

## MINUTES

### OXNARD CITY COUNCIL

Regular Meeting  
October 13, 2009

#### A. ROLL CALL/POSTING OF AGENDA

At 7:03 p.m., the regular meeting of the Oxnard City Council convened in the Council Chambers. Councilmembers Thomas E. Holden, Andres Herrera, Dean Maulhardt, Irene G. Pinkard and Bryan A. MacDonald were present. The City Clerk stated that the agenda was posted on Thursday in the Library and City Clerk's Office. Staff members present were: Daniel Martinez, City Clerk; Edmund Sotelo, City Manager; Karen Burnham, Assistant City Manager; Alan Holmberg, City Attorney; Matthew Winegar, Development Services Director; Sue Martin, Planning and Environmental Services Manager; and Chris Williamson, Senior Planner.

#### B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS

#### C. CLOSED SESSION

#### D. OPENING CEREMONIES

The meeting opened with the pledge of allegiance to the flag of the United States, followed by a moment of silence. Mayor Holden presided and called the meeting to order.

#### E. CEREMONIAL CALENDAR

1. SUBJECT: Presentation of a Commendation to Ventura County Together.  
DISCUSSION: Bonnie Weigel, Food Share, thanked the Council for past support and commented on a recent grant received from Amgen.

#### F. PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

William Bill Terry questioned the type of emergency warning system the City had compared to the City of Port Hueneme.

Martin Jones questioned if the payments of the Community Facilities Assessment District at RiverPark were being made by the developer.

John Korsten, loss of vehicles and personal items from property.

Robert Vera, illegal immigration and use of the former Skyview Theater site.

Mary Ellen Luca, that speakers must use the chamber microphones when addressing various bodies in the Council Chambers.

Bert Perello thanked the efforts of City staff regarding resolving the FEMA flood insurance issues.

Kitty Merrill, Oxnard Student Digi Film Festival held on October 16 & 17 for viewing and youth workshops.

G. REVIEW OF INFORMATION/CONSENT AGENDAH. PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDAI. INFORMATION/CONSENT AGENDACity Manager Department

1. SUBJECT: Appropriation of Funds for Air Compressor Purchase. (001)  
RECOMMENDATION: Approve the appropriation of funds in the amount of \$16,600, to replace a portable air compressor that must be removed from service due to emissions regulations.

INFORMATION/CONSENT AGENDA ACTION: Approved as recommended.  
(Herrera/Maulhardt) Ayes: Holden, Herrera, Maulhardt, Pinkard, and MacDonald.

J. TRANSMITTAL OF INFORMATION ONLY ITEMSCity Manager Department

1. SUBJECT: Executed Contracts. (003)  
ACTION: Reviewed and filed.

K. INFORMATION/CONSENT PUBLIC HEARINGSL. PUBLIC HEARINGS

Mayor Holden opened the public hearing. The City Clerk reported on publication and that there were no written communications received.

Development Services Department

1. SUBJECT: Planning and Zoning Permit Nos. 09-410-01 (Coastal Land Use Plan Amendment), 09-630-01 (Specific Plan Amendment), and 09-580-1 (Zone Text Amendment) to Allow School Use in the Coastal Land Use Plan, Mandalay Specific Plan, and Coastal Planned Community Zone. Filed by Oxnard School District. (005)  
RECOMMENDATION: Adopt resolutions upholding Planning and Zoning Permit Nos. 09-410-01 (Coastal Plan Amendment), 09-630-01 (Specific Plan Amendment), and 09-580-1 (Zone Text Amendment) that would allow a school use at 4100 Tradewinds Drive.  
DISCUSSION: The Senior Planner reviewed the history of the site as possible school site or residential site, reasons for Planning Commission denial, the proposed school site, and land use documents.

