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Carson Drops Stadium Plan, Gears for 157-Acre, Mixed-Use Development

By [Amanda Paxson](#)

Last updated: May 25, 2005 08:17am

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CARSON, CA-In a unanimous 4-0 decision, plans to build an NFL stadium on a 157-acre landfill were axed by the Carson City Council. The site will instead inhabit a large mixed-use project spanning about one million sf.

Hopkins Real Estate Group and Lennar Homes are partnering to undertake development of the site, which will include a clean-up process spanning approximately two years. Once complete, a one-million-sf development is planned, with 200,000 sf of retail, 800 units of multifamily and a 300 room hotel.

"Economically, this plan works much better than if you drop a football stadium in the middle of that site," Stephen Hopkins, president and CEO of Hopkins Real Estate Group, tells Globest.com. "It takes the uncertainty away from retailers."

The development will sit between the I-110 and I-405 freeways and currently does not have any set groundbreaking date. But developers have had their eye on the site for its accessibility and the need for retail development in Carson.

"This is something that the City of Carson wants very badly. The council and staff are in sync and it's a developer's dream," Hopkins says.

Plans to build a NFL stadium at the location were complicated by the site's origins as a landfill. After cleanup, the completion date for the stadium would have been 2010, two years before the Coliseum at Anaheim is set to open its doors. In addition to the site in Carson, the NFL was considering Anaheim, the Coliseum and the Rose Bowl as the home for a professional football team.

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Sheldon Weisel Of Goulston & Storrs

"The industry needs to get better guidance from the government and from Homeland Security on the nature of the risks."

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