

PUBLIC NOTICE
COMMUNITY WORKSHOP
Monday, July 15, 2024

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/XLasArNbT7ws4bZW9>, 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/XLasArNbT7ws4bZW9> 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. **PROJECT NAME: Albany Apartment; PLANNING AND ZONING PERMIT NOS. 24-300-03 (Tentative Parcel Map), 24-500-03 (Special Use Permit), and 24-535-01 (Density Bonus); College Estates Neighborhood**

A request to merge two lots into one lot and convert an existing 8,353-square foot private school facility to a 42,204 square foot apartment complex on one parcels that total 1.23 acres located at 2929 and 2931 Albany Drive (APNs: 221-0-061-195 and -035) within the High Rise Residential-Planned Development (R-4-PD) zone. Proposed development includes relocating an alleyway, redevelopment of one existing building, constructing two two-story buildings, a total of 20

units (10 two-bedroom and 10 three-bedroom), parking area, and related development. The Density Bonus request includes a reduction to the front yard and railroad track setbacks and includes two additional affordable units. The project is exempt from environmental review pursuant to Section 15332 (In-Fill Development Projects), Class 32 of the California Environmental Quality Act (CEQA) Guidelines.

Applicant: Andrew Althaus, 3 Sixty Architecture & Design
City Contact: Carlos Torres, Case Planner

Phone: (805) 369-1750
Phone: (805) 385-8156

2. PROJECT NAME: 901 Cheyenne Way Multi-Family Development; PLANNING AND ZONING PERMIT NO. 23-200-02 (Development Design Review); College Estates Neighborhood

A request to construct three, one-story 1,530 square-foot single family residences and an 840 square-foot accessory dwelling unit (ADU) on a 10,585 square-foot vacant site located at 901 Cheyenne Way (APN: 221-0-063-165) within the Garden Apartment - Planned Development (R3PD) zone. Proposed development includes an attached two-car garage for each of the three residences and a two-car carport for the ADU. The project is exempt from environmental review pursuant to Section 15303 (New Construction of Small Structures), Class 3 of the California Environmental Quality Act (CEQA) Guidelines.

Applicant: Rafael Lopez
City Contact: Malinda Lim, Contract Case Planner

Phone: (805) 775-7001
Phone: (951) 756-4874

3. PROJECT NAME: Marez Event Center Alcohol SUP; PLANNING AND ZONING PERMIT NO. 24-510-02 (Special Use Permit - Alcohol); Wilson Neighborhood

A request for a new alcohol license (ABC Type 47) to authorize the sale of distilled spirits for on-site consumption within an existing event center of approximately 7,510 square feet located at 141 West Fifth Street within the Downtown Core (DT-C) zone. The proposed hours of sales are 8:00am to 12:00am Sunday through 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
City Contact: Serena Gonzalez, Case Planner

Phone: (951) 667-5152
Phone: (805) 385-7952

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