

Canby Planning Commission
Regular Meeting
September 12, 1972

Present: Chairman Gordon Ross, Commissioners Edgerton, DiTommaso, Cutsforth and Hulbert.

Also present: Asst. Supt. Whiteside, Clackamas County Representative Dave Patterson arrived at 8:30 PM.

The meeting was called to order at 7:45 PM.

The minutes were read and corrected as follows:

1. Page 1 paragraph 3, correct to read:
"Mr. Oliver addressed the commission stating he did not feel it was fair to ask him to deed a thirty foot (30') strip for street purposes when the city did not have the thirty feet for continuation east to N. Locust St.

The Chairman then asked for a status report on the Amrine Addition improvements. Mr. Whiteside advised they were ready to pave. After discussion, Commissioner Edgerton moved that building permits not be issued for any lots in the Amrine Addition after Sept. 15, 1972, until all improvements are completed. Second by Cutsforth. Additional discussion followed and Commissioners Cutsforth and Edgerton withdrew the pending second and motion. Commissioner Edgerton then moved that a period of not exceed six (6) months be established for completion of improvements on any future subdivision agreements. Second by Cutsforth and passed unanimously.

Next on the agenda was a request for final plat approval by R.C. Smelser for his subdivision known as "Debbie Acres". The Chairman advised that all requirements were in order and advised the commission of a meeting with Allan Davies of H.U.D. regarding the limitation and control of 235 housing within the city. Mr. Davies had stated the Planning Commission could designate the lots within any new development that they would allow to be financed under the 235 program. After discussion, Commissioner DiTommaso moved the final plat of Debbie Acres be approved subject to bond agreement acceptance by the city and compliance with conditions of the staff reports. Second by Edgerton and passed unanimously. The Secretary was directed to recommend to the City Council acceptance of the bond agreement.

The Chairman then directed the Secretary to write a letter to Mr. Allan Davies of HUD stating the Planning Commission wishes lots 1,2, & 3 of blk. 1; lots 1,9 and 10 of blk. 2; and lot 7 of blk. 3 in R.C. Smelsers subdivision known as Debbie Acres NOT be financed under the 235 program. A copy of this letter is made a part of these minutes.

Next on the agenda was a request by Ray Condray, Al Seida and Ron Tatone for permission to proceed with construction on his Mobile Home Park extension. The commission discussed the on-site study of the existing park by the P.W. Dept. and applicants. Mr. Condray then advised the commission that Mr. Seida does not wish to deed to the City the 40' right-of-way to continue S.E. 2nd Ave., at this time, however, he does agree to provide the city with a written affidavit assuring that no structure of any type will be constructed within the proposed 40 feet right-of-way. It was the opinion of the

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commission that before any construction is started all conditions of the preliminary approval must be met. The Chairman then advised Mr. Condray that he would discuss the matter with the City Council and Attorney to see if any alternative plan could be found and the matter was tabled until the Sept. 26th meeting.

Next item on the agenda was a request for approval, under minor land partitioning, of a parcel of property located on the S.E. corner of Pendleton and Territorial Road by Terry Laxton. Considerable discussion followed since one parcel of the property will front on Territorial Road and to date the centerline of Territorial Road has not been established therefore, setbacks could not be determined. Commissioner DiTommaso moved the Planning Commission grant Terry E. Laxton approval of his minor land partitioning application subject to his deeding of 15' to the City of Canby on Territorial Road, and that setbacks will be 35' from the deeded property line. Second by Edgerton and passed unanimously. The Chairman advised Mr. Laxton that upon receipt, by the Public Works Dept., of the legal description of the properties and the deed for the 15', the building dept. could proceed with the issuance of building permits.

Chairman Ross directed the secretary to write a follow-up letter to the County regarding the establishing of the centerline of Territorial Road.

A resolution establishing procedures for minor land partitioning was presented and read by the Commission. After discussion Commissioner DiTommaso moved the Planning Commission recommend to the City Council adoption of the resolution establishing procedures for Minor Land Partitioning. Second by Hulbert and passed unanimously.

The meeting was adjourned at 10:55 PM.

Respectfully submitted,


Kay Lewelling
Secretary