

CANBY PLANNING COMMISSION

Special Hearing

February 24, 1971

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The meeting was called to order by Chairman Gordon Ross at 8:05 pm.

Present: Chairman Gordon Ross, Commissioners Al Godfrey, Ralph Hulbert, Elsie Cutsforth and Jeanne Parsons. Also present: John Whiteside, Asst. Supt. of Public Works and Dave Patterson County Planning Office

The minutes of February 10, 1971 were read and approved as corrected.

At 8:15 pm a hearing for a Conditional Use Permit for a Home Occupation by Robert Wescott was conducted. The application being in order, Mr. Wescott was asked to advise the Commission of the type of business being conducted at the residence. The Chairman asked for proponents and opponents of the permit. Mr. Boecher, a neighbor, stated he had no objections and would accept the decision of the Commission. A motion was made by Al Godfrey to accept the Conditional Use Permit for a Home Occupation for Wesco Electronics, owned by Robert Wescott, subject to the following conditions:

1. No signs or products shall be displayed from the outside of the structure.
2. No full time employees shall be employed on the premises.
3. No expansion of the structure will be allowed that would be used to house the commercial business.
4. A sign on the mail box will be allowed.

Motion seconded by Ralph Hulbert and passed unanimously. The Chairman reminded the applicant that violation of any of the conditions would make the conditional use permit subject to immediate revocation. The secretary was then directed to send a letter to Mr. Wescott stating the decision of the commission and the conditions under which this permit will be granted.

At 8:35 pm a hearing was conducted on the Frank Kendall Conditional Use Permit to construct duplexes between South Douglas and South Elm. The proponent, Mr. Frank Kendall, stated he had 1-1/3 acres between Douglas and Elm and stated he was not too concerned whether the permit was granted since he could always use the property for low income housing under the 235 Housing Plan. Those appearing in opposition to the Conditional Use Permit were Mr. Ray Stinson, Clark Stinson, K.R. McNamee, Frank Oliver, Adrian Jacobs, Mrs. Hawley and Mrs. Marian Stinson who felt the property should be used for single family residences as zoned and could create a traffic and parking problem if allowed. Also felt it would tax the present utility services beyond their limits. Discussion followed. Al Godfrey then moved the commission deny the conditional use permit to construct duplexes in an R-1 Zone for the following reasons:

1. The density of duplexes on property
2. Parking facilities are inadequate
3. Public opposition

Motion seconded by Hulbert and passed unanimously. The Secretary was directed to send a letter to Mr. Kendall advising of the denial of the application by the commission and their reasons, also to advise him of his right to appeal the decision to the City Council within fifteen days.

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Next on agenda Mr. Ron Tatone presented a revised plat for Eastwood Estates. Discussion followed and the following recommendations were made:

1. To have North Grant a 60' right-of-way rather than 50', extending to the Northerly property line.
2. That a 1' plug in the Northerly portion of the property at the boundry be provided.

It was the opinion of the Commissioners that the School Board should be contacted as to their future plans for their property. The Secretary was directed to send a letter to the School Board requesting this information. A motion was then made by Jeanne Parsons to accept the revised plans for Eastwood Estates with the correction of a 60' right-of-way on North Grant, continuing through the property to within a 1' plug of the Northerly boundry. This 1' plug to be in the control of the City Council. Motion 2nd by Cutsforth and carried unanimously.

The matter of the Ron Tatone subdivision between Aneta and Locust was tabled until the next meeting.

Mr. Ron Tatone then asked the commissioners their reasons for the recommendations on Eastwood Estates. The Chairman advised Mr. Tatone it was hoped that Territorial Road would be widened to 60' in the near future and that the commission had to review each proposal to conform to what was best for the City of Canby. Mr. Tatone then asked that the commission review the plat again and reconsider their decision.

The next meeting will be held March 3, 1971 at 8:00 pm to discuss the Ron Tatone plat and also John Tatone's proposed extension of Westwood estates.

The meeting was adjourned at 11:35 pm.

Respectfully submitted,

Janet Bell  
Secretary