

**MINUTES
BROOKINGS PLANNING COMMISSION
REGULAR MEETING
July 2, 2002**

The regular meeting of the Brookings Planning Commission was called to order by Chair Randy Gorman 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.

Commissioners Present:

Ernie Cofrances	Randy Gorman	John Bishoff, Planning Director
Ted Freeman	Craig Michelson	Cathie Mahon, Secretary
Russ Fritz	Bruce Nishioka	

Commissioner absent: Tom Davis.

CHAIRPERSON ANNOUNCEMENTS

None.

MINUTES

By a 6-0 vote, (motion: Commissioner Freeman) the Planning Commission approved the minutes of the June 4, 2002, regular meeting as written.

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION ON FINAL

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 5-0 vote (motion: Commissioner Michelson;) the Planning Commission approved a minor change to an existing conditional use permit (CUP 2-02) approved April 2, 2002; to redesign an approved auto body repair and paint facility to include a portion of the adjoining lot, located at the corner of Railroad Street and Pacific Avenue; zoned C-3 (General Commercial), William and Cecelia Worlton, applicants; dba Worlton Auto Body, File No. CUP-2-02/MC-1.

A condition was placed on the motion that all vehicles (being worked on) shall be stored in the building.

Commission Freeman declared bias and left the dais and meeting room. All remaining commissioners present declared ex parte contact due to a site visit. There was no challenge from the audience as to the jurisdiction of the Commission to hear this request.

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

Cecilia Worlton P. O. Box 1137 Brookings, OR 97415

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

2. By a 5-0 vote (motion: Commissioner Fritz), the Planning Commission approved the Final ORDER and Findings of Fact for File No. CUP-2-02/MC-1.

Commissioner Freeman returned to the meeting.

3. By a 6-0 vote (motion: Commissioner Freeman) the Planning Commission approved Case CUP-7-02, a conditional use permit to allow the use of classrooms at the Assembly of God Calvary Church, for 4th through 8th graders; R-3 (Multiple-Family Residential) zone; located at 544 Pacific Avenue, Robin LaThorpe, applicant.

All Commissioners present declared ex parte contact due to the site visit. There was no challenge from the audience as to the jurisdiction of the Commission to hear this request.

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

Peter Spratt, representative 15480 South Wind Lane Brookings, OR 97415

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

4. By a 6-0 vote (motion: Commissioner Fritz) the Planning Commission did not approved File No. SUB-4-02; it was decided there were numerous unresolved issues. It was agreed to have the matter continued for thirty (30) days, until the next Planning Commission Public Hearing on August 6, 2002.

At that time, the Board requested the following issues be continued for discussion, and brought before them for resolution:

- Resolution on Lot 7 (easement litigation between Keith Patrick and Olander)
- Sidewalks on Old County Road (for the 5 lots facing the road)
- Engineering Study-topography of specific lots and drainage

All Commissioners present declared ex parte due to a site visit. There was no challenge from the audience as to the jurisdiction of the Commission to hear the request.

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

Kevin Patrick	1051 Old County Road	Brookings, OR 97415
Mary Kubick	1024 Seventh Street	Brookings, OR 97415
Vernon Patyk,	619 Meadow Lane	Brookings, OR 97415
entered into the record a letter from:		
John Archuleta	616 Meadow Lane	Brookings, OR 97415
Don Nuss	P. O. Box 1581	Brookings, OR 97415

A recess was declared at 9:00 to give the following participants time to set up their presentation. The meeting reconvened at 9:13 p.m. with the same six members present.

- By a 6-0 vote (motion: Commissioner Freeman) the Planning Commission will send a favorable recommendation to the City Council regarding File No. ANX-2-02, a request to annex 671 acres into the City of Brookings; located east of Highway 101, north of the city limits within the UGB; U.S. Borax, Inc., applicant; Dennis Boyle, representative.

All Commissioners present declared ex parte contact due to a site visit. There was no challenge from the audience as to the jurisdiction of the Commission to hear this request.

This action was taken following questions and comments regarding the request from the following U.S. Borax representatives:

Dennis Boyle	U.S. Borax, Inc. 26877 Tourney Road	Valencia, CA 91355
Burton Weast	Western Advocates 22400 Salamo Road, St.201	West Linn, OR 97068
Marty Stiven	Western Advocates	West Linn, OR 97068
Genc Emre	Otak, Inc., Civil Engineers, 17335 SW Boones Ferry Road	Lake Oswego, OR 97035

Additional testimony was given by the following:

Steve Kridelbaugh	President, SWOCC (Southwester Oregon Community College)	
David Itsen	15629 Pedrioli Drive	Brookings, OR 97415
Les Cohen,	Director, Chamber of Commerce 324 South Hazel St.	Brookings, OR 97415
Peggy Goergen	Dean of SWOCC 1227 Collis Lane	Brookings, OR 97415
Mike Smith	17744 Hwy.101 N. #B101	Brookings, OR 97415
Suzanne Wimberly	P.O. Box 329	Brookings, OR 97415
Pete Chasar	935 Marina Heights Road	Brookings, OR 97415
Catherine Wiley	96370 Dewey Road	Brookings, OR 97415
Yvonne Maitland	15676 Ocean View Drive	Brookings, OR 97415
Steve Witter	P.O. Box 553	Brookings, OR 97415

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

A short recess was declared at 10:55 p.m. The meeting reconvened at 11:05 p.m.

6. By a 6-0 vote (motion Commissioner Michelson) the Planning Commission will send a favorable recommendation to City Council regarding File No. ANX 3-02; a request to annex an acre into the city limits of Brookings; located on the east side of Park View Drive, approximately 800 feet from Hampton Drive; R-2 (Residential-Two) County zone; Zia & Associates, applicant; Jim Capp of Western Land Use Services, representative.

The action was taken following questions and comments regarding the request from the following:

Jim Capp, Western Land Use Services, representative for Zia & Associates
Susan Wimberly P. O. Box 329 Brookings, OR 97415

All Commissioners present declared ex parte contact due to a site visit. There was no challenge from the audience as to the jurisdiction of the Commission to hear the request.

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

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION ON COUNTY REFERRALS

None.

UNSCHEDULED PUBLIC APPEARANCES

None.

COMMISSIONERS COMMENTS:

Update on File No. CUP-4-021:

Commissioner Fritz brought to the Board's attention the conditional use permit, CUP-4-02, to operate a daycare/preschool, which was approved at the May 7, 2002 meeting. The conditions placed on that approval were to be completed prior to opening the facility: a parking plan be submitted and approved by the Planning Department, 7% of the parking area be landscaped, and a fence be built, connecting the building with the playground. Commission Fritz stated that the facility was operating (as witnessed by children in the playground) without adhering to the conditions. A directive from the Board to Planner Bischoff that contact be made with this facility to apprise them of their responsibility in meeting these conditions.

Weaver Lane:

Chairman Gorman made a motion and all commissioners present voted unanimously to have a written recommendation sent to City Council that the *DIA'S* (curbs and gutters) on Weaver Lane be called in.

REPORT OF THE PLANNING DIRECTOR

Planning Director Bischoff updated the Commission on the *training day*, scheduled for

Saturday, *September 21, 2002*, approximately 8:00 a.m. to 3:00 p.m., to be held at the Best Western Brookings conference room.

ADJOURNMENT

With no further business before the Planning Commission, the meeting adjourned at 12:00 p.m.

Respectfully submitted,

BROOKINGS PLANNING COMMISSION



Randy J. Gorman, Chair