

THE EL RIO /DEL NORTE MUNICIPAL ADVISORY COUNCIL

Serving El Rio, Nyeland Acres, Strickland and Agricultural Areas

as Advisory Council for recreational activities in the El Rio/Del Norte area, including advisory recommendations for the El Rio Roger Jones Community Center and Nyeland Acres Community Center

SUMMARY MINUTES

Thursday August 17, 2023, 7:00 pm

John Zaragoza Community Center
3334 Santa Clara Ave. Oxnard, CA 93036

- I. **Call to order 7:02 pm**
- II. **Pledge of Allegiance**
- III. **Roll Call - A quorum was declared, based on the presence of the following Board Members**

Regular Members

David Souza (Vice Chair/ Nyeland Acres), Present

Bonnie Bernal (Cloverdale), Absent

Julie Hupp (Strickland), Present

Lorane Bailon (Rio Plaza), Absent

At Large Members

Mike Barber (Chair), Present

Aaron Wedemeyer, Present

Brenda Heredia, Present

Alternate

Michael Stubblefield, Absent

Others in Attendance

Michael Inda, Field Representative II, Supervisor Kelly Long

Brian Miller, Chief of Staff, Supervisor Kelly Long

Charles Anthony, County of Ventura, Senior Planner

Mindy Fogg, County of Ventura, Planning Manager

Thomas Chaffee, County of Ventura, Planner

- IV. **Approval of Meeting Minutes for April 20, 2022**

Moved by: Brenda Heredia

Seconded: Julie Hupp

Vote: Motion Passed 4-0

Abstain: Aaron Wedemeyer

- V. **Public Safety Updates**

Ventura County Sheriff, Sr. Deputy Calderon reported recent thefts from freight trucks.

He encouraged the community to register video equipment on "Camera Share" to aid law enforcement in solving crimes and enhancing community safety. The secure database adds an extra layer of protection to the gathered surveillance data, ensuring privacy and integrity.

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 Long's Office, 1203 Flynn Road Suite 220, Camarillo, CA 93012 or telephonically by calling (805) 654- 2276. Any such request for accommodation should be made at least 48 hours prior to the meeting for which assistance is requested.

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VI. **Public Comments for Items Not on the Agenda:**

Larry, requesting additional patrol officers on Ventura Blvd. to reduce speeding vehicles.

Dina Ontiveros, spoke to Justin at the CEO's office regarding Nyeland Acres Mutual Water Mutual's availability to support the Nyeland Acres Community center. "Last year the community center used 58.53 for half the year, Nyeland Acres Mutual Water Company is equipped with 193.891 allocated acre foot per year having enough water to serve the new community center."

Monique Garcia, from the Nyeland Acres Boys & Girls Club announced the VC Mobil Library will now be open to the community on the 3rd Wednesday of the month from 4-6 pm.

VII. **Council Member Comments:**

Brenda Heredia, Thanked the Sheriff's Office for participating in the Nyeland Promise's Bike Rodeo on Saturday, July 29, 2023.

VIII. **Presentation by – Charles Anthony, Senior Planner "Garden Acres Mutual Water Co. Permit Request"**

Exhibit A: Proposed Backup Well and Water Tank Case no. PL22-0180
Project Sites 2838 Friedrich Road (Existing) 3802 Almond Drive (Proposed)

Moved by: Brenda Heredia

Seconded: Aaron Wedemeyer

Vote: Motion Passed 4-0

IX. **Presentation by – Mindy Fogg, Planning Manager and Thomas Chaffee, Planner "Wireless Communication Facility Permit Request"**

Exhibit B: AnthemNet Wireless Communication Facility Case No PL23-0018
65-foot-tall faux Pine Tree (70 feet to top of branches) 1,632 Square foot lease area

Moved by: Aaron Wedemeyer

Seconded: Dave Souza

Vote: Motion Passed 4-0

Adjourn: 7:35 pm

Next Meeting: June 15, 2023, 7:00 PM at the Roger Jones Community Center

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Proposed Backup Well and Water Tank

El Rio/Del Norte MAC Meeting: August 17, 2023

Case No. PL22-0180

Case Planner: Charles Anthony

1

Project Sites

- 2838 Friedrich Road (existing)
- 3802 Almond Drive (proposed)
- **General Plan:** Very Low Density Residential
- **El Rio/Del Norte Area Plan:** Urban Residential 2-4 DU/AC
- **Zoning:** RE-10,000 sq. ft.

*Very Low Density
Rural Exclude RE*

2

Proposed Project Site




- 3802 Almond Drive (APN 149-0-043-135)
- 10,890 sq. ft. parcel
- Existing dwelling and garage

3

Project Description

- Garden Acres Mutual Water Co. (GAMWC)- requests modification of their Conditional Use Permit (CUP) for the continued operation of an existing water production, storage, and transmission facility for 40 more years.

