

MINUTES
BROOKINGS PLANNING COMMISSION
REGULAR MEETING
January 2, 1991

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.

Ted Freeman, Jr.
Judi Krebs
Jeff Holmes
John Herzog

John Bischoff, Planning Director

Chairman Breuer was absent.

MINUTES FOR APPROVAL

1. By a unanimous vote (motion: Commissioner Krebs, second: Commissioner Holmes) the Planning Commission approved the minutes of the Commission regular meeting of December 4, 1990 with a correction on Page 2 to File No. C-9024 line two was corrected from "the Planning Commission denied" to "the Planning Commission recommended denial".
2. By a unanimous vote (motion: Commissioner Krebs, second: Commissioner Holmes) the Planning Commission approved the minutes of the Commission special meeting of December 13, 1990.

THE PLANNING COMMISSION ALSO TOOK THE FOLLOWING ACTION

1. By a unanimous vote (motion: Commissioner Herzog, second: Commissioner Krebs) the Planning Commission approved the Final ORDER and Findings of Fact document in the matter of Planning Commission action on the application for a Conditional Use Permit on a 2.53 acre parcel located approximately 290 feet north of Highway 101 and west of Chetco Lane within the R-2 Zone (Two Family Residential) to allow construction of a 67 unit congregate and assisted living facility, submitted by Wedgwood, Inc., with a change to Condition 9 of the Conditions of Approval to include screening (as well as fencing), and an additional Condition of Approval (number 19) to read "The applicant shall obtain all required permits for access to Highway 101".

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION IN THE PUBLIC HEARING

1. By a unanimous vote (motion: Commissioner Holmes, second: Commissioner Herzog) the Planning Commission continued until January 21, 1991 (a special meeting was held) the Public Hearings for file numbers CUP-2-90 and SUB-4-90 (descriptions below) due to the fact that the Planning Director had a computer failure and the staff reports had to be re-written.

CUP-2-90: consideration of an application for a church building on a 3.5± acre parcel located on the east side of Highway 101 and south of Parkview Drive, in an R-1-6 Zone (Single Family Residential, 6,000 sq. ft. minimum lot size) submitted by Church of the Nazarene.

SUB-4-90: consideration of an application for a 95 unit planned unit development located on a 13.2 acre parcel located on the north side of Harris Heights Road at the easterly terminus of Seacrest Lane, in an R-1-6 Zone, submitted by A & C Land Company.

2. By a unanimous vote (motion: Commissioner Herzog, second: Commissioner Holmes) the Planning Commission a approved a request for changes to the Land Development Code to amend Section 172 Public Facilities Improvement Standards and Criteria with Subsection 172.065 to provide a mechanism by which developers who construct off-site street improvements as a required part of their subdivision or other project, can be reimbursed for the cost of these improvements. The new subsection, 172.065, will establish provisions requiring later development that benefits from these improvements to buy back their share of the original developer's investment. This requirement will last for a period of ten (10) years from the date of completion of the original improvements.

This action was taken following questions and comments in by the following person:

- a) Charles Brendlinger, Marina Heights Road, Brookings, OR.

ORAL REQUESTS AND COMMUNICATIONS

REPORT OF CITIZENS ADVISORY COMMITTEE

MESSAGES AND PAPERS FROM THE CITY MANAGER

MESSAGES AND PAPERS FROM THE MAYOR

Commissioner Freeman asked if there was any word about the new commission member. The Planning Director said that all he knew was that three people had applied. Discussion determined that the new member would be chosen at the next City Council meeting.

PROPOSITIONS AND REMARKS FROM COMMISSION MEMBERS

Commissioner Krebs asked the members to note that the minutes of the Ad Hoc meeting were in their packet and called attention to an attached letter indicating the help needed from the commission and other bodies. One item needed was a generic letter advertising vacant Planning Commission seats which could be used each time such a vacancy occurs. (The remaining discussion on this subject was lost as the tape ran out and was turned over.)

Mrs. Ann Ramp asked to speak to the Commission asked if the hearing procedure could be read again and as a former member of the Commission she was aware that the ordinary citizen did not have much time to speak to an issue in a public hearing and that the applicant and staff has much more time to speak. If the procedure could be changed please do so.

Commissioner Krebs said at the county level many people do not want to be labeled as an opponent or proponent but just an interested party. Acting Chairman Freeman asked if the public had a chance for a rebuttal. Commissioner Krebs stated that if there was further questions people could raise their hands.

Commissioner Holmes asked if the public could get a copy of the agenda packet. The Planning Director said that a copy was available for review and could be bought if desired. Commissioner Krebs said that a copy of the county packet was given to the libraries and asked if this was the case for the city. The Planning Director said that a copy was now going to the library.

REPORT OF PLANNING DIRECTOR

ADJOURNMENT

There being no further business before the Planning Commission, the meeting was adjourned at 8:54 p.m.

Respectfully submitted,

BROOKINGS PLANNING COMMISSION


Earl Breuer, Chairman