

## **CITY COUNCIL WEEKLY UPDATE**

### **August 15, 2019**

#### **PLANNING**

**Draft Regional Housing Needs Assessment** - The SANDAG Board has released a draft Regional Housing Needs Assessment (RHNA) methodology for public review. The public review period will close on August 23, 2019. The methodology will distribute the RHNA to the 18 cities and county. The draft RHNA methodology would allocate 5,444 total housing units to Oceanside, including 1,986 lower income units. The City's current RHNA is for 6,210 total housing units including 2,727 lower income units. The Board is anticipated to approve the final RHNA methodology by October, which will trigger a mandate to update the City's Housing Element by April 2021.

**The Breeze Townhome Project** – The 34-unit townhome project is scheduled for Planning Commission consideration on September 23, 2019. In response to public comment, the developer recently agreed to ground test portions of the project site adjacent to the Oceanside Cemetery to ensure that the project site does not contain any unmarked grave sites. There is no confirmed evidence to date suggesting that such grave sites exist on the property.

**Brother Benno's Standing Committee** - The Planning Commission Standing Committee's first meeting is scheduled for October 15 from 3:00 to 6:00 p.m. in the Council Chambers, to review the Brother Benno's facility for compliance with their existing conditional use permit (CUP). Public testimony will be accepted at the meeting. The agenda will likely include a schedule of future meetings and a draft matrix of issues to be addressed that is organized into three categories: compliance with the CUP; revisions to the CUP; and non-Brother Benno's issues. Planning staff has created a webpage to provide public information at <https://www.ci.oceanside.ca.us/gov/dev/planning/bbsc.asp>. The staff report for the October 15 meeting will be posted to the webpage approximately one week prior to the meeting.

**North River Farms** – The Draft Amended Environmental Impact Report for the North River Farms project was released for a 45-day public comment period on August 12 with the public comment period ending on September 26. The recirculated EIR addresses the latest project changes proposed by the project applicant. It's anticipated that the revised project will be scheduled for City Council consideration in the Fall.

**General Plan Update Phase 2** – The Planning Division is finalizing a Request for Proposals (RFP) for consultant services in support of the second phase of the City's General Plan Update (GPU), which will apply policy direction outlined in the recently-adopted Economic Development Element (EDE) and Energy and Climate Action Element (ECAE) to inform updates of all of the other existing elements of the General Plan (e.g., Land Use, Circulation, Housing, Community Facilities, Conservation and Open Space). This second phase of the GPU will include a Smart and Sustainable Corridors Plan (largely funded by a Caltrans Sustainable Communities grant) and a Community Plan for the South Morro Hills area. Staff intends to issue the RFP within the next week and select consultant partners in October.

*Listed below are the public hearing items that the Planning Commission reviewed and acted on at their meeting on Monday, August 12, 2019*

## **PUBLIC HEARINGS**

AIRPORT ROAD HOTEL - Consideration of a DEVELOPMENT PLAN (D18-00022) AND CONDITIONAL USE PERMITS (CUP18-00027/CUP19-00010) to allow the development of a hotel with 86 rooms and reduced parking on a 2.10- acre site at 375 Airport Road. Situated within the Airport Neighborhood Planning Area, the subject property bears a land use designation of Light Industrial (LI) and a zoning designation of Limited Industrial (IL). ***The Commission adopted PC Resolution No. 2019-P34 approving the project.***

DISCOUNT TIRE OCEANSIDE- Consideration of a DEVELOPMENT PLAN (D19-00008), CONDITIONAL USE PERMIT (CUP19-00009), and HISTORIC PERMIT (H19-00001) to construct a retail tire store in Mission Douglas Plaza located at 3935 Mission Avenue. The project site is located within the San Luis Rey Neighborhood Planning Area and has a land use designation of Special Commercial and is zoned Special Commercial Limited with a Historic Overlay (CS-L-H). ***The Commission adopted PC Resolution No. 2019-P35 approving the project.***

## **ENGINEERING**

**El Corazon Aquatics Center** - Bid Pre-Qualifications Process ended on August 14, 2019. The pre-qualification list will be finalized within the next week. Bids are being processed concurrently. Bid Opening is set for September 12, 2019. Bond and Award are scheduled to appear at October 9, 2019 City Council Meeting.

