

**MINUTES**  
**BROOKINGS PLANNING COMMISSION**  
**REGULAR MEETING**  
**September 7, 1999**

The regular meeting of the Brookings Planning Commission was called to order by Chair Marv Lindsey at 7:03 p.m. in the Council Chambers at Brookings City Hall on the above date with the following Commission members and staff in attendance.

Vikki Nuss	John Bischoff, Planning Director
Rick Dentino	Linda Barker, Secretary
Marv Lindsey	
Reily Smith	
Earl Breuer	

Commissioner Freeman was not present at roll call and joined the meeting at 7:05 p.m. Commissioner Krebs was not present.

**CHAIRPERSON ANNOUNCEMENTS**

None

**MINUTES**

1. By a 4-0 vote (motion: Commissioner Smith, second: Commissioner Lindsey; Commissioners Breuer and Dentino abstained as they were not at the June 3, 1999, meeting) the Planning Commission approved the minutes of the June 3, 1999, special meeting as written.
2. By a 4-0 vote (motion: Commissioner Breuer, second: Commissioner Dentino; Commissioners Lindsey and Nuss abstaining as they were not at the August 3, 1999, meeting) the Planning Commission approved the minutes of the August 3, 1999, regular meeting as written.

**THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION ON FINAL ORDERS**

None

**THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION ON WRITTEN REQUESTS AND COMMUNICATIONS**

None

**THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION IN THE PUBLIC HEARINGS**

1. By a 6-0 vote (motion: Commissioner Smith, second: Commissioner Freeman) the Planning Commission ruled the applicant is in compliance with the conditions of approval (specifically landscaping) for an approved conditional use permit to operate a dental office

in ½ of a duplex in a R-3 (Multiple-family Residential) Zone (File No. CUP-4-97/Recission)  
Gene Chickinell, applicant.

Before the hearing began Commissioners Lindsey, Freeman, Smith, Breuer and Dentino declared ex parte contact as a result of a site visit. Commissioner Smith further declared that at the time of the site visit he did have a conversation with the applicant and this caused no bias. Commissioner Nuss declared that the applicant is a customer of her business however this caused no bias. No member of the audience challenged any Commissioner for bias or conflict of interest.

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

Gene Chickinell	15822 Oceanview Drive	Brookings Oregon
Roger Haag	1111 Sandy Lane	Brookings Oregon

2. By a 6-0 vote (motion: Commissioner Breuer, second: Commissioner Dentino) the Planning Commission approved (File No. MC-1-99) a request for a minor change to a de factor conditional use permit to allow a 16-foot extension of the chapel area of the church building; located in the southwest corner of Fir Street and Old County Road, more specifically 401 Fir Street; zoned R-1-6 (Single-family Residential, 6,000 sq. ft. minimum lot size); St. Timothy's Episcopal church., applicant; Bernie Lindley, representative.

No member of the audience challenged any Commissioner for bias or conflict of interest.

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

Bernie Lindley	16225 Chapman Lane	Brookings OR 97415
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3. By a 6-0 vote (motion: Commissioner Breuer, second: Commissioner Freeman) the Planning Commission approved the Final ORDERS and Findings of Fact for File No. MC-1-99 as written.
4. By a 5-0 vote (motion: Commissioner Breuer, second: Commissioner Nuss; Commissioner Smith, abstained) the Planning Commission denied (VAR-3-99) a request for a variance to allow a front yard setback of 13 feet rather than the required 20 feet and a side yard setback of 5 feet rather than the required 11.5 feet for the height of the desired house; located on the north side of View Court, in the northeast corner of the intersection with Homestead Road; zoned R-1-6 (Single-family Residential, 6,000 sq. ft. minimum lot size); Jim and Donna Zastrow, applicants.

All Commissioners present declared ex parte contact as a result of a site visit. No member of the audience challenged any Commissioner for bias or conflict of interest.

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

Donna Zastrow	1350 View Court	Brookings Oregon
Ronald Duvall	870 Julie Lane	Brookings Oregon
Froy Watson	830 Homestead Drive	Brookings Oregon
Mary Jo Delaney	1401 View Court	Brookings Oregon

Commissioner Breuer's original motion was to deny the variance without prejudice. He withdrew this motion and reworded the motion to deny.

The applicant waived an additional seven day period to submit written evidence.

The meeting was recessed from 8:38 p.m. to 8:47 p.m.

