

PUBLIC NOTICE
COMMUNITY WORKSHOP
Monday, October 16, 2023

6:00 PM Online with Google Hangouts

This Community Workshop is being held virtually, allowing members of the public and staff to participate via teleconference.

The public is invited to this digital meeting and may participate in the following ways:

1. EMAILING COMMENTS OR REQUESTS TO SPEAK BEFORE THE MEETING

- a. Submit an email to Planning@oxnard.org no later than 3:00 p.m. on the day of the meeting (Please indicate the agenda item number in the subject line). All email correspondence will be forwarded to the Applicant team prior to the start of the meeting and made part of the administrative record.
- b. Submit a request to speak by no later than 3pm on the day of the meeting by using the form <https://forms.gle/odtRJMGt1E4U5pnZ8>, emailing the Planning office at planning@oxnard.org, or calling (805) 385-7878.

2. PROVIDING PUBLIC COMMENTS DURING THE MEETING

- a. Speakers shall have up to three minutes to speak.
- b. Speakers may register to speak by completing the public comment form <https://forms.gle/odtRJMGt1E4U5pnZ8> and the Community Workshop host will call you.

The meeting will be recorded and available for viewing. Video recordings are typically available online following the meeting at the City's website at <http://www.oxnard.org/city-meetings>

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. PUBLIC COMMENTS - On Items Not On The Agenda

At this time, a person may address Community Development staff on matters within the jurisdiction of the Community Development Department, for items not appearing on the agenda. Community Development staff shall limit public comments to three (3) minutes. Community Development staff does not take action on any items on this Community Workshop at the Community Workshop; however, comments are collected and presented to associated decision makers during subsequent public hearings.

2. PROJECT NAME: Howell Road Single Family Dwelling and Accessory Dwelling Unit; PLANNING AND ZONING PERMIT NO. 23-200-07 (Development Design Review Permit); Cypress Neighborhood

A request to convert an existing 1,840 square-foot church into a 1,296 square-foot Single Family Dwelling with an attached 408 square-foot garage and an attached 586 square-foot Accessory Dwelling Unit on an

11,855 square-foot site located at 412 Howell Road (APN: 222-0-051-050) within the Multiple Family Residential (R-2) zone. The project is exempt from environmental review pursuant to Section 15301 (Existing Facilities), Class 1 of the California Environmental Quality Act (CEQA) Guidelines.

Applicant: Israel Palomares, Property Owner
City Contact: Daniel Houck, Associate Planner

Phone: (805) 760-2741
Phone: (805) 385-7556

3. PROJECT NAME: Beverage House Market; PLANNING AND ZONING PERMIT NO. 23-510-02 (Special Use Permit - Alcohol); Marina West and Via Marina Neighborhoods

A request to sell beer, wine, and distilled spirits for off-site consumption (ABC Type 21 License) at a 2,508 square foot site located at 1955 Patterson Avenue (APN: 187-0-112-575) within the Neighborhood Shopping Center (C-1-PD) zone. The proposed hours are 7am to 11pm Sunday through Thursday and 7am to 12am Friday and Saturday. The project is exempt from environmental review pursuant to Section 15301 (Existing Facilities), Class 1 of the California Environmental Quality Act (CEQA) Guidelines.

Applicant: Steve Rawlings, Project Manager
City Contact: Alex Tellez, Assistant Planner

Phone: (951) 667-5152
Phone: (805) 385-3923

4. PROJECT NAME: First Street Apartments; PLANNING AND ZONING PERMIT NO. 22-200-11 (Development Design Review Permit); Wilson Neighborhood

A request to demolish two commercial buildings (a total of 9,800 square-feet) and construct a six-story, 34,443 square-foot, 53 unit apartment complex on a 21,000 square-foot site located at 137 West First Street (APN: 202-0-055-070) within the Downtown General (DT-G) zone. The apartment complex will provide a total of 27 total parking spaces. The project includes a rooftop community room and roof deck with amenities. The project is exempt from environmental review pursuant to Section 15332 (Infill Development), Class 32 of the California Environmental Quality Act (CEQA) Guidelines.

Applicant: Mike Sanchez, Project Manager
City Contact: Serena Gonzalez, Assistant Planner

Phone: (805) 985-7654
Phone: (805) 385-7952

5. PROJECT NAME: Juanita Avenue Single-Family Residence; PLANNING AND ZONING PERMIT NO. 18-200-01 (Development Design Review Permit); La Colonia Neighborhood

A request to construct a single-story 2,115 square-foot single-family residence with an attached 462 square-foot two-car garage, on a 6,000 square-foot lot located at 204 South Juanita Avenue (APN: 201-0-152-110) within the Single-Family Residential (R-1) zone. The project is exempt from environmental review pursuant to Section 15332 (Infill Development), Class 32 of the California Environmental Quality Act (CEQA) Guidelines.

Applicant: Danny Guererro, Project Manager
City Contact: Jay Dobrowalski, Planning Supervisor

Phone: (805) 236-3009
Phone: (805) 385-3948

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