

# THE EL RIO /DEL NORTE MUNICIPAL ADVISORY COUNCIL

*Serving El Rio, Nyeland Acres, Strickland and Agricultural Areas*

*Now serving as Advisory Council for recreational activities in the El Rio/Del Norte area, including advisory recommendations for the El Rio Roger Jones Community Center*

## AGENDA

Thursday March 17, 2016

**Nyeland Community Center  
3334 Santa Clara Avenue, Oxnard, CA**

*THE MEETING WILL BEGIN AT 7:00 PM*

- I. **Call to Order**
- II. **Roll Call – Regular Members**  
Don Hoffman (Vineyard Acres)  
Bonnie Bernal (Cloverdale)  
David Souza (Vice-Chair) (Nyeland)  
Ken Knudsen (Vineyard Estates)  
David Becerra (Rio Plaza)  
Julie Hupp (Strickland)
- At Large Members**  
Mike Barber (Chair)  
Aaron Wedemeyer  
Tino Ramirez
- III. **Pledge**
- IV. **Inspirational**
- V. **Summaries: January 21, 2016 Meeting**
- VI. **Public Safety Update**
- VII. **Public Comments for Items Not on the Agenda (3min. per individual)**
- VIII. **Council Member Comments: An Opportunity for Council Members to Communicate with Staff or Public Regarding Non-Agenda Items.**
- IX. **Action Items:**
  1. **Subject:** Presentation, Port Update by Kristin Decas, CEO and Port Director, Port of Hueneme
  2. **Subject:** Request for Review, Case Number PL 15-0155  
**Applicant:** Montgomery Self Storage  
**Property Owner:** John Ferro  
**Location:** 183 Montgomery Ave., Oxnard, CA 93036 APN# 133-0-032-070  
**Project Description:**  
Applicant requests two different land uses entitled under Case No. PL 15-0155 be granted:

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- A. Authorize a new CUP to convert accessory offices of an existing self-storage facility to stand alone professional offices that could be leased individually. The Conditional
- B. Use Permit would entitle the office use in a building noted as Building 5 on the attached plans, as well as the existing caretaker dwelling, also located in Building 5 for the self-storage facility for a 20 year period.
- C. To authorize a Minor Modification to the approved Planned Developmental Permit, LU06-0163, to remove the expiration date that was established as a condition of Planned Development Permit L:U06-0163 for the self-storage facility and remove the existing caretaker unit from LU06-0163

3. **Subject:** Request for Review, Case Number PL 15-0146

**Applicant:** Coastal Growers Supply

**Property Owner:** Darren Huebner

**Location:** 4300 Santa Clara Ave., Oxnard, CA

**Project Description:**

Applicant requests CUP PL15-0146 be granted to authorize the construction and operation of an Agricultural Contractor's Storage and Service Yard known as Coastal Growers for a 15-year period. The project entails the development of a 5 acre agricultural property. The request would include the following facilities:

- A 5,000 sq. ft. agricultural service building with accessory offices
- A 6,250 sq. ft. agricultural service building with accessory offices
- A 100 sq. ft. pump house
- Two fire suppression holding tanks
- Two 10,000 gallon domestic water holding tanks
- 156,788 sq. ft. of impervious/paved area for truck and equipment staging and storage
- 16,925 sq. ft. of landscaping
- Two self-contained 500 gal. agricultural equipment fueling tanks

**X. Information Items:**

1. Update from Supervisor Zaragoza regarding results for Nyeland Ares CFD Election.

Persons who require accommodation for any audio, visual or other disability in order to review an agenda, or to participate in a meeting of the El Rio /Del Norte Municipal Advisory Council, per the American Disabilities Act (ADA), may obtain assistance by requesting such accommodation in writing addressed to Supervisor Zaragoza's Office, 800 S. Victoria Avenue L#1860, Ventura, CA 93009 or telephonically by calling (805) 654- 2613. Any such request for accommodation should be made at least 48 hours prior to the meeting for which assistance is requested.