

REGULAR MEETING OF THE PLANNING COMMISSION
CITY OF BROOKINGS
MARCH 7, 1967

The meeting was called to order at 8:00 P. M. by Chairman Jack Holte.

Members present included Ed Thornton, Cal Gorte, George Dreizius, Ed Oar and Roy Brimm. Not in attendance was Gerald Ross.

Reporters present were Dick Keusink and Marge Barrett.

Minutes of the February meeting were read and approved.

Building Inspector Lee Fountain gave the building report for the month of February. It showed six permits had been issued for a total valuation of \$77,200 and a fee of \$216.50.

An opinion from City Attorney W. W. Balderree regarding street width was read and is attached hereto. Ed Thornton made a MOTION that the Planning Commission recommend to the City Council that the Council attempt to work out a suitable agreement with Archie Anderson in order that he may proceed with his proposed subdivision. Roy Brimm seconded the motion and it was unanimously carried.

A petition requesting that the zoning of Tax lot 200-41-13-6BB be changed from an A-1 to an R-2 was presented to the Commission. It contained eight signatures representing 76.6% of the property in the affected area. Roy Brimm made a MOTION that the Planning Commission refer this petition back to the Council for action. Ed Thornton seconded the motion, and it was unanimously passed.

Doyle and Violet Hickerson presented a proposed plat for their Timberline Subdivision containing four lots. It was pointed out that the name Cypress Street should be changed, as another street by that name is located in the City of Brookings. Mrs. Hickerson stated that the name would be changed to Terrace Street. George Dreizius made a MOTION that the preliminary plat of the Timberline Subdivision be accepted by the Planning Commission. Cal Gorte seconded the motion, and it met with unanimous approval.

Plans for Tubby's Restaurant were discussed. George Dreizius made a MOTION that the plans for Tubby's Restaurant be accepted. Roy Brimm seconded the motion, and it was unanimously carried.

Roy Brimm then made a MOTION that anytime it is necessary for the Planning Commission to pass upon something, a special meeting should be called and official action be taken. George Dreizius seconded the motion and it passed with unanimous approval.

It was stated that the Chetco Community Library requested a 20' x 20' extension onto their facilities. The plans for this have not yet been drawn up, however, Roy Brimm made a MOTION that this item be tabled until such time as plans are submitted. Ed Thornton seconded the motion and it was passed unanimously.

Building Inspector Lee Fountain pointed out that Brookside Nursery wished to construct a sign for their premises. Ed Thornton made a MOTION that this item be tabled until plans of the sign as such are submitted to the Planning Commission. Following a second by George Dreizius, the motion was carried unanimously.

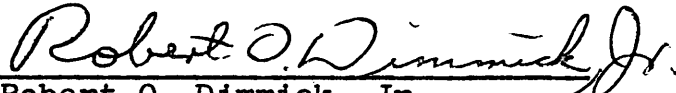
Roy Brimm made a MOTION that the Planning Commission recommend that the City Council investigate the possibilities of getting school children across Highway 101 safely before the proposed new highway has been completed. Ed Thornton seconded the motion which met with unanimous approval.

Following a MOTION by George Dreizius and a second by Cal Gorte, the meeting was adjourned at 9:05 P. M.



Jack Holte
Chairman

ATTEST:



Robert O. Dimmick, Jr.
Secretary

CITY OF BROOKINGS

P. O. Box 1308 ★ 702 Chetco Ave.

Brookings, Oregon

P.O. Box 578
Grants Pass, Oregon
97526

February 20, 1967

Mr. Robert O. Dimmick, Jr.
City Recorder
P.O. Box C
Brookings, Oregon 97415

Dear Bob:

As you know, Archie Anderson and his surveyor, Mr. Newhouse, discussed with the City Council last February 14th Mr. Anderson's proposed subdivision in which it was proposed to have a public street with only a 20-foot right of way. I expressed my opinion on the matter at that time but felt I should confirm it to you in writing.

As you know, City Ordinance No. 180 provides for a minimum 50-foot width for city streets. Certainly the Planning Commission should not approve a plat within the city limits which provides for a public street of a lesser width.

From a practical standpoint of passing on future subdivisions, it is my sincere opinion it would be a mistake to approve such a street, even assuming the Planning Commission had the authority. If one such street should be approved, it makes it that much more difficult to refuse to approve another public street with less than 50-foot width. In other words, it would be setting a bad precedent, assuming that it could be done legally.

I appreciate the following is entirely my personal opinion, but I feel it would be poor planning to allow the construction of a 20-foot street. It is my understanding that some lending institutions will not approve home loans nor can government guarantees be obtained on home loans which face on a street of less than a minimum width, and I believe the approved minimum width is in excess of 20 feet. I appreciate that this might not apply at the present time but some future borrower might be refused a loan on this basis and it makes for bad public relations. The difficulties in providing adequate police and fire protection in such a restricted right of way are quite obvious, I believe.

Very truly yours,



"Home of Winter Flowers"

WWB:ml