

September 8, 2011

MEMBERS: Matt Brown, Paulina Cockrum, Dan Jesse, Sarah Nebeker and Richard Owsley.

STAFF: Sabrina Persona and Chad Sweet

GUESTS: Hillary Baker, Julie Olsen, Patricia Roberts, Nancy Anderson and Shannon Smith.

Minutes

The regular meeting of the Gearhart Planning Commission for Thursday, September 8, 2011 was called to order at 7:00 pm by President Matt Brown.

On **MOTION** by Nebeker, 2<sup>nd</sup> by Cockrum, Commissioners Schultz and White were granted an excused absence from the September 2011 commission meeting. Motion unanimously approved.

On **MOTION** by Jesse, 2<sup>nd</sup> by Nebeker, the minutes of August 11, 2011 were approved as mailed. Motion unanimously approved.

The financial report as of August 31, 2011 was as follows:

Planning Commission expenses:

Year to date 99.99

Balance 1900.01

Planning Commission Secretary expenses:

Year to date 1065.90

Balance 3017.10

On **MOTION** by Jesse, 2<sup>nd</sup> by Cockrum, the financial report of August 31, 2011 was approved. Motion unanimously approved.

Brown circulated correspondence from League of Oregon Cities for the Fall 2011 Workshops and The Seminar Group regarding Oregon Land Use Law seminar December 8 & 9, 2011 in Portland.

Brown and Nebeker discussed adding a line item to the agenda for *Visitors Comments*. Brown said comments should not exceed 5 minutes per person; the line item should appear after Public Hearing and before Old Business. The secretary is to review Roberts Rules of Order for any guidelines regarding public comment and develop a sign in sheet.

Shannon Smith, 774 Pacific Way – gave an update on the status of the stable conditional use noting she had hired Jay Raskin to help with the process; she received a 6 months extension of time from the city council to complete the process, she has approval from the building official and fire chief to use the stable through her September events, she is seeking an advisory group to help with the barn, she

offered her financial records to the commission to maintain transparency with regards to her not for profit work.

Nancy Anderson, 501 B Street – noted being a prior commission member, she circulated a petition signed by citizens encouraging preservation of the stable, she also passed out information from the Historic Landmarks Draft noting support comes from local government. Anderson noted variances could be provided to insure the historic nature of a structure and at the same time maintaining public safety.

Patricia Roberts, 366 N Ocean – reviewed the history of the Landmarks Commission with the first requirement being preparing the historic contact statement which was adopted by the city in 1998. She noted there are 2 building on the National Historic Register listing on the register comes with restrictions on the properties; there are approximately 75 properties on the city inventory list with plaques provided for each structure.

Hillary Baker, 795 A Street - she is in favor of saving the structure but is concerned with changing the zone to commercial and the noise generated from events at the structure.

Chad Sweet noted with the 6 month extension of time granted by the council the barn is now held to the same standards as everybody else in town with the requirement she will comply with all city ordinance which includes the noise ordinance. An electrical inspection (passed today) and fire watches were approved by the city to allow Smith to continue with her next 3 events the requirement would be revisited in October. Sweet was asked about the fine for operating without a valid use of occupancy, he noted the fine was still in effect and the process will need to be completed with the city.

The commissioners developed an extensive list if items to be reviewed after reading the comprehensive plan. Pearson would prioritize the list. See attached.

Jesse said it was important to preserve the barn but it is as important to follow the rules noting a year has gone by since the commission granted the conditional use permit to Smith and nothing has been done.

On **MOTION** by Nebeker, 2<sup>nd</sup> by Jesse, the meeting was adjourned at 9:25 pm.

*Cheryl A. Lund*

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Cheryl A. Lund, secretary

*October 13, 2011*

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approved