

MINUTES
City of Newport Planning Commission
Regular Session
Newport City Hall Council Chambers
Monday, July 10, 2017

Planning Commissioners Present: Jim Patrick, Rod Croteau, Lee Hardy, Jim Hanselman, Bob Berman, and Mike Franklin.

Planning Commissioners Absent: Bill Branigan (excused)

City Staff Present: Community Development Director (CDD) Derrick Tokos, and Executive Assistant Sherri Marineau.

1. **Call to Order & Roll Call.** Chair Patrick called the meeting to order in the City Hall Council Chambers at 7:00 p.m. On roll call, Commissioners Hardy, Berman, Croteau, Patrick, Hanselman, and Franklin were present.

2. **Approval of Minutes.**

A. Approval of the Planning Commission work session meeting minutes of June 26, 2017.

Chair Patrick noted that Paul Brookhyser's name was misspelled. Commissioner Hardy noted that Jerry Barrett's name was misspelled.

MOTION was made by Commissioner Berman, seconded by Commissioner Hanselman to approve the Planning Commission meeting minutes with corrections. The motion carried unanimously in a voice vote.

B. Approval of the Planning Commission regular session meeting minutes of June 26, 2017.

Commissioner Hardy noted that in the last paragraph on page one it should be changed from 80 feet to 55 feet.

MOTION was made by Commissioner Berman, seconded by Commissioner Hanselman to approve the Planning Commission meeting minutes with corrections. The motion carried unanimously in a voice vote.

3. **Citizen/Public Comment.** No public comments.

4. **Action Items.** No action items.

5. **Public Notices.** At 7:02 p.m. Chair Patrick opened the public hearing portion of the meeting by reading the statement of rights and relevance. He asked the Commissioners for declarations of conflicts of interest, ex parte contacts, bias, or site visits. None were heard. Patrick called for objections to any member of the Planning Commission or the Commission as a whole hearing this matter; and none were heard.

A. **File No. 1-AX-17/1-Z-17.** Patrick called for the staff report for File No. 1-AX-17/1-Z-17. Tokos presented the staff report. He explained that the City Council would need to hold a public hearing to approve the annexation, following a recommendation by the PC.

Franklin asked if the applicant would have to participate in an LID. Tokos explained it was not a given at this time, but if one was formed, they would have to. Berman asked if they couldn't connect to City sewer. Tokos said yes, and it was the reason for the annexation. Hanselman asked if they were required to pay SDC's. Tokos said that they would pay sewer SDCs when the sewer connection was done.

PROPOSERS: Marilyn Hoxsey, 3340 Bayview Terrace, Seaside, OR 97138. Hoxsey said that she was the trustee for the property. She explained that the septic system on the property wasn't adequate. Hoxsey asked the PC when the CC hearing would take place. Tokos told her that it would be held on August 7, 2017 if approved by the PC.

OPPONENTS: There were no opponents present wishing to testify; so rebuttal was waived.

Deliberations started at 7:12 p.m.

All commissioners stated they had no issues with the request.

MOTION was made by Commissioner Croteau, seconded by Commissioner Franklin, to recommend File No. 1-AX-17/1-Z-17 for City Council review. The motion carried unanimously in a voice vote.

6. New Business.

A. Draft Letter for the Garage Setbacks in the Nye Beach Design Review Overlay. Tokos reviewed the draft letter with the PC. He said that Commissioner Branigan shared his comments with Tokos and said he didn't think the sentence that reads, "We do not recommend that the discretionary design guidelines be revisited at this time." was necessary. Tokos explained the reason he included the sentence was because the discretionary items took a lot of work and it would be helpful to be clear that it wasn't a point of discussion at this time.

Patrick stated that he thought they should have made it conditional to have a first floor residence and have them state why it should be done. The PC was in agreement that the letter was fine the way it was written.

MOTION was made by Commissioner Berman, seconded by Commissioner Franklin, to recommend the draft letter and attachments for the Garage Setbacks in the Nye Beach Design Review Overlay for City Council review. The motion carried unanimously in a voice vote.

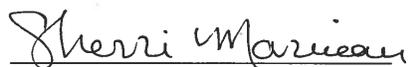
B. Newport Vision 2040 Vetting. Tokos noted that the Newport Vision 2040 vetting was still happening. He asked the PC to take the survey for their comments. He noted that Cotton was doing vetting at the Farmer's Market. There would also be outreach to the Latino community. A joint workshop, between the Advisory Committee and the City Council, would be held on July 31st. It will be a four hour session for the final document adoption. Croteau said that Cotton did a good job at the Farmer's Market.

7. Unfinished Business. No unfinished Business.

8. Director Comments. No Director's comments.

9. Adjournment. Having no further business, the meeting adjourned at 7:19 p.m.

Respectfully submitted,



Sherri Marineau
Executive Assistant