The following individuals presented arguments on behalf of the Oxnard Elementary School District (OSD) for the text change admendments by: Dr. Anthony A. Monreal, OSD District Superintendent; President Denis O'Leary, OSD Trustee; Al Duff Sr., OSD Trustee; Mrs. Ana De Genna, Principal Juan Soria School; Ms. Clara Ramos, CSEA President; Mrs. Patricia Einstein, OSD Teacher; Mr. Chris Ochoa, Ochoa & Moore Law Firm; and Mr. Ralph Ochoa , Ochoa & Moore Law Firm

RECESS

At 8:03 p.m., the City Council recessed and at 8:09 p.m., the City Council reconvened.

The following individuals did not support the change of the text to allow a possible school at the site: Mar Gerstez; Kirk Kushen; Martin Glatt, Thomas Phillips; Wendi Vodhanel; Terry Lilly; Andrew Salperio; Don Singer; Rich Keer; William Chertok; Mark Garcia; Mary Ellen De Luca; Laura McGuire; Tom Johnson; John Owen; Gwilym McGrew and Jorge Gutierrez.

The following individuals supported the text change for a possible school site: Rev. Edgar Mohorko; Nancy Pedersen; William Terry; Harold Ceja; Clara Ramos; Marina Einstein; John Ramirez; Theresa Boyed; Gabriel Boyed; Gil Guevara; Elias Banales; Larry Stein; Ana Del Rio Barba; Deborah Devries; George Shaw; Barbara Macri-Ortiz; Jimmy Juarez; and Edward Castillo.

Robert Vera, community input being important in locating a school.

The City Council commented on: the Seabridge development process; proper legislative body to develop a school site; Planning Commission actions and decision; planning development of schools by the school district; and community facilities buildings for the future.

ACTION: Close the public hearing. (Maulhardt/Herrera) Approved the text change to allow a school in the Coastal Plan and amendment to Mandalay Bay Specific Plan (ordinance and resolutions will be approved at the October 27 meeting.) (Maulhardt/Pinkard) Ayes: Herrera, Maulhardt, Pinkard, MacDonald and Holden.

M. REPORT OF CITY MANAGERN. CITY COUNCILO. REPORTSP. PUBLIC COMMENTS ON REPORTSQ. APPOINTMENT ITEMSRECESS

At 10:03 p.m., the City Council recessed and at 10:11 p.m., the City Council reconvened.

R. STUDY SESSIONDevelopment Services Department

1. SUBJECT: PZ 09-600-02 - Pre-Application Review of a Request for the Teal Club Specific Plan Area Bounded by Doris Avenue on the North, Patterson Road on the West, Teal Club Road on the South and Ventura Road on the East. Filed by Borchard/Teal Club Ranch, c/o DPS. (051)

RECOMMENDATION: Review and provide preliminary comments on a pre-application to develop a 175-acre area generally bounded by Doris Avenue on the north, Patterson Road on the west, Teal Club Road on the south and Ventura Road on the east with up to 1,150 residential dwelling units, a fire station, retail uses, and parks and open space.

DISCUSSION: The Development Services Director and Planning Manager reviewed the proposed development including residential/commercial buildings, green belt area, park/recreational space, traffic circulation, road improvements, a possible fire station and changes from previous plan.

Dennis Hardgrave reviewed property improvements including road improvements, SOAR setbacks, creation of a neighborhood park, and changes from a past development proposal.

The following individuals commented on several issues including building a school, traffic circulation, and being near the airport: Larry Stein; Bert Perello; John Ziv; Denis O'Leary, Oxnard Elementary School Trustee; Jorge Gutierrez, Oxnard Elementary School District, Director of Facilities; and Edward Castillo.

The City Council commented on: location of local airport and aircraft route; density of housing; proposed retail; recreation area; public benefit; and traffic circulation.

ACTION: The City Council provided comments and directions to staff.

S. PUBLIC COMMENTS ON STUDY SESSION

T. ADJOURNMENT

At 11:12 p.m. the City Council concurred to adjourn the meeting.

  
DANIEL MARTINEZ  
City Clerk

  
DR. THOMAS E. HOLDEN  
Mayor