

PUBLIC NOTICE
COMMUNITY WORKSHOP
Monday, September 20, 2021

6:00 PM Online with Google Hangouts

Pursuant to the Ventura County Public Health Official's order and Governor's Executive Order N-33-20, all City buildings are temporarily closed to the public until further notice. The City is working to keep the public safe from any potential COVID-19 exposure while maintaining normal operations to the maximum extent feasible.

The public is invited to this digital meeting. Please RSVP to the City Contact listed below the project details to receive an invitation to the meeting. Only those who have been added by a City Employee will be able to participate in the meeting by video conference or phone. Public comments will be accepted via email before the meeting and shared at the meeting. The meeting will be recorded and available for viewing.

The following development projects have been proposed in established neighborhoods within the City of Oxnard and will be presented by the applicant at this meeting. This workshop provides the community with an opportunity to learn about the proposed development, and to provide input to the applicant. No decisions are made at this meeting.

1. PROJECT NAME: Yuma Way CA, LLC. dba Releaf on Vine; PLANNING AND ZONING PERMIT NO. 21-516-08 (Special Use Permit - Commercial Cannabis Retail); El Rio West and Riverpark Neighborhoods

A request to permit the operation of a commercial cannabis retail facility within an existing 1,320 square-foot commercial suite of a 7,682 square-foot multi-tenant commercial building on a 0.63-acre site located at 2544 North Vineyard Avenue (APN: 145-0-231-065) within the General Commercial Planned Development (C-2-PD) zone. Proposed development includes tenant improvements: installation of interior wall partitioning, plumbing upgrades, upgrades to an existing fire alarm system, security upgrades to the existing building, and installation of new secure doors/windows. The proposed project is exempt from environmental review, pursuant to Section 15301 (Existing Facilities) of the California Environmental Quality Act.

Applicant: Jessica Reuven, Yuma Way CA, LLC. Agent
City Contact: Jose Coyotl, Associate Planner

Phone: (720) 275-8956
Phone: (805) 385-7863

2. PROJECT NAME: Advocate Society LLC dba Advocate Society, LLC.; PLANNING AND ZONING PERMIT NO. 21-516-17 (Special Use Permit - Commercial Cannabis Retail); El Rio West and Riverpark Neighborhoods

A request to permit the operation of a commercial cannabis retail facility within an existing 4,566 square-foot commercial suite of a 5,270 square-foot multi-tenant commercial building on a 1.01-acre

site located at 2550 North Vineyard Avenue (APN: 145-0-232-165) within the General Commercial Planned Development (C-2PD) zone. The second 9,675 square-foot multi-tenant commercial building located on the site will not be altered by this proposal. Proposed development includes tenant improvements: installation of interior wall partitioning, plumbing upgrades, upgrades to an existing fire alarm system, security upgrades to the existing building, and installation of new secure doors/windows. The proposed project is exempt from environmental review, pursuant to Section 15301 (Existing Facilities) of the California Environmental Quality Act.

Applicant: Ronald Jakins, Advocate Society, LLC. Agent
City Contact: Jose Coyotl, Associate Planner

Phone: (805) 509-0331
Phone: (805) 385-7863

3. PROJECT NAME: 99 High Tide - Oxnard, LLC. dba La Sirena; PLANNING AND ZONING PERMIT NO. 21-516-43 (Special Use Permit - Commercial Cannabis Retail); Wilson Neighborhood

A request to permit the operation of a commercial cannabis retail facility within an existing 2,299 square-foot commercial building on a 0.08-acre site located at 138 South A Street (APN: 202-0-056-100) within the Downtown General (DT-G) zone. Proposed development includes tenant improvements: installation of interior wall partitioning, plumbing upgrades, upgrades to an existing fire alarm system, security upgrades to the existing building, installation of new secure doors/windows, and providing exterior facade improvements. The proposed project is exempt from environmental review, pursuant to Section 15301 (Existing Facilities) of the California Environmental Quality Act.

Applicant: Sam Boyer, 99 High Tide- Oxnard, LLC. Agent
City Contact: Jose Coyotl, Associate Planner

Phone: (310) 963-1969
Phone: (805) 385-7863

4. PROJECT NAME: Bed and Breakfast Parking Regulations; PLANNING AND ZONING PERMIT NO. 21-580-05 (Zone Text Amendment); Wilson Neighborhood

A Zone Text Amendment to Oxnard City Code Section 16-374 “Standards for Traditional Bed and Breakfast (Homestay)” allowing Bed and Breakfast Homestays (containing no more than two guest bedrooms) located on corner lots may credit the nonprimary street frontage toward the parking requirement, with 25 linear feet equal to one parking space, subject to approval of the decision maker associated with the underlying permit. The proposed project is exempt from environmental review, pursuant to Sections 15060(c)(2) and (3) and 15061(b)(3) of the California Environmental Quality Act (CEQA), regulatory actions which will not result in direct or reasonably foreseeable indirect physical change in the environment and when it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment are not subject to CEQA.

Applicant: Community Development Department
City Contact: Isidro Figueroa, Principal Planner

Phone: (805) 385-8207
Phone: (805) 385-8207

For additional project information, please direct your inquiry to the listed contacts, or call the Planning Division at (805) 385-7858

Para información en español, favor de llamar al (805) 385-7858