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AGENDA
September 25, 2007
OXNARD CITY COUNCIL
OXNARD COMMUNITY DEVELOPMENT COMMISSION
*OXNARD HOUSING AUTHORITY
Regular Meetings
6:00 P.M. Closed Session
7:00 P.M. Regular Meeting
City Council Chambers, 305 West Third Street, Oxnard

- A. ROLL CALL/POSTING OF AGENDA
RECOMMENDATION: *The Oxnard Housing Authority will not meet because there are no items requiring consideration on this date.
- B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS
RECOMMENDATION: At this time, a person may address the legislative body only on matters appearing on the closed session agenda. The presiding officer shall limit public comments to three minutes.
- C. CLOSED SESSION (See Page 5 for description of closed session items)
- D. OPENING CEREMONIES 7:00 P.M.
RECOMMENDATION: Pledge of allegiance to the flag of the United States.
- E. CEREMONIAL CALENDAR
1. SUBJECT: Presentation of a Proclamation Designating September 29 - 30, 2007, as "Relay for Life Days."
 2. SUBJECT: Presentation of Employee of the Year.

- F. **PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA (30 Minutes)**
RECOMMENDATION: At this time, the legislative body will consider public comments for a maximum of thirty minutes. A person may address the legislative body only on matters not appearing on the agenda and within the subject matter jurisdiction of the legislative body. A person not able to address the legislative body at this time because the thirty minutes expires may do so just prior to adjournment of the meeting. The legislative body cannot enter into a detailed discussion or take any action on any items presented during public comments at this time. Such items may only be referred to the City Manager/Executive Director/Secretary for administrative action or scheduled on a subsequent agenda for discussion. Persons wishing to speak on public hearing items should do so at the time of the hearing. The presiding officer shall limit public comments to three minutes.
- G. **REVIEW OF INFORMATION/CONSENT AGENDA**
RECOMMENDATION: The members of the legislative body will consider whether to remove Information/Consent Agenda items for discussion later during the meeting.
- H. **PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDA**
RECOMMENDATION: At this time, a person may address the legislative body only on matters appearing on the information/consent agenda. The presiding officer shall limit public comments to three minutes.
- I. **INFORMATION/CONSENT AGENDA**

City Manager Department

1. **SUBJECT:** Neighborhood Council and Inter-Neighborhood Council Forum (INCF) Bylaws Revisions. (001) **RECOMMENDATION:** Adopt Resolution No. 13,353 approving revised bylaws for the Neighborhood Councils and the INCF as recommended by the INCF.
Contact Person: Donna Helms Phone: 385-7433
Legislative Body: CC

Document: View Item - PDF [96.1KB]

2. **SUBJECT:** Transportation Development Act (TDA) Local Transportation Fund (LTF) Allocations for Fiscal Year (FY) 2007/08. (003) **RECOMMENDATION:** (1) Adopt

Resolution No. 13,354 approving the submittal of a claim with the Ventura County Transportation Commission for allocation of TDA funds as follows: (a) Gold Coast Transit (GCT) to receive \$3,987,397 of the City's Article 4 LTF allocation for FY 2007/08 to support and develop the public transportation system in Ventura County; (b) The City's transit services program to receive \$500,000 of Article 8c LTF funding for its operations; (c) Ventura Intercity Transit Authority (VISTA) to receive \$98,525 (\$52,755 for the VISTA Highway 101 corridor service, and \$45,770 for the VISTA Conejo Connection service) of the City's Article 4 LTF allocation for FY 2007/08; (d) Use of \$2,689,881 from the City's LTF balance to be utilized for streets and roads purposes (Article 8a); (2) Approve a special budget appropriation to recognize TDA revenue of \$545,815 and appropriate \$1,172,584 of TDA funds to the Street Maintenance Account for various street projects and \$220,000 to Street Maintenance Shop and Field Account for asphalt; and (3) Approve a special budget appropriation in the amount of \$135,000 from the Air-Pollution Buy Down fund balance to be paid to Gold Coast Transit for the provision of transit services.

Contact Person: Martin Erickson Phone: 385-7870

Legislative Body: CC

Document: [View Item - PDF \[154 KB\]](#)

Community Development Department

3. SUBJECT: Affordable Housing and Loan Agreement with Habitat for Humanity of Ventura County ("Habitat for Humanity"). (009) RECOMMENDATION: (1) Approve and authorize the Chairman to execute an Affordable Housing and Loan Agreement (A-6940) with Habitat for Humanity in the amount of \$760,000 to provide a loan for the purchase of property at 5230 Cypress Road for the development of affordable housing; and (2) Approve the appropriation of funds in the amount of \$760,000 from the Housing Set-Aside Fund Balance to a new project, "CDC Loan/5230 Cypress Road," from which a loan will be provided to Habitat for Humanity. Contact Person: Brian D. Pendleton Phone: 385-7407

Legislative Body: CDC

Document: [View Item - PDF \[73.3 KB\]](#)

