

## **Agenda**

Shady Cove Planning Commission Meeting  
Thursday, June 24, 2021  
6:00 PM

**This meeting will be held via Zoom with Commission being present at City Hall.  
Attendees will click on the link or call in to the listed number.**

<https://us02web.zoom.us/j/82832020538?pwd=Um1RWi8wTFM1WEExIbZVZWGhqZDNNZz09>

Meeting ID: 828 3202 0538

Passcode: 615102

One tap mobile

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### **I. Call to Order**

A. Roll call.

B. Announcements by Presiding Officer.

1. This meeting is being digitally recorded.
2. The next regularly scheduled meeting of the Planning Commission will be July 8, 2021, at 6:00 PM with Commission members present in Council Chambers and the public to attend via Zoom.
3. **The meeting date is subject to change by the circumstances related to COVID-19.**

### **II. Consent Calendar**

A. Planning Commission Meeting Minutes of May 13, 2021

### **III. New Business**

A. Swearing in of Commissioner Hank Hohenstein

### **IV. Subject of Workshop**

A. Discussion item – Buildable Lands Inventory (Nolan)

### **V. Department Reports**

A. Planning Technician Report

### **VI. Public Comment**

### **VII. Commissioner Comments**

### **VIII. Adjournment**

City of Shady Cove  
**Planning Commission Regular Meeting Minutes**

Thursday, May 13, 2021

Meeting was held with the Planning Commission present at City Hall and public attending Via Zoom

**I. CALL TO ORDER**

Chair Barnes called the Regular Planning Commission Meeting to order at 6:00 PM

Council Present: Chair Barnes, Commissioner Stirling, Commissioner Magill, Commissioner Smith.

Staff Present: Debby Jermain, Planning Technician

**I.B. ANNOUNCEMENTS**

The Chair made the announcements on the agenda.

**II. PUBLIC HEARING**

Type III (Quasi-Judicial) Planning File No SD 21-02 Request for Site Design Review 21843 & 21851 Hwy 62, Shady Cove, Oregon to authorize a change of use at an existing property developed commercial site. The proposed use is for a day care that has previously been located in City Limits but has most recently been located at the applicant's home.

1. Staff provided overview of Criteria and recommendation in the Staff Report.
2. Commission heard from Applicant Julia Jackson via ZOOM.
3. There was no opposition.
4. Commission deliberated and approved the application at 6:25.
5. Motion to approve made by Commissioner Stirling, seconded by Commissioner Magill.  
Vote: Chair Barnes Yes, Commissioner Stirling Yes, Commissioner Magill Yes, Commissioner Smith Yes

Type III (Quasi-Judicial) Planning File CUP 21-01 Request for Conditional Use Permit located at 21425 HWY 62, Shady Cove, Oregon to allow a Major Automotive Repair use.

1. Staff provided overview of Criteria and recommendation in the Staff Report
2. Commission heard testimony from Applicant Aaron Willis via ZOOM.
3. There was no opposition.
4. Commission deliberated and with conditions approved the application at 7:10 PM
  - a. Conditions, Hours of operation 8:00 Am – 10:00 PM
  - b. Submit a more detailed landscape plan
  - c. Provide an access plan from Hwy 62 and Maple St.
  - d. Repaint the structure with 30 days of approval.
5. Motion to approve made by Chair Barnes, seconded by Commissioner Stirling  
Vote: Commissioner Stirling Yes, Commissioner Magill Yes, Chair Barnes Yes, Commissioner Smith Yes.

### **III. PUBLIC COMMENT ON AGENDA ITEMS**

None

### **IV. CONSENT CALENDAR**

Motion to Approve the Planning Commission Meeting Minutes of March 25, 2021

Motion: Commissioner Stirling

Second: Commissioner Magill

Motion Carried 4-0

### **V. ITEMS REMOVED FROM CONSENT AGENDA**

None

### **VI. STAFF REPORTS**

- A. Letter from City Planner Ryan Nolan concerning a bridge built without permit at 128 Penny Ln.
- B. Planning Technician Report.

### **VII. NEW BUSINESS**

None

### **VIII. OLD BUSINESS**

None

### **IX. WRITTEN COMMUNICATION**

None

### **XI. COMMISSIONER COMMENTS**

Chair Barnes announced his vacation June 1 – 17.

Commissioner Stirling announced his departure from the commission on June 30. Commissioner Smith, although wishing not to continue after June 30<sup>th</sup>, agreed to stay on until a replacement was found.

Chair Barnes commented he had notified both the City Council and the City Administrator of Planning Commission personnel shortages in a letter dated May 11<sup>th</sup> 2021.

## **XII. ADJOURNMENT**

There being no further business before the Commission, the Chair adjourned the regular meeting at 7:51PM.

Approved:

Attest:

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Thomas Barnes  
Chair

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Debby Jermain  
Planning Technician

**Commission Vote:**  
Chair Barnes  
Commissioner Stirling  
Commissioner Smith  
Commissioner Magill

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## BUILDING PERMITS

YEAR Permit No.	DATE	NAME	TYPE	ADDRESS	MAP	TAX LOT
21-19	5/21/21	Julie Jackson	Change of Use	21843 Hwy 62	15BC	2800
21-20	6/2/21	Mendenhall/Pure Light	Solar Array	755 Hudspeth Lane	09DA	600
21-21	6/2/21	Avista	Encroachment Permit	439 Yew Wood	16DD	3006
21-22	6/9/21	RVSS	Encroachment Permit	21171 Hwy 62	Repair Sewer Mainline	

## PLANNING APPLICATIONS

Property Action Log	Name	Address	Notices Mailed	Comments due back	Staff report due back	Section/TL
Paid						

## FLOODPLAIN CLEARANCE FOR PERMIT