

MINUTES  
REGULAR PLANNING COMMISSION MEETING  
CITY OF BROOKINGS  
January 20, 1981

I. CALL TO ORDER

The meeting was called to order at 7:30 p.m. by Chairman Earl Breuer.

II. ROLL CALL

Those present were: Richard Swigert, Ted Mattson, Mary Jane Brimm and Jean Hagen.

Staff members present were: City Manager Lynn Stuart, Marshall Ferg, Building Official and Praecilla Pruitt Secretary.

Representative from the press was Dick Keusink of the Curry Coastal Pilot.

III. APPROVAL OF MINUTES

MOTION by Commissioner Hagen, seconded by Commissioner Brimm that the December 16, 1980 minutes be approved. Motion carried unanimously.

IV. WELCOME TO VISITORS

Chairman Breuer welcomed a small audience of four which included former Mayor Hitchcock and Councilman Lovejoy.

V. ELECTION OF OFFICERS

1. Election of Chairman and Vice Chairman

Commissioner Brimm nominated Earl Breuer for Chairman. Commissioner Mattson nominated Commissioner Brimm for Chairman. Commissioner Hagen requested that the nominations be closed. Ballots were passed out and Commissioner Breuer was reelected Chairman of the Planning Commission with a three to one vote.

Commissioner Hagen nominated Commissioner Brimm as Vice Chairman. Commissioner Swigert asked that the nominations be closed. All the Commissioners were polled and there was a unanimous vote for Commissioner Brimm and she was reelected Vice Chairman of the Planning Commission.

VI. LEGISLATIVE ACTION

1. Zwagg Rock Acres Subdivision replat of Lots 10 and 11 requested by Frank and Gladys Cembellin.

Marshall Ferg informed the Commission that this had been previously approved by the Planning Commission at their December meeting as a major land partition. It was the decision of Staff that this was an inappropriate action and that in order to correct the official minutes that they request that Lots 10 and 11 be changed to a replat. There would be no further Planning Commission action required. The Chairman and Secretary would need to sign the final plat.

MOTION by Commissioner Brimm, seconded by Commissioner Swigert that we approve the replat of Lots 10 and 11 on Zwagg Rock Acres Subdivision. Motion carried unanimously.

VII. OTHER ITEMS

1. Planned Unit Development on Tax Lot 101, Map 40-14-36 by Larry Anderson on Harris Beach Properties.

Marshall Ferg informed the Council that the City had not received the necessary copies of the preliminary plat so review procedures could not be started. The City Manager reported that the annexation papers had been filed with the Secretary of State on Mr. Anderson's annexation. The Planning Commission confirmed that they could not proceed further with Mr. Anderson's request for a PUD until Mr. Anderson complied with the Zoning Ordinance and furnish the additional copies of the preliminary plat.

2. Review of Marvin Pope minor land partition on Tax Lot 2000, Map 41-13-6AB.  
The City Manager informed the Commission that the Council had requested that the Planning Commission review and establish the basis for which they recommended that the Council rescind the last minor partition. Chairman Breuer stated that they had granted the last minor partition in error and it was reviewed by the City Attorney and he had suggested that we rescind the last minor partition. The City Manager read the October 19, 1980 minutes pertaining to Chairman Breuer's statement. Mr. Pope gave an oral presentation of his views which he had previously presented to the Council at its last meeting. Mr. Pope mentioned that he had talked with the City Attorney and the City Attorney had not made this recommendation to rescind the last minor partition. He did not feel that side-walks would serve any purpose on 5th and Ransom. He stated that there were more necessary projects to address such as drainage problems and sewers. His main argument was that the City had abrogated its agreement that they had made some months ago and was therefore entrapping him and also discriminating against him since there were other similar cases within the City. The City Manager stated that an action had been taken unintentionally and that it should be rescinded and start afresh. He informed the Commission that the City Attorney at the last Council meeting had used Section 7.060 of the Subdivision Ordinance, Subsection (1) and (3) as a basis for his recommendation of rescinding the last minor partition. Mr. Stuart read these portions to the Planning Commission. Chairman Breuer felt that the Planning Commission should not change their position of recommending that the last minor partition be rescinded.
3. Possible Planning Commission vacancy.  
The City Manager informed the Commission that one of the Planning Commission members had moved out of the City Limits and the Mayor had requested information concerning residency requirements. The Council at its last meeting had requested the Planning Commission's input concerning this matter and it would then be brought back to the Council for final action. The City Attorney had a written legal opinion on the matter and his main thought was that there were no residency restrictions at present. Chairman Breuer stated that in the past there had been members who had served the City well who lived outside the City Limits. He would recommend that there be two members on the Commission living outside the City. Commissioner Brimm felt that it should be limited to two members living outside the City Limits but within the urban growth boundary. Commissioner Swigert felt that we should allow the Commissioner to remain on the Planning Commission until his term expires.
4. Building permits for December 1980.  
Marshall Ferg reported that there were a total of 8 permits issued for December 1980 with a total value of \$186,261.89.
5. Change of February meeting because of election.  
It was announced that it would be necessary to change the date of the next regular Planning Commission meeting since the School election would be held in the Council Chambers. It was decided that Thursday, February 19, 1981 would be the date set for the next Planning Commission meeting.

#### VIII. COMMENTS

The City Manager reported that Staff had received the Staff comments regarding our Comprehensive Plan. There were 50% of our goals met, and the State would provide the City with a 120 day extension on the application process to address those remaining goals. The hearing was to be January 30th in Salem, Oregon. The City was

Minutes - Page 3  
Regular Planning Commission Meeting  
City of Brookings  
January 20, 1981

preparing a summary of the 45 pages of comments which was to be presented to the Council at its next meeting.


IX. ADJOURNMENT

The meeting was adjourned at 8:30 p.m.

This meeting is recorded on tape and is on file in the City Recorder's office.

  
Chairman Earl Breuer

ATTEST:

  
Praecilla A. Pruitt, Secretary