

1 Depoe Bay Planning Commission  
2 Regular Meeting  
3 Wednesday, February 13, 2013 – 6:00 P.M.  
4 Depoe Bay City Hall

5  
6 PRESENT: B. Taunton, P. Leoni, R. Hageman, J. Hayes, B. Blessinger (arrived 6:14 p.m.)  
7 ABSENT: G. Steinke  
8 STAFF: City Planner L. Lewis, Recording Secretary C. Duering

9  
10 I. CALL MEETING TO ORDER

11 Hageman called the Meeting to order and established a Quorum at 6:09 P.M.

12  
13 II. APPROVAL OF MINUTES: December 12, 2012 Regular Meeting.

14  
15 Hayes stated the following correction: Page 2 of 3, Line 10 *Walls – no Retaining Wall and Slab is applicable to*  
16 *the Garage*. Brief discussion ensued. Hageman amended the correction to *Walls – **there is no Retaining Wall,***  
17 ***but there is a Slab applicable to the Garage.*** Hayes agreed.

18  
19 Motion: Hayes moved to approve the Minutes of the December 12, 2012 Regular Meeting as corrected. Leoni  
20 seconded the Motion.

21  
22 Hageman said it was moved and seconded, and called for discussion. There was no further discussion.

23  
24 Vote: Motion passed.

25 Ayes: Taunton, Leoni, Hageman, Hayes

26  
27 III. ELECTION OF PRESIDENT AND VICE-PRESIDENT

28  
29 Leoni nominated R. Hageman for President. Taunton seconded.

30 Hayes nominated P. Leoni for Vice-President. Taunton seconded.

31  
32 Vote Show of Hands: Taunton, Hageman, Leoni, Hayes

33  
34 IV. ITEMS FROM THE AUDIENCE

35 Skip Hoitink, 195 S.E. Whale Song Dr., Depoe Bay, asked about the status of the proposed Inn at Arch Rock  
36 Expansion. Lewis answered the Owner/Applicant has indicated he is in the design phase and is anticipating  
37 starting construction towards the end of summer.

38  
39 V. PUBLIC HEARING ITEMS

40 None

41  
42 VI. NEW BUSINESS

43 A Commissioner commented on a Letter (signed by P. Murray, City Recorder) mailed to a Business License  
44 Applicant stating *...the Drive-Thru Coffee Business Activity cannot be licensed until such time as you obtain the*  
45 *required Conditional Use Permit through the City's Zoning Code process...* The Commissioner asked when was  
46 the Conditional Use Permit requirement for Drive-Thru Business Activity implemented into the Zoning Code.  
47 Lewis thought it had always been a DBZO requirement (not a Text Amendment/Amending Ordinance). There  
48 was brief discussion regarding the DBZO purpose for requiring this type of Use special consideration prior to  
49 being permitted: Typically higher traffic volume; adequate access (entrance, exit, and on-site circulation); Subject  
50 Site(s) adjacent to Hwy. 101 could entail O.D.O.T. review and comments; impact to neighboring properties, etc.

51

1 VII. UNFINISHED BUSINESS

2 There was none.

3  
4 VIII. CITY COUNCIL LIAISON SCHEDULE AND REPORT

5 Hageman reported on the issues discussed at the Joint City Council/Planning Commission Meeting –  
6 Transportation System Plan and a follow-up Meeting: Extending the focus area further south of the Bridge; future  
7 development at the north end of town; high density development and the potential impacts to Hwy.  
8 101/intersections; pedestrian and bicycle paths; reconfiguration of Hwy. 101 (two southbound, one northbound,  
9 and a center turn lane); and Depoe Bay Bridge pedestrian and bicyclist safety. Discussion ensued.

10  
11 Hayes announced the Outdoor Warning and Public Alert System will be tested tomorrow between 9:00 a.m. and  
12 11:00 a.m. Hageman encouraged Leoni to propose to City Council/Budget Committee to allocate \$30,000 of the  
13 Public Safety Fund to hire a professional consultant to assess Depoe Bay and make recommendations for  
14 Emergency Preparedness/Operations Plan. There was further discussion (Hoitink from the audience participated).

15  
16 Leoni reported on the City Council February 5, 2013 Meeting: Authorized the purchase of the recently updated  
17 DOGAMI Tsunami Evacuation Maps; agreed to allow CERT to conduct a Tsunami Sign Inventory; review of  
18 Franchise Agreements, Telecom Ordinances, Master Utility Right-of-Way Ordinances; Land Acquisition for  
19 Parking Lots – Staff was directed to contact Owners; USCG Auxiliary Flotilla 53 Depoe Bay is requesting  
20 permission to construct a Safety Booth at Depoe Bay Boat Launch Ramp. Planning Commission discussion  
21 continued.

22  
23 Lewis prepared a Memo proposing the 2013 Liaison Rotation Schedule (copy attached to original of these  
24 Minutes). He reminded the Commissioners if anyone has a conflict to make arrangements with another Member  
25 to attend the City Council Meeting on their behalf.

26  
27 IX. PLANNER'S REPORT

28 Lewis reviewed the Planners Report – Land Use Activity December 6 thru February 6 (copy attached to the  
29 original of these Minutes).

30  
31 X. PLANNING COMMISSION CONCERNS

32 The Planning Commissioners welcomed the recently appointed Blessinger, owner of Harbor Lights Inn. Leoni  
33 reminded everyone of the Harbor Survey Meeting, Monday, February 25<sup>th</sup>, 6:00 p.m., at the Depoe Bay  
34 Community Hall. Hageman recommended Blessinger read the DBZO and explained the Public Hearing Item –  
35 Declaration of ex-parte contact, conflict of interest, and bias. He noted he encourages Planning Commission  
36 participation in deliberations, etc.; reminded the Planning Commission when they are voting on a Motion it is for  
37 or against a Motion, not the Applicant; and reiterated if there are any concerns regarding recusal/abstaining from a  
38 Public Hearing to meet with Pery Murray, City Recorder, prior to the Meeting.

39  
40 XI. ADJOURN

41 There being no further business, the Meeting was adjourned at 6:55 p.m.

42  
43  
44  
45 \_\_\_\_\_  
46 Roy Hageman, President

47  
48 \_\_\_\_\_  
49 Carla Duering, Recording Secretary