

**CITY OF OXNARD
PLANNING COMMISSION
AGENDA**

SPECIAL MEETING

Performing Arts & Convention Center (Oxnard Room), 800 Hobson Way, Oxnard

December 20, 2007

07:00 p.m.

A. ROLL CALL

- B. PUBLIC COMMENTS 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.

C. AGENDA REVIEW MEETING

D. PLANNING COMMISSION BUSINESS

- E. ADJOURNMENT REGULAR MEETING Council Chambers, 305 West Third Street
Thursday, December 20, 2007, 7:00 p.m.

A. ROLL CALL

- B. 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.

C. READING OF AGENDA

- D. 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 - December 6, 2007
2. PLANNING AND ZONING PERMIT NO. 07-400-08 (Coastal Development Permit) a request to demolish a 1,980 sq. ft. beachfront single family residence and build a 4,378 sq. ft. single-family residence with an attached two-car garage and 705 sq. ft of decking. The subject parcel is zoned RB-F (Beachfront Residential) and is located in the Oxnard Shores Neighborhood at 1239 Capri Way (Tract 1277-1, Lot 249). This case may be appealed to the California Coastal Commission as outlined in Section 17-58(K) of the City Coastal Zoning Ordinance. The proposed project is exempt from environmental review under Sections 15301(l) (1) and 15303(a) of the CEQA Guidelines. Filed by James Sandefer, 5386 N. Ventura, CA 93001. PROJECT PLANNER: WINSTON WRIGHT ACTION:

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3. PLANNING AND ZONING PERMIT NO. 07-400-07 (Coastal Development Permit) a request to demolish a 2,306 sq. ft. beachfront single family residence and build a 5,510 sq. ft. single-family residence with a three-car garage and 720 sq. ft of decks in the footprint of the structure to be demolished. The subject parcel is zoned RB-F (Beachfront Residential) and is located in the Oxnard Shores Neighborhood at 1431 Marine Way (Tract 1899, Lot 24). This case may be appealed to the California Coastal Commission as outlined in Section 17-58(K) of the City Coastal Zoning Ordinance. The proposed project is exempt from environmental review under Sections 15301(l) (1) and 15303(a) of the CEQA Guidelines. Filed by Roy Milbrandt, 254 Heidelberg Avenue, Ventura, CA 93003. PROJECT PLANNER: WINSTON WRIGHT ACTION:

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E. CONTINUED PUBLIC HEARINGS

F. NEW PUBLIC HEARINGS

1. PLANNING AND ZONING PERMIT NO. 07-540-01 (Planned Development Permit) is a request to construct 272 apartments including interior access roads, private garages, a central leasing and recreation facility, and a pedestrian path on a vacant 15.13 acre property located immediately east of St. John's Regional Medical Center within the Northeast Community Specific Plan area (APN(s) 213-0-031-45, 213-0-031-25, & 213-0-031-

24). The request includes a modification of the required distance between structures and a modification of the required size of balconies for second and third story units. A subsequent environmental impact report (EIR 03-02) has been certified for a previous version of the proposed project (The Gables at East Village) and an addendum to the environmental impact report has been prepared. Filed by Danielle Weiman of Shea Properties, 130 Vantis, Suite 200, Aliso Viejo, CA 92656. PROJECT PLANNER: WINSTON WRIGHT ACTION:

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2. PLANNING AND ZONING PERMIT NO. 07-510-09 (Special Use Permit) a request to allow the sale of beer and wine (ABC License Type 41) as part of the food & beverage service within an existing restaurant. The 2,487 square foot proposed restaurant is located at 2701 South Rose Avenue, Suite C101, within a multi-tenant commercial shopping center. The proposed project is exempt from environmental review under Section 15301 of the CEQA Guidelines. Filed by Roberto Naranjo, 2701 South Rose Avenue, Suite C101, Oxnard, CA 93033. PROJECT PLANNER: JUAN MARTINEZ ACTION:

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3. APPEAL OF THE PLANNING MANAGER'S DENIAL OF PLANNING & ZONING PERMIT NO. 07-200-08 (Development Design Review Permit) denying the DDR permit given that the project plans submitted contained a notation that the building located at 3501 Saviers Road, Oxnard was to be used for a swap meet (Assessor's Parcel Number 205-0-443-085). The General Plan land use designation on the project site is General Commercial and the zoning is General Commercial (C-2). The proposed project is exempt from environmental review under Section 15301 (Class 1) of the California Environmental Quality Act (CEQA) Guidelines. Filed by Roussey Family Partnership, AKA, Market Group, LTD., P.O. Box 5224, Oxnard, CA 93031. PROJECT PLANNER: KATHLEEN MALLORY ACTION:

Document: View Staff Report [PDF - 1.65 MB]

G. PLANNING COMMISSION BUSINESS

H. PLANNING MANAGER COMMENTS

I. ADJOURNMENT
