trejo asked that if something that the developer would have in mind for their incentive but it is not on our list then the developer could not use there's, they would have to pick from our listing.

Ms. Wilcox stated that it depends and how the ordinance is crafted if it allows some leeway for additional consideration because the purpose of the incentive is to allow those bonus units to be accommodated on the site so if none of the incentives are enough to accommodate those additional units then additional or different incentives could be used.

Commissioner Trejo asked would this then make it easier.

Ms. Wilcox stated it would allow a more streamline process if a project can choose from a menu of incentives offered.

Ms. Tatum as Ms. Wilcox has stated staffs intent is to direct and lead the developer when they come into the City to use and work from our menu of listing of incentives since the menu would already have been vetted through the Planning Commission and the City Council and it gives us the opportunity to have them utilize incentives that work for the this community and in our favor.

Chairman Dotson asked with regards to this affordable housing and low income housing is it state wide or is it just restricted to Inglewood and Compton.

Ms. Tatum that is correct every City is required to have this. At present Inglewood does not have our own ordinance once again the City just has to respond to what developers propose and the City does not have an option to say no because it is a state requirement.

Chairman Dotson asked about setbacks and will the City start building dangerously close upon the streets or sidewalks.

Ms. Tatum stated no staff would ever allow anything that would involve a safety issue but per the menu incentives we might entertain the reducing of a setback requirement but nothing that involved a safety hazard.

Chairman Dotson asked if there were any more questions for staff and there were none.

**(9) PUBLIC COMMENTS:**

Chairman Dotson asked if there was anyone else who wished to address the commission.

- Mr. David Pipkins, Inglewood Employee and Los Angeles resident.
  - Density Bonus, and he looked online this afternoon and found that there are 57 homes available for purchase in the City of Inglewood and yet there are close to 10,000 renters in the City of Inglewood who pay the cost of a mortgage in rental fees because there is a lack of rent control here in the City.
- Ms. Maxine Toller, Inglewood Resident.
  - Investigation to the code violations at the Shell Gas Station which was spoken of last month by Chairman Dotson and was wondering what was the outcome of the investigation.
  - Unable to locate the Planning Commission Agenda page on the City's website prior to the meeting so that she could share it with her block club.

**(10) PLANNING COMMISSION INITIATIVES:**

Commissioner Springs:

- Is there any way that trees in the City can be removed from in front of a business.

Ms. Tatum stated that a tree can be removed if it is damaging the City sidewalk or in growing disrupts the walkway. It is coordinated through both Public Works and the Parks Department.

Commissioner Heath:

- Please look into the repair of the P.A. system in the City Council chambers. The public has a right to clearly hear what is being presented so can there be a collection taken up to assist in the this.
- Congratulations to Chairman Dotson on the possible nomination to serving in a higher capacity for this great City of Inglewood.

Commissioner Coleman:

- New Dollar Store on La Brea Avenue. Is there a way the Planning Commission can be notified about these new projects that come into the City.
- 11600 South Crenshaw Boulevard. Auto repair being conducted on the premises and in the garage by the tenant and has tow trucks lined down the street waiting for an opportunity to drop off cars for repair. Photos taken to give to code enforcement.

Ms. Tatum stated that she will inform code enforcement.

Commissioner Trejo:

- Any knowledge about what is happening at Arbor Vitae and Aviation Boulevard where the school was has been demolished.

Ms Tatum stated that Mr. Christopher Jackson looked into it.

Mr. Jackson stated that investigation was done. The site is owned by Hertz Car Rental. There was a Demolition permit was

Inglewood Planning Commission Meeting Minutes  
April 3, 2013

pulled. The school use was relocated. There is no other development proposal at this point. It is a case in progress.

Chairman Dotson:

- Update on Shell Gas Station.

Ms. Tatum stated that she contacted Code Enforcement and they have been sited various times and Code Enforcement is working towards correcting the signage.

- Home Depot - 11th Avenue exit. The traffic situation is horrific. The left turn lanes from 11th Avenue onto Century Boulevard only allows maybe two or three cars max due to the pedestrian traffic on Century Boulevard.

Ms. Tatum stated that she will talk with the Public Works department regarding looking into this situation.

**(11) ADJOURNMENT:**

There being no further business Chairman Dotson declared this meeting adjourned at 8:36 p.m.

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Evangeline Lane, Acting Secretary  
City Planning Commission  
Inglewood, California

Approved this 12th Day  
of June, 2013

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Chairman George Dotson  
City Planning Commission