

MINUTES
BROOKINGS PLANNING COMMISSION
REGULAR MEETING
JANUARY 6, 1987

The regularly scheduled meeting of the Brookings Planning Commission was called to order at 7:00 p.m. in the Council Chambers of Brookings City Hall on the above date with the following Commission members and staff in attendance:

Leo Appel II, Chair	Richard A. Ullian, Planning Director
Jim Izett, V-Chair	Judy Pectol, City Recorder
Mary Jane Brimm	
Jean Hagen	
Elgin Gunderson	

Commissioners Lonny Draheim and Earl Breuer were absent.

MINUTES FOR APPROVAL

By a unanimous vote (Commissioner Gunderson abstained), the Planning Commission approved the minutes of the Commission meeting of December 2, 1986.

FINAL ORDER AND FINDINGS OF FACT

1. By a unanimous vote (Commissioner Gunderson abstained), the Planning Commission adopted the Final ORDER and Findings of Fact document in the matter of Commission file #M3-3-86; application for minor partition approval submitted by James C. and Verna J. Waller. Such order was prepared in the denial of the application request to partition a 2.51 acre parcel of property located on the north end and east side of an accessway on the north side of Hassett Street, west of its intersection with Pioneer Road.
2. By a unanimous vote (Commissioner Gunderson abstained), the Planning Commission adopted the Final ORDER and Findings of Fact document in the matter of Commission file #CPA-2-86 and ZC-3-86, recommending City Council approval of an application for Comprehensive Plan amendment and zone change for 42.94 acres of property located between Center Street and the Pacific Ocean, west of the southerly extension of Wharf Street, submitted by The Agnew Company.

This action was taken following comments and questions raised by the following persons:

- (a) Commissioner Gunderson questioned staff regarding availability and location of other designated industrial property and adequacy of same.

- (b) Bill Cunningham, 325 Mill Beach Road, Brookings, requested a map depicting area be displayed.
- (c) Fred Hummel, 202 Alder Street, Brookings, questioned Commission's findings document incorporating applicant's proposed findings of fact documents and presentation.

ORAL REQUESTS AND COMMUNICATIONS FROM PUBLIC

The Commission received a written communication from Velta Steevens, agent for Karl Ostenberg requesting reconsideration of previous Commission action objecting to renewal of gravel removal permit filed with the Division of State Lands (DSL).

Following consideration and discussion of the request, by a unanimous vote, the Planning Commission reaffirmed their previous position of objection to the permit reissuance based upon the reasons so stated by letter dated October 10, 1986 to Mr. Greg Willnow, DSL Coordinator.

It was determined by the Commission that the removal permit applies to both the north as well as the south bank of the Chetco River which removal operation may have a detrimental affect upon city-owned property and improvements abutting same (Anglers Access and Social Security Bar).

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION:

1. By a unanimous vote (Commissioner Gunderson abstained), the Planning Commission accepted staff report dated December 23, 1986 and granted approval of a minor partition request to create two (2) lots, one (Parcel 1) consisting of 1.13 acres in area occupied by the Brookings-Harbor Medical Center, the other (Parcel 2), 1.07 acres in area occupied by dental/accounting offices. The subject property is located on the west side of Fifth Street approximately 510 feet south of its intersection with Easy Street (identified as Tax Lot 703, Assessor's Parcel Map No. 41-13-6AC) within the Commercial General (CG) Zoning District; Brookings-Harbor Professional Center, applicant, Berry L. Scruggs, applicant's representative.

This action was taken by the Planning Commission following comments presented to the Commission by the following person:

- (a) Berry L. Scruggs, 565 Fifth Street, Brookings, applicant's representative.
2. By a majority vote, the Planning Commission clarified its action on a previous approval for the Church of the Nazarene (CUP-5-85), by a determination that the original approval granted on August 6, 1985 to allow the placement and use of mobile unit(s) for additional temporary church classroom space did in fact include the allowance for the expansion of the existing structure to accommodate restrooms and offices facilities to be expanded and/or relocated.

This action was taken following an explanation presented to the Commission from the following person:

- (a) David E. Shankle, 1136 Fifield Street, Brookings, representing the Church of the Nazarene.

The following roll call vote was recorded:

<u>YES</u>	<u>NO</u>
Elgin Gunderson	Jim Izett
Jean Hagen	
Leo Appel II	
Mary Jane Brimm	

THE PLANNING COMMISSION TOOK ACTION MAKING THE FOLLOWING RECOMMENDATION TO THE CITY COUNCIL:

1. By a unanimous vote, the Planning Commission accepted the Planning Staff Report and recommendation, dated December 24, 1986, and forwarded to the City Council a favorable recommendation that the resolution repealing Resolution No. 186 and reestablishing a Citizens Involvement Program (CIP) and Citizens Advisory Committee (CAC) for the city of Brookings, be enacted.

It was noted that the CAC, at its November 20, 1986 meeting did discuss the draft resolution which resulted in acceptance by motion of the resolution and its "townhall meeting" organizational format in which membership on the CAC is established based upon attendance.

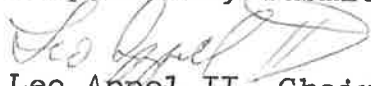
REMARKS FROM COMMISSION MEMBERS

Commissioner Gunderson (with concurrence from Commissioner Brimm) stated that he had a great deal of difficulty deciding issues on a continuing basis without any consideration being given to the long term effects of the subdivisions, zoning, etc. on the entire Comprehensive Plan. (i.e., streets/easements that go nowhere, eliminating complete zoning categories without provision for replacement, etc.). The Commission needs policy direction established in lieu of piecemeal decision making.

Chairman Appel requested this problem be communicated to and addressed by the Mayor and City Council.

The meeting was adjourned at 8:25 p.m.

Respectfully submitted,


Leo Appel II, Chairman
Brookings Planning Commission