

RESOLUTION NO. PC 2023-

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF CAMARILLO RECOMMENDING APPROVAL OF A REQUEST BY DENNIS HARDGRAVE FOR RIC (SPRINGVILLE), LLC FOR A CHANGE OF ZONE FROM CPD (COMMERCIAL PLANNED DEVELOPMENT) TO LM (LIMITED MANUFACTURING), INVOLVING APPROXIMATELY 26 ACRES, FURTHER DESCRIBED AND SET FORTH AS CHANGE OF ZONE 335

The Planning Commission of the City of Camarillo resolves as follows:

SECTION 1. General Findings. The Planning Commission finds as follows:

A. Camarillo Municipal Code (“CMC”) Chapter 19.70 specifies the procedure for processing this application and authorizes the Planning Commission to provide a recommendation to the City Council for its review of this application.

B. The Planning Commission has reviewed a request for a Change of Zone for approximately 26 acres from Commercial Planned Development (CPD) to Limited Manufacturing (LM) on property located south of the U.S. 101 Freeway, west of Springville Drive, north of the Camarillo Airport, just east of West Ventura Boulevard submitted by RIC (Springville) LLC; and

C. The Planning Commission conducted a duly-noticed public hearing on the application on October 3, 2023 and has considered all testimony and information presented at the hearing.

SECTION 2. Environmental Review. The Planning Commission has reviewed the project for compliance with the California Environmental Quality Act (CEQA) and has recommended for adoption by the City Council an Addendum to Final Subsequent Environmental Impact Report 2014-08.

SECTION 3. Project Findings. The Planning Commission, after review of the project, finds:

A. Rezoning to the LM Zone would bring the zoning into compliance with the proposed General Plan land use designation of General Commercial if that designation is adopted.

B. The size and shape of the properties are adequate to accommodate the proposed industrial (Research and Development) type of development as allowed under the proposed LM Zone.

C. The site would be adequately served by streets and utilities for the proposed Industrial Planned Development zoning designation.

SECTION 4. Recommendation of Approval of CZ-335. The Planning Commission recommends approval of CZ-335 to the City Council, based on the above findings for the site as shown on Exhibit A.

SECTION 5. Construction. This Resolution must be broadly construed in order to achieve the purposes stated in this Resolution. It is the Planning Commission's intent that the provisions of this Resolution be interpreted or implemented by the City and others in a manner that facilitates the purposes set forth in this Resolution.

SECTION 6. Reliance on Record. Each and every one of the determinations in this Resolution are based on the competent and substantial evidence, both oral and written, contained in the entire record relating to the matter. The determinations constitute the independent findings and determinations of the Planning Commission in all respects and are fully and completely supported by substantial evidence in the record as a whole.

SECTION 7. Limitations. The Planning Commission's analysis and evaluation of this matter is based on the best information currently available. It is inevitable that in evaluating the matter that absolute and perfect knowledge of all possible aspects of the matter will not exist. One of the major limitations on analysis of the matter is the Planning Commission's lack of knowledge of future events. In all instances, best efforts have been made to form accurate assumptions. Somewhat related to this are the limitations on the City's ability to solve what are in effect regional, state, and national problems and issues. The City must work within the political framework within which it exists and with the limitations inherent in that framework.

SECTION 8. Severability. If any part of this Resolution or its application is deemed invalid by a court of competent jurisdiction, the Planning Commission intends that such invalidity will not affect the effectiveness of the remaining provisions or applications and, to this end, the provisions of this Resolution are severable.

SECTION 9. Electronic Signatures. This Resolution may be executed with electronic signatures in accordance with Government Code §16.5. Such electronic signatures will be treated in all respects as having the same effect as an original signature.

SECTION 10. Office of Record. The record of proceedings upon which this decision is based is located in the Department of Community Development, which is the office of record for the same.

SECTION 11. Effective Date. This Resolution is effective upon adoption.

SECTION 12. The Planning Commission Chair, or presiding officer, is hereby authorized to affix their signature to this Resolution signifying its adoption by the Planning Commission of the City of Camarillo, and the Planning Commission Secretary is directed to attest thereto.

APPROVED AND ADOPTED this 3rd day of October 2023, by members of the Planning Commission voting as follows:

AYES:

NOES:

ABSENT:

ABSTAINED:

Chair

Secretary

Current Zoning



Proposed Reversion to LM Zoning

