

**MINUTES
BROOKINGS PLANNING COMMISSION
REGULAR MEETING
December 6, 1995**

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	Earl Breuer
Judi Krebs	John Bischoff, Planning Director
George Ciapusci	Linda Phillips, Secretary
Chet Singleton	

PLANNING COMMISSION CHAIRPERSON ANNOUNCEMENTS

Chair Ciapusci announced that SUB-3-93/PUD/MC-1 had been withdrawn by the applicant. He also stated the order of the items for tonight's hearings would be changed from the printed agenda. SUB-3-95 would be heard first, then CUP-7-95.

MINUTES

By a 5-0 vote, (motion: Commissioner Krebs, second: Commissioner Breuer) the Planning Commission approved the minutes of the November 14, 1995 Planning Commission regular meeting.

FINAL ORDERS

None

WRITTEN REQUESTS AND COMMUNICATIONS

None

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION IN THE PUBLIC HEARINGS

1. By a 5-0 vote, (motion: Commissioner Krebs, second: Commissioner Breuer) the Planning Commission approved (File No. SUB-3-95) a request to create a subdivision of two parcels into 9 lots varying in size from 6,386 sq. ft. to 29,574 sq. ft.; located in the northwest corner of Sixth Street and Easy Street; zoned R-2 (Two Family Residential); John Zia, applicant. Additional Conditions of Approval in the motion were (1) the applicant would execute the appropriate easements to prevent the undergrounding of the stream on the property; and (2) on Lot #9 Coos Curry Electric will be notified and accept any construction plans before building begins so that the proper distance from power lines to dwellings is observed.

This action was taken following questions or comments regarding the request from the following people:

a)	Denny Crowe	PO Box 2748	Harbor OR 97415
b)	Vi Lovejoy	715 5th Street	Brookings OR 97415
c)	Sue Mencum	714 5th Street	Brookings OR 97415

The applicant waived his right to seven (7) additional days in which to submit written argument.

2. By a 5-0 vote, (motion: Commissioner Krebs, second: Commissioner Breuer) the Planning Commission approved the Final ORDER and Findings of Fact for File Document No. SUB-3-95 subject to the same items added to the Conditions of Approval in the motion to approve the request.

Commissioner Ham arrived during the hearing on SUB-3-95. He did not participate in the hearing.

The Planning Commission took a recess from 7:52 p.m. to 8:02 p.m.

3. By a 5-0 vote, (motion: Commissioner Ham, second: Commissioner Breuer) the Planning Commission approved a request for a Conditional Use Permit to establish a 36-apartment assisted living facility on a 1.67 acre parcel of land; located in the southeast corner of Fern Street and Elk Drive; zoned R-3 (Multiple-Family Residential); Assisted Living Concepts, Inc. applicant. Commissioners Krebs and Ciapusci declared they had been contacted by one of the applicants, not regarding the application but the land use process. Both stated this contact would in no way influence their decision. The question was concerning the readvertisement of a tabled item. Staff replied the hearing was readvertised since it was tabled indefinitely. If the case had not been readvertised the public would have no idea that it was again coming before the Commission. Commissioner Freeman was not a participant in the first phase of this hearing on November 7, 1995 so he disqualified himself from participating in the remainder of the hearing.

As passed, the motion added a Condition of Approval requiring that the propane tank and all outdoor trash containers be screened from view.

This action was taken following questions or comments regarding the request from the following people:

- | | | | |
|----|----------------------|------------------------|------------------------|
| a) | Teresa Dunn | 470 Gasquet Flat Road | Gasquet CA 95543 |
| b) | Jeff Mitchell | 711 "J" Street | Crescent City CA 95531 |
| c) | Robert Dunn | PO Box 380 | Gasquet CA 95543 |
| e) | Steve Orcutt | 10570 SE Washington St | Portland OR 97216 |
| d) | Bishop George Sarros | PO Box 7096 | Brookings OR 97415 |

The applicant waived his right to seven (7) additional days in which to submit written argument.

4. By a 5-0 vote, (motion: Commissioner Breuer, second: Commissioner Ham) the Planning Commission approved the Final ORDER and Findings of Fact for File Document No. CUP-7-95. Commissioner Breuer's motion included a change in wording to condition #15 in the Conditions of Approval to allow staff and the applicant to work out the fence height.

UNSCHEDULED PUBLIC APPEARANCES

None

REPORT OF THE CITIZENS ADVISORY COMMITTEE

None

MESSAGES AND PAPERS FROM THE MAYOR

None

MESSAGES AND PAPERS FROM THE CITY MANAGER

None

REPORT OF THE PLANNING DIRECTOR

None

PROPOSITIONS AND REMARKS FROM COMMISSION MEMBERS

Chair Ciapusci welcomed Anita Rainey, a staff member of the Curry Coastal Pilot who will be covering City Hall for the newspaper.

Commissioners Breuer and Singleton have received copies of the last 3 or 4 annual reports and will be meeting to compile the report for the current year. They will have their draft report at the January Planning Commission meeting.

Commissioner Krebs verified that the appeal to the City Council of File No. CUP-6-95 (School District 17C's request to allow kindergarten classes to be held in a structure located in an R-3 Zone) will be held at 7:00 p.m. on Monday December 11, 1995.

Commissioner Krebs also wondered what the status of SUB-3-93/PUD/MC-1 was. Staff replied that this request was withdrawn and that approval given for SUB-3-93/PUD (located on the east side of Dawson Road) was null and void. SUB-1-93/PUD (located on the west side of Dawson Road) has been recorded however a bond for half-street improvements was not received.

ADJOURNMENT

There being no further business before the Planning Commission, the meeting was adjourned at 9:18 p.m.

Respectfully submitted,

BROOKINGS PLANNING COMMISSION


George L. Ciapusci-Chair