



City of Camarillo
 Department of Community Development
SUBDIVISION / LAND DIVISION
 Application

SUBMITTAL	City of Camarillo Department of Community Development 601 Carmen Drive P.O. Box 248 Camarillo, CA 93011-0248 Phone: 805.388.5360; Fax: 805.388.5388 Email: planning@cityofcamarillo.org	APPLICATION <small>Staff Use</small>	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%;">Application</td> <td style="width: 50%;">Project No.</td> </tr> <tr> <td>Tentative Tract - <u>6017</u></td> <td></td> </tr> <tr> <td>Land Division _____</td> <td></td> </tr> <tr> <td>Parcel Map Waiver _____</td> <td></td> </tr> <tr> <td>Lot Line Adj _____</td> <td></td> </tr> <tr> <td>Fee <u>\$30,808</u></td> <td></td> </tr> <tr> <td>Received by <u>Sam Dominguez</u></td> <td></td> </tr> <tr> <td>Date Filed <u>3/5/2020</u></td> <td></td> </tr> <tr> <td>HTE No. <u>20-134</u></td> <td></td> </tr> </table> <p style="text-align: right; font-size: small;">(Keep Receipt with Application)</p>	Application	Project No.	Tentative Tract - <u>6017</u>		Land Division _____		Parcel Map Waiver _____		Lot Line Adj _____		Fee <u>\$30,808</u>		Received by <u>Sam Dominguez</u>		Date Filed <u>3/5/2020</u>		HTE No. <u>20-134</u>	
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NOTE	<p>Prior to submittal of the application, it is advised that the applicant review the requested proposal with the Department of Community Development in order to review Ordinance requirements and consistency with the General Plan. In completing the application form, please be accurate and complete. If you have any questions or require assistance, contact the Department of Community Development.</p> <p>➤ Agenda reports will be emailed to all applicants and representatives.</p>																				
APPLICANT	<p>APPLICANT <u>Area Housing Authority of the County of Ventura</u> Contact Person <u>Bud McGehee</u> Email (required) <u>gmcgehee@ahacv.org</u> Address <u>1400 W Hillcrest Dr.</u> City <u>Newbury Park</u> State <u>CA</u> Zip <u>91320</u> Phone (8 am – 5 pm) <u>(805) 480-9991</u> Cell <u>805-857-2593</u> Fax _____</p> <p>ARCHITECT <u>RRM Design Group</u> Contact Person <u>Tony Tomasello</u> Email (required) <u>actomasello@rrmdesign.com</u> Address <u>10 East Figueroa Street</u> City <u>Santa Barbara</u> State <u>CA</u> Zip <u>93101</u> Phone (8 am – 5 pm) <u>(805) 963-8283</u> Cell <u>(805) 432-2090</u> Fax _____</p> <p>ENGINEER <u>RRM Design Group</u> Contact Person <u>Michael Hamilton</u> Email (required) <u>mchamilton@rrmdesign.com</u> Address <u>10 East Figueroa Street</u> City <u>Santa Barbara</u> State <u>CA</u> Zip <u>93101</u> Phone (8 am – 5 pm) <u>(805) 963-8283</u> Cell _____ Fax _____</p> <p>PROPERTY OWNER <u>City of Camarillo</u> Contact Person <u>Dave Norman</u> Email (required) <u>citymanager@cityofcamarillo.org</u> Address <u>601 Carmen Drive</u> City <u>Camarillo</u> State <u>CA</u> Zip <u>93010</u> Phone (8 am – 5 pm) <u>(805) 388-5300</u> Cell _____ Fax _____</p>																				
REQUEST	<p>Description of proposed subdivision/land division <u>Tract map for subdivision of the site into two legal parcels, Parcel 1 will consist of 60 affordable rental apartments, Parcel 2 will consist of 8 affordable for-sale townhouse condominium units.</u></p>																				

SUBDIVISION

PROPERTY DESCRIPTION

Property Acquired (date) TBD
 Legal Description See Prelim Title Report dated July 5, 2019
 Property Location 2800 Barry Street
 Assessor's Parcel No. 162-0-023-030
 Cross Street(s) Lewis Rd (Hwy 34)
 Current Zoning Light Manufacturing (M-1) Parcel Area 2.52 acres
 Dimensions of Parcel: Width Irregular Depth Irregular
 General Plan Designation Industrial/Commercial
 Current Use of Property Vacant; previously Stock Building Supply

UTILITIES

	<u>Utility Services: Location / Size of Line</u>	<u>Source: Company / Agency</u>
Water	<u>10 inch; connection across Barry St.</u>	<u>Camarillo Water Division</u>
Electricity	<u>overhead; along Lewis Rd.</u>	<u>Southern California Edison</u>
Gas	<u>Barry Street</u>	<u>SoCal Gas</u>
Sanitation	<u>12 inch; connection @ Barry/Lewis intersection</u>	<u>E.J. Harrison & Sons</u>

SITE FEATURES

Access Barry Street & Lewis Road
 Proposed Grading 112,520 sf
Existing Features (please describe existing and proposed changes)
 Existing Buildings / Structures Vacant; previously Stock Building Supply
 Topographical / Vegetation Flat, previously disturbed/developed lot
 Number of Parcels 1

PHASING

Previous Applications N/A
 Anticipated Construction Date TBD
 Subdivision Phasing No phasing anticipated Units Per Phase N/A

PROJECT INFORMATION

In reviewing applications for land division maps and tentative tracts and lot line adjustments, various factors will be considered in accordance with the State Map Act and the City's regulations. It is necessary that the applicant will prepare responses to the following questions in describing the proposed land division or subdivision.

1. In what ways does the proposed map and the proposed improvements comply with the City's General Plan and Zoning Ordinance?

The proposed use redevelops a vacant site and provides affordable housing in an existing residential neighborhood. The intent of the RPD zone is to provide land to be developed for residential use.

2. How does the type and density of the proposed development physically suit the site and surrounding areas?

The proposed development includes multifamily housing, which is consistent with the existing residential neighborhood.

3. Is the design of the subdivision including its streets and improvements likely to cause substantial environmental damage or public health problems or burden municipal services?

The site was previously developed with a building supply yard and is currently vacant.

No potential impacts are anticipated

4. Does the design of the subdivision and its improvements conflict with an existing or proposed public and private easements for access or use?

No, two existing easements along the south side of the property are proposed to remain.

Other easements will be eliminated as appropriate

5. (If residential) How will the project be served by educational and recreational facilities? Differentiate between existing and proposed facilities and discuss the increased demand on those facilities projected by the proposed project. Discuss any proposed or available means to mitigate the projected impact.

The project is an infill development in an urbanized area of the City. The development is within the Pleasant Valley School District and will be required to pay established school impact fees, which are established to mitigate potential impacts on local schools. The site has adequate on site indoor and outdoor recreational and community space and is not anticipated to impact local recreational facilities.

