



PLANNING COMMISSION

Minutes of October 15, 2014

Members present: Chair Christine Steel, Vice Chair Russell Axelrod, Nancy King, Jesse Knight and Ryerson Schwark
Members absent: Lorie Griffith
Staff present: Chris Kerr, Community Development Director; Dan Olson, City Attorney; and Megan Thornton, Assistant City Attorney

PREHEARING MEETING

Chair Steel convened the work session at 6:00 p.m. in the Bolton Room of City Hall. Those present with the Commissioners and staff were Jeff Parker, Mike Mahoney, Mike Robinson and Rob Morgan. Mr. Olson advised in regard to procedure and decision options, noting there had been a request for continuance and that there had been an objection to Vice Chair Axelrod's participation. Vice Chair Axelrod indicated that he intended to recuse himself. The Commission discussed potential dates for a continued hearing. The session ended at 6:20 p.m.

REGULAR MEETING - CALL TO ORDER

Chair Steel called the meeting to order in the Council Chambers of City Hall at 6:30 p.m.

PUBLIC COMMENT

The Public Comment period was moved to after the vote to continue ZC-14-01/PLN-14-01 (see below). Then, the Commission generally agreed to defer it at this meeting because Vice Chair Axelrod was not there to hear general public comments and because it might be used to offer additional public testimony regarding the continued hearing. They also agreed to have the session after the continued hearing on the next agenda.

PUBLIC HEARING

ZC-14-01/PLN-14-01, Amend the Comprehensive Plan map designation from "Commercial" to "Medium-high Density Residential" and change the zoning map designation from "OBC" to "R-2.1". Continued from October 1, 2014.

Chair Steel opened the public hearing, noting it was a continuation of a public hearing, application ZC-14-01/PLN-14-01 which began on October 1, 2014. Chair steel noted that after the record closed there was a written request for a continuance to allow additional written testimony. The hearing would be continued to another date and no testimony would be heard tonight. Vice Chair Axelrod, who had not participated in the October 1 hearing, read aloud portions of his October 8 email and discussed why he had circulated written comments regarding the application. He then recused himself from hearing the matter. Mr. Olson outlined the applicable criteria and procedure. Commissioner King reported that she had reviewed the record to date and was familiar with the property. No conflicts of interest, bias or additional *ex parte* contacts/site visits were declared.

Commissioner King **moved** to continue ZC-14-01/PLN-14-01 to October 29, 2014 at 6:30 p.m.; allow the applicant ten minutes for oral rebuttal; keep the record open to allow parties to respond to the new evidence until October 22, 2014 at 5:00 p.m.; and, allow the applicant to submit a final written argument until October 24, 2014 at 5:00 p.m. Commissioner Schwark **seconded** the motion and it **passed** 4:0. Chair Steel closed the hearing.

ITEMS OF INTEREST FROM THE PLANNING COMMISSION

None.

ITEMS OF INTEREST FROM STAFF

None.

ADJOURNMENT

There being no other business, Chair Steel adjourned the meeting at approximately 6:46 p.m.

APPROVED:

Christine M Steel
Christine Steel, Chair

12-3-14
Date