5. By a 5-1 vote (motion: Commissioner Breuer, second: Commissioner Freeman; voting for Commissioners Dentino, Lindsey, Breuer, Nuss and Freeman; opposing: Commissioner Smith) the Planning Commission approved (SUB-2-99/PUD) a request for a 27-lot subdivision with a new street in the form of a Planned Unit Development (PUD) on a 6.17 acre parcel of land ; located on the east side of Dawson Road approximately 800 feet south of the Holmes Drive intersection; zoned R-1-6 (Single-family Residential, 6,000 sq. ft. minimum lot size); Pacific-West Associates, Inc. applicants; John Babin, representative. The approval included changes to the conditions of approval to:
1. Allow five years from approval before expiration of the preliminary subdivision map.
  2. Delete condition No. 24 regarding a public utility easement on the easterly boundary.

Before the hearing began all Commissioners declared ex parte contact as a result of a site visit. Commissioner Nuss declared the applicant's representative is a customer of her business and this did not cause a conflict or bias. Commissioner Smith declared he had worked for the engineer on the project and this caused no conflict or bias. No member of the audience challenged any Commissioner for bias or conflict of interest.

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

John Babin	PO Box 1600	Brookings Oregon
Andy Drago	96344 Dawson Road	Brookings Oregon
Roy King	96430 Ocean Park Drive	Brookings Oregon
Joyce Reynolds	15780 Pelican Bay Drive	Brookings Oregon
Kurt Kessler	17400 West Ocean Drive	Brookings Oregon
Russ Fritz	17163 Ocean Park Court	Brookings Oregon
Kathleen Thompson	17126 Pacific Heights Road	Brookings Oregon
James Reynolds	15780 Pelican Bay Drive	Brookings Oregon
Carlo Ferrando	17250 Garvin Court	Brookings Oregon

The applicant waived an additional seven day period to submit written evidence.

6. By a 5-1 vote (motion: Commissioner Breuer, second: Commissioner Freeman; Commissioners Breuer, Dentino, Freeman, Nuss and Lindsey voting for; Commissioner Smith voting against) the Planning Commission approved the Final ORDERS and Findings of Fact for File No. SUB-2-99/PUD with the above listed changes.

The meeting was recessed from 9:43 p.m. to 9:45 p.m.

### **THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION ON COUNTY REFERRALS**

By a 6-0 vote (motion: Commissioner Breuer, second: Commissioner Freeman) the Planning Commission voted to send a favorable recommendation in the matter of (CR-AD-9911) a request to build a non-farm residence on a 1.08 acre parcel of land in the Forest Grazing (FG) Zone; located on the easterly side of Highway 101 adjacent to the northerly intersection with Museum Road; Johnathon and Susan Clements, applicants; James Reynolds, representative.

Before the hearing commenced Commissioners Freeman, Breuer, Lindsey and Dentino declared a site visit. Speaking on this request was James Reynolds, 15780 Pelican Bay Drive, Brookings, Oregon.

### **UNSCHEDULED PUBLIC APPEARANCES**

Council Liaison Ciapusci gave an update on the Public Facilities and Services Plan, which was that there was nothing new to report. By the end of the week the Mayor expects to receive a letter from LCDC explaining their stance on the disputed inclusion of properties west of Oceanview Drive in the Urban Growth Boundary.

Councilor Ciapusci also recapped an email he had received on phone fraud using the # key and the numbers 9 and 0. This combination allows the caller to place long distance calls from the receiver's phone number. Any request to dial #90 should not be complied with and reported to the phone company immediately.

### **REPORT OF THE CITIZENS ADVISORY COMMITTEE**

None

### **MESSAGES AND PAPERS FROM THE CITY MANAGER**

None

### **MESSAGES AND PAPERS FROM THE MAYOR**

None

### **REPORT OF THE PLANNING DIRECTOR**

1. Planning Director Bischoff reminded the Commissioners of training sessions to be held by the Planners Training Team in October and November, 1999. Any members of the

Commission wishing to attend will notify the Planning Commission secretary.

**PROPOSITIONS AND REMARKS FROM COMMISSION MEMBERS**

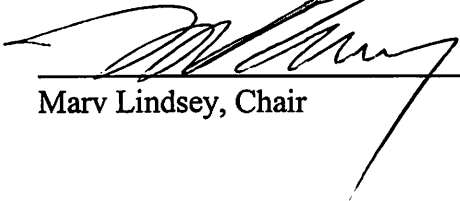
None

**ADJOURNMENT**

There being no further business before the Planning Commission, the meeting was adjourned at 11:00 p.m.

Respectfully submitted,

**BROOKINGS PLANNING COMMISSION**



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Marv Lindsey, Chair