

MINUTES
REGULAR MEETING - PLANNING COMMISSION
CITY OF BROOKINGS
SEPTEMBER 7, 1976

President Earl Breuer called meeting to order at 7:30 p.m.

The minutes as presented in packets were approved unanimously. The Building Report by Wendell Bartholomew was given. It showed that 17 building permits were issued (\$102,020.00 value). 8 plumbing permits, fee \$235.00. A comparison was given for last year showing more permits being issued but less value.

LEGISLATIVE ACTION:

1. Public Hearing - Charles O'Donnell.

Conditional Use Permit requested. For a home occupation. Address 346 Del Norte Lane. For a plumbing office at his residence. His first request was for a plumbing shop which is not an allowed use in an R1 zone.

All restrictions were explained to him.

Five citizens in the area rose in objection to this request because of the area being residential.

Mr. O'Donnell stated that he would probably have to find another properly zoned area in view of his neighbor's objections.

MOTION made by Ralph Renn, seconded by Mrs. Brimm to deny the request. Carried unanimously

2. John Gomer. Requested a variance to encroach upon setback areas on a lot. Odd shaped lot. Setbacks are very difficult to obtain.

The structure would exceed one (1) foot into some of the areas of setback.

Full particulars were explained. The location is on the end of Tanbark Road.

There was opposition to this request by residents in the immediate area.

Members of the Commission by unanimous vote denied request and instructed the petitioner to try and re-draw plans to conform with setback requirements.

3. Marvin Pope. Request for a lot split on Easy Street at 5th. Slides of the area were shown with full explanation given by the City Building Inspector.

Approval by unanimous vote was given.

4. Development - Pine, Fir, and Oak Street location. Three (3) individual tax lots have had lot lines amended to prevent existing residence from straddling a prior tax lot line. This was not considered as a lot split; it was a lot division and something that should be taken care of through surveys; not through the Commission.

Further discussion on Mr. Boyer's development was presented with a request that the Brookings Florist property be left with the remaining portion of this tract split off for the development. Motion and second to allow. Carried unanimously.

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5. Request for lot split (Chet Thompson). Slides were shown of the plot with full explanation given. Location is Del Norte and Memory Lane. Four (4) parcels would be developed.

Turning room into the lower lot was discussed and it was stated that the Fire Department and City Public Works had discussed this with certain provisions being allowed for.

Motion made to approve provided that the lower driveway easement be 20' instead of 16' and at the junction of the two (2) driveway there be a 20' radius constructed.

6. A lot split at Memory Lane and Alder Street. Full explanation was given with slides being shown. The situation of an alteration to a bank with questions concerning the stability of the soil. It was declared as unstable and difficult to construct. A resident stated that this specific area is a filled area and that there could be no access way other than a pathway.

Motion to disallow by Renn, seconded by Mrs. Brimm, unanimous vote to deny.

7. Sea Cliff Terrace (Preliminary Plat). Discussion arose concerning public use of this area. Mrs. Byrne explained that foot traffic would be allowed to the North Jetty but that a gate (electronic controlled) would prevent vehicles from driving down this private roadway to the jetty because of no turn around.

Fire Chief Merle Frank raised the question of fire apparatus accessing through this gate and turning around.

It was explained that this electronic gate would have auxiliary power, a manual operational key. All emergency agencies would be provided with this key.

The plat showed paved, curbed streets and driveway entrances.

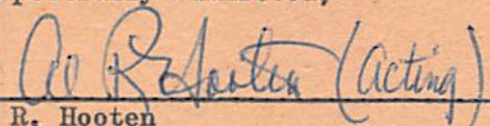
The water and sewer facilities were discussed and the Commission informed the developers that the gravity sewers, pressure main, the pumping station, and the water mains would have to be conforming to City specifications and checked by the City Engineer.

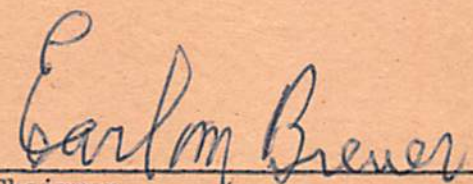
The subject of the City legality in approving a private street such as this was engaged with a suggestion by the City Engineer to wait on approval until the City Attorney had been consulted. After further discussion a Motion was made to approve the preliminary proposal with the stipulation that public access be allowed for. The Motion did not receive a second. Further discussion arose with a Motion to table until next meeting. Seconded and passed with one dissenting vote.

Appreciation to staff was given for their part in presentation of the various actions taken.

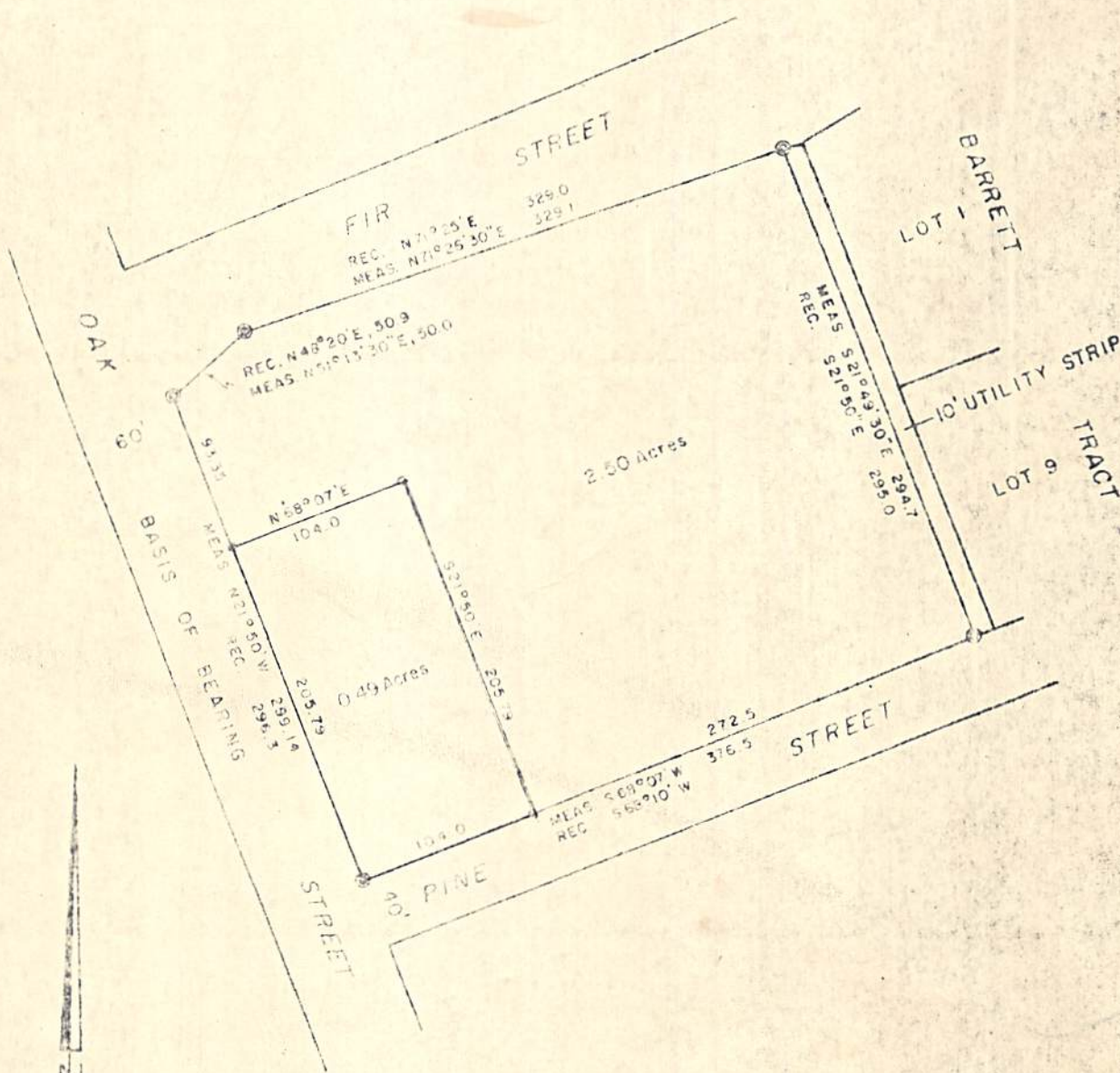
The meeting adjourned at 9:50 p.m.

Respectfully submitted,


Al R. Hooten


Chairman

- ⊙ INDICATES PROPERTY CORNERS FOUND
- INDICATES PROPERTY CORNER SET (3/4"x24" IRON PIPE)



SCALE 1" = 100'

MAP OF SURVEY

FOR
BOYER CONSTRUCTION COMPANY
 LOCATED WITHIN THE
 NW1/4 OF SECTION 5,
 T. 41 S., R. 13 W. W.M.,
 CITY OF BROOKINGS,
 CURRY COUNTY, OREGON

JUNE 1976

MPH

Approved by the Brookings Planning Commission at their regular meeting, September 7, 1976.

Earl M. Brewer
 Earl Brewer, Chairman

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Jerry R. Swanson
 OREGON
 JULY 8, 1966
 JERRY R. SWANSON
 760

JERRY R. SWANSON, LAND SURVEYING
 BROOKINGS, OREGON 97415

ALDER

Map 41-13-8BA

MEMORY LANE

WEST

1100

TL1000

15.0

100.0

EASEMENT

85.0

EAST

I. BOLT FND.

237.9

TL 1001

0.35 Acres

ROAD

BASIS OF BEARING

15'

DWELLING

I.P. FND.

P.O.B. - DESCRIBED AS BEING
S251.3 & E 1429 FROM
THE NW COR. SEC 8,
41-13

I.P. SET

WEST 100.00

I.R. FND.

0.30 Acres

SOUTH

134.9

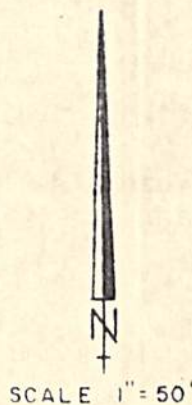
128.95

NORTH

APPROX

O.H.T.L.

PACIFIC OCEAN



MAP OF SURVEY

FOR

DR. RAYMOND McNAIR

LOCATED WITHIN THE
NW 1/4 OF SECTION 8,
T. 41 S., R. 13 W., W.M.,
CITY OF BROOKINGS,
CURRY COUNTY, OREGON

Denied by Brookings Planning
Commission at their regular
meeting September 7, 1976.

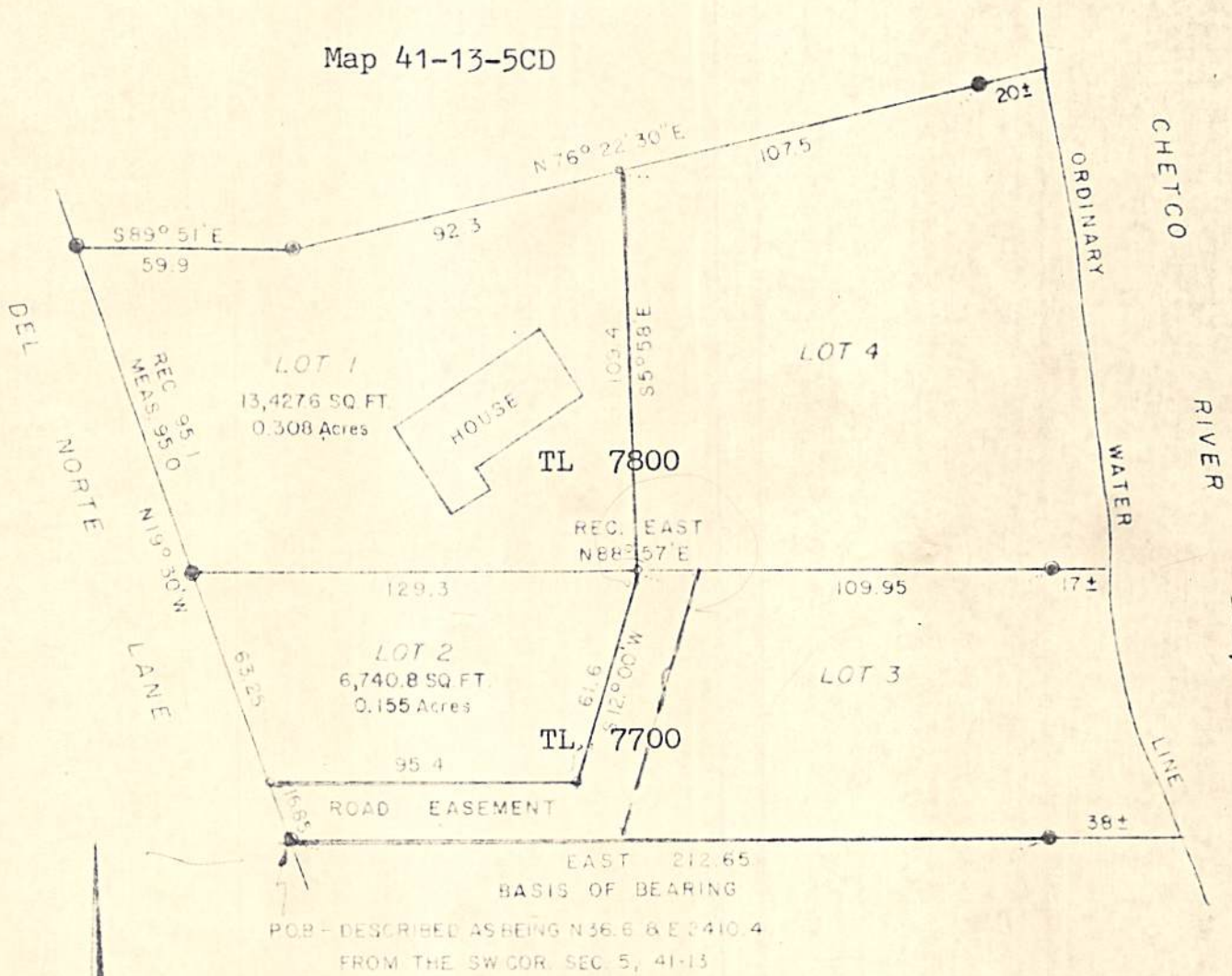
M. Brewer
Chairman

AUGUST 1976

MPH

- INDICATES PROPERTY CORNER FOUND
- INDICATES IRON PIPE SET (3/4" x 24")

Map 41-13-5CD



SCALE 1" = 50'

MAP OF SURVEY
 FOR
 MR. & MRS CHET THOMPSON
 LOCATED WITHIN THE
 SW 1/4 OF SECTION 5,
 T. 41 S., R. 13 W., W.M.,
 CITY OF BROOKINGS,
 CURRY COUNTY, OREGON

AUGUST 1976

MPH

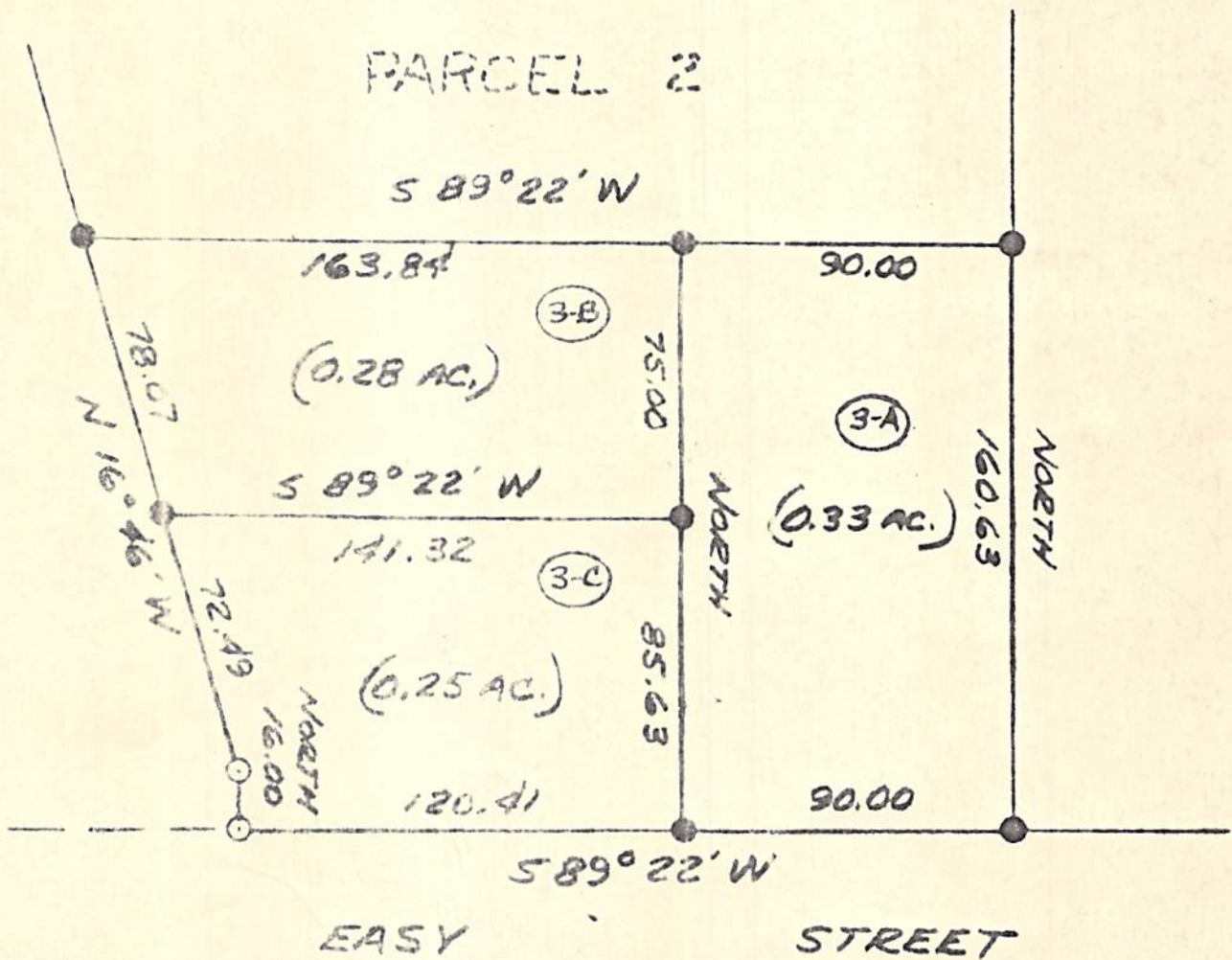
Approved by the Brookings Planning Commission at their regular meeting, September 7, 1976.

Earl M. Brewer
 Earl Brewer, Chairman

JERRY R SWANSON, LAND SURVEYING
 BROOKINGS, OREGON 97415

OK

A SURVEY OF A MINOR PARTITION OF PARCEL 3,
 LOCATED IN THE NW 1/4, OF THE NE 1/4, OF SEC. 6,
 T 41 S, R 13 W, W.M. CURRY COUNTY, ORE.
 FOR MARVIN H. POPE
 1244 IRIS
 BROOKINGS, ORE.



FIFTH STREET



SURVEYED BY:
 NIEMI & THORP
 ENGINEERING & SURVEYING

SCALE 1" = 50'

Approved by the Brookings Planning Commission at their
 regular meeting, September 7, 1976.

Earl Breuer
 Earl Breuer, Chairman

D. Niemi
 D. NIEMI

POPE

MEMORANDUM

To: City Manager
 From: Building Inspector

Date: Sept. 1, 1976
 Re: Building Report
 Month of
 August 1976

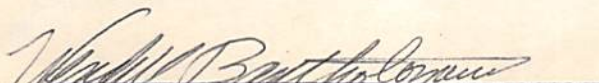
	<u>Permit No.</u>	<u>Value</u>	<u>Sur- charge</u>	<u>Permit Fee</u>
Dwellings:				
B. Sevant	3107	\$ 29,440.00	3.81	127.00
Mr. Lessarr	3118	35,000.00	4.26	142.00
Garage:				
R. Stanhurst	3109	3,588.00	.84	28.00
D. Doane	3120	3,500.00	.84	28.00
C. Fix	3117	4,400.00	.96	32.00
Additions:				
J. Mendenhall	3114	1,000.00	.30	10.00
E. Walkins	3108	10,000.00	1.56	52.00
R. Smith	3111	1,000.00	.30	10.00
G. Batty	3110	1,500.00	.45	15.00
R. Dimmick	3112	500.00	.15	5.00
Foundation:				
R. Wilson	3106	800.00	.24	8.00
Sign:				
Martin Bros.	3121	5,000.00	.96	32.00
C. Rondo	3115	1,000.00	.30	10.00
Fireplace:				
J. Ramer	3104	600.00	.18	6.00
Fence:				
K. Bavard	3103	300.00	.15	5.00
Carport:				
C. Wilhelm	3113	864.00	.27	9.00
B. Braid	3116	3,528.00	.84	28.00
		<u>\$102,020.00</u>	<u>\$16.41</u>	<u>\$547.00</u>
Plumbing Permits, 8			6.95	235.00

August 1976

17 Permits Issued
 Value, \$102,020.00
 Fees 547.00
 Surcharge 16.41
 8 Plmbg Permits
 Fees 235.00
 Surcharge 6.95

August 1975

13 Permits Issued
 Value, \$148,143.00
 677.00
 23.75
 115.00


 Wendell Bartholomew