



COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT  
PLANNING DIVISION  
24300 NARBONNE AVENUE  
LOMITA, CA 90717

**PLANNING COMMISSION  
NOTICE OF PUBLIC HEARING**

The Lomita Planning Commission will hold a public hearing at 6:00 p.m. or as soon thereafter as the matter may be heard on Monday, February 13, 2023, to consider the following:

**MINOR CONDITIONAL USE PERMIT NO. 1 & SITE PLAN REVIEW NO. 1217: A REQUEST FOR A MINOR CONDITIONAL USE PERMIT TO ALLOW FOR SHARED PARKING LOCATED AT 2159-2169 PACIFIC COAST HIGHWAY, 2177 PACIFIC COAST HIGHWAY, 25622-25656 NARBONNE AVENUE & 25636 NARBONNE AVENUE, AND A SITE PLAN REVIEW FOR A ONE-STORY COMMERCIAL BUILDING CONSISTING OF 3,851 SQUARE FEET OF COMMERCIAL SPACE LOCATED AT 2177 PACIFIC COAST HIGHWAY IN THE COMMERCIAL RETAIL (C-R) ZONE AND CONFIRM THE CATEGORICAL EXEMPTION. FILED BY MICHAEL TSENG, 17911 VON KARMAN AVE., IRVINE, CA 92614 (APPLICANT)**

**MINOR CONDITIONAL USE PERMIT NO. 2 & SITE PLAN REVIEW NO. 1218: A REQUEST FOR A MINOR CONDITIONAL USE PERMIT TO ALLOW FOR REDUCED PARKING AND A SITE PLAN REVIEW FOR A 719-SQUARE-FOOT OUTDOOR DINING CANOPY LOCATED AT 24516 NARBONNE AVENUE, STE. 100, LOMITA, CA 90717 IN THE DOWNTOWN COMMERCIAL (D-C) ZONE AND CONFIRM THE CATEGORICAL EXEMPTION. FILED BY BOB LAKE, 24516 NARBONNE AVENUE, STE. 100, LOMITA, CA 90717 (APPLICANT)**

The public hearing will take place in the Council Chambers at Lomita City Hall, 24300 Narbonne Avenue, and via teleconference at <https://us06web.zoom.us/j/81710890916> or by calling (669) 900-6833 and entering Zoom meeting ID: 817 1089 0916. The public may also submit comments via email to [l.abbott@lomitacity.com](mailto:l.abbott@lomitacity.com) prior to 5:00 p.m. on Monday, February 13, 2023. All comments will be read into the record.

For more information about this project, please contact Associate Planner Laura MacMorran between the hours of 7:30 a.m. and 5:30 p.m., Monday through Thursday, and 8:00 a.m. to 5:00 p.m. on alternating Fridays at (310) 325-7110, ext. 120.

If you challenge the decision of the City Council in court, you may be limited to raising only those issues that were raised at this public hearing or in written correspondence delivered to the City Council at or before the hearing.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Office of the City Clerk at (310) 325-7110 at least 72 hours prior to the meeting.

February 2, 2023  
Date

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Laura MacMorran  
Associate Planner

***NOTE: Individual items may be continued to another meeting date. Please contact the Community & Economic Development Department office before the hearing date to be sure these items will be presented at this hearing.***