

OCEANSIDE **RECEIVED**

JUL 24 2025

City Clerk Department
300 North Coast Highway
Oceanside, CA 92054
Tel (760) 435-3000 Fax (760) 967-3922

OCEANSIDE CITY CLERK

APPEAL OF PLANNING COMMISSION ACTION

APPEALS MUST BE FILED WITH THE CITY CLERK'S OFFICE WITHIN 10 CALENDAR DAYS OF
THE DATE OF FINAL ACTION

PROJECT/ACTION BEING APPEALED

PROJECT NAME <u>GRACE STREET SUBDIVISION</u>	DATE OF FINAL DECISION <u>7-14-2025</u>
RESOLUTION NUMBER <u>2025-P16</u>	

FORM OF APPEAL

APPEAL FEE - \$1,838 ☐ PETITION ☒ (PLEASE SEE BELOW FOR EXPLANATION/SIGN OFF)

LETTER INCLUDING A STATEMENT SPECIFICALLY IDENTIFYING THE PORTION(S) OF THE
DECISION BEING APPEALED AND THE BASIS FOR THE APPEAL IS ATTACHED ☐

PERSON FILING APPEAL

NAME <u>RICHARD KRATCOSKI</u>		Daytime Telephone: <u>760 208-7174</u>	
ADDRESS <u>2110 Foster</u>	CITY <u>OCEANSIDE</u>	STATE <u>CA</u>	ZIP <u>92054</u>
APPEALED BY APPLICANT ☐ INTERESTED PARTY ☒ PROPERTY OWNER ☐ (COMPANY/REP) WITHIN NOTICE AREA			
SIGNATURE 		DATE <u>7-24-25</u>	

CONTACT PERSON

(IF DIFFERENT FROM PERSON FILING APPEAL)

NAME			
ADDRESS		CITY	STATE
			ZIP
Daytime Telephone		Fax Number	Email Address

Section 4604: To appeal by petition for a waiver of the appeal fee, the appeal must be accompanied by the signatures of 50% of the property owners within the noticed area or 25 signatures of the property owners or tenants within the noticed area, whichever is less.

I hereby certify that this appeal is being submitted in accordance with the Zoning Ordinance and meets the criteria specified in Section 4604 for an appeal by petition.

Signature:

Date: 7-24-25

NOTE: All petitions must contain original signatures, along with the printer

Received by: Leslie H.
Via: Counter
Copy to: CAO, Dane Thompson,
Clerk, Darlene Nicandro, CMO

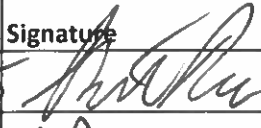
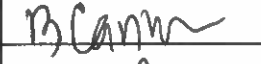
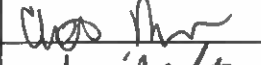
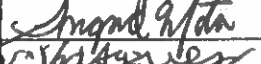
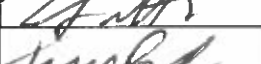
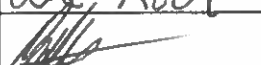
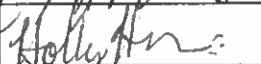
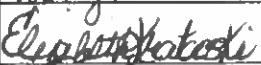
The LOMA ALTA MISSION PARK
RESIDENTS ARE CONCERNED WITH
A MULTITUDE OF ISSUES REGARDING
GRACE STREET SUBDIVISION
PROJECT. WE WOULD LIKE
CITY COUNCIL MEMBERS TO
HEAR OUR CONCERNS AND
MAKE NECESSARY CHANGES TO
THIS PROJECT.

A large, stylized handwritten signature in black ink, consisting of several overlapping loops and a long horizontal stroke at the bottom.

7-24-25

Petition for Grace Street Subdivision Appeal

This is a petition of those opposed to the Density Bonus Application (DB24-00007) for the subdivision development at 240 Grace Street.

Date	Signature	Printed Name	Address (# and street name)	Daytime Phone
7/23/25		Richard Kratoski	KI 2110 Foster	
7/23/25		Kelly Faulk	2303 Winchester St.	
7/23/25		Bryan Cannon	334 Grace St.	
7-23-25		Christine Myers	334 Grace St.	
7-23-25		Ingrid Mota	2151 Foster St	
7-23-25		Gloria Vasquez	2151 Foster Street	
7-23-25		Melody Apudara	2159 Foster Street	
7-23-25		DAVID BOGHDAN	2210 EL MONTE DR.	
7-23-25		Dany Bujalan	2119 El Monte Dr	
7-23-25		Joseph Luvu	2150 Foster St	
7-23-25		Lou Bravo	2150 Foster St.	
7-23		Jeremi Purta	2136 Foster St	
7-23		Cordel Carballa	2138 Foster St	
7-23		Jeremy Sene	2134 Foster St	
7/23		Kathy Magerluth	311 Grace St	
7/23		Angelica Dasher	2162 Saratoga St.	
7/23		FRANK KOEHLER	326 GRACE ST	
7/23		LISA KOEHLER	326 GRACE ST.	
7/23		Colleen Stephens	2021 Winchester	
7/23		RHONDA Tucker	2408 Saratoga St	
7/23		Susan C. Redfield	2129 FOSTER ST	
7/23		Nick Ruiz	2121 Maxson St.	
7/23/25		Holly Sorensen	2121 Maxson Street	
7/23/25		ELIZABETH KRATOSKI	2170 EL MONTE DRIVE	

This is a petition of those opposed to the Density Bonus Application (DB24-00007) for the subdivision development at 240 Grace Street.

[illegible]