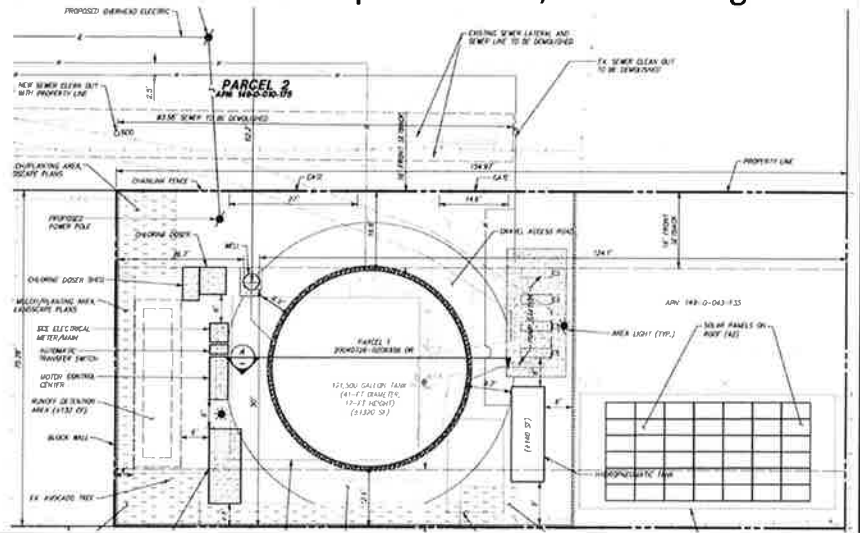


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Project Description

GAMWC – Also requests construction of a backup water well, water storage tank, and equipment.

GAMWC says the upgrade will address future drought conditions or potential failure of the water well located at the existing site.



5

Project Description

Proposal also includes:

- Undergrounding new pipelines under Friedrich Roads
- Landscape screening
- Noise control measures
- No new full time employees

6

History

1993

- CUP (4741) approved in 1963 for a water well, tank, and accessory structures and equipment on APN 1490041205 (2838 Friedrich Rd).
- Another CUP (LU06-0019) approved in 2006 authorized the continued use of the existing water system for 25 years.
- A modification to CUP LU06-0019 (PL15-0034) approved in 2016 authorized the continued operation of the water system for 40 more years. It also authorized the new construction of a water tank and accessory equipment on APN 1490041185.

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**AnthemNet Wireless Communication
Facility**
Case No. PL23-0018

August 17, 2023
El Rio/Del Norte MAC



Resource Management Agency, Planning Division
Thomas Chaffee, Case Planner

1

Background



Relevant History

- Original application submitted for 80-foot faux pine tree
- Worked with applicant to reduce height to lowest needed to close gap in service coverage/capacity
- Co-location facility to serve the entire community
- Applicant is looking to have Verizon, T-Mobile, and possibly AT&T
- Facility, as proposed, can accommodate 3 carriers

2

Project Description



- 65-foot tall faux Pine Tree (70-feet to top of branches)
- 1,632 square foot lease area
- Verizon: 12 Panel Antennas T-Mobile: 6 Panel Antennas
- Ground mounted equipment within lease area
- Emergency standby generator
- Live pine trees to screen the facility from public viewpoints

3

Project Site



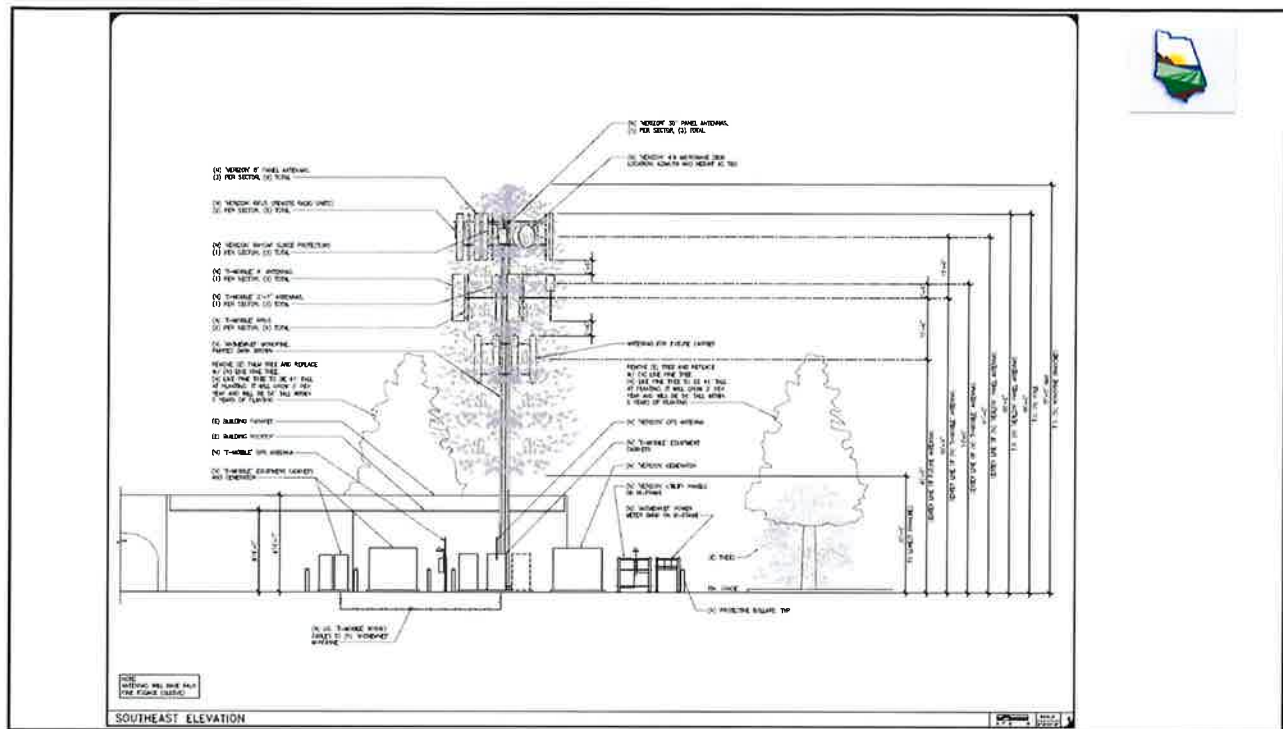
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Questions?

- Planning Staff and Applicant Available for Questions

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