

**City of Newport
Draft Planning Commission Work Session Minutes
February 26, 2024**

LOCATION: CITY COUNCIL CHAMBERS, NEWPORT CITY HALL, 169 SW COAST HIGHWAY, NEWPORT
Time Start: 6:02 P.M. Time End: 7:20 P.M.

ATTENDANCE LOG/ROLLCALL

COMMISSIONER/ ADVISORY MEMBER	STAFF
Chair Bill Branigan	Derrick Tokos, Community Development Director
Commissioner Bob Berman	Sherri Marineau, Community Development Dept.
Commissioner Jim Hanselman	
Commissioner Gary East	
Commissioner Braulio Escobar	
Commissioner John Updike	
Commissioner Marjorie Blom	
Citizen Advisory Member Dustin Capri (by video)	
Citizen Advisory Member Greg Sutton (absent)	

AGENDA ITEM	ACTIONS
WORK SESSION MEETING	
CALL TO ORDER AND ROLL CALL	
a. Roll Call	None.
FISCAL YEAR 2024/25 GOAL SETTING.	
a. Staff report	Mr. Tokos provided an overview of the goals and objectives for the upcoming fiscal year.
b. Discussion on goals and responsibilities	The Commission held discussions on the training and structure of committees; the status of city department head retirements; how the City Center Revitalization project would affect the Farmer's Market; clarification on what a public gathering location was; a timeline for City Center Revitalization improvements; implementation of the Parking Plan; airport services; Buildable Lands inventory; the South Beach annexation project; affordable housing strategies; Wastewater Treatment Plant Master Plan completion; South Beach urban renewal and redevelopment projects; Safe Routes to Schools project; Lighthouse to Lighthouse connection project; the homelessness task force; the system development charges methodology update; and upcoming subdivision ordinance updates.
c. Commission feedback	Tokos received input from the Commission that included suggestions to change Goal B-5(a) to say "continue" the implementation of housing production strategy instead of "initiate" the implementation; and set up the next RFP process for the South Beach

	<p>development agreement to include an upfront “good faith payment” of costs for legal and staff time.</p> <p>Berman requested another goal be added to review obsolete or inappropriate items in the Comprehensive Plan for historical resources, and to determine whether these items should be enumerated in the Comprehensive Plan, or if there should be a procedure created to handle additions and subtractions as a separate list. Capri suggested adding the couplet discussion as a goal.</p>
<p>ZONING STANDARDS FOR SCHOOLS.</p> <p>a. Staff report</p> <p>b. Commission feedback</p>	<p>Mr. Tokos provided an overview of the zoning standards for public and private schools and how they were permitted in each zone.</p> <p>Berman expressed concerns that an art class setting could be considered a school under the new custom creative work category. Tokos confirmed there was specific language in the new code for the teaching component which allowed apprenticeships or small class settings as permissible.</p>
<p>PLANNING COMMISSION WORK PROGRAM UPDATE.</p>	<p>None.</p>

Submitted by: *Sherri Marineau*

Sherri Marineau, Executive Assistant