

MINUTES
OXNARD PLANNING COMMISSION
Thursday, October 17, 2024

A. ROLL CALL

1. At 6:00 pm the Oxnard Planning Commission convened in the Oxnard Chambers.
2. Chair Arruejo, Vice Chair Dr. Stewart, Commissioners Dr. Lopez, Nash, Schuelke, and Zielsdorf were present. and Commissioner Connelly was absent.
3. Staff members present were: Joe Pearson II, Planning & Environmental Services Manager; Jason Zaragoza, Deputy City Attorney III, and Christen Guzman, Administration Services Specialist.
4. Chair Arruejo presided and called the meeting to order.

B. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES

1. Commissioner Zielsdorf led the pledge of allegiance.

C. PUBLIC COMMENTS - On Items Not On The Agenda

1. None.

D. CONSENT AGENDA

1. APPROVAL OF MINUTES - September 5, 2024
2. APPROVAL OF MINUTES - September 19, 2024

MOTION:

Vice Chair Dr. Stewart moved and Commissioner Nash seconded the motion of approval for the consent agenda item D.1 and D.2.

MOTION VOTE:

Chair Arruejo, Vice Chair Dr. Stewart, Commissioners Dr. Lopez, Nash Zielsdorf, and Schuelke voted in favor. Commissioner Connelly was absent. The motion carried 6:0:1:0:0¹.

E. EX PARTE DECLARATIONS FOR PUBLIC HEARING ITEMS

1. None.

¹ In Favor: Against: Absent: Abstain: Recused

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Written materials relating to an item on this agenda that are distributed to the Planning Commission within 72 hours before the item is to be considered at its regularly scheduled meeting will be made available for public inspection at 214 South C Street, during customary business hours.

F. PUBLIC HEARING

1. **Project Name: Oxnard Sand Management Plan** - Planning and Zoning Permit No. 22-400-06 (Coastal Development Permit) - A request for a Coastal Development Permit to implement a Sand Management Plan for the coastal areas generally within the Oxnard Shores community. The project includes collecting wind-blown beach sand from beach access points, sidewalks, streets, and walkways and redepositing the sand back onto the beach at 13 locations. The project is exempt from environmental review pursuant to Section 15304 of the CEQA Guidelines. Filed by Brian Yanez, Assistant Public Works Director on behalf of the City of Oxnard.

City Staff: Joe Pearson II, Planning and Environmental Services Manager

Recommendation: That the Planning Commission:

- a. Find the Project to be Categorically Exempt from environmental review pursuant to the California Environmental Quality Act (CEQA) Guidelines Section 15304 (Class 4, Minor Alterations to Land); and
- b. Adopt Resolution 2024-XX approving Planning and Zoning Permit No. 22-400-06 (Coastal Development Permit), subject to certain findings and conditions.

Joe Pearson II, Planning and Environmental Services Manager provided the required Measure M pre-recorded presentation video outlining the request which was posted with the agenda: <https://youtu.be/KA08MOVqi10>

City Staff including: Joe Pearson, Planning & Environmental Services Manager, and Kenneth Rozell, Chief Assistant City Attorney were available for questions.

Joe Pearson gave a brief introduction of the project. He also explained to the commissioners that the item would be continued to a future meeting per the City Managers office.

The applicant, Brian Yanez, City of Oxnard Assistant Public Works Director, gave a brief overview of the project. Brian Yanez introduced Jamie Grundan, Senior Biologist and Jerry Hittleman, Senior Supervising Planner, with Rincon Consultants who presented the findings from a study they conducted. Questions were answered by Jamie Grundan, Jerry Hittleman, and Brian Yanez that were received by Vice Chair Dr. Stewart, Commissioners; Zielsdorf, Nash, Dr. Lopez, and Chair Arruejo regarding contamination testing of sand to be placed on the beach, role of the Coastal Commission, coordination with other jurisdictions, Changes to the sand management as a result of public comments, need for

Sand Management Plan, Biological Resources Assessment results, and ability to divide the project.

