

Canby Planning Commission
Regular Meeting
December 13, 1982

MEMBERS PRESENT: Chairman Kahut, Commissioners Baller, Davis, Shinn, and Schrader

MEMBERS ABSENT: Commissioners MacKenzie and Cutsforth

OTHERS PRESENT: City Planner Atwood, Consultant Stephen Lashbrook, City Attorney Wade Bettis, Deputy City Attorney Jennifer James, Secretary Virginia Shirley, Andy Ditommaso, Gaye Stocke, and others

The minutes of the November 8, 1982, meeting were approved as presented.

Item No. 1: Interpretation of Permitted Uses in C-1 Zone - Ambulatory Services of Oregon wishes to do business in a C-1 zone. City Planner Atwood informed the Commission that this request was before the Commission, as the use was not defined within Ordinance No. 690 as an outright permitted use. He further explained the applicant wishes to have their business located at 150 N. E. Third Avenue, which is a single family residence they wish to convert to commercial. City Planner Atwood read a letter into the record from Gaye A. Stocke, President of Ambulatory Services of Oregon. Mr. Atwood further explained that neither the Building Inspector or the Fire Marshal had any problem with this location, subject to certain conditions. Discussion followed regarding the conditions which would need to be met prior to occupancy as a business. City Planner Atwood explained certain parking requirements needed to be met, alterations to the building were required to meet the building code, and that the Fire Marshal had requested fire extinguishers, requirements for storage of the oxygen bottles, and that the second story of the building be used for storage only. *Commissioner Schrader moved that Ambulatory Services be allowed as a permitted use within the C-1, Downtown Commercial zone. The motion was seconded by Commissioner Baller, and passed unanimously with Chairman Kahut voting.

Item No. 2: Deputy City Attorney Jennifer James reported her findings on Halfway Houses. She stated that in calling Milwaukie, Oregon City, and the City of Portland, she had discovered they are referred to as "Residential Care Facilities." She further informed the Commission that both Milwaukie and Oregon City treat these facilities as conditional uses in residential zones. The City of Portland has both a Citizen's Residential Care Facilities Board and Hearings Officer which hold public hearings on the proposal. Neighbors are notified for 400 feet in all directions prior to the hearings. It was the consensus of the Commission that provisions for the inclusion of Residential Care Facilities should be included in the Land Development and Planning Ordinance when the next amendments are made. This is expected to take place after the Comprehensive Plan has been completed.

Item No. 3: Consultant Stephan Lashbrook reported to the Commission on the procedure for additional work which needs to be done on the Comprehensive Plan in order to have it passed by L.C.D.C. He asked the Commission for two volunteers from the Commission to help with the revisions. Commissioner Schrader and either Commissioner MacKenzie or Chairman Kahut will be those volunteers. Mr. Lashbrook will be asking for two volunteers from the City Council, and the volunteers and staff will be meeting every two weeks. The meetings will start after the first of the year.

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There being no further business, the meeting was adjourned at 9:15 p.m.

This meeting has been recorded on tape.

Respectfully submitted,


Virginia Shirley, Secretary
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