Development Services Department

4. SUBJECT: Ordinance No. 2751, Approving Planning and Zoning Permit No. 06-570-8 (Zone Change), to Change the Zone District for Property Located at the Southwest Corner of Statham Boulevard and Oxnard Boulevard, also known as 2200 Statham Boulevard

(APN 220-0-010-325), from Limited Manufacturing (M-L) to Business and Research Park (BRP). (013) RECOMMENDATION: Second reading and adoption. Contact Person: Linda Windsor Phone: 385-7849
Legislative Body: CC

Document: View Item - PDF [79.7 KB]

Finance Department

5. SUBJECT: City of Oxnard Consolidated Annual Performance and Evaluation Report (CAPER) for the Fiscal Year (FY) 2006-2007. (017) RECOMMENDATION: Accept the City of Oxnard's CAPER for FY 2006-2007. Contact Person: Norma Owens Phone: 385-7477
Legislative Body: CC

Document: View Item - PDF [71.1 KB]

Public Works Department

6. SUBJECT: Ordinance No. 2752, Establishing Fees and Charges for the Provision of Water Service to the former Ocean View Municipal Water District Service Area. (019) RECOMMENDATION: Second reading and adoption. Contact Person: Anthony Emmert Phone: 385-8111
Legislative Body: CC

Document: View Item - PDF [233 KB]

7. SUBJECT: PW06-18 Cabrillo Neighborhood Resurfacing Project. (027) RECOMMENDATION: Approve Project Specification No. PW06-18 for pavement resurfacing, sidewalk, curb and gutter repair, and replacing street name signs throughout the Cabrillo Neighborhood located in the northwestern portion of the City bounded by Gonzales Road, Ventura Road, Doris Avenue, and Patterson Road. Contact Person: Raymond Williams Phone: 385-7902
Legislative Body: CC

Document: View Item - PDF [283 KB]

8. SUBJECT: PW07-01 Blending Station No. 1 South Yard Administration Building Improvement. (031) RECOMMENDATION: Approve Project Specification No. PW 07-01 for the Blending Station No. 1 South Yard Administration Building Improvement Project at 251 South Hayes Avenue. Contact Person: Lou Balderrama Phone: 385-7839
Legislative Body: CC

Document: View Item - PDF [291 KB]

9. SUBJECT: Financial Assistance for Property Owners in Septic to Sewer Conversion Project Areas. (037) RECOMMENDATION: (1) Approve a plan (Plan) for deferred payment by property owners within the Citywide Septic Conversion Project area of City fees and charges to abandon private septic systems and connect to the City wastewater collection system; (2) Approve a special budget appropriation in the amount of \$110,000 to City Account No. 631-xxxx-697-8362 (Project No. 056101) to advance funds to cover permit fees also deferred under the Plan. Contact Person: Anthony Emmert Phone: 385-8111
Legislative Body: CC

Document: View Item - PDF [322 KB]

ACTION of Information/Consent: Approved as recommended (Herrera/Zaragoza) With Holden and Maulhardt absent. Flynn voted no on item I-4 only. (I-1, R-13,353) (I-2, R-13,354)

J. TRANSMITTAL OF INFORMATION ONLY ITEMS

K. INFORMATION/CONSENT PUBLIC HEARINGS

L. PUBLIC HEARINGS - 7:15 P.M.

Community Development Department

1. SUBJECT: Public Hearing to Review the Multi-Project Implementation Plan and Component Redevelopment Plans for the City's Four Redevelopment Project Areas and Evaluate the Progress of Each Project Area. (047) RECOMMENDATION: (1) Conduct a

public hearing for the purpose of reviewing the Multi-Project Implementation Plan and component redevelopment plans for the City's four redevelopment project areas and evaluating the progress of each project area; and (2) Close the public hearing, approve the recommendations set forth in the Mid-Term Review of the Multi-Project Implementation Plan and direct the Community Development Director to return to the Commission with specific steps necessary to implement housing program changes. Contact Person: Suzanne Quitoriano Phone: 385-7407
Legislative Body: CDC

Document: [View Item - PDF \[587 KB\]](#)

ACTION: Approved as recommended with Holden and Maulhardt absent.

Development Services Department

2. SUBJECT: Planning and Zoning Permit Nos. PZ 06-620-02 (General Plan Amendment), PZ 06-640-01 (Specific Plan Review) and PZ 06-570-04 (Zone Change) for Redevelopment of the Courts Development, Located West of Rose Avenue, North of First Street, South of Camino Del Sol and East of Marquita Street, Filed by Steadfast Residential Development LLC., and Oxnard Housing Authority.
(061) RECOMMENDATION: (1) Adopt a resolution approving General Plan Amendment (PZ 06-620-02) changing the General Plan land use designation of the property located West of Rose Avenue, North of First Street, South of Camino Del Sol and East of Marquita Street from Low Medium Density Residential and Public/Semi Public to Medium Density Residential and Park; (2) Approve the first reading by title only and subsequent adoption of an uncodified ordinance adopting the Courts/Las Brisas Community Specific Plan (PZ 06-640-01) on the subject site; and (3) Approve the first reading by title only and subsequent adoption of an ordinance amending the City zone maps (PZ 06-570-04) to change the zoning of the subject site from Multiple family (R-2) and Garden Apartment (R-3) to Garden Apartment, Planned Development (R-3-PD) with a Specific Plan overlay and Community Reserve (C-R). Contact Person: Nicole Doner Phone: 385-8312
Legislative Body: CC

Document: [View Item - PDF \[.97 MB\]](#)

ACTION: Approved to continue to Oct. 9, 2007.

3. SUBJECT: Appointment of a Development Agreement Team and Approval of a Tentative Subdivision Map and Coastal Development Permit for property located on the west side of Harbor Boulevard, between Breakers Way and Reef Way, Filed by City of Oxnard. (091) RECOMMENDATION: (1) Direct the City Manager to appoint a team to negotiate a development agreement with Elevar Seven, LLC pursuant to the sale and purchase agreement for property located on the west side of Harbor Boulevard, between Breakers Way and Reef Way; (2) Adopt a resolution approving a tentative subdivision map for Tract No. 5063, subject to certain findings and conditions; and (3) Adopt a resolution upholding the Planning Commission's approval of Coastal Development Permit No. 98-5-106, subject to certain findings and conditions.
Contact Person: Sue Martin Phone: 385-8207
Legislative Body: CC

Document: View Item - PDF [656 KB]

ACTION: Approved as recommended R-13,355 and R-13,356 with Holden and Maulhardt absent.

4. SUBJECT: Planning and Zoning 07-580-02 an Ordinance Prohibiting the Sale of Medical Marijuana in the City of Oxnard. RECOMMENDATION: CONTINUE TO OCTOBER 9, 2007. Contact Person: Stephanie Diaz Phone: 385-7858
Legislative Body: CC

ACTION: Approved to continue to Oct. 9, 2007.

- M. REPORT OF CITY MANAGER/EXECUTIVE DIRECTOR/SECRETARY
RECOMMENDATION: The City Manager/Executive Director/Secretary shall report on items of interest to the legislative body occurring since the last meeting. The legislative body cannot enter into detailed discussion or take action on any item presented during this report. Such items may only be referred to the City Manager/Executive Director/Secretary for administrative action or scheduled on a subsequent agenda for discussion.
- N. CITY COUNCIL/HOUSING AUTHORITY/COMMUNITY DEVELOPMENT COMMISSION BUSINESS/COMMITTEE REPORTS
- O. REPORTS

P. PUBLIC COMMENTS ON REPORTS At this time, a person may address the legislative body only on matters appearing on the reports. The presiding officer shall permit a person to address the legislative body after the staff presentation on the report and before the consideration of the report by the legislative body. The presiding officer shall limit public comments to three minutes.

Q. APPOINTMENT ITEMS - 7:30 P.M.

Public Works Department

1. SUBJECT: Five Year Street Maintenance Capital Improvement Plan.
(105) RECOMMENDATION: Consider and provide direction to the Public Works Director regarding the Five Year Street Maintenance Capital Improvement Plan. Contact Person: Lou Balderrama Phone: 385-7839
Legislative Body: CC

Document: View Item - PDF [33.8 KB]

ACTION: Approved to continue to Oct. 2, 2007.

R. STUDY SESSION

- S. PUBLIC COMMENTS ON STUDY SESSION
RECOMMENDATION: At this time, a person may address the legislative body only on matters appearing on the study session agenda. The presiding officer shall permit a person to address the legislative body after the staff presentation on the item and before the consideration of the item by the legislative body. The presiding officer shall limit public comments to three minutes.

C. CLOSED SESSION (Contd.)

1. CONFERENCE WITH LABOR NEGOTIATOR.
RECOMMENDATION: Instructions to negotiators, Dennis Scala, Special Assistant to the City Manager and Lino Corona, Acting Human Resources Director, regarding salaries, salary schedules or compensation paid in the form of fringe benefits for employees represented by the International Association of Firefighters AFL-CIO (IAFF), Local 1684, the Service Employees International Union (SEIU), Local No. 998, the Oxnard Peace

Officers' Association (OPOA), and the Oxnard Public Safety Management Employees Association (OPSMEA), and other matters within the scope of representation.

The Special Assistant to the City Manager and the Acting Human Resources Director requested that these items be discussed in closed session under the Brown Act exception of Conference with Labor Negotiator. The purpose of the closed session is for the City Council to review the status of negotiations and to provide instructions to negotiators.
Legislative Body: CC

2. PUBLIC EMPLOYEE PERFORMANCE EVALUATION.
RECOMMENDATION: Title: City Attorney
Legislative Body: CC

T. ADJOURNMENT