

CITY OF COOS BAY
PLANNING COMMISSION MINUTES
Tuesday, May 9, 2017 at 6:00 P.M.
Coos Bay City Hall, 500 Central Avenue, Coos Bay

ATTENDANCE

COMMISSIONERS: Chairman Rex Miller, Commissioners Jim Berg (Via phone), Chris Hood and Katherine Flores

ABSENT: Commissioners Chris Coles, Jeff Marineau and John Perry

STAFF: Tom Dixon, Planning Administrator
Debbie Erler, Planner

SIGNED-IN GUESTS: None

APPROVAL OF MINUTES

Approval of the Planning Commission minutes of April 11, 2017 Planning Commission hearings.

MOTION: Commissioner Berg – Approve the Planning Commission’s minutes of April 11, 2017 as submitted.

SECOND: Commissioner Flores

VOTE: Unanimous

CCI/PUBLIC COMMENTS None

PUBLIC HEARING

ITEM A: **Subdivision 187-ZON17-017** 1368 Seagate Avenue, Coos Bay, Oregon T. 25S, R. 13W, S. 17AA, Tax Lot 2201 (a portion thereof) to allow five (5) lots on a 20,388.58-square foot parcel to create separate lots for an existing townhome development and two Variances for the following: 1) to allow the reduction of average lot sizes from 6,000 square feet to an average of 4,077.72 square feet and 2) to allow the reduction of minimum lot widths from 40 feet to an average of 24.51 feet in the LDR-6.

Chairman Miller asked if there were any objections to the Planning Commission hearing the item on jurisdictional grounds. He asked if any Planning Commissioner had ex-parte contact or conflict of interest to report.

Chairman Miller opened the public hearing.

Tom Dixon read the disclosure statement and outlined the applicant’s requested Subdivision with a requested Variances to the minimum lot size and the minimum lot widths within the subdivision (Power Point presentation). He summarized the decision criteria, statements of facts and findings and the recommend list of conditions.

Chairman Miller closed the public hearing.

MOTION: Commissioner Hood - Based on the Findings and Conclusions, and the applicant's submittal, attached hereto and incorporated herein by reference as Attachments A, approve the two requested variances and subdivision application of application #187-ZON17-017 as proposed with the recommended Conditions of approval.

SECOND: Commissioner Flores

VOTE: Unanimous

COMMISSION COMMENTS

Commissioner Hood stated the Central Dock property has sold. He asked staff if there is anything in our current ordinance that requires pedestrian access to the waterfront in the Waterfront Heritage District. Mr. Dixon stated that there is nothing in the ordinance, but there is a Front Street redevelopment element in the current Brownfield Grant and there is an active "Connect the Boardwalks" committee. The Planning Commission discussed public access to the waterfront.

Commissioner Flores stated Astoria has a little passenger train to go between Coos Bay and North Bend during the summer months for tourist and local citizens. She said it would be nice to have something similar in our area. The Planning Commission discussed railroad and water activity.

ADJOURNMENT 6:47 p.m.



Rex Miller, Chairman
Planning Commission
City of Coos Bay
Coos County, Oregon

ATTEST:



Debbie Erler, Planner
City of Coos Bay