

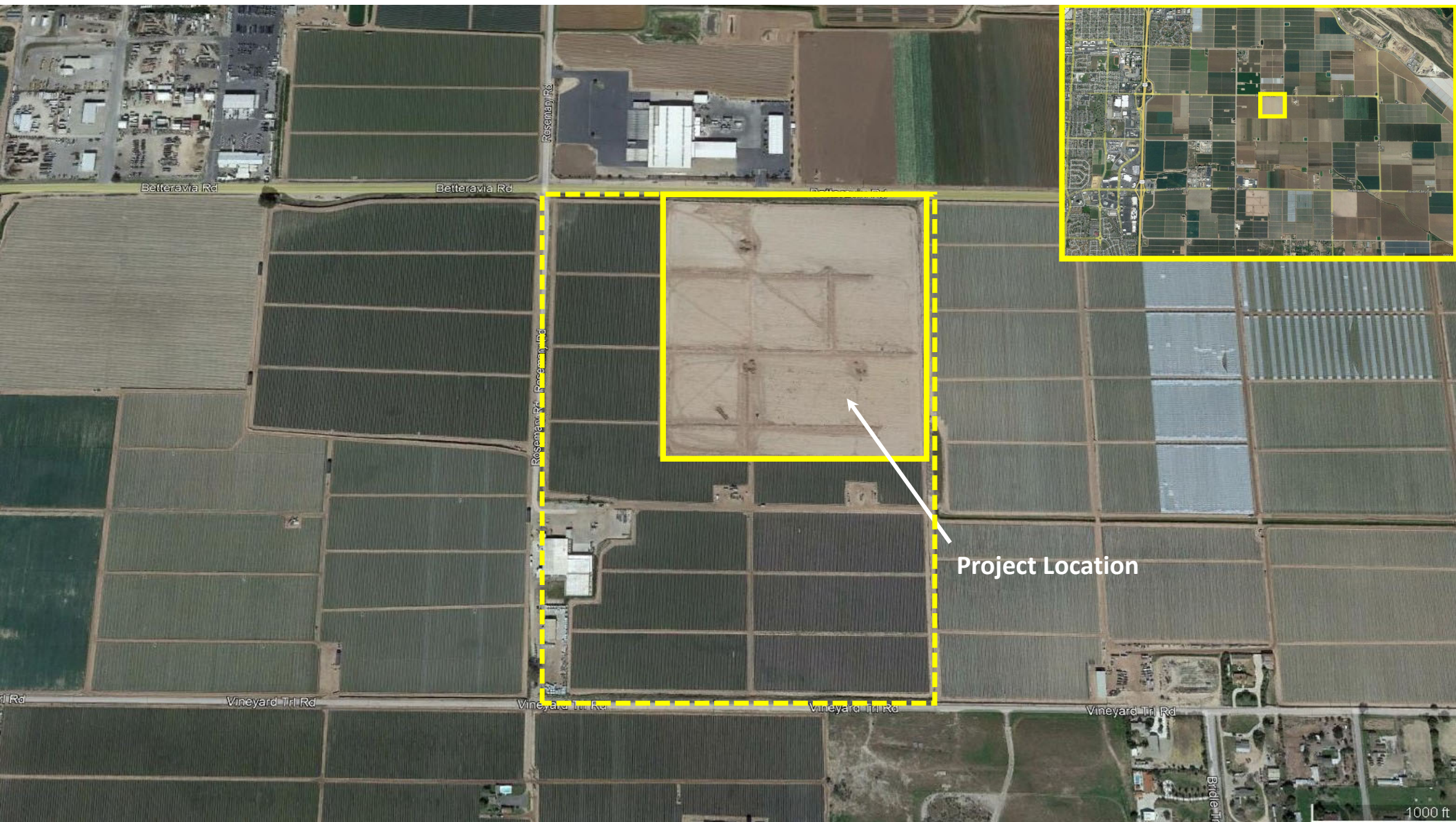
Arctic Cold Storage Facility

22GPA-00006/22CUP-00021/23RVP-00024

Vdqwd#Eduedud#F rxqw| #Erduq#r i#Vxshuylvru

Vhshwp ehuf# : /#5357

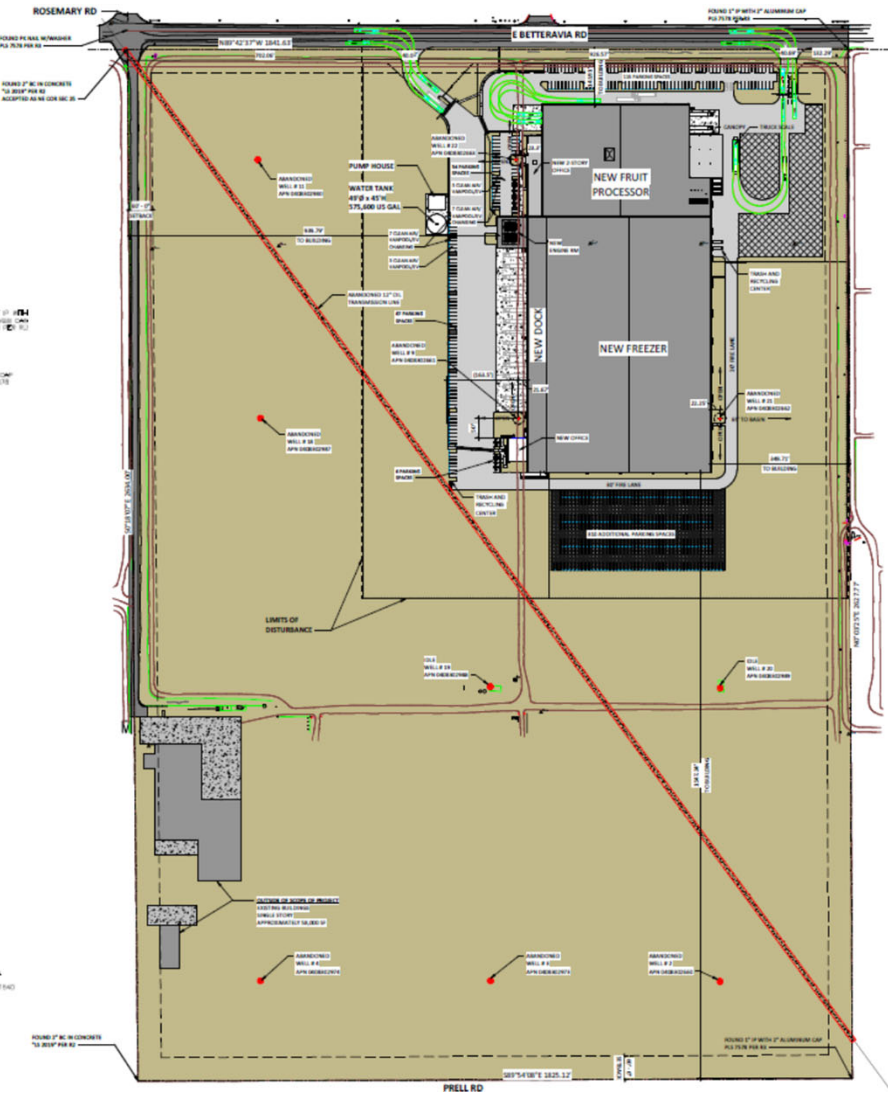
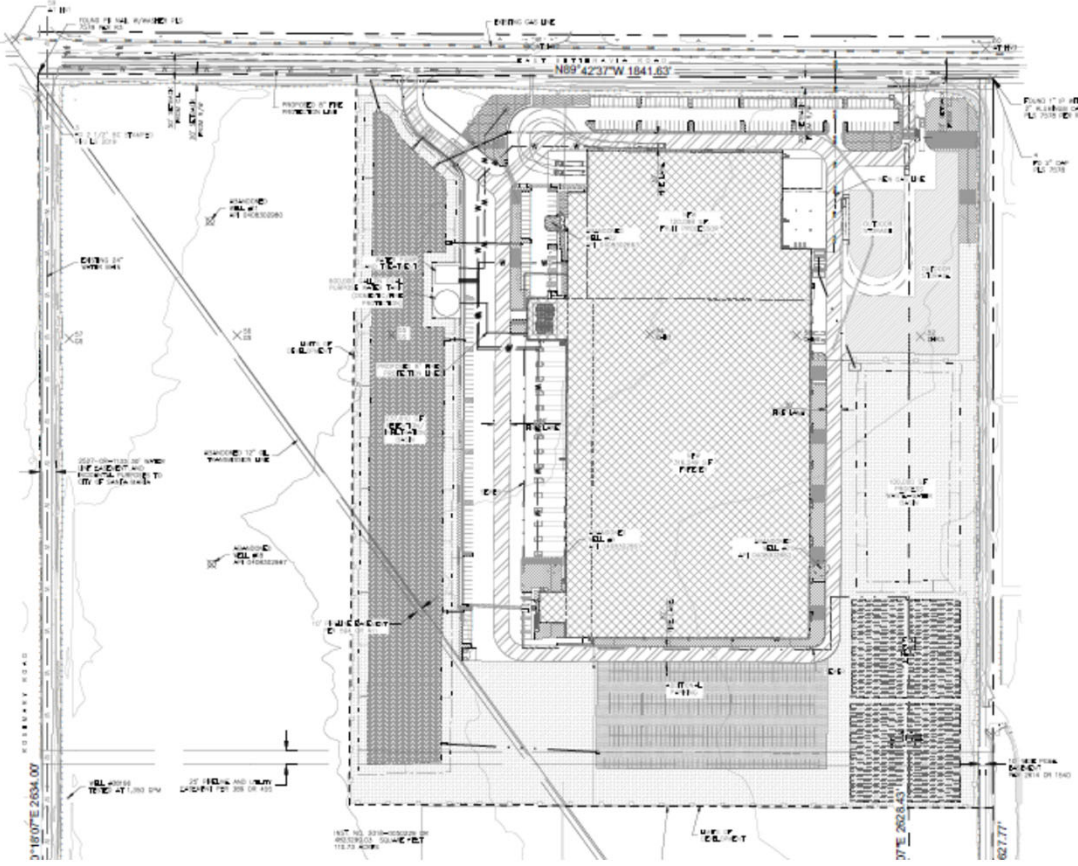




Project Location

1000 ft

Site Plan



Arctic Cold

- Major Cold Storage Facility 20DVP-00006, 20CUP-00005
- 449,248 SF
 - 321,702 SF Freezer
 - 127,546 SF Processor
 - Approved 03/09/2022
 - Currently Under Construction
- Locations Oxnard, Santa Maria
- >300 Employees
- Volume Sales (YR) \$34M+
- Regional/National/International Markets
- Clients
 - Smuckers
 - Sunkist
 - Pictsweet
 - Titan







Arctic Cold GPA/CUP

- Issue of Processing
 - Tenant Critical Use
 - Purees
 - Processing Requirements
- Sec. 35.42.040
 - *“Agricultural processing is limited to simple mechanical processing to convert fruit from a solid to a liquid without additives, chemical reactions or changes in natural ambient temperatures”*
 - Code Requires CUP/GPA (Ag Industry Overlay)
- Use Was Evaluated 21EIR-00001
 - Use In Original Project Description
 - No Increases in Impacts
- Planning Commission Recommendation of Approval

Summary

- Use Complies with all Applicable Policies, Development Standards
- Project Consistent with General Plan, LUDC Provisions
- Impacts Mitigated through 21EIR-00001
- Staff Recommendation of Approval
- Request Approval

