

Canby Planning Commission
Regular Meeting
August 27, 1984

MEMBERS PRESENT: Chairman Kahut, Commissioners McKibbin, Seale, Davis,
Schrader and Cutsforth

MEMBER ABSENT: Commissioner Shinn

OTHERS PRESENT: City Planner Bud Atwood, Secretary Virginia Shirley, Jerry
and Bonnie Patterson and others

The minutes of the meeting of July 9, 1984, were approved as presented.

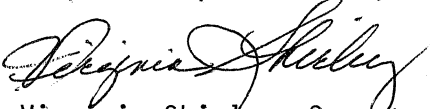
Item No. 1: Request for a Minor Land Partition to divide a parcel into two parcels containing approximately 28,313 and 41,267 square feet. This parcel is located on the south side of S.E. Second Avenue just east of S. Pine Street and described as Tax Lot 409, Section 34C, T3S, R1E. The applicants are Jerold and Bonnie Patterson. The City Planner gave the staff report and recommended approval subject to one condition from the staff report and one condition from the Utility Board's report. The applicant stated that everything had been said in the staff report and he had nothing to add. After a short discussion, the Chairman stated that he would accept a motion from the floor. *Commissioner Davis moved to approve the minor land partition requested to divide one lot into two on the south side of Second Avenue approximately 130 feet east of S. Pine Street and described as Tax Lot 409, Section 34C, T3S, R1E. The applicant has met the standards and criteria for issuing a minor land partition and the partition is in conformance with the adopted Comprehensive Plan and the Land Development and Planning Ordinance; the Partition will provide functional building sites without hindering development of adjacent property; and, the parcels created will have access to all public facilities, services and to the street system. The approval to be subject to the following conditions: 1) A six (6) foot easement will be recorded on each side of the new lot line that is created; and, 2) The owners/ developers of the vacant parcel should be required to meet with representatives of the Utility Board in a pre-construction conference prior to making application for a building permit. The motion was seconded by Commissioner Cutsforth and passed unanimously with the Chairman voting.

City Planner Bud Atwood brought the Commission up to date on the Council's action on S. W. 13th Avenue. A short discussion followed. Mr. Atwood also brought the Commission up to date on the mobile home park at the south end of S. Elm Street.

This meeting has been recorded on tape.

The meeting adjourned at 8:30 p.m.

Respectfully submitted,



Virginia Shirley, Secretary
Canby Planning Commission