Chair Arruejo opened the public comments portion of the public hearing. The in person public speakers included; Walter Hagedohm, Stuart Howoritz, and Sarah Goldman. The online speakers included; Lorin Fife, Laura Johnson, and Deirdre Frank.

Brian Yanez, Assistant Director of Public Works, acknowledged the public's comments and questions. He also assured that he would further investigate and collaborate with planning staff to address all questions brought up by the public. Joe Pearson II also acknowledged the public's comments. Joe Pearson II clarified the intention of the proposed project.

Chair Arruejo closed the public comments portion of the public hearing.

Chair Arruejo allowed for the commissioners to vote to postpone the item to a date certain. Chair Arruejo moved into a quasi Committee of the whole to form a consensus on a date for continuance. Vice Chair Stewart, Dr. Lopez, and Commissioner Nash deliberated on the best date between December 5, 2024, December 16, 2024, or January 16, 2025, which then Chair Arruejo took a vote from the Commissioners to form a consensus. A consensus was formed to make a motion to continue the item until December 5, 2024, via the quasi committee of a whole.

MOTION:

Via the Quasi-Committee of the whole Chair Arruejo made a motion to postpone the item to a date certain, Planning Commission Meeting of December 5, 2024.

MOTION VOTE:

Chair Arruejo, Vice Chair Dr. Stewart, Commissioners Dr. Lopez, Schuelke and Zielsdorf voted in favor. Commissioner Connelly was absent. The motion carried 6:0:1:0:0²

G. STUDY SESSION/REPORTS

1. **Study Session: Update to the City of Oxnard, California Environmental Quality Act (CEQA) Threshold Guidelines** - Study session to discuss updates to the City of Oxnard CEQA guidelines used to provide direction regarding how to carry out the CEQA environmental review process and what constitutes a significant environmental impact for projects in Oxnard.

² In Favor: Against: Absent: Abstain: Recused

City Staff: Kathleen Mallory, AICP, Long Range Planning and Sustainability Manager, Heather Davis, Project Planner Recommendation: That the Planning Commission conduct a study session on the Draft updated CEQA Threshold Guidelines.

Kathleen Mallory, AICP, Long Range Planning and Sustainability Manager, John Muggridge of Fehr Peers, George Dix of Rincon Consultants, and Heather Davis of Rincon Consultants gave a brief overview of the project.

Vice Chair Dr. Stewart, Commissioner Nash and Chair Arruejo asked questions to Kathleen Mallory regarding Traffic LOS standards, cumulative impacts, correlation between VMT and number of parking spaces, and NEPA requirements. Joe Pearson II clarified details relating to the study session item. Chair Arruejo that any and all questions be submitted to the planning staff by the end of October.

Chair Arruejo opened the public comments portion of the public hearing.

Chair Arruejo closed the public comments portion of the public hearing

The item concluded.

H. PLANNING COMMISSION BUSINESS

1. Commissioner Nash requested for the City of Oxnard to provide laptops for the Planning Commissioners in order to view the agenda virtually during the meeting.
2. Chair Arruejo explained in-depth the quasi committee of the whole.
3. Chair Arruejo also thanked the staff and commended the professionalism of the commissioners. He recognized and thanked the public input as well.

I. COMMUNITY DEVELOPMENT STAFF UPDATES

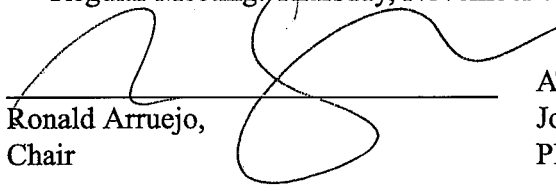
1. Joe Pearson II informed the Planning Commission of the Wireless Permit and CEQA Guidelines to be presented at the upcoming meeting November 7, 2024.

J. ADJOURNMENT

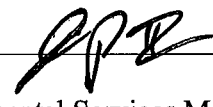
1. At 8:19 p.m., the Planning Commission concurred to adjourn.

FUTURE MEETINGS

Regular Meeting: Thursday, November 7, 2024, 6:00 p.m, Oxnard Chambers



Ronald Arruejo,
Chair

ATTEST 

Joe Pearson II, AICP
Planning & Environmental Services Manager