

MINUTES

BROOKINGS PLANNING COMMISSION

REGULAR MEETING

JUNE 7, 1988

The regular meeting of the Brookings Planning Commission was called to order at 7:00 p.m. in the Council Chambers at 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
Ted Freeman, Jr., V-Chair Nancy Corrigan, Secretary
Doug Nidiffer
Jean Hagen
Mary Jane Brimm
Earl Breuer
Lonny Draheim

PLANNING COMMISSION CHAIRMAN ANNOUNCEMENTS

Chairman Appel called for a vote of the Commission members to recommend to the City Council that July 21, 1988 be set for the first public hearing to consider the draft Development Land Code. The vote was unanimously approved recommending this hearing date to the City Council.

MINUTES FOR APPROVAL

By a unanimous vote of 7 - 0 (motion: Commissioner Breuer, second: Commissioner Brimm), the planning Commission approved the minutes of the Commission regular meeting of May 3, 1988.

FINAL ORDERS AND FINDINGS OF FACT

1. By a vote of 7 - 0 (motion: Commissioner Brimm, second: Commissioner Breuer), the Commission adopted the Final ORDER and Findings of Fact Document in the matter of Planning Commission action on the application for a subdivision request submitted by Edna Allen (File No. SUBD-3-88).

2. By a vote of 7 - 0 (motion: Commissioner Freeman, second: Commissioner Breuer), the Commission adopted the Final ORDER and Findings of Fact Document in the matter of Planning Commission action on the application for a minor partition approval request submitted by David Batty (File No. M3-5-88).

3. By a vote of 7 - 0 (motion: Commissioner Breuer, second: Commissioner Hagen), the Commission adopted the Final ORDER and Findings of Fact Document in the matter of Planning Commission action on the application for a major partition approval and conditional use permit request submitted by Church of Jesus Christ of Latter Day Saints; McSwain & Woods, AIA, applicants representative (File Nos. M2-1-88 & CUP-2-88).

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTIONS

1. By a unanimous vote (motion: Commissioner Breuer, second: Commissioner Hagen), the Commission accepted the staff recommendation offered in staff report dated June 7, 1988 and forwards a favorable recommendation to the Curry County Board of Commissioners to amend the Comprehensive Plan and zoning map and redesignate and rezone from "Residential" to "Commercial" and R-2 to C-1 respectively the subject 4.16 acre parcel of property north of Benham Lane and west of Hwy. 101; Robert E. & Edna S. Wilcox, applicants, B & D Surveys, Ltd., applicants representative (File No. CP/Z-8801).

It was further recommended that the applicant and county work towards resolving the traffic problem at the intersection of Benham Lane and Highway 101 with Oregon Department of Transportation (ODOT). It was felt by the Commission that due to the type and volume of traffic at this intersection, both existing and projected, that a signalized intersection was warranted for the future.

This action was taken following the closure of the public hearing at which the following person spoke in favor of the request:

- (a) Darryl Niemi, B & D Surveys, Ltd., 411 Mill Beach Road, applicants representative.

The following person expressed concerns about the impact on the entire community and the need for an impact study.

- (a) Judy Krebs, 15898 Sunset Strip

2. By a vote of 6-1 (motion: Commissioner Hagen, second: Commissioner Nidiffer), the Commission accepted the Staff Agenda Report (Subdivision Report) dated June 2, 1988, and granted approval of a request for a minor partition of 1.0 acre of property generally located at the northwest corner of Third and Easy Streets (identified as Tax Lot 2100, Assessor's Parcel Map No. 41-13-6BA) within the Residential Low Density (R-LD) zoning district. The segregation is to allow creating three parcels in order to make available buildable homesites. William Noonan, applicant, represented by B & D Surveys, Ltd. (File No. M3-6-88).

This action was taken following closure of the public hearing at which the following person spoke in favor of the request:

- (a) Darryl Niemi, B & D Surveys Ltd., 411 Mill Beach Road, applicants' representative.

The following person made comments.

- (a) Richard Barton, 515 Pine Street.

The following roll call vote was recorded:

<u>aye</u>	<u>no</u>
Hagen	Breuer
Nidiffer	
Appel	
Draheim	
Freeman	
Brimm	

Further, the Commission directed staff to prepare a final ORDER and findings of fact document containing the conditions of approval accepted from the Staff Report, to be presented to the commission at the next regularly scheduled meeting for adoption.

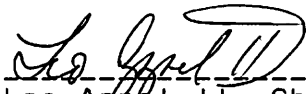
3. By a unanimous vote (motion: Commissioner Draheim, second: Commissioner Breuer), the Commission accepted the Staff Agenda Report dated June 7, 1988 and granted the request for approval of a minor partition of 1.0 acre parcel of property generally located on east side of Third Street, approximately 300 feet north of Easy Street (identified as Tax Lot 2601, Assessor's Parcel Map No. 41-13-6BA) within the Residential Low Density (R-LD) zoning district. The segregation is to allow buildable home sites. James C. & Jaymie D. Baty, applicants (File No. M3-7-88).

Further, the Commission direct staff to prepare the final ORDER and findings of fact document containing conditions of approval to be presented to the Commission at the next regularly scheduled meeting.

There being no further business before the Planning Commission, the meeting was adjourned at 8:04 p.m.

Respectfully submitted,

BROOKINGS PLANNING COMMISSION



Leo Appel II, Chairman