

CITY OF OXNARD

PLANNING COMMISSION

AGENDA

REGULAR MEETING

Council Chambers, 305 West Third Street, Oxnard, CA 93030

Thursday, November 15, 2012, 7:00 P.M.

- A. ROLL CALL**
- B. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES**
- C. PUBLIC COMMENTS- On Items Not On The Agenda** At this time, a person may address the Planning Commission on matters within the jurisdiction of the Planning Commission, including information/consent items and any item not appearing on the agenda. The Chair shall limit public comments to three (3) minutes. The Planning Commission cannot take action on any item presented during public comments that is not on the agenda and such item may only be referred to Commission Secretary. Persons wishing to speak on public hearing items should do so at the time of the public hearing.
- D. READING OF AGENDA**
- E. CONSENT AGENDA** Items listed under the Consent Agenda may be enacted by one motion and one vote. If discussion is desired, an item may be removed from the Consent Agenda and will be considered individually.
 - 1. APPROVAL OF MINUTES - September 20, 2012**
 - 2. PLANNING AND ZONING PERMIT NOS. 11-300-04 (Tentative Parcel Map) and 11-500-11 (Special Use Permit),** a request for subdivision of a 12.64 acre parcel into three parcels: Parcel 1 (7.47 acres) retains an occupied 94,607 square foot industrial building and associated parking; Parcel 2 (3.79 acres) retains a vacant 66,019 square foot industrial building, and removes two vacant office buildings totaling 14,468 square feet; and Parcel 3 (1.38 acres) removes a 32,836 square foot office building that straddles Parcels 2 and 3. The subject property is located at 1950 Williams Drive, and is exempt from CEQA in accordance with Guidelines Sections 15302 and 15315. Filed by RIF III Williams, LLC c/o Rexford Industrial, 11620 Wilshire Blvd., Suite 300, Los Angeles, CA 90025. **PROJECT PLANNER: CHRIS WILLIAMSON**
ACTION:
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F. CONTINUED PUBLIC HEARINGS

G. NEW PUBLIC HEARINGS

- 1. PLANNING AND ZONING PERMIT NO. 12-520-06 (Minor Special Use Permit), a request to expand the existing Thursday morning farmer's market located in Plaza Park. The proposal includes one additional hour to operate until 2:00 p.m. on Thursday every week, additional activities such as live entertainment, children's activities, non-food vendors, and temporary banners and signs. The subject property is Plaza Park located at 500 South C Street. The project is exempt from the California Environmental Quality Act (CEQA) in accordance with Sections 15301 and 15311 for the permitting of existing facilities and placement of temporary use items in generally the same locations from time to time in publicly owned parks. Filed by the Oxnard Downtown Management District, on behalf of Coastal Pacific LLC, 444 South A Street, Oxnard CA 93030. PROJECT PLANNER: BRIAN FOOTE ACTION:**
[View Staff Report \[PDF - 2.15 MB\]](#)
- 2. PLANNING AND ZONING PERMIT NOS. 12-500-03 (Special Use Permit) and 12-300-02 (Tentative Parcel Map), a request to subdivide two lots located southeast of the intersection of West Pleasant Valley Road and Charles Street into four lots and construct four single-family residences on .3 acres of vacant property, zoned General Commercial Planned Development (C-2-PD). The request also includes reductions to the rear yard setback and interior yard space requirements. The project is exempt from environmental review under Sections 15315 and 15332 of the State CEQA Guidelines. Filed by Designated Agent Jacob Lukiewski, M3 Civil, Inc., 400 Rosewood Avenue, Suite 201, Camarillo, CA 93010, on behalf of the property owner. PROJECT PLANNER: DOUG SPONDELLO ACTION:**
[View Staff Report \[PDF - 3.81 MB\]](#)
- 3. PLANNING AND ZONING PERMIT NOS. 12-540-01 (Planned Development Permit); 12-500-1 (Special Use Permit); 12-510-1 (Special Use Permit for Alcohol), 12-300-1 (Tentative Map), a request for a planned development permit to redevelop the Food 4 Less/Target site at the corner of Vineyard Avenue and West Esplanade Drive. The subject site is also bounded by Wagon Wheel Road (bridge) and Oxnard Boulevard to the north and the railroad right-of-way to the west. The former Target building (117,534 square feet) would be demolished and the site will be redeveloped with construction of a 159,954 square foot shopping center, associated parking, landscaping and circulation improvements. The project includes a new Food 4 Less**

grocery store with alcohol sales for off-site consumption, a 14- pump gas station, two new retail buildings, and the rehabilitation of two existing buildings (former 24 Hour Fitness building and current Food 4 Less building). A tentative parcel map would divide the three existing lots into six lots. A master sign program, changes to the landscape configuration, addition of transit enhancements, land dedications for roadway improvements, and a future multi-use trail are also proposed. The 14.47-acre site is addressed at 130, 150, 250, & 300 W. Esplanade Drive. There is no substantial evidence that the proposed project may have a significant effect on the environment, and a mitigated negative declaration (MND 12-01) will be adopted. The Planning Commission's action on this request is a recommendation to the City Council. Filed by The Kroger Company, Greg Peters, 1100 West Artesia Blvd, Compton, CA 90220. PROJECT PLANNER: ASHLEY GOLDEN ACTION: View Staff Report [PDF - 326 KB]

[View Maps \[PDF - 1,174 KB\]](#)

[View Plans \[PDF - 35,906 KB\]](#)

[View Sign Program \[PDF - 11,761 KB\]](#)

[View Police Report \[PDF - 423 KB\]](#)

[View Resolutions \[PDF - 2,502 KB\]](#)

H. REPORTS; STUDY SESSION

1. Oxnard Boulevard and Camino Del Sol Intersection Update

I. PLANNING COMMISSION BUSINESS

J. PLANNING MANAGER COMMENTS

K. ADJOURNMENT FUTURE MEETINGS Thursday, December 6, 2012, 7:00 p.m., City Council Chambers Thursday, January 3, 2013, 7:00 p.m., City Council Chambers
