

1 Depoe Bay Planning Commission
2 Regular Meeting
3 Thursday, November 14, 2013 – 6:00 P.M. Depoe Bay City Hall
4

5 PRESENT: B. Blessinger, P. Leoni, J. Hayes, M. Kiefer
6 ABSENT: G. Steinke, B. Taunton, R. Hageman
7 STAFF: City Planner L. Lewis, Recording Secretary C. Duering
8

9 I. CALL MEETING TO ORDER

10 Leoni called the Meeting to order and established a Quorum at 6:00 P.M.
11

12 II. APPROVAL OF MINUTES: September 11, 2013 Regular Meeting.
13

14 Motion: Blessinger moved to approve the Minutes of the September 11, 2013 Regular Meeting as written. Kiefer
15 seconded.
16

17 Vote: Motion passed.
18 Ayes: Blessinger, Leoni, Hayes, Kiefer
19

20 III. ITEMS FROM THE AUDIENCE

21 There was none.
22

23 IV. PUBLIC HEARING ITEMS
24

25 A. Case File: #2-GEO-PC-13
26 Applicant: John and Mia Liu Zhen
27 Application: Geologic Hazards Permit
28 Zone, Map and Tax Lot: Residential R-5 PD, 09-11-05-DC #08200
29 Location: Northwest Corner of Spring Avenue and Sea Star Drive
30 View of the Bay Planned Development
31

32 Leoni announced that the Public Hearing has been postponed by the Applicant.
33

34 V. UNFINISHED BUSINESS
35

36 A. Oregon's Land Use Planning Training Videos
37

38 Leoni delayed to later in the Meeting.
39

40 VI. NEW BUSINESS
41

42 A. Ordinance No. 259 Section 2. Organization of the Commission: (e.)
43

44 The Planning Commission discussed Ordinance No. 259 (copy attached to original of these Minutes). Topics
45 included (1) Memo from P. Murray, City Recorder in response to a request for costs associated with City
46 Meetings (copy attached to original of these Minutes); (2) Lincoln County Planning Commission hasn't had a
47 Meeting in months (lack of Agenda Items); (3) General Powers and Duties of the Planning Commission versus
48 the Economic Development Committee; (4) Review of the Depoe Bay Comprehensive Plan typically is done at
49 the request of City Council; (5) Two primary roles of the Planning Commission – Review of Land Use
50 Applications and Amendments to the Comprehensive Plan and Zoning Ordinance; (6) Ordinance No. 259, Section
51 4. General Powers and Duties of the Commission, specifically Items 6. thru 11.; (7) The Planning Commission
52 does not have the authority to negotiate a tax benefit or waiver of System Development Charges and

1 Inspection/Installation Fees, Depoe Bay’s incentive is there is no City Property Tax; (8) Any changes to the
2 Ordinance would entail the Planning Commission preparing a recommendation to City Council to amend the
3 Ordinance; (9) Postponing the discussion until a full membership is present.
4

5 Motion: Kiefer moved to table this discussion until the next Meeting. Hayes seconded.
6

7 Vote: Motion passed.

8 Ayes: Leoni, Hayes, Kiefer, Blessinger
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10 Leoni said she would take the opportunity to further review the Ordinance and prepare notes/suggestions for
11 discussion at the next Meeting. There was further discussion regarding City Council re-enacting the Economic
12 Development Committee and the new membership’s ideas and discussion items.
13

14 V. UNFINISHED BUSINESS

15 A. Oregon’s Land Use Planning Training Videos
16

17 The Planning Commission decided to postpone the Training Videos until more members are present.
18

19 VII. CITY COUNCIL LIAISON SCHEDULE AND REPORT

20 Blessinger reported on the following items: (1) Harbor Restrooms/Fish Cleaning Station and his conversation
21 with the Mayor the following day.
22

23 VIII. PLANNER'S REPORT

24 Lewis reviewed the Planner’s Report – Land Use Activity September 1st thru November 6th (copy attached to the
25 original of these Minutes). There was brief discussion regarding: (1) the Applicant’s reason for postponing
26 tonight’s Public Hearing – Applicant was proposing a 3-Story Home - View of the Bay Planned Development
27 CC&Rs (Covenants, Conditions, and Restrictions) restricts Building Heights to 2-Stories; (2) DBZO Residential
28 R-5 Zone Standard – No Building in the R-5 Zone shall exceed a height of 40 feet; (3) and elevations of existing
29 structures in View of the Bay Planned Development; (4) South Depoe Bay Creek Bridge Project Timeline.
30

31 IX. PLANNING COMMISSION CONCERNS

32 Kiefer stated he understands that there has been discussion proposing changes to Highway 101 - turning 4-lanes
33 into 3-lanes with a bike lane and feels it is a horrible idea. Lewis responded the City is currently updating the
34 Depoe Bay Transportation System Plan (funded by Oregon Department of Transportation) – Evaluates pedestrian,
35 bicycle, and vehicular components. He gave a brief synopsis of the history of the Depoe Bay Transportation
36 System Plan and the establishment of the Depoe Bay Transportation System Plan Community Advisory
37 Committee. He explained that the Consultant, O.D.O.T. Traffic Engineers and Region Planners will consider
38 alternative travel lane configurations on Highway 101 and make a recommendation to the Community Advisory
39 Committee as part of the fact finding process. Lengthy discussion followed. Lewis invited everyone to attend
40 the Public Meetings/Open Houses. Happy Thanksgiving salutations were exchanged.
41

42 X. ADJOURN

43 There being no further business, the Meeting was adjourned at 6:30 p.m.
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46 _____
47 Peggy Leoni, Vice-President
48

49 _____
50 Carla Duering, Recording Secretary