**Quiet Zone Update** - Engineers from the City, NCTD, CPUC, and Caltrans reviewed the five coastal railroad crossings, and reached a consensus on how to fence sidewalk and station areas that are open to the tracks. The City's Quiet Zone engineering firm will draw up the plans for Federal Railroad Administration concurrence. Meanwhile, the City's contractor is completing non-Quiet Zone related work items

## **PUBLIC WORKS**

**Oceanside Harbor Entrance** - Recent sounding of the Harbor entrance indicate additional shoaling is occurring. Staff is cautioning boaters to be extra careful during low tides and south swells when waves can build and break inside the Harbor entrance. The Army Corp of Engineers maintenance dredge in May 2019 removed the minimum amount of dredge material per contract, however weather-related delays prevented them from deepening the entrance. There are nine months before the next maintenance dredge can occur in May 2020. Harbor Police are measuring depths and reporting the findings to the Army Corp of Engineers to keep them the aware of conditions.

## **ECONOMIC DEVELOPMENT**

**California Competes Tax Credit** - The [California Competes Tax Credit](#) is an income tax credit available to businesses who want to come, stay, or grow in California. Applicant companies complete an online application form that takes, on average, two and a half hours to complete. The current round of applications will be accepted through August 19. The next application period reopens from January 6 through January 27, 2020. Innovate 78 staff is available to assist companies in the application process. Several Oceanside companies have been awarded the tax credit in previous years, and any size company is eligible to apply. [More](#)

## **FIRE**

**The temporary Fire Station #3** at Ocean Shores High School should be ready for move in by the end of this week.

**EMT update** - 30 applicants have been offered positions and are going through backgrounds and medicals.

## **WATER UTILITIES**

**Loma Alta Slough Wetland Enhancement Workshop** - The City will be hosting a public workshop at the Civic Center Library Community Room today from 5:00-7:00 p.m. to discuss the Loma Alta Slough Wetland Enhancement Project. The purpose of the project is to expand coastal wetland habitat and improve public access through trail improvements and educational signage. The project is currently in the design phase and is being funded through a State Coastal Conservancy grant. This workshop will provide an opportunity for the public to provide input on the project's goals and objectives and ask questions to the design team.

## **COMMUNITY EVENTS**

**Aug 16 Soccer Club of Oceanside Opening Day.** 5:45 p.m. Buchanon Park. (760) 207-0264.

**Aug 16 MiraCosta College Alumni Association Inaugural Event.** 6:00 p.m. Oceanside Campus. [Info](#)

**Aug 16-17 Miracle Crusade.** 5:30-9:00 p.m. Civic Center. (760) 734-4835.

**Aug 17-18 World Body Surfing Championships.** Pier. 6:00 a.m. – 4:00 p.m. 310-924-5111.

**Aug 18 Concert at Heritage Park.** 4:00 – 6:00 p.m. [Info](#)

**Aug 24 Pao Pao Outrigger Canoe Race.** Harbor. 8:00 a.m. - 5:00 p.m. Harbor. (808) 268-8534.

- Aug 24**      **Movie at the Pier.** Dusk. (760) 435-5041.
- Aug 31**      **International Drug Awareness Day.** 6:30-8:00 p.m. Candlelight Pier Walk.
- Sept 13**      **Evening Honoring Marva Bledsoe / Women's Resource Center Fundraiser.** 5:00-9:30 p.m. The Crossings. [Info](#)
- Sept 14**      **Concert in the Park.** 5:00-8:30 p.m. South Oceanside Elementary. (760) 533-6161. [Info](#)
- Sept 15**      **Oceanside Noche Mexicana 2019.** 1:00 – 7:00 p.m. Civic Center. (760) 435-3044.
- Sept 21**      **Oceanside Harbor Days.** 9:00-5:00 p.m. Oceanside Harbor. [Info](#)
- Sept 28**      **South O'side Garden party.** 2:00-6:00 p.m. South O Elementary. (760) 200-7137.
- Oct 5**      **Taste of Oceanside.** 2:00-5:00 p.m. Downtown locations. (760) 754-4512.
- Oct 10**      **Oceanside Senior Expo.** 9:00 a.m. – 1:00 p.m. Civic Center. [Info](#)
- Oct 11**      **Boys & Girls Club Gala.** 5:30 -10:00 p.m. 401 Country Club Lane. (760) 433-8920.
- Oct 12**      **Pride by the Beach.** 11:00 a.m. – 5:00 p.m. Civic Center. (760) 213-1267.
- Oct 25**      **Trek-n-Treat.** 9:00-11:30 a.m. Harbor. (760) 729-3866.
- Oct 27**      **Dia de los Muertos.** Mission San Luis Rey. 10:00 a.m. – 4:00 p.m. (844) 653-4363.
- Nov 2**      **Crown Heights Dia de los Muertos Festival.** 6:00-9:30 p.m. (760) 435-3339.