

CITY OF VENTURA

DIRECTOR'S HEARING MINUTES

Peter Gilli, Hearing Officer
Neda Zayer, Hearing Officer

Michael McDonald, City Clerk

**REGULAR MEETING:
THURSDAY, APRIL 28, 2022 – 6:00 P.M.
COUNCIL CHAMBERS, 501 POLI STREET OR WEBEX EVENT**

Staff: Peter Gilli, Community Development Director
Levi Hill, Acting Planning Manager
Jamie Peltier, Principal Planner
Falak Zaidi, Associate Planner
Courtney Deppen, Recording Clerk

The Hearing Officer, Peter Gilli, called the meeting to order at 6:01 PM.

PUBLIC COMMUNICATIONS: None

CONSENT ITEMS

- 1. Approval of the Director's Hearing April 14, 2022 Meeting Minutes.**

Recommendation: Approve, as presented.

Action: The Hearing Officer approved the April 14, 2022 meeting minutes.

FORMAL ITEMS

- 2. PROJ-15429 – AT&T Small Cell Facility Coastal Development Permit 1888 E. Thompson Blvd.**

Request for Administrative Coastal Development Permit for installation of replacement streetlight pole with wireless cell facility on a portion of E. Thompson Blvd. sidewalk between Santa Rosa St. and Santa Cruz St.

Recommendation: Approve the Coastal Development Permit, as conditioned.

California Environmental Quality Act

The project is categorically Exempt from the California Environmental Quality Act (CEQA) Guidelines Section 15301 Class 03, New Construction or Conversion of Small Structures.

Case Planner: Falak Zaidi, Associate Planner

Applicant: Eukon Group

SPEAKERS:

Staff: Falak Zaidi, Associate Planner

Applicant: None

Members of Public: None

Emails: None

Documents: PowerPoint by Staff

Ex-Parte Communication: None

Action: The Hearing Officer approved PROJ-15429 – AT&T Small Cell Facility, as presented and conditioned.

3. PROJ-15095 – Perrett Industrial Planned Development Permit and Design Review located at 1771 Donlon Street.

Request for a Design Review and a Planned Development Permit for a 13,609 square-foot multi-tenant industrial building on a 1.0-acre site in the Manufacturing Planned Development (MPD) zoning district with a land use designation of Industry.

Recommendation: Approve the Planned Development Permit and Design Review, as conditioned.

California Environmental Quality Act

The project is categorically Exempt from the California Environmental Quality Act (CEQA) Guidelines Section 15332 Class 32, In-fill Development Projects.

Case Planner: Shaveta Sharma, Contract Planner

Applicant: Neal Subic

SPEAKERS:

Staff: Levi Hill, Acting Planning Manager

Applicant: Neal Subic

Members of Public: None

Emails: None

Documents: PowerPoint by Staff

Ex-Parte Communication: None

Action: The Hearing Officer approved PROJ-15095 – Perrett Industrial with a modification to Condition #2 as follows:

- Prior to the submittal of building permits, the applicant will submit concept drawings of an element to screen future roof equipment that shall be approved by the Planning Division prior to the submittal of building permits.

STAFF COMMUNICATION

None

ADJOURNMENT – meeting adjourned at 6:20 p.m.