



**CITY OF LAWNDALE**  
AGENDA OF THE LAWNDALE  
PLANNING COMMISSION  
REGULAR MEETING

Wednesday, April 23, 2025, 6:30 PM  
Council Chambers  
14717 Burin Ave  
Lawndale, CA 90260

Members of the public may provide their comments when the public comment sections of the meeting are opened. Anyone unable to attend the meeting may submit their public comment by email to [agutierrez@lawndalecity.org](mailto:agutierrez@lawndalecity.org). Submit your written comments to the Community Development Department by 5:30 p.m. the day of the meeting. Electronic, or written, comments must identify the Agenda Item Number in the comment letter or the subject line of the email. The public comment period will close once the public hearing time for the agenda item has concluded. The comments will be entered into the record and provided to the Commission. All comments should be a maximum of 500 words, which corresponds to approximately 3 minutes of speaking time.

Copies of this Agenda Packet may be obtained prior to the meeting by written request or on the [City Website](#). Interested parties may contact the Community Development Department at (310) 973-3230 for clarification regarding individual agenda items.

*This Agenda is subject to revision up to 72 hours before the meeting.*

#### **A. CALL TO ORDER**

#### **B. ROLL CALL**

#### **C. PLEDGE OF ALLEGIANCE**

#### **D. CONSENT CALENDAR**

1. Minutes of the Lawndale Planning Commission Regular Meeting - April 9, 2025  
— Recommendation: that the Planning Commission approve the minutes.

#### **E. PUBLIC COMMENTS**

Members of the audience may address the Commission on matters of public interest, which pertain to the City and are not otherwise listed on the agenda. If you wish to speak, please step forward to the microphone, but not required, state your name and city of residence, and make your presentation. The maximum time for the presentation is 3 minutes.

#### **F. PUBLIC HEARINGS**

1. Case No. 25-07: A Request for the Planning Commission's Consideration to Amend a Previously Approved Set of Plans for Case No. 18-25. to Develop a Four-Unit Attached Condominium with a Common Driveway and Tuck-Under Parking Garage at the Property Addressed as 4604 W. 172nd Street  
— Recommendation: that the Planning Commission: 1.) conduct a public hearing for Case No. 25-07; 2.) find and determine that the requested amendments are exempt from the California Environmental Quality Act ("CEQA") pursuant to Section 15063(b)(3) of the CEQA Guidelines; 3.) consider the applicant's request for approval of Resolution No. 25-05 setting forth findings of fact relative to the submitted application which approves the amendments to a previously approved set of plans; and 4.) provide further direction to staff.

#### **G. REGULAR AGENDA**

None

## **H. ITEMS FROM THE DIRECTOR OF COMMUNITY DEVELOPMENT**

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## **I. ITEMS FROM THE PLANNING COMMISSION**

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## **J. ADJOURNMENT**

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The next regularly scheduled meeting of the Planning Commission will be held at 6:30 p.m. on Wednesday, May 14, 2025, in the City of Lawndale Council Chamber, 14717 Burin Avenue, Lawndale, CA 90260.

It is the intention of the City of Lawndale to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you need special assistance beyond what is normally provided, we will attempt to accommodate you in every reasonable manner. Please contact the Community Development Department (310) 973-3230 prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodation to attend or participate in meetings on a regular basis.

I hereby certify under penalty of perjury under the laws of the State of California that this Agenda for the regular meeting of the Planning Commission was posted not less than 72 hours prior to the meeting.

/s/ Adrian Gutierrez

Adrian Gutierrez,  
Administrative Assistant II

*Date Posted: April 18, 2025*