

CITY OF BROOKINGS
PLANNING COMMISSION REGULAR MEETING, FEBRUARY 4, 1964

MEETING CALLED TO ORDER AT 8:00 P. M., CHAIRMAN VIRGIL GOLDSBERRY PRESIDING. OTHER COMMISSIONERS PRESENT: GLENDALE C. HOLTE, ARCHIE McVAY, ED OAR, AND CHARLES GRAYSHEL. ABSENT, COMMISSIONER BYRON BRIMM.

ALSO PRESENT WERE REPORTERS, DICK KUESINK AND MARGE BARRETT, AND CITY DRAFTSMAN, HAROLD PORTER.

MINUTES OF THE PREVIOUS REGULAR MEETING, JANUARY 7, AND THE SPECIAL MEETING HELD JANUARY 15, WERE READ AND APPROVED AS CORRECTED.

MINUTES OF THE LAST REGULAR AND SPECIAL MEETINGS OF THE COUNCIL WERE READ.

THE PUBLIC HEARING WAS OPENED TO CONSIDER PROPOSED ZONE CHANGE, SAID PROPOSAL OUTLINED IN NOTICE OF HEARING PUBLISHED IN THE LOCAL PRESS ON JANUARY 30, 1964. THERE BEING NO PROTEST OR OBJECTIONS, THE CHAIRMAN DECLARED THE HEARING CLOSED.

MOTION BY ARCHIE McVAY THAT THE PLANNING COMMISSION RECOMMEND THAT PROPERTY AS DESCRIBED IN THAT CERTAIN PUBLIC NOTICE PUBLISHED IN THE LOCAL PAPER ON JANUARY 30, 1964, FOR WHICH A PUBLIC HEARING WAS HELD ON FEBRUARY 4, 1964, BE CHANGED FROM M-1 ZONE CLASSIFICATION TO R-3, AND THAT A FINAL REPORT TO THIS EFFECT BE SUBMITTED TO THE CITY COUNCIL. SECONDED BY ED OAR. CARRIED BY ALL PRESENT.

A REPORT FROM THE PUBLIC WORKS DEPT. AND AS EXPLAINED BY DRAFTSMAN, HAROLD PORTER, INDICATED THAT THERE WOULD BE NO PARTICULAR ADVANTAGE TO THE GENERAL PUBLIC IN ACCEPTING "BARBARA LANE" AS A PUBLIC STREET, AS REQUESTED BY MR. ORVIL E. DAVIS. IT WAS NOTED THAT THE PROPERTY IN THE AREA IS NOW SERVED BY 5TH. STREET AND RANSOM AVENUE AND THAT RANSOM AVENUE WOULD BE EXTENDED AND IMPROVED IN THE FUTURE WHEN FUNDS ARE AVAILABLE AND THE NEED ARISES. MOTION BY CHARLES GRAYSHEL THAT THE PLANNING COMMISSION DOES NOT CONSIDER THE ACCEPTANCE OF "BARBARA LANE" AS FEASIBLE AT THIS TIME AND THAT MR. DAVIS BE SO NOTIFIED WITH AN EXPRESSION OF APPRECIATION FOR THE OFFERED DEDICATION. SECONDED BY COMMISSIONER HOLTE. CARRIED BY ALL PRESENT.

A REPORT CONCERNING A DRAINAGE PROBLEM ON HASSETT STREET, COMPLAINT THEREON INITIATED BY ALLEN SMITH, A PROPERTY OWNER IN THE AREA SOUTH OF THE STREET, WAS SUBMITTED BY HAROLD PORTER. HE EXPLAINED THAT WITH LITTLE EXPENSE THE CITY COULD INSTALL DRAIN TILE AND DITCH THE AREA SO THAT THE WATER NOW DRAINING UNDER THE STREET ONTO MR. SMITH'S PROPERTY, COULD BE DIVERTED DIRECTLY INTO MACKLYN CREEK. THE SUPT. OF PUBLIC WORKS, HAD INSPECTED THE AREA WITH MR. PORTER AND WAS IN AGREEMENT TO CORRECT THE CONDITION AS SOON AS HE COULD SCHEDULE THE WORK. HOWEVER, IT WAS NOTED, THE MAIN PROBLEM WAS WATER ACCUMULATING ON THE OWNERS OWN PROPERTY WITHOUT ADEQUATE DRAINAGE PROVIDED FOR RUNOFF AND THAT THIS WAS A PERSONAL RESPONSIBILITY RATHER THAN A CITY PROBLEM. THE COMMISSIONERS CONCURRED WITH THESE FINDINGS AND REQUESTED THAT THE PROPERTY OWNER BE ADVISED ON THE MATTER.

PLANS, SUBMITTED BY MR. LEROY WEIDEMAN, FOR REMODELLING THE WEIDEMAN-KESSLER BUILDING, LOCATED AT 658 CHETCO AVENUE, INTO APARTMENT UNITS, WERE REVIEWED. THERE WAS SOME CONCERN AS TO FIRE ESCAPE FACILITIES AND WHETHER THE REMODELLING WOULD AFFECT THE WIDTH OF THE EXISTING ALLEYWAY. MOTION BY ARCHIE McVAY THAT THE PLANNING COMMISSION APPROVE THE PLANS AND ISSUE A PERMIT, SUBJECT TO APPROVAL OF THE BUILDING INSPECTOR AND CONFORMITY WITH THE PROVISIONS OF THE UNIFORM BUILDING CODE; FURTHER, THAT FIRE ESCAPE FACILITIES BE APPROVED BY THE FIRE CHIEF. MOTION SECONDED BY CHARLES GRAYSHEL. CARRIED BY ALL PRESENT.

THE PROPOSED CITY-COUNTY PAVING PROGRAM WAS SUBMITTED AND EXPLAINED BY MR. PORTER. AFTER GENERAL DISCUSSION AND A COMPLETE REVIEW, MOTION BY CHARLES GRAYSHEL THAT THE PLANNING COMMISSION RECOMMEND THAT THE COUNCIL APPROVE THE PAVING PROGRAM AS SUBMITTED, WITH THE FURTHER RECOMMENDATION THAT THE AGREEMENT WITH THE COUNTY PROVIDE THAT FUNDS FOR THE PROGRAM BE PRO-RATED TO THE THREE CURRY COUNTY CITIES ON A PER-CAPITA BASIS. MOTION SECONDED BY ARCHIE McVAY. CARRIED BY ALL PRESENT.

IT WAS NOTED THAT THE PAVING PROPOSAL ALLOWS FOR A 60 FOOT WIDTH FOR AZALEA PARK ROAD, WHICH WILL ELLEVATE A HAZARDOUS CONDITION DUE TO THE NARROW WIDTH AT PRESENT AND THE NUMEROUS CARS USUALLY PARKED UPON THE STREET. ALSO, THE AREA IN FRONT OF THE SCOUT AND MASONIC BUILDINGS, WOULD BE PAVED AN ADDITIONAL 20 FEET, LEAVING A STRIP BETWEEN THE RIGHT OF WAY AND THE PROPERTY LINE OF 20 FEET IN OR DER TO ALLOW NATURAL DRAINAGE FOR THE AREA.

MOTION BY ~~ED OAR~~ ^{Glendale C. Holte} THAT THE PLANNING COMMISSION RECOMMEND THE APPOINTMENT OF GEORGE DREIZUS TO THE POST OF PLANNING COMMISSIONER, SAID APPOINTMENT FOR A TERM OF FOUR YEARS COMMENCING 4/21/64. SECONDED BY ~~ED OAR~~ ^{GLENDAL C. HOLTE.} CARRIED BY ALL PRESENT.

MOTION BY GLENDALE HOLTE THAT IN ORDER TO CLARIFY THE SYSTEM OF CITY STREETS AND STREET NAMES AND FURTHER CLARIFY THE INTENT OF RESOLUTION #64 PERTAINING TO TRUCK ROUTES WITHIN THE CITY LIMITS, THE PLANNING COMMISSION RECOMMEND THAT THE OLD COUNTY ROAD BE CONTINUED TO THE INTERSECTION WITH THE NORTH BANK ROAD, THAT THE NORTH BANK ROAD BE CONTINUED TO ITS INTERSECTION WITH HIGHWAY 101 AND THAT CITY MAPS BE REVISED SO AS TO CLEARLY SHOW SAID STREETS TO THE INTERSECTIONS INDICATED. SECONDED BY CHARLES GRAYSHEL. MOTION CARRIED BY ALL PRESENT.

MOTION BY CHARLES GRAYSHEL THAT ACTION RELATIVE TO THE "KRUGER BUILDING" BE DEFERRED UNTIL THE NEXT REGULAR PLANNING COMMISSION MEETING, PENDING INFORMATION REQUESTED FROM THE STATE SANITARY AUTHORITY, AND THAT MRS. KRUGER BE NOTIFIED THAT SHE MUST COMPLY WITH THE ORDERS OF THE BUILDING INSPECTOR IN CONNECTION WITH THE SUBJECT PROPERTY PRIOR TO THE NEXT REGULAR MEETING, OTHERWISE THE CITY WILL HAVE TO TAKE STEPS TO ENFORCE THE ORDINANCE PROVISIONS PERTAINING TO UNSAFE, DILAPIDATED, INADAQUATELY MAINTAINED AND ABANDONED BUILDINGS. SECONDED BY ED OAR. MOTION CARRIED BY ALL PRESENT.

IT WAS NOTED THAT THE B. P. O. ELKS, HAD EXECUTED PROPERTY CONVEYANCE INSTRUMENTS WHEREBY THE "UNNAMED" STREET FROM 5TH. STREET TO THE NEW ELKS BUILDING HAS NOW BEEN DEDICATED TO THE PUBLIC FOR CITY STREET PURPOSES AND THAT IT IS EXPECTED A REQUEST FOR A STREET NAME WILL BE FORTHCOMING FROM THE ELKS LODGE IN THE NEAR FUTURE.

CHAIRMAN GOLDSBERRY APPOINTED GLENDALE HOLTE AND CHARLES GRAYSHEL AS A COMMITTEE TO STUDY, REVIEW AND RECOMMEND NECESSARY CHANGES IN THE CITY ZONING ORDINANCE.


BUILDING PERMITS ISSUED FOR THE MONTH OF JANUARY WERE REVIEWED (#943-950 INCLUSIVE) (\$8,670.00 VALUATION; PERMIT FEE \$45.00)
MOTION BY GLENDALE HOLTE THAT THE PLANNING COMMISSION RATIFY THE PERMITS ISSUED FOR THE MONTH OF JANUARY, 1964. SECONDED BY ED OAR. CARRIED BY ALL PRESENT.

MEETING ADJOURNED AT 10:15 P. M. BY MOTION OF ARCHIE McVAY AND SECOND BY CHARLES GRAYSHEL.



CHAIRMAN, PLANNING COMMISSION

COUNTERSIGNED:



SECRETARY

FEBRUARY 26, 1964

PLANNING COMMISSION
CITY OF BROOKINGS, OREGON

GENTLEMEN:

IN ACCORDANCE WITH INSTRUCTIONS OF PLANNING COMMISSION CHAIRMAN, VIRGIL GOLDSBERRY, AT THE FEBRUARY 4, 1964, REGULAR MEETING, AT WHICH TIME COMMISSIONERS CHARLES GRAYSHEL AND GLENDALE C. HOLTE WERE APPOINTED AS A COMMITTEE TO STUDY, REVIEW AND RECOMMEND NECESSARY CHANGES IN THE CITY ZONING ORDINANCE, THE SAID COMMITTEE HAS MET IN SPECIAL SESSION WITH THE SECRETARY AND AFTER REVIEW AND STUDY RESPECTFULLY SUBMIT THE FOLLOWING RECOMMENDATIONS:

I. REFERENCE IS MADE TO THE ATTACHED MAP:

- (1) PARCEL #1--REZONE FROM M-1 TO C-2
- (2) PARCEL #2--REZONE FROM M-1 TO R-3 PREFERRED OR TO C-2
- (3) PARCEL #3--REZONE FROM A-1 TO C-1
- (4) PARCEL #4--REZONE FROM R-3 TO M-1
- (5) PARCEL #5--REZONE FROM R-1 TO R-3


II. CHANGE THE WORDING "OTHER USES" WHEREEVER SUCH WORDING APPEARS, TO "OTHER COMPARABLE USES"

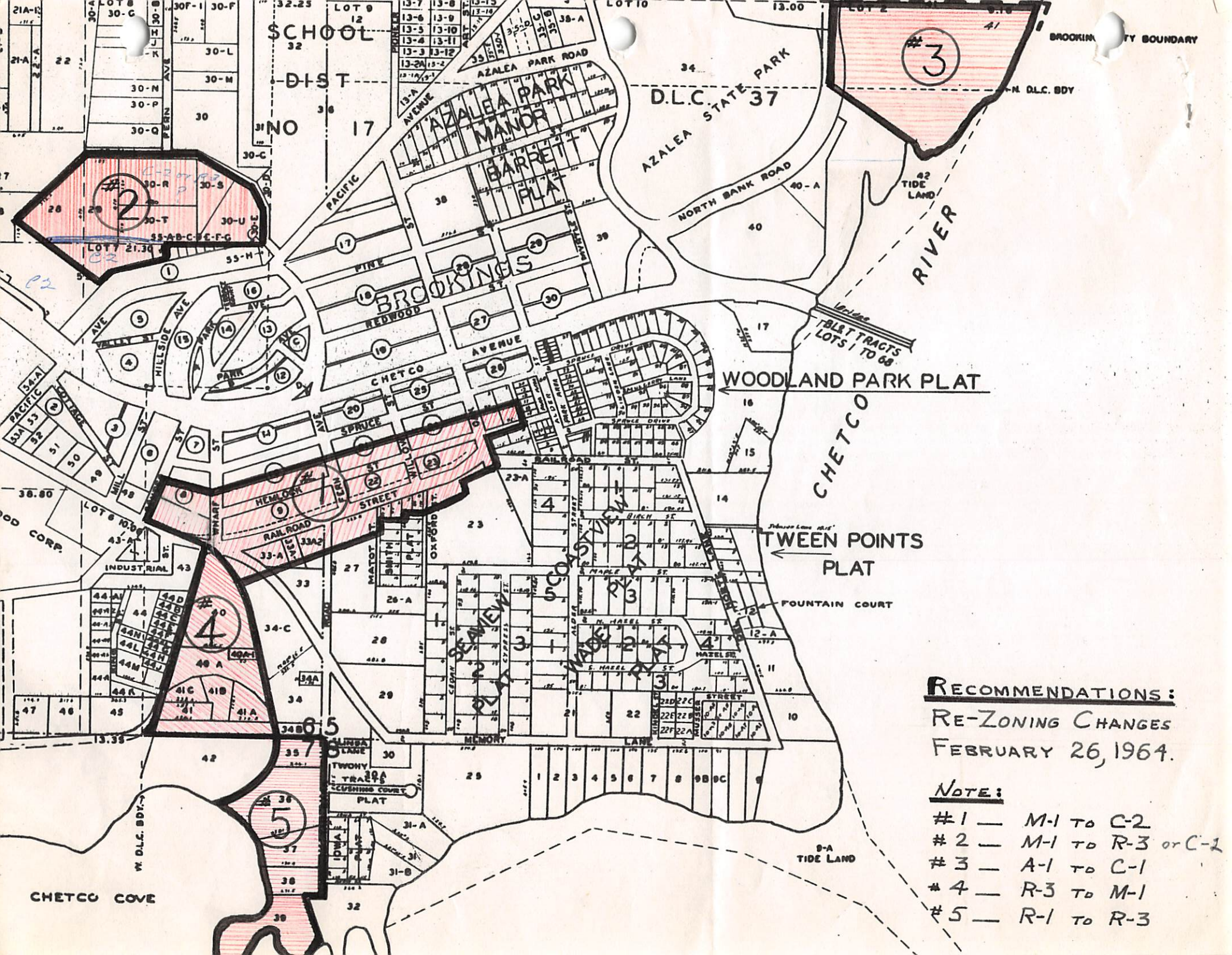
III. SECTION 14, UNDER C-2 DISTRICT USES:

- A. REAL ESTATE OFFICE (CHANGE TO-REAL ESTATE AND INSURANCE OFFICES)
- B. THEATER (CHANGE TO-THEATER, EXCEPT DRIVE-IN)
- C. DELETE (BAKERY) THIS CLASSIFICATION IS INCLUDED IN "RETAIL SHOPS AND STORES"
- D. DELETE (BUILDING SUPPLIES) INCLUDED UNDER STORES
- E. DELETE (RESTAURANTS) INCLUDED UNDER SALES & SERVICE ESTABLISHMENTS
- F. AUTO SERVICE STATIONS (CHANGE TO-AUTO REPAIR GARAGES AND SERVICE STATIONS)
- G. SERVICE ESTABLISHMENTS (CHANGE TO-SALES & SERVICE ESTABLISHMENTS)
- H. ADD CLASSIFICATION (GENERAL REPAIR SERVICE BUSINESSES NOT INCLUDING MANUFACTURING, PROCESSING OR COMPOUNDING OF PRODUCTS, PROVIDED THAT SUCH OPERATIONS ARE NOT OBJECTABLE DUE TO NOISE, ODOR, DUST, SMOKE, APPEARANCE, VIBRATION OR OTHER SIMILAR CAUSES.

THE COMMITTEE WILL HOLD SUBSEQUENT MEETINGS TO STUDY THE LANGUAGE AND INTENT OF THE ORDINANCE FURTHER, TO DETERMINE IF ADDITIONAL CHANGES MAY BE IN ORDER.

VERY TRULY YOURS,


PLANNING COMMISSION SECRETARY
SPECIAL ZONING COMMITTEE



RECOMMENDATIONS:
 RE-ZONING CHANGES
 FEBRUARY 26, 1964.

- NOTE:**
- #1 — M-1 to C-2
 - #2 — M-1 to R-3 or C-2
 - #3 — A-1 to C-1
 - #4 — R-3 to M-1
 - #5 — R-1 to R-3