

CITY OF OXNARD

PLANNING COMMISSION

AGENDA

REGULAR MEETING

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

Thursday, June 1, 2017, 07:00 P.M.

AGENDA REVIEW MEETING: Wednesday, May 31, 2017, 1:00 p.m. - 2:00 p.m. 214 South C Street, West Conference room

- 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 the 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**
 - 1. APPROVAL OF MINUTES** ~~~~~ May 4, 2017
- F. CONTINUED PUBLIC HEARING**
 - 1. PLANNING AND ZONING PERMIT NO. 16-500-03 (Special Use Permit)** A request for a Special Use Permit (SUP) for a Planned Residential Group (PRG) to redevelop and construct a two-story 5,671 square foot, mixed-use building that will consist of 1,400 square feet of commercial space on the first floor and two 2-bedroom apartments (1,385 sf each) on the second floor. The site is located at 600 Cooper Road (APN 201-0-121-170), within the La Colonia Neighborhood. The project is located on the southeast corner of Cooper Road and N. Roosevelt Avenue. To facilitate construction of this project four existing dwelling units will be demolished with tenants being relocated. Pursuant to the PRG provisions of the Oxnard

Municipal Code (OMC) (16-445), the applicant is requesting to modify the following residential development standards: a) reduction in the front yard setback from 20 feet to 10 feet; b) reduction in the side yard setback from 5-feet to 0-feet along the easterly property line; and c) a reduction in the required interior yard space from 2,292.14 square feet to 304 square feet. Pursuant to Section 16-651 of the OMC, administrative parking relief is being requested in order to eliminate the visitor parking space requirement. For the commercial use, pursuant to Section 16-644 (A) and (B 1) and 16-651, the applicant is seeking administrative relief to modify the location of the required loading and unloading zone. The project has been found to be exempt from the California Environmental Quality Act (CEQA) based upon a Class 1 (Section 15301) and Class 3 (Section 15303) exemption. Filed by designated agent Lizette Elenes with Coastal Architects, on behalf of Elio Avalos 2221 San Mateo Place, Oxnard, California 93033. Project Planner: Juan Martinez ACTION: PZ 16-500-03 Staff Report

G. PUBLIC HEARING

- 1. PLANNING AND ZONING PERMIT NO. 17-550-01 (Major Modification to a Special Use Permit). A request for a Major Modification to a Special Use Permit. Aldi Food Market is seeking approval of a Major Modification to a previously approved Special Use Permit (SUP) (No. 07-500-15) to allow truck deliveries between 7:00 AM and 7:00 PM on Sunday at the proposed Aldi Food Market (Aldi) located at 1710-1720 E. Gonzales Road (formerly Fresh and Easy) within the Rose Ranch Shopping Center. The proposed truck delivery hours will be in addition to the previously approved delivery times of 7:00 AM to 10:00 PM Monday through Saturday. Project filed by Paul Cornejo, 12661 Aldi Place, Moreno Valley, CA 92555 on behalf of ALDI, Inc. (the Applicant). Project Planner: Kevin Kohan ACTION: Staff Report 17-550-01**

H. STUDY SESSION/REPORTS

- 1. Receive a presentation on Planning Staff's prior work efforts regarding regulation of Short Term Vacation Rentals. Receive public and Planning Commission input on this topic. Input will be communicated to the City Council to assist in providing direction to address this issue.**
Short Term Rental (STR) Study Session

Short Term Rentals (STR) in the City of Oxnard <https://www.oxnard.org/str/>

I. PLANNING COMMISSION BUSINESS

J. PLANNING MANAGER COMMENTS

K. ADJOURNMENT FUTURE MEETINGS Thursday, June 15, 2017, 7:00 p.m., City Council Chambers
