

**MINUTES
CANBY PLANNING COMMISSION**

7:00 PM – August 25, 2008 immediately following Joint Public Hearing with Canby City Council
Canby High School – Omni Room – 721 SW 4th Avenue

- PRESENT:** Chair Dan Ewert, Vice Chair Jan Milne, Commissioners Bruce Holte, and Chuck Kocher
- ABSENT:** Misty Slagle and Jared Taylor
- STAFF:** Matilda Deas, Project Planner – AICP, and Melissa Hardy, Associate Planner
- OTHERS PRESENT:** Mayor Melody Thompson, Jay Dearborn, Dave Wohlers, Amber Wohlers and Gary Spanovich

I. CITIZEN INPUT

Jay Dearborn requested the Planning Commission reconsider the requirement for a four foot fence on North Cedar Street to allow for a six foot fence.

Amber Wohlers supported Mr. Dearborn's request.

Chair Ewert suggested that the property owners work with Sequoia Homes and come back with a design that included wrought iron that could be added to make the six foot height.

II. PUBLIC HEARINGS

Reopen Public Hearing from May 27, 2008 – TA 08-01 Canby Downtown/Highway 99E Design Standards to accept the transportation analysis - A Canby Municipal Code Amendment for the purpose of amending the Streets, Sidewalks and Public Places Title (Title 12), amending the Land Development & Planning Title (Title 16), and amending the Zoning Map of the City of Canby (Title 16), for the purpose of implementing new downtown design standards.

Chair Ewert read the public hearing format. When asked if any Commissioner had a conflict of interest, none was expressed. When asked if any Commissioner had ex-parte contact, none was stated. No questions were asked of the Commissioners.

Melissa Hardy presented the August 25, 2008 staff report for the record.

Ms. Hardy stated that staff concluded the application meets all approval criteria.

- Applicant:** None
- Proponents:** None
- Opponents:** None
- Rebuttal:** None

Chair Ewert closed the public hearing.

It was moved by Commissioner Holte that the Planning Commission rescind the decision from May 27, 2008, and replace that decision with the following recommendation that City Council approve TA 08-01 as presented in the May 27, 2008, memorandum, based on the findings in the April 08, 2008, staff report, the May 27, 2008, memorandum, the August 25, 2008, memorandum, and all additional findings from the public hearings that support approval. It was seconded by Commissioner Milne The motion passed 4-0.

III. NEW BUSINESS None

IV. FINDINGS

CUP 08-01/DR 08-02 – Canby Utility Board - Commissioner Milne moved to approve the Findings, Conclusion and Order for CUP 08-01/DR 08-02 as presented. Motion seconded by Commissioner Holte and passed 4-0.

TA 08-01 – Downtown Canby Design Standards - Commissioner Holte moved to approve the Findings, Conclusion and Order for TA 08-01 as presented. Motion seconded by Commissioner Milne and passed 4-0.

TA 08-03 – Annexation Criteria - Commissioner Milne moved to approve the Findings, Conclusion and Order for TA 08-03 with the following change in 16.84.040.A.3 by deleting negative effects, if any and inserting to mitigate identified concerns, if any. A neighborhood meeting is required as per Table 16.89.020 of Canby's Land Development and Planning Ordinance. Motion seconded by Commissioner Holte and passed 4-0.

V. MINUTES

July 28, 2008 - Commissioner Holte moved to approve minutes of July 28, 2008 as presented. Motion seconded by Commissioner Milne and passed 4-0. Commissioner Kocher was at the meeting and has read the minutes.

VI. DIRECTOR'S REPORT

Matilda Deas reported that the Transportation System Plan was in progress. She reported she was working the Clackamas County on the Rural Reserves project and Canby had received a CDBG grant for sidewalks.

VII. ADJOURNMENT