

MINUTES
BROOKINGS PLANNING COMMISSION
Regular Meeting
May 3, 2005

Chair Nishioka called the meeting of the Brookings Planning Commission to order at 7:00 p.m. in the Council Chambers at the Brookings City Hall on the above date with the following Commission members and staff in attendance.

Commissioners Present:

Rick Dentino	Bruce Nishioka
Bill Dundom	Bill Smith
Ron Hedenskog	<i>Ex Officio Student</i> Emily Parada

Commissioners Absent:

Jim Collis, and Randy Gorman

Staff Present:

John Bischoff, City Planner
Dianne Snow, Senior Planner
Cathie Mahon, Community Development Secretary

Other:

Councilor Craig Mickelson,
Approximately 18 citizens in the audience.

CHAIRPERSON ANNOUNCEMENTS

None.

MINUTES

By a 4-0-1 vote (Motion: Commissioner Dentino; Commissioner Smith abstained due to not being present at the last meeting) the Planning Commission approved the minutes of April 5, 2005, as written.

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION ON WRITTEN REQUESTS AND COMMUNICATION

None.

THE PLANNING COMMISSION TOOK THE FOLLOWING ACTION IN THE PUBLIC HEARINGS

1. The public hearing was closed at 8:35 p.m.
2. Discussion ensued and it was decided to opening the public hearing at 8:47 p.m. By a 5-0 vote (motion: Commissioner Smith) it was re-opened for further questions from the participants who earlier testified.
3. The public hearing was closed at 9:08 p.m.

4. By a 2-3 vote (motion: Smith; Commissioners Smith and Dentino voted in the affirmative; Commissioners Dundom, Hedenskog, and Nishioka voted against the motion) the Planning Commission did not approve the motion for File No. **SUB-2-05**, a request for a subdivision to be known as the *SRW Subdivision*, to divide a 2.66 acre parcel of land creating 12 lots; located at 715 Sixth Street and Easy Street; Assessor's Map 41-13-06AB, Tax Lots 2300 and 2400; R-2 (Two-Family Residential) zone; Ross Walton, applicant, which included that the C,C & R's state trees not be removed on the western side of the creek.

5. By a 3-2 vote (motion: Hendskog; Commissioners Nishioka, Hendskog, and Dundom voted in the affirmative with Commissioners Smith and Dentino voting against the motion) the Planning Commission approved File No. **SUB-2-05**, a request for a subdivision to be known as the *SRW Subdivision*, to divide a 2.66 acre parcel of land creating 12 lots; located at 715 Sixth Street and Easy Street; Assessor's Map 41-13-06AB, Tax Lots 2300 and 2400; R-2 (Two-Family Residential) zone; Ross Walton, applicant; based on the applicant's findings and conclusions, staff report analysis, and oral and written evidence presented at the hearing.

The (second) motion was approved with the following condition (as noted in italics):

- 10. A sidewalk must be constructed adjacent to the existing curb on the Easy Street right-of-way frontage of the subject property. A barricade shall be placed at the end of the sidewalk on Easy Street. *A fence must be constructed on the north side of this sidewalk in the area adjacent to Eiler Creek.*

Commissioners Dentino, Dundom, Hedenskog, and Smith 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:

Ross Walton, applicant	P. O. Box 2071	Brookings, OR	97415
Jim Capp, Western Land Use Service,	P. O. Box 2937	Harbor, OR	97415
Don Hoag, Project Engineer	Mountain Drive	Brookings, OR	97415
Ted Bezzerides	720 Fifth Street	Brookings, OR	97415
Betty Bezzerides	720 Fifth Street	Brookings, OR	97415
Gary Wassel	714 Fifth Street	Brookings, OR	97415
Violet Lovejoy	716 Fifth Street	Brookings, OR	97415
Lou Burnett	880 Easy Street	Brookings, OR	97415

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

6. By a 5-0 vote (motion: Commissioner Dundom) the Planning Commission approved the final ORDER and Findings of Fact for File No. **SUB-2-05** as written.

UNSCHEDULED PUBLIC APPEARANCES

Yvonne Maitland, 15676 Oceanview Drive, read into the record and distributed copies of a memo to City Council and correspondence from the county planning department concerning road standards and land divisions.

MESSAGES FROM CITY MANAGER

None.

MESSAGES AND PAPER FROM THE MAYOR

None.

PLANNING STAFF COMMENTS

City Planner Bischoff updated the commission on the decision from LUBA (Land Use Board of Appeals) on File No. **1-04-MPD**, the Master Plan Development, U.S. Borax.

Senior Planner Snow gave a report on the status of the cases heard the last six months.

A short recess was declared from 9:52 pm. to 9:55 p.m. with the same members present when the meeting reconvened.

PROPOSITIONS AND COMMISSIONERS COMMENTS

Commissioner Smith mentioned the "Land Use Planning" seminar he recently attended, stating he thought it was informative.

ADJOURNMENT:

With no further business before the Planning Commission, the meeting was adjourned at 10:50 p.m.

Respectfully submitted,
BROOKINGS PLANNING COMMISSION



Bruce Nishioka, Chairperson