

PLANNING COMMISSION
Public Hearing Minutes
amended

Wednesday, January 16th, 2019
6:00 p.m.
Old City Hall, 205 W. Main St.

Call to Order at 6:01 pm.

Roll Call:

Present: Commissioner Thom, Commissioner Thomas, Councilor Casaleggio, Commissioner Betcher

Absent: Commissioner Card, Commissioner Whitlock, Dick Converse, Contract Principal Planner (RVCOG)

Staff Present: Ian J. Foster, Planning Director, Zachery Thompson, City Planner, Diane Oliver, Planning Technician

Introductions and Review of Agenda

Minutes:

a) October 10th, 2018

Minutes stand as submitted

Officer Elections:

Move to: Nominate Mark Thomas as Planning Commission Chair

Motion by: Commissioner Betcher, seconded by Commissioner Thom

Mark Thomas accepted

Move to: Nominate Roger Thom as Planning Commission Vice Chair

Motion by: Chair Thomas, seconded by Commissioner Betcher

Roger Thom accepted

Move to: Nominate Alan Betcher as HARC Liaison

Motion by: Chair Thomas, and was seconded

Alan Betcher accepted

General Public Comment: None

Public Hearing:

a) File No. 2018-242 – Major Revision of Prior Approval

Request: To expand the Building Envelope

Address: 830 Royal Lane

Applicant: Kris and James Hess

Ian Foster, Planning Director reminded the Commission that if they receive public notice in the mail about a land use decision on the agenda, to please disclose that before opening the public hearing

Open the Public Hearing: 6:06pm

Ian Foster, Planning Director entered exhibit's J & K into the record which was submitted to the Planning Department after the publication of the staff report which shows the potential house footprint, the envelope, and the context of the footprint within that envelope. Ian presented his staff report for File number 2018-242- the Major Revision of Prior Approval at 830 Royal Lane

*(Discussion between Commissioners and Staff)
(Staff answered questions of Commissioners)*

Jim Hess, the applicant 910 Bybee Drive, Jacksonville, Or. 97530 introduced himself to the staff and Commissioners, however there were no questions from Commissioners

Public Comment:

Norm Miller, 835 Royal Lane had a question because he couldn't tell from the presentation which way the envelope was exactly being enlarged? If it was an overlay, he could tell a lot better.

Theresa Bush, 845 Wells Fargo, Jacksonville, Or. 97530 also had questions about the presentation and had staff show her exactly where the envelope was potentially going to expand to and wanted to make sure it would meet solar code requirements. Staff said the house would only be a single level home. She also wanted to make sure this hearing was about the building envelope only, and not the structure itself.

Motion to: Close the Public Hearing.

Motion by: Vice Chair Thom, seconded by Commissioner Betcher

Vote: All "Ayes" Hearing Closed

Motion to: Approve the 2018-242 application dated Jan 9, 2019 as presented with conditions 1 & 2, and noting that exhibit 'J' replaces exhibit 'F'

Motion by: Vice Chair Thom seconded by Commissioner Betcher

(No Discussion)

Roll Call Vote: Vice Chair Thom Yes

Commissioner Betcher Yes

Chair Thomas Yes

Application 2018-242 is approved

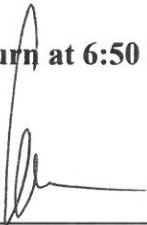
Business from Commission and staff:

- a) **Planning Director Report:** *We have been working through our Comprehensive Plan amendments to Chapter One with the CAC and it's moving along surprisingly efficiently. We've*

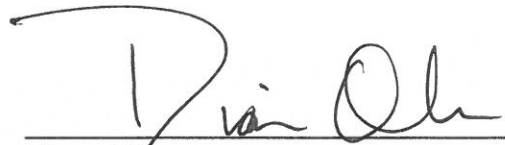
been following out current comp plan and having monthly townhalls regardless if we have much to report on, so this language needs to be fixed to possibly state townhalls "as needed". The last townhall we had 2 members of the public attend. So, updating Chapter One has been the bulk of our work here in the Planning Department. It will be coming before the Planning Commission soon, we're hoping to wrap it by March, and then we'll be headed to study sessions. Zac is settling in with us and doing a really good job, we're happy to have him on board. Vice Chair Thom would like to see cleaner maps in our staff reports, Zac reminded him that we use what the applicants provides us, but next time we will make it more clear and easier to understand.

- b) **HARC Liaison Update:** The HARC approved the design of a house that will be built at 900 South Oregon Street. We also looked at the design for the ADA access to the Courthouse. Also, the Nunan Mansion proposal will be continued again to the HARC March hearing.
- c) **City Council Liaison Update:** Steve Casaleggio introduced himself to Commissioners, he has served our Council since 2016 he has been very active in the Boosters and served as the President for a couple of years. He has experience with our transient tax committee, was Chair of Parks, and most recently is liaison for our Cemetery commission. When Donna Bowen was put on City Council, and Brad Bennington moved off, Steve was kicked upstairs. City council is looking at a couple of options for the Courthouse elevator, one is an interior and the other is exterior, right now we're struggling with cost. Right now, there is a proposal to create a single-story enclosed self-operating elevator to go from the ground to the first floor. Last night the Council approved a project that will be funded by the Boosters club which will be series of 18x48 granite panels to be inserted in the sidewalk in front of City Hall/Old Courthouse which will have text describing events of the history of Jacksonville, starting at 1850 close to present day.

Adjourn at 6:50 PM



Mark Thomas
Planning Commission Chair



Diane Oliver
Planning/Building Technician

Date of Approval: 